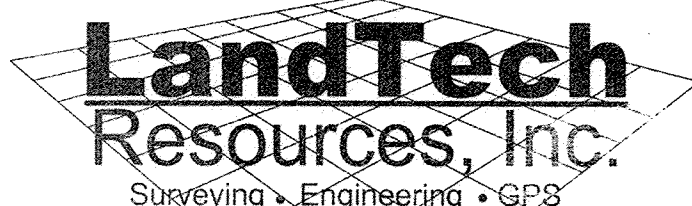


160000136

SUBDIVISION AND BOUNDARY LINE ADJUSTMENT PLAT
OF THE PROPERTIES OF
REGJAG, L.L.C. & LEIGH ANN GILLEY

JAMES CITY COUNTY JAMESTOWN DISTRICT VIRGINIA
DATE: 11/24/2015 SCALE: 1"=250' JOB #08-109



3925 Midlands Road, Suite E, Williamsburg, Virginia 23188
Phone: (757) 565-1677 Fax: (757) 565-0782
web: landtechresources.com

SHEET: 2 OF 2

JCC CASE: S-0008-2015
2014

AREA TABULATION

PARCEL 1	56.58± AC.
PARCEL 2	56.49± AC.
PARCEL 3	56.63± AC.
TOTAL	169.70± AC.

ADJOINING PROPERTY INFORMATION

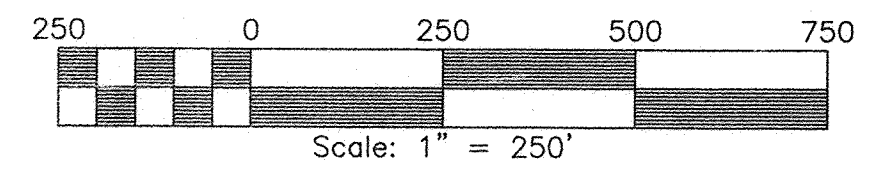
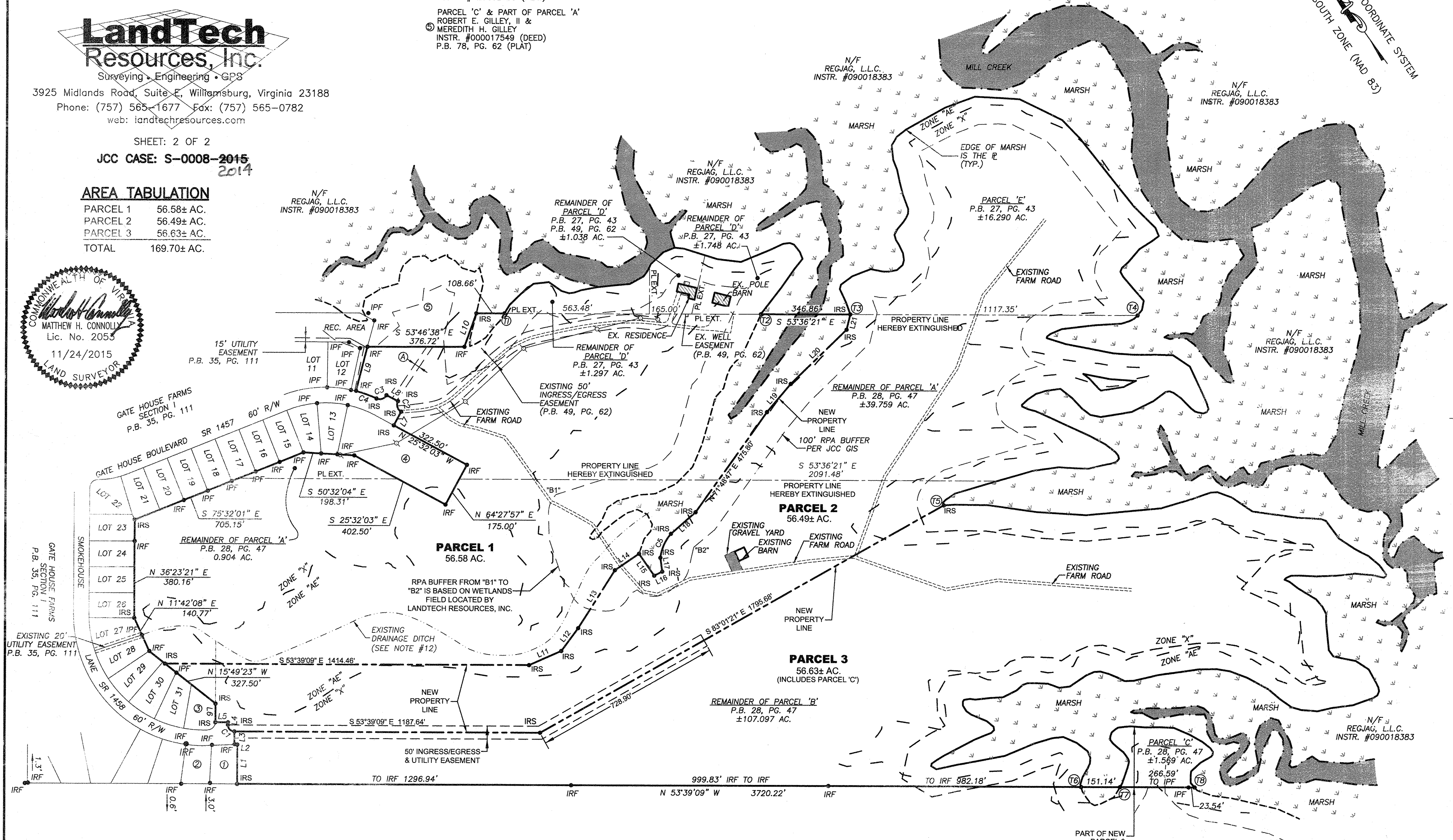
- ① PARCEL 'C'
P.B. 45, PG. 54
- ② PARCEL 'B'
P.B. 45, PG. 27
- ③ PARCEL 'A'
P.B. 45, PG. 66
- ④ PARCEL 'A-1'
LEIGH ANN GILLEY
INSTR. #080025894 (DEED)
INSTR. #050002188 (PLAT)
- ⑤ PARCEL 'C' & PART OF PARCEL 'A'
ROBERT E. GILLEY, II &
MEREDITH H. GILLEY
INSTR. #000017549 (DEED)
P.B. 78, PG. 62 (PLAT)

