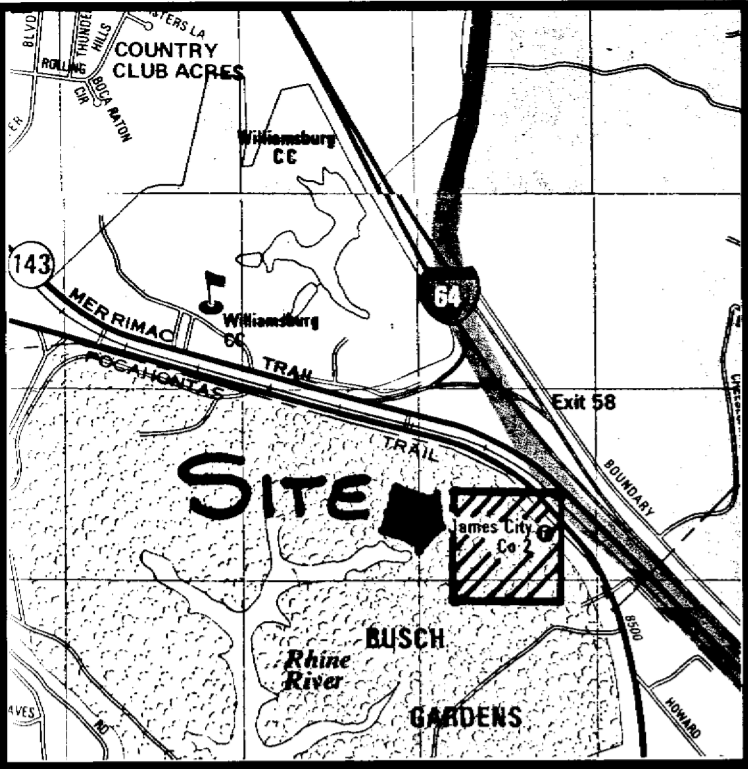


#040007904



VICINITY MAP
SCALE: 1" = 2000'

- GENERAL NOTES:
- PROPERTY IS ZONED R-2, GENERAL RESIDENTIAL & M-1, LIMITED BUSINESS/INDUSTRIAL
 - TAX MAP NUMBERS (52-3)(1-1) & (52-3)(1-1A)
 - ADDRESS: 8429 & 8421 POCAHONTAS TRAIL
THE PROPERTY IS IN FLOOD ZONE "X" AREAS DETERMINED TO BE OUTSIDE THE 500-YEAR FLOODPLAIN PER COMMUNITY PANEL NO. 510201 0050 B, PREPARED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, EFFECTIVE DATE FEBRUARY 6, 1991.
 - BUILDING SETBACKS: FOR M-1, ZONING
FRONT = 50' & 25' AS SHOWN
SIDE = 20' & 10' AS SHOWN
REAR = 20' & 35' AS SHOWN

5. BOUNDARY INFORMATION PROVIDED BY JAMES CITY COUNTY AND WAS CONDUCTED BY AES. MITCHELL-WILSON ASSOCIATES, P.C. HAS NOT CONDUCTED ANY FIELD SURVEY WORK OR FIELD VERIFICATION. THE PURPOSE ON THIS PLAT IS TO EXTINGUISH THE INTERIOR PROPERTY LINE BETWEEN THESE TWO PARCELS.

ANY EXISTING UNUSED WELLS SHALL BE ABANDONED IN ACCORDANCE WITH STATE PRIVATE WELL REGULATIONS AND THE JAMES CITY COUNTY CODE.

PARCEL SERVED BY PUBLIC WATER AND PUBLIC SEWER.

