OWNER'S CONSENT AND DEDICATION

THE RESUBDIVISION, PROPERTY LINE ADJUSTMENT AND LOT LINE EXTINGUISHMENT SHOW ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS.

ROBERT E. KILEY — DATE 8/4/00

EVELYNNE P. KILEY — DATE 8/4/00

NOTARY

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

I, SYLVIA C. PAYNE, A NOTARY PUBLIC IN AND FOR THE COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE ABOVE PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN THE COUNTY AND STATE AFORESAID

GIVEN UNTO MY HAND THIS 4th DAY OF August, 2000.

MY COMMISSION EXPIRES August 31, 2002.

Sylvia C. Payne
NOTARY PUBLIC

OWNER'S CONSENT AND DEDICATION

THE RESUBDIVISION, PROPERTY LINE ADJUSTMENT AND LOT LINE EXTINGUISHMENT SHOW ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER.

ANN W. BUETOW — DATE 7/30/00

NOTARY

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

I, SYLVIA C. PAYNE, A NOTARY PUBLIC IN AND FOR THE COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE ABOVE PERSON WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN THE COUNTY AND STATE AFORESAID

GIVEN UNTO MY HAND THIS 20th DAY OF JULY, 2000.

MY COMMISSION EXPIRES August 31, 2003.

Sylvia C. Payne
NOTARY PUBLIC

OWNER'S CONSENT AND DEDICATION

THE RESUBDIVISION, PROPERTY LINE ADJUSTMENT AND LOT LINE EXTINGUISHMENT SHOW ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS.

WILLIAM R. HOFFMAN — DATE 8/1/00

SHARON M. HOFFMAN — DATE 8/1/00

NOTARY

Pennsylvania, County of Lycoming

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

I, Susan G. Shoemaker, A NOTARY PUBLIC IN AND FOR THE COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE ABOVE PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN THE COUNTY AND STATE AFORESAID

GIVEN UNTO MY HAND THIS 1st DAY OF August, 2000.

MY COMMISSION EXPIRES April 1, 2002.

Susan G. Shoemaker
NOTARY PUBLIC

Notarial Seal
Susan G. Shoemaker, Notary Public
Bald Eagle Twp., Clinton County
My Commission Expires April 1, 2002
Member, Pennsylvania Association of Notaries

SOURCE OF TITLE

LOT 37

THIS IS TO CERTIFY THAT THE LAND EMBRACED IN THIS SUBDIVISION IS IN THE NAME OF ROBERT E. KILEY AND EVELYNNE P. KILEY, AND WAS ACQUIRED FROM GOVERNOR'S LAND ASSOCIATES, BY DEED DATED 3rd DAY OF JANUARY, 1995 AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY, VIRGINIA, IN DEED BOOK 721, AT PAGE 177.

LOT 38

THIS IS TO CERTIFY THAT THE LAND EMBRACED IN THIS SUBDIVISION IS IN THE NAME OF ANN W. BUETOW, AND WAS ACQUIRED FROM GOVERNOR'S LAND ASSOCIATES, BY DEED DATED 15th DAY OF DECEMBER, 1997 AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY, VIRGINIA, AS DOCUMENT #970020425.

LOT 39

THIS IS TO CERTIFY THAT THE LAND EMBRACED IN THIS SUBDIVISION IS IN THE NAME OF WILLIAM R. HOFFMAN AND SHARON M. HOFFMAN, AND WAS ACQUIRED FROM CRESTAR BANK, BY DEED DATED 22nd DAY OF SEPTEMBER, 1998 AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY, VIRGINIA, AS DOCUMENT #980019135

SURVEYING 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.

G.T. WILSON, Jr., C.L.S. — DATE 7/25/00

CERTIFICATE OF APPROVAL

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

SUBDIVISION AGENT OF JAMES CITY COUNTY — DATE 8/20/00

GENERAL NOTES:

1. PROPERTY IS ZONED R-4, RESIDENTIAL PLANNED COMMUNITY DISTRICT.
2. ALL UTILITIES TO BE PLACED UNDERGROUND.
3. PROPERTY IS SERVED BY PUBLIC WATER AND SEWER AND BY PUBLIC STREETS
4. BUILDING SETBACK LINES FOR INDIVIDUAL LOTS ARE SHOWN. VARIANCES TO THE BUILDING SETBACKS SHOWN MAY BE GRANTED ON A CASE-BY-CASE BASIS BY THE COVENANTS COMMITTEE OF THE GOVERNOR'S LAND FOUNDATION FOR THE GOVERNOR'S LAND AT TWO RIVERS, BUT IN NO CASE WILL BE GRANTED TO REDUCE THE WIDTH OF THE RPA BUFFER OR LESS THAN THE MINIMUM LISTED BELOW, WHICH EVER IS GREATER:

