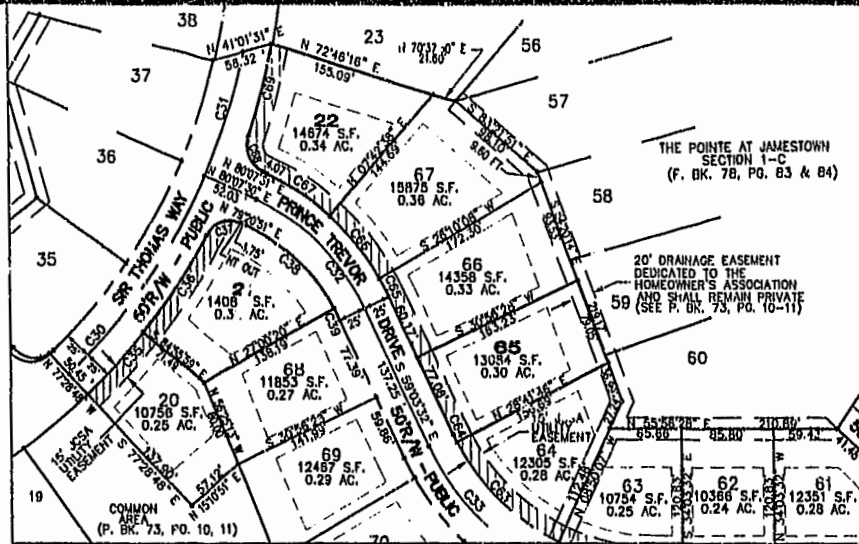


VICINITY MAP
SCALE: 1" = 2000'



SITE
SCALE: 1" = 100'



- LEGEND
- EIR = EXISTING IRON ROD
 - IRS = IRON ROD SET
 - IRF = IRON ROD FOUND
 - S.F. = SQUARE FEET
 - AC. = ACRE(S)
 - P. BK = PLAT BOOK
 - D. BK = DEED BOOK
 - N'T IN = NON-TANGENT IN
 - NT OUT = NON-TANGENT OUT

City of Williamsburg & County of James City
 Circuit Court: This PLAT was recorded on
23 Dec 2002
 at 2:36 AM/PM, PB 89 PG 7
 DOCUMENT # 020031085
 BETSY B. WOOLRIDGE, CLERK
Betsy Woolridge, Dep. Clerk

OWNER'S CERTIFICATE

THE SUBDIVISION OF LAND SHOWN ON THIS PLAT AND KNOWN AS PLAT OF CORRECTION, SUBDIVISION PLAT LOT 21, 22, AND 65, THE POINT AT JAMESTOWN, SECTION 1-B IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNERS, PROPRIETORS AND OR TRUSTEES.

11/18/02

DATE
 VIRGINIA ENTERPRISES, INC., A VIRGINIA CORPORATION
 BY: GEORGE E. FISCELLA, PRESIDENT

CERTIFICATE OF NOTARIZATION

STATE OF VIRGINIA
 CITY/COUNTY OF Newport News, Deborah M. Reaves A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE PERSON WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AFORESAID, GIVEN UNDER MY HAND THIS 8th DAY OF November, 2002.

MY COMMISSION EXPIRES April 30, 2004

Deborah M. Reaves
 NOTARY PUBLIC

CERTIFICATE OF SOURCE OF TITLE

THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED BY C. RICHARD DOBSON BUILDERS, INC., A VIRGINIA CORPORATION, TO VIRGINIA ENTERPRISES, INC., A VIRGINIA CORPORATION, BY DEED DATED 12/14/01, AND RECORDED 12/27/01 AS INSTRUMENT #010024171 IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY.

ENGINEERS OR SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE OR 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.

