

VICINITY MAP
SCALE: 1" = 2000'

STATE OF VIRGINIA, JAMES CITY COUNTY

BENCH MARK REFERENCE
GEODETIC CONTROL NETWORK

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF JAMES CITY THE 6TH DAY OF December, 1995 THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS IN PLAT BOOK 66, PAGE 49.

A 3-1/4" DISK IN CONCRETE, SET APPROXIMATELY 2" BELOW GROUND SURFACE, STAMPED "STATION NO. 327." THE DISK IS LOCATED ON THE EAST SIDE OF U.S. ROUTE 60 (POCAHONTAS TRAIL) APPROXIMATELY 120' SOUTH OF WISTERIA DRIVE (THE ENTRANCE TO COUNTRY VILLAGE MOBILE HOME PARK) IN THE NORTH END OF A MEDIAN ADJACENT TO THE 7-11 STORE PARKING LOT, 25.2' NORTH OF UTILITY POLE #CE57, 3.9' NORTHEAST OF THE WEST CURB OF THE MEDIAN, 5.7' SOUTHEAST OF THE CENTER OF THE CURB RETURN, AND 5.1' SOUTHWEST OF THE EAST CURB OF THE MEDIAN.

EASTING (X)
12030228.294

NORTHING (Y)
3607530.726

ELEVATION: 72.10



REFERENCES

- P.B. 9, Pg. 35
- P.B. 10, Pg. 28
- D.B. 89, Pg. 499
- D.B. 326, Pg. 19

NOTE: BEARINGS BASED ON STATE HIGHWAY PLANS FOR U.S. ROUTE 60.

FLOOD ZONE: X
 COMMUNITY NO.: 510201
 PANEL NO.: 50
 SUFFIX: B
 DATE OF FIRM: 2-6-91

ZONED: R-2

SETBACK REQUIREMENTS

- FRONT - AS SHOWN
- REAR - 35'
- SIDE - 10'

TOTAL AREA WITHIN SUBDIVISION: 55,263 SQ. FT. (1.27 ACRES)

OWNER'S CERTIFICATE

THE SUBDIVISION OF LAND SHOWN ON THIS PLAT AND KNOWN AS LOT 6, PLAT SHOWING SUBDIVISION OF THE SADIE LEE TAYLOR PROPERTY, IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNERS, PROPRIETERS AND OR TRUSTEES.

12-14-95 Bertha A. Jefferson
 DATE BERTHA A. JEFFERSON, OWNER
 12-14-95 by Georgia Atkins Ryder
 DATE GEORGIA ATKINS RYDER, TRUSTEE

CERTIFICATE OF NOTARIZATION

STATE OF VIRGINIA
COUNTY OF Norfolk

I, Amel E. Skindred, A NOTARY PUBLIC IN AND FOR THE 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 COUNTY AFORESAID, GIVEN UNDER MY HAND THIS 14 DAY OF December, 1995.

MY COMMISSION EXPIRES: September 30 1999

Amel E. Skindred
NOTARY PUBLIC

CERTIFICATE OF SOURCE OF TITLE

THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED BY DEED DATED MARCH 6, 1963 AND RECORDED IN THE CLERK'S OFFICE OF THE OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY IN DEED BOOK 89, PAGE 499.

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, III 12-5-95
JOHNNY S. WALTERS, III LAND SURVEYOR NO. 1442

