

#040024605

OWNERS CERTIFICATE

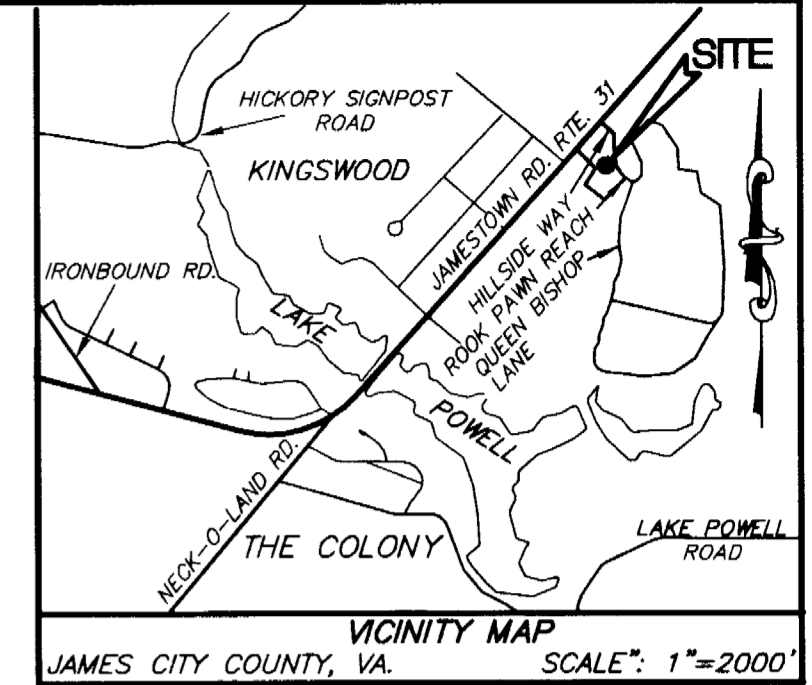
THE PROPERTY LINE ADJUSTMENT OF THE LAND SHOWN ON THIS PLAT AND KNOWN AS SUBDIVISION OF LAKE POWELL FOREST, PHASE SEVEN IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS AND PROPRIETORS.

Boyd Corporation 9-22
 OWNER: BOYD CORPORATION A VIRGINIA CORPORATION DATE
 BY: DAVID S. RUDIGER, PRESIDENT

BY: JAMES CITY COUNTY AS BENEFICIARY OF NATURAL OPEN SPACE EASEMENT
James Blumner 9/23/04
 BY: COUNTY ADMINISTRATOR DATE

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

James Blumner 9/23/04
 SUBDIVISION AGENT OF JAMES CITY COUNTY DATE



STATE OF Virginia
 CITY/COUNTY OF Virginia Beach, TO WIT:
 I, Stefanie S. White, A NOTARY PUBLIC IN ANDR THE CITY/COUNTY AND STATE
 AFORSO, DO HEREBY CERTIFY THAT David S. Rudiger WHOSE
 NAME IS SIGNED TO THE FOREGOING WRITING, BEARING DATE ON THE 22 DAY September, 2004
 HAS ACKNOWLEDGED THE SAME BEFORE ME IN MY CITY/COUNTY AND STATE AFCAID
 GIVEN UNDER MY HAND THIS 24 DAY OF September, 2004.

