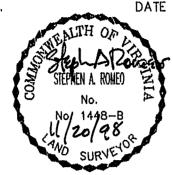
I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF THIS PLAT COMPLIES WITH ALL OF THE REQUIREMENTS OF THE BOARD OF SUPERVISORS AND ORDINANCES OF THE COUNTY OF JAMES CITY COUNTY, VIRGINIA REGARDING PLATTING WITHIN THE COUNTY.

A. Lours

11/20/98

STEPHEN A. ROMEO, C.L.S.





THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED BY KATHERINE VAIDEN TO SASHA L. DIGGES AND MARY CATHERINE DIGGES BY DEED DATED 12/21/84 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY IN DEED BOOK 261, PAGE 641 AND BY DEED DATED 09/16/81 AND RECORDED IN THE OFFICE OF THE CLERK OF THE COURT OF THE COUNTY OF JAMES CITY IN DEED BOOK 217, PAGE 108.

OWNER'S CERTIFICATE

THE BOUNDARY LINE ADJUSTMENT OF THE PROPERTY AS SHOWN HEREON IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER(S)

SASHA L. DIGGES

MARY CATHERINE DIGGES

STATE OF Virginia COUNTY OF James City County 1, Annette S. Gilbert IN AND FOR THE COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE PERSON(S) WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGE THE SAME BEFORE ME IN MY COUNTY AND STATE AFORESAID.

GIVEN UNDER MY HAND THIS 4th DAY OF March , 1999

MY COMMISSION EXPIRES 11-30-99

NOTARY PUBLIC.

CERTIFICATE OF APPROVAL

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

DATE

SUBDIVISION AGENT OF JAMES CITY COUNTY

DATE

VIRGINIA DEPARTMENT OF TRANSPORTATION

25

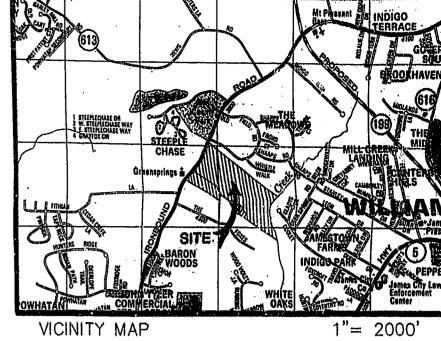
VIRGINIA DEPARTMENT OF HEALTH

STATE OF VIRGINIA, COUNTY OF JAMES CITY

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT THE PLAT SHOWN HEREON WAS PRESENTED AND ADMITTED TO RECORD THIS AND AY OF LAWY DIRECTS.

CURVE TABLE RADIUS CURVE LENGTH **TANGENT** CHURD BEARING DELTA 04°00'37" C1 150.00 2143.09 75.03 149.97 S83°31'15'W C5 125,29 2143.09 62.66 125,27 S87°12'03"W 03°20′58* 48.69 S89°31'34"W 01°18′06″ C3 2143.09 24.35 48,69 333.85 333,53 N81°26'20"E 08°39'27" C4 2209.44 167,24





COPYRIGHT ADC THE MAP PEOPLE PERMITTED USE NO. 20197473 "THE MEADOWS" VAN KNIEST, INC D.B. 247, PG.17 S00°21'39'W 107 101 9 107 107 107 聚 107 OAK TREE Q 2050.07 "INDIG(S74'8'30"W 188.24 S81'53'33"W PARCEL 'A' TAX PARCEL ± 42.8 ACRES S04'38'37"E (38-3)(1-18) (FORMERLY ± 45.9 ACRES AS SHOWN ON 37.17 UNRECORDED PLAT BY DeYOUNG, JOHNSON) S42'40'14"W 148.39' PROPERTY LINE HEREBY VACATED © STREAM IS PROPERTY LINE NEW PROPERTY LINE N77'06'30"W 142.30 -10' INGRESS/EGRESS EASEMENT (PROPOSED) SURVEY TIE LINE -S71"11'56"W -SURVEY TIE LINE 141.21 LINE N05°58'42'E 679,83 60.00' 65.11 S33'12'06"W 245.22 EXISTING SPRING HOUSE EASEMENT D.B. 310, PG.450 112.97 N05'58'42"W S30'50'45"E 92.27'_{S23'36'32"W} 5.3665 ACRES 898.05 EXISTING POND ~ M84 01'18'E FORMERLY 3.10 ACRES 89.68 KATHERINE VAIDEN 126.70 TAX PARCEL (38-3)(1-22) P.F. N05'58'42"W \I.P.F. NO5'58'42/W ± 1055' 900,00 'N05'58'42"W N19'56'17"E S47'18'59"W 156,61 48.10' S84°01′18**°**W/ LOT 9 LOT 7 LOT 6 LOT 8 126.70' // LOT 11-A LOT 11-B LOT 10 "THE FOXES!

PROPERTY IS ZONED R-8

REF:

D.B. 21, PG. 108 D.B. 261, PG. 641

D.B. 401, PG. 535 P.B. 42, PG. 86 P.B. 36, PG. 75

P.B. 34, PG. 22

P.B. 5, PG. 234

D.B. 155, PG. 492

œ

WIDTH

VARIABLE

N77'22'56"E

62.64

N89°48'25"E

101.57

<u>585'22'16"E</u>

122.46'

ROAD

- IN ACCORDANCE WITH SECTION 19-33 OF THE JAMES CITY COUNTY SUBDIVISION ORDINANCE, ALL UTILITIES SHALL BE PLACED UNDERGROUND.
- 3. THE PROPERTY SHOWN ON THIS PLAT IS SERVED BY PUBLIC WATER AND SEWER.

GRAPHIC SCALE

SCALE: 1'= 200

DOCUMENT # 99000 1166 1047 Keleso Stalled Cook

SHAW SHECOMORD BY 72 PAGE 85 PROPERTY LINE ADJUSTMENT PLAT OF THE PROPERTY OF

SASHA L. DIGGES & MARY CATHERINE DIGGES LOCATED ON

IRONBOUND ROAD

JAMES CITY COUNTY, VIRGINIA

DATE: 12/12/97

SCALE: 1"=200'



Langley and McDonald, P.C.

Engineers • Surveyors • Planners Landscape Architects • Environmental Consultants WILLIAMSBURG VIRGINIA BEACH