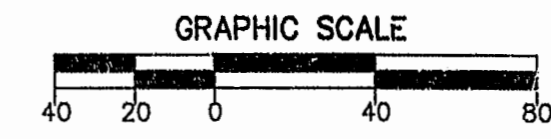
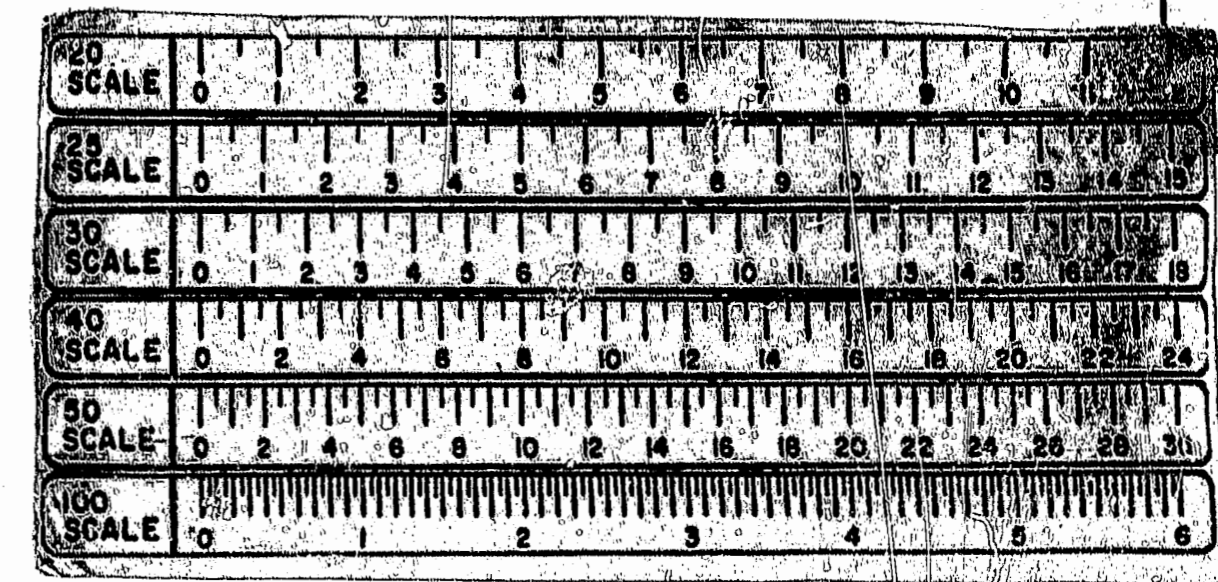
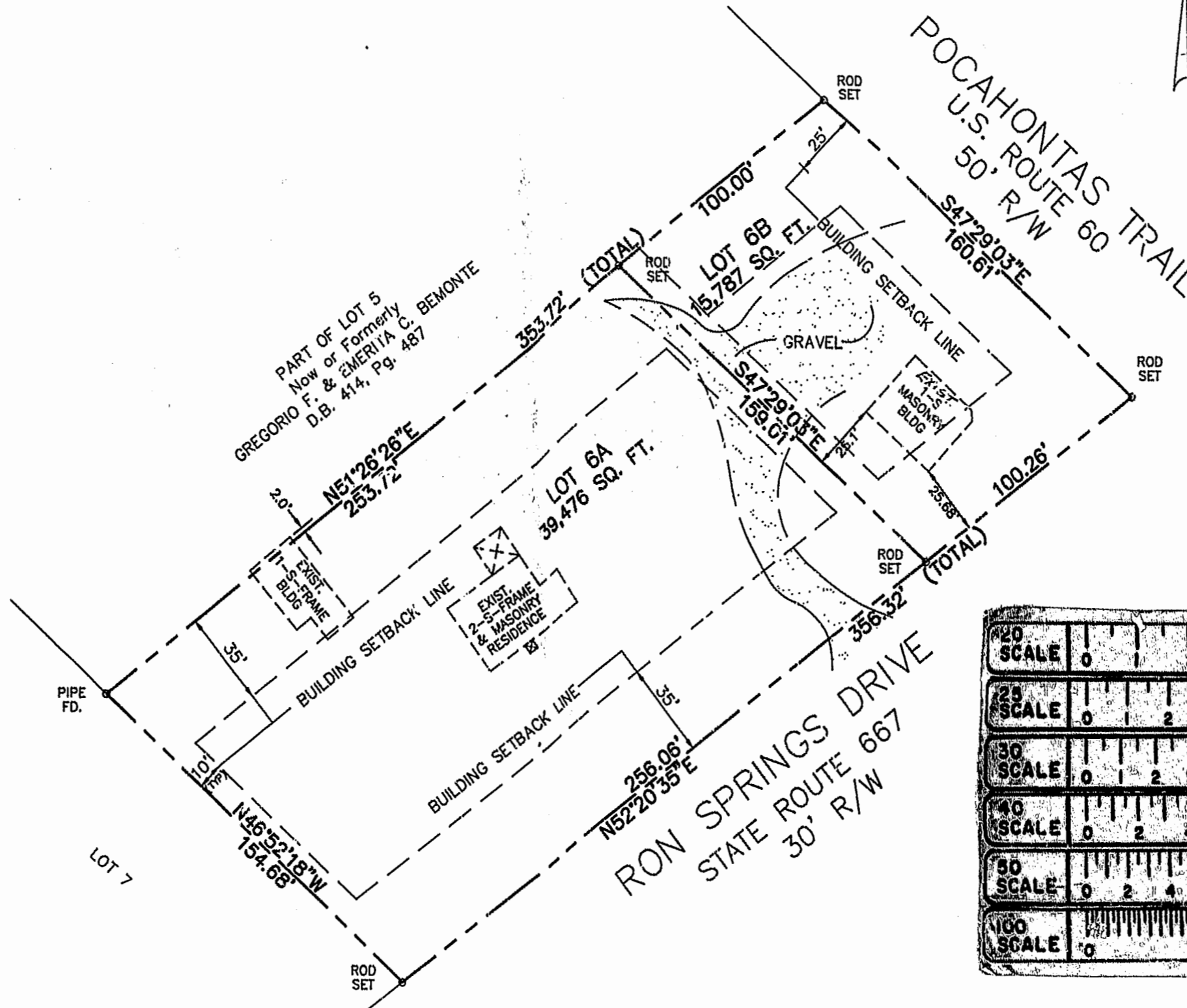
CERTIFICATE OF APPROVAL

