

VICINITY MAP - SCALE: 1" = 2000'

SOURCE OF TITLE:

TITLE TO LAND SHOWN HEREON WAS GRANTED BY DEED DATED JULY 19, 1983 AND RECORDED IN DEED BOOK 236, PAGE 526 AT THE WILLIAMSBURG JAMES CITY COUNTY COURTHOUSE AS REQUIRED BY LAW.

STATE OF VIRGINIA, COUNTY OF JAMES CITY:

I, Catherine B Rutledge, A NOTARY PUBLIC, DO HEREBY CERTIFY THAT THE PERSON(S) WHOSE NAME(S) IS (ARE) SIGNED TO THE WRITING BELOW HAS ACKNOWLEDGED THE SAME BEFORE ME IN MY COUNTY AFORESAID.

GIVEN UNDER MY HAND THIS 9th DAY OF October, 1986.

SIGNED: Catherine B Rutledge

MY COMMISSION EXPIRES: 2-21-87

OWNER'S CONSENT:

THIS SUBDIVISION IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE WISHES AND DESIRES OF THE UNDERSIGNED OWNER(S)

Thomas D. Hylton
John G. Guelley

CERTIFICATE OF APPROVAL:

THIS SUBDIVISION IS APPROVED BY THE UNDERSIGNED WITH EXISTING REGULATIONS AND MAY BE COMMITTED TO RECORD.

[Signature] DATE 11/19/86
[Signature] DATE 11-17-86
[Signature] DATE 11-10-86

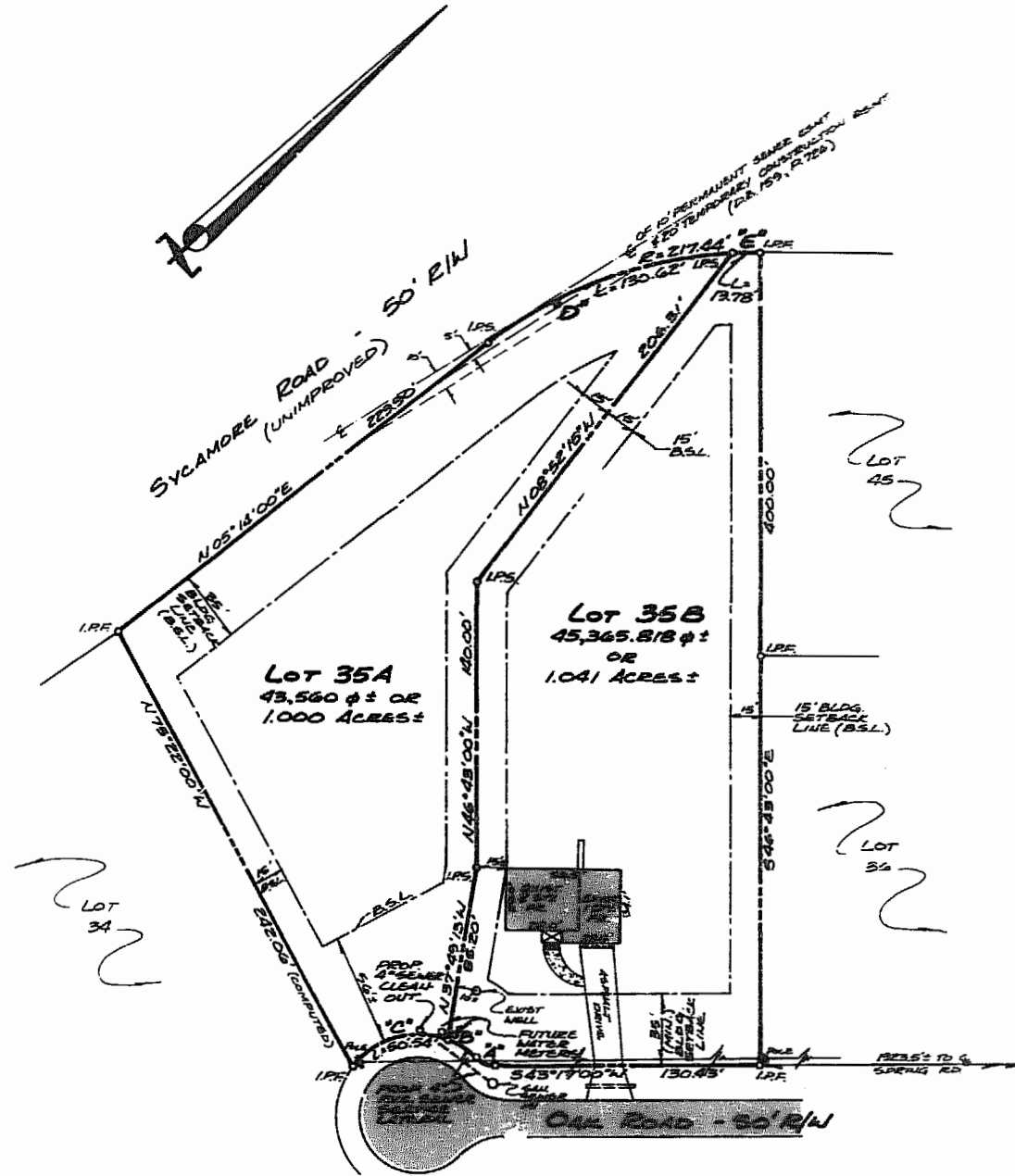
SURVEYOR'S CERTIFICATE:

