#020025774

GREEN SPACE

#5

RPA BUFFER LINE

LOT 97 T.M.(37-1)(8-97)

P.B. 83 , PG. 76

OP INDICATES GRINDER PUMP REQUIRED

AREA TABULATION

VARIABLE WIDTH CONSERVATION EASEMENT FORD'S COLONY HOMEOWNERS ASSOC

19⁸/9 21

20" GUM

ON P/L

I.R.F.

œ

<u>4'±</u>

AREA OF FORMER LOT 95=

AREA OF FORMER LOT 96=

LOTS 95 AND 96 SHALL HAVE SANITARY SEWER SERVICE

FROM THE VIRGINIA DEPARTMENT OF HEALTH.

REAR

B.S.L.

NEW

LOT 95

1.07 50 T.M.(37-1)(8-96) (8 100555: 4212 (8)

ADDRESS: #212 WESTERN GAILES

FM VALVE

(REMOVE)

*iit*é

35' 0/S NAIL FND.

(REMOVE)

WM

PROVIDED BY A GRINDER PUMP/FORCE MAIN SYSTEM, THE GRINDER PROVIDED BY A GRINDER PUMP/FORCE MAIN SYSTEM, THE GRINDER PUMP SHALL BE A SEMI-POSITIVE DISPLACEMENT TYPE, OR EQUAI. 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 EPON THE VORGINA DEVADONATOR FOR THE THE

TOTAL AREA OF NEW LOT 95= 130,158 S.F.± OR 2.99 AC.±

37,488 S.F.± OR 0.86 AC.±

92,670 S.F.± OR 2.13 AC.±

EDGE OF WETLANDS

LOT 97

T.M.(37-1)(8-87)

LOT 94

T.M.(37-1)(8-94)

35' 0/5 NAIL FND.

EDGE OF

P.B. 83 , PG. 76

SEX)

255 REAR B 54

LOT 95

T.M.(37-1)(8-95) ADDRESS: #208 WESTERN GAILES

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WESTERN GAILES

HEREBY EXTINGUISHED.

PRIVATE 50' R/W

(GRAVEL ROAD) (GRAVEL ROAD) (UNDER CONSTRUCTION)

B.S.L

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LOT 96 (TAX PARCEL: (37-1)(8-96))

30' BSL

<u>c1</u>_

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PROPERTY LINE HEREBY EXTINGUISHED

FM VALVE

NOTE

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.

JACK DONNE DATE

RENEE DONNER

(JACK & RENEE DONNER) CERTIFICATE OF NOTARIZATION

, CITY/COUNTY OF WILLIAMS BUKS STATE OF NA , TO-WIT:

I, Janice. M. Thomisson , 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 19th DAY OF JULY , 2002

MY COMMISSION EXPIRES _ DA- 28. 03

Houpson Janice M NOTARY PUBLIC

7/22/ FOR REALTEC INCORPORATED-DREW MULHARE DATE

DATE

FOR FORO'S COLONY AT WILLIAMSBURJ HOMEOWNER'S ASSOCIATION, INC.-DREW MULHARE

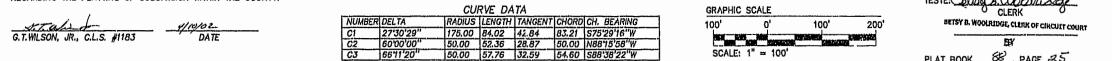
(DREW MULHARE) CERTIFICATE OF NOTARIZATION

STATE OF VIRGINIA, CITY/COUNTY OF Gramus City . TO-WIT: I, LUNN COMESSION 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 22nd DAY OF Ofuly , 20 02 MY COMMISSION EXPIRES MANGON 30. 2003

SURVEYOR'S CERTIFICATE

I HEKEBY 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.



DISTANCE

17.62'

90.66'

5248 Olde Towne Road, Sulte 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 JAMES CITY COUNTY. POWHATAN DISTRICT VIRGINIA

LINE TABLE

S61'44'02"W

N44'59'59"E

NUMBER BEARING

11

NAME ALTH OF	
01 4/10/02 184	
CERTIFICATE No. 41183	
stall stall	
ALAND AND	

A COMPANY AND A CO
72 71
73 70 82
76 74 08 0.2 0
SITE 77 75 8 67 64 77 78 WIREAM 67 65 CT.M 48
87 86 79 81 WESTERN 8
97 98 97 98 99 99 99 90 90 90 91 113 114 115 114 115 116 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117 117117 117 117 117 117117 117 117 117117 117 117117 117 117117 117 117117 117117 117 117117 117117 117117 117 117 117117 117 117 117117 117117 117 117117 117117 117117 117117 117117 117
1 98 99 92 105 107 120 121
MARY LEE 100 101 1 103 124 124
NEW ESTATE 102 125

BR DAGE 2.5

VICINITY MAP

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

"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."

26

PAGE

18

RECORD BOOK

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.

LOT 88 T.M.(37--1)(8-88) NOTE:

Cil Ci

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DC

9/3/02

DAIE

1

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

CER'IIFICATE OF APPROVAL

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

9/20/02 SUBDIVISION AGENT OF THE COUNTY OF JAMES CITY

STATE OF VIRGINIA COUNTY OF JAMES CITY

IN CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY, THIS DAY OF, 2022, THE MAP SHOWN HEREON WAS PRESENTED AND ADMITTED TO THE RECORD AS THE LAW DIRECTS. @ 12:23 P/M TESTE: DEDA DI LOODING CLERK BETSY B. WOOLREDGE, CLERK OF CIRCUIT COURT
151/
PLAT BOOK PAGE

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ily of Williamsburg & County of James City			Printer States		
incuit Court: This PLAT was recorded on			Designed	Drawn	
1700. 200 D			000	JKR	
12:23 AM/PM PB 88 PG 25			Scale	Date	į.
OCUMENT # CO 2 00 25774			1"m100'	4/10/2002	
ETSY B. WOOLRIDGE, CI.ERK			Project No.		
Color 11 2002 age igop. Clork	<u></u>			87-1	
U U					Í.
PER J.C.CO. COMMENTS		JKA		ing No.	
REVISION / COMMENT / NOTE		BY	10F1		
			Carses and the second	THE R. P. LEWIS CO., LANSING MICH.	