

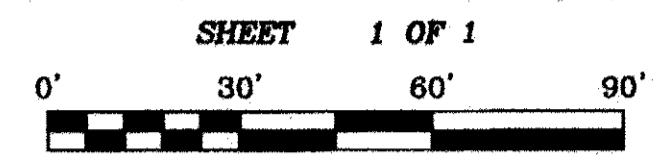
19001165

RAINBOW VILLAGE

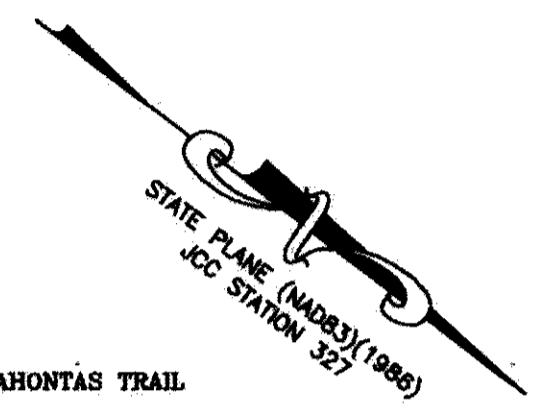
ROBERTS DISTRICT JAMES CITY COUNTY, VIRGINIA

A.D. POTTS & ASSOCIATES, INC.
11524 JEFFERSON AVENUE
NEWPORT NEWS, VIRGINIA 23601

SCALE: 1"=30' JUNE 1, 2019



N or F
BC SECURE
HOLDINGS CORP.
INST# 080029571
PARCEL NO. 5230100089



STATE OF VIRGINIA COUNTY OF JAMES CITY
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE
COUNTY OF JAMES CITY THIS 6 DAY OF Aug 20 9:46 a.m. 1
2019, THE MAP SHOWN HEREON WAS PRESENTED AND ADMITTED
TO THE RECORD AS THE LAW DIRECTS.
TESTE: MONA A. FOLEY, CLERK Large/Small Plat(s) Recorded
herewith as # 19001165
INSTRUMENT# 19001165 Jeff Zubi Uge DC

N or F
C. BURRELL EST.
DB 35 PG 128
PARCEL NO. 5910200012

N or F
T. WALKER
INST# 040027828
PARCEL NO. 5910200013

N or F
P. MARROW JR. & M. MARROW
INST# 040023018
PARCEL NO. 5910200001A

N or F
E. BAKER
INST# 060003565
PARCEL NO. 5910200002B

N or F
J. WHITE & L. WHITE
DB 388 PG 632
PARCEL NO. 5910200001C

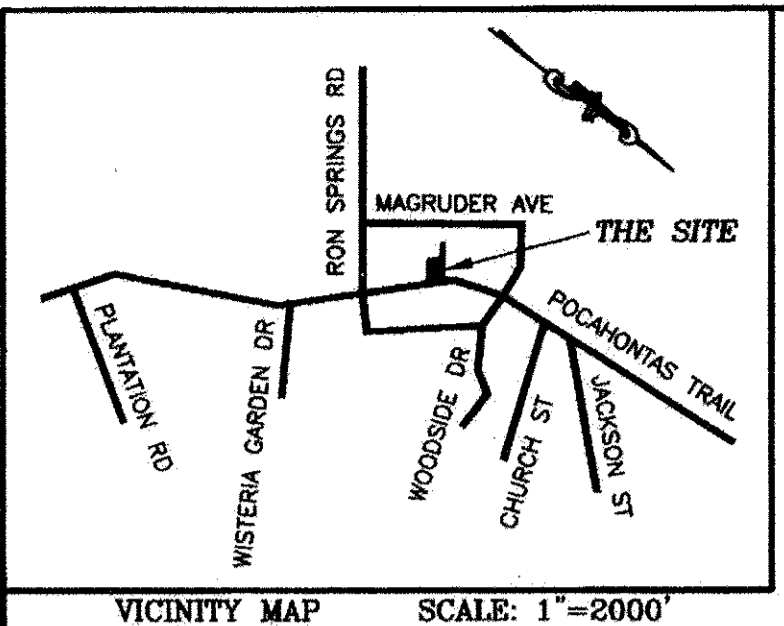
N or F
H. & P. TALIAFERRO
DB 466 PG 623
PARCEL NO. 5910100001

