

VICINITY MAP

DONALD LEE HAZELWOOD  
68.86 AC.

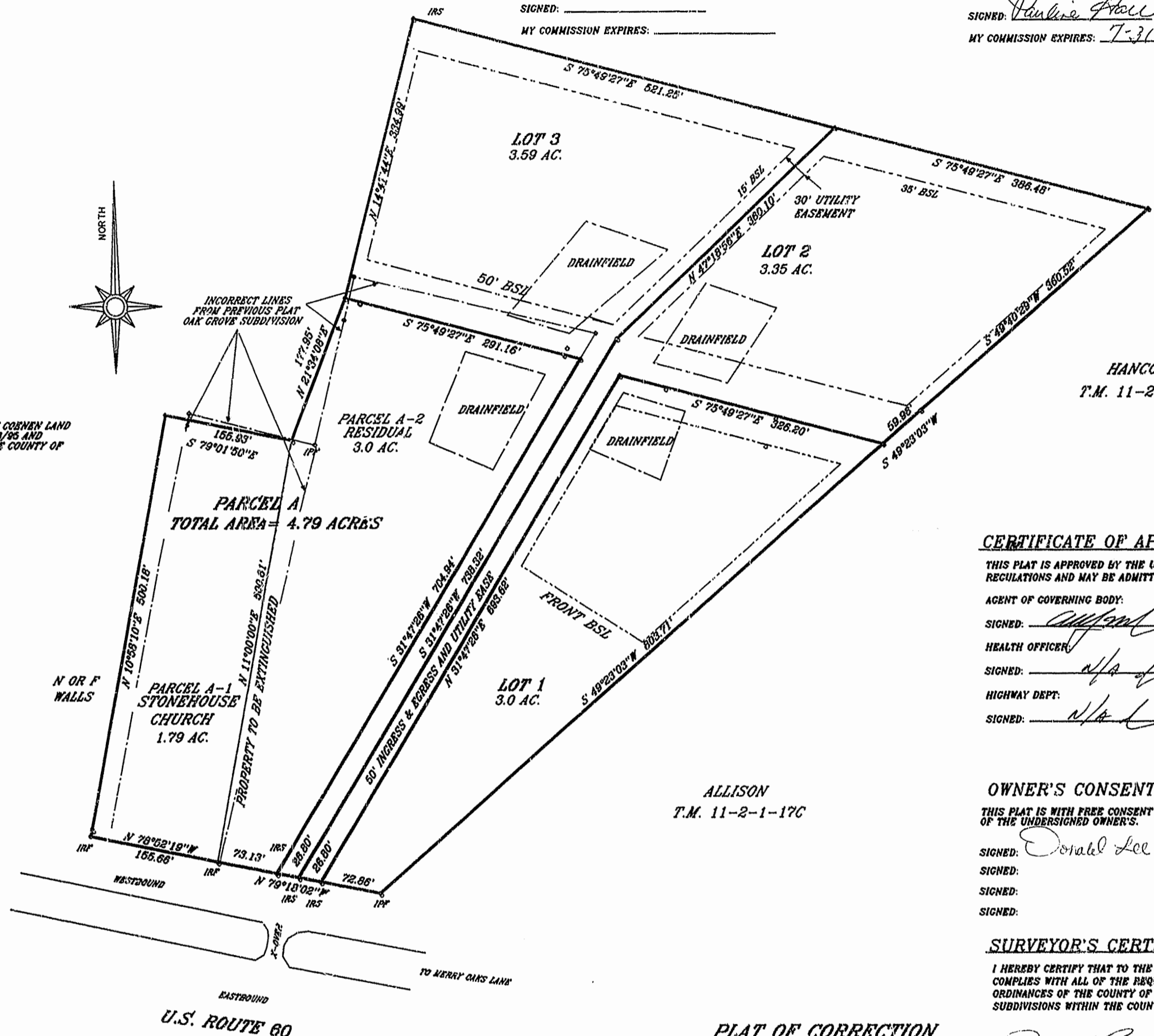
STATE OF VIRGINIA, COUNTY OF  
I, \_\_\_\_\_, A NOTARY PUBLIC, DO HEREBY CERTIFY  
THAT THE PERSON(S) WHOSE NAMES ARE SIGNED TO THE WRITING HEREON HAS  
ACKNOWLEDGED THE SAME BEFORE ME IN MY COUNTY AFORESAID.  
GIVEN UNDER MY HAND THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 19\_\_\_\_.  
SIGNED: \_\_\_\_\_  
MY COMMISSION EXPIRES: \_\_\_\_\_

