

CERTIFICATION OF SOURCE OF TITLE

THE PROPERTY SHOWN ON THIS PLAT AS LOT 8 WAS CONVEYED BY DANIEL R. STANKIEWICZ, JR. AND BRENDA J. STANKIEWICZ TO RONALD K. BINGER AND RHONDA L. BINGER BY DEED DATED APRIL 14, 1993 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY IN DEED BOOK 614, PAGE 18.

THE PROPERTY SHOWN ON THIS PLAT AS "OTHER LANDS" WAS CONVEYED BY ARROWHEAD REALTY CORPORATION OF WILLIAMSBURG, A VA. CORP. TO RONALD K. BINGER AND RHONDA L. BINGER BY DEED DATED OCTOBER 6, 1995 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY IN DEED BOOK 759, PAGE 407.

OWNER'S CONSENT AND DEDICATION

THE BOUNDARY LINE ADJUSTMENT OF LAND SHOWN ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS:

Ronald K. Binger 4/26/01
 RONALD K. BINGER DATE
Rhonda L. Binger 4/26/01
 RHONDA L. BINGER DATE

CERTIFICATE OF NOTARIZATION

COMMONWEALTH OF VIRGINIA, -CITY/COUNTY OF JAMES CITY, TO-WIT:

I, Paul W. Michael, Sr. A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE ABOVE PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGE THE SAME BEFORE ME IN MY CITY/COUNTY AND STATE AFORESAID.

GIVEN UNTO MY HAND THIS 26 DAY OF APRIL, 2001.

MY COMMISSION EXPIRES FEB. 28, 2002
Paul W. Michael, Sr.
 NOTARY PUBLIC

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 OF SUPERVISORS AND ORDINANCES OF THE COUNTY OF JAMES CITY, VIRGINIA REGARDING THE PLATTING OF SUBDIVISIONS WITHIN THE COUNTY.

G.T. Wilson, Jr. 4/26/01
 G.T. WILSON, JR., C.L.S. #1183 DATE

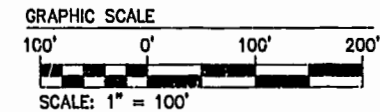
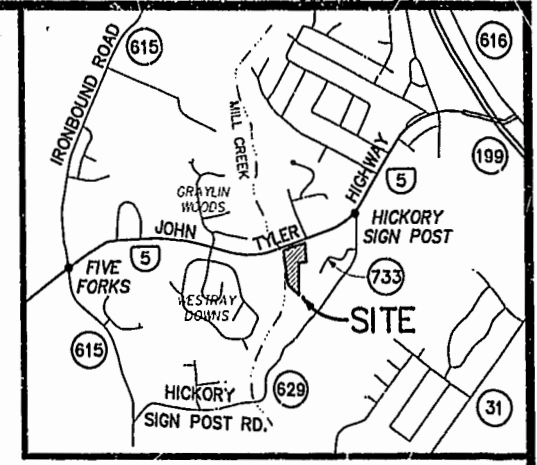
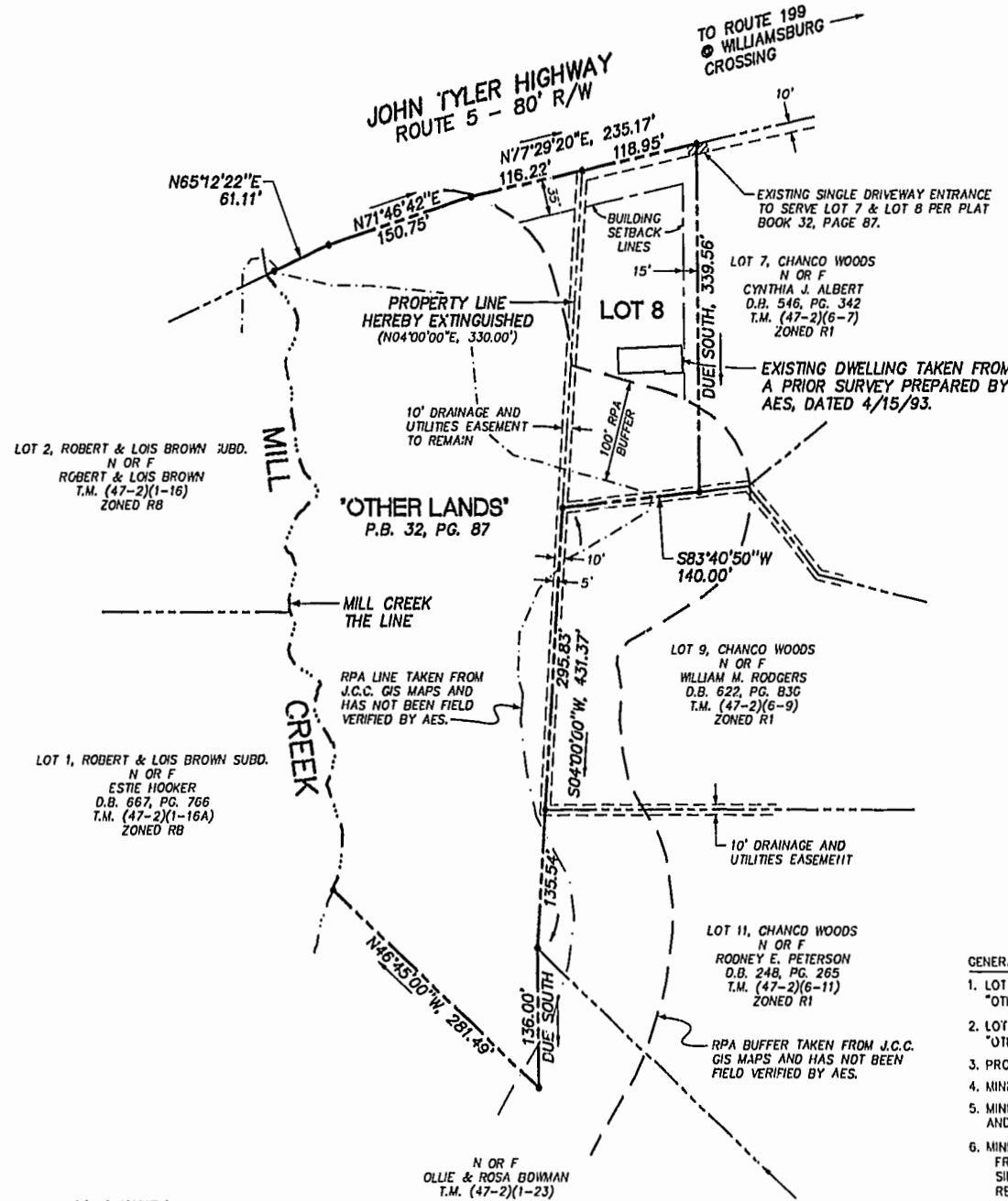
CERTIFICATE OF APPROVAL

