

CERTIFICATE OF NOTARIZATION:

STATE OF VIRGINIA: CITY-COUNTY OF JAMES CITY
 I, MARK J. WEAVER, 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
 ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY-COUNTY
 AFORESAID, GIVEN UNDER MY NAME THIS 22 DAY OF APRIL, 1996

MY COMMISSION EXPIRES: 12/31/98
Mark J. Weaver

OWNER'S CERTIFICATE:

THE SUBDIVISION OF LAND SHOWN ON THIS PLAT AND KNOWN AS
 IS WITH THE FREE CONSENT AND IN
 ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNERS,
 PROPRIETORS AND OR TRUSTEES. Five Forks, Incorporated
Edmund H. Saunders, Engineer, Incorporated
 BY: Edmund H. Saunders
 TITLE: President DATE: 4/3/96

CERTIFICATE OF APPROVAL:

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

VIRGINIA DEPARTMENT OF TRANSPORTATION
 SIGNED: DC MANN DATE: 4/26/96

VIRGINIA DEPARTMENT OF HEALTH
 SIGNED: WJH DATE: _____

SUBDIVISION AGENT OF JAMES CITY COUNTY:
 SIGNED: William J. Spearman DATE: 5/17/96

SURVEYOR'S CERTIFICATE:

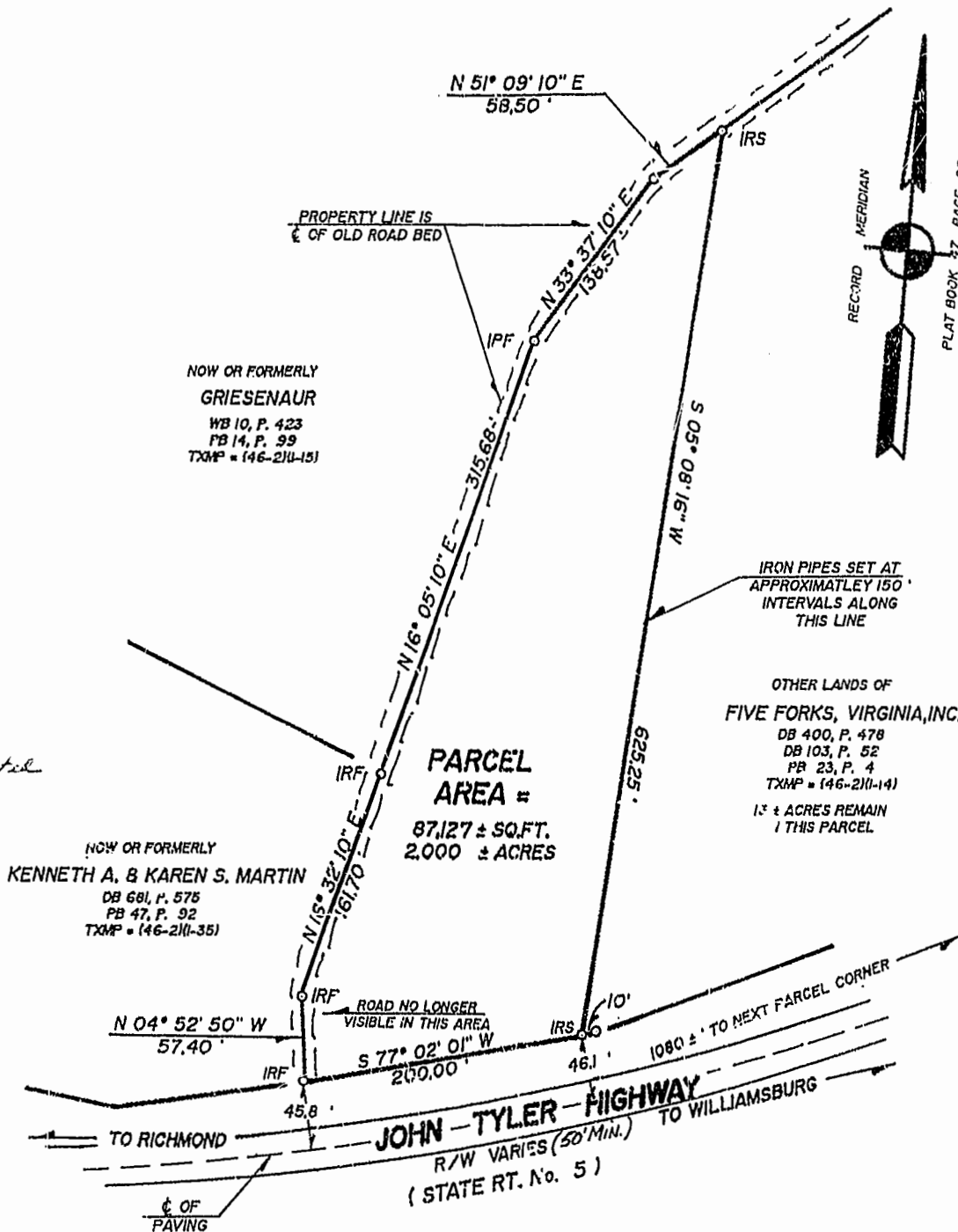
I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE OR BELIEF,
 THIS PLAT COMPLIES WITH ALL OF THE REQUIREMENTS OF THE BOARD
 OF SUPERVISORS AND ORDINANCES OF THE COUNTY OF JAMES CITY,
 VIRGINIA, REGARDING THE PLATTING OF SUBDIVISIONS WITHIN THE
 COUNTY.

