

CERTIFICATION OF SOURCE OF TITLE

THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED BY SEASON'S TRACE DEVELOPMENT, INC. TO JAMESTOWN BUILDING CORPORATION, INC. BY DEED DATED NOVEMBER 11, 1997 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY AT L.R. NO. 970019167

OWNER'S CONSENT AND DEDICATION

THE SUBDIVISION OF LAND SHOWN ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER

[Signature] 11-13-01
 FOR JAMESTOWN BUILDING CORPORATION, INC. DATE

C. LEWIS WALTRIP, II
 PRINTED NAME

NOTARY

STATE OF VIRGINIA, CITY/COUNTY OF Williamsburg TO-WIT:
Victor C. Chislow 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 ACKNOWLEDGED THE SAME BEFORE ME IN MY CITY/COUNTY AND STATE AFORESAID.

GIVEN UNTO MY HAND THIS 13TH DAY OF November, 2001.

MY COMMISSION EXPIRES 10/31/06
Victor C. Chislow
 NOTARY PUBLIC

CERTIFICATE OF APPROVAL

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

[Signature] 11/20/01
 SUBDIVISION AGENT OF THE COUNTY OF JAMES CITY DATE

NOTES:

1. PROPERTY IS CURRENTLY ZONED "R-2-RESIDENTIAL WITH A CONDITIONAL USE PERMIT.

SETBACK REQUIREMENTS:
 FRONT 25' FROM EDGE OF PAVEMENT
 SIDE 0'
 REAR 0'
 35' FROM EXTERIOR BOUNDARIES

- ALL LOTS TO BE SERVED BY PUBLIC WATER AND SEWER.
- PROPERTY IS ALL OF JAMES CITY COUNTY TAX PARCEL (32-1)(9-38, 39, 40)).
- THIS PROPERTY LIES IN FLOOD ZONE X (AREAS DETERMINED TO BE OUTSIDE THE 500 YEAR FLOODPLAIN) PER FIRM MAP NO. 510201 0035 B, DATED 2/8/91.
- PRIVATE STREETS AND RIGHT-OF-WAY SHALL NOT BE MAINTAINED BY VDOT OR JAMES CITY COUNTY. (ALL STREETS TO REMAIN PRIVATE).
- MONUMENTATION SHALL BE SET IN ACCORDANCE WITH SECTION 19-34 THROUGH SECTION 19-36 OF THE SUBDIVISION ORDINANCE.

AREA TABULATION

LOT #	OLD AREA		NEW AREA	
	SQ. FT.	ACRES	SQ. FT.	ACRES
38	3,141	0.072	4,642	0.104
39	3,558	0.082	2,535	0.058
40	3,579	0.082	3,231	0.074
TOTAL AREA	10,278	0.236	10,278	0.236

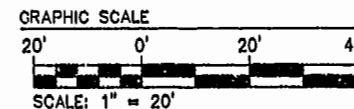
ENGINEER'S CERTIFICATE

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.

