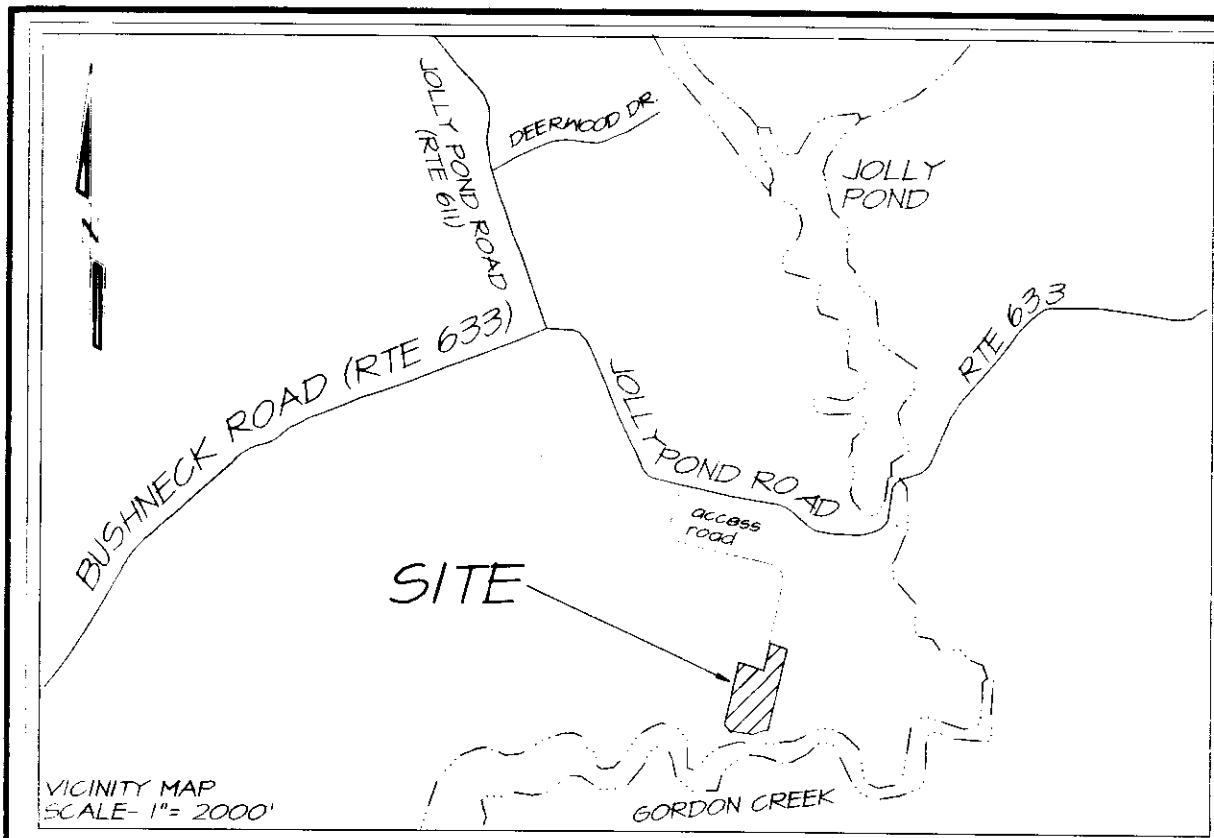


110000464



GENERAL NOTES

THE 30' EASEMENT IS TO REMAIN A PRIVATE EASEMENT TO BE MAINTAINED BY ADJACENT PROPERTY OWNERS FOR PASSAGE OF EMERGENCY VEHICLES IN ALL WEATHER. BOUNDARY INFORMATION TAKEN FROM PLAT BY AES FB 53 PG 70. THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A FURNISHED TITLE REPORT AND DOES NOT REFLECT ALL ENCUMBRANCES, COVENANTS OR EASEMENTS OF RECORD THAT COULD AFFECT PROPERTY SHOWN. THIS PLAT REPRESENTS A CURRENT FIELD SURVEY. PROPERTY IS ZONED A1. BUILDINGS SET BACK LINES ARE FRONT = 75' REAR = 35' SIDE = 15'

PORTIONS OF PROPERTY (C) AND (D) LIE IN FLOOD ZONE AE BASE FLOOD ELEV. DETERMINED TO BE 8.5' PER F.I.R.M. MAP # 510201-0030B EFFECTIVE DATE FEB. 06, 1991.

WETLANDS AND LANDS IN THE R.P.A. AREAS SHALL REMAIN IN A NATURAL UNDISTURBED STATE EXCEPT FOR THOSE ACTIVITIES PERMITTED BY SECTION 23-7C(1) OF THE JAMES CITY CO. CODE.

UNLESS OTHERWISE STATED, ALL DRAINAGE EASEMENTS DESIGNATED SHALL REMAIN PRIVATE.