9/24/02

Nancy L. Herman-Thompson
 NANCY L. HERMAN-THOMPSON L.S.#002254

CERTIFICATE OF APPROVAL

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

11/21/02

John Chapman
 VIRGINIA DEPARTMENT OF TRANSPORTATION

12-9-02

John Chapman
 VIRGINIA DEPARTMENT OF HEALTH

12-20-02

John Chapman
 SUBDIVISION AGENT OF JAMES CITY COUNTY

STATE OF VIRGINIA, JAMES CITY COUNTY

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF JAMES CITY THE 23 DAY OF December, 2002.
 THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS IN PLAT BOOK 89, PAGE 7

TESTE Betsy B. Woolridge, CLERK OF CIRCUIT COURT
 BY Betsy B. Woolridge, CLERK

LOT 21, 22, AND 65, SECTION 1-B:

- * LOT AREA (3 LOTS): 41,839 S.F./ 0.96 AC.
- * R/W DEDICATION: NONE: SEE P. BK. 73, PG. 10-11
- * PREVIOUS AREA LOT 65: 13,075 S.F./ 0.30 AC.
- * TAX MAP: LOT 21 = MAP (46-4) (6-21)
 LOT 22 = MAP (46-4) (6-22)
 LOT 65 = MAP (46-4) (6-65)
- * ZONING DISTRICT: R2 WITH PROFFERS (SEE CASE# Z-9-94, Z-19-95, & Z-20-95).
- * BUILDING SETBACK:
 FRONT = 25'
 REAR = 35'
 SIDE = 10'
- * CORNER LOTS: THE FRONT OF THE LOT SHALL BE THE SHORTER OF THE TWO SIDES FRONTING ON STREETS. NO STRUCTURES SHALL BE LOCATED CLOSER THAN 25' TO THE SIDE STREET. CORNER LOTS SHALL HAVE A MINIMUM WIDTH AT THE SETBACK LINE OF 100'.
- * ALL LOTS SERVED BY PUBLIC WATER & PUBLIC SEWER.

NOTES:

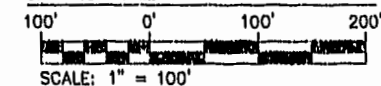
1. IN ACCORDANCE WITH SECTION 19-33 OF THE SUBDIVISION ORDINANCE, ALL UTILITIES SHALL BE PLACED UNDERGROUND.
2. MONUMENTS SHALL BE SET IN ACCORDANCE WITH SECTIONS 19-34 THROUGH 19-36 OF THE JAMES CITY COUNTY SUBDIVISION ORDINANCE.
3. UNLESS OTHERWISE NOTED ALL DRAINAGE EASEMENTS DESIGNATED ON THIS PLAT SHALL BE PRIVATE.
4. ALL EXTERIOR SIGNS SHALL COMPLY WITH THE REGULATIONS IN ARTICLE II, DIVISION 3 OF THE JAMES CITY COUNTY ZONING ORDINANCE.
5. DELETED
6. RECORDED REFERENCES:
 PLAT BOOK 65, PAGE 74-75 (WESTOVER MEADOWS)
 PLAT BOOK 72, PAGE 79 (MAINLAND FARM - PARCEL B)
 PLAT BOOK 73, PAGE 10 & 11 (SECTION 1-B)
 OFFICE OF THE CLERK OF CIRCUIT COURT OF THE COUNTY OF JAMES CITY, VIRGINIA.
7. DELETED
8. ANY OLD WELLS THAT MAY BE ON THE PROPERTY THAT WILL NOT BE USED MUST BE PROPERLY ABANDONED ACCORDING TO STATE PRIVATE WELL REGULATIONS.
9. DELETED

CURVE TABLE

NUMBER	DELTA ANGLE	RADIUS	ARC LENGTH	TANGENT	CHORD DIRECTION	CHORD LENGTH
C30	22°23'42"	565.00	220.84	111.85	N 01°19'21" E	219.44
C31	11°14'05"	565.00	115.72	58.96	N15°44'33"W	115.52
C32	40°48'58"	200.00	142.48	74.41	S 79°28'01" E	139.48
C33	65°00'00"	225.00	255.25	143.34	N 88°28'28" E	241.78
C35	07°27'11"	590.00	76.75	38.43	N 08°47'36" E	76.69
C36	10°16'24"	590.00	105.79	53.04	N 00°04'11" W	105.65
C37	83°46'35"	25.00	36.55	22.42	N 36°40'54" E	33.38
C38	36°52'49"	175.00	112.64	58.35	S 81°26'05" E	110.71
C39	03°56'08"	175.00	12.02	6.01	S 61°01'30" E	12.02
C63	37°31'53"	200.00	131.01	67.95	N 90°04'10" W	128.68
C64	02°14'42"	200.00	7.84	3.92	N 60°16'53" W	7.84
C65	04°46'20"	225.00	18.74	9.38	N 61°28'42" W	18.73
C60	18°27'30"	225.00	72.49	36.56	N 73°03'37" W	72.17
C67	17°35'08"	225.00	69.06	34.80	S 88°55'04" W	68.79
C68	85°20'13"	25.00	37.24	23.04	N 57°12'24" W	33.89
C69	08°19'16"	590.00	85.69	42.82	N 18°41'58" W	85.61

