

STATEMENT OF OWNER'S CONSENT AND DEDICATION

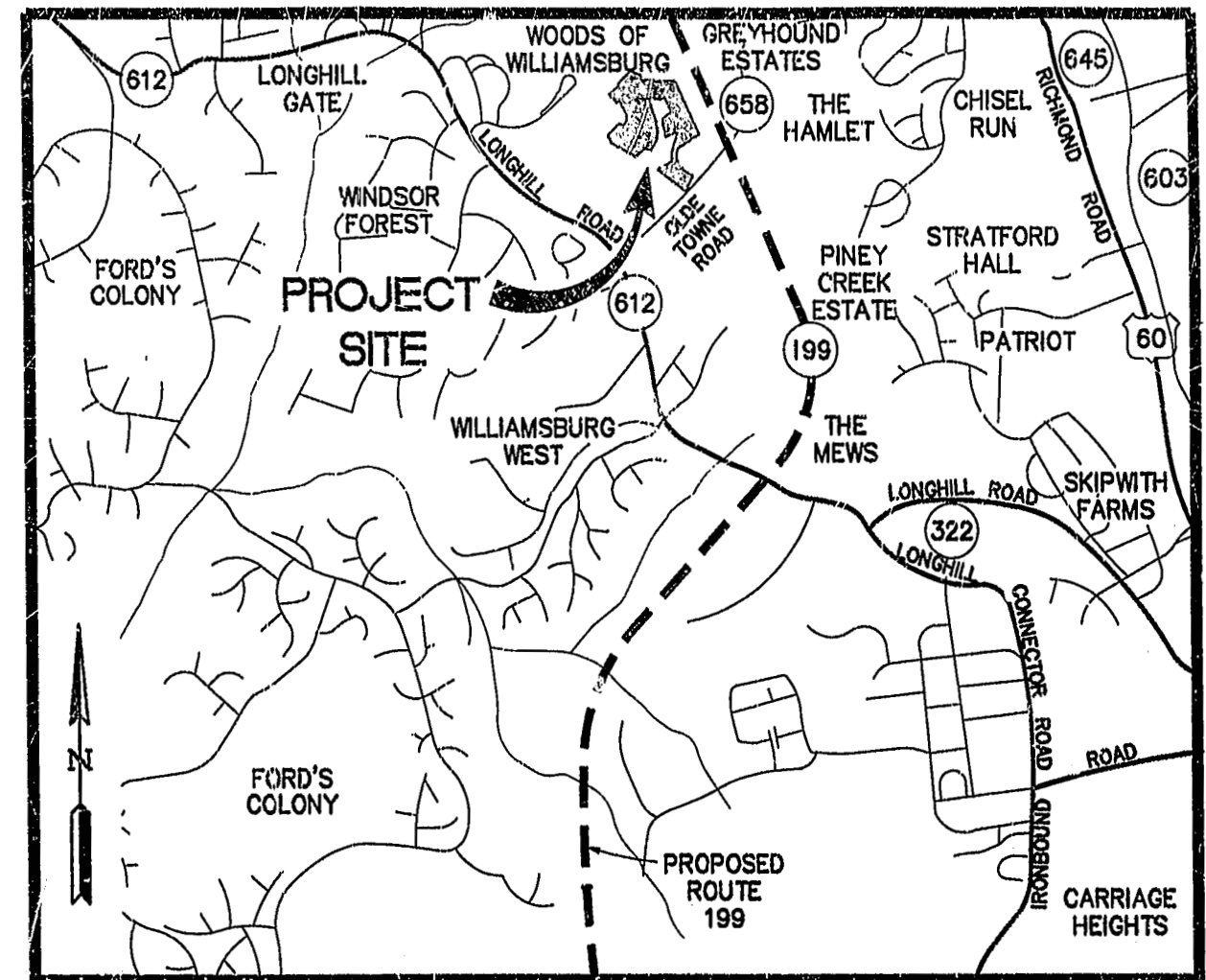
THE SUBDIVISION OF LAND AS SHOWN ON THIS PLAT AND KNOWN AS WESTMORELAND, SECTION 2, IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS AND OR TRUSTEES,