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

[Signature] 5/16/01
 SUBDIVISION AGENT OF THE COUNTY OF JAMES CITY DATE

AREA TABULATION

FORMER AREA OF LOT 8	42,443 S.F.±	0.974 ACRES±
FORMER AREA OF OTHER LANDS	137,650 S.F.±	3.160 ACRES±
NEW AREA OF LOT 8	180,093 S.F.±	4.134 ACRES±



GENERAL NOTES

- LOT 9: PROPERTY ADDRESS: #4899 JOHN TYLER HIGHWAY
 "OTHER LANDS": PROPERTY ADDRESS: #4897 JOHN TYLER HIGHWAY
- LOT 8: TAX PARCEL (47-2)(6-8)
 "OTHER LANDS": TAX PARCEL (47-2)(1-19)
- PROPERTY IS CURRENTLY ZONED LIMITED RESIDENTIAL DISTRICT, R-1.
- MINIMUM LOT SIZE = 15,000 SQ.FT. (WITH PUBLIC WATER & SEWER)
- MINIMUM LOT WIDTH AT FRONT SETBACK LINE = 100' (LOTS UP TO AND INCLUDING 43,560 S.F.); 150' (LOTS OF MORE THAN 43,560 S.F.)
- MINIMUM YARD REQUIREMENTS
 FRONT B.S.L. = 35'
 SIDE B.S.L. = 15'
 REAR B.S.L. = 35'
- PUBLIC WATER AND PUBLIC SEWER IS AVAILABLE TO ALL LOTS WITHIN THIS SUBDIVISION.
- IN ACCORDANCE WITH SECTION 19-33 OF THE JAMES CITY COUNTY'S SUBDIVISION ORDINANCE, ALL UTILITIES ARE TO BE PLACED UNDERGROUND
- THIS PLAT IS TAKEN FROM RECORD INFORMATION AND DOES NOT REPRESENT A CURRENT BOUNDARY SURVEY. IMPROVEMENTS HAVE NOT BEEN FIELD VERIFIED AND ARE NOT SHOWN (EXCEPT THOSE NOTED).

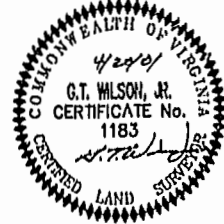
Williamsburg/James City County
 9:23 AM
 Recorded 27 day of May, 2001
 DOCUMENT # 010009345
 [Signature]
 Betsy B. Woolridge, Clerk of Circuit Court

PLAT RECORDED IN
 P.D. NO. 81 PAGE 24



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

COMPOSITE PLAT SHOWING
 BOUNDARY LINE ADJUSTMENT AND
 PROPERTY LINE EXTINGUISHMENT
 BETWEEN THE PROPERTIES OWNED BY
 RONALD K. BINGER & RHONDA L. BINGER
 BERKELEY DISTRICT JAMES CITY COUNTY VIRGINIA



No.	DATE	REVISION / COMMENT / NOTE	BY

Designed CMA	Drawn CMA
Scale 1" = 100'	Date 4/20/01
Project No. 21931	
Drawing No. 1 OF 1	