

OWNER'S CONSENT AND DEDICATION

THE SUBDIVISION OF LAND SHOWN ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER.

FOR: REALTEC INCORPORATED
DREW R. MULHARE, VICE PRESIDENT OPERATIONS
DATE 5/15/98

FOR FORD'S COLONY HOMEOWNERS ASSOCIATION
DREW R. MULHARE, PRESIDENT
DATE 5/15/98

NOTARY
STATE OF VIRGINIA, CITY/COUNTY OF James City, TO-WIT:
I, Steven O. Wiley, A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE ABOVE PERSON WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN MY CITY/COUNTY AND STATE AFORESAID.
GIVEN UNTO MY HAND THIS 15 DAY OF May, 1998.
MY COMMISSION EXPIRES 3/31/01
Steven O. Wiley
NOTARY-PUBLIC

CERTIFICATION OF SOURCE OF TITLE

TITLE TO THE LAND SHOWN HEREON IS VESTED IN THE NAME OF REALTEC INCORPORATED, SUCCESSOR BY MERGER TO FORD'S COLONY AT WILLIAMSBURG, INC. BY DEED DATED DECEMBER 19, 1986 AND RECORDED IN DEED BOOK 324, PAGE 394 AND TITLE TO HOMEOWNERS ASSOCIATION SEC 11A, GREENWAY #18 PER DEED BOOK 504, PAGE 124, AND BOTH DULY RECORDED IN THE CLERKS OFFICE OF THE CIRCUIT COURT OF THE CITY OF WILLIAMSBURG AND THE COUNTY OF JAMES CITY.

ENGINEER OR SURVEYOR'S CERTIFICATE

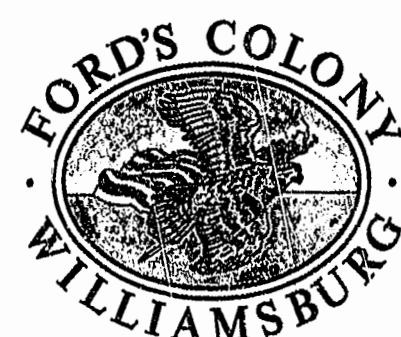
I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE OR BELIEF, THIS PLAT COMPLIES WITH ALL OF THE REQUIREMENTS OF THE BOARD OF SUPERVISORS AND ORDINANCES OF THE COUNTY OF JAMES CITY, VIRGINIA, REGARDING THE PLATTING OF SUBDIVISIONS WITHIN THE COUNTY.
G.T. WILSON, JR., C.L.S., #1183
DATE 5/18/98

CERTIFICATE OF APPROVAL

THIS SUBDIVISION IS APPROVED BY THE UNDERSIGNED IN ACCORDANCE WITH EXISTING SUBDIVISION REGULATIONS AND MAY BE ADMITTED TO RECORD.
SUBDIVISION AGENT OF THE COUNTY OF JAMES CITY
DATE 6/16/98

