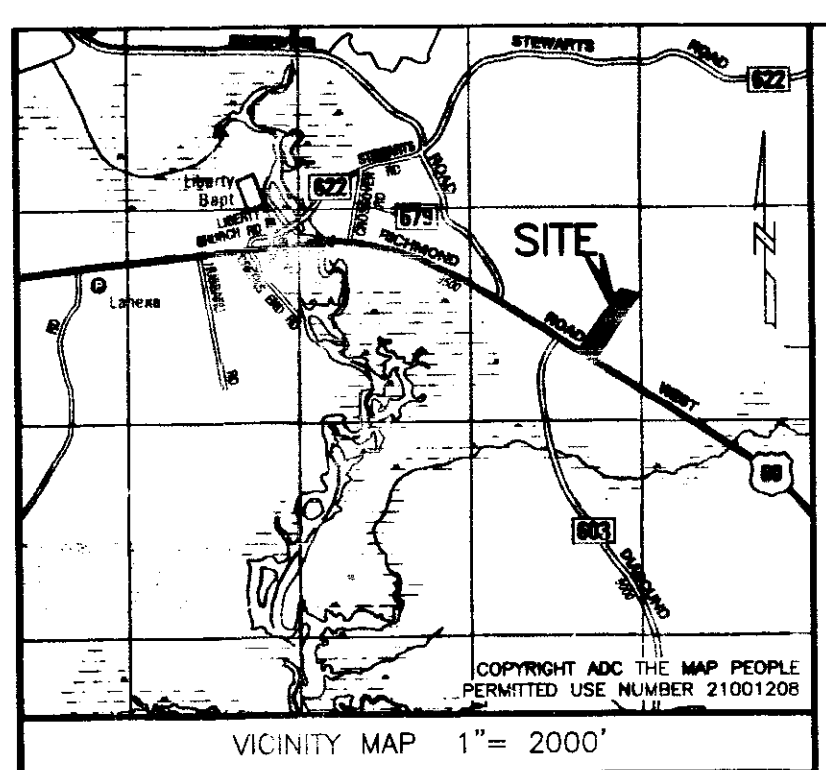


130025163



LEGEND
CABLE PEDESTAL
UTILITY POLE
OVERHEAD UTILITY
SIGN
SOIL BORING
IRON ROD FOUND
IRON PIPE FOUND
IRON ROD SET
RESERVE DRAIN FIELD
PRIMARY DRAIN FIELD

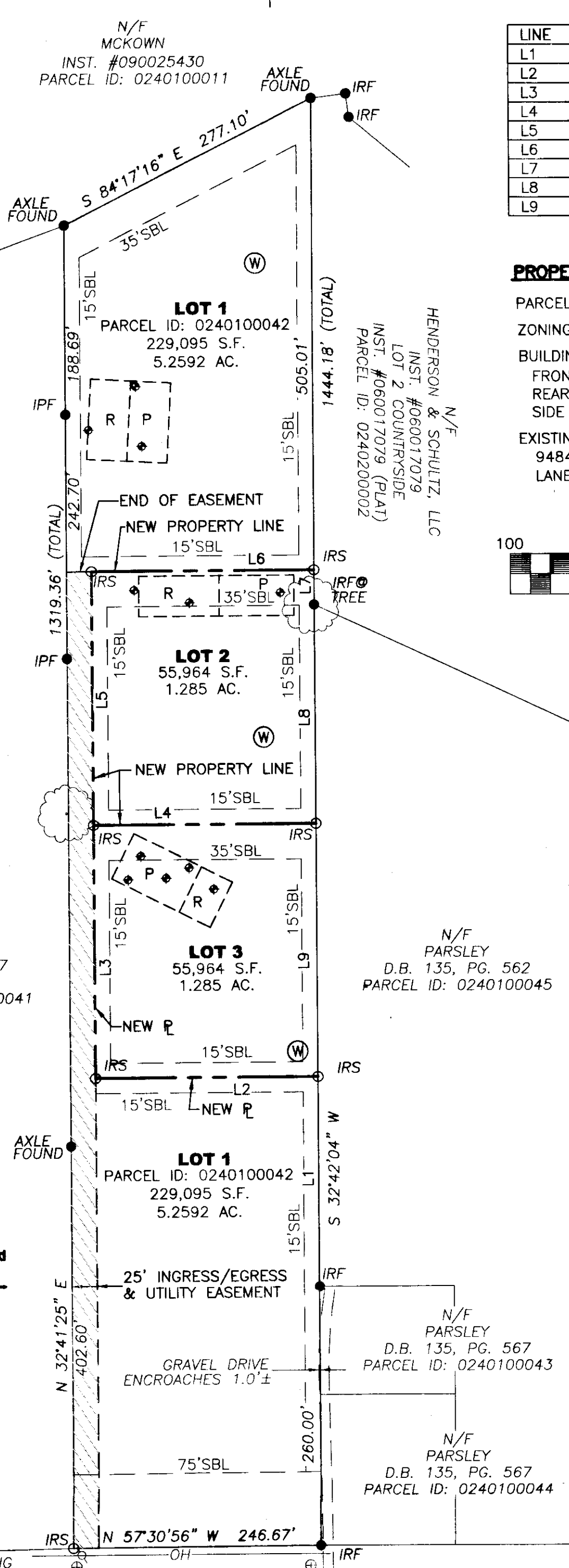
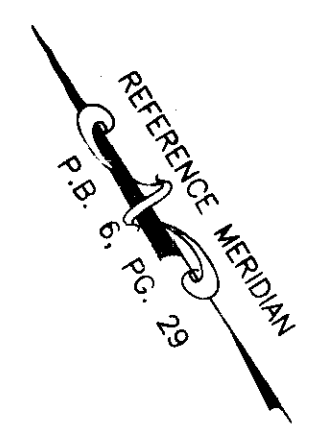


