

SECTION VIII B



OWNER'S CERTIFICATE
 THE SUBDIVISION OF LAND SHOWN ON THIS PLAT AND KNOWN AS FORD'S COLONY AT WILLIAMSBURG, SECTION VIII B, IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNERS, PROPRIETORS, AND/OR TRUSTEES.

[Signature] 12/21/99
 FOR REALTEC INCORPORATED DATE
[Signature] 12/21/99
 FOR FORD'S COLONY COUNTRY CLUB, INC. (FOR EASEMENTS) DATE

CERTIFICATE OF NOTARIZATION
 STATE OF VIRGINIA
 CITY/COUNTY OF James City, Marsden Nelson
 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 21st day OF December, 1999. MY COMMISSION EXPIRES 2/23/2001

Marsden Nelson
 SIGNATURE

CERTIFICATION OF SOURCE OF TITLE
 THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED TO: REALTEC INCORPORATED, SUCCESSOR BY MERGER TO FORD'S COLONY AT WILLIAMSBURG, INC., BY DEED DATED DECEMBER 18, 1988 IN DEED BOOK 325, PAGE 704:

FORD'S COLONY COUNTRY CLUB, INC., AS ACQUIRED FROM REALTEC INCORPORATED BY DEED DATED DECEMBER 28, 1996, IN DEED BOOK 822, PAGE 717. ALL DULY RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF JAMES CITY COUNTY, VIRGINIA.

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.

[Signature] 12/11/99
 G.T. WILSON, JR., C.E.S. DATE

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

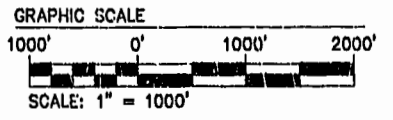
[Signature] 5/11/00
 SUBDIVISION AGENT OF JAMES CITY COUNTY DATE

- 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.
 - OWNERS AND BUILDERS ARE REFERRED TO THE "DECLARATION OF PROTECTIVE COVENANTS AND THE SUPPLEMENTAL DECLARATION OF PROTECTIVE COVENANTS, SECTION VIII B, LOTS 1-45, FORD'S COLONY AT WILLIAMSBURG" FOR ADDITIONAL BUILDING RESTRICTIONS AND REGULATIONS IMPOSED BY THE DEVELOPER AND OR HIS ASSIGNS.
 - ALL UTILITIES ARE TO BE PLACED UNDERGROUND.
 - PROPERTY SHOWN HEREON IS A PORTION OF TAX MAP PARCEL (30-4)(1-8).
 - BUILDING SETBACKS ARE AS FOLLOWS:
 FRONT SETBACK = 15'
 SIDE SETBACK = 5' AND 10' AS INDICATED
 REAR SETBACK = 30' OR AS INDICATED
 - UNLESS OTHERWISE NOTED ALL DRAINAGE EASEMENTS ARE TO REMAIN PRIVATE.

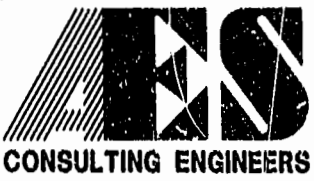


NOTE:
 JAMES CITY COUNTY COORDINATES REFERENCED ON SHEET TWO ARE FOR GIS PURPOSES ONLY. ALL PROPERTY LINE INFORMATION SHOWN ON THIS PLAT IS BASED ON FORD'S COLONY RECORD MERIDIAN.

- INDEX OF SHEETS**
- COVER SHEET
 - LOTS 1-9, 31-45
 - LOTS 10-30



12.21.99-09.06 FC8BP01.DWG JFS



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

PLAT OF SUBDIVISION
 SECTION VIII B
 LOTS 1-45
**FORD'S COLONY
 @ WILLIAMSBURG**

POWhatan DISTRICT JAMES CITY COUNTY VIRGINIA



Williamsburg/James City County			
PLAT RECORDED IN	76 PAGE 81		
P.B. NO. 76 PAGE 81	Recorded 15 May 2000		
DOCUMENT INDEXED IN	1183		
<i>[Signature]</i>			
No.	DATE	REVISION / COMMENT / NOTE	BY

Designed SOW	Drawn EAW/JFS
Scale 1"=1000'	Date 12/01/99
Project No. 5852-8B	
Drawing No. 1 OF 3	