10. NFIP FLOOD ZONE X. SEE FIRM#510201-0045-B, EFFECTIVE DATE 2/6/91. FLOOD ZONES SUBJECT TO CHANGE BY FEMA.
11. A NON-EXCLUSIVE EASEMENT IS RESERVED FOR USE BY PUBLIC AND PRIVATE UTILITY COMPANIES FOR INSTALLATION AND MAINTENANCE OF UTILITIES, ON, OVER, AND ACROSS EACH LOT, 15' IN WIDTH CONTIGUOUS WITH STREET FRONTAGES.
12. A NON-EXCLUSIVE EASEMENT IS RESERVED FOR USE BY THE POINT AT JAMESTOWN HOMEOWNER'S ASSOCIATION FOR INSTALLATION AND MAINTENANCE OF SIDEWALKS AND UTILITIES, ON, OVER, AND ACROSS EACH LOT, 10' IN WIDTH CONTIGUOUS WITH STREET FRONTAGES.
13. DELETED
14. THIS PLAT IS A TECHNICAL REVISION OF A PORTION OF THE PLAT ENTITLED "SUBDIVISION PLAT, THE POINT AT JAMESTOWN, SECTION 1-B," AS RECORDED IN PLAT BOOK 73, PAGE 10-11. THERE ARE NO REVISIONS TO THE TOTAL NUMBER OF LOTS, THE INDIVIDUAL LOT NUMBERS, OR LOT AREAS FOR LOT 21 AND 22. THIS PLAT REVISES NOTATIONS IN THE CURVE TABLE FOR C36, C64, AND C68, REVISES BEARINGS AND/OR DISTANCES ON THE RIGHT-OF-WAY OF LOT 21, 22, AND 65, AND REVISES THE AREA OF LOT 65 FROM 13,075 S.F. TO 13,084 S.F. DUE TO A REVISED DISTANCE ALONG THE RIGHT-OF-WAY.

GRAPHIC SCALE



1 OF 1
 SHEET NUMBER
 1980106
 COMMISSION NUMBER
 SCALE AS NOTED
 DESIGNED NLHT/DNW
 DRAWN DNW
 CHECKED NLHT
 DATE 05/30/02

PLAT OF CORRECTION, SUBDIVISION PLAT
 LOT 21, 22, AND 65
 THE POINT AT JAMESTOWN, SECTION 1-B
 OWNER/DEVELOPER
 VIRGINIA ENTERPRISES, INC.
 BERKELEY DISTRICT JAMES CITY COUNTY VIRGINIA

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NO.	DATE	DESCRIPTION
1	6/25/02	CURVE TABLE, NOTE 14
2	9/12/02	CURVE TABLE, NOTE 14, ADJOINERS
3	9/24/02	OWNER'S CERTIFICATE; SOURCE OF TITLE
4	11/13/02	NOTE 14, COUNTY COMMENTS

STATE OF VIRGINIA
 Nancy L. Herman-Thompson
 No. 002254
 11/13/02
 LAND SURVEYOR

Committed to Excellence
 ENGINEERS • ARCHITECTS • SURVEYORS
 449 McLAWS CIRCLE, P.O. BOX 3505 WILLIAMSBURG, VIRGINIA 23107
 (757)253-0073 FAX: (757)253-2319 E-MAIL: williamsburg@djinc.com
 NORFOLK - VIRGINIA BEACH AREA (757)874-5015