

100006678

**OWNERS CERTIFICATE**

THE LAND AS SHOWN ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNERS, PROPRIETORS AND/OR TRUSTEES.

*Peter D. Legman* 20 FEB 2010  
 ,TRUSTEE DATE  
*Elizabeth H. Elgart* 20 FEB 2010  
 ,TRUSTEE DATE  
*[Signature]* 20 FEB 2010  
 ,TRUSTEE DATE

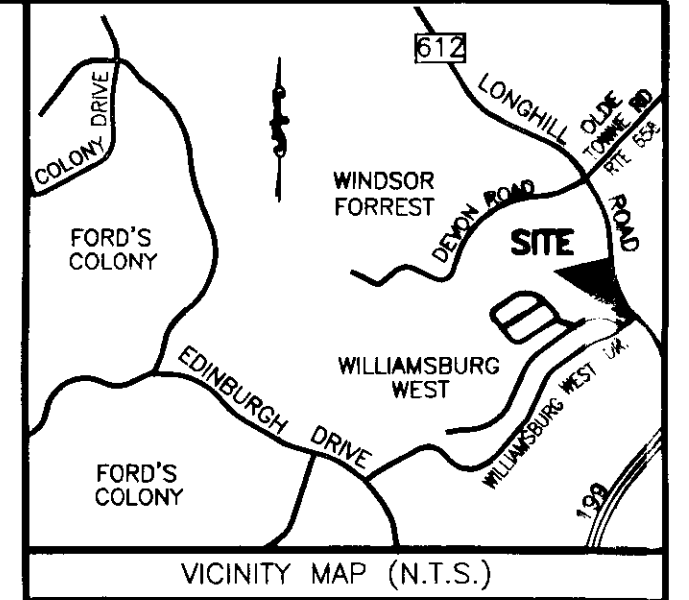
**CERTIFICATE OF SOURCE OF TITLE**

**4881 LONGHILL ROAD (PIN#3240100032)**  
 THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED BY JAMES CITY COUNTY, GLOUCESTER COUNTY, YORK COUNTY AND THE CITY OF WILLIAMSBURG TO PETER DAVID LIGMAN, ELIZABETH HAMMOND ELGERT AND HERMAN FORSTEN, TRUSTEES OF KING OF GLORY LUTHERAN CHURCH BY DEED DATED MARCH 2, 2009 AND RECORDED IN INSTRUMENT NUMBER 090006836 AT THE CLERK'S OFFICE OF JAMES CITY COUNTY VIRGINIA.

**4897 LONGHILL ROAD (PIN#3240100033)**  
 THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED BY SOUTHEASTERN DISTRICT OF THE LUTHERAN CHURCH—MISSOURI SYNOD TO RICHARD E. RUMSEY, WILLIAM R. EASTON, JR. AND ROBERT P. PHIPPS, TRUSTEES OF THE THE KING OF GLORY LUTHERAN CHURCH BY DEED DATED FEBRUARY 1, 1995 AND RECORDED IN DEED BOOK 726, AT PAGE 76 AT THE CLERK'S OFFICE OF JAMES CITY COUNTY VIRGINIA.

**GENERAL NOTES**

1. THIS PLAT WAS PRODUCED WITHOUT THE BENEFIT OF A TITLE REPORT AND MAY NOT REFLECT ALL ENCUMBRANCES, SETBACKS, AND EASEMENTS AFFECTING THE PROPERTY.
2. THE PURPOSE OF THIS PLAT IS TO VACATE THE INTERIOR PROPERTY LINES AS SHOWN.
3. THIS FIRM MADE NO ATTEMPT TO LOCATE UNDERGROUND UTILITIES.
4. UNLESS OTHERWISE NOTED, ALL DRAINAGE EASEMENTS DESIGNATED ON THIS PLAT SHALL REMAIN PRIVATE.
5. ALL NEW UTILITIES SHALL BE LOCATED UNDERGROUND.
6. ANY EXISTING UNUSED WELLS SHALL BE ABANDONED IN ACCORDANCE WITH STATE PRIVATE WELL REGULATIONS AND JAMES CITY COUNTY CODE.
7. PARCEL IS SERVED BY PUBLIC WATER AND SEWER.
8. THE PROPERTY SHOWN HEREON FALLS IN FLOOD ZONE "X" ACCORDING FEMA FLOOD INSURANCE RATE MAP COMMUNITY AND PANEL NUMBER: 51095C0120C, DATED SEPTEMBER 28TH, 2007.
9. EASEMENT SHOWN ARE PER RECORD PLATS/DEEDS AS REFERENCED. REFER TO APPROVED SITE PLAN FOR OPEN SPACE EASEMENTS.