④ EXISTING 20' INGRESS/EGRESS & UTILITY EASEMENT
P.B. 78, PG. 62

GENERAL NOTES:

1. ALL NEW DRIVEWAYS CONSTRUCTED ON THE SHOWN PARCELS SHALL BE CONSTRUCTED ABOVE THE 100 YEAR FLOOD ELEVATION.
2. THE FINISH FLOOR ELEVATION OF ANY NEW RESIDENTIAL STRUCTURES ON THE SHOWN PARCELS SHALL BE A MINIMUM OF 2' ABOVE THE 100 YEAR FLOOD ELEVATION.
3. SETBACKS -
A1
FRONT - 50'
REAR - 35'
SIDE - 15'

STATE PLAN COORDINATE SYSTEM
VIRGINIA SOUTH ZONE (NAD 83)



N/F HAMPTON ROADS DEVELOPMENT, LLC
INSTR. #020023587 (DEED)
INSTR. #020023587 (PLAT)

- LEGEND**
- IRF IRON ROD FOUND
 - IPF IRON PIPE FOUND
 - IRS IRON ROD SET
 - PL EXT. PROPERTY LINE HEREBY EXTINGUISHED

2 Large Area Plat(s) Returned
Received as 160000136

STATE OF VIRGINIA, JAMES CITY COUNTY

IN THE CLERKS OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF JAMES CITY THIS 5 DAY OF January, 2016
THIS PLAT WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS AT 3:08 pm
INSTRUMENT # 160000136
TESTE MONA A. FOLEY, CLERK by Rebecca Cameron, Dep. Clerk