

180940

**CERTIFICATE OF SOURCE OF TITLE**

TITLE TO THE PROPERTY SHOWN HEREON STANDS IN THE NAME OF PLANTATION GROUP, LLC AS RECORDED IN THE CLERKS OFFICE THE CIRCUIT COURT OF THE CITY OF WILLIAMSBURG/JAMES CITY COUNTY, VA, AS INSTRUMENT #167568.

**OWNERS CERTIFICATE: PLANTATION GROUP, LLC**

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

Martin G. Spruill Jr VICE PRESIDENT PLANTATION GROUP, LLC  
NAME PRINTED TITLE

[Signature] 12/21/17  
SIGNATURE DATE

**GENERAL NOTES:**

NOTES:

1. THIS PLAT WAS PRODUCED WITHOUT THE BENEFIT OF A TITLE REPORT AND REFLECTS ONLY THOSE ENCUMBRANCES, EASEMENTS AND SETBACKS AS SHOWN ON INST. #101386.
2. THIS FIRM IS NOT RESPONSIBLE FOR THE LOCATION OF ANY STRUCTURE, MANHOLE, VALVE, ETC., HIDDEN OR OBSTRUCTED AT THE TIME THE FIELD SURVEY WAS PERFORMED.
3. LOTS LIE IN F.I.R.M. ZONE "X" ACCORDING TO FLOOD INSURANCE RATE MAP #51095C0143D, DATED DECEMBER 16, 2015.
4. WETLANDS, IF ANY, WERE NOT LOCATED FOR THIS SURVEY.
5. UNDERGROUND UTILITIES WERE NOT LOCATED.
6. LOTS 119 THROUGH 122 ARE UNIMPROVED.
7. PROPERTY SHOWN HEREON IS ZONED RM-2 (CONDITIONAL). (SEE PLAT RECORDED AS INST. #101386 FOR ZONING AND SUP CONDITION SUMMARY CHART)



**CERTIFICATE OF NOTARIZATION**

STATE OF VIRGINIA  
CITY/COUNTY OF JAMES CITY I, MARIANNE G. YODER, A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE PERSON WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AFORESAID. GIVEN UNDER MY HAND THIS 22ND DAY OF Dec, 2017. MY COMMISSION EXPIRES 31 Jan 2020

Marianne G. Yoder  
NOTARY PUBLIC  
REGISTRATION NO. 150841



MY COMMISSION EXPIRES: 31 Jan 2020

**CERTIFICATE OF APPROVAL**

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

1-22-19 DATE Carolyn A. Murphy SUBDIVISION AGENT OF CITY OF WILLIAMSBURG

**ENGINEERS OR SURVEYORS CERTIFICATE**

I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE OR BELIEF, THIS PLAT COMPLIES WITH ALL OF THE REQUIREMENTS AND ORDINANCES FOR THE CITY OF WILLIAMSBURG, VIRGINIA, REGARDING THE PLATTING OF SUBDIVISIONS WITHIN THE COUNTY.