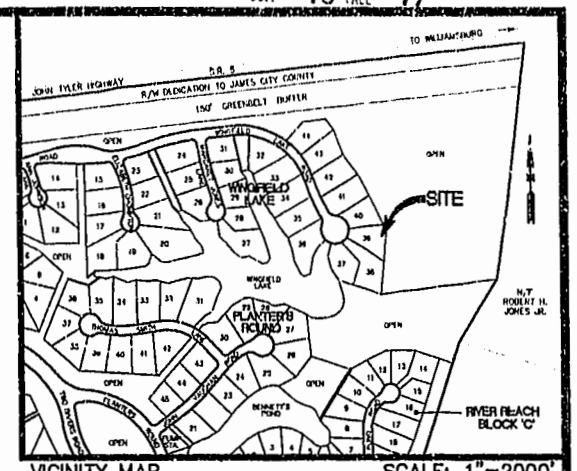
FRONT SETBACK:	50' MINIMUM
SIDE SETBACK:	10' MINIMUM
REAR SETBACK:	40' MINIMUM

5. THE GOVERNOR'S LAND FOUNDATION HAS AN EASEMENT OVER EACH LOT FOR DRAINAGE AND UTILITY MAINTENANCE. THE EASEMENT IS 10' FRONT, 10' SIDES AND 10' REAR ON EACH LOT.
6. SOME LOTS INTERFACE WITH THE 100-YEAR FLOOD PLAIN. THE 100 YEAR FLOOD PLAIN IS DELINEATED ON THE PLAT WHERE APPLICABLE. THE ELEVATION OF THE 100-YEAR FLOOD PLAIN IS 8.5 NGVD (NATIONAL GEODETIC VERTICAL DATUM).
7. ITEMS DENOTED AS "RPA WETLANDS BUFFER", "100-YEAR FLOOD PLAIN BOUNDARY", AND "SLOPES IN EXCESS OF 25% AND OUTSIDE RPA BUFFER" ARE BASED ON AERIAL TOPOGRAPHY AND/OR INFORMATION SUPPLIED BY THE OWNER/DEVELOPER. ALL ITEMS NOTED ABOVE SHOULD BE FIELD VERIFIED PRIOR TO DEVELOPMENT ON ANY LOT.
8. ALL LOTS WITHIN THIS SUBDIVISION ARE PROVIDED SANITARY SEWER SERVICE BY A GRINDER PUMP/FORCE MAIN SYSTEM. THE GRINDER PUMP SHALL BE AN ENVIRONMENT ONE, MODEL 2010. A MAINTENANCE CONTRACT MUST BE SECURED BY THE HOMEOWNER WITH THE JAMES CITY SERVICE AUTHORITY OR AN APPROVED SERVICE ORGANIZATION.

