

VICINITY SKETCH 1"=2000'

- NOTES:**
1. SITE ADDRESS: #146 FOREST HEIGHTS ROAD (LOT 20)
#150 FOREST HEIGHTS ROAD (LOT 21)
 2. TAX MAP PARCEL NO: 3220400020 (LOT 20)
3220400021 (LOT 21)
 3. THE PROPERTY SHOWN ON THIS PLAT LIES IN FLOOD ZONE X (OUTSIDE THE 100 YEAR FLOOD PLAIN) AS SHOWN ON FLOOD PANEL 510201 0035 B, DATED 2-6-91.
 4. THIS PROPERTY DOES NOT LIE WITHIN THE CHESAPEAKE BAY RESOURCE PROTECTION AREA.
 5. ZONING: R2
 6. BUILDING SETBACKS ESTABLISHED BY ZONING VARIANCE SEE CASE NO. ZA4-94 DATED MARCH 24, 1994.
MINIMUM BUILDING SETBACKS: FRONT=25'
REAR=15'
SIDE=10'
 7. NEW MONUMENTS WILL BE SET IN ACCORDANCE WITH SECTIONS 19-34 THROUGH 19-36 OF THE JAMES CITY COUNTY SUBDIVISION ORDINANCE.
 8. ALL NEW UTILITIES SHALL BE PLACED UNDERGROUND.
 9. THIS LOT IS TO BE SERVED BY PUBLIC WATER SUPPLIED BY JAMES CITY SERVICE AUTHORITY.
 9. THIS LOT IS TO BE SERVED BY PUBLIC SEWER SUPPLIED BY JAMES CITY SERVICE AUTHORITY.
 10. REFERENCES: P.B. 22, PG. 13
D.B. 656, PG. 733
DOCUMENT #990025071
DOCUMENT #990026137

PLAT OF PROPERTY LINE EXTINGUISHMENT SHOWING
NEW LOT 20
 FORMERLY LOTS 20 & 21
 BENJAMIN E. & HELEN B. CLARK SUBDIVISION
 (P.B. 22, PG. 13)

JAMES CITY COUNTY, VIRGINIA

SCALE: 1"=25' DATE: MARCH 22, 2000

WALTERS LAND SURVEYING, LTD.
 710 DENBIGH BOULEVARD, SUITE 4C
 NEWPORT NEWS, VIRGINIA 23608
 P.O. BOX 1594 YORKTOWN, VIRGINIA 23692
 PHONE: (757)898-1057 FAX: (757)698-2862

OWNERS CERTIFICATE

THE PROPERTY LINE EXTINGUISHMENT ON THIS PLAT, KNOWN AS PLAT OF PROPERTY LINE EXTINGUISHMENT SHOWING NEW LOT 20, FORMERLY LOTS 20 & 21, BENJAMIN E. & HELEN B. CLARK SUBDIVISION (P.B. 22, PG. 13), IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNERS, PROPRIETORS AND/OR TRUSTEES.

OWNER:

5-1-00 Lucinda L. Brown
 DATE LUCINDA L. BROWN

TRUSTEE:

4-29-2000 Harold W. Tomlin
 DATE TRUSTEE: HAROLD W. TOMLIN
 BENEFICIARY: CMH HOMES INC.
 DEED OF TRUST: DOCUMENT #99025071 DATED NOVEMBER 16, 1999
 CORRECTED DEED OF TRUST: DOCUMENT #99026137 DATED NOVEMBER 16, 1999

CERTIFICATE OF NOTARIZATION

NOTARY FOR OWNER:
 COMMONWEALTH OF VIRGINIA
 CITY/COUNTY OF James City County
Wall H. Hunt, 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 HAND THIS 1 DAY OF May 2000.

Wall H. Hunt
 NOTARY PUBLIC
 MY COMMISSION EXPIRES November 30, 2000

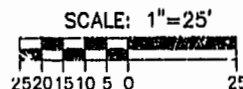
NOTARY FOR TRUSTEE:

COMMONWEALTH OF VIRGINIA
 CITY/COUNTY OF Newport News
JAMES D. COVILL, JR., 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 HAND THIS 21 DAY OF APRIL 2000.

James D. Covill, Jr.
 NOTARY PUBLIC
 MY COMMISSION EXPIRES 4/30/2000

I CERTIFY THAT IRON RODS AS SHOWN ON THIS PLAT WILL BE SET ON OR BEFORE JUNE 30, 2000.

Johnny S. Walters III
 JOHNNY S. WALTERS III, LAND SURVEYOR DATE 3-22-00



AREA TABLE

FORMER LOT 20	5,250 S.F.	0.1205 AC.
FORMER LOT 21	5,250 S.F.	0.1205 AC.
NEW LOT 20	10,500 S.F.	0.2410 AC.

CERTIFICATE OF SOURCE OF TITLE

THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED BY WILLIAM W. BROWN, UNMARRIED TO LUCINDA L. BROWN, UNMARRIED BY DEED DATED SEPTEMBER 27, 1993 AND RECORDED IN THE OFFICE OF THE CLERK OF CIRCUIT COURT OF THE COUNTY OF JAMES CITY IN DEED BOOK 656, PG. 733

SURVEYOR'S CERTIFICATE

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

3-22-00 Johnny S. Walters III
 DATE LAND SURVEYOR

CERTIFICATE OF APPROVAL

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

5/2/00
 DATE SUBDIVISION AGENT OF JAMES CITY COUNTY

STATE OF VIRGINIA
 COUNTY OF JAMES CITY
 IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF JAMES CITY, VIRGINIA THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS THIS 16 DAY OF May 2000 IN PLAT BOOK 77, PAGE 55 @ 4:01 PM

TESTE: Robert L. Libridge
 CLERK

DATE: 3-22-2000	JOB #: 200212	CLIENT: BROWN
SCALE: 1"=25'	F.B. Pg.	DRAWN BY: JMB

