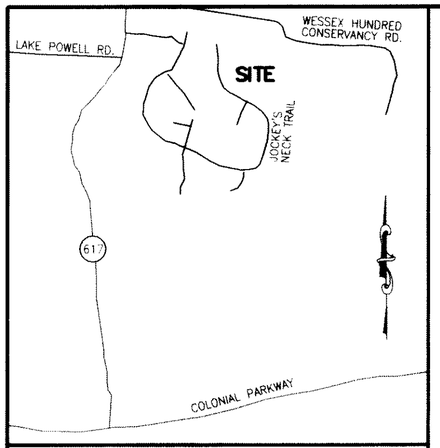
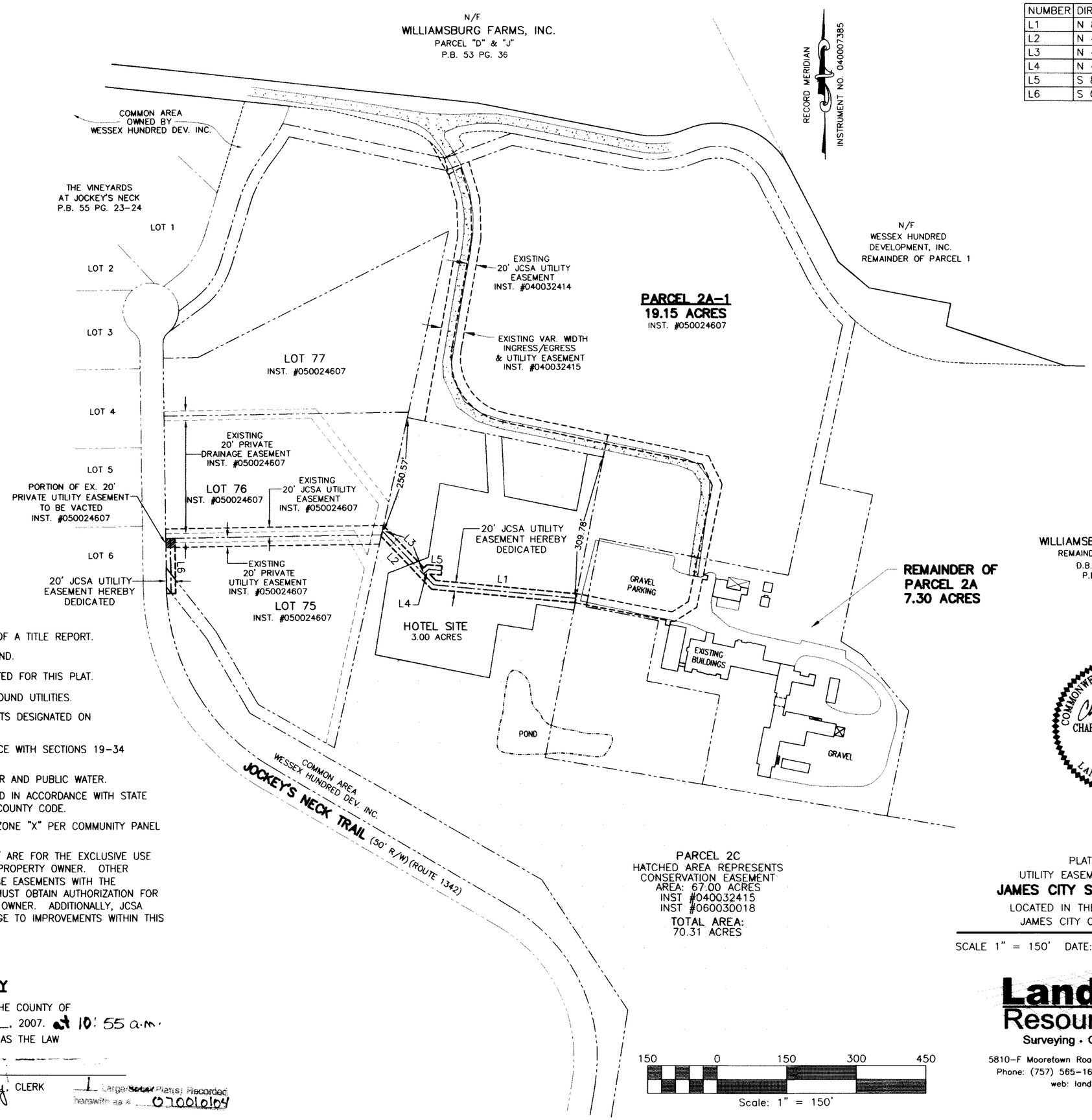
#070010104