Table with 3 columns: LINE, BEARING, DISTANCE. Lists lines L1 through L9 with their respective bearings and distances.

FAMILY SUBDIVISION OF THE PROPERTY OF WILLIAM E. STEWART, III & CAROL S. STEWART BEING PARCEL ID #0240100042

JAMES CITY COUNTY STONEHOUSE DISTRICT VIRGINIA
DATE: 02/22/2013 SCALE: 1"=100' JOB # 13-061
REV: 07/01/2013
REV: 08/02/2013
REV: 09/04/2013



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

SHEET 1 OF 1
JCC-S-0017-2013

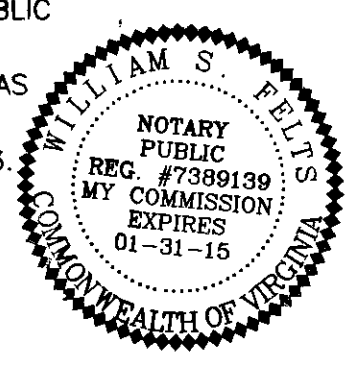
OWNERS CERTIFICATE

THE SUBDIVISION OF THE PROPERTY AS SHOWN ON THIS PLAT IS WITH FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS AND OR TRUSTEES.

Signatures and dates for William E. Stewart III and Carol S. Stewart.

CERTIFICATE OF NOTARIZATION

STATE OF VIRGINIA
CITY/COUNTY OF JAMES CITY I, WILLIAM S. FELTS, A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AFORESAID.



REGISTRATION NO. 7389139

CERTIFICATE OF SOURCE OF TITLE

THIS IS TO CERTIFY THAT THE LAND EMBRACED IN THIS SUBDIVISION STANDS IN THE NAME OF WILLIAM E. STEWART, III & CAROL S. STEWART AND WAS ACQUIRED FROM WILLIAM E. STEWART, III & CAROL S. STEWART, TRUSTEES OF THE WILLIAM E. STEWART, III & CAROL S. STEWART LIVING TRUST BY THAT CERTAIN DEED DATED OCTOBER 31, 2012 AND RECORDED IN THE CLERKS OFFICE OF THE CIRCUIT COURT OF JAMES CITY COUNTY, VIRGINIA AS INSTRUMENT #120023025.