ALL NEWLY CREATED CORNERS TO BE MONUMENTED IN ACCORDANCE WITH JAMES CITY COUNTY SUBDIVISION ORDINANCE SEC. 19-34 THROUGH 19-36.

NEW PARCELS TO BE SERVED BY INDIVIDUAL WELL AND SEPTIC SYSTEMS. ALL PERMITTING AND REQUIREMENTS FOR WELLS AND SEPTIC SYSTEMS SHALL BE IN ACCORDANCE WITH STATE HEALTH DEPARTMENT REGULATIONS.

SEPTIC TANK AND SOIL INFORMATION SHOULD BE VERIFIED AND RE-EVALUATED BY HEALTH DEPT. PRIOR TO ANY NEW CONSTRUCTION.

NO EXISTING DRAINFIELDS OR WELLS TO BE AFFECTED BY THIS PLAT.

MEAN HIGH WATER ELEVATION=12' (NGVD29) 6PS DERIVED

OWNERS CONSENT

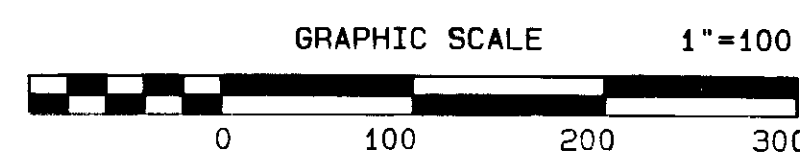
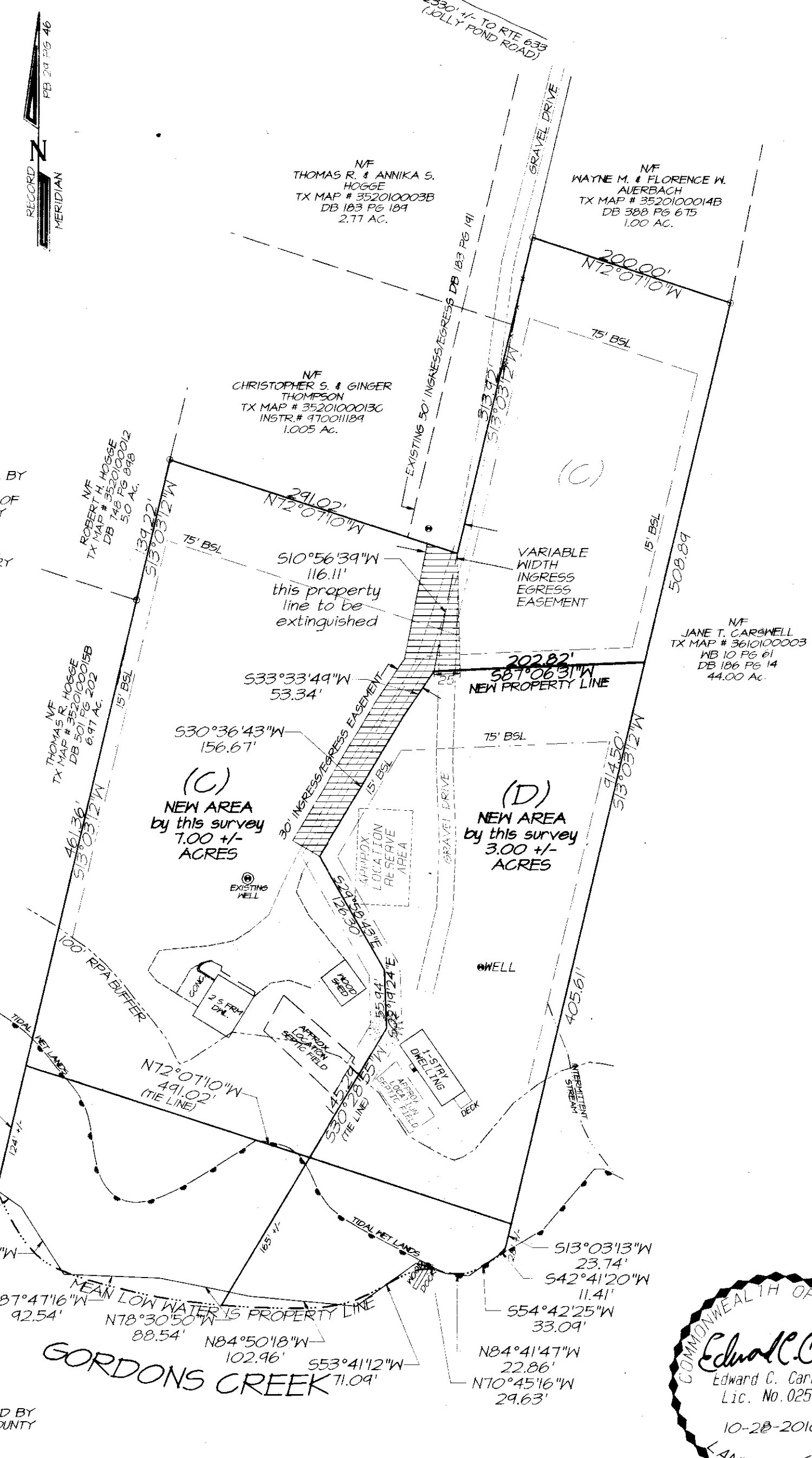
THE BOUNDARY LINE ADJUSTMENT SHOWN ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS AND/OR TRUSTEES.

