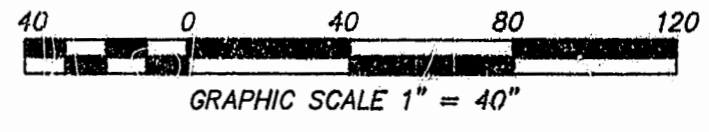
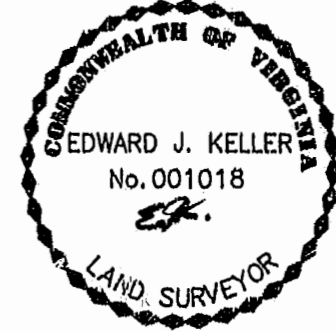


KELLER LAND SURVEYING, P.C.
753 D THIMBLE SHOALS BOULEVARD
NEWPORT NEWS, VIRGINIA 23606
TEL. 757-873-2770 FAX. 757-873-2772

SURVEYORS CERTIFICATE
I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE AND 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.
DATE 12-05-96 SURVEYOR Edward J. Keller



FLOOD INSURANCE RATE MAP
ZONE X
COMMUNITY NO. 510201
PANEL NO. 0045 B
DATE OF FIRM 1/06/91

OWNERS CERTIFICATE
THE SUBDIVISION OF LAND SHOWN ON THIS PLAT AND KNOWN AS "PLAT OF LOT LINE ADJUSTMENT BETWEEN LOTS 19 AND 20, SUBDIVISION OF THE FRANK ARMISTEAD PROPERTY" IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNERS, PROPRIETORS AND/OR TRUSTEES.

Betty Jean Simmons Cahoon
BETTY JEAN SIMMONS CAHOON

CERTIFICATE OF NOTARIZATION
STATE OF VIRGINIA
CITY/COUNTY OF Va Beach
I, Gale L. Taylor A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID DO HEREBY CERTIFY THAT THE 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 NAME THIS 6th DAY OF December, 1996.
NOTARY PUBLIC Gale L. Taylor
MY COMMISSION EXPIRES: 4-30-2000

CERTIFICATE OF SOURCE OF TITLE
THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED BY WILLIAM J. BULL & ANNE D. BULL AND WILLIS'ON H. CLOVER & JOANN P. CLOVER TO ROBERT NORRIS SIMMONS & BETTY JEAN SIMMONS BY DEED DATED DECEMBER 21, 1964 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT FOR THE COUNTY OF JAMES CITY IN DEED BOOK 98, PAGE 704, AND BY ROBERT NORRIS SIMMONS TO BETTY JEAN SIMMONS BY WILL DATED NOVEMBER 4, 1967 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT FOR THE COUNTY OF JAMES CITY IN WILL BOOK 33, PAGE 111.

CERTIFICATE OF APPROVAL
THIS SUBDIVISION IS APPROVED BY THE UNDERSIGNED IN ACCORDANCE WITH EXISTING SUBDIVISION REGULATIONS AND MAY BE ADMITTED TO RECORD.
VIRGINIA DEPARTMENT OF TRANSPORTATION
SIGNED [Signature] DATE _____
SUBDIVISION AGENT OF JAMES CITY COUNTY
SIGNED [Signature] DATE 12/4/96

SYMBOLS DENOTE:
—○— IRON PIPE
—●— IRON ROD
GENERAL NOTES:
AREA OF SUBDIVISION: 68,820 SQ. FT.
ZONING DISTRICT: R-1
BUILDING SETBACK REQUIREMENTS
FRONT _____ 35'
SIDES _____ 15'
REAR _____ 35'
LOT WIDTH AT R _____ 100'

PLAT OF LOT LINE ADJUSTMENT
BETWEEN
LOTS 19 & 20
SUBDIVISION OF THE
FRANK ARMISTEAD PROPERTY
JAMES CITY COUNTY, VIRGINIA
PLAT BOOK 11 PAGE 19
PLAT BOOK 22 PAGE 26

4:04 PM
Recorded 27th day of December, 1996
D. B. N. 822 1990
[Signature] Clerk
SCALE: 1" = 40" DATE: DECEMBER 4, 1996
PLAT RECORDED IN
P.D. NO. 65 PAGE 21

