

VICINITY MAP
SCALE: 1"=2000'

STATE OF VIRGINIA, JAMES CITY COUNTY
IN THE CLERK'S OFFICE OF CIRCUIT FOR THE COUNTY OF JAMES CITY
THE 27th DAY OF August, 1991 THIS MAP WAS PRESENTED AND
ADMITTED TO RECORD AS THE LAW DIRECTS IN PLAT BOOK ,PAGE
TESTE: _____
CLERK

CURVE TABLE

NO.	DELTA	RADIUS	LENGTH	TAN.	CHORD	CH. BRG.
1	03°49'56"	523.34'	35.00'	17.51'	35.00'	S06°04'14"W
2	19°55'24"	496.84'	172.77'	87.26'	171.90'	S01°57'28"W
3	17°54'49"	361.50'	108.97'	55.42'	109.55'	S57°04'47"W
4	38°48'28"	60.00'	40.64'	21.13'	39.87'	S67°48'07"W

BY: _____
CLERK



CERTIFICATE OF SOURCE OF TITLE

LOT 13 IS IN THE NAME OF ROBERT H. YATTAW (DECEASED) AND CLAIRE S. YATTAW, HUSBAND AND WIFE AND WAS ACQUIRED FROM BRUCE LIVINGSTON CUSTOM BUILDER, INC. A VIRGINIA CORPORATION BY DEED DATED JANUARY 15, 1988 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE CITY OF WILLIAMSBURG AND COUNTY OF JAMES CITY IN DEED BOOK 379, PAGE 533 ON JAN. 29, 1991.

LOT 14 IS IN THE NAME OF R. A. STAPLES CONTRACTING COMPANY, A VIRGINIA CORPORATION FROM HERITAGE LANDING ASSOCIATES A VIRGINIA GENERAL PARTNERSHIP BY DEED DATED FEBRUARY 23, 1989 AND RECORDED IN DEED BOOK 436, PAGE 822.

OWNER'S CERTIFICATE

THE SUBDIVISION OF LAND SHOWN ON THIS PLAT AND KNOWN AS A PORTION OF HERITAGE LANDING, SECTION ONE IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNER(S), PROPRIETER(S) AND OR TRUSTEE(S).