N/F MAYO
INST. #980016997
P.B. 50, PG. 3
PARCEL ID: 0240100041

N/F PARSELY
D.B. 135, PG. 562
PARCEL ID: 0240100045

CERTIFICATE OF APPROVAL

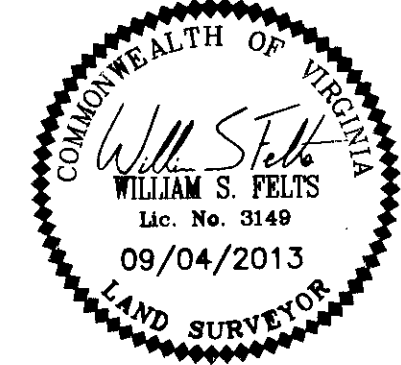
THIS SUBDIVISION IS APPROVED BY THE UNDERSIGNED IN ACCORDANCE WITH WITH EXISTING SUBDIVISION REGULATIONS AND MAY BE ADMITTED TO RECORD.

Signatures and dates for approval by VA Department of Health and Subdivision Agent.

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.

Signatures and dates for William S. Felts, L.S. 3149.



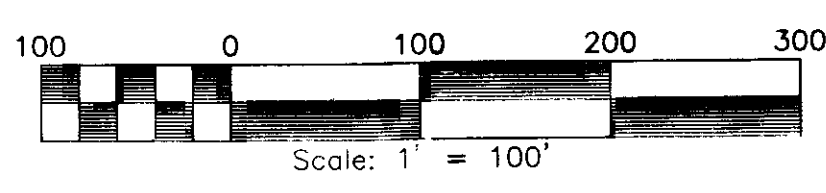
STATE OF VIRGINIA JAMES CITY COUNTY

IN THE CLERKS OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF JAMES CITY THIS 15th DAY OF November, 2013. THIS PLAT WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS AT 3:47 pm INSTRUMENT # 130025163

TESTE by: Patrick W. ... Deputy Clerk

PROPERTY INFORMATION

PARCEL ID #3220100066
ZONING DISTRICT: A1 (GENERAL AGRICULTURAL)
BUILDING SETBACK: (PER ZONING ORDINANCE)
FRONT = 75' AND 15' AS SHOWN
REAR = 35'
SIDE = 15'
EXISTING ADDRESS:
9484 RICHMOND ROAD
LANEXA, VIRGINIA 23124



AREA TABULATION

LOT 1 PARCEL ID: 0240100042
OLD AREA = 341,023 S.F. / 7.8288 AC
NEW AREA = 229,095 S.F. / 5.2592 AC.
NEW LOT 2 = 55,964 S.F. / 1.2848 AC.
NEW LOT 3 = 55,964 S.F. / 1.2848 AC.
TOTAL AREA = 341,023 S.F. / 7.8288 AC.

GENERAL NOTES

- 1. THIS PLAT WAS PRODUCED WITHOUT THE BENEFIT OF A TITLE REPORT.
2. WETLANDS, IF ANY, WERE NOT RESEARCHED OR LOCATED FOR THIS PLAT.
3. THIS FIRM MADE NO ATTEMPT TO LOCATED UNDERGROUND UTILITIES.
4. THIS PROPERTY IS SERVED BY PRIVATE WATER AND SEWER SYSTEMS.
5. ALL NEW UTILITIES SHALL BE PLACED UNDERGROUND.
6. PARCEL LIES IN FIRM ZONE "X" ACCORDING TO FLOOD INSURANCE RATE MAP NO. 51095C0020C, DATED SEPT. 28, 2007.
7. THIS PROPERTY DOES NOT FALL WITHIN THE RPA.
8. UNLESS OTHERWISE NOTED, ALL DRAINAGE EASEMENTS DESIGNATED ON THIS PLAT SHALL REMAIN PRIVATE.
9. ANY EXISTING UNUSED WELLS SHALL BE ABANDONED IN ACCORDANCE WITH STATE PRIVATE WELL REGULATIONS AND JAMES CITY CODE.
8. WETLANDS AND LAND WITHIN RESOURCE PROTECTION AREA SHALL REMAIN IN A NATURAL UNDISTURBED STATE EXCEPT FOR THOSE ACTIVITIES PERMITTED BY SEC. 23-7 OF THE JAMES CITY COUNTY CODE.
9. MONUMENTS SHALL BE SET IN ACCORDANCE WITH SECTIONS 19-34 THROUGH 19-36 OF COUNTY CODE. SUBSEQUENT TO COMPLETION OF ALL IMPROVEMENTS, BUT PRIOR TO FINAL RELEASE OF SURETY FOR A SUBDIVISION OR ANY PART THEREOF, THE SUBDIVIDER SHALL PROVIDE TO THE AGENT A SURVEYOR'S CERTIFICATION THAT THE MONUMENTS AS SHOWN ON THE RECORD PLAT HAVE BEEN INSTALLED, WERE PROPERLY SET, ARE PROPERLY ALIGNED, AND ARE UNDAMAGED. THE PROVISION OF THE CERTIFICATION SHALL BE WITHIN SIX MONTHS OF PLAT APPROVAL, UNLESS OTHERWISE ARRANGED IN ADVANCE, IN WRITING, WITH THE AGENT.
10. ON-SITE SEWAGE TREATMENT SYSTEMS SHALL BE PUMPED OUT AT LEAST ONCE EVERY FIVE YEARS PER SECTION 23-9(b)(6) OF THE JAMES CITY COUNTY CODE.
11. ANY EXISTING UNUSED WELLS SHALL BE ABANDONED IN ACCORDANCE WITH STATE PRIVATE WELL REGULATIONS AND JAMES CITY CODE.
12. SEPTIC TANK AND SOILS INFORMATION SHOULD BE VERIFIED AND REEVALUATED BY THE HEALTH DEPARTMENT PRIOR TO ANY NEW CONSTRUCTION.
13. THIS PLAT IS BASED ON A CURRENT FIELD SURVEY.
14. THIS FAMILY SUBDIVISION WAS CREATED PER: SUP-0015-2012

