

**OWNER'S CONSENT & DEDICATION**

THIS SUBDIVISION IS WITH FREE CONSENT AND IN ACCORDANCE WITH THE WISHES AND DESIRES OF THE UNDERSIGNED OWNERS AND PROPRIETORS.  
 TITLE TO THE LAND SHOWN HEREIN IS VESTED IN Venture Properties II IN THE CLERK'S OFFICE OF JAMES CITY COUNTY, VIRGINIA. (See references right)

BY: *Paul C. Small*  
 BY: *Paul C. Small*

**STATE OF VIRGINIA**

I, *Paul C. Small*, 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 7 DAY OF August, 1986.

MY COMMISSION EXPIRES January 29, 1989.

**STATE OF VIRGINIA, COUNTY OF JAMES CITY**

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF JAMES CITY THE 19 DAY OF Aug, 1986, THIS MAP WAS PRESENTED AND ADMITTED TO THE RECORD AS THE LAW DIRECTS.

TESTE: *Paul C. Small*  
 CLERK

PLAT BOOK 43 PAGE 49

**CERTIFICATE OF APPROVAL**

THIS SUBDIVISION KNOWN AS Venture Properties II Subdivision IS APPROVED BY THE UNDERSIGNED IN ACCORDANCE WITH EXISTING SUBDIVISION REGULATIONS AND MAY BE COMMITTED TO RECORD.

DATE 8-8-86 *H. Bailey* HIGHWAY ENGINEER

DATE 8-5-86 *E. Benge* HEALTH OFFICER

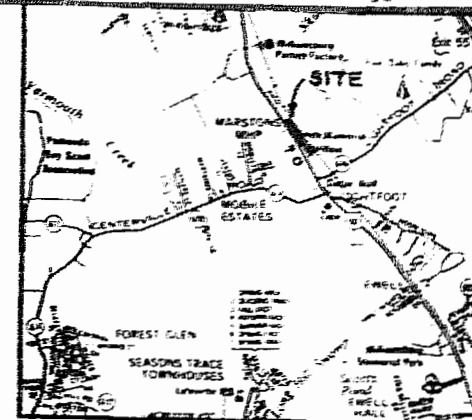
DATE 8/8/86 *Paul C. Small* AGENT OF GOVERNING BODY

I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF, ALL OF THE REQUIREMENTS OF THE BOARD OF SUPERVISORS & ORDINANCES OF THE COUNTY OF JAMES CITY, VIRGINIA, REGARDING THE PLATTING OF SUBDIVISION WITHIN THE COUNTY HAVE BEEN COMPLIED WITH.

GIVEN UNDER MY HAND THIS 8th DAY OF August, 1986.

BY: *Paul C. Small*  
 PAUL C. SMALL, P.E., C.L.S.

- PLAT 1 PLAT OF PROPOSED SALE OF C60 PROPERTY TO VENTURE PROPERTIES II.
- PLAT 2 PLAT OF PROPOSED SALE OF C60 PROPERTY (TO THE REAR OF PETTIT ESTATE, BENSON & TALIAFERRO PROPERTY) TO VENTURE PROPERTIES II.
- PLAT 3 PLAT OF PROPOSED SALE OF PROPERTY TO VDH&T (COMMONWEALTH OF VIRGINIA) AND RELEASE OF VDH&T HIGHWAY EASEMENT ON VENTURE PROPERTIES II PROPERTY.
- PLAT 4 SUBDIVISION OF PROPERTIES ACQUIRED IN PLATS 1, 2 & 3.