- NOTES:
1. SITE ADDRESS: 6700 POCAHONTAS TRAIL
 2. TAX PARCEL ID: 5910200001
 3. ZONING: R2
 4. ALL NEW UTILITIES SHALL BE PLACED UNDERGROUND
 5. ALL NEW SIGNS SHALL BE IN ACCORDANCE WITH ARTICLE II, DIVISION 3 OF THE JAMES CITY COUNTY ZONING ORDINANCE
 6. ALL NEW MONUMENTS SHALL BE SET IN ACCORDANCE WITH SEC. 19-34 THROUGH 19-36 OF THE JAMES CITY COUNTY SUBDIVISION ORDINANCE
 7. UNLESS OTHERWISE NOTED, ALL DRAINAGE EASEMENTS DESIGNATED ON THIS PLAT SHALL REMAIN PRIVATE
 8. THIS PROPERTY IS LOCATED IN FIRM ZONE X, (UNSHADED)(AREA OUTSIDE 0.2% ANNUAL CHANCE FLOOD) AS SHOWN ON COMMUNITY PANEL NO'S. 510201 0207 D, 510201 0209 D, 510201 0226 D, AND 510201 0228 D DATED DECEMBER 18, 2015 (INDEX DATE DEC. 16, 2015)
 9. REF: DB 127 PG 588, INSTR. #150016766
 10. ALL EASEMENTS MAY NOT BE SHOWN.
 11. PROPERTIES WILL BE SERVED BY PUBLIC WATER AND SEWER
 12. PARCELS SERVED BY 10' R/W (DB 146 PG 613) PRO. LOT 2, N or F J. WHITE & L. WHITE PARCEL, N or F P. MARROW JR. & M. MARROW PARCEL

LEGEND

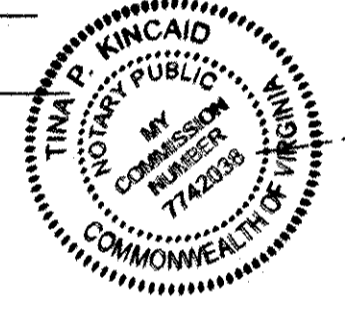
—○—	REBAR SET
—●—	REBAR FOUND
—IPF—	IRON PIPE FOUND
— —	BUILDING SETBACK LINE
—	PROPERTY LINE
- - -	EASEMENT LINE

CERTIFICATE OF APPROVAL
THIS SUBDIVISION IS APPROVED BY THE UNDERSIGNED IN ACCORDANCE WITH EXISTING SUBDIVISION REGULATIONS AND MAY BE ADMITTED TO RECORD.
1 July 2019 Blaine Braden
DATE VIRGINIA DEPARTMENT OF TRANSPORTATION
7/2/19 Ellen Cook
DATE SUBDIVISION AGENT OF JAMES CITY COUNTY



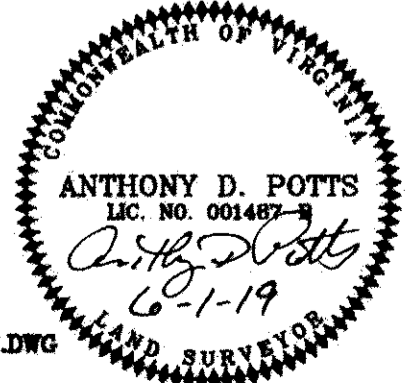
OWNER'S CERTIFICATE
THE SUBDIVISION OF LAND SHOWN ON THIS PLAT AND KNOWN AS RAINBOW VILLAGE, IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS AND TRUSTEES.
6-19-19
DATE
George Fiscella
VIRGINIA ENTERPRISES, INC.
PRINTED NAME

I, Tina P. Kincaid
STATE OF VIRGINIA
CITY/COUNTY OF Newport News
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 HAVE ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY
GIVEN UNDER MY NAME THIS 19 DAY OF June, 2019.
MY COMMISSION EXPIRES 7-1-2021
REGISTRATION NO. 7742038
Tina P. Kincaid
NOTARY PUBLIC

