

LOCATION MAP
1" = 4000'

OWNER'S CONSENT AND DEDICATION
 THE SUBDIVISION OF LAND SHOWN ON THIS PLAT AND KNOWN AS FORD'S COLONY AT WILLIAMSBURG, SECTION III-B IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DEGREES OF THE UNDERSIGNED OWNERS, PROPRIETORS AND OR TRUSTEES.
 _____ DATE September 27, 1996
 FOR REALTEC INCORPORATED

CERTIFICATE OF NOTARIZATION
 STATE OF VIRGINIA
 COUNTY OF JAMES CITY
 I, THOMAS G. PENNINGTON, A POTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE OF VIRGINIA, DO HEREBY CERTIFY THAT THE PERSONS WHOSE NAMES ARE SET FORTH IN THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY FORESAID, GIVEN UNDER MY NAME THIS 27 DAY OF SEPT 1996.
 MY COMMISSION EXPIRES 08-31-97

 SIGNATURE

CERTIFICATE OF SOURCE OF TITLE
 TITLE TO THE LAND SHOWN HEREON IS VESTED IN THE NAME OF REALTEC, INCORPORATED AND WAS ACQUIRED FROM RICHARD J. FORD BY DEED DATED SEPTEMBER 13, 1985 SHOWN AS INSTRUMENT #14234 IN THE CLERK'S OFFICE OF THE CIRCUIT COURT IN THE COUNTY OF JAMES CITY.

ENGINEER OR 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.

 RONALD W. EADS, L.S. DATE 8-23-96

CERTIFICATE OF APPROVAL
 THIS SUBDIVISION IS APPROVED BY THE UNDERSIGNED IN ACCORDANCE WITH THE EXISTING SUBDIVISION REGULATIONS AND MAY BE ADMITTED TO RECORD.
 _____ DATE Sept 27, 1996
 VIRGINIA DEPARTMENT OF HEALTH

 SUBDIVISION AGENT OF JAMES CITY COUNTY DATE 8/27/96

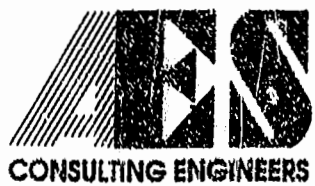
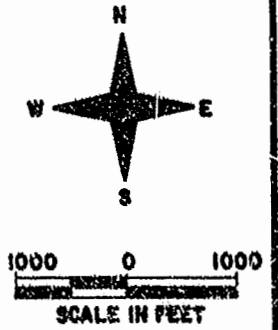
GENERAL NOTES:

- PROPERTY IS ZONED RESIDENTIAL PLANNED COMMUNITY, R-4.
- ALL LOTS ARE TO BE PROVIDED WITH WATER AND SEWER SERVICE BY THE JAMES CITY SERVICE AUTHORITY.
- ALL STREETS ARE TO BE PRIVATELY OWNED AND MAINTAINED.
- ALL LOTS ARE WITHIN THE ORIGINAL BOUNDARY SURVEY OF RECORD.
- FOR THE PURPOSE OF COMPLIANCE WITH BUILDING LOCATION REQUIREMENTS PURSUANT TO SECTION 70-218 OF THE JAMES CITY COUNTY ZONING ORDINANCE, BUILDING RESTRICTION LINES, CONSTRUCTION AREA LIMITS, AND SETBACK LINES REFERRED TO THEREIN ARE HEREBY COINCIDENT WITH THE LOT PROPERTY LINES. OWNERS AND BUILDERS ARE REFERRED TO THE "DECLARATION OF PROTECTIVE COVENANTS AND THE SUPPLEMENTAL DECLARATION OF PROTECTIVE COVENANTS, SECTION III-B FORD'S COLONY AT WILLIAMSBURG" FOR ADDITIONAL BUILDING RESTRICTIONS AND REGULATIONS IMPOSED BY THE DEVELOPER AND OR HIS ASSIGNS.

SECTION III-B
 LOTS 1-11, & 22-25

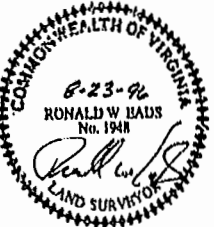
PLAT RECORDED IN
 P.B. NO. 605 PAGE 14 OF 20

Recorded 1st day of October, 1996
 No. 809 891 12.43



5248 Old Towne Road, Suite 1
 Williamsburg, Virginia 23188
 (804) 253-0040
 Fax (804) 220-8094

PLAT OF
FORD'S COLONY
 @ WILLIAMSBURG
 SECTION III-B
 LOTS 1-11, & 22-25
 POWHATAN DISTRICT JAMES CITY COUNTY VIRGINIA



No.	DATE	REVISION / COMMENT / NOTE	BY

Designed LCA/AES	Drawn AES
Scale NOTED	Date 8/23/96
Project No. 5652-3B	
Drawing No. 1 OF 2	