**PROPERTY INFORMATION**

PARCEL ID: 3240100032 - 4881 LONGHILL ROAD  
 ZONING DISTRICT: R2  
 PARCEL AREA - 339,875 S.F./ 7.80 ACRES  
 PARCEL ID: 3240100033 - 4897 LONGHILL ROAD  
 ZONING DISTRICT: R2  
 PARCEL AREA - 263,298 S.F./ 6.05 ACRES  
 TOTAL AREA: - 603,173 S.F./ 13.85 ACRES

**PROPERTY LINE TABLE**

LINE	BEARING	DISTANCE
L1	S 02°16'30" W	172.04'
L2	S 32°43'32" W	77.45'
L3	S 85°24'51" E	45.00'
L4	S 08°33'05" E	120.41'
L5	S 15°09'22" E	142.93'
L6	S 29°17'04" E	85.46'
L7	S 60°42'56" W	71.93'
L8	N 09°18'44" W	115.47'

ZONING DISTRICT: R2  
 BUILDING SETBACK (SBL)  
 FRONT = 25'  
 REAR = 35'  
 SIDE = 10'

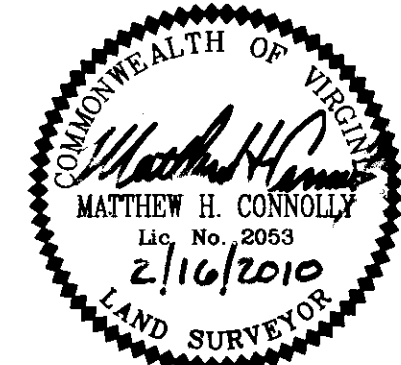
**PROPERTY LINE CURVE TABLE**

NO.	LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD
C1	350.09'	1170.92'	17°07'50"	S 03°54'48" E	348.78'

**ENGINEERS OR SURVEYORS 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.

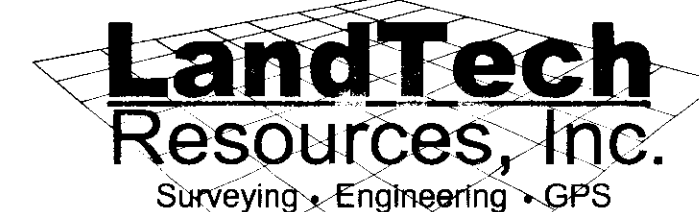
*Matthew H. Connolly* 2/16/2010  
 MATTHEW H. CONNOLLY, LIC. NO. 2053 DATE



N/F TRUSTEES OF WELLSRING UNITED METHODIST CHURCH  
 D.B. 209, PG. 200  
 D.B. 180, PG. 181 (PLAT)  
 PARCEL ID#3240100031  
 ZONING = R2

Large/Small Plat(s) Recorded herewith as # 100006678

PLAT OF  
 PROPERTY LINE EXTINGUISHMENT  
 4881 & 4897 LONGHILL ROAD  
 STANDING IN THE NAME OF  
 KING OF GLORY LUTHERAN CHURCH  
 JAMESTOWN DISTRICT, JAMES CITY COUNTY, VIRGINIA  
 DATE: 2/16/2010 SCALE 1" = 100' JOB: KOG  
 SHEET 1 OF 1



