

#020025774

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CERTIFICATION OF SOURCE OF TITLE

THE PROPERTY SHOWN ON THIS PLAT AS LOT 95 WAS CONVEYED BY REALTEC INCORPORATED TO JACK & RENEE DONNER BY DEED DATED FEBRUARY 20, 2002 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY AS INSTRUMENT #020008656.

THE PROPERTY SHOWN ON THIS PLAT AS LOT 96 WAS CONVEYED BY REALTEC INCORPORATED TO JACK & RENEE DONNER BY DEED DATED FEBRUARY 20, 2002 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY AS INSTRUMENT #020008657.

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.

Handwritten signatures and dates for Jack Donner and Renee Donner, dated 7/19/02.

(JACK & RENEE DONNER) CERTIFICATE OF NOTARIZATION

STATE OF VA, CITY/COUNTY OF Williamsburg, TO-WIT: I, Janice M. Thompson, 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.

Signature of Janice M. Thompson, Notary Public.

Signature of Drew Mulhare, dated 7/22/02, for Realtec Incorporated.

Signature of Drew Mulhare, dated 7/22/02, for Ford's Colony at Williamsburg Homeowner's Association.

(DREW MULHARE) CERTIFICATE OF NOTARIZATION

STATE OF VIRGINIA, CITY/COUNTY OF James City, TO-WIT: I, Lynn Combs, 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.

Signature of Lynn Combs, 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 SUPERVISORS AND ORDINANCES OF THE COUNTY OF JAMES CITY, VIRGINIA REGARDING THE PLATTING OF SUBDIVISION WITHIN THE COUNTY.

Signature of G.T. Wilson, Jr., C.L.S. #1183, dated 7/19/02.

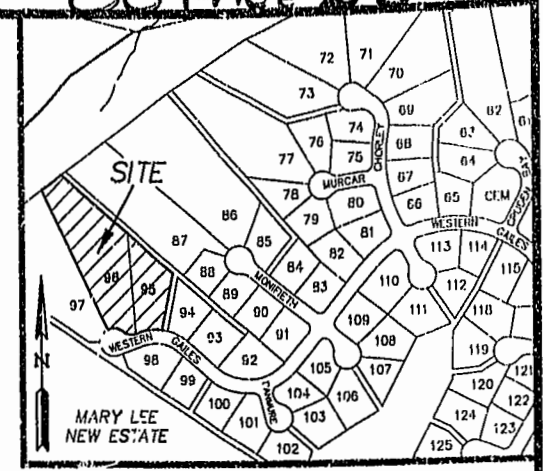
GP INDICATES GRINDER PUMP REQUIRED

LOTS 95 AND 96 SHALL HAVE SANITARY SEWER SERVICE PROVIDED BY A GRINDER PUMP/FORCE MAIN SYSTEM. THE GRINDER PUMP SHALL BE A SEMI-POSITIVE DISPLACEMENT TYPE, OR EQUAL, AS APPROVED BY JCSA. A MAINTENANCE CONTRACT MUST BE SECURED BY THE HOMEOWNER WITH AN APPROVED SERVICE ORGANIZATION. THE HOMEOWNER SHALL RETAIN A REGISTERED PROFESSIONAL ENGINEER FOR PROPER PUMP SELECTION AND PLACEMENT, AND OBTAIN APPROVAL FROM THE VIRGINIA DEPARTMENT OF HEALTH.

