

Vicinity Map 1" = 2000'

BERKELEY DISTRICT                      JAMES CITY COUNTY                      VIRGINIA

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DATE: 3/04/2025    JOB # 24-180

205 Bulifants Blvd., Suite E, Williamsburg, Virginia 23188  
Phone: (757) 565-1677 Fax: (757) 565-0782  
web: [landtechresources.com](http://landtechresources.com)

JCC-S-24-0037

PARCEL ID: 3830100014  
OWNER: CHRIST FELLOWSHIP  
CHURCH OF WILLIAMSBURG  
INST. #202411318

ZONING DISTRICT: R8 (RURAL RESIDENTIAL)

PARCEL ID: 3830100019A  
OWNER: CHRIST FELLOWSHIP  
CHURCH OF WILLIAMSBURG  
INST. #202411318

ADDRESS:  
3687 IRONBOUND ROAD  
WILLIAMSBURG, VIRGINIA 23188

ZONING DISTRICT: R8 (RURAL RESIDENTIAL)  
& PUD-R

REF.: INST# 990024520  
INST# 140010921

2 Large/Small Plat(s) Recorded  
herewith as # 202507641


THIS IS TO CERTIFY THAT THE LAND EMBRACED IN THIS SUBDIVISION STANDS IN THE NAME OF CHRIST FELLOWSHIP CHURCH OF WILLIAMSBURG, A VIRGINIA CORPORATION AND WAS ACQUIRED FROM UPWARD CHURCH, INC. A FLORIDA CORPORATION BY THAT CERTAIN DEED DATED JULY 30, 2024 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF JAMES CITY COUNTY, VIRGINIA AS INSTRUMENT 202411318.

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.

Richard R. Quinn C7CW Treasurer

## STATE OF VIRGINIA

CITY/COUNTY OF James City, I, Linda Vergakis, 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.  
GIVEN UNDER MY HAND THIS 24<sup>th</sup> DAY OF March, 2025.  
MY COMMISSION EXPIRES Aug. 31, 2026.

  
 NOTARY PUBLIC  
 REGISTRATION NO. 7623437

LINDA FAY VERGAKIS  
NOTARY PUBLIC  
REGISTRATION # 7623437  
COMMONWEALTH OF VIRGINIA  
MY COMMISSION EXPIRES 08/31/28

PARCEL	OLD AREA	NEW AREA
PARCEL 1	149,511 S.F. / 3.432 AC.	207,814 S.F. / 4.770 AC.
PARCEL 2	58,303 S.F. / 1.338 AC.	
TOTAL	207,814 S.F. / 4.770 AC.	207,814 S.F. / 4.770 AC.

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

3-25-2025  
DATE  
3/27/2025  
DATE  
04/09/2025  
DATE

VIRGINIA DEPARTMENT OF HEALTH  
VIRGINIA DEPARTMENT OF TRANSPORTATION  
SUBDIVISION AGENT OF JAMES CITY COUNTY

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.

3/4/2025  
DATE

  
MATTHEW H. CONNOLLY, L.S. 2053



IN THE CLERKS OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF JAMES CITY THIS 9 DAY OF June, 2025. THIS PLAT WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS AT 1:50 PM  
INSTRUMENT # 202507641

TESTE ELIZABETH E. O'CONNOR, CLERK



CURVE	RADIUS	ARC	CHORD	CHORD BEARING	DELTA
C1	2159.44'	68.92'	68.92'	S 36°32'21" W	1°49'43"
C2	2159.44'	300.41'	300.17'	S 31°38'22" W	7°58'14"
C3	2159.44'	72.29'	72.28'	S 27°36'37" W	1°55'05"