STATE OF VIRGINIA, COUNTY OF  
I, Pauline Hall, A NOTARY PUBLIC, DO HEREBY CERTIFY  
THAT THE PERSON(S) WHOSE NAMES ARE SIGNED TO THE WRITING HEREON HAS  
ACKNOWLEDGED THE SAME BEFORE ME IN MY COUNTY AFORESAID.  
GIVEN UNDER MY HAND THIS 8 DAY OF July, 1996.  
SIGNED: Pauline Hall  
MY COMMISSION EXPIRES: 7-31-98

- NOTES:
- 1) PROPERTY IS AS SHOWN ON TAX MAPS (11-1)(1-4).
  - 2) PROPERTY IS A PORTION OF TAX MAPS (11-1)(1-4).
  - 3) TOTAL AREA IN SUBDIVISION = 81.56 AC.
  - 4) AREA IN LOTS = 12.70 AC.
  - 5) AREA IN RESIDUALS = 68.86 AC.
  - 6) TOTAL NUMBER OF LOTS = 8.
  - 7) AVERAGE LOT SIZE = 3.176 AC.
  - 8) MINIMUM LOT SIZE = 3.0 AC.
  - 9) MINIMUM LOT WIDTH AT FRONT BSL = 200'.
  - 10) MINIMUM BUILDING SETBACKS:  
60' FRONT  
35' REAR  
15' SIDE
  - 11) LOTS TO BE SERVED BY PRIVATE WELLS AND DRAINFIELDS.

SOURCE OF TITLE:  
THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED BY COHEN LAND TRUST TO DONALD LEE HAZELWOOD BY DEED DATED 9/18/95 AND RECORDED IN THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY IN DEED BOOK 755 AT PAGES 106-108.

REFERENCE TO PB 16, PG. 42



HANCOCK  
T.M. 11-2-1-17A

ALLISON  
T.M. 11-2-1-17C

CERTIFICATE OF APPROVAL:

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

AGENT OF GOVERNING BODY:  
SIGNED: \_\_\_\_\_  
HEALTH OFFICER:  
SIGNED: \_\_\_\_\_  
HIGHWAY DEPT.:  
SIGNED: \_\_\_\_\_

OWNER'S CONSENT:

THIS PLAT IS WITH FREE CONSENT AND IN ACCORDANCE WITH THE WISHES AND DESIRES OF THE UNDERSIGNED OWNER'S.

SIGNED: Donald Lee Hazelwood  
SIGNED: \_\_\_\_\_  
SIGNED: \_\_\_\_\_  
SIGNED: \_\_\_\_\_

SURVEYOR'S CERTIFICATE:

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.

SIGNED: Dean S. Raynes 6/27/96  
DEAN S. RAYNES C.S. #1633 DATE

HIS LAND SURVEYING, INC.  
15500 RIVER BEND TRAIL  
LANEXA, VIRGINIA 23089  
(804)966-7017

PLAT RECORDED IN  
P.B. NO. 65 PAGE 8  
2:39 pm  
Recorded 24 day of September 1996  
D.B. No. 808 pages 735  
Clerk

PLAT OF CORRECTION  
SUBDIVISION PLAT  
ON PROPERTY TO BE KNOWN AS  
OAK GROVE SUBDIVISION  
LOCATED IN  
JAMES CITY COUNTY, VIRGINIA  
SCALE: 1"=100' DATE: 9/26/95  
J.M. 34.5  
REVISED: 11/01/95

SIGNED: \_\_\_\_\_

