



**LOCATION MAP**  
SCALE: 1"=2000'

APPROVED:  
 CITY OF WILLIAMSBURG  
 BY Paul C. Small  
 PLAT APPROVING AGENT  
 DATE 7-27-86  
 STATE OF VIRGINIA  
 CITY OF WILLIAMSBURG  
 IN THE CLERK'S OFFICE OF THE CIRCUIT COURT  
 FOR THE CITY OF WILLIAMSBURG THIS 25  
 DAY OF Sept. 1986 THIS MAP WAS  
 PRESENTED AND ADMITTED TO RECORD AS THE LAW  
 DIRECTS  
 PLAT BOOK 43, PAGE 63.  
 TESTE Helene S. Ward  
 CLERK  
 BY \_\_\_\_\_

ENGINEER'S CERTIFICATE:  
 I CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THAT THIS SUBDIVISION IS IN CONFORMANCE WITH ALL APPLICABLE CODES AND REGULATIONS OF THE CITY OF WILLIAMSBURG.  
Paul C. Small  
 PAUL C. SMALL, C.L.S. NO. 1247

CERTIFICATE OF APPROVAL:  
 THIS SUBDIVISION AS SHOWN ON THIS PLAT IS APPROVED AND MAY BE COMMITTED TO RECORD

FOR THE CITY OF WILLIAMSBURG, VA.  
 SOURCE OF TITLE:  
 THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED BY Carroll Cole Gaddy

IN THE CIRCUIT COURT FOR THE CITY OF WILLIAMSBURG, AND RECORDED IN THE CITY OF WILLIAMSBURG DEED BOOK 76 page 361 + 76 p 8

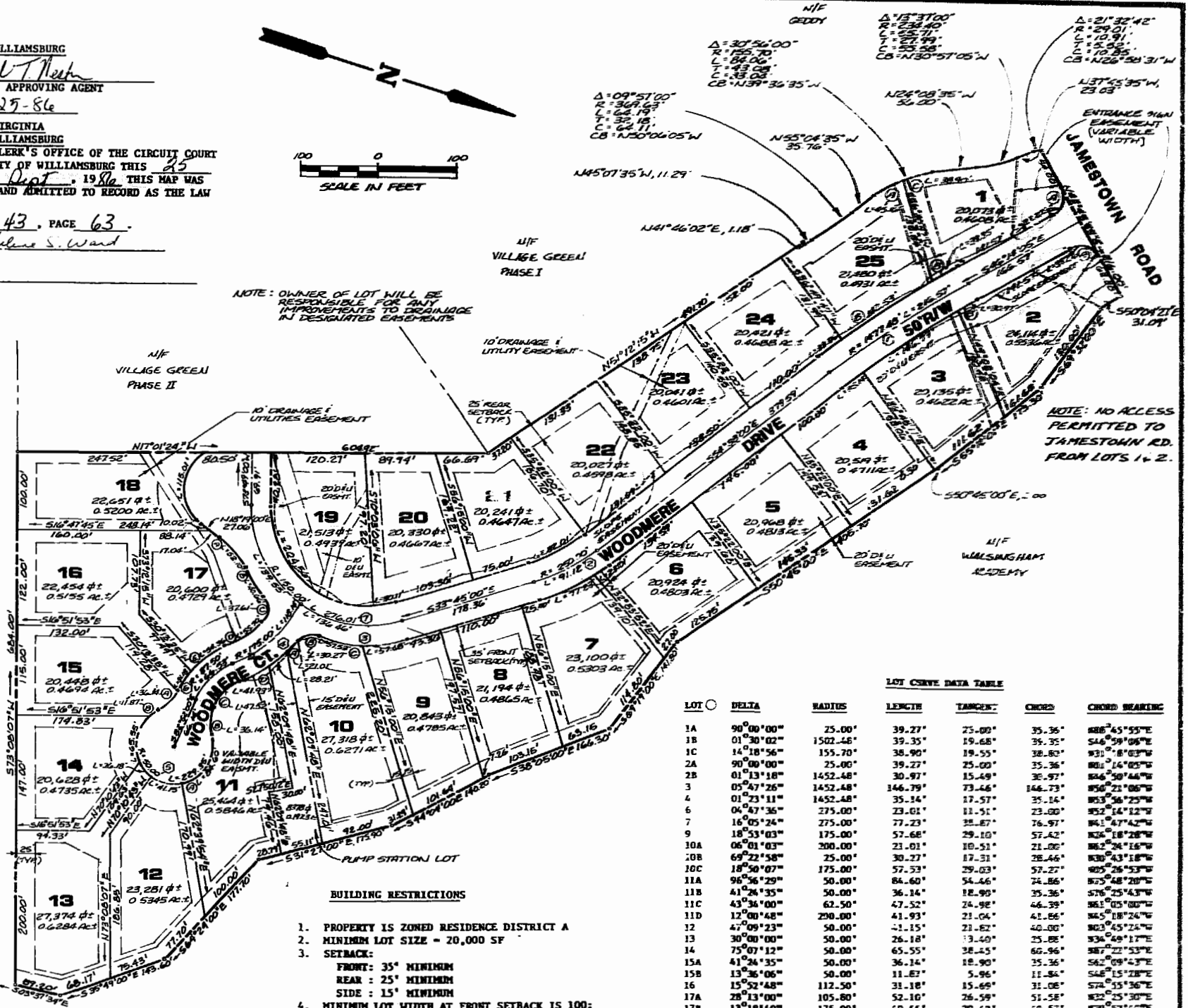
OWNER'S CERTIFICATE:  
 THE SUBDIVISION OF THE LAND SHOWN ON THIS MAP IS IN ACCORDANCE WITH THE FREE CONSENT AND DESIRES OF THE UNDERSIGNED OWNER:

W. Landis Wilcox  
 A NOTARY PUBLIC IN AND FOR THE STATE OF VIRGINIA

DO HEREBY CERTIFY THAT THE PERSON WHOSE NAME IS SIGNED ON THE FOREGOING WRITING HAS ACKNOWLEDGED SAME BEFORE IN MY AFORESAID. GIVEN UNDER MY HAND AND SEAL THIS 11 DAY OF Sept. 1986.  
 MY COMMISSION EXPIRES: 9-15-87.

RIGHT OF WAY CURVE DATA

CURVE	DELTA	RADIUS	LENGTH	TANGENT	CHORD	CHORD BEARING
1	08°23'55"	1452.48'	219.91'	106.65'	212.72'	S50°26'03"E
2	20°53'00"	275.00'	100.00'	50.68'	99.68'	S44°11'30"E
3	37°43'11"	175.00'	115.21'	59.78'	113.14'	S14°53'25"E
4	26°06'47"	200.00'	91.15'	46.38'	90.37'	S52°21'24"E
5	262°81'57"	50.00'	229.35'	---	75.00'	S07°13'51"W
6	43°34'00"	112.50'	85.54'	84.96'	83.50'	N61°05'00"W
7	107°34'00"	125.00'	234.67'	170.69'	201.70'	N20°02'00"E



NOTE: OWNER OF LOT WILL BE RESPONSIBLE FOR ANY IMPROVEMENTS TO DRAINAGE IN DESIGNATED EASEMENTS

NOTE: NO ACCESS PERMITTED TO JAMESTOWN RD. FROM LOTS 1 & 2.

- BUILDING RESTRICTIONS**
- PROPERTY IS ZONED RESIDENCE DISTRICT A
  - MINIMUM LOT SIZE - 20,000 SF
  - SETBACK:
    - FRONT: 35' MINIMUM
    - REAR: 25' MINIMUM
    - SIDE: 15' MINIMUM
  - MINIMUM LOT WIDTH AT FRONT SETBACK IS 100'

**AREA TABULATIONS**

TOTAL AREA OF PARCEL	646,808 SF	14.8487 AC
AREA OF LOTS	546,141 SF	12.5377 AC
AREA OF R.W.	92,288 SF	2.1186 AC
AREA OF PUMP STATION LOT	8,378 SF	0.1923 AC
NUMBER OF LOTS	25	
AVERAGE LOT SIZE	21,163 SF	0.5015 AC
LOT YIELD	1.68 LOTS/GROSS ACRE	