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

20 Dec 95 Be Markso
DATE VIRGINIA DEPARTMENT OF TRANSPORTATION

15 Dec 95 A. P. ...
DATE VIRGINIA DEPARTMENT OF HEALTH

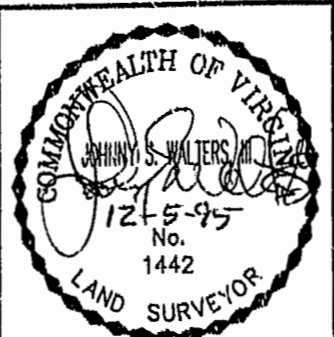
12/21/95 ...
DATE SUBDIVISION AGENT OF JAMES CITY COUNTY



9:28 AM
Recorded 10 day of Dec, 1995
DOCUMENT # 99-001136
Be Markso Clerk

DRAWN BY: R.D.M.	DATE: 12-5-95
DIR*FT. CHK.	DATE:
COMP. CHK. R.D.M.	DATE:
ENGR. CHK.	DATE:
DEPT. HEAD:	DATE:
FIELD BOOK 110	Pg. 43
FIELD BOOK 103	Pg. 74
SCALE: 1" = 40'	
FILE NO. 95117	

WALTERS LAND SURVEYING, LTD.
 4112 GEORGE WASHINGTON MEMORIAL HIGHWAY
 P.O. BOX 1594 YORKTOWN, VIRGINIA 23692
 PHONE: (804)898-1057



RESUBDIVISION OF
 LOT 6
 PLAT SHOWING SUBDIVISION OF THE
 SADIE LEE TAYLOR PROPERTY
 JAMES CITY COUNTY, VIRGINIA

PLAT RECORDED IN
 P.B. NO. 66, PAGE 49