Robert S. Hornsby 4-14-97
 ROBERT S. HORNSBY DATE
 CHARTER, L.L.C., A VIRGINIA LIMITED LIABILITY CORPORATION

SOURCE OF TITLE

THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED AS FOLLOWS:
 FROM ROBERT S. HORNSBY AND LOIS S. HORNSBY, ROBERT SAUNIER HORNSBY AND ANN S. HORNSBY, TO CHARTER, L.L.C., A VIRGINIA LIMITED LIABILITY CORPORATION, BY DEED DATED MARCH 27, 1997, AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF JAMES CITY COUNTY IN DEED BOOK _____ AT PAGE _____

FROM ROBERT S. HORNSBY TO CHARTER, L.L.C., A VIRGINIA LIMITED LIABILITY CORPORATION, BY DEED DATED MAY 20, 1994, AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF JAMES CITY COUNTY IN DEED BOOK 691 AT PAGE 81.



VICINITY MAP (SCALE 1"=2000')

NOTARY

STATE OF VIRGINIA, COUNTY OF James City, TO-WIT:
Mary R. Selden A NOTARY PUBLIC IN AND FOR THE COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE PERSON WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN MY COUNTY AND STATE AFORESAID.

GIVEN UNTO MY HAND THIS 14th DAY OF April, 1997.

MY COMMISSION EXPIRES July 31st, 1998.

Mary R. Selden
 NOTARY PUBLIC

ENGINEERING OR SURVEYING CERTIFICATE

I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE OR BELIEF, THIS PLAT COMPLIES WITH ALL THE REQUIREMENTS OF THE BOARD OF SUPERVISORS AND ORDINANCES OF THE COUNTY OF JAMES CITY, VIRGINIA, REGARDING THE PLATTING OF SUBDIVISIONS WITHIN THE COUNTY.

G.T. Wilson 12/13/96
 G.T. WILSON, C.L.S. DATE

CLERK'S CERTIFICATE

STATE OF VIRGINIA, COUNTY OF JAMES CITY

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF JAMES CITY THE 13 DAY OF April, 1997, THIS MAP WAS PRESENTED AND ADMITTED TO THE RECORD AS THE LAW DIRECTS.

