



VICINITY MAP 1" = 2000'

OWNER'S CERTIFICATE

THE SUBDIVISION OF LAND SHOWN ON THIS PLAT AND KNOWN AS HOLLY RIDGE SUBDIVISION IS WITH FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS AND OR TRUSTEES.

DATE May 6, 1996
Henry H. Stephens President

DATE

CERTIFICATE OF NOTARIZATION
 STATE OF VIRGINIA

CITY/COUNTY OF _____
 A NOTARY PUBLIC IN AND FOR THE CITY/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 CITY/COUNTY AFORESAID, GIVEN UNDER MY HAND THIS _____ DAY OF _____ 19____ MY COMMISSION EXPIRES _____

NOTARY PUBLIC

CERTIFICATE OF SOURCE OF TITLE

THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED BY EMILY F. CANDIG & BEATRICE E. MARCUS TO ASSOCIATED DEVELOPERS INCORPORATED BY DEED DATED 10-24-95 IN THE OFFICE OF THE CLERK OF CIRCUIT COURT OF THE COUNTY OF JAMES CITY IN DEED BOOK 760 PAGE 116

ENGINEERS OR SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE OR 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.

DATE 5/6/96
Thomas C. Sublett
 THOMAS C. SUBLETT L.S. #1886

CERTIFICATE OF APPROVAL

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

DATE 6/22/96
 SUBDIVISION AGENT OF JAMES CITY COUNTY

DATE 5-9-96
 VIRGINIA DEPARTMENT OF TRANSPORTATION

DATE 5-6-1996
 VIRGINIA DEPARTMENT OF HEALTH

STATE OF VIRGINIA, JAMES CITY COUNTY

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF JAMES CITY THE _____ DAY OF _____ 1996
 THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS IN PLAT BOOK _____ PAGE _____
 TESTE BY William S. ... CLERK

LOT #	SQUARE FEET	ACRES
1	23,017	0.57
2	10,906	0.25
3	10,957	0.25
4	12,075	0.28
5	12,600	0.29
6	12,802	0.29
7	10,063	0.23
8	10,155	0.37
9	17,582	0.40
10	15,358	0.36
11	10,087	0.23
12	11,988	0.28
13	13,060	0.30
14	11,972	0.28
15	13,322	0.31
16	14,000	0.32
17	16,881	0.39
18	12,216	0.28
19	12,606	0.29
20	12,551	0.29
21	11,781	0.27

NUMBER	DELTA	RADIUS	ARC	TANGENT	CHORD	CHORD BEARING
C1	36°47'19"	60.00	16.40	8.25	16.33	S 45°22'44" W
C2	02°08'30"	300.00	11.21	5.61	11.21	S 12°30'10" E
C3	21°09'02"	250.00	92.29	46.67	91.76	S 02°59'55" E
C4	23°39'46"	60.00	24.78	12.57	24.60	S 88°15'27" W
C5	50°33'18"	60.00	52.94	28.33	51.24	N 54°38'01" W
C6	50°33'18"	60.00	52.94	28.33	51.24	N 04°04'43" W
C7	16°13'12"	60.00	16.99	8.55	16.93	N 43°20'21" W
C8	50°33'18"	60.00	52.94	28.33	51.24	N 09°57'05" W
C9	50°33'18"	60.00	52.94	28.33	51.24	N 40°36'13" E
C10	08°48'40"	490.00	75.35	37.75	75.28	S 09°10'05" E
C11	180°00'00"	20.00	62.83	N/A	40.00	S 13°34'26" E
C12	91°54'53"	35.00	56.15	36.19	50.32	S 26°50'37" E
C13	05°38'37"	490.00	48.27	24.15	48.25	S 01°56'27" E
C14	15°39'54"	60.00	16.40	8.25	16.35	S 45°22'44" W
C15	52°19'48"	30.00	27.40	14.74	26.46	N 25°17'02" W
C16	52°19'48"	30.00	27.40	14.74	26.46	S 27°02'46" W
C17	04°19'20"	540.00	40.74	20.38	40.73	N 01°16'48" W
C18	11°32'13"	250.00	50.34	25.26	50.25	N 13°20'43" E
C19	18°15'14"	60.00	19.12	9.64	19.03	N 67°17'57" E
C22	50°37'13"	60.00	53.01	28.37	51.30	S 38°19'09" E
C23	50°29'23"	60.00	52.87	28.29	51.18	S 88°52'27" E
C24	50°33'18"	60.00	52.94	28.33	51.24	S 12°16'07" W
C25	15°30'31"	300.00	81.20	40.85	80.94	S 03°40'40" E
C27	93°12'33"	35.00	56.94	37.02	50.86	N 65°43'06" E
C28	180°00'00"	20.00	62.83	N/A	40.00	N 13°34'26" W
C29	15°02'15"	300.00	78.74	39.60	78.51	S 11°35'43" W
C30	05°13'10"	1377.39	125.47	62.78	125.43	S 75°24'38" E
C31	36°58'25"	60.00	38.72	20.06	38.05	N 39°41'09" E
C32	01°54'08"	1377.39	45.73	22.87	45.73	S 66°42'53" E

