

VICINITY MAP SCALE: 1" = 2000'

OWNERS CONSENT AND DEDICATION

THIS SUBDIVISION AS APPEARS ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES AND WISHES OF THE UNDERSIGNED OWNER(S)
John T. Digges 11/29/89
 OWNER DATE

NOTARIZATION

I, *Patricia L. Gashin* A NOTARY PUBLIC IN AND FOR THE STATE OF VIRGINIA, *City of Williamsburg*, DO HEREBY CERTIFY THAT THE ABOVE NAMED PERSON(S) WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN MY STATE AND *City* AFORESAID.
 GIVEN UNDER MY HAND THIS *29th* DAY OF *November*, 19 *89*.
Patricia L. Gashin
 NOTARY PUBLIC
 My commission expires: 11-1-91

SOURCE OF TITLE

THIS IS TO CERTIFY THAT THE LAND EMBRACED IN THIS SUBDIVISION IS IN THE NAME OF *THE DIGGES BROS., INC.* AND WAS ACQUIRED AS FOLLOWS:
 FROM *TRUST JAMES TWENTY-SEVEN THIRTY-ONE & WOODS OF WMBG. CO.* BY DEED DATED *OCT. 1, 1986* AND RECORDED IN DEED BOOK *319* PAGE *346*

SURVEYOR'S CERTIFICATE

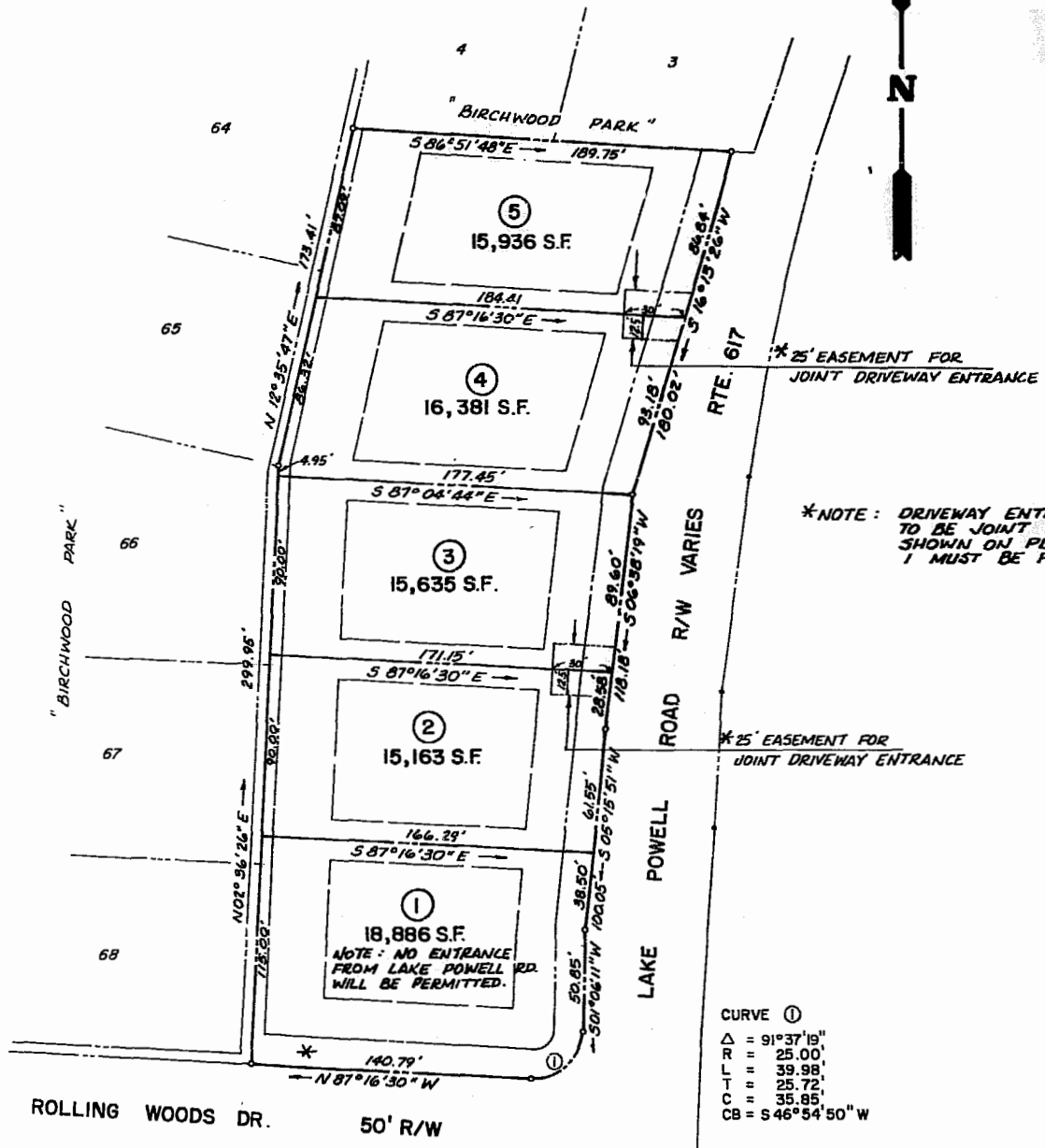
I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF, ALL OF THE REQUIREMENTS OF THE BOARD OF SUPERVISORS AND ORDINANCES OF THE COUNTY OF JAMES CITY, VIRGINIA, REGARDING THE PLATTING OF SUBDIVISIONS WITHIN THE COUNTY HAVE BEEN COMPLIED WITH.
Lynn D. Evans 11/29/89
 LYNN D. EVANS, C.L.S.

