

THE PLATTING OF THE LAND HEREON SHOWN IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED TRUSTEES. CRESTAR JANK (INST#97008879, PG. 57, 4/30/93) CONSENTED TO:

H. Mac Weaver, II
H. MAC WEAVER, II, TRUSTEE
Joseph W. Kesteron
JOSEPH W. KESTERON, TRUSTEE
(EITHER OF WHOM MAY ACT)

I, Madonna W. Monell, A NOTARY PUBLIC IN AND FOR THE CITY OF James City, VIRGINIA, DO HEREBY CERTIFY THAT THE ABOVE NAMED PERSON WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN MY CITY AND STATE AFORESAID, GIVEN UNDER MY HAND THIS 14th DAY OF June, 1999.

Madonna W. Monell
NOTARY PUBLIC
MY COMMISSION EXPIRES 12-31-2002

PLAT OF SUBDIVISION
WATERFORD
AT
POWHATAN SECONDARY
PHASE FOURTEEN
BERKELEY DISTRICT
JAMES CITY COUNTY, VIRGINIA

DATE: 10/21/98 | SHEET 1 OF 3 | SCALE: N/A
PROJECT NO: 97-008 | DRAWN BY: CADD

SA SLEDD & ASSOCIATES, P.C.
ENGINEERS PLANNERS SURVEYORS
11632 ROCK LANDING DRIVE, SUITE 203
NEWPORT NEWS, VIRGINIA 23606
(757) 873-3388

SURVEYOR'S CERTIFICATE
I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE OR BELIEF, THIS PLAT COMPLIES WITH ALL OF THE REQUIREMENTS OF THE BOARD OF SUPERVISORS AND ORDINANCES OF THE COUNTY OF JAMES CITY, VIRGINIA.

Samuel J. Slaughter, Jr. 3-3-99
SAMUEL J. SLAUGHTER, JR. DATE

OWNER'S CERTIFICATE
THE SUBDIVISION OF LAND SHOWN ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNERS, PROPRIETORS AND OR TRUSTEES.

TERRY/PETERSON RESIDENTIAL TWO, L.L.C.
A VIRGINIA LIMITED LIABILITY COMPANY

BY: John H. Peterson, Jr. 6/1/99
JOHN H. PETERSON, JR. DATE

CERTIFICATE OF NOTARIZATION
COMMONWEALTH OF VIRGINIA
CITY/COUNTY OF Virginia Beach, I, Donna Y. Watts, A NOTARY PUBLIC IN AND FOR THE CITY/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 CITY/COUNTY AFORESAID GIVEN UNDER MY NAME THIS 11th DAY OF June, 1999. MY COMMISSION EXPIRES 4-30-01.

Donna Y. Watts
NOTARY PUBLIC

CERTIFICATE OF SOURCE OF TITLE
THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED BY POWHATAN ENTERPRISES, INC., A VIRGINIA CORPORATION, TO TERRY/PETERSON RESIDENTIAL TWO, L.L.C., A VIRGINIA LIMITED LIABILITY COMPANY, BY DEED DATED MAY 1, 1997 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY IN INSTRUMENT NUMBER 970008878, PAGE 55.

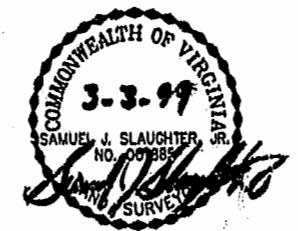
STATE OF VIRGINIA
COUNTY OF JAMES CITY
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY, THIS 28th DAY OF July, 1999, 10:25 AM THE MAP SHOWN HEREON WAS PRESENTED AND ADMITTED TO THE RECORD AS THE LAW DIRECTS.

TESTE: Debra S. Slade
CLERK

PLAT BOOK 74, PAGE 1

CURVE TABLE

NUMBER	DELTA	RADIUS	LENGTH	TANGENT	CHORD	CH. BEARING
C1	90°47'46"	10.00	15.65	10.14	14.24	N40°17'10"E
C2	85°00'59"	82.50	122.41	75.62	111.49	S51°48'28"E
C3	10°52'12"	82.50	15.65	7.85	15.63	N03°51'52"W
C4	02°32'07"	734.99	32.52	16.28	32.52	S00°18'10"W



AREA TABLE

TOTAL SUBDIVIDED AREA 0.288 AC.

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

7/23/99 Debra S. Slade
DATE SUBDIVISION AGENT OF JAMES CITY COUNTY

PLAT RECORDED IN P.B. NO. 74 PAGE 1-3
Recorded 28th day of July, 1999
DOCUMENT # 990015305 10:25
Debra S. Slade Clerk

- GENERAL NOTES:**
1. PROPERTY IS ZONED RESIDENTIAL PLANNED COMMUNITY DISTRICT, R-4.
 2. TAX MAP NUMBER OF PROPERTY: (38-3)(1-9) & (38-3)(1-19)
 3. ALL STREETS DESIGNATED AS PRIVATE ARE TO BE HELD AS COMMON AREAS BY THE HOME OWNERS ASSOCIATION.
 4. THIS PROPERTY IS SERVED BY PUBLIC WATER & SEWER.
 5. ALL UTILITIES SHALL BE PLACED UNDERGROUND IN ACCORDANCE WITH SECTION 19-33 OF THE SUBDIVISION ORDINANCE.
 6. ALL DRAINAGE EASEMENTS WILL BE PRIVATE.
 7. WETLANDS AND LAND WITHIN THE RESOURCE PROTECTION AREAS SHALL REMAIN IN A NATURAL UNDISTURBED STATE EXCEPT FOR THOSE ACTIVITIES PERMITTED BY SECTION 23-9C(1) OF THE JAMES CITY COUNTY CODE.
 8. MONUMENTS WILL BE SET IN ACCORDANCE WITH SECTION 19-34 THROUGH 19-38 OF THE JAMES CITY COUNTY SUBDIVISION ORDINANCE.
 9. STREETS IN THIS SUBDIVISION DO NOT MEET STATE DESIGN STANDARDS AND SHALL NOT BE MAINTAINED BY THE VIRGINIA DEPARTMENT OF TRANSPORTATION OR THE COUNTY.