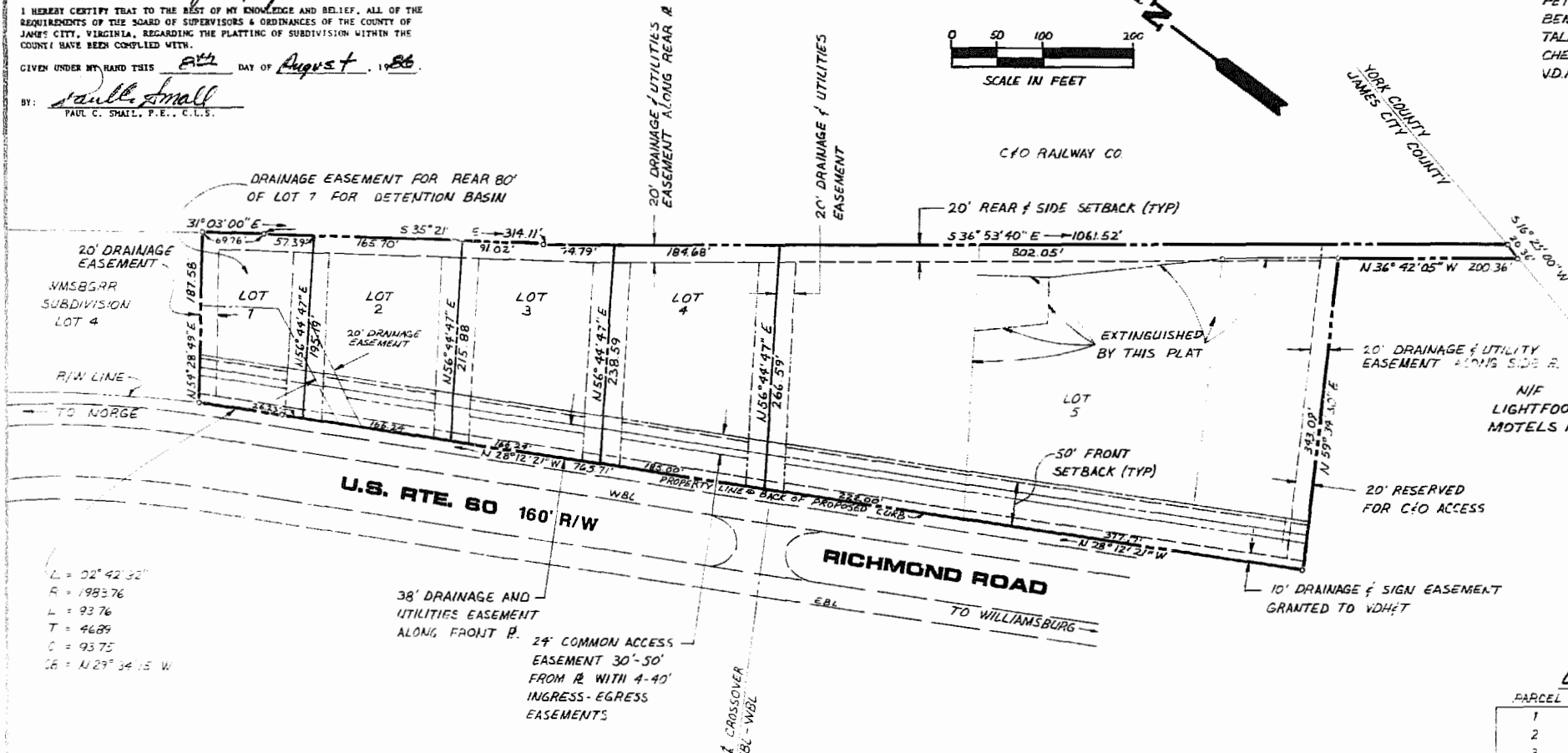
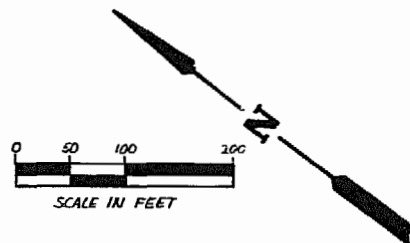
**LOCATION MAP**

SCALE - 2000'

**SOURCE OF TITLE**

THE LAND EMBRACED WITHIN THIS SUBDIVISION WAS CONVEYED TO VENTURE PROPERTIES II, A VIRGINIA GENERAL PARTNERSHIP AS FOLLOWS

FROM CHESAPEAKE & OHIO RAILWAY CO	DB 291 PG 521
PETTIT ESTATE	DB 292 PG 419
BENSON	DB 291 PG 537
TALIAFERRO	DB 291 PG 534
CHESAPEAKE & OHIO RAILWAY CO	DB 291 PG 521
VDH&T	DB 311 PG 303

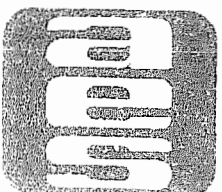


L = 92° 42' 32"  
 R = 198.76  
 L = 93.76  
 T = 46.89  
 C = 93.75  
 CB = N 29° 34' 15" W

**LAND SUMMARY**

PARCEL	AREA
1	23,368 SF = 0.537 AC =
2	34,037 SF = 0.781 AC =
3	37,540 SF = 0.862 AC =
4	46,556 SF = 1.069 AC =
5	189,343 SF = 4.347 AC =
<b>TOTAL</b>	<b>330,844 SF = 7.595 AC =</b>

NOTE: DRAINAGE EASEMENTS GRANTED TO JAMES CITY COUNTY & VENTURE PROPERTIES II & THEIR SUCCESSORS. UTILITY EASEMENTS GRANTED TO JAMES CITY SERVICE AUTHORITY, JAMES CITY COUNTY & VENTURE PROPERTIES II & THEIR SUCCESSORS.

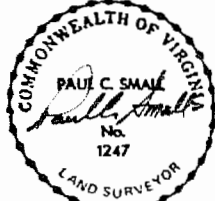


**AES** a professional corporation  
 1761 Jamestown Road, Williamsburg, Va. 23185  
 804-253-0040  
 Engineering Planning Surveying

**PLAT OF  
 VENTURE PROPERTIES II  
 SUBDIVISION**

**OWNER/DEVELOPER: VENTURE PROPERTIES II,  
 A VIRGINIA GENERAL PARTNERSHIP**

JAMES CITY COUNTY VIRGINIA



DATE	REVISION	COMMENT	NOTE

Scale 1"=100'  
 DATE MAY 1986  
 Project No. 6217  
 Drawing No. **PLAT 4**