SIGNED Stefanie S. White MY COMMISSION EXPIRES 1/31/07
 NOTARY PUBLIC

AREA TABLE		
LOT	SQ. FT.	ACRES
129	7,137	0.1638
129A	7,137	0.1638

PROPERTY LINES SHOWN AS BEING VACATED PER SECTION 15.2-2275 OF THE VIRGINIA STATE CODE AS AMENDED

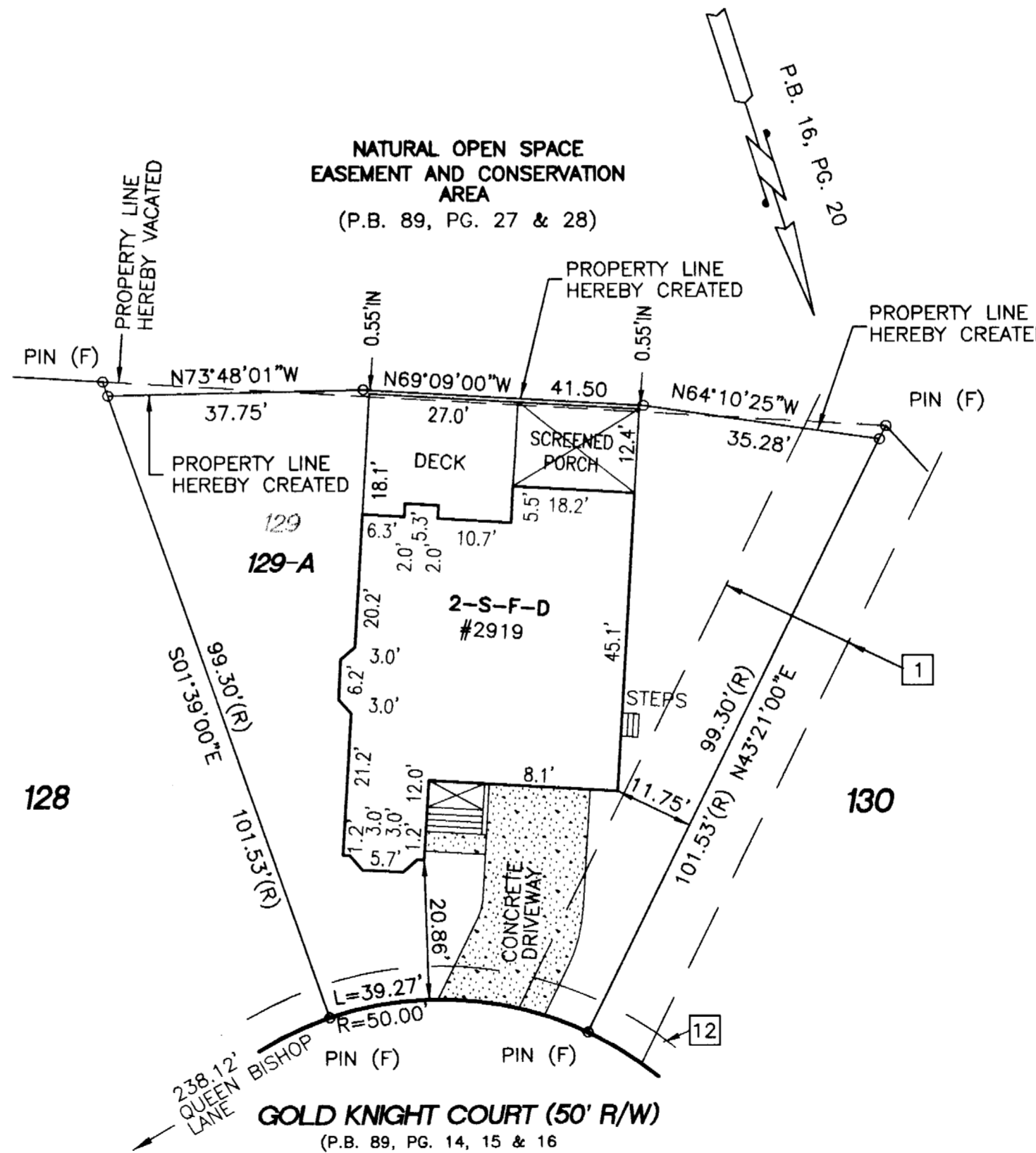
SURVEYORS CERTIFICATE

I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE OR BELIEF, THIS PCOMPLIES WITH ALL THE REQUIREMENTS OF THE BOARD OF SUPERVISORS AND ORDINANCE THE COUNTY OF JAMES CITY, VIRGINIA, REGARDING THE ADJUSTMENT OF PROPERTY I WITHIN THE COUNTY.

John G. Horton 9/14/04
 JOHN G. HORTON L.S. # 1422 DATE

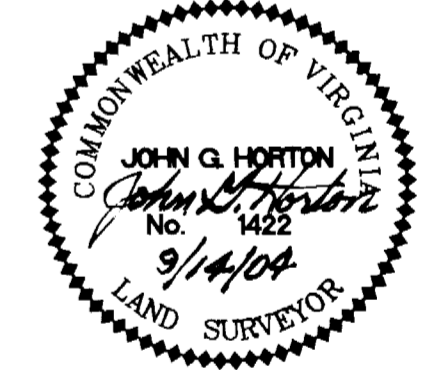
CERTIFICATE OF SOURCE OF TITLE

THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED BY JOHN GRIER CONSTRUN COMPANY TO BOYD CORPORATION BY DEED DATED MARCH 13, 1996 AND RECORDED IN CLERK'S OFFICE OF THE CIRCUIT COURT OF JAMES CITY COUNTY IN DEED BOOK 777 PAGE 825



EASEMENT NOTATIONS

- 1 EXISTING 20' DRAINAGE EASEMENT TO HOMEOWNERS ASSOCIATION (P.B. 89, PG. 14, 15 & 16)
- 12 EXISTING 5' UTILITY EASEMENT TO HOMEOWNERS ASSOCIATION (P.B. 89, PG. 14, 15 & 16)



**PLAT OF
 PROPERTY LINE ADJUSTMENT
 OF
 LOT 129
 AND
 A PORTION OF
 NATURAL OPEN SPACE EASEMENT
 AND CONSERVATION AREA
 SUBDIVISION
 LAKE POWELL FOREST
 PHASE FOUR
 JAMESTOWN MAGISTERIAL DISTRICT
 JAMES CITY COUNTY, VIRGINIA**

SCALE : 1" = 20' AUG. 25, 2004
HORTON & DODD, P.C.
 SURVEYORS, ENGINEERS & PLANNERS
 300 GEORGE WASHINGTON HIGHWAY N.
 CHESAPEAKE VIRGINIA 23323
 (757) 487-4535

LEGEND

SMALL CIRCLES "o" DENOTES IRON PIN MARKERS.
 THE PROPERTY ENCOMPASSED BY THIS SUBDIVISION IS ABOVE
 THE 100 YEAR FLOOD ZONE.

of Williamsburg & County of James City
 Circuit Court: This PLAT was recorded on
1 October 2004
2:12 AM/PM, PG 1
 DOCUMENT # 040024605
 BY B. WOOLRIDGE, CLERK
Betsy B. Woolridge Clerk

