

215465

CERTIFICATION OF SOURCE OF TITLE

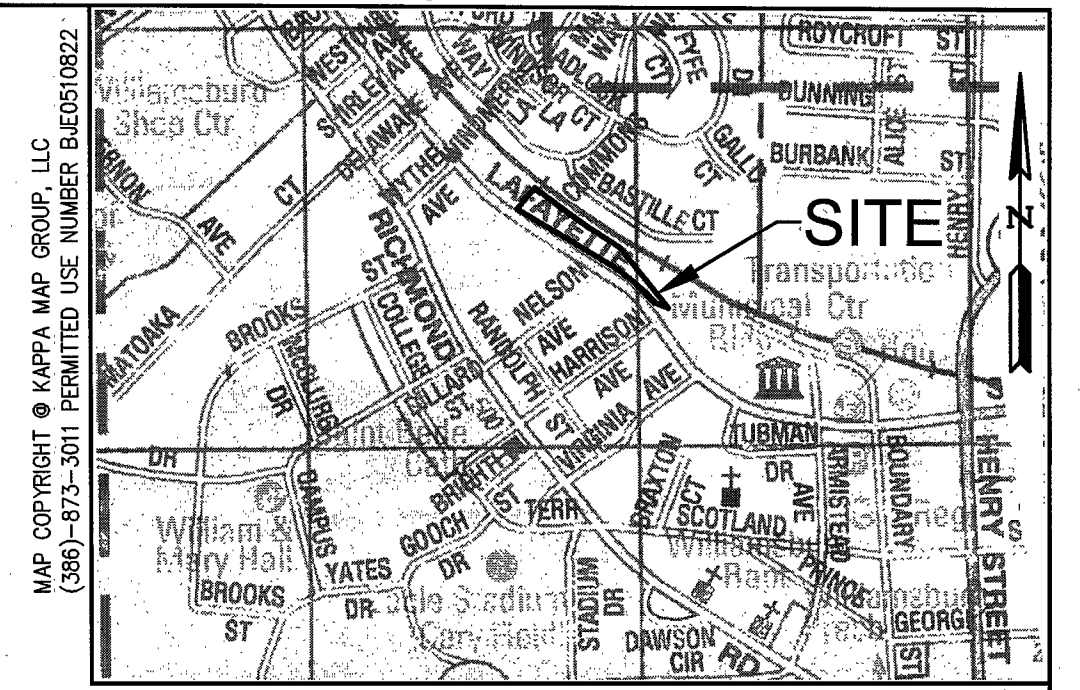
#715 LAFAYETTE STREET - TAX ASSESSOR'S ALT. PARCEL 434-21-00-001
THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED TO C.C. CASEY SONS, L.P. (NOW C.C. CASEY SONS, LLC), BY INSTRUMENT DATED DECEMBER 23, 1976 RECORDED IN DEED BOOK 54, PAGE 543 (UNDIVIDED TWO-THIRDS INTEREST) AND BY INSTRUMENT DATED JANUARY 10, 1977 RECORDED IN DEED BOOK 54, PAGE 673 (UNDIVIDED ONE-THIRD INTEREST) IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE CITY OF WILLIAMSBURG AND THE COUNTY OF JAMES CITY, VIRGINIA.

SOURCE OF TITLE:

1. OWNER OF RECORD: C.C. CASEY SONS, LLC (FORMERLY C.C. CASEY SONS, L.P.)
434-21-00-001
ALT. PARCEL ID: #715 LAFAYETTE STREET
PROPERTY ADDRESS: #715 LAFAYETTE STREET
DEED REFERENCE: D.B. 54, PG. 543
D.B. 54, PG. 673
NORTH TRACT - P.B. 25, PG. 52

LEGEND:

IPF = IRON PIPE FOUND
MON (F) = MONUMENT FOUND
IRS = IRON ROD SET
INSTR. # = INSTRUMENT NUMBER
S.F. = SQUARE FEET
AC. = ACRES
D.B. = DEED BOOK
P.B. = PLAT BOOK
PG. = PAGE
N/F = NOW OR FORMERLY
B.S.L. = BUILDING SETBACK LINE



VICINITY MAP
SCALE 1" = ± 1000'

OWNER'S CERTIFICATE

THE SUBDIVISION OF TAX ASSESSOR'S ALT. PARCEL 434-21-00-001 AS SHOWN ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNERS, PROPRIETORS AND OR TRUSTEE(S).

C.C. CASEY SONS, LLC

Robert T. Casey 12/22/21
ROBERT T. CASEY, SECRETARY DATE

CERTIFICATE OF NOTARIZATION

STATE OF Virginia CITY/COUNTY OF Williamsburg
TO-WIT:

I, Patricia A. Buckless A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE ABOVE PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AND STATE AFORESAID.

