

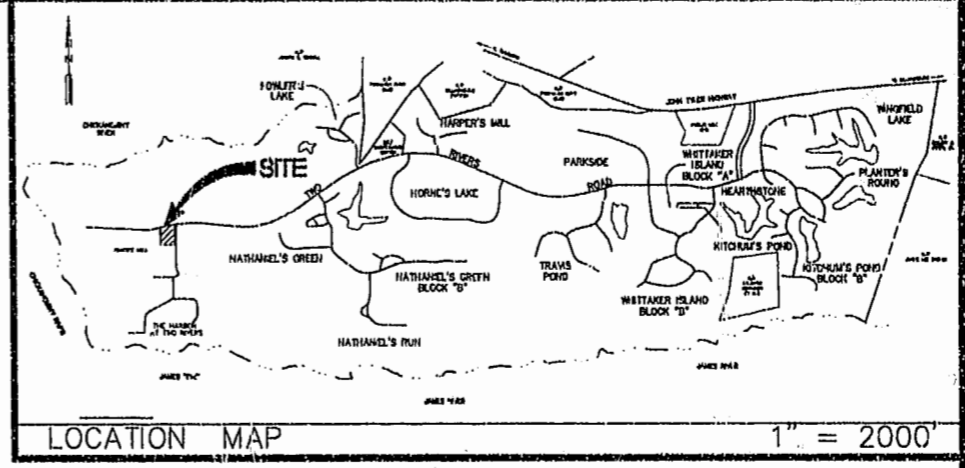
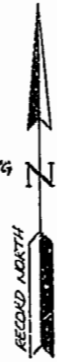
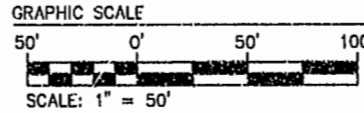
**OWNER'S CERTIFICATE**

THE RESUBDIVISION, PROPERTY LINE EXTINGUISHMENT AND LOT LINE ADJUSTMENT SHOWN ON THIS PLAT IS WITH THE FREE CONSENT AND IS IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS AND OR TRUSTEE'S.

2/8/95  
DATE

*Donald E. Pient*  
VICE-PRESIDENT DOMINION LANDS, INC.  
GENERAL PARTNER AND VICE-PRESIDENT DOMINION LANDS, WILLIAMSBURG  
GENERAL PARTNER  
BOARD MEMBER GOVERNOR'S LAND FOUNDATION

DATE



**CERTIFICATE OF NOTARIZATION**  
STATE OF VIRGINIA

CITY/COUNTY OF James City  
I, Felecia E. Manley

A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGE THE SAME BEFORE ME IN THE CITY/COUNTY AFORESAID. GIVEN UNDER MY NAME THIS 8th DAY OF February, 1995  
MY COMMISSION EXPIRES July 31, 1998

*Felecia E. Manley*  
SIGNATURE

**CERTIFICATE OF SOURCE OF TITLE**

THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED AS FOLLOWS:  
FORMER INTERIM CLUBHOUSE SITE CONVEYED BY PATRICK J. MILMOE AND WALTER F. WITT, JR., TRUSTEE, TO GOVERNOR'S LAND ASSOCIATES, A VIRGINIA GENERAL PARTNERSHIP, BY DEED DATED JANUARY 23, 1991, AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY IN DEED BOOK 501, PAGES 498-501.  
PARCEL 7 ORIGINALLY CONVEYED BY GOVERNOR'S LAND ASSOCIATES, A VIRGINIA GENERAL PARTNERSHIP, TO THE GOVERNOR'S LAND FOUNDATION BY DEED RECORDED JUNE 28, 1991, AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY IN DEED BOOK 519, PAGE 561, WITH ACCOMPANYING PLAT OF RECORD IN PLAT BOOK 54, PAGES 49 AND 50.

**ENGINEER OR 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.

FEB. 8, 1995  
DATE

*G.T. Wilson, Jr.*  
G.T. WILSON, JR., C.I.S.

**CERTIFICATE OF APPROVAL**

THIS PLAT DENOTING THE SUBDIVISION, PROPERTY LINE EXTINGUISHMENT AND LOT LINE ADJUSTMENT IS APPROVED BY THE UNDERSIGNED IN ACCORDANCE WITH SUBDIVISION REGULATIONS AND MAY BE ADMITTED TO RECORD.

