

THE PLATTING OF THE LAND HEREON SHOWN IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED TRUSTEES. WACHOVIA BANK, N.A. (D.B. 970008899, PG. 170, 6/16/97) CONSENTED TO NEW SALEM OF VIRGINIA, INC.

BY: Gerald L. Passaro  
GERALD L. PASSARO  
VICE PRESIDENT

**NOTE:**  
THE PURPOSE OF THIS AMENDED PLAT IS TO RESUBDIVIDE LOTS 20, 21 AND 22. THIS PLAT CREATES LOTS 21 & 22 AND ELIMINATES LOT 20.

AMENDED PLAT OF SUBDIVISION  
**LANDFALL**  
AT  
**JAMESTOWN**  
LOTS 20, 21 & 22 PHASE THREE  
JAMESTOWN DISTRICT  
JAMES CITY COUNTY, VIRGINIA

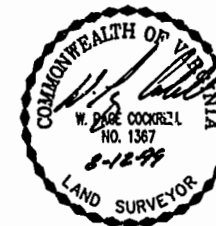
DATE: 8/10/99 SHEET 1 OF 2 SCALE: N/A  
PROJECT NO: 95-010 DRAWN BY: CEC

**SA** SLEDD & ASSOCIATES, P.C.  
ENGINEERS PLANNERS SURVEYORS  
11832 ROCK LANDING DRIVE, SUITE 203  
NEWPORT NEWS, VIRGINIA 23606  
(757) 873-3386

**SURVEYOR'S CERTIFICATE**

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

W. Page Cockrell, L.S. 8-12-99  
W. PAGE COCKRELL, L.S. DATE



**OWNER'S CERTIFICATE**

THE SUBDIVISION OF LAND SHOWN ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNERS, PROPRIETORS AND OR TRUSTEES.

McCALE DEVELOPMENT-LANDFALL, L.L.C.  
A VIRGINIA LIMITED LIABILITY COMPANY  
BY: McCALE DEVELOPMENT CORPORATION, MANAGER

BY: Lewis A. McMurrin, III 8/17/99  
LEWIS A. McMURRAN, III, PRESIDENT DATE

**CERTIFICATE OF NOTARIZATION**  
COMMONWEALTH OF VIRGINIA

CITY/COUNTY OF NEWPORT NEWS I, JOHN W. SLEDD 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 AFORESAID GIVEN UNDER MY NAME THIS 17th DAY OF SEPTEMBER, 1999 MY COMMISSION EXPIRES 6/30/00.

John W. Sladd  
NOTARY PUBLIC

**CERTIFICATE OF SOURCE OF TITLE**

THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED BY CARTER HILL, INCORPORATED, A VIRGINIA CORPORATION, TO McCALE DEVELOPMENT-LANDFALL, L.L.C., A VIRGINIA LIMITED LIABILITY COMPANY, BY DEED DATED SEPTEMBER 27, 1996 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY IN DEED BOOK 809, PAGE 323.

STATE OF VIRGINIA  
COUNTY OF JAMES CITY

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY, THIS 29th DAY OF SEPTEMBER, 1999. THE MAP SHOWN HEREON WAS PRESENTED AND ADMITTED TO THE RECORD AS THE LAW DIRECTS.

TESTE: Beles Sward  
CLERK

PLAT BOOK 75, PAGE 524-53

**GENERAL NOTES:**

- PROPERTY IS ZONED: GENERAL RESIDENTIAL R-2
- MINIMUM LOT SETBACK REQUIREMENTS ARE AS FOLLOWS:  
FRONT: 25 FEET  
SIDE: 10 FEET  
REAR: 35 FEET

**SPECIAL PROVISIONS FOR CORNER LOTS:**

- THE FRONT OF THE LOT SHALL BE THE SHORTER OF THE TWO SIDES FRONTING ON STREETS.
- NO STRUCTURES SHALL BE LOCATED CLOSER THAN TWENTY-FIVE FEET TO THE SIDE STREET.
- EACH LOT SHALL HAVE A MINIMUM WIDTH AT THE SETBACK LINE OF 100 FEET.

- TAX MAP NUMBER OF PROPERTY: (47-3)(1-44)
- THIS PROPERTY IS SERVED BY PUBLIC WATER & SEWER.

5. ALL UTILITIES SHALL BE PLACED UNDERGROUND IN ACCORDANCE WITH SECTION 19-33 OF THE SUBDIVISION ORDINANCE.

6. ALL DRAINAGE EASEMENTS WILL BE PRIVATE.

7. WETLANDS AND LAND WITHIN THE RESOURCE PROTECTION AREAS SHALL REMAIN IN A NATURAL UNDISTURBED STATE EXCEPT FOR THOSE ACTIVITIES PERMITTED BY SECTION 23-9C(1) OF THE JAMES CITY COUNTY CODE.

8. MONUMENTS WILL BE SET IN ACCORDANCE WITH SECTION 19-34 THROUGH 19-36 OF THE JAMES CITY COUNTY SUBDIVISION ORDINANCE.

9. THE STREETS ARE HEREBY DEDICATED FOR PUBLIC USE.

10. THE VIRGINIA DEPARTMENT OF TRANSPORTATION SHALL BE SAVED HARMLESS FROM ANY MAINTENANCE OR LIABILITY ASSOCIATED WITH THE STORMWATER MANAGEMENT POND AND ITS OUTFLOW STRUCTURES, TO THE EXTENT ALLOWED BY LAW.

11/24/99  
DOCUMENT # 99-224807  
Beles Sward

**CERTIFICATE OF APPROVAL**

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

9/1/99 John E. Hanner  
DATE VIRGINIA DEPARTMENT OF TRANSPORTATION

Sept. 7, 1999 Thomas Johnson  
DATE VIRGINIA DEPARTMENT OF HEALTH

11/3/99 [Signature]  
DATE SUBDIVISION AGENT OF JAMES CITY COUNTY