205-E Bulifants Boulevard, Williamsburg, VA 23188  
 Phone: (757) 565-1677 Fax: (757) 565-0782  
 web: landtechresources.com

**CERTIFICATE OF NOTARIZATION**

STATE OF VIRGINIA  
 CITY/COUNTY OF James City, Elisa H. Ferguson  
 A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID,  
 DO HEREBY CERTIFY THAT THE 3 TRUSTEES WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AFORESAID. GIVEN UNDER MY HAND THIS 20th DAY OF February, 2010.  
 MY COMMISSION EXPIRES 12/31/2010  
*Elisa H. Ferguson* \*VA 7065008  
 NOTARY PUBLIC REGISTRATION NO.

**CERTIFICATE OF APPROVAL**

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

*[Signature]* 3/24/10  
 SUBDIVISION AGENT OF JAMES CITY COUNTY DATE

**STATE OF VIRGINIA, JAMES CITY COUNTY**

IN THE CLERKS OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF JAMES CITY THIS 2nd DAY OF April, 2010.  
 THIS PLAT WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS AT 10:07 A.M./P.M.

INSTRUMENT # 100006678  
 TESTE *Betsy B. Woodruff, Clerk*  
 BY *Claudia H. Ginkley, Dep. Clerk*

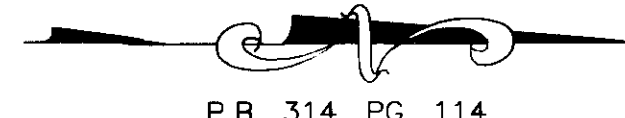
**ENVIRONMENTAL NOTE**

WETLANDS AND LAND WITHIN RESOURCE PROTECTION AREA SHALL REMAIN IN A NATURAL UNDISTURBED STATE EXCEPT FOR THOSE ACTIVITIES PERMITTED BY SEC. 23-7(c)(1) OF THE JAMES CITY COUNTY CODE.