GIVEN UNDER MY HAND THIS 22nd DAY OF December, 2021

MY COMMISSION EXPIRES October 31, 2023

Patricia A. Buckless
NOTARY PUBLIC

NOTARY REGISTRATION NUMBER: 153460

Patricia A. Buckless
NOTARY PUBLIC
Commonwealth of Virginia
Reg. # 153460
My Commission Expires 10/31/2023

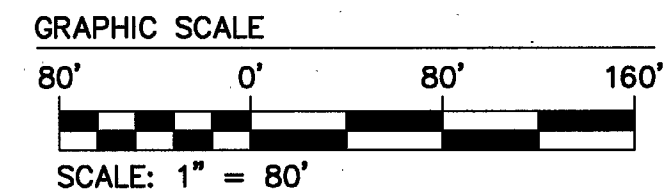
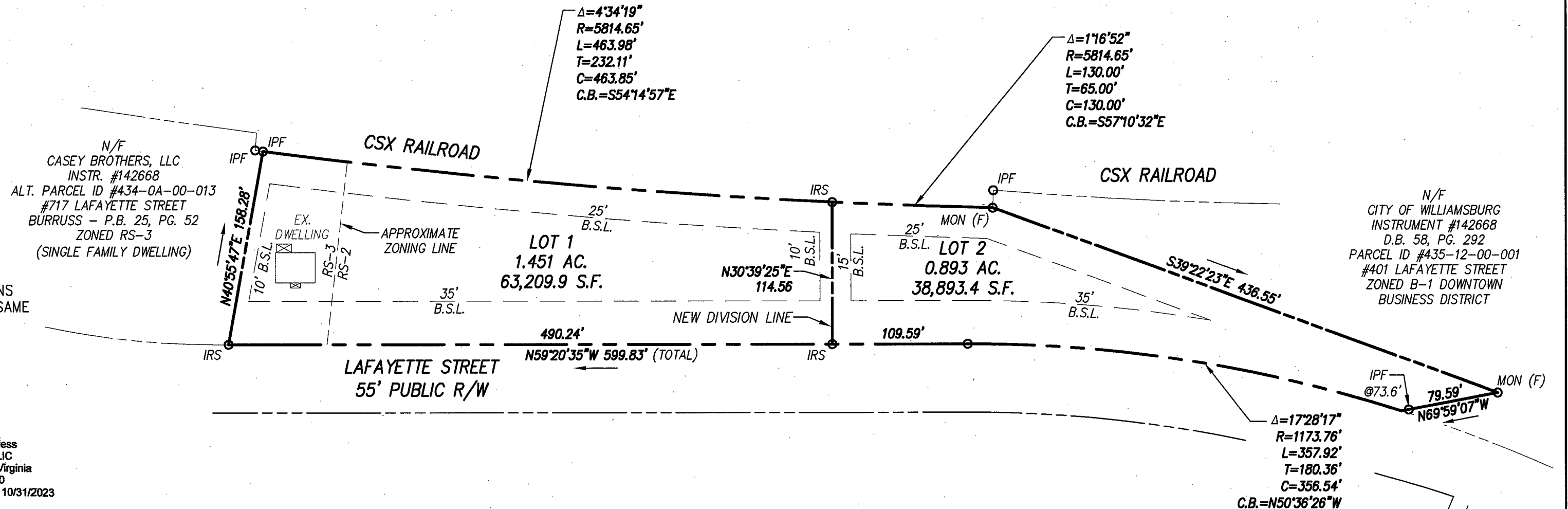
SURVEYOR'S CERTIFICATE

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

Samuel J. Birkers 12-13-21
SAMUEL J. BIRKERS, L.S. #002304 DATE

GENERAL NOTES:

- 1. THE SUBJECT PROPERTY IS CURRENTLY ZONED RS-2 AND RS-3. SETBACK LINES AS SHOWN ON THE PLAT ARE BASED ON RS-2 ZONING.
2. THE SUBJECT PROPERTY IS SERVED BY PUBLIC WATER AND SEWER.
3. THIS PLAT IS BASED ON A CURRENT FIELD SURVEY AND PREVIOUS SURVEYS BY AES CONSULTING ENGINEERS. THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE REPORT. THE SUBJECT PROPERTIES ARE SUBJECT TO EASEMENTS, SERVITUDES, COVENANTS, AND ENCUMBRANCES OF RECORD.
4. THE SUBJECT PROPERTY LIES IN FLOOD ZONE X, (AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOOD PLAIN) PER F.I.R.M. #51095C0139D, MAP REVISED DECEMBER 16, 2015.



AREA TABULATION table with columns for ORIGINAL ALT. PID, S.F., and AC. Rows include 434-21-00-001, LOT 1, and LOT 2.

CERTIFICATE OF APPROVAL

THIS SUBDIVISION OF TAX ASSESSOR'S ALT. PARCEL ID 434-21-00-002 IS APPROVED BY THE UNDERSIGNED IN ACCORDANCE WITH EXISTING SUBDIVISION REGULATIONS AND MAY BE ADMITTED TO RECORD.

E. B. 12-21-21
SUBDIVISION AGENT OF THE CITY OF WILLIAMSBURG DATE

STATE OF VIRGINIA
CITY OF WILLIAMSBURG & COUNTY OF JAMES CITY CIRCUIT COURT.
THIS 29 DAY OF December 2021 THE PLAT SHOWN
HEREON WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS

Large Plat(s) Recorded herewith as # 215465
@ 1:20 AM (PM) INSTRUMENT # 215465
TESTE: Euzelith O' Connor
MONA A. COLEY, CLERK

Revision table with columns: Rev., Date, Description, Revised By.



AES CONSULTING ENGINEERS logo and contact information: 5248 Olde Towne Road, Suite 1, Williamsburg, Virginia 23188.

PLAT OF SURVEY SHOWING THE SUBDIVISION OF ALT. PARCEL ID #434-21-00-001. PREPARED FOR: C.C. CASEY SONS, LLC. CITY OF WILLIAMSBURG VIRGINIA

Project Contacts: SJB
Project Number: W10535-02
Date: 12/13/2021
Sheet Number: 1 OF 1

SV:\2021\10535 - Midtown Casey Properties\GIS - Property Survey and Boundary\Survey\1053500_Toc.dwg, 12/22/2021 11:38:18 AM, Sam Birkers