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THAT ALL THE REQUIREMENTS FOR THE ATTING OF SUBDIVISIONS IN THE COUNTY OF JAMES CITY HAVE BEEN COMPLIED WITH. ALSO, THAT THIS PLAT IS CORRECT AND COMPLIES WITH THE MINIMUM STANDARDS ESTABLISHED BY THE VIRGINIA STATE BOARD OF ARCHITECTS, PROFESSIONAL ENGINEERS, LAND SURVEYORS, AND CERTIFIED LANDSCAPE ARCHITECTS.

GIVEN UNDER MY HAND THIS 23rd DAY OF September, 1986



PREPARED BY
SPEARMAN & ASSOC., INC. - LAND SURVEYING
P.O. BOX 1244
WILLIAMSBURG, VIRGINIA



CURVE DATA

Curve	Delta	Radius	Length	Tangent	Chord
A	44°03'00"	13.32'	10.24'	5.39'	10.00'
B	23°35'14"	40.00'	16.47'	3.35'	16.35'
C	72°23'23"	40.00'	50.64'	29.27'	47.24'
D	36°25'08"	217.44'	130.62'	67.35'	128.67'
E	03°37'52"	217.44'	13.78'	6.89'	13.78'

DEVELOPMENT NOTES:

- PROPERTY IS TAX MAP PARCEL # (47-2)(9-35).
- PROPERTY IS ZONED 'R-1' - LIMITED RESIDENTIAL.
- TOTAL AREA SUBDIVIDED = 88,925.550 sq ft OR 2.041 ACRES ±.
- BUILDING SETBACKS: FRONT = 35' MIN. OR AS SHOWN. SIDES = 15' MIN. REAR = 35' MIN.
- LOTS OF UP TO 43,560 SF SHALL HAVE A MIN. WIDTH AT THE SETBACK LINE OF 100'. LOTS OF MORE THAN 43,560 SF SHALL HAVE A MIN. WIDTH AT THE SETBACK LINE OF 150'.
- PROPERTY IS SERVED BY PUBLIC SEWAGE DISPOSAL BUT NOT BY PUBLIC WATER DISTRIBUTION.

REFERENCES:

PLAT BOOK 17, PAGE 13
DEED BOOK 106, PAGE 214
DEED BOOK 159, PAGE 726

RE-SUBDIVISION OF PROPERTY BEING LOT 35, HOLLYBROOK

JAMES CITY COUNTY, VIRGINIA
DATE: SEPT. 23, 1986
SCALE: 1" = 50'

12:51 PM
Recorded 11/14/86 at Williamsburg, VA
D. O. No. 324
William S. Wood