

**OWNER'S CONSENT AND DEDICATION**

THE SUBDIVISION OF LAND SHOWN ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER.

WILLIAM WALTER STEWART \_\_\_\_\_ DATE \_\_\_\_\_  
 PATRICIA ANNE STEWART \_\_\_\_\_ DATE \_\_\_\_\_

**CERTIFICATE OF NOTARIZATION**

STATE OF VIRGINIA, CITY/COUNTY OF \_\_\_\_\_, TO-WIT:  
 \_\_\_\_\_ A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE ABOVE PERSON WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGE THE SAME BEFORE ME IN MY CITY/COUNTY AND STATE AFORESAID.

GIVEN UNTO MY HAND THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 1997.  
 MY COMMISSION EXPIRES \_\_\_\_\_, 19\_\_\_\_.

NOTARY PUBLIC

**CERTIFICATION OF SOURCE OF TITLE**

THIS IS TO CERTIFY THAT THE LAND EMBRACED IN THIS SUBDIVISION IS IN THE NAME OF WILLIAM W. AND PATRICIA A. STEWART AND WAS ACQUIRED FROM WALTER D. AND ETHEL I. OWENS BY DEED DATED NOVEMBER 24, 1986 AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY AND THE CITY OF WILLIAMSBURG IN DEED BOOK 324, PAGE 22.

**OWNER'S CONSENT AND DEDICATION**

THE SUBDIVISION OF LAND SHOWN ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER.

FOR MICHAEL C. BROWN, LTD. \_\_\_\_\_ DATE \_\_\_\_\_

**CERTIFICATE OF NOTARIZATION**

STATE OF VIRGINIA, CITY/COUNTY OF \_\_\_\_\_, TO-WIT:  
 \_\_\_\_\_ A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE ABOVE PERSON WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGE THE SAME BEFORE ME IN MY CITY/COUNTY AND STATE AFORESAID.

GIVEN UNTO MY HAND THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 1997.  
 MY COMMISSION EXPIRES \_\_\_\_\_, 19\_\_\_\_.

NOTARY PUBLIC

**CERTIFICATION OF SOURCE OF TITLE**

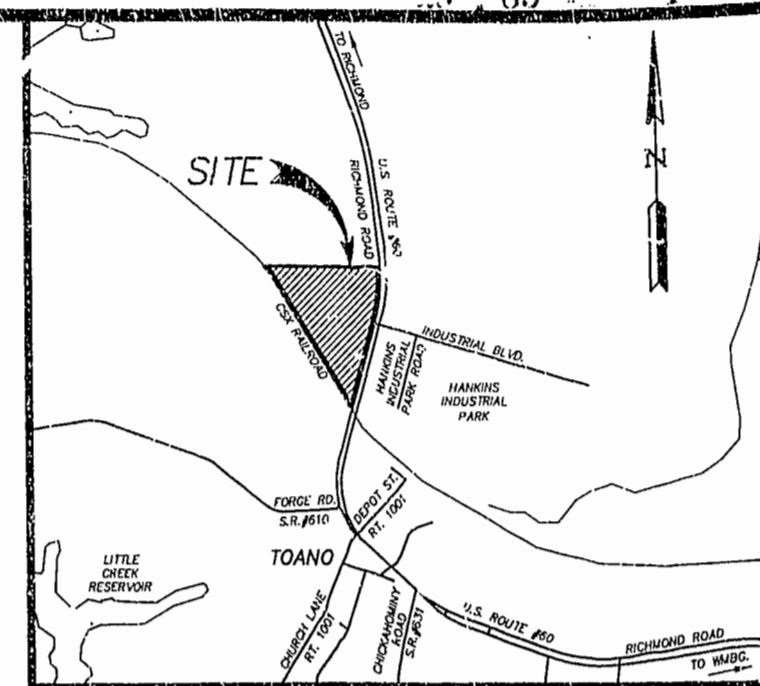
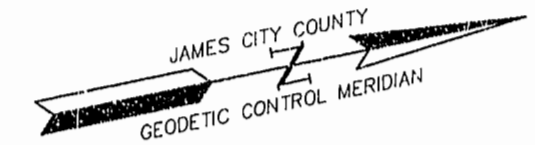
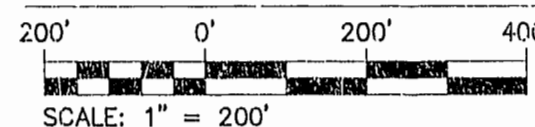
THIS IS TO CERTIFY THAT THE LAND EMBRACED IN THIS SUBDIVISION IS IN THE NAME OF MICHAEL C. BROWN, LTD. AND WAS ACQUIRED FROM RESOLUTION TRUST CORPORATION BY DEED DATED JUNE 14, 1995 AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY AND THE CITY OF WILLIAMSBURG IN DEED BOOK 745, PAGE 477.