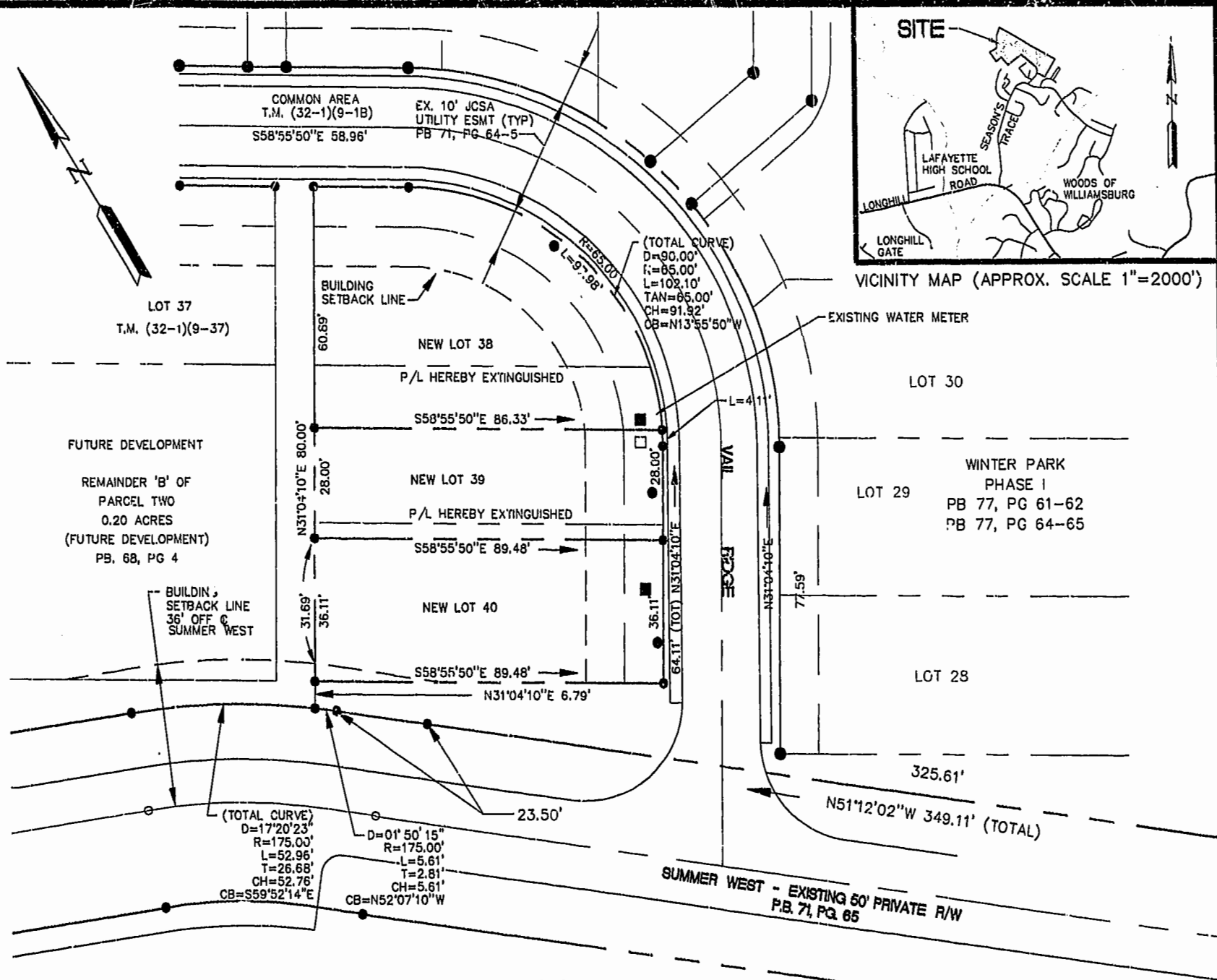
[Signature] 1/30/01
 ROBERT M. OLIVER, P.E. #032176 DATE

LEGEND:

- EXISTING WATER METER
- EXISTING SEWER CLEANOUT
- PROPOSED WATER METER



SEASON'S TRACE
 SECTION VII
 PB 39, PG 30
 PB 40, PG 70



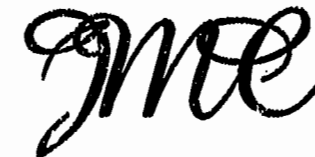
PLAT OF BOUNDARY LINE ADJUSTMENT AND LOT LINE EXTINGUISHMENT BETWEEN LOTS 38, 39 AND 40 WINTER PARK-PARCEL ONE

BERKELEY DISTRICT JAMES CITY COUNTY VIRGINIA



City of Williamsburg & County of James City
 Circuit Court: This PLAT was recorded on
4 Dec 2001
 at 3:36 AM/PM, PB 39 PG 19
 DOCUMENT # 010022258
 BETSY B. WOOLRIDGE, CLERK
[Signature] Dep. Clerk

Jamestown Management Co., LLC
 Engineering, Design, Development



213 Ingram Road
 Williamsburg, Virginia 23188
 (757) 220.0850, (757) 220.0910

Designed RMO	Drawn RMO
Scale 1"=20'	Date 7/30/01
Project No. 1103-01-01	
Drawing No. 1 OF 1	

#010022258

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