

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.

DATE: 4/9/01 Step Roman NAME

CERTIFICATE OF SOURCE OF TITLE

THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED BY C.H. ANDERSON, TRUSTEE, AND UNITED VIRGINIA BANK OF WILLIAMSBURG, EXECUTOR OF THE ESTATE OF D.C. RENICK TO POWHATAN ENTERPRISES, INC., BY DEED DATED JANUARY 24, 1978 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF JAMES CITY IN DEED BOOK 182 PAGE 416.



OWNER'S CERTIFICATE

THE SUBDIVISION OF LAND SHOWN HEREON IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER(S), PROPRIETOR(S) AND OR TRUSTEE(S).

POWHATAN ENTERPRISES, INC.

BY: 4/9/01 Roman - President

DATE: LAWRENCE E. BEAMER, PRESIDENT
POWHATAN ENTERPRISES, INC.

CERTIFICATE OF NOTARIZATION

STATE OF Virginia

CITY/COUNTY OF James City

I, Patricia M. Penci, A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE PERSON(S) WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AFORESAID, GIVEN UNDER MY NAME THIS 9th DAY OF April 2001. MY COMMISSION EXPIRES June 30, 2002.

Patricia M. Penci, commissioned as Patricia M. Padovic
SIGNATURE

STATE OF VIRGINIA, COUNTY OF JAMES

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT THE PLAT SHOWN HEREON WAS PRESENTED AND ADMITTED TO RECORD THIS 4 DAY OF May AS THE LAW DIRECTS