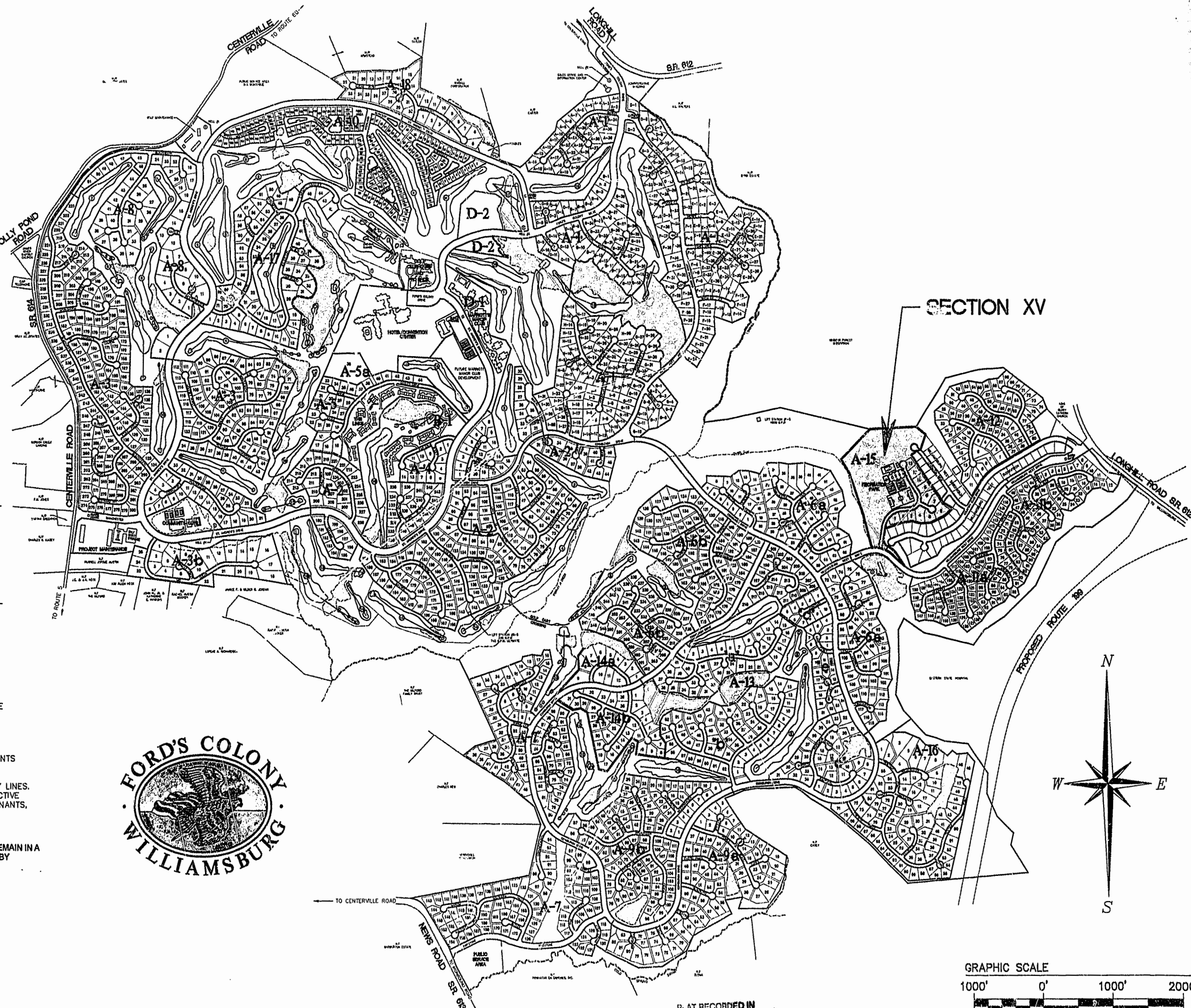
GENERAL NOTES

1. PROPERTY IS ZONED RESIDENTIAL PLANNED COMMUNITY, R-4.
2. ALL LOTS ARE TO BE PROVIDED WITH WATER AND SEWER SERVICE BY THE JAMES CITY SERVICE AUTHORITY.
3. ALL STREETS ARE TO BE PRIVATELY OWNED AND MAINTAINED.
4. ALL LOTS ARE WITHIN THE ORIGINAL BOUNDARY SURVEY OF RECORD.
5. FOR THE PURPOSE OF COMPLIANCE WITH BUILDING LOCATIONS REQUIREMENTS PURSUANT TO 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 XV, FORD'S COLONY AT WILLIAMSBURG" FOR ANY ADDITIONAL BUILDING AND ACCESS RESTRICTIONS AND REGULATIONS IMPOSED BY THE DEVELOPER OR HIS ASSIGNS.
6. WETLANDS AND LAND WITHIN THE RESOURCE PROTECTION AREAS SHALL REMAIN IN A NATURAL UNDISTURBED STATE EXCEPT FOR THOSE ACTIVITIES PERMITTED BY SECTION 23-9 (C)(1) OF THE JAMES CITY COUNTY CODE.



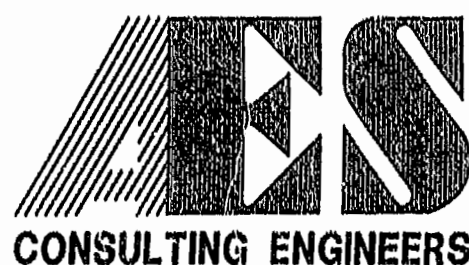
INDEX OF SHEETS

1. COVER SHEET
2. LOTS 1 - 6
3. LOTS 7 - 12



PLAT RECORDED IN
P.B. NO. 69, PAGE 71-73

GRAPHIC SCALE
1000' 0' 1000' 2000'
SCALE: 1" = 1000'



5248 Olde Towne Road, Suite 1
Williamsburg, Virginia 23188
(757) 253-0040
Fax (757) 220-8994

PLAT OF SUBDIVISION
SECTION XV, LOTS 1-12
FORD'S COLONY
@ WILLIAMSBURG
OWNER / DEVELOPER: REALTEC INCORPORATED
BERKELEY DISTRICT JAMES CITY COUNTY VIRGINIA



1	6/18/98	REVISED ROAD NAME, APPROVED BY ALLEN MURPHY AND U.S. POST OFFICE	JFB
No.	DATE	REVISION / COMMENT / NOTE	BY

Designed SOW	Drawn SCL
Scale 1"=1000'	Date 5/8/98
Project No. 5652-15	
Drawing No. 1 OF 3	