PARCEL ID # 3520100015C SIGNATURE [Signature] DATE 11/9/10 NAME PRINTED Murray S. Wohlfarth
PARCEL ID # 3520100015D SIGNATURE [Signature] DATE 11/9/10 NAME PRINTED Heidi L. Hogge
Benjamin P. Hogge, Jr. 11/29/10 Benjamin P. Hogge, Jr.
RECORDATION OF THE WILL OF BENJAMIN P. HOGGE WILLIAMSBURG/JAMES CITY COUNTY, INSTRUMENT # 7358

STATE OF NOTARIZATION
VIRGINIA, COUNTY OF JAMES CITY
A NOTARY PUBLIC IN AND FOR THE STATE AFORESAID, DO HEREBY CERTIFY THAT THE PERSON(S) WHOSE NAMES ARE UNDERSIGNED HAVE ACKNOWLEDGED THE SAME BEFORE ME IN THE COUNTY OF JAMES CITY THIS DAY OF [blank], 2010. MY COMMISSION EXPIRES [blank].
NOTARY PUBLIC

SOURCE OF TITLE

PARCEL ID # 3520100015D WAS CONVEYED BY INSTRUMENT # 050012871 DATED MAY, 18th, 2005, BY BENJAMIN P. HOGGE, TO BENJAMIN P. HOGGE AND HEIDI LEE HOGGE AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY COUNTY. PARCEL ID # 3520100015C WAS CONVEYED BY INSTRUMENT # 090027676 DATED OCT. 7th, 2009, BY MURRAY S. WOHLFARTH TRUSTEE AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY COUNTY.



BOUNDARY LINE ADJUSTMENT OF THE PROPERTIES STANDING IN THE NAMES OF

BENJAMIN P. HOGGE & HEIDI LEE HOGGE PARCEL ID # 3520100015D

ROBERT W. (DECEASED) & MURRAY S. WOHLFARTH PARCEL ID # 3520100015C

LOCATED IN POWHATAN DISTRICT JAMES CITY COUNTY, VIRGINIA

JAMES CITY COUNTY CASE # JCC-5-0040-2010

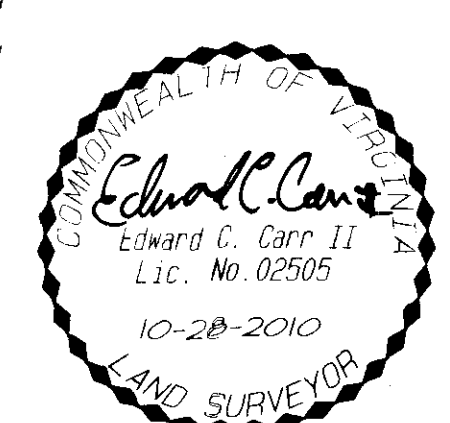
PROPERTY ADDRESS 2697 JOLLY POND ROAD & 2711 JOLLY POND ROAD WILLIAMSBURG, VA, 23186

AREA COMPUTATIONS (C) ORIGINAL PARCEL ID # 3520100015C AREA= 5.22 +/- AC. (D) ORIGINAL PARCEL ID # 3520100015D AREA= 4.78 +/- AC.

(C) ADJUSTED AREA PARCEL ID # 3520100015C = 1.00 +/- AC. (D) ADJUSTED AREA PARCEL ID # 3520100015D = 3.00 +/- AC.

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF THIS SURVEY IS CORRECT AND COMPLIES WITH THE MINIMUM STANDARDS ESTABLISHED BY THE VIRGINIA BOARD OF ARCHITECTS, ENGINEERS, LAND SURVEYORS AND CERTIFIED LANDSCAPE ARCHITECTS. Edward C. Carr II 10-25-2010 EDWARD C. CARR II, L.S.# 2505



STATE OF VIRGINIA

COUNTY OF JAMES CITY IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF JAMES CITY THE 5th DAY OF JAN 2011 THIS PLAT WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS IN PLAT BOOK [blank] PAGE [blank] AND OR INSTRUMENT # 110000464 (2) 4:42 PM TESTE: [Signature] CLERK BY: [Signature] DEPT. CLERK