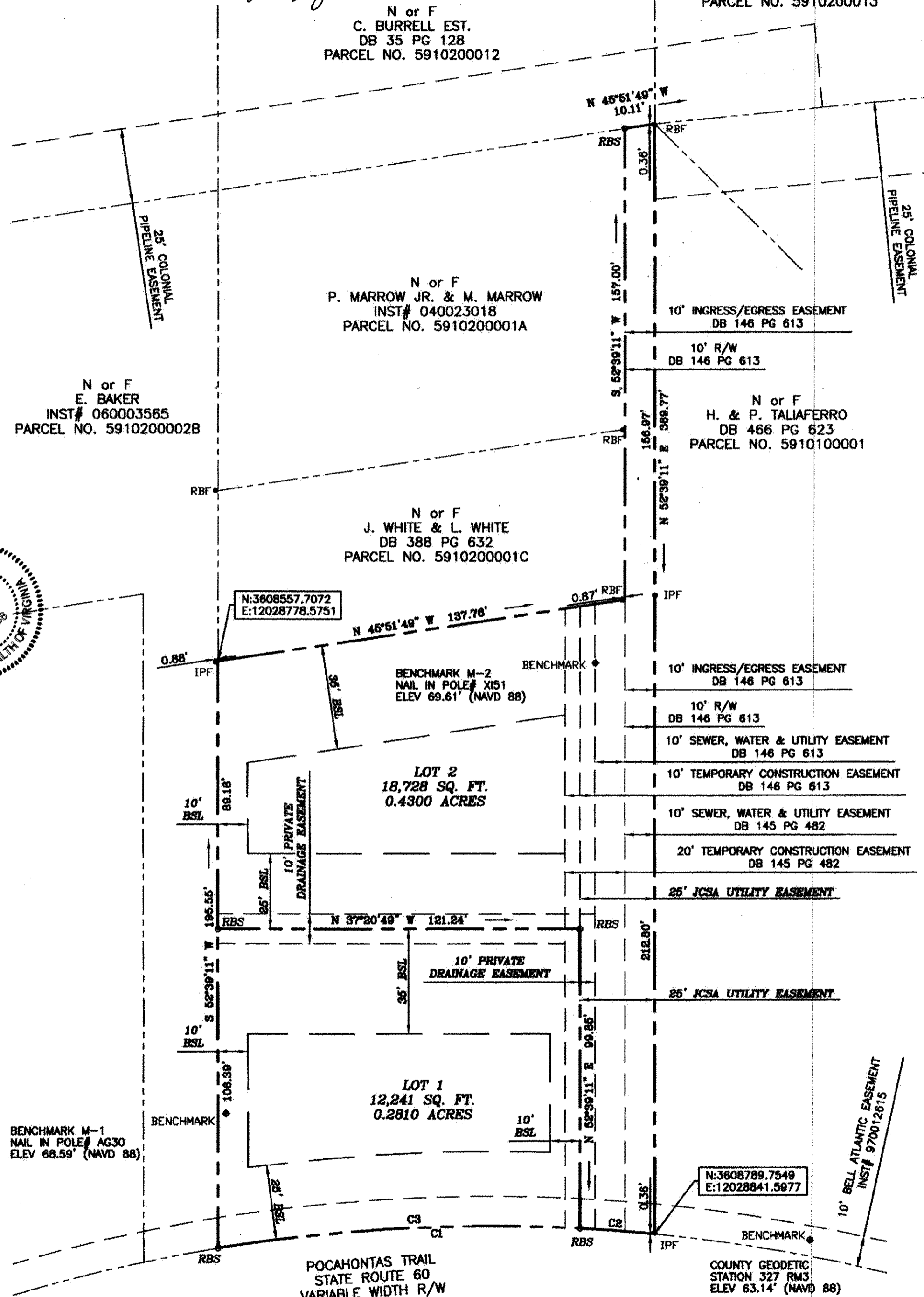


CERTIFICATE OF SOURCE OF TITLE
THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED BY ROSA E. LEE, TRUSTEE OF THE FREDDIE D. LEE DESCENDANT'S SEPARATE TRUST A/K/A DESCENDANTS TRUST FBO BETTINA L. LEE DATED JULY 22, 2003, TO VIRGINIA ENTERPRISES, INC., A VIRGINIA CORPORATION, BY DEED DATED AUGUST 24, 2015 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY IN INSTRUMENT# 150016766.

SURVEYOR'S CERTIFICATE
I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE AND 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.
6-1-19
DATE
Anthony D. Potts
ANTHONY D. POTTS L.S.
PRINTED NAME



RAINBOW VILLAGE REC.DWG
(SADIE LEE TAYLOR)
JOB # 16-093
FB 653



CURVE	DELTA ANGLE	RADIUS	ARC LENGTH	TANGENT	CHORD LENGTH	CHORD BEARING
C1	14°39'10"	573.69'	146.72'	73.76'	146.32'	S 39°10'48" E
C2	08°30'14"	573.69'	25.07'	12.54'	25.07'	S 35°08'18" E
C3	12°08'56"	573.69'	121.64'	61.05'	121.42'	S 40°25'55" E