VICINITY MAP – SCALE: 1" = 2000'



LINE DATA

NUMBER	DIRECTION	DISTANCE
L1	N 84°38'29" W	308.89'
L2	N 43°46'11" W	160.53'
L3	N 43°46'11" W	128.12'
L4	N 49°31'24" E	15.25'
L5	S 85°28'36" E	27.83'
L6	S 00°51'31" E	119.33'

GENERAL NOTES

1. THIS PLAT WAS PRODUCED WITHOUT THE BENEFIT OF A TITLE REPORT.
2. ALL NEW UTILITIES ARE TO BE PLACED UNDERGROUND.
3. WETLANDS, IF ANY, WERE NOT RESEARCH OR LOCATED FOR THIS PLAT.
4. THIS FIRM MADE NO ATTEMPT TO LOCATE UNDERGROUND UTILITIES.
5. UNLESS OTHERWISE NOTED, ALL DRAINAGE EASEMENTS DESIGNATED ON THIS PLAT SHALL REMAIN PRIVATE.
6. ALL NEW MONUMENTS SHALL BE SET IN ACCORDANCE WITH SECTIONS 19-34 THRU 19-36 OF THE SUBDIVISION ORDINANCE.
7. LOTS SHOWN ARE TO BE SERVED BY PUBLIC SEWER AND PUBLIC WATER.
8. ANY EXISTING UNUSED WELLS SHALL BE ABANDONED IN ACCORDANCE WITH STATE PRIVATE WELL REGULATIONS AND THE JAMES CITY COUNTY CODE.
9. THE PARCEL LIES GRAPHICALLY IN F.I.R.M. FLOOD ZONE "X" PER COMMUNITY PANEL 510201 0045B, DATED FEBRUARY 6, 1991
10. EASEMENTS DENOTED AS "JCSA UTILITY EASEMENTS" ARE FOR THE EXCLUSIVE USE OF THE JAMES CITY SERVICE AUTHORITY AND THE PROPERTY OWNER. OTHER UTILITY SERVICE PROVIDERS DESIRING TO USE THESE EASEMENTS WITH THE EXCEPTION OF PERPENDICULAR UTILITY CROSSING MUST OBTAIN AUTHORIZATION FOR ACCESS AND USE FROM JCSA AND THE PROPERTY OWNER. ADDITIONALLY, JCSA SHALL NOT BE HELD RESPONSIBLE FOR ANY DAMAGE TO IMPROVEMENTS WITHIN THIS EASEMENT, FROM ANY CAUSE.

COMMONWEALTH OF VIRGINIA
CHARLES A. CALHOUN
No. 002554
3/6/07
LAND SURVEYOR

PLAT SHOWING
UTILITY EASEMENT DEDICATION TO
JAMES CITY SERVICE AUTHORITY
LOCATED IN THE ROBERTS DISTRICT
JAMES CITY COUNTY, VIRGINIA

SCALE 1" = 150' DATE: 3/6/07 JOB #04-686

STATE OF VIRGINIA, JAMES CITY COUNTY

IN THE CLERKS OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF JAMES CITY THIS 6 DAY OF April, 2007. at 10:55 a.m.
THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS DOCUMENT # 070010104
TESTE: BETSY B. WOOLRIDGE, CLERK OF CIRCUIT COURT
BY Lee Anne Hallman Deputy CLERK

Large/Oversize Plat(s) Recorded herewith as # 070010104

LandTech Resources, Inc.
Surveying • GPS • Engineering
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