TESTE: Helene Shuard, CLERK

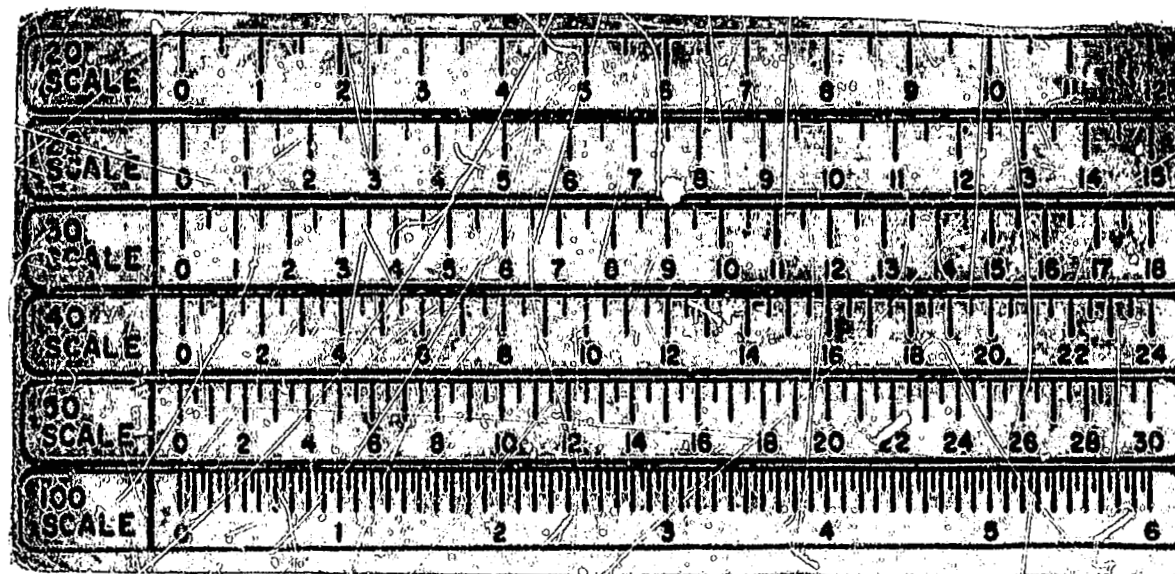
PLAT BOOK: 66, PAGE: 46 + 47

CERTIFICATE OF APPROVAL

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

Robert S. Hornsby 4/17/97
 SUBDIVISION AGENT OF JAMES CITY COUNTY DATE

Robert S. Hornsby 4/10/97
 VIRGINIA DEPARTMENT OF TRANSPORTATION DATE



UNLESS OTHERWISE NOTED, ALL STREETS ARE OF THE WIDTH AND EXTENT SHOWN, AND ARE HEREBY DEDICATED TO JAMES CITY COUNTY FOR PUBLIC USE.

AREA TABULATION

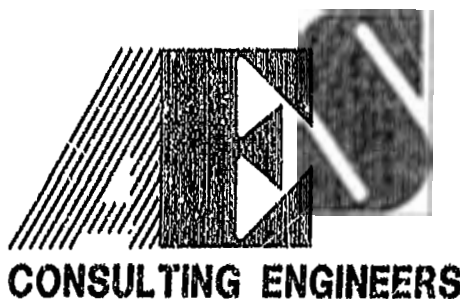
TOTAL AREA OF RESIDENTIAL LOTS	665,069 S.F.	15.268 Ac.
TOTAL AREA OF PARCEL "AA"	43,388 S.F.	0.996 Ac.
TOTAL AREA OF RIGHT-OF-WAY	163,015 S.F.	3.742 Ac.
TOTAL AREA OF CONSERVATION EASEMENT/OPEN SPACE	237,403 S.F.	5.450 Ac. (21.8% OF TOTAL)
TOTAL AREA OF SECTION 2	1,108,876 S.F.	25.456 Ac.
NUMBER OF LOTS	30	
AVERAGE LOT SIZE	22,169 S.F.	0.509 Ac.
LARGEST LOT (LOT#16)	40,278 S.F.	0.925 Ac.
SMALLEST LOT (#24)	14,381 S.F.	0.330 Ac.
LOT PER GROSS ACRE		1.179 Ac.

NOTES:

- PROPERTY IS SHOWN AS ALL OF TAX PARCELS (32-4)(1-4A) AND (32-4)(1-1)
- PROPERTY IS ZONED GENERAL RESIDENTIAL DISTRICT R-2
- LOTS ARE SERVED BY PUBLIC WATER AND SEWER
- MINIMUM BUILDING SETBACKS:

FRONT: 25' - UNLESS OTHERWISE SHOWN
 SIDES: 10'
 REAR: 35'

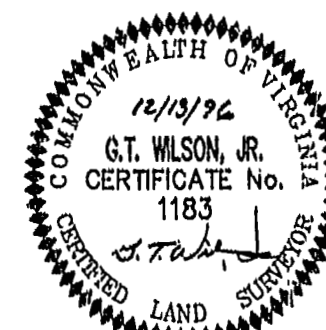
12-12-96-15-01 72622P01 SCL



5248 Olde Towne Road, Suite 1
 Williamsburg, Virginia 23188
 (804) 253-0040
 Fax (804) 220-8994

SUBDIVISION PLAT OF
WESTMORELAND
 SECTION 2
 OWNER / DEVELOPER: CHARTER L.L.C.

POWHATAN DISTRICT JAMES CITY COUNTY VIRGINIA



No.	DATE	REVISION / COMMENT / NOTE	BY

Designed VMB	Drawn SCL
Scale -	Date DEC '96
Project No. 7262-2	
Drawing No. 1 OF 2	