140006782

OWNER'S CERTIFICATION

THE EASEMENTS DEDICATED AS SHOWN ON THIS PLAT ARE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS AND/OR TRUSTEES.

4/16/14 — DATE

RAUCH DEVELOPMENT CO., LLC — TITLE
BY THE VILLAGES AT WHITE HALL, LLC
SIGNED BY HHHUNT CORPORATION, ITS MANAGER

REBECCA ANE MITCHELL
Notary Public
Commonwealth of Virginia
7202837
My Commission Expires Feb 29, 2016

CERTIFICATE OF NOTARIZATION:

COMMONWEALTH OF VIRGINIA

CITY/COUNTY OF Henrico

I, Rebecca Jane Mitchell A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE PERSON WHOSE NAME ARE SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AFORESAID.

GIVEN UNTO MY HAND THIS 16th DAY OF April, 2014.

Rebecca Jane Mitchell
NOTARY PUBLIC SIGNATURE

MY COMMISSION EXPIRES: Feb 29, 2016

NOTARY REGISTRATION NUMBER: 7202837

GENERAL NOTES

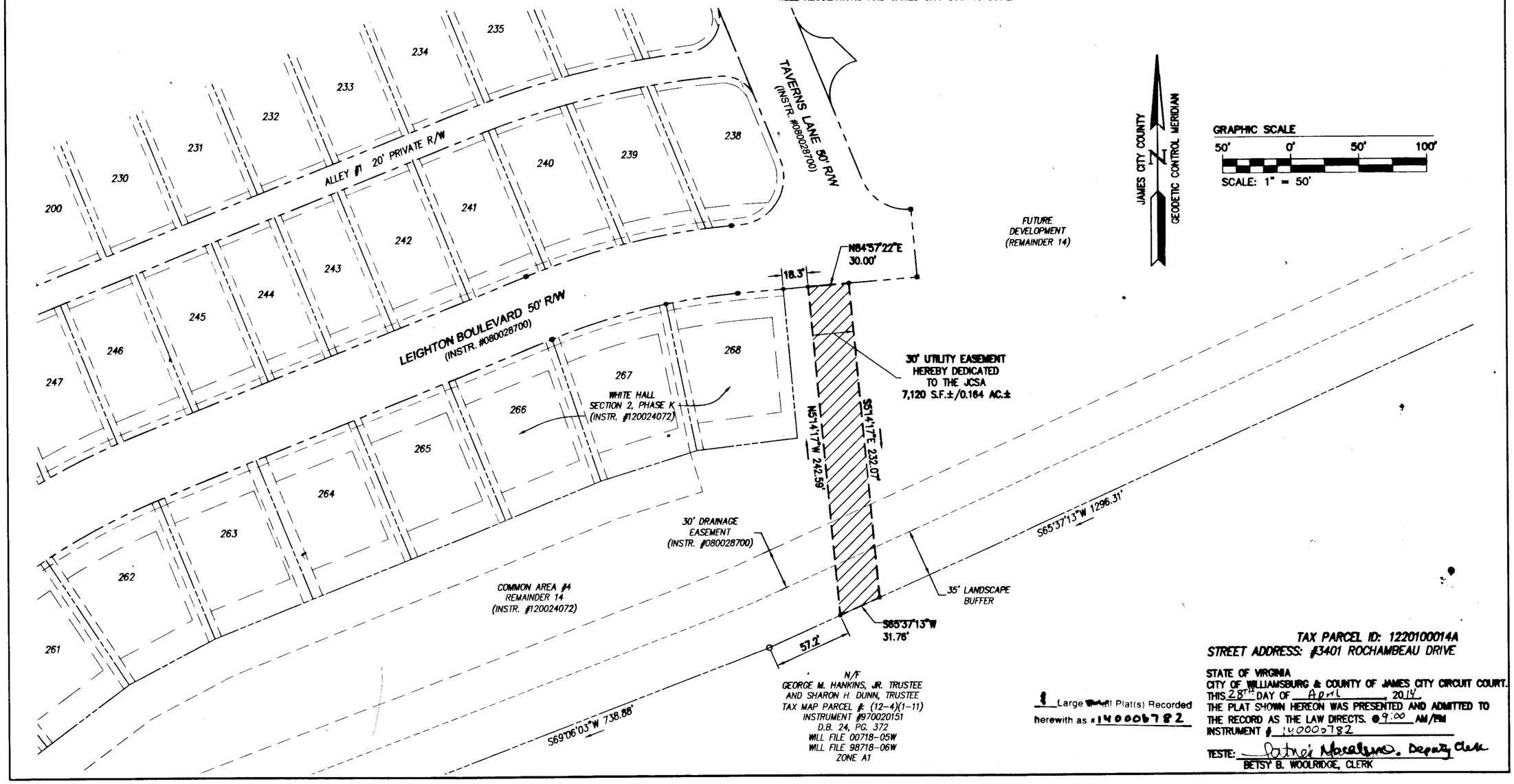
1. TOTAL AREA OF JCSA EASEMENT CONVEYED = 7,120 S.F.± OR 0.164 AC.±
2. THIS PLAT IS BASED UPON RECORD AND OTHER AVAILABLE INFORMATION AND DOES NOT REPRESENT A CURRENT FIELD BOUNDARY SURVEY. THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT, OTHER THAN SHOWN THERE MAY BE ADDITIONAL EASEMENTS, COVENANTS, AND / OR RESTRICTIONS WHICH MAY AFFECT THESE PROPERTIES.
3. THE PURPOSE OF THIS PLAT IS FOR THE DEDICATION OF JCSA EASEMENTS.
4. 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 CROSSINGS 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.
5. ANY EXISTING UNUSED WELLS SHALL BE ABANDONED IN ACCORDANCE WITH STATE PRIVATE WELL REGULATIONS AND JAMES CITY COUNTY CODE.