AREA TABLE

EXISTING LOT.....	30,969 SQ. FT., 0.7110 ACRES
PROPOSED LOT 1.....	12,241 SQ. FT., 0.2810 ACRES
PROPOSED LOT 2.....	18,728 SQ. FT., 0.4300 ACRES
AREA OF DEDICATED R/W	0.0000 ACRES
TOTAL AREA	0.7110 ACRES

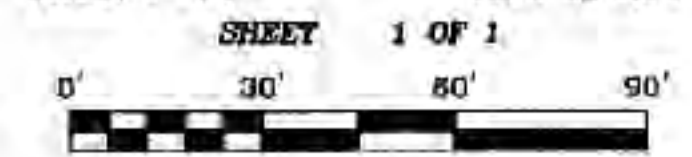
19001165

RAINBOW VILLAGE

ROBERTS DISTRICT JAMES CITY COUNTY, VIRGINIA

A.D. POTTS & ASSOCIATES, INC.
11524 JEFFERSON AVENUE
NEWPORT NEWS, VIRGINIA 23601

SCALE: 1"=30' JUNE 1, 2019



N or F
BC SECURE
HOLDINGS CORP.
INST# 080029571
PARCEL NO. 5230100089



STATE OF VIRGINIA COUNTY OF JAMES CITY
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE
COUNTY OF JAMES CITY THIS 8 DAY OF AUG 2019 a.m. 1
2019. THE MAP SHOWN HEREON WAS PRESENTED AND ADMITTED
TO THE RECORD AS THE LAW DIRECTS.
TESTE: MONA A. FOLEY, CLERK CLERK
INSTRUMENT# 19001165 Jeff Zubiaga
Large/Small Plat(s) Recorded
herewith as # 19001165

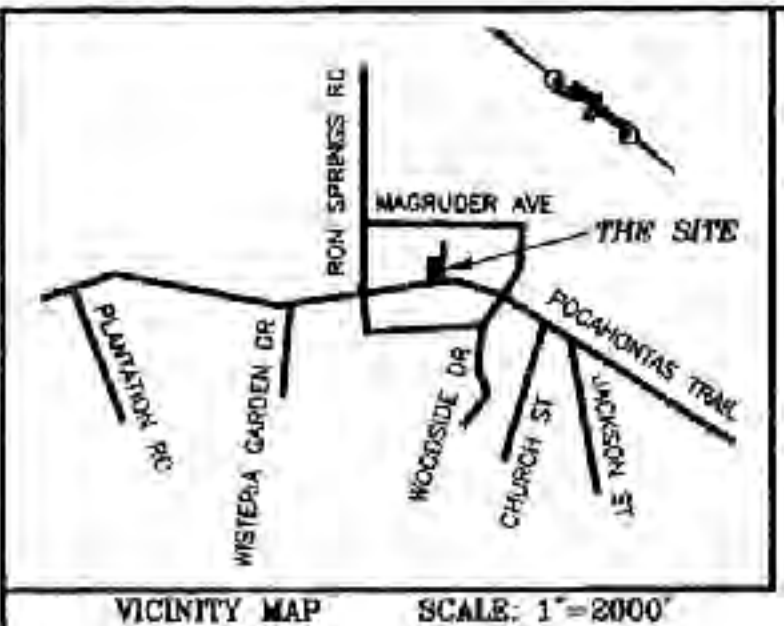
N or F
C. BURRELL EST.
DB 35 PG 128
PARCEL NO. 5910200012

N or F
P. MARROW JR. & M. MARROW
INST# 040023018
PARCEL NO. 591020001A

N or F
E. BAKER
INST# 080003555
PARCEL NO. 5910200002B

N or F
J. WHITE & L. WHITE
DB 388 PG 632
PARCEL NO. 5910200001C

N or F
H. & P. TALIAFERRO
DB 466 PG 623
PARCEL NO. 5910100001



OWNER'S CERTIFICATE
THE SUBDIVISION OF LAND SHOWN ON THIS PLAT AND
KNOWN AS RAINBOW VILLAGE, IS WITH THE FREE
CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE
UNDERSIGNED OWNERS, PROPRIETORS AND TRUSTEES.
6-19-19
DATE
George Fiscella
GEORGE FISCILLA
VIRGINIA ENTERPRISES, INC.
PRINTED NAME

CERTIFICATE OF NOTARIZATION
I, Tina P. Kincaid
STATE OF VIRGINIA
CITY/COUNTY OF Newport News
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 HAVE
ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY
GIVEN UNDER MY NAME THIS 19 DAY OF June, 2019.
MY COMMISSION EXPIRES 11-30-2021
REGISTRATION NO. 174238
Tina P. Kincaid
NOTARY PUBLIC



CERTIFICATE OF SOURCE OF TITLE
THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED BY
ROSA E. LEE, TRUSTEE OF THE FREDDIE D. LEE DESCENDANT'S
SEPARATE TRUST A/K/A DESCENDANTS TRUST FBO BETTINA L. LEE
DATED JULY 22, 2003, TO
VIRGINIA ENTERPRISES, INC., A VIRGINIA CORPORATION,
BY DEED DATED AUGUST 24, 2015 AND RECORDED IN THE OFFICE
OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF
JAMES CITY IN INSTRUMENT# 150018788.