DATE: Apr. 23, 1996 Roger D. Spearman

SPEARMAN & ASSOCIATES, P.C.

SURVEYORS AND PLANNERS

489 McLaws Circle - WILLIAMSBURG, VA.
 (804) 253-8720



NOW OR FORMERLY
GRIESENUR
 WB 10, P. 423
 PB 14, P. 99
 TXMP = (46-211-15)

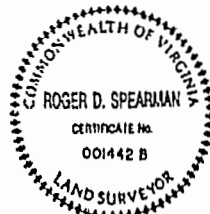
NOW OR FORMERLY
KENNETH A. & KAREN S. MARTIN
 DB 681, P. 576
 PB 47, P. 92
 TXMP = (46-211-35)

PARCEL AREA =
 87,127 ± SQ.FT.
 2,000 ± ACRES

OTHER LANDS OF
FIVE FORKS, VIRGINIA, INC.
 DB 400, P. 478
 DB 103, P. 52
 PB 23, P. 4
 TXMP = (46-211-14)
 1 ± ACRES REMAIN
 1 THIS PARCEL

LEGEND:

- IPF ■ IRON PIPE FOUND
- IPS ■ IRON PIPE SET
- IRF ■ IRON ROD FOUND
- IRS ■ IRON ROD SET
- CMF ■ CONCRETE MON. FND.
- CMS ■ CONCRETE MON. SET
- BSL ■ BLDG. SETBACK LINE
- TXMP ■ TAXMAP
- N/F ■ NOW OR FORMERLY



CERTIFICATE OF SOURCE OF TITLE:

THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED
 BY: EDMUND H. SAUNDERS, AKA E. HARRISON SAUNDERS
 TO: FIVE FORKS, VIRGINIA, INCORPORATED
 BY DEED, DATED JUNE 14, 1988 AND RECORDED IN THE
 OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE
 COUNTY OF JAMES CITY IN DEED BOOK 400, PAGE 478

FLOOD CERTIFICATION:

PROPERTY SHOWN HEREON IS IN FLOOD HAZARD ZONE "X" (AREAS OUTSIDE OF THE 500 YEAR FLOOD PLAIN), AS SHOWN ON COMMUNITY PANEL # 510 201 0045 B, WHICH WAS PREPARED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY. SAID PANEL HAS AN EFFECTIVE DATE OF FEBRUARY 06, 1991.

DEVELOPMENT NOTES:

- 1.) PROPERTY ADDRESS: (PRESENTLY) PART OF # 4360 JOHN TYLER HIGHWAY
- 2.) TAX MAP NUMBER (PRESENTLY) = PART OF (46-211-14)
- 3.) PROPERTY IS ZONED "R 8", RURAL RESIDENTIAL, DISTRICT
- 4.) MINIMUM LOT SIZE = 30,000 SQ.FT.
- 5.) MINIMUM YARD REQUIREMENTS:
 FRONT BSL = 35'
 SIDE BSL = 15'
 REAR BSL = 35'
- 6.) PARCEL IS PRESENTLY SERVED BY PUBLIC WATER AND BY PUBLIC SEWER.
- 7.) AVERAGE LOT SIZE EQUALS: 7.5 ± ACRES
- 8.) AREA SUBDIVIDED EQUALS: 15 ± ACRES
- 9.) MINIMUM LOT WIDTH AT FRONT SETBACK LINE = 100 FEET.
- 10.) IN ACCORDANCE WITH SECTION 17-33 OF JAMES CITY COUNTY'S SUBDIVISION ORDINANCE, ALL UTILITIES ARE TO BE PLACED UNDERGROUND.

PLAT RECORDED IN
 P.B. NO. 64 PAGE 75

Recorded 31 of July, 1996
 D.B. No. 799 745
Silverguard

A PLAT OF SURVEY FOR SUBDIVISION
 OF A PORTION OF THE LANDS OF
FIVE FORKS, VIRGINIA, INCORPORATED

BEING
2,000 ± ACRES
 LOCATED
 BERKELEY MAGISTERIAL DISTRICT

JAMES CITY COUNTY, VIRGINIA
 SCALE: 1" = 100' DATE: MARCH 21, 1996
 REVISED: APRIL 23, 1996