ONSITE SEWAGE SYSTEM NOTE:

THIS SUBDIVISION IS APPROVED FOR INDIVIDUAL ONSITE SEWAGE SYSTEMS IN ACCORDANCE WITH THE PROVISIONS OF THE CODE OF VIRGINIA AND THE SEWAGE HANDLING AND DISPOSAL REGULATIONS (12 VAC 5-610-10 ET SEQ., THE "REGULATIONS"). THIS SUBDIVISION WAS SUBMITTED TO THE HEALTH DEPARTMENT FOR REVIEW PURSUANT TO SEC. 32.1-163.5 OF THE CODE OF VIRGINIA WHICH REQUIRES THE HEALTH DEPARTMENT TO ACCEPT PRIVATE SOIL EVALUATIONS AND DESIGNS FROM AN ONSITE SOIL EVALUATOR (OSE) OR A PROFESSIONAL ENGINEER WORKING IN CONSULTATION WITH AN AOSE FOR RESIDENTIAL DEVELOPMENT. THE DEPARTMENT IS NOT REQUIRED TO PERFORM A FIELD CHECK OF SUCH EVALUATIONS. THIS SUBDIVISION WAS CERTIFIED AS BEING IN COMPLIANCE WITH THE BOARD OF HEALTH'S REGULATIONS BY: ADAM HERMAN, OSE# 1940001109. THIS SUBDIVISION APPROVAL IS ISSUED IN RELIANCE UPON THAT CERTIFICATION. PURSUANT TO SEC. 360 OF THE REGULATIONS THIS APPROVAL IS NOT AN ASSURANCE THAT SEWAGE DISPOSAL SYSTEM CONSTRUCTION PERMITS WILL BE ISSUED FOR ANY LOT IN THE SUBDIVISION UNLESS THAT LOT IS SPECIFICALLY IDENTIFIED AS HAVING AN APPROVED SITE FOR AN ONSITE SEWAGE DISPOSAL SYSTEM, AND UNLESS ALL CONDITIONS AND CIRCUMSTANCES ARE PRESENT AT THE TIME OF APPLICATION FOR A PERMIT AS ARE PRESENT AT THE TIME OF THIS APPROVAL. THIS SUBDIVISION MAY CONTAIN LOTS THAT DO NOT HAVE APPROVED SITES FOR ONSITE SEWAGE SYSTEMS. THIS SUBDIVISION APPROVAL IS ISSUED IN RELIANCE UPON THE CERTIFICATION THAT APPROVED LOTS ARE SUITABLE FOR "TRADITIONAL SYSTEMS", HOWEVER ACTUAL SYSTEM DESIGNS MAY BE DIFFERENT AT THE TIME CONSTRUCTION PERMITS ARE ISSUED.

950'± TO DIASCUND RESERVOIR RD.
RICHMOND ROAD US ROUTE 60 (VARIABLE WIDTH RAW)