**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 \_\_\_\_\_ DATE 1/20/98  
 VIRGINIA DEPARTMENT OF HEALTH \_\_\_\_\_ DATE 3/20/98  
 SUBDIVISION AGENT OF THE COUNTY OF JAMES CITY \_\_\_\_\_ DATE \_\_\_\_\_

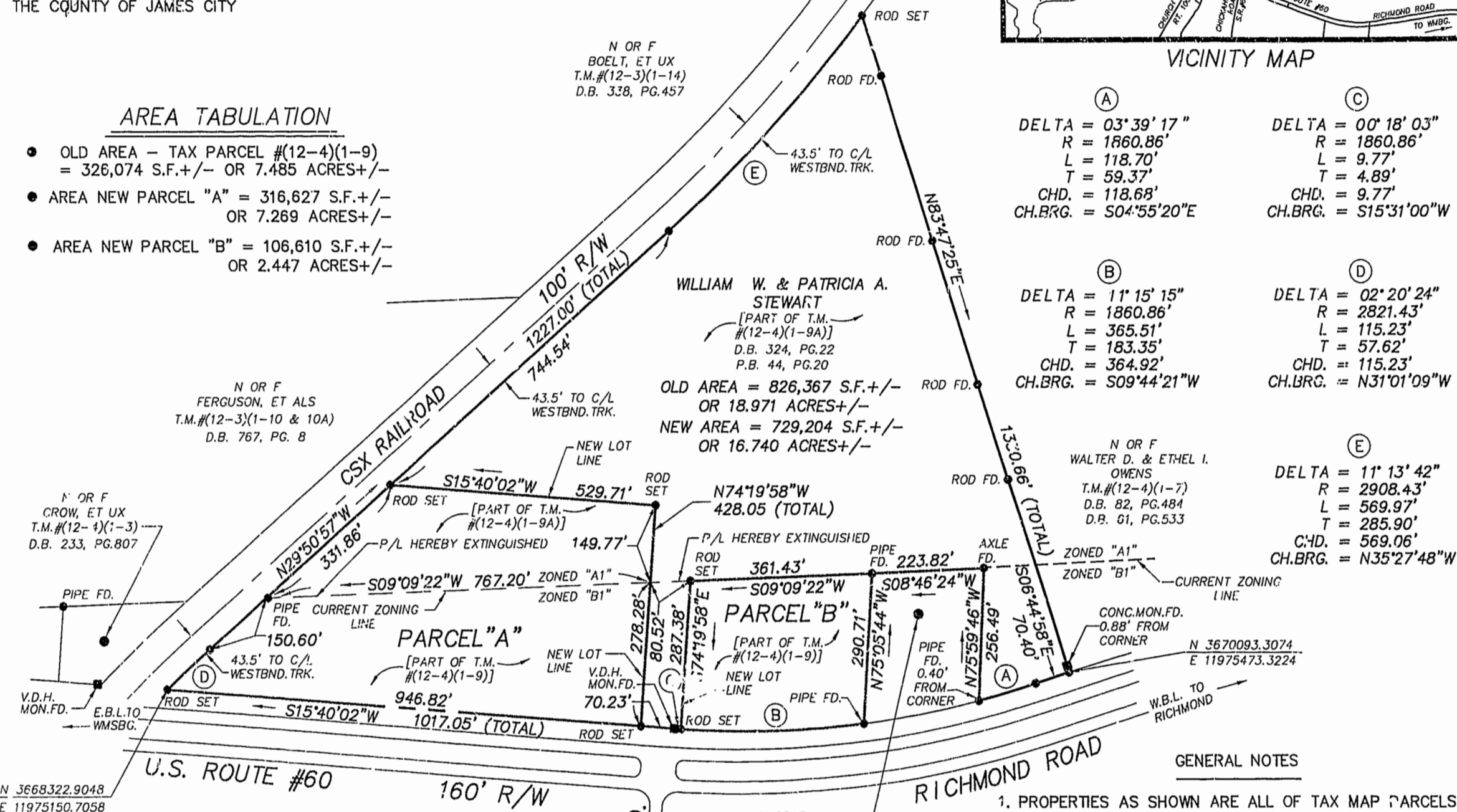
**GRAPHIC SCALE**



VICINITY MAP

**AREA TABULATION**

- OLD AREA - TAX PARCEL #(12-4)(1-9) = 326,074 S.F.+/- OR 7.485 ACRES+/-
- AREA NEW PARCEL "A" = 316,627 S.F.+/- OR 7.269 ACRES+/-
- AREA NEW PARCEL "B" = 106,610 S.F.+/- OR 2.447 ACRES+/-