2/13/95  
DATE

*Valerie Jordan*  
SUBDIVISION AGENT OF  
JAMES CITY COUNTY

Feb. 21, 1995  
DATE

*Valerie Jordan*  
VIRGINIA DEPARTMENT OF  
HEALTH

ADJUSTMENT PARCEL "II"  
(PORTION OF ORIGINAL CONVEYANCE;  
D.B. 501, PG. 498-501)  
(TO BE CONVEYED BY THIS PLAT FROM  
GOVERNOR'S LAND ASSOCIATES TO  
GOVERNOR'S LAND FOUNDATION.)  
1106 SQ FT  
0.03 Ac.

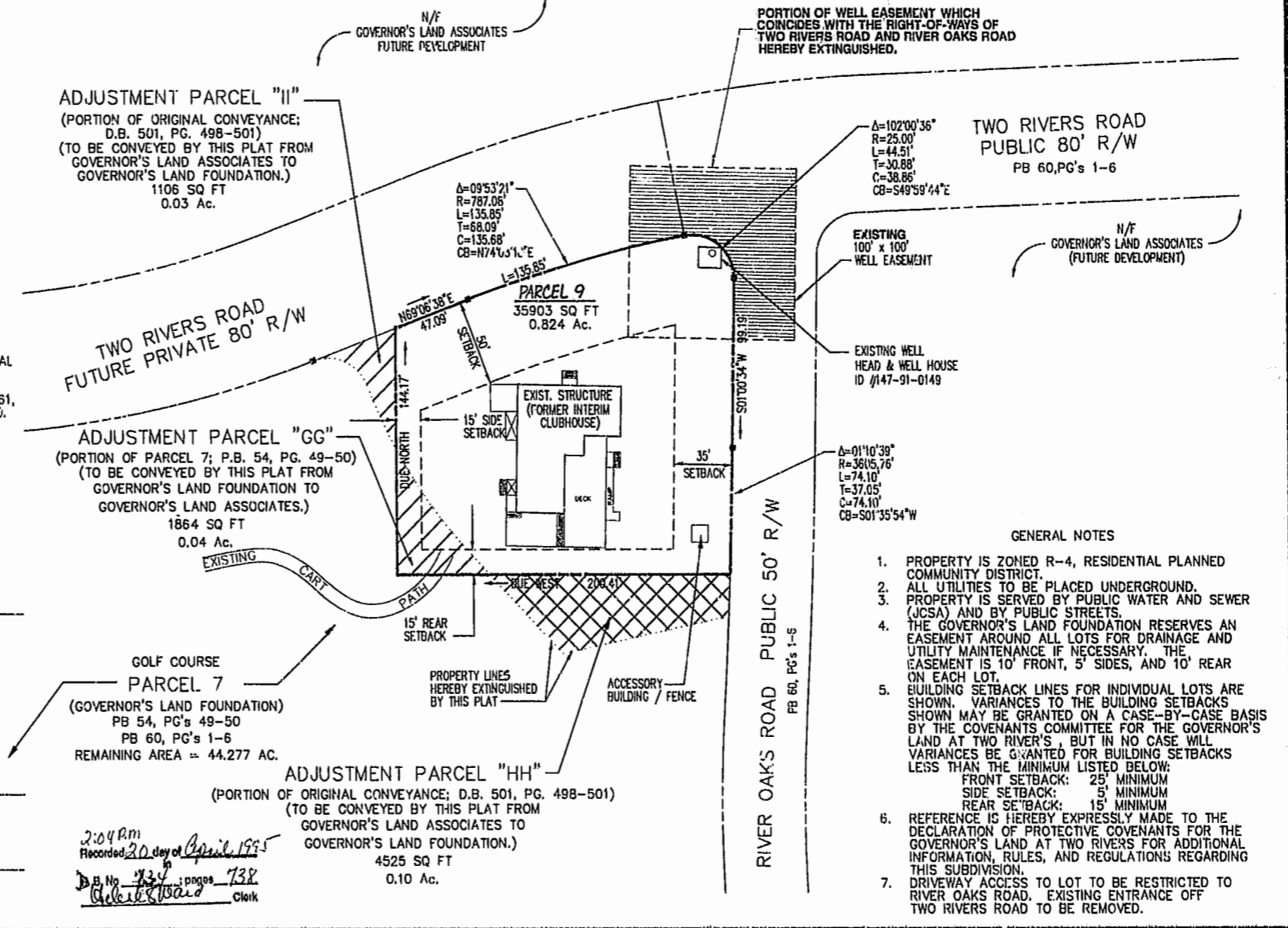
TWO RIVERS ROAD  
FUTURE PRIVATE 80' R/W

