

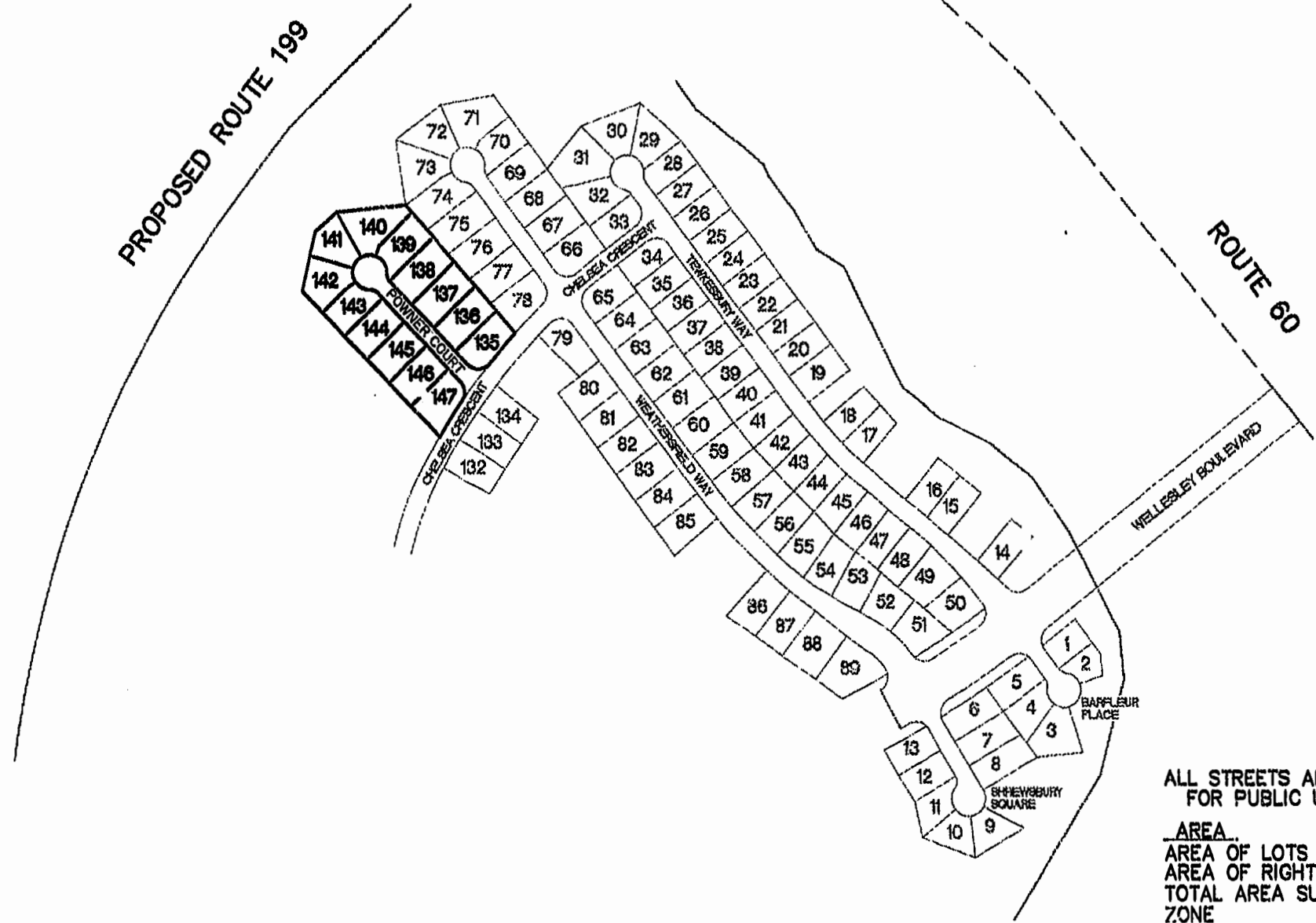
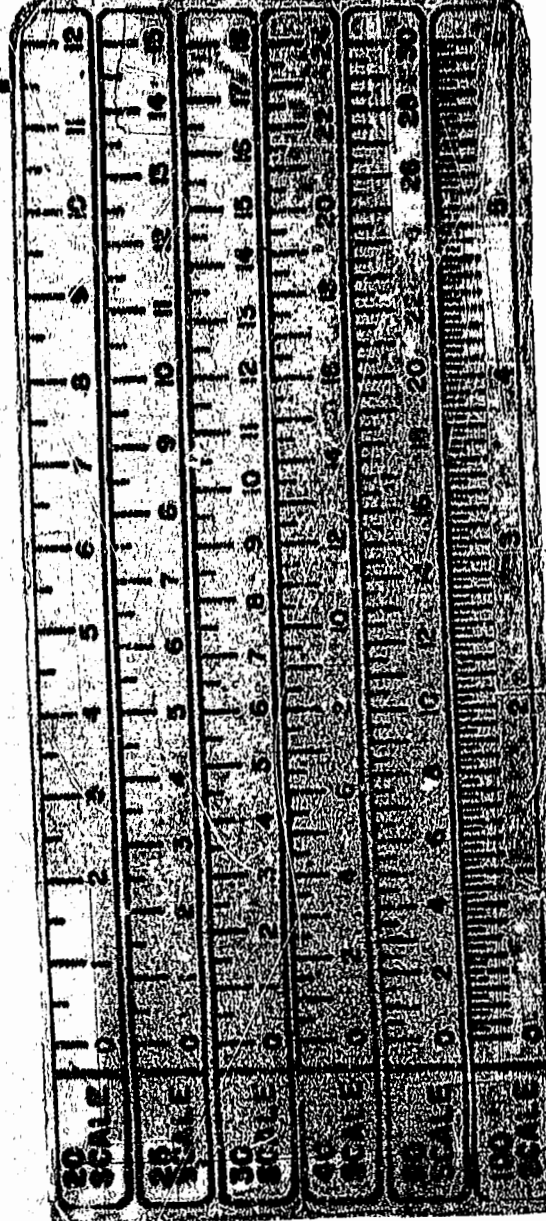
VICINITY MAP  
SCALE: 1"=2000'