**LOT CURVE DATA TABLE**

LOT	DELTA	RADIUS	LENGTH	TANGENT	CHORD	CHORD BEARING
1A	90°00'00"	25.00'	39.27'	25.00'	35.36'	N88°45'55"E
1B	01°30'02"	1502.48'	39.35'	19.68'	39.35'	S46°59'06"W
1C	14°18'56"	155.70'	38.90'	19.55'	38.80'	N31°8'03"W
2A	90°00'00"	25.00'	39.27'	25.00'	35.36'	N88°45'06"W
2B	01°13'18"	1452.48'	30.97'	15.49'	30.97'	S84°50'46"W
3	05°47'26"	1452.48'	146.79'	73.46'	146.73'	N56°21'06"W
4	01°23'11"	1452.48'	35.14'	17.57'	35.14'	N53°56'25"W
6	04°47'36"	275.00'	23.01'	11.51'	23.00'	N52°14'12"W
7	16°05'24"	275.00'	77.23'	38.87'	76.97'	N41°47'42"W
9	18°53'03"	175.00'	57.68'	29.10'	57.42'	N32°18'28"W
10A	06°01'03"	200.00'	21.01'	10.51'	21.00'	N63°24'16"W
10B	69°22'58"	25.00'	30.27'	17.31'	28.46'	N30°43'18"W
10C	18°50'07"	175.00'	57.53'	29.03'	57.27'	N29°26'53"W
11A	96°56'29"	50.00'	84.60'	54.46'	74.86'	N07°48'20"W
11B	41°24'35"	50.00'	36.14'	18.99'	35.36'	S70°25'43"W
11C	43°36'00"	62.50'	47.52'	24.98'	46.29'	N61°05'00"W
11D	12°00'48"	290.00'	41.93'	21.04'	41.86'	N65°08'24"W
12	47°09'23"	50.00'	41.15'	21.82'	40.00'	N23°45'24"W
13	30°00'00"	50.00'	26.18'	13.40'	25.88'	N34°49'17"W
14	75°07'12"	50.00'	65.55'	38.45'	60.96'	N48°22'53"W
15A	41°24'35"	50.00'	36.14'	18.90'	35.36'	S68°09'43"W
15B	13°26'06"	50.00'	11.82'	5.96'	11.84'	S44°15'28"W
16	15°52'48"	112.50'	31.18'	15.69'	31.08'	S74°35'36"W
17A	28°13'00"	105.80'	52.10'	26.59'	51.58'	N32°25'30"W
17B	13°18'49"	175.00'	40.66'	20.42'	40.57'	N39°52'46"W
17C	86°12'20"	25.00'	37.61'	23.40'	34.17'	N76°19'21"W
17D	21°16'29"	150.00'	28.17'	15.38'	28.17'	S48°56'24"W
17E	27°41'12"	112.50'	54.36'	27.72'	53.60'	S53°08'36"W
18	118°43'59"	55.50'	115.01'	93.72'	95.51'	N77°40'58"W
19	93°45'54"	125.00'	204.56'	133.50'	182.45'	S28°56'03"W
20	13°48'06"	125.00'	30.11'	15.13'	30.04'	S23°50'57"W
21	20°53'00"	225.00'	82.01'	41.46'	81.56'	S44°11'30"W
24	01°27'47"	1502.48'	38.36'	19.18'	38.36'	S53°54'07"W
25A	16°37'04"	155.70'	45.16'	22.74'	45.00'	N46°46'03"W
25B	05°26'07"	1502.48'	142.53'	71.32'	142.48'	S30°27'10"W
P.S. LOT	08°04'56"	200.00'	28.21'	14.13'	28.19'	N55°21'16"W



**AES**, a professional corporation  
 1781 Jamestown Road, Williamsburg, Va. 23185  
 804-253-0040  
 Engineering, Planning, Surveying

**PLAT OF THE WOODS**  
 OWNER/DEVELOPER: S.W.N. ASSOCIATES  
 CITY OF WILLIAMSBURG VIRGINIA



P.B. No. 14  
Helene S. Ward Clerk

No.	DATE	REVISION / COMMENT / NOTE	BY
1	08/16/86	ADDED ENTRANCE SHAN EASEMENT	CS
2	08/16/86	ELIMINATED EASEMENT ON LOTS 1 AND 2	CS
3	08/16/86	ADDED SHAN EASEMENT	CS
4	08/16/86	REVISED PER CITY OF WILLIAMSBURG COMMENTS	CS

Designed	CSM
Drawn	WNS
Scale	1"=200'
Date	APRIL 1986
Project No.	6237
Drawing No.	PLAT