

GRAYLIN WOODS LOT CURVE DATA

LOT	DELTA	RADIUS	LENGTH	TANGENT	CHORD	CHORD BEARING
1	39°38'17"	169.96'	117.58'	61.25'	115.25'	87°05'18"E
2	18°52'27"	145.00'	47.77'	24.10'	47.51'	88°28'14"E
3A	44°54'03"	60.00'	47.02'	24.78'	45.83'	83°55'01"E
3B	11°33'01"	60.00'	12.08'	6.04'	12.06'	83°54'01"E
4	83°43'32"	60.00'	87.68'	53.77'	80.08'	88°31'47"E
5	48°53'00"	60.00'	51.23'	27.29'	49.88'	83°08'57"E
6	48°53'00"	60.00'	51.23'	27.29'	49.88'	83°08'57"E
7	46°41'23"	60.00'	48.98'	25.85'	47.64'	86°36'47"W
8A	25°56'04"	60.00'	31.35'	16.04'	30.95'	87°01'58"W
8B	44°54'03"	60.00'	47.02'	24.78'	45.83'	88°30'57"W
8C	18°52'27"	175.00'	64.24'	32.41'	63.94'	89°38'15"W
8D	48°53'00"	60.00'	51.23'	27.29'	49.88'	83°08'57"W
8E	39°38'17"	119.96'	82.99'	43.23'	81.35'	87°05'18"W
8F	90°00'00"	30.00'	43.12'	30.00'	43.43'	83°30'02"W
8G	35°23'08"	175.00'	108.08'	55.83'	104.37'	88°48'24"E
8H	97°10'51"	25.00'	42.40'	28.33'	37.50'	83°42'15"E
8I	43°24'09"	125.00'	94.76'	49.79'	92.51'	87°59'13"E



AREA TABULATION

AREA OF RAW	39,387	# 0.9074 Ac.
AREA OF COMMUNITY USE/ ENVIRONMENT PROTECTION ZONE		#
AREA OF LOTS	343,110	# 7.8767 Ac.
TOTAL AREA SUBDIVIDED	382,497	# 8.7781 Ac.
# OF LOTS		9
AVERAGE LOT SIZE	58,123	# 0.8752 Ac.
LARGEST LOT (#7)	71,371	# 1.6385 Ac.
SMALLEST LOT (#1)	22,717	# 0.522 Ac.
LOT YIELD	1.03	LOTS/GROSS AC.

BUILDING RESTRICTIONS
 PROPERTY IS ZONED LIMITED AGRICULTURAL, DISTRICT, A-2
 LOTS ARE SERVED BY PUBLIC WATER AND SEWER
 MINIMUM LOT SIZE ALLOWABLE = 17,500 SF, 0.4017 AC

FRONTAGE REQUIREMENTS:
 - LOTS UP TO 43,560 SF SHALL HAVE A MINIMUM FRONT SETBACK LINE OF 100 FEET.
 - LOTS OF 43,560 SF OR MORE SHALL HAVE A MINIMUM FRONT SETBACK OF 150 FEET.

YARD REGULATIONS:
 FRONT: 35' MINIMUM; EXCEPTIONS: AS SHOWN ON PLAN
 REAR: 15' MINIMUM FOR EACH SIDE YARD
 SIDE: 35' MINIMUM

LOCATION MAP
1" :: 2000'