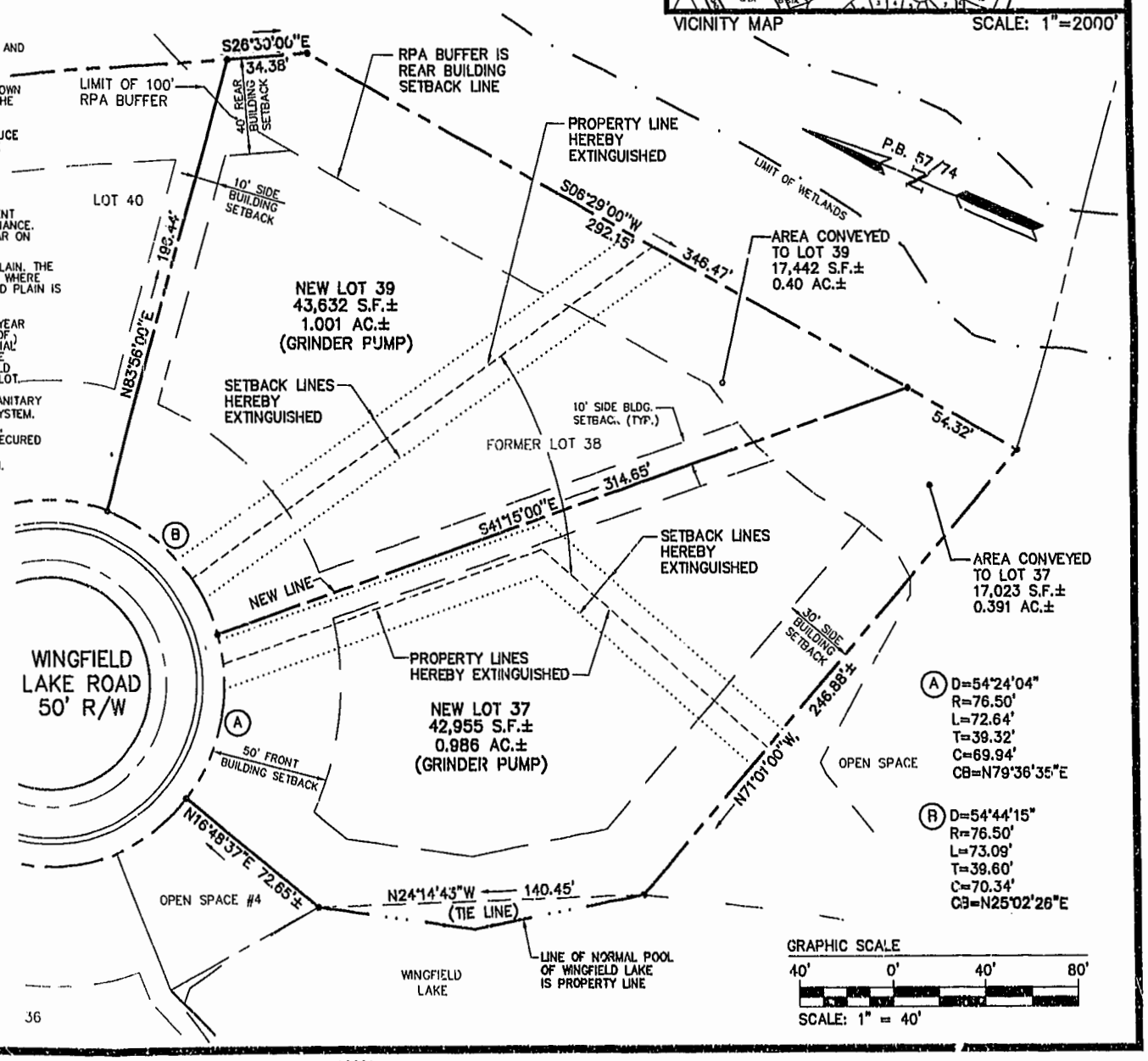
AREA TABULATION

FORMER LOT 37	25,032 s.f.	0.595 Ac.
PORTION OF LOT 38 TO BE ADDED TO LOT 37	17,023 s.f.	0.391 Ac.
NEW LOT 37	42,955 s.f.	0.986 Ac.
FORMER LOT 39	26,190 s.f.	0.601 Ac.
PORTION OF LOT 38 TO BE ADDED TO LOT 39	17,442 s.f.	0.400 Ac.
NEW LOT 39	43,632 s.f.	1.001 Ac.

(LOT 38 NO LONGER EXISTS)



VICINITY MAP — SCALE: 1"=2000'



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

PLAT OF PROPERTY LINE ADJUSTMENT AND LOT LINE EXTINGUISHMENT SHOWING NEW LOTS 37 AND 39 'WINGFIELD LAKE' THE GOVERNOR'S LAND At Two Rivers
P. WHIATAN DISTRICT — JAMES CITY COUNTY — VIRGINIA

COMMONWEALTH OF VIRGINIA — 7/25/00 — G.T. WILSON, JR. CERTIFICATE No. 1183 — CERTIFIED LAND SURVEYOR

Williamsburg/James City County
Recorded 2:32 PM 31 day of August 2000
PLAT RECORDED IN P.B. NO. 78 PAGE 77
DOCUMENT # 000018199
Diana Caudill, Deputy Clerk
BETSY B. WOOLRIDGE, CLERK

No.	DATE	REVISION / COMMENT / NOTE	BY

Designed VMB	Drawn RMS
Scale 1"=40'	Date 7/25/00
Project No. 7173-5-2	
Drawing No. 1 OF 1	