BOUNDARY LINE EXTINGUISHMENT PLAT

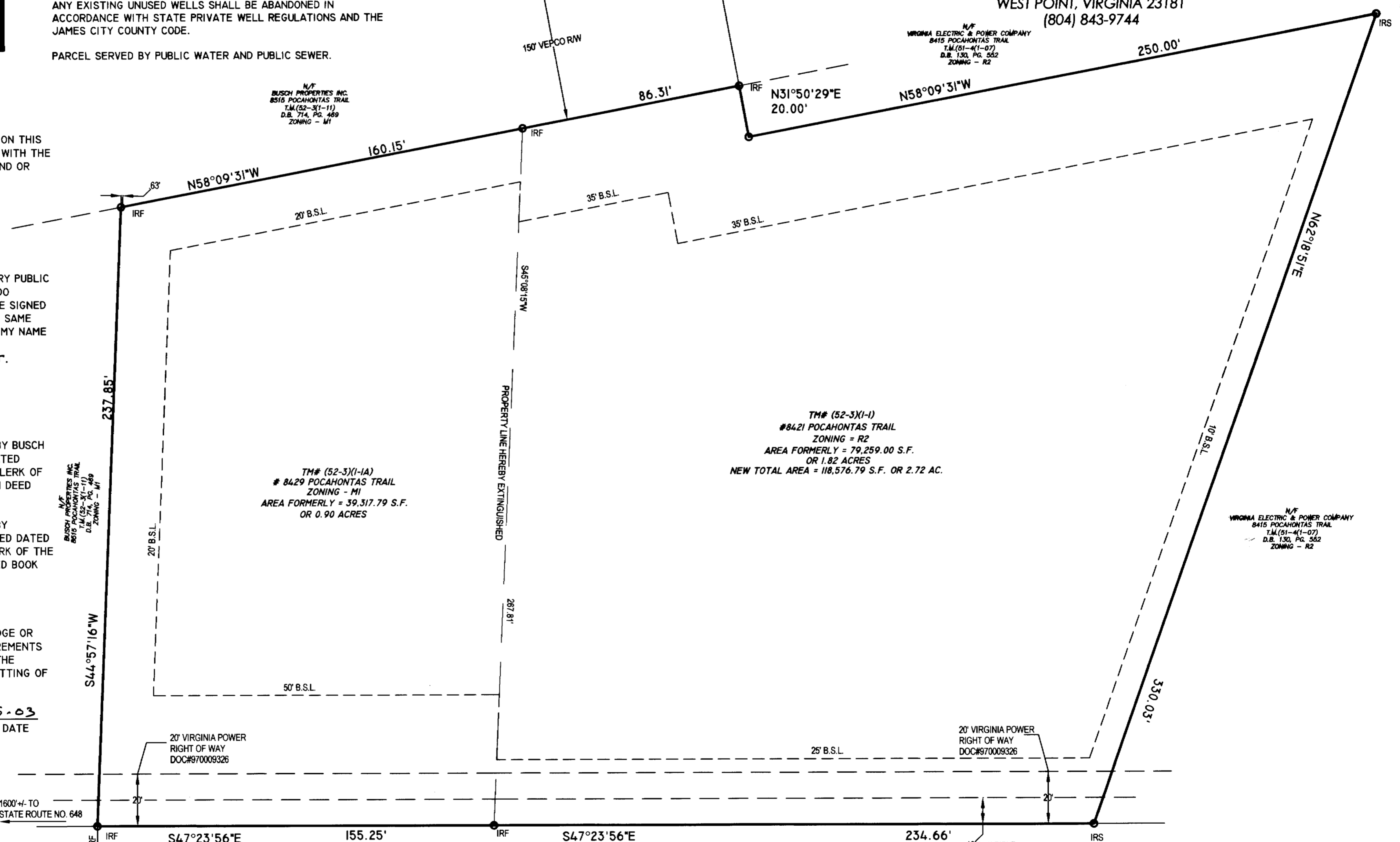
OF PROPERTY STANDING IN THE NAME OF
JAMES CITY COUNTY
BEING

TM# (52-3)(1-1) & (52-3)(1-1A)
LOCATED: JAMESTOWN DISTRICT,
JAMES CITY COUNTY, VIRGINIA
DATE: AUGUST 6, 2003 SCALE: 1" = 30'
REVISED DATE: DECEMBER 15, 2003

MITCHELL-WILSON ASSOCIATES, P.C.
CIVIL ENGINEERS & LAND SURVEYORS
720 MAIN STREET, SUITE 112
P.O. BOX 1269
WEST POINT, VIRGINIA 23181
(804) 843-9744

N/F
VIRGINIA ELECTRIC & POWER COMPANY
8415 POCAHONTAS TRAIL
T.M. (51-41-07)
D.B. 130, PG. 562
ZONING - R2

N/F
BUSCH PROPERTIES INC.
8515 POCAHONTAS TRAIL
T.M. (52-31-11)
D.B. 714, PG. 489
ZONING - M1



TM# (52-3)(1-1)
#8421 POCAHONTAS TRAIL
ZONING = R2
AREA FORMERLY = 79,259.00 S.F.
OR 1.82 ACRES
NEW TOTAL AREA = 118,576.79 S.F. OR 2.72 AC.

TM# (52-3)(1-1A)
#8429 POCAHONTAS TRAIL
ZONING - M1
AREA FORMERLY = 39,317.79 S.F.
OR 0.90 ACRES

N/F
VIRGINIA ELECTRIC & POWER COMPANY
8415 POCAHONTAS TRAIL
T.M. (51-41-07)
D.B. 130, PG. 562
ZONING - R2

U.S. ROUTE 60 POCAHONTAS TRAIL (RIGHT-OF-WAY VARIES)

OWNERS CERTIFICATE

THE BOUNDARY LINE EXTINGUISHMENT OF LAND SHOWN ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS PROPRIETORS AND OR TRUSTEES.

Saul Bluman 12/18/03
NAME DATE

CERTIFICATE OF NOTARIZATION

STATE OF VIRGINIA
I, a Notary Public in and for the City-County of James City, do hereby certify that the persons whose names are signed to the foregoing writing have acknowledged the same before me in City-County aforesaid. Given under my name this 18th day of December, 2003. My Commission Expires October 31, 2005.

Mary Frances Rieger
NOTARY

CERTIFICATE OF SOURCE OF TITLE

THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED BY BUSCH PROPERTIES, INC., TO JAMES CITY COUNTY BY DEED DATED AUGUST 15, 1979 AND RECORD IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY IN DEED BOOK 201, PAGE 277.

THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED BY ANHEUSER-BUSCH, INC., TO JAMES CITY COUNTY BY DEED DATED APRIL 9, 1984 AND RECORD IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY IN DEED BOOK 249, PAGE 257.

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.

JAMES E. MITCHELL 12-15-03
DATE

CERTIFICATE OF APPROVAL

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

[Signature] 12/22/03
SUBDIVISION AGENT OF JAMES CITY COUNTY DATE

City of Williamsburg & County of James City
Circuit Court: This PLAT was recorded on 16 March 2004
at 2:53 AM/PM, PG. 1
DOCUMENT # 040007904
BETSY B. WOOLRIDGE, CLERK
[Signature] Clerk

