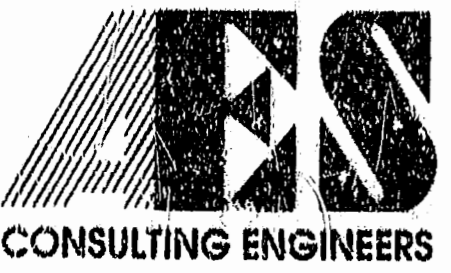


AREA TABULATION

TOTAL AREA OF RES. LOTS	787,819 S.F. ±	18.086 AC. ±
R/W BIRDELLA DRIVE	110,462 S.F. ±	2.536 AC. ±
RECREATION AREA	118,186 S.F. ±	2.713 AC. ±
TOTAL AREA SUBDIVIDED		
PHASE I	1,016,466 S.F.	23.335 AC. ±
LARGEST RES. LOT (#36)	53,458 S.F. ±	1.227 AC. ±
SMALLEST RES. LOT (#39)	15,000 S.F. ±	0.3444 AC. ±
NUMBER OF RES. LOTS	38	
AVERAGE LOT SIZE	20,732 S.F. ±	0.476 AC. ±
LOT YIELD/GROSS ACRE	1.63 LOTS/GROSS ACRE	

- GENERAL NOTES:
- PROPERTY IS ZONED LIMITED RESIDENTIAL DISTRICT R-1.
 - SETBACKS FOR INDIVIDUAL LOTS:
FRONT: 35' MIN.
SIDE: 15' MIN.
REAR: 35' MIN.
 - ALL LOTS SHOWN ARE SERVED BY PUBLIC WATER AND SANITARY SEWER SYSTEMS.
 - MINIMUM LOT FRONTAGE IS 100' AT THE FRONT SETBACK LINE.
 - MINIMUM LOT FRONTAGE ON CORNER LOTS IS 125' AT THE SETBACK LINE OF THE SHORTER OF THE TWO SIDES FRONTING ON STREETS.

- INDEX OF SHEETS
- 1 OF 3 COVER SHEET
 - 2 OF 3 LOTS 35-43 AND LOTS 70-76
 - 3 OF 3 LOTS 44-56 AND LOTS 77-85



5248 Olde Towne Road, Suite 1
Williamsburg, Virginia 23188
(804) 253-0040
Fax (804) 220-8994

PLAY OF SUBDIVISION
LOTS 35-56 AND LOTS 70-85
ADAM'S HUNT
PHASE III
OWNER/DEVELOPER: ADAM'S HUNT INVESTMENT CORP.
POWhatan DISTRICT JAMES CITY COUNTY VIRGINIA



No	DATE	REVISION / COMMENT / NOTE	BY

Designed SOW/EAW Drawn RMJ
Scale 1"=200' Date MAR, 1993
Project No. 7044
Drawing No. 1 of 3