ADJUSTMENT PARCEL "GG"  
(PORTION OF PARCEL 7; P.B. 54, PG. 49-50)  
(TO BE CONVEYED BY THIS PLAT FROM  
GOVERNOR'S LAND FOUNDATION TO  
GOVERNOR'S LAND ASSOCIATES.)  
1864 SQ FT  
0.04 Ac.

GOLF COURSE  
PARCEL 7  
(GOVERNOR'S LAND FOUNDATION)  
PB 54, PG's 49-50  
PB 60, PG's 1-6  
REMAINING AREA = 44,277 AC.

ADJUSTMENT PARCEL "HH"  
(PORTION OF ORIGINAL CONVEYANCE; D.B. 501, PG. 498-501)  
(TO BE CONVEYED BY THIS PLAT FROM  
GOVERNOR'S LAND ASSOCIATES TO  
GOVERNOR'S LAND FOUNDATION.)  
4525 SQ FT  
0.10 Ac.

2:04 PM  
Recorded 20 day of April 1995  
D.B. No. 734 pages 738  
*Robert S. Ward*  
Clerk



TWO RIVERS ROAD  
PUBLIC 80' R/W  
PB 60, PG's 1-6

EXISTING 100' x 100' WELL EASEMENT  
GOVERNOR'S LAND ASSOCIATES (FUTURE DEVELOPMENT)

EXISTING WELL HEAD & WELL HOUSE ID #147-91-0149

Δ=01°10'39"  
R=36(5.76)  
L=74.10'  
T=37.05'  
C=74.10'  
CB=301°35'54"W

- GENERAL NOTES**
- PROPERTY IS ZONED R-4, RESIDENTIAL PLANNED COMMUNITY DISTRICT.
  - ALL UTILITIES TO BE PLACED UNDERGROUND.
  - PROPERTY IS SERVED BY PUBLIC WATER AND SEWER (JCSA) AND BY PUBLIC STREETS.
  - THE GOVERNOR'S LAND FOUNDATION RESERVES AN EASEMENT AROUND ALL LOTS FOR DRAINAGE AND UTILITY MAINTENANCE IF NECESSARY. THE EASEMENT IS 10' FRONT, 5' SIDES, AND 10' REAR ON EACH LOT.
  - BUILDING SETBACK LINES FOR INDIVIDUAL LOTS ARE SHOWN. VARIANCES TO THE BUILDING SETBACKS SHOWN MAY BE GRANTED ON A CASE-BY-CASE BASIS BY THE COVENANTS COMMITTEE FOR THE GOVERNOR'S LAND AT TWO RIVERS, BUT IN NO CASE WILL VARIANCES BE GRANTED FOR BUILDING SETBACKS LESS THAN THE MINIMUM LISTED BELOW:  
FRONT SETBACK: 25' MINIMUM  
SIDE SETBACK: 5' MINIMUM  
REAR SETBACK: 15' MINIMUM
  - REFERENCE IS HEREBY EXPRESSLY MADE TO THE DECLARATION OF PROTECTIVE COVENANTS FOR THE GOVERNOR'S LAND AT TWO RIVERS FOR ADDITIONAL INFORMATION, RULES, AND REGULATIONS REGARDING THIS SUBDIVISION.
  - DRIVEWAY ACCESS TO LOT TO BE RESTRICTED TO RIVER OAKS ROAD. EXISTING ENTRANCE OFF TWO RIVERS ROAD TO BE REMOVED.

01.19.95-17.05 BUJ GL33CF01

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

RESUBDIVISION AND PROPERTY LINE OF EXTINGUISHMENT  
OF  
PARCEL 7  
The  
**GOVERNOR'S LAND**  
at Two Rivers  
POWHATAN DISTRICT JAMES CITY COUNTY VIRGINIA



No.	DATE	REVISION / COMMENT / NOTE	BY

Designed BUJ	Drawn BUJ
Scale 1"=50'	Date 2/8/95
Project No. 7173	
Drawing No. Sht. 1 of 1	