NUMBER	DIRECTION	DISTANCE
L1	N 73°54'03" E	34.21 FT
L2	S 89°07'08" E	124.78 FT
L3	S 89°03'31" E	113.57 FT
L4	S 89°07'08" E	157.41 FT
L5	S 89°03'31" E	157.32 FT
L6	N 13°34'26" W	141.47 FT
L7	N 16°50'16" W	132.78 FT
L8	N 89°07'08" W	114.32 FT
L9	N 89°07'08" W	157.50 FT
L10	N 89°07'08" W	157.50 FT
L11	S 76°25'34" W	141.91 FT
L13	S 24°07'08" E	151.24 FT
L14	S 42°47'18" W	138.98 FT
L15	S 42°47'18" W	53.66 FT
L16	N 19°06'50" E	11.17 FT
L17	N 23°29'20" W	40.46 FT
L18	S 26°22'15" W	128.83 FT
L19	S 51°57'17" W	156.80 FT
L20	N 52°27'14" W	25.00 FT
L21	N 54°46'16" E	25.00 FT
L22	S 74°40'26" E	128.09 FT
L23	N 65°45'49" W	390.91 FT
L24	S 42°47'18" W	192.64 FT
L25	S 13°34'26" E	18.42 FT
L26	S 88°42'13" E	118.70 FT
L27	S 31°49'39" E	156.39 FT
L28	S 68°46'04" E	25.00 FT
L29	N 76°25'34" E	47.92 FT
L30	N 76°25'34" E	63.36 FT
L31	N 76°25'34" E	115.02 FT
L32	S 76°25'34" W	115.02 FT
L33	N 76°25'34" E	74.11 FT
L34	S 76°25'34" W	39.39 FT
L35	S 13°34'26" E	70.08 FT
L36	N 13°34'26" W	13.40 FT
L37	S 65°45'49" E	291.06 FT
L38	N 60°38'38" E	121.62 FT
L39	S 19°06'50" W	63.22 FT
L40	S 73°27'07" W	76.24 FT
L41	N 73°27'07" E	76.60 FT
L42	N 10°05'20" E	118.81 FT
L43	S 76°59'28" W	128.00 FT
L44	S 86°23'14" W	155.60 FT
L45	S 19°06'50" W	50.69 FT
L46	N 01°17'47" E	116.14 FT
L47	S 23°29'20" E	101.10 FT
L48	S 23°29'20" E	40.46 FT
L49	N 64°10'38" W	43.23 FT
L50	N 64°10'38" W	55.28 FT
L51	S 51°57'17" W	52.87 FT
L52	S 51°57'17" W	103.93 FT
L53	S 01°17'47" W	54.29 FT
L54	S 01°17'47" W	374.94 FT
L55	N 85°55'25" W	111.06 FT
L56	S 78°34'05" W	120.09 FT
L57	S 01°17'47" W	29.74 FT
L58	S 01°17'47" W	86.40 FT
L59	S 65°45'49" E	121.56 FT
L60	S 65°45'49" E	86.16 FT
L61	S 65°45'49" E	129.75 FT
L62	S 65°45'49" E	53.44 FT
L63	N 73°27'07" E	76.60 FT
L64	N 60°04'26" W	36.32 FT
L65	N 42°25'34" E	44.71 FT
L66	S 13°34'26" E	54.40 FT
L67	S 13°34'26" E	34.00 FT

CENTERLINE ROAD CURVE TABLE

NUMBER	DELTA	RADIUS	ARC	TANGENT	CHORD	CHORD BEARING
C33	32°11'16"	275.00	15.89	80.64	154.77	S 02°46'12" W
C34	14°27'18"	515.00	129.93	65.31	129.53	S 06°20'47" E
C35	6°00'52"	515.00	54.06	27.05	54.04	S 10°34'00" E
C36	8°26'26"	515.00	75.87	38.00	75.90	S 03°20'21" E
C37	180°00'00"	44.00	138.23	---	88.00	S 13°34'26" E

- * TOTAL AREA : 440,520 S.F. / 10.11 AC.
- * LOT AREA : 284,279 S.F. / 6.53 AC.
- * RIGHT-OF-WAY EASEMENT AREA : 66,687 S.F. / 1.53 AC.
- * CONSERVATION AREA : 88,778 S.F. / 2.04 AC.
- * COMMON OPEN SPACE : 89,554 S.F. / 2.06 AC.
- * TAX MAP : MAP (47-3) PARCELS (1-27) & (1-28)
- * ZONING DISTRICT : R2
- * BUILDING SETBACK
 FRONT = 25'
 REAR = 35'
 SIDE 10'
- * ALL LOTS SERVED BY PUBLIC WATER & SEWER.
- * V.D.O.T. SHALL BE SAVED HARMLESS OF ANY MAINTENANCE RESPONSIBILITY OR LIABILITY OF THE DETENTION POND TO THE EXTENT ALLOWED BY LAW.

3:02 PM
 Recorded 28 Nov 1996
 U.S. No. 796
William S. ...

1 OF 2
 COMMISSION NO. 19506620



ENGINEERS • ARCHITECTS • SURVEYORS
 INTERIOR DESIGNERS • PLANNERS
 P.O. BOX 3025 WILLIAMSBURG, VIRGINIA 23187
 (804) 53-0613 (804) 874-5015

Thomas C. Sublett
 5/6/96

REF. DB 217/86
 PB 13/2
 PLAT RECORDED IN
 DEED BOOK 64 PAGE 46+47
 FB M16/53-54

SUBDIVISION PLAT
HOLLY RIDGE SUBDIVISION
 OWNER/DEVELOPER:
ASSOCIATED DEVELOPERS INCORPORATED
 JAMES TOWN DISTRICT, JAMES CITY COUNTY VIRGINIA

DATE OCT. 9, 1995 DESIGNED TCS DRAWN MHC/LBA SCALE 1"=100'