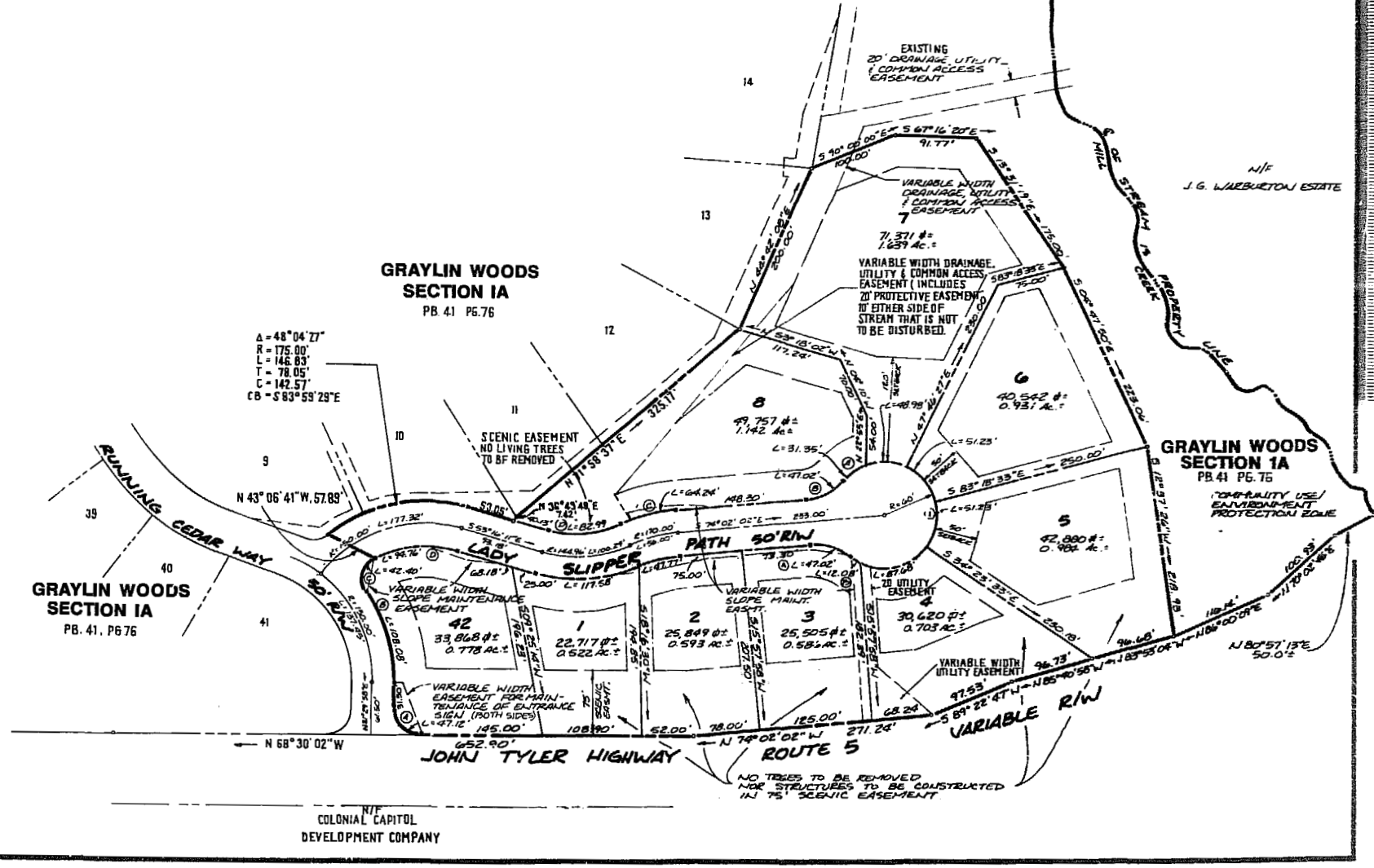
OWNER'S CONSENT & LEGITIMATION
 THIS SUBDIVISION IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE WISHES AND DESIRES OF THE UNDERSIGNED OWNER AND PROPRIETORS.
 TITLE TO THE LAND SHOWN HEREON IS VESTED IN COLONIAL CAPITOL DEVELOPMENT COMPANY, GRAYLIN WOODS, BY William L. Miller, Jr.
 BY William L. Miller, Jr.

STATE OF VIRGINIA,
 I, William L. Miller, Jr., A NOTARY PUBLIC DO CERTIFY THAT THE PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN MY CITY AND STATE AFORESAID.
 GIVEN UNDER MY HAND THIS 25th DAY OF Sept., 1985
 MY COMMISSION EXPIRES May 17, 1989

STATE OF VIRGINIA, COUNTY OF JAMES CITY
 IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF JAMES CITY THE 8 DAY OF May, 1986, THIS MAP WAS PRESENTED AND ADMITTED TO THE RECORD AS THE LAW DIRECTS.
 TESTE: William L. Miller, Jr., CLERK
 PLAN BOOK 42, PAGE 56

CERTIFICATE OF APPROVAL
 THIS SUBDIVISION KNOWN AS
 IS APPROVED BY THE UNDERSIGNED IN ACCORDANCE WITH EXISTING SUBDIVISION REGULATIONS AND MAY BE COMMITTED TO RECORD.
 DATE 3-27-86
 HIGHWAY DEPT. [Signature]
 DATE 9/26/85
 HEALTH OFFICER [Signature]
 DATE 5/8/86
 AGENT, OR GOVERNING BODY [Signature]

ENGINEER'S & SURVEYOR'S CERTIFICATE
 I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF, ALL OF THE REQUIREMENTS OF THE BOARD OF SUPERVISORS AND ORDINANCES OF THE COUNTY OF JAMES CITY, VIRGINIA REGARDING THE PLATTING OF SUBDIVISIONS WITHIN THE COUNTY HAVE BEEN COMPLIED WITH.
 GIVEN UNDER MY HAND THIS 25th DAY OF SEPT., 1985
 BY William L. Miller, Jr.
 WILLIAM L. MILLER, JR., C.L.S.



PLAT OF SUBDIVISION
GRAYLIN WOODS
 SECTION 1B
 OWNER / DEVELOPER:
 COLONIAL CAPITOL DEVELOPMENT COMPANY
 BERKELEY DISTRICT JAMES CITY COUNTY VIRGINIA



No.	DATE	REVISION / COMMENT / NOTE	BY

Designed JMB	Drawn VMS
Scale 1"=100'	Date AUG 28, 1985
Project No. 5774	Drawing No. 1 of 1

AES, a professional corporation
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