12/21/2017 DATE Peter Farrell PETER FARRELL, L.S. LIC. NO. 2036

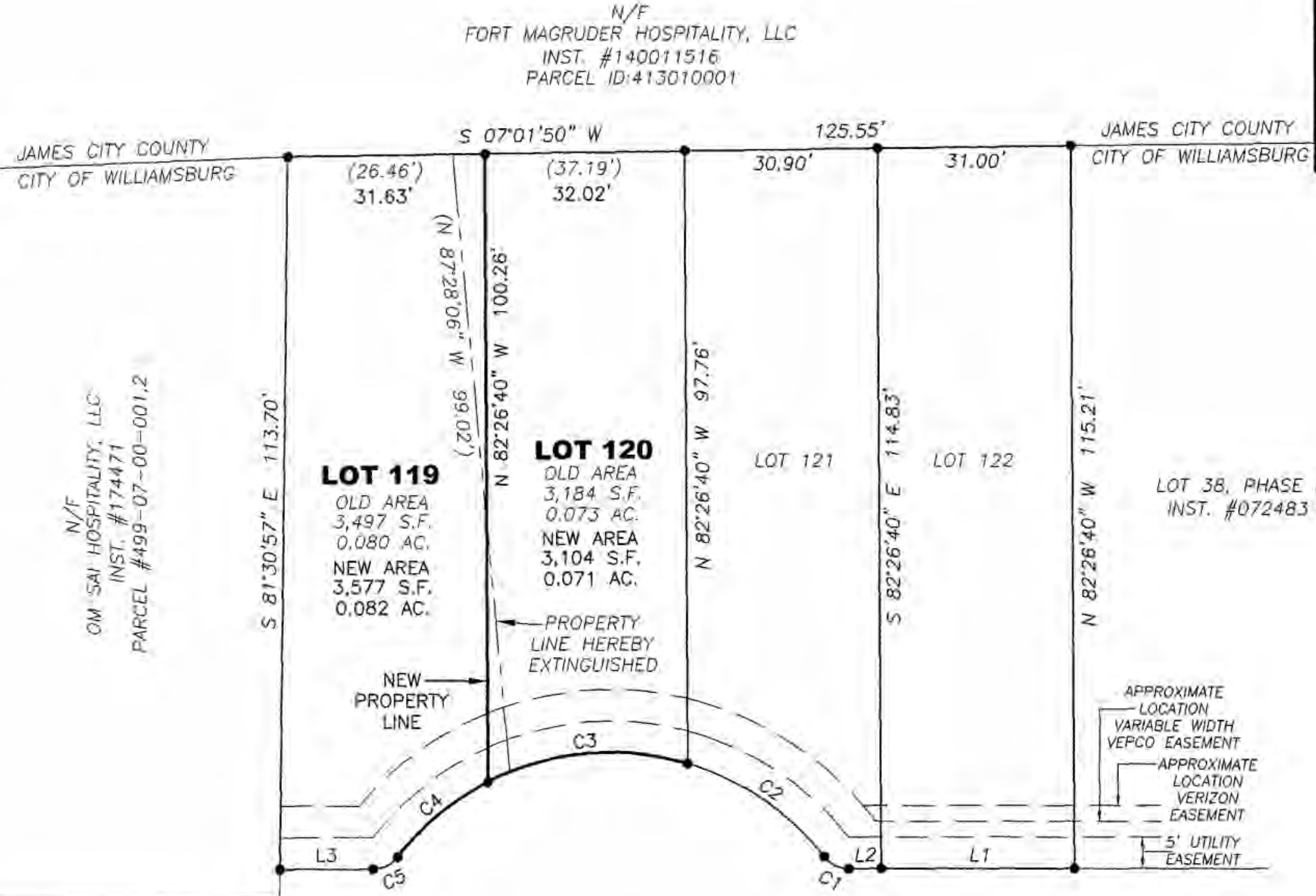
1 Large/Small Plat(s) Recorded herewith as # 180940



**STATE OF VIRGINIA, CITY OF WILLIAMSBURG**

IN THE CLERKS OFFICE OF THE CIRCUIT COURT FOR THE CITY OF WILLIAMSBURG THE 5th DAY OF Feb, 2018. THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS AS DOCUMENT NO. 180940

TESTE [Signature] MONA A. FOLEY, CLERK, CLERK



**LEWIS BURWELL PLACE (50' R/W)**

EXISTING PROPERTY LINE TABLE

LINE	BEARING	DISTANCE
L1	N 07°43'58" E	31.00'
L2	N 07°38'01" E	5.21'
L3	N 07°43'45" E	14.96'

EXISTING PROPERTY LINE CURVE TABLE

CURVE	RADIUS	ARC	CHORD	CHORD BEARING
C1	5.00'	4.52'	4.37'	S 33°36'58" W
C2	43.50'	26.77'	26.35'	N 41°52'57" E
C3	5.00'	4.52'	4.37'	S 18°10'07" E

NEW PROPERTY LINE CURVE TABLE

CURVE	RADIUS	ARC	CHORD	CHORD BEARING
C3	43.50'	32.92'	32.14'	N 02°34'11" E
C4	43.50'	18.95'	18.80'	N 31°35'20" W

**BOUNDARY LINE ADJUSTMENT PLAT**

LOT 119 & LOT 120  
PHASE III  
**THE VILLAGE AT QUARTERPATH**  
LOCATED IN THE  
CITY OF WILLIAMSBURG, VIRGINIA  
DATE: 12/21/17 SCALE: 1"=20' JOB #: 16-645  
**LandTech Resources, Inc.**  
Engineering & Surveying Consultants  
3925 Midlands Road, Williamsburg, Virginia 23188  
Telephone: 757-565-1677 Fax: 757-565-0782  
Web: landtechresources.com