SURVEYOR'S CERTIFICATE
I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE
AND 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.
6-1-19
DATE
Anthony D. Potts
ANTHONY D. POTTS L.S.
PRINTED NAME



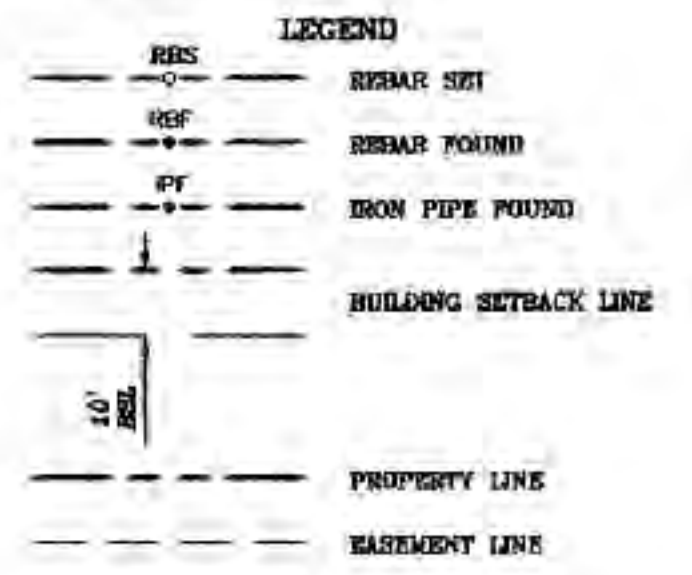
RAINBOW VILLAGE RECDWG
(BADDIE LEE TAYLOR)
JOB # 18-083
PB 038

CURVE	DELTA ANGLE	RADIUS	ARC LENGTH	TANGENT	CHORD LENGTH	CHORD BEARING
C1	14°39'10"	673.69	146.78	73.79	146.38	S 39°10'48" E
C2	08°30'14"	673.69	26.07	12.54	25.07	S 83°08'18" E
C3	12°08'58"	673.69	121.64	61.05	121.42	S 40°26'58" E

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PROPOSED LOT 2:	18,728 SQ. FT., 0.4300 ACRES
AREA OF DEDICATED R/W	0.0000 ACRES
TOTAL AREA	0.7110 ACRES

- NOTES**
1. SITE ADDRESS: 6709 POCAHONTAS TRAIL.
 2. TAX PARCEL ID: 6910200001
 3. ZONING: R2
 4. ALL NEW UTILITIES SHALL BE PLACED UNDERGROUND
 5. ALL NEW SIGNS SHALL BE IN ACCORDANCE WITH ARTICLE II, DIVISION 3 OF THE JAMES CITY COUNTY ZONING ORDINANCE
 6. ALL NEW MONUMENTS SHALL BE SET IN ACCORDANCE WITH SEC. 19-34 THROUGH 19-36 OF THE JAMES CITY COUNTY SUBDIVISION ORDINANCE
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 9. R/W: DB 127 PG 586, INSTR. #150018788
 10. ALL EASEMENTS MAY NOT BE SHOWN.
 11. PROPERTIES WILL BE SERVED BY PUBLIC WATER AND SEWER
 12. PARCELS SERVED BY 10' R/W (DB 146 PG 613) FROM LOT 2, N or F J. WHITE & L. WHITE PARCEL, N or F P. MARROW JR. & M. MARROW PARCEL.



CERTIFICATE OF APPROVAL
THIS SUBDIVISION IS APPROVED BY THE UNDERSIGNED IN
ACCORDANCE WITH EXISTING SUBDIVISION REGULATIONS AND
MAY BE ADMITTED TO RECORD.
12/2/19 DATE
Ellen Loebe
VIRGINIA DEPARTMENT OF TRANSPORTATION
7/2/19 DATE
Ellen Loebe
SUBDIVISION AGENT OF JAMES CITY COUNTY

