

CERTIFICATION OF SOURCE OF TITLE

THE PROPERTY SHOWN ON THIS PLAT AS LOT 28 WAS CONVEYED BY MATHIAS EGGER TO DAVID B. SIBLEY BY DEED DATED AUGUST 17, 1998 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY IN INSTRUMENT #980016862.

THE PROPERTY SHOWN ON THIS PLAT AS LOT 29 WAS CONVEYED BY JAMES W. & HELEN G. BELL TO DAVID B. SIBLEY BY DEED DATED DECEMBER 3, 1997 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY IN INSTRUMENT #970020347.

OWNER'S CONSENT AND DEDICATION

THE PROPERTY LINE EXTINGUISHMENT SHOWN ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS AND/OR TRUSTEES.

David B. Sibley
DAVID B. SIBLEY
2/12/01
DATE

CERTIFICATE OF NOTARIZATION

STATE OF VIRGINIA, CITY/COUNTY OF James City, TO-WIT:
I, Pamela D. Calli, A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE ABOVE PERSON WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGE THE SAME BEFORE ME IN MY CITY/COUNTY AND STATE AFORESAID.

GIVEN UNTO MY HAND THIS 12 DAY OF February, 2001.

MY COMMISSION EXPIRES 01/31/02
Pamela Dawn Calli
NOTARY PUBLIC

CERTIFICATE OF APPROVAL

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

[Signature]
SUBD. AGENT OF THE COUNTY OF JAMES CITY
3/1/01
DATE

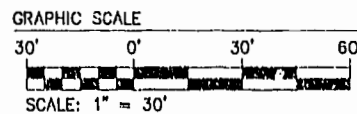
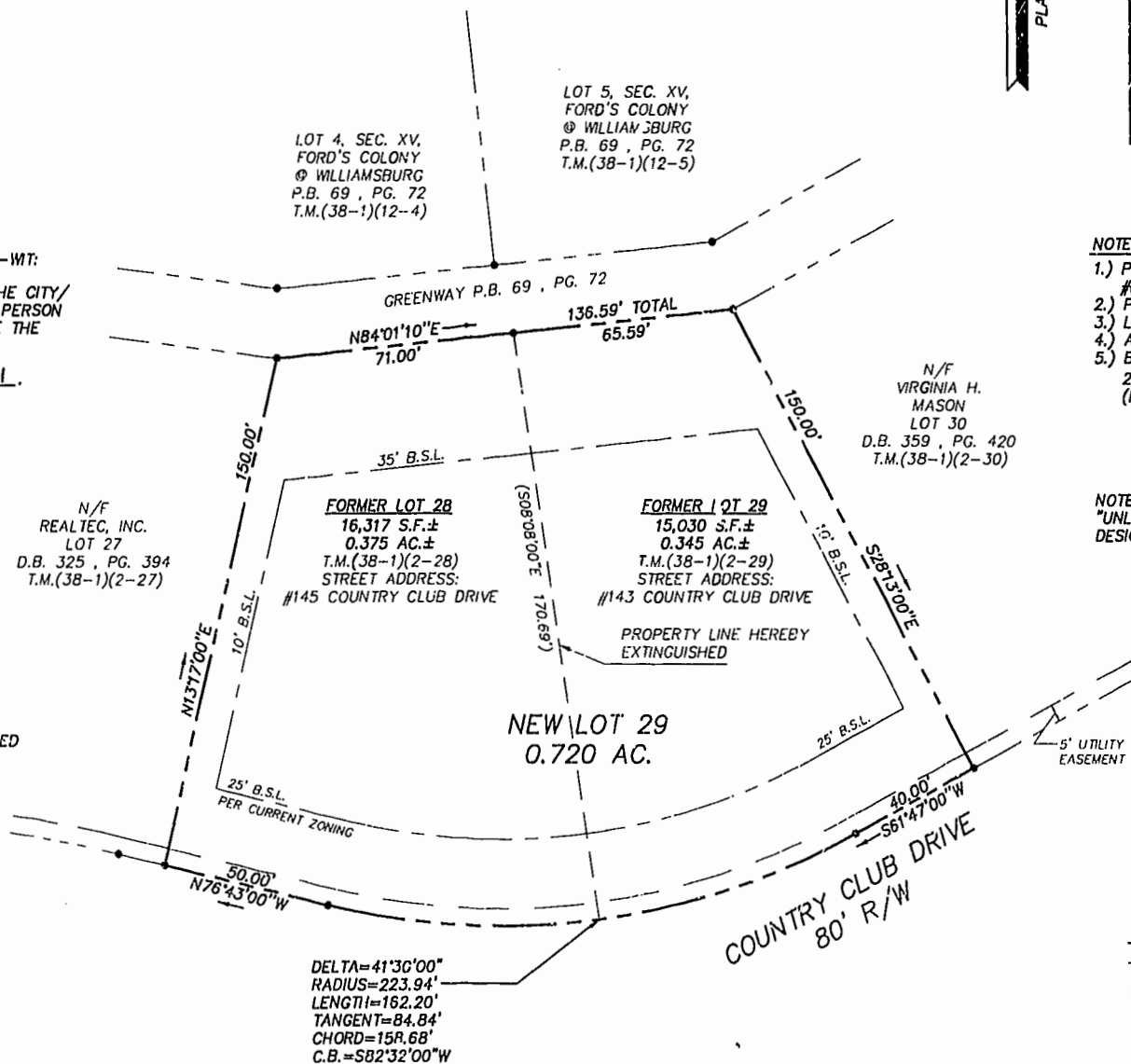
SURVEYOR'S CERTIFICATE

