

CERTIFICATION OF SOURCE OF TITLE

THE PROPERTY SHOWN ON THIS PLAT AS LOT 4 WAS CONVEYED BY RICHARD W. GILLIAM & JANE M. GILLIAM TO HERBERT B. SQUIRES, II, BY DEED DATED MAY 18, 1992 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY IN DEED BOOK 565, PAGE 86.

THE PROPERTY SHOWN ON THIS PLAT AS LOT 2 WAS CONVEYED BY RICHARD W. GILLIAM & JANE M. GILLIAM, TRUSTEES OF THE RICHARD W. & JANE M. GILLIAM REVOCABLE LIVING TRUST TO HERBERT B. SQUIRES BY DEED DATED NOVEMBER 10, 1999 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY IN L.R. #990024475.

OWNER'S CONSENT AND DEDICATION

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

Herbert B. Squires II 7-26-00
HERBERT B. SQUIRES, II DATE

CERTIFICATE OF NOTARIZATION

COMMONWEALTH OF VIRGINIA, CITY/COUNTY OF JAMES CITY, TO-WIT:

I, John D. Spier A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE ABOVE PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGE THE SAME BEFORE ME IN MY CITY/COUNTY AND STATE AFORESAID.

GIVEN UNTO MY HAND THIS 26th DAY OF July, 2000.

MY COMMISSION EXPIRES 9/30/2000

John D. Spier
NOTARY PUBLIC

CERTIFICATION OF SOURCE OF TITLE

THE PROPERTY SHOWN ON THIS PLAT AS LOT 3 WAS CONVEYED BY RICHARD W. GILLIAM & JANE M. GILLIAM, TRUSTEES OF THE RICHARD W. & JANE M. GILLIAM REVOCABLE LIVING TRUST TO LISA M. MUELLER BY DEED DATED JANUARY, 19 2000 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY IN L.R. #000001636.

OWNER'S CONSENT AND DEDICATION

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

Lisa M. Mueller 8-10-00
LISA M. MUELLER DATE

CERTIFICATE OF NOTARIZATION

COMMONWEALTH OF VIRGINIA, CITY/COUNTY OF JAMES CITY, TO-WIT:

I, John D. Spier A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE ABOVE PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGE THE SAME BEFORE ME IN MY CITY/COUNTY AND STATE AFORESAID.

GIVEN UNTO MY HAND THIS 10th DAY OF August, 2000.

MY COMMISSION EXPIRES 9/30/2000

John D. Spier
NOTARY PUBLIC

SURVEYOR'S 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.

G.T. Wilson, Jr. 7/26/00
G.T. WILSON, JR., C.L.S. #1183 DATE

CERTIFICATE OF APPROVAL

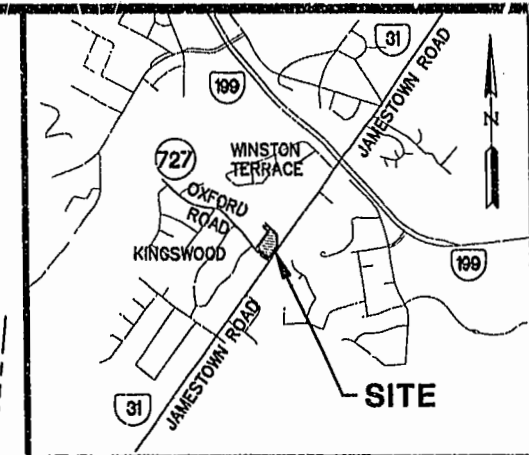
THIS BOUNDARY LINE ADJUSTMENT IS APPROVED BY THE UNDERSIGNED IN ACCORDANCE WITH EXISTING SUBDIVISION REGULATIONS AND MAY BE ADMITTED TO RECORD.

[Signature] 8/21/00
SUBDIVISION AGENT OF THE COUNTY OF JAMES CITY DATE



N OR F
R. SCOTT & MARY ANN ROBERTSON
LOT 1, KINGSWOOD, SECTION "A"
T.M. (48-1)(3-1)
L.R. #990012432
P.B. 73, PG. 47

N OR F
MICHAEL B. & HEATHER C. URSU
LOT 1, GILLIAM'S WOOD'S
T.M. (48-1)(20-1)
L.R. #990012432
P.B. 73, PG. 47



LOCATION MAP

SCALE: 1" = 2000'

GRAPHIC SCALE



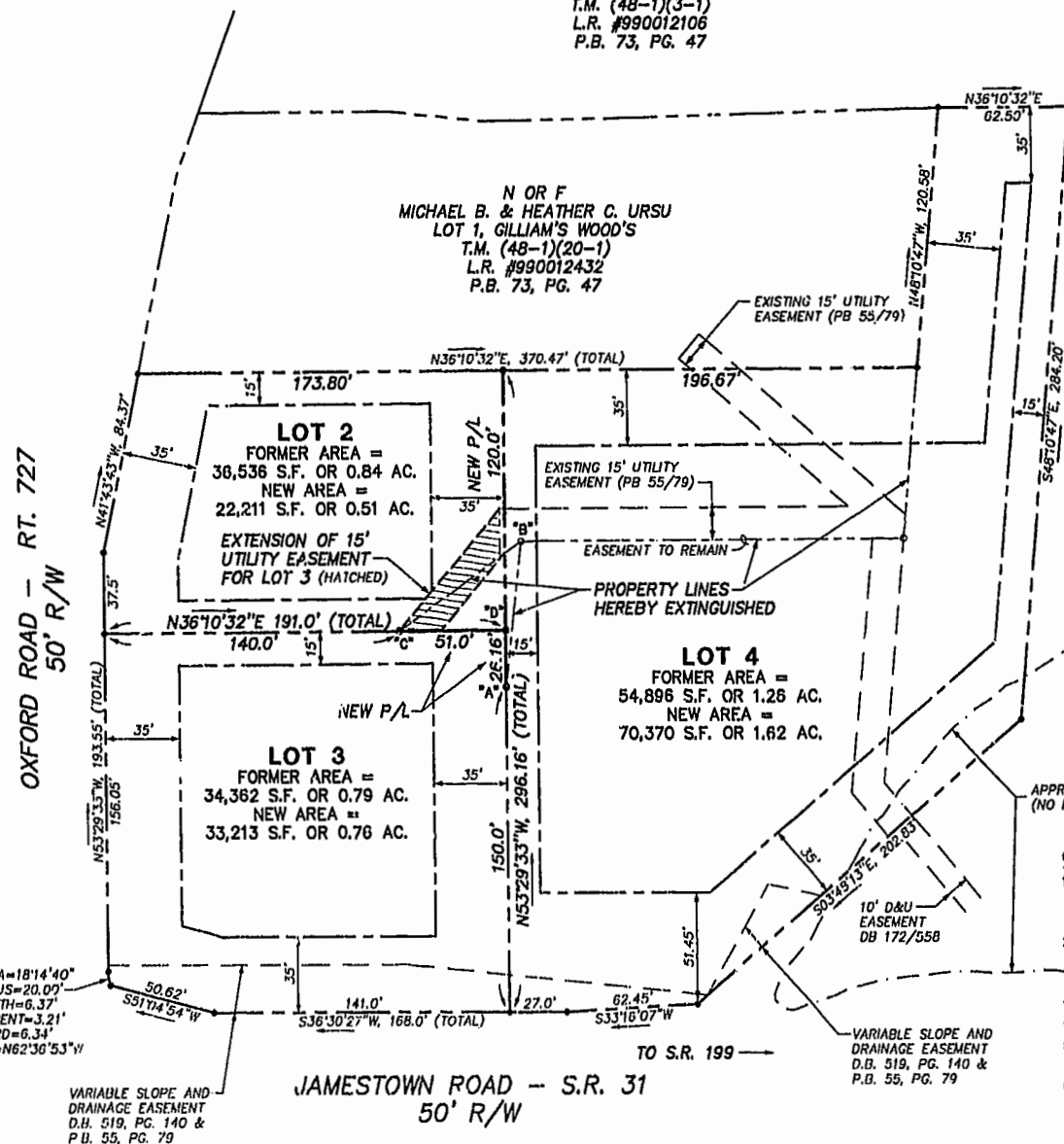
SCALE: 1" = 50'

REFERENCES:

P.B. 55, PG. 79
P.B. 73, PG. 47

NOTE:
AREA WITHIN LINES SHOWN A, B, C, & D IS HEREBY CONVEYED TO LOT 2 & LOT 4 AND IS A PORTION OF FORMER LOT 3.

N OR F
ST. MARTIN'S EPISCOPAL CHURCH
T.M. (48-1)(1-9)
LOT 3: T.M. (48-1)(20-1)
LOT 4: T.M. (48-1)(20-4)
P.B. 40, PG. 67



DELTA=18°14'40"
RADIUS=20.09'
LENGTH=6.37'
TANGENT=3.21'
CHORD=6.34'
C.B.=N62°36'53"W

VARIABLE SLOPE AND DRAINAGE EASEMENT D.B. 519, PG. 140 & P.B. 55, PG. 79

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

GENERAL NOTES

1. LOT 2: PROPERTY ADDRESS: #101 OXFORD ROAD
LOT 3: PROPERTY ADDRESS: #1341 JAMESTOWN ROAD
LOT 4: PROPERTY ADDRESS: #1337 JAMESTOWN ROAD
2. LOT 2: TAX PARCEL (48-1)(20-2)
LOT 3: TAX PARCEL (48-1)(20-3)
LOT 4: TAX PARCEL (48-1)(20-4)
3. PROPERTY IS CURRENTLY ZONED LIMITED RESIDENTIAL DISTRICT, R-1.
4. MINIMUM LOT SIZE = 15,000 SQ.FT. (WITH PUBLIC WATER & SEWER)
5. MINIMUM LOT WIDTH AT FRONT SETBACK LINE = 100' (LOTS UP TO 3) AND INCLUDING 43,560 S.F.; 150' (LOTS OF MORE THAN 43,560 S.F.)
6. MINIMUM YARD REQUIREMENTS
FRONT B.S.L. = 35'
SIDE B.S.L. = 15'
REAR B.S.L. = 35'
7. ALL LOTS WITHIN THIS SUBDIVISION ARE SERVED BY PUBLIC WATER AND BY PUBLIC SEWER.
8. IN ACCORDANCE WITH SECTION 19-33 OF JAMES CITY COUNTY'S SUBDIVISION ORDINANCE, ALL UTILITIES ARE TO BE PLACED UNDERGROUND
9. THIS PLAT IS TAKEN FROM RECORD INFORMATION. PROPERTY IMPROVEMENTS HAVE NOT BEEN VERIFIED AND ARE NOT SHOWN.

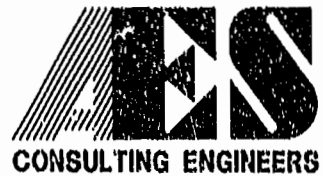
PLAT SHOWING BOUNDARY LINE ADJUSTMENT LOTS 2, 3, & 4, GILLIAM'S WOOD'S
BETWEEN THE PROPERTIES OWNED BY:
HERBERT B. SQUIRES, II
AND LISA M. MUELLER

JAMESTOWN DISTRICT JAMES CITY COUNTY VIRGINIA



No.	DATE	REVISION / COMMENT / NOTE	BY
1	8/18/00	REVISED PER JCC COMMENT LETTER DATED 8/18/2000	CMA

Designed CMA	Drawn CMA
Scale 1" = 50'	Date 7/26/00
Project No. 7766-1	
Drawing No. 1 OF 1	



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07-25-00-14-27 77660F02.dwg