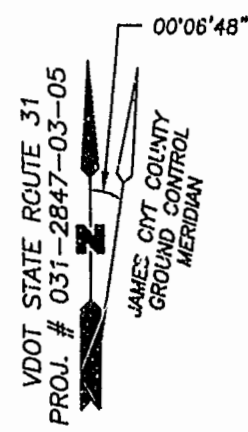


PLAT OF SUBDIVISION  
LANDFALL  
AT  
JAMESTOWN  
PHASE ONE  
JAMESTOWN DISTRICT  
JAMES CITY COUNTY, VIRGINIA

DATE: 10/23/97 SHEET 2 OF 4 SCALE: 1"=50'  
PROJECT NO: 95-010 DRAWN BY: PAUL MICHAEL



**SLEDD & ASSOCIATES, P.C.**  
ENGINEERS PLANNERS SURVEYORS  
11832 ROCK LANDING DRIVE, SUITE 203  
NEWPORT NEWS, VIRGINIA 23606  
(757) 873-3386



JAMES CITY COUNTY  
GEODETIC GROUND CONTROL  
COORDINATE  
N3813448.96  
E11985493.34

JAMESTOWN ROAD  
STATE ROUTE 31  
200' R/W

ROUTE 680 (30' R/W)

COMMON AREA  
9,305 S.F.

ROUTE 680  
VARIABLE WIDTH R/W  
EXTENDED

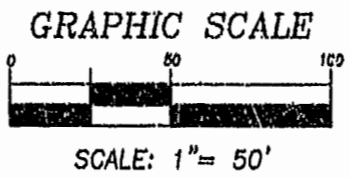
NOW OR FORMERLY  
BILLY P. ROSSEAU  
W.B.14, PG.32  
D.B.127, PG.380

NOW OR FORMERLY  
BILLY P. ROSSEAU  
W.B.14, PG.32  
D.B.111, PG.386

LANDFALL DRIVE  
50' R/W

COMMON AREA  
16.0± ACRES  
(CONSERVATION EASEMENT)  
(SEE SHEET 4)

INDICATES VARIABLE WIDTH SIGHT EASEMENT HEREBY CONVEYED TO JAMES CITY COUNTY. NO SIGN, PLANTING, STRUCTURES OR OTHER OBSTRUCTIONS WHICH OBSCURE OR IMPEDE SIGHT LINES SHALL BE ALLOWED WITHIN THESE SIGHT EASEMENT AREAS. THE COUNTY SHALL HAVE THE RIGHT AT ANY TIME TO ENTER INTO THE SIGHT EASEMENT AREAS TO REMOVE ANY OBJECT, MATERIAL OR OTHER OBSTRUCTION THAT HINDERS CLEAR SIGHT ACROSS THE AREA.



RECORDED 6/10/1998  
BY 0912002236 L10  
MELISSA W. GARDNER

PLAT RECORDED IN  
P.B. NO. 02 PAGE 57 OF 54