CERTIFICATE OF APPROVAL

THIS EASEMENT DEDICATION IS APPROVED BY THE UNDERSIGNED AND MAY BE ADMITTED TO RECORD.

4/23/14 — DATE

M. Dale Pavlo — AGENT FOR JAMES CITY SERVICE AUTHORITY



GRAPHIC SCALE
50' 0' 50' 100'
SCALE: 1" = 50'

TAX PARCEL ID: 1220100014A
STREET ADDRESS: #3401 ROCHAMBEAU DRIVE

STATE OF VIRGINIA
CITY OF WILLIAMSBURG & COUNTY OF JAMES CITY CIRCUIT COURT.
THIS 28th DAY OF April, 2014
THE PLAT SHOWN HEREON WAS PRESENTED AND ADMITTED TO THE RECORD AS THE LAW DIRECTS. @ 9:00 AM/PM
INSTRUMENT # 140006782

TESTE: Patrici Macalyne. Deputy Clerk
BETSY B. WOOLRIDGE, CLERK

1 Large Scale Plat(s) Recorded herewith as #140006782

Rev.	Date	Description	Revised By

THOMAS C. SUBLETT
Lic. No. 1886
3/25/2014
LAND SURVEYOR

AES CONSULTING ENGINEERS
5248 Olde Towne Road, Suite 1
Williamsburg, Virginia 23188
Phone: (757) 253-0040
Fax: (757) 220-8994
www.aesva.com
Hampton Roads | Central Virginia | Middle Peninsula

PLAT SHOWING
JCSA UTILITY EASEMENT DEDICATED BY RAUCH DEVELOPMENT CO., LLC TO THE JAMES CITY SERVICE AUTHORITY

BERKELEY DISTRICT — JAMES CITY COUNTY — VIRGINIA

Project Contacts:	TCS/RMS
Project Number:	9048-11
Scale: 1"=50'	Date: 3/25/2014
Sheet Number	1 OF 1