CERTIFICATE OF APPROVAL

THIS SUBDIVISION KNOWN AS *ROLLING WOODS SECTION 5*
 IS APPROVED BY THE UNDERSIGNED IN ACCORDANCE WITH EXISTING SUBDIVISION REGULATIONS AND MAY BE ADMITTED TO RECORD.
 11-29-89 *J. N. Hall* HIGHWAY DEPARTMENT
 DATE
 11-29-89 *Therese Jordan* W.P. Sanitation HEALTH DEPARTMENT
 DATE
 11-29-89 *D.H.* PLANNING DEPARTMENT
 DATE

STATE OF VIRGINIA, JAMES CITY COUNTY

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF JAMES CITY THE *5th* DAY OF *December*, 19 *89*
 THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS IN PLAT BOOK *51*, PAGE *72*
 TESTE
 BY *Debra Steward* CLERK



SUBDIVISION DATA & AREA TABULATIONS

ZONING R-2
 MINIMUM LOT SIZE 12,000 S.F.
 MINIMUM BUILDING SETBACK:
 FRONT = 35'
 REAR = 35'
 SIDE = 10'
 MINIMUM LOT FRONTAGE:
 LESS THAN 20,000 S.F. = 80'
 20,000 TO 43,560 S.F. = 100'
 GREATER THAN 1 ACRE = 150'
 NUMBER OF LOTS = 5
 TOTAL AREA SECTION 5:
 82,001 S.F. / 1.882 AC.
 LOT AREA:
 82,001 S.F. / 1.882 AC.
 RIGHT-OF-WAY AREA: EXISTING
 AVERAGE LOT SIZE: 16,400 S.F.

*NOTE: DRIVEWAY ENTRANCES FOR LOTS 2, 3, 4 & 5 TO BE JOINT ENTRANCES LOCATED IN EASEMENTS SHOWN ON PLAT. DRIVEWAY ENTRANCE TO LOT 1 MUST BE FROM ROLLING WOODS DR.

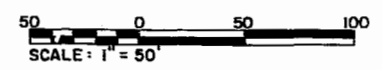
NOTE

1. ALL WATER & SEWER LINES TO BE DEDICATED TO JAMES CITY SERVICE AUTHORITY UPON COMPLETION.
2. EACH LOT WITHIN THIS SUBDIVISION IS TO BE SERVED BY PUBLIC WATER & PUBLIC SEWER.
3. ALL UTILITIES TO BE INSTALLED UNDERGROUND.

LEGEND

- DRAINAGE & UTILITIES EASEMENT
- BUILDING SETBACK LINE
- PROPERTY LINE
- RIGHT-OF-WAY LINE

CURVE ①
 Δ = 91°37'19"
 R = 25.00'
 L = 39.98'
 T = 25.72'
 C = 35.85'
 CB = S 46°54'50" W



1 JO 1
 166098



THE DEYOUNG-JOHNSON GROUP, INC.
 ENGINEERS · ARCHITECTS · SURVEYORS
 P.O. BOX 197 WILLIAMSBURG, VIRGINIA 23187 (804) 253-0673



203 p.m.
 Recorded 5th day of Dec 1989
 by No 457 Clerk
Debra Steward

PLAT
ROLLING WOODS SUBDIVISION
 SECTION 5
 THE DIGGES BROTHERS, INC. : OWNER / DEVELOPER
 JAMES CITY COUNTY VIRGINIA

DATE AUG. 30, 1989 DESIGNED L.D.E. DRAWN T.C.S. SCALE 1" = 50'