

SOURCE OF TITLE

TITLE TO LAND SHOWN HEREON WAS GRANTED BY DEED DATED JANUARY 1, 1968 AND RECORDED IN DEED BOOK 119, PAGE 407 IN THE CIRCUIT COURT CLERK'S OFFICE OF JAMES CITY COUNTY, VIRGINIA.

STATE OF VIRGINIA, COUNTY OF JAMES CITY:

I, Dixie H. Bourque A NOTARY PUBLIC, DO HEREBY CERTIFY THAT THE PERSON(S) WHOSE NAME(S) IS (ARE) SIGNED TO THE WRITING BELOW HAS ACKNOWLEDGED THE SAME BEFORE ME IN MY COUNTY AFORESAID.

GIVEN UNDER MY HAND THIS 24th DAY OF FEBRUARY

1988.
SIGNED: Dixie H. Bourque

MY COMMISSION EXPIRES: August 6, 1989

OWNER'S CONSENT

THIS SUBDIVISION IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE WISHES AND DESIRES OF THE UNDERSIGNED OWNER(S).

Carrie M. Taylor

CERTIFICATE OF APPROVAL

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

AGENT OF GOVERNING BODY

Allen L. Hugg

HEALTH OFFICER

J. D. Allen

HIGHWAY DEPARTMENT

DATE: 6/17/88

DATE: 5/31/88

DATE: 6-16-88

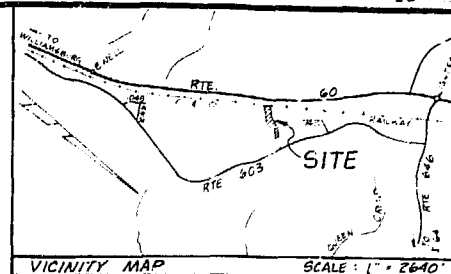
SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THAT ALL THE REQUIREMENTS FOR THE PLATTING OF SUBDIVISIONS IN THE COUNTY OF JAMES CITY HAVE BEEN COMPLIED WITH.

ALSO, THAT THIS PLAT IS CORRECT AND COMPLIES WITH THE MINIMUM STANDARDS ESTABLISHED BY THE VIRGINIA STATE BOARD OF ARCHITECTS, PROFESSIONAL ENGINEERS, LAND SURVEYORS, AND CERTIFIED LANDSCAPE ARCHITECTS.

GIVEN UNDER MY HAND THIS 24th DAY OF FEBRUARY, 1988.

Frederick A. Gibson

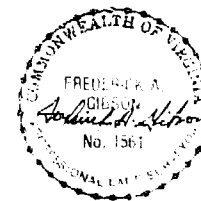


NOTES

- 1.) EASEMENT SHOWN HEREON FOR INGRESS & EGRESS SHALL REMAIN PRIVATE. A DRIVE WITHIN THE EASEMENT SHALL BE MAINTAINED BY THE ADJACENT PROPERTY OWNERS IN A CONDITION PASSABLE IN ALL WEATHER BY EMERGENCY VEHICLES.
- 2.) THIS IS A FAMILY SUBDIVISION IN ACCORDANCE WITH ARTICLE 17-4.1 OF THE JAMES CITY COUNTY SUBDIVISION ORDINANCE.
- 3.) BOTH PORTIONS OF LOT 1 ARE TO BE CONVEYED TO AN IMMEDIATE FAMILY MEMBER OF THE PROPERTY OWNER AS DEFINED BY THE JAMES CITY COUNTY SUBDIVISION ORDINANCE.
- 4.) ALL WATER AND SEWER CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE STANDARDS AND SPECIFICATIONS OF THE JAMES CITY SERVICE AUTHORITY.
- 5.) BOUNDARY INFORMATION TAKEN FROM A PLAT BY SPEARMAN & ASSOCIATE, INC. - LAND SURVEYING, RECORDED IN PLAT BOOK 44, PAGE 79.

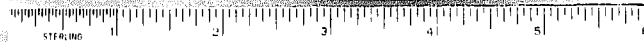
DEVELOPMENT NOTES

- 1.) TOTAL AREA SUBDIVIDED: 2.1102 AC. ± 91,868.04 ±
- 2.) MINIMUM LOT SIZE: 10,000 ±
- 3.) AVERAGE LOT SIZE: 45,934 ±
- 4.) PROPERTY IS ZONED: R-3
- 5.) PUBLIC WATER & SEWER ARE AVAILABLE.
- 6.) SUBDIVIDED AREA IS A PORTION OF TAX MAP 32-2-28
- 7.) ADDRESS: 6227A MOORETOWN ROAD.



1:12 PM
Recorded 6 day of July 1988
P.B. No. 397 in 112
Allen L. Hugg Clerk

MOORETOWN
STATE ROUTE 603



REVISIONS	BY

FRED A. GIBSON
& ASSOCIATE
PROFESSIONAL LAND SURVEYOR
8728B FOREST HILL AVENUE
RICHMOND, VIRGINIA 23235
PHONE (804) 323-6080

A RESUBDIVISION OF LOT 1 ON A PLAN OF A FAMILY SUBDIVISION OF THE OLIVER LEE TAYLOR & JARRIE M. TAYLOR PROPERTY, SITUATED IN THE BERKELEY DISTRICT OF JAMES CITY COUNTY, VIRGINIA.

Date	FEB. 26, 1988
Scale	1" = 80'
Drawn	L.L.
Job	8802-37
Sheet	1
Of	1 Sheets