

SUBDIVISION PLAT
POWHATAN PLANTATION
PHASE X
BERKELEY DISTRICT
JAMES CITY COUNTY, VIRGINIA

VICINITY MAP
SCALE: 1"=2000'

OWNER CERTIFICATE

THIS SUBDIVISION OF PROPERTY AS SHOWN HEREON IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER.
SUNTERA POWHATAN DEVELOPMENT, LLC
BY SUNTERA DEVELOPER AND SALES HOLDING COMPANY
ITS SOLE MANAGER
OWNER

BY: Frederick C. Bauman
NAME, POSITION FREDERICK C. BAUMAN, VICE PRESIDENT

AREA	ACRES
AREA OF PHASE X	10,989
AREA OF PHASES I-IX	116,443
TOTAL AREA SUBDIVIDED	127,433
REMAINING AREA	113,000
ZONE	PUD-R

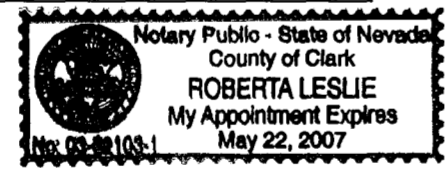
STATE OF ~~VIRGINIA~~ NEVADA County of CLARK
COUNTY, TO WIT:

I, Roberta Leslie A NOTARY PUBLIC IN AND FOR THE COUNTY AND STATE AFORESAID DO HEREBY CERTIFY THAT THE PERSON WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME.

GIVEN UNDER MY HAND AND SEAL THIS 16th DAY OF July 2003

NOTARY PUBLIC: Roberta Leslie

MY COMMISSION EXPIRES: 5/22/07



SOURCE OF TITLE

THE PROPERTY SUBDIVIDED HEREON WAS CONVEYED TO POWHATAN ASSOCIATES BY WILLIAMSBURG VACATIONS, INC. BY DEED DATED JUNE 12, 1987 AND DULY RECORDED IN THE CLERK OF COURTS OFFICE IN THE COUNTY OF JAMES CITY IN DEED BOOK 353, AT PAGE 61.

- NOTES:
- 1) REFERENCES: DB 444, PG 301, DB 353, PG 61, DB 251, PG 486, PB 63, PG 54-56, PB 63, PG 54-56, PB 73, 54, PB 64, PG 89-92
 - 2) THE PROPERTY APPEARS TO LIE IN ZONE X AS SHOWN ON FLOOD INSURANCE RATE MAP COMMUNITY- PANEL NUMBERS 510201 0035B, EFFECTIVE DATE 2-6-91.
 - 3) THIS PROPERTY IS SERVED BY PUBLIC WATER AND PUBLIC SEWER.
 - 4) UNLESS OTHERWISE NOTED, ALL DRAINAGE EASEMENTS ON THIS PLAT SHALL REMAIN PRIVATE.
 - 5) NATURAL OPEN SPACE EASEMENTS SHALL REMAIN IN A NATURAL UNDISTURBED STATE EXCEPT FOR THOSE ACTIVITIES REFERENCED ON THE DEED OF EASEMENT
 - 6) INGRESS/EGRESS SHALL BE BY FITHIAN LANE

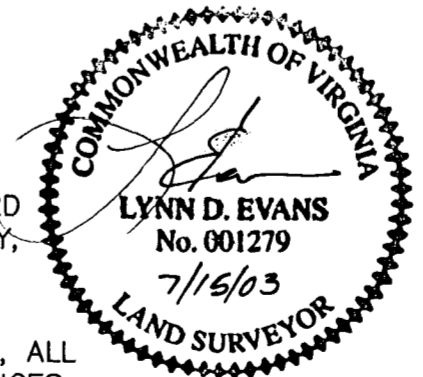
City of Williamsburg & County of James City
Circuit Court: This PLAT was recorded on
21 August 2003
at 10:55 AM/P.M. PB 91 PG 30+31
DOCUMENT # 030024746
BETSY B. WOOLRIDGE, CLERK
Betsy B. Woolridge Clerk

SURVEYOR'S CERTIFICATE

I CERTIFY THAT THIS PLAT OF SUBDIVISION WAS MADE BY ME AT THE DIRECTION OF THE OWNER, AND THAT THE SUBDIVISION IS ENTIRELY WITHIN THE BOUNDARIES OF LAND COVERED BY DEED DULY OF RECORD IN CLERK'S OFFICE OF CIRCUIT COURT OF