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

G.T. Wilson, Jr.
G.T. WILSON, JR., C.L.S. #1183
2/1/01
DATE

NOTE:
THIS IS A COMPOSITE PLAT PREPARED FROM RECORD INFORMATION AND DOES NOT REPRESENT A CURRENT FIELD SURVEY.

NOTE:
THIS PROPERTY LIES IN ZONE X, (AREAS DETERMINED TO BE OUTSIDE THE 500 YEAR FLOOD PLAIN) PER F.I.R.M. #510201 0035 B, DATED 2/5/91.

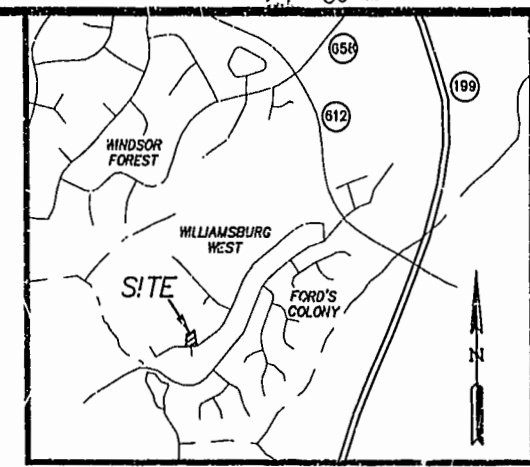


TOTAL AREA OF NEW LOT 29

31,347 S.F.±
0.720 AC.±

NOTE: LOT 28 (TAX PARCEL: (38-1)(2-28)) HEREBY EXTINGUISHED.

RECORD MERIDIAN
PLAT BOOK 26, PAGE 3



VICINITY MAP

NOTES:

- 1.) PROPERTY SHOWN HEREON IS ALL OF TAX MAP PARCELS # (38-1)(2-28) & (38-1)(2-29).
- 2.) PROPERTY IS ZONED "R2"-GENERAL RESIDENTIAL DISTRICT.
- 3.) LOTS ARE SERVED BY PUBLIC WATER AND SEWER.
- 4.) ALL NEW UTILITIES ARE TO BE PLACED UNDERGROUND.
- 5.) BUILDING SETBACKS: (PER CURRENT ZONING) 25'-FRONT, 10' SIDE & 35' REAR (PER P.B. 26, PG. 3 FRONT BUILDING SETBACK=30')

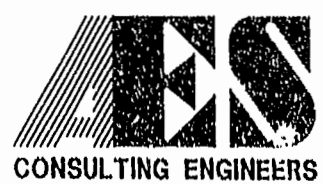
NOTE:
UNLESS OTHERWISE NOTED, ALL DRAINAGE EASEMENTS DESIGNATED ON THIS PLAT SHALL REMAIN PRIVATE.

STATE OF VIRGINIA
COUNTY OF JAMES CITY

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY, THIS 5th DAY OF March, 2001. THE MAP SHOWN HEREON WAS PRESENTED AND ADMITTED TO THE RECORD AS THE LAW DIRECTS. @ 1:02 PM

TESTE: Betsy B. Woolridge
CLERK
BETSY B. WOOLRIDGE, CLERK OF CIRCUIT COURT

BY
PLAT BOOK 80, PAGE 57



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

PLAT SHOWING PROPERTY LINE EXTINGUISHMENT BETWEEN LOT 28 & LOT 29, SECTION "ONE-A", WILLIAMSBURG WEST
OWNED BY:
DAVID B. SIBLEY
BERKELEY DISTRICT JAMES CITY COUNTY VIRGINIA



Williamsburg/James City County			
Recorded	5 day of March 2001		
DOCUMENT #	210003530		
Betsy B. Woolridge, Clerk			
No.	DATE	REVISION / COMMENT / NOTE	BY
1	2/28/01	PER J.C.CO. COMMENTS	JKR

Designed	Drawn
000	JKR
Scale	Date
1"=30'	2/8/2001
Project No.	
24865	
Drawing No.	
1 OF 1	