# SUBDIVISION OF PARCEL 1 OF THE VILLAGES AT WESTMINSTER PHASE II, SECTION II BERKELEY DISTRICT JAMES CITY COUNTY, VIRGINIA

DATE: SEPTEMBER 2, 1998 SCALE: 1"=300'

REFERENCES:

- DB 559 @ PG 576 - 50' PERMANENT VIRGINIA NATURAL GAS EASEMENT
- DB 365 @ PG 821 - ROUTE #60 LIMITED ACCESS
- DB 186 @ PG 729 - 20' SANITARY SEWER EASEMENT
- DB 664 @ PG 186
- PB 54 @ PGS 44-46
- DB 809 @ PG 636
- PB 65 @ PG 16
- PB 67 @ PGS 23-26
- TAX MAP (32-2), PARCEL (1-57) - IN PART



ALL STREETS ARE HEREBY DEDICATED FOR PUBLIC USE.

AREA	
AREA OF LOTS	2.95 ACRES
AREA OF RIGHT OF WAY	0.42 ACRES
TOTAL AREA SUBDIVIDED	3.37 ACRES
ZONE	R2, RESIDENTIAL CLUSTER DEVELOPMENT

### OWNER'S CERTIFICATE

THIS SUBDIVISION OF LAND SHOWN ON THIS PLAT AND KNOWN AS PARCEL 1 OF THE VILLAGES AT WESTMINSTER, PHASE II, SECTION II IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS, AND TRUSTEES  
**G.C.R., INC., a Virginia corporation**

BY: *James L. Clayton*  
JAMES L. CLAYTON, PRESIDENT

STATE OF VIRGINIA,  
COUNTY OF JAMES CITY, TO WIT:

I, *Mystic D. Zsimeowich* A NOTARY PUBLIC IN AND FOR THE COUNTY AND STATE AFORESAID DO HEREBY CERTIFY THAT THE PERSON WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME.

GIVEN UNDER MY HAND AND SEAL THIS 11 DAY OF December 1998.

NOTARY PUBLIC: *Mystic D. Zsimeowich*  
MY COMMISSION EXPIRES: August 31, 2001

STATE OF VIRGINIA,  
COUNTY OF JAMES CITY

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF JAMES CITY, THE MAP SHOWN HEREON WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS.

*Chere Shaud* 22 January 1999  
TESTE DATE

PLAT BOOK 171, PAGE 77+78

NOTES:

- THIS PROPERTY IS LOCATED IN FLOOD ZONE "A" & "AE" AS SHOWN ON FLOOD INSURANCE RATE MAP COMMUNITY-PANEL NUMBERS 510201 0020B & 510201 0035B, EFFECTIVE DATE 2-6-91.
- PROPERTY CORNERS TO BE SET BY JOHN RUTH, CLS OF RICKMOND ENGINEERING, INC.

**WATER**  
EACH LOT WITHIN THIS SUBDIVISION IS TO BE SERVED BY PUBLIC WATER SUPPLIED BY JAMES CITY SERVICE AUTHORITY.

**SEWER**  
EACH LOT WITHIN THIS SUBDIVISION IS TO BE SERVED BY PUBLIC SEWER SUPPLIED BY JAMES CITY SERVICE AUTHORITY.

### CERTIFICATION OF SOURCE OF TITLE

THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED BY WARHILL ASSOCIATES, L.L.C. TO G.C.R., INC. BY DEED DATED 10/28/98 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY AS DOCUMENT NUMBER 980020281.

*Kenneth M. Jenkins II*  
KENNETH M. JENKINS, II, PROFESSIONAL ENGINEER

### ENGINEER'S CERTIFICATE

I HEREBY CERTIFY THAT TO THE BEST MY OF KNOWLEDGE AND BELIEF, 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 HAVE BEEN COMPLIED WITH.

*Kenneth M. Jenkins II*  
KENNETH M. JENKINS, II, PROFESSIONAL ENGINEER

Recorded 22 day of Jan 1999  
DOCUMENT # 99-001526  
*Chere Shaud* Clerk

**OWNER/DEVELOPER**  
G.C.R., INC.  
P.O. BOX 707  
LIGHTFOOT, VIRGINIA 23090

### CERTIFICATE OF APPROVAL

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

*Ronald C. Burko* 12/18/98  
AGENT OF GOVERNING BODY DATE

*Ronald C. Burko* 12-16-98  
VIRGINIA DEPARTMENT OF TRANSPORTATION DATE



### Rickmond Engineering, Inc.

1643--C Merrimac Trail  
Williamsburg VA 23185  
(757)229-1776

Civil Engineering  
Environmental Engineering  
Land Surveying

PLAT RECORDED IN  
P.B. NO. 171 PAGE 77+78

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