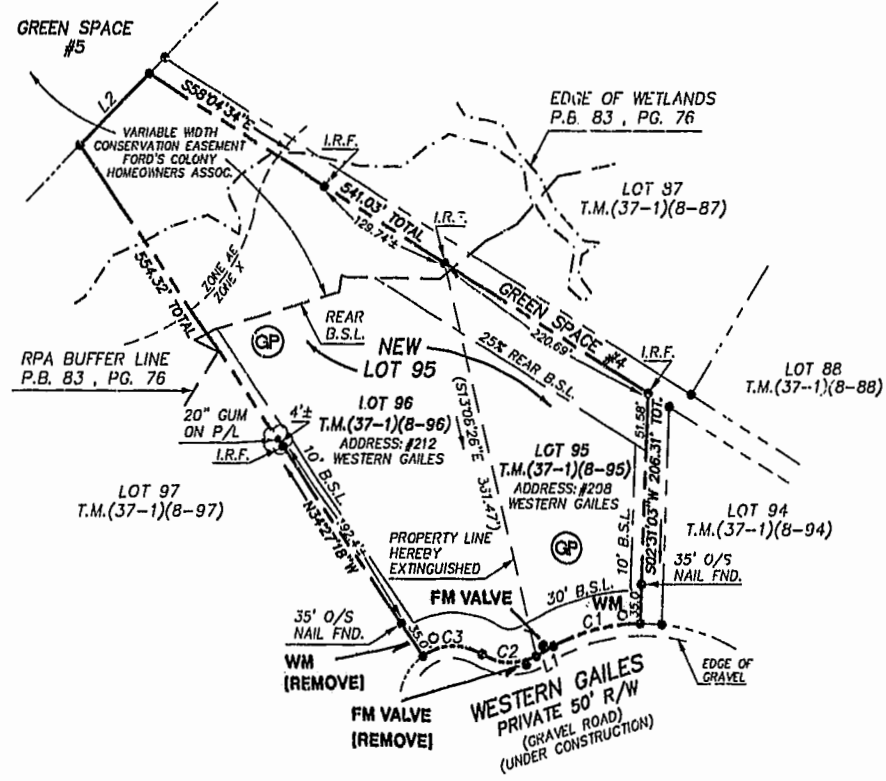
AREA TABULATION

AREA OF FORMER LOT 95= 37,488 S.F.± OR 0.86 AC.±
AREA OF FORMER LOT 96= 92,670 S.F.± OR 2.13 AC.±
TOTAL AREA OF NEW LOT 95= 130,158 S.F.± OR 2.99 AC.±

RECORD MERIDIAN PLAT BOOK 83, PAGE 76



VICINITY MAP



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

NOTE: WETLANDS AND LAND WITHIN RESOURCE PROTECTION AREAS SHALL REMAIN IN A NATURAL UNDISTURBED STATE EXCEPT FOR THOSE ACTIVITIES PERMITTED BY SECTION 23-9(C)(1) OF THE JAMES CITY COUNTY CODE.

NOTE: PORTION OF PROPERTY LIES IN ZONE AE (AREAS INUNDATED BY 100-YEAR FLOOD) BASE EL.=26.00, PORTION OF PROPERTY LIES IN ZONE X, (AREAS DETERMINED TO BE OUTSIDE THE 500 YEAR FLOOD PLAIN) PER F.I.R.M.#510201-0035 B, DATED 2/6/91.

NOTE: WATER METER AND FORCE MAIN VALVE TO BE REMOVED PER J.C.S.A. STANDARDS.

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 of Betsy D. Woolridge, Subdivision Agent of the County of James City, dated 7/20/02.

NOTE: LOT 96 (TAX PARCEL: (37-1)(8-96)) HEREBY EXTINGUISHED.

STATE OF VIRGINIA COUNTY OF JAMES CITY

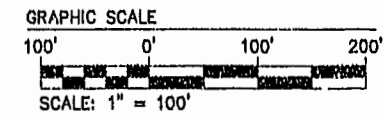
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY, THIS 17th DAY OF July, 2002, THE MAP SHOWN HEREON WAS PRESENTED AND ADMITTED TO THE RECORD AS THE LAW DIRECTS.

Signature of Betsy D. Woolridge, Clerk of Circuit Court.

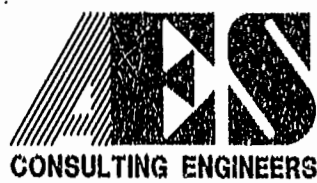
PLAT BOOK 88, PAGE 25

LINE TABLE with columns: NUMBER, BEARING, DISTANCE. Rows: L1, L2.

CURVE DATA with columns: NUMBER, DELTA, RADIUS, LENGTH, TANGENT, CHORD, CH. BEARING. Rows: C1, C2, C3.



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

PLAT SHOWING PROPERTY LINE EXTINGUISHMENT BETWEEN LOT 95 & LOT 96. SECTION XXXI, FORD'S COLONY @ WILLIAMSBURG OWNED BY: JACK & RENEE DONNER POWHATAN DISTRICT JAMES CITY COUNTY VIRGINIA



Table with columns: No., DATE, REVISION / COMMENT / NOTE, BY. Includes entry for 9/3/02 PER J.C.C. COMMENTS.

Table with columns: Designed, Drawn, Scale, Date, Project No., Drawing No. Values: 000, JKR, 1"=100', 4/10/2002, 25087-1, 1 OF 1.