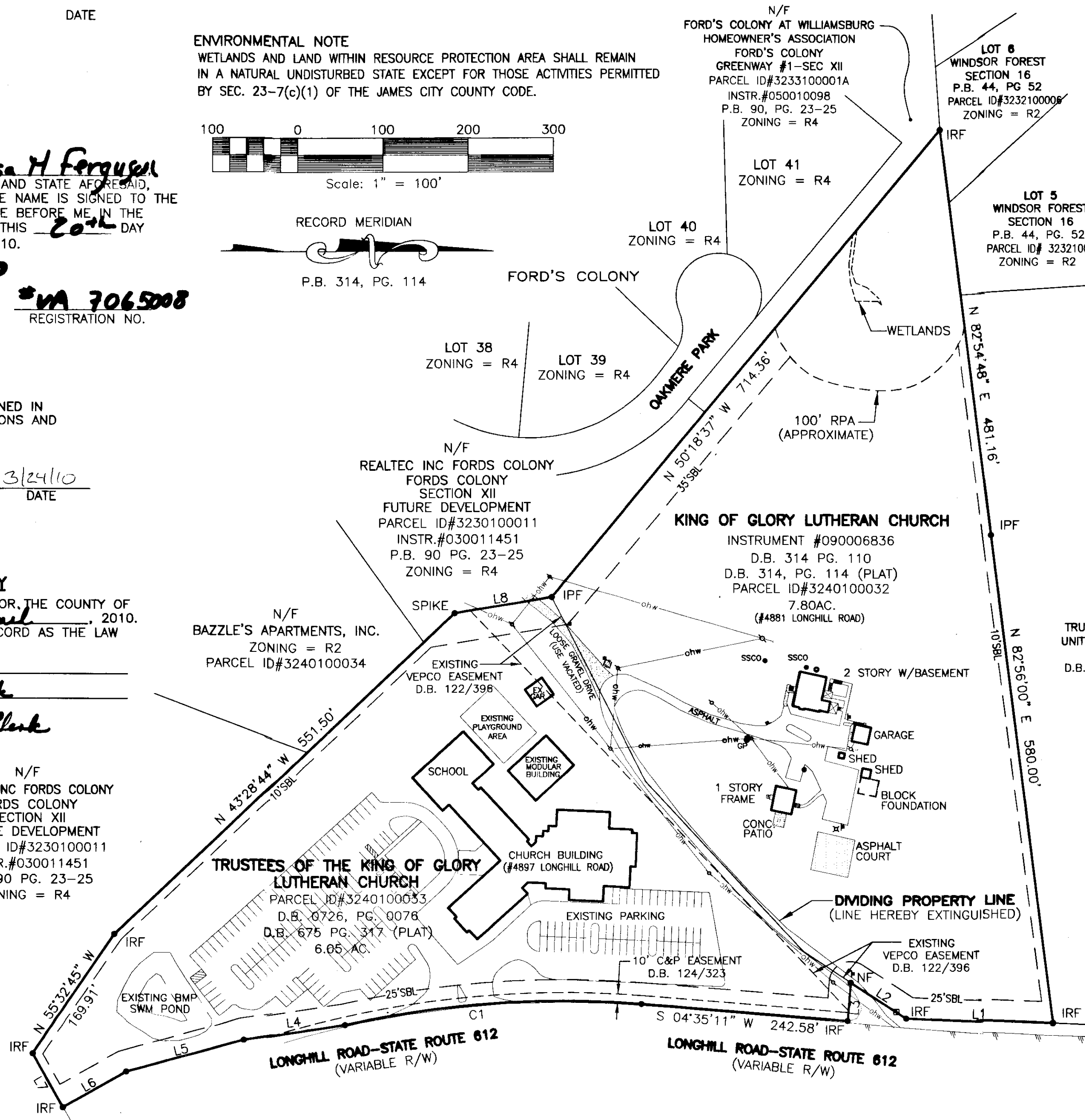


Scale: 1" = 100'

RECORD MERIDIAN



P.B. 314, PG. 114



- LEGEND**
- HVAC UNIT
  - ▬ SIGN
  - ⊕ UTILITY POLE
  - SEWER CLEAN OUT
  - ⊞ WATER METER
  - TELEPHONE PEDESTAL
  - ⊗ LIGHT POLE
  - ⊞ MAILBOX
  - ⊙ GRINDER PUMP
  - NF = NAIL FOUND
  - IRF = IRON ROD FOUND
  - IPF = IRON PIPE FOUND

N/F REALTEC INC FORDS COLONY FORDS COLONY SECTION XII FUTURE DEVELOPMENT  
 PARCEL ID#3230100011  
 INSTR.#030011451  
 P.B. 90 PG. 23-25  
 ZONING = R4

N/F BAZZLE'S APARTMENTS, INC.  
 ZONING = R2  
 PARCEL ID#3240100034

N/F REALTEC INC FORDS COLONY FORDS COLONY SECTION XII FUTURE DEVELOPMENT  
 PARCEL ID#3230100011  
 INSTR.#030011451  
 P.B. 90 PG. 23-25  
 ZONING = R4

KING OF GLORY LUTHERAN CHURCH  
 INSTRUMENT #090006836  
 D.B. 314 PG. 110  
 D.B. 314, PG. 114 (PLAT)  
 PARCEL ID#3240100032  
 7.80AC.  
 (#4881 LONGHILL ROAD)

TRUSTEES OF THE KING OF GLORY LUTHERAN CHURCH  
 PARCEL ID#3240100033  
 D.B. 0726, PG. 0076  
 D.B. 675 PG. 317 (PLAT)  
 6.05 AC.

EXISTING VEPCO EASEMENT  
 D.B. 122/396

10' C&P EASEMENT  
 D.B. 124/323

LONGHILL ROAD-STATE ROUTE 612 (VARIABLE R/W)

LONGHILL ROAD-STATE ROUTE 612 (VARIABLE R/W)