DATE 4/12/91 Claire S. Yattaw

DATE 5/9/91 Ronald A. Staples

DATE _____

DATE _____

CERTIFICATE OF NOTARIZATION

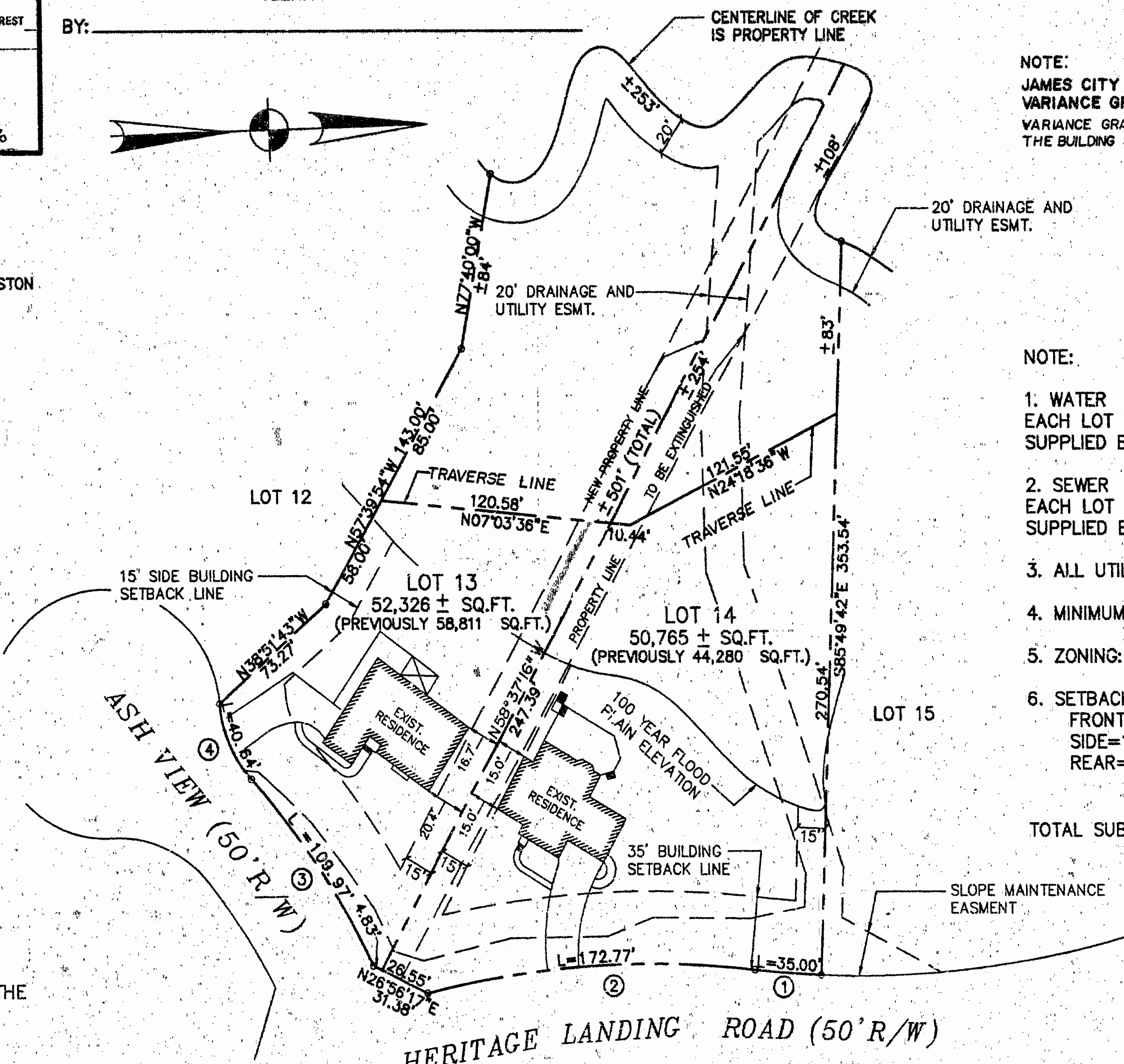
STATE OF VIRGINIA
COUNTY OF CITY OF NEWPORT NEWS
I, Walter H. Williams A NOTARY PUBLIC IN AND FOR THE COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE PERSON(S) WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN THE COUNTY AFORESAID. GIVEN UNDER MY HAND THIS 13 DAY OF MAY, 1991.

MY COMMISSION EXPIRES: OCT. 31, 1993
Walter H. Williams Jr
NOTARY PUBLIC

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF, THIS PLAT COMPLIES WITH 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.

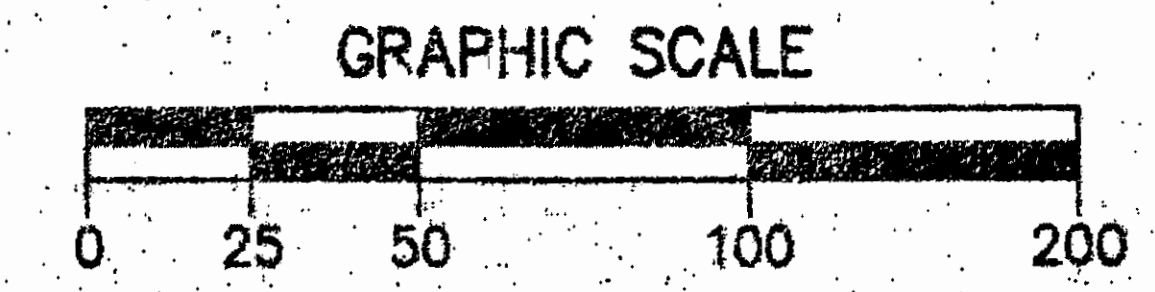
Johnny S. Walters
JOHNNY S. WALTERS, LAND SURVEYOR NO. 1442



NOTE:
JAMES CITY COUNTY BOARD OF ZONING APPEALS VARIANCE GRANTED ON APRIL 25, 1991 (ZA-6-91). VARIANCE GRANTED TO ALLOW A MINIMUM LOT WIDTH, AT THE BUILDING SETBACK LINE OF LOT 13, LESS THAN 150'.

- NOTE:
1. WATER
EACH LOT WITHIN THIS SUBDIVISION IS SERVED BY PUBLIC WATER SUPPLIED BY JAMES CITY SERVICE AUTHORITY.
 2. SEWER
EACH LOT WITHIN THIS SUBDIVISION IS SERVED BY PUBLIC SEWER SUPPLIED BY JAMES CITY SERVICE AUTHORITY.
 3. ALL UTILITIES HAVE BEEN INSTALLED UNDERGROUND.
 4. MINIMUM LOT SIZE=15,000 S.F.
 5. ZONING: R-1
 6. SETBACK REQUIREMENTS:
FRONT=35'
SIDE=15'
REAR=35'

TOTAL SUBDIVISION AREA ±103,091 SQ.FT.



CERTIFICATE OF APPROVAL

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

DATE _____ VIRGINIA DEPARTMENT OF TRANSPORTATION

DATE 5/15/91 _____ VIRGINIA DEPARTMENT OF HEALTH

DATE _____ SUBDIVISION AGENT OF JAMES CITY COUNTY

DATE: APRIL 4, 1991

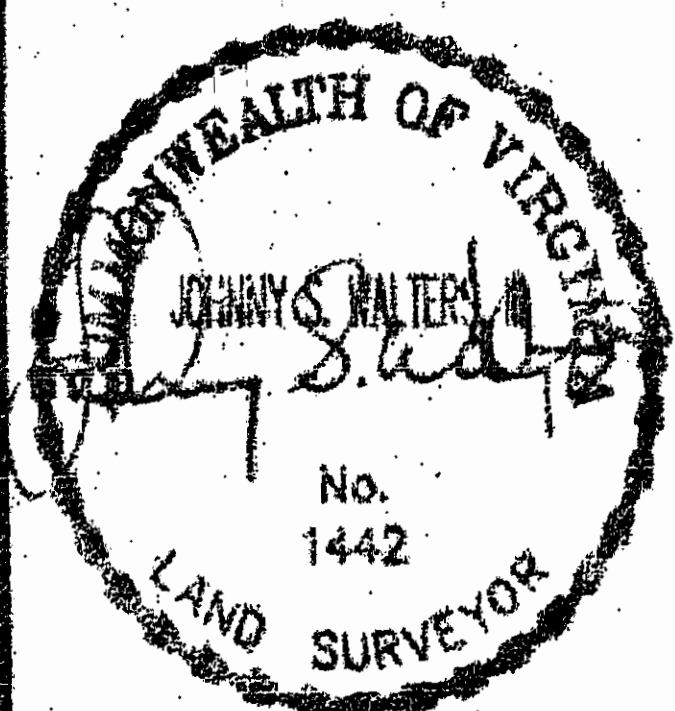
SCALE: 1"=50'

SHEET 1 OF 1

DRAWN BY: R.D.M.	DATE:
DRAFT. CHK.	DATE:
COMP. CHK. R.D.M.	DATE:
ENGR. CHK.	DATE:
DEPT. HEAD:	DATE:
PROJECT NO: 90485	
SCALE: 1"=50'	
FILE NO. 90485	

WALTERS LAND SURVEYING, LTD.
5731 GEORGE WASHINGTON MEMORIAL HIGHWAY
P.O. BOX 1594 YORKTOWN, VIRGINIA 23692
PHONE: (804)898-1057

Recorded 11:42 AM on 27 day of Aug 1991
B.B. No. 508, pages 129
John S. Walters Clerk



RESUBDIVISION OF
LOTS 13 & 14
HERITAGE LANDING SUBDIVISION
SECTION ONE
JAMES CITY COUNTY, VIRGINIA