CLERK: Atty. Woolridge @ 2:42 PM

PLAT BOOK: 81 PAGE: 41

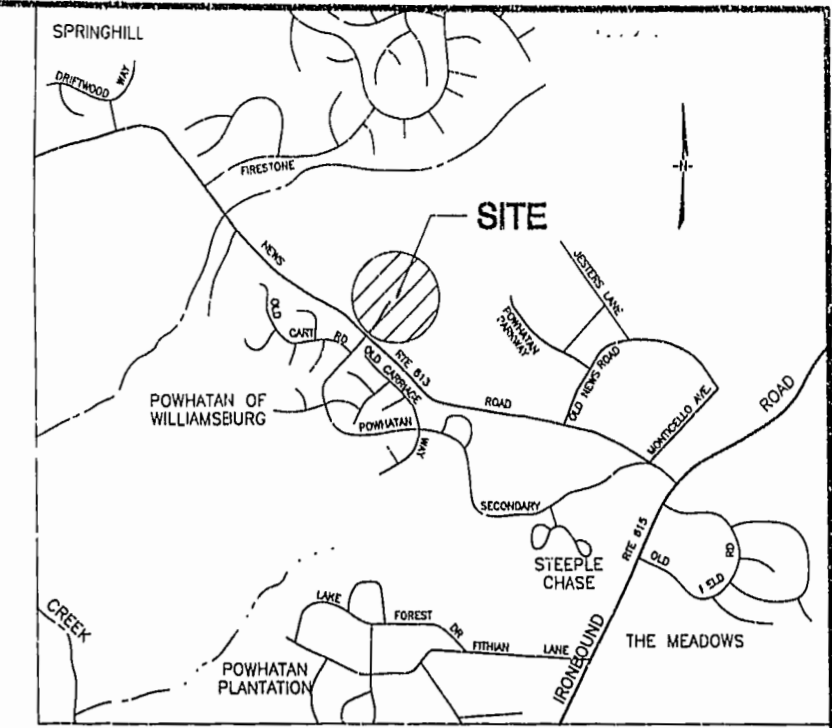
CERTIFICATE OF APPROVAL

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

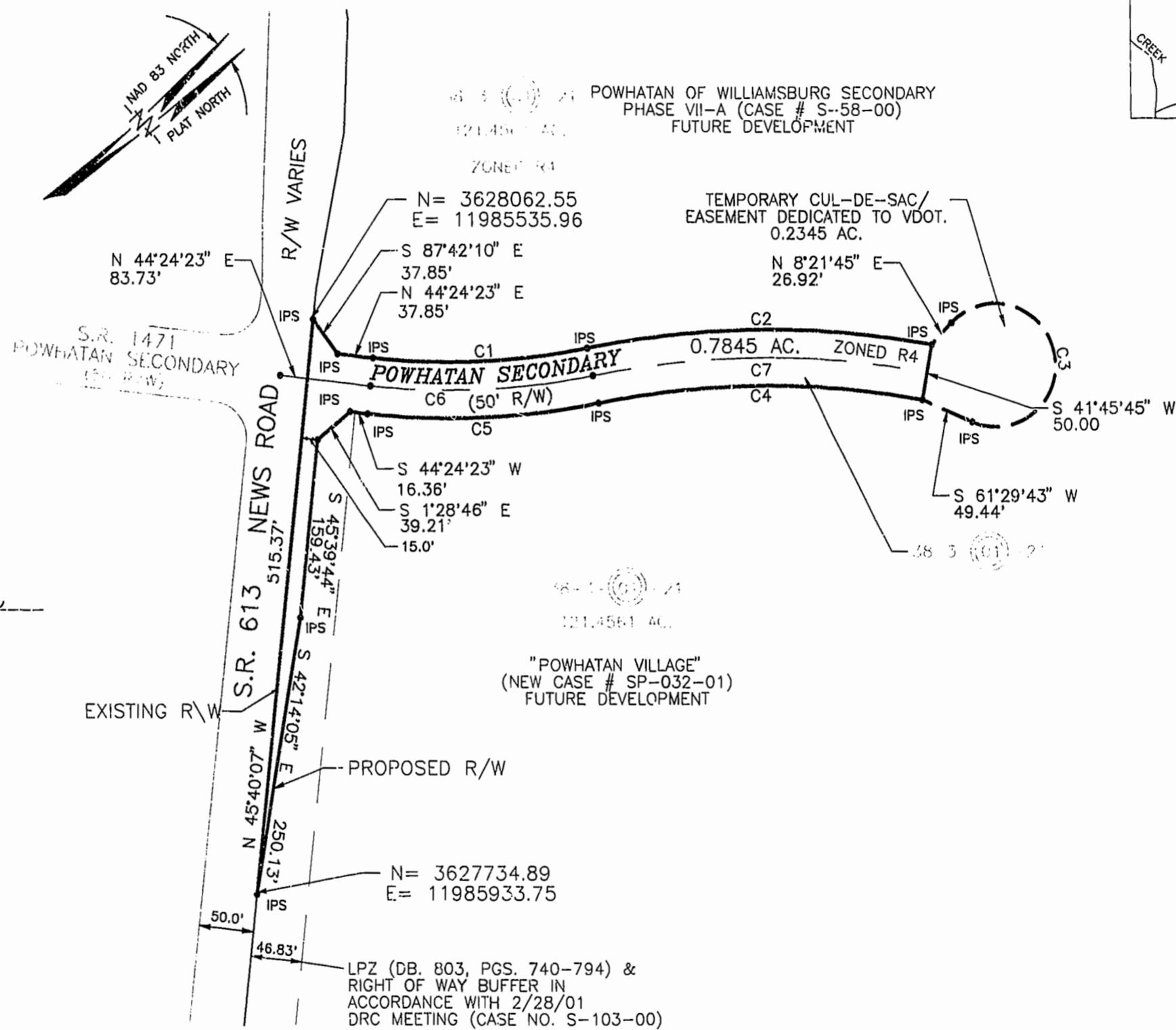
DATE: 4-10-2001 [Signature]
VIRGINIA DEPARTMENT OF TRANSPORTATION

DATE: N/A [Signature]
VIRGINIA DEPARTMENT OF HEALTH

DATE: 5/3/01 [Signature]
SUBDIVISION AGENT OF JAMES CITY COUNTY



VICINITY MAP
SCALE: 1"=2000'



LINE	RADIUS	ARC	DELTA	CHORD BEARING	CHORD	TANGENT
C1	645.00	198.13	17°36'01"	N35°36'23"E	197.35	99.85
C2	855.00	319.81	21°25'53"	N37°31'19"E	317.95	161.80
C3	55.00	239.85	249°51'28"	S63°26'01"E	90.18	
C4	805.00	301.11	21°25'53"	S37°31'19"W	299.36	152.33
C5	695.00	213.49	17°36'01"	S35°36'23"W	212.65	107.59
C6	670.00	205.81	17°36'01"	N35°36'23"E	205.00	103.72
C7	830.00	310.46	21°25'53"	N37°31'19"E	308.65	157.07

- NOTES:
- THE COORDINATES SHOWN ON THIS PLAT ARE TIED TO NAD 83: REFERENCE JCC STATION 322 AND 321 RM3 AZ.
 - THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT, AND IS SUBJECT TO EASEMENTS, COVENANTS, AND RESTRICTIONS OF RECORD.
 - PROPERTY IDENTIFIED AS A PORTION OF ASSESSOR'S PARCEL 1-21 TAX MAP (38-3). ZONING OF PROPERTY IS R-4, DB. 803 PGS. 740-794.
 - PROPERTY TO BE SERVED BY PUBLIC WATER AND SEWER.
 - IN ACCORDANCE WITH SECTION 19-33 OF THE JAMES CITY COUNTY SUBDIVISION ORDINANCE, ALL UTILITIES SHALL BE PLACED UNDERGROUND.
 - PROPERTY IS SUBJECT TO RESTRICTIVE COVENANTS DB. 215, PGS. 722-737.
 - IMPROVEMENT WITHIN AREA PLATTED PROCESSED BY JAMES CITY COUNTY UNDER CASE NO. SP-38-99.
 - THIS RIGHT-OF-WAY IS PLATTED WITH THE INTENT OF BEING EXTENDED AND CONTINUED IN ORDER TO PROVIDE INGRESS AND EGRESS TO AND FROM FUTURE SUBDIVISIONS OR ADJACENT PROPERTY.

SUBDIVISION PLAT
OF
POWHATAN SECONDARY RIGHT OF WAY
BEING A PROPERTY OF
POWHATAN ENTERPRISES, INC.
BERKELEY DISTRICT JAMES CITY COUNTY, VA
APRIL 9, 2001 SCALE: 1" = 100'



Engineers • Planners • Surveyors
Landscape Architects • Environmental Consultants
4029 IRONBOUND ROAD SUITE 100
WILLIAMSBURG, VIRGINIA
(757) 253-2975 FAX: (757) 229-0049

12384W

Williamsburg/James City County
Recorded 4 day of May 2001
DOCUMENT # 010007923
Atty. Woolridge Clerk
RETSY B. WOOLRIDGE, CLERK OF CIRCUIT COURT