- (A)**  
 DELTA = 03°39'17"  
 R = 1860.86'  
 L = 118.70'  
 T = 59.37'  
 CHD. = 118.68'  
 CH.BRG. = S04°55'20"E
- (B)**  
 DELTA = 11°15'15"  
 R = 1860.86'  
 L = 365.51'  
 T = 183.35'  
 CHD. = 364.92'  
 CH.BRG. = S09°44'21"W
- (C)**  
 DELTA = 00°18'03"  
 R = 1860.86'  
 L = 9.77'  
 T = 4.89'  
 CHD. = 9.77'  
 CH.BRG. = S15°31'00"W
- (D)**  
 DELTA = 02°20'24"  
 R = 2821.43'  
 L = 115.23'  
 T = 57.62'  
 CHD. = 115.23'  
 CH.BRG. = N31°01'09"W
- (E)**  
 DELTA = 11°13'42"  
 R = 2908.43'  
 L = 569.97'  
 T = 285.90'  
 CHD. = 569.06'  
 CH.BRG. = N35°27'48"W

**GENERAL NOTES**

1. PROPERTIES AS SHOWN ARE ALL OF TAX MAP PARCELS #(12-4) (1-9) AND #(12-4) (1-9A)
2. ADDRESS: #(12-4) (1-9) IS #8101 RICHMOND ROAD. ADDRESS: #(12-4) (1-9A) IS #8205 RICHMOND ROAD.
3. T.M.#(12-4) (1-9) IS CURRENTLY ZONED "B1". T.M.#(12-4) (1-9A) IS CURRENTLY ZONED "A1" & "B1".
4. PARCELS "A" AND "B" ARE TO BE SERVED BY PUBLIC WATER AND SEWER.
5. BUILDING SETBACK REQUIREMENTS:  
 "B1" - GENERAL BUSINESS : FRONT B.S.L. = 50'  
 SIDE AND REAR B.S.L. = 20'  
 (UNLESS ADJOINS RESIDENTIAL OR AGRICULTURAL SIDE AND REAR B.S.L. = 50')  
 "A1" - AGRICULTURAL : FRONT B.S.L. = 50'  
 SIDE B.S.L. = 15'  
 REAR B.S.L. = 35'

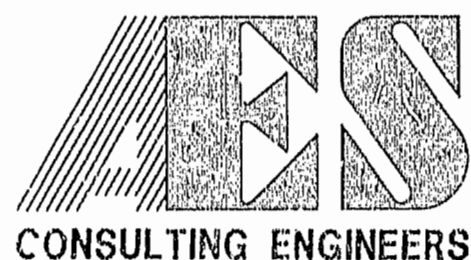
**SURVEYOR'S CERTIFICATE**

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.

RONALD W. EADS, L.S.#1948 \_\_\_\_\_ DATE 4-2-97

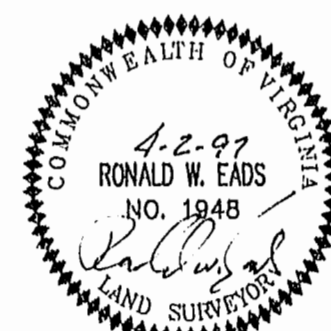
Recorded 3rd day of April, 1998  
 DOCUMENT # 980005969  
 Clerk

PLAT RECORDED IN P.B. NO. 69, PAGE 4



5248 Olde Towne Road, Suite 1  
 Williamsburg, Virginia 23188  
 (757) 253-0040  
 Fax (757) 220-8994

PLAT OF SUBDIVISION & PROPERTY LINE EXTINGUISHMENT BETWEEN THE PROPERTIES OF WILLIAM W. AND PATRICIA A. STEWART AND MICHAEL C. BROWN, LTD.  
 JAMES CITY COUNTY VIRGINIA



No.	DATE	REVISION / COMMENT / NOTE	BY

Designed AES	Drawn RWE
Scale 1"=200'	Date 4/2/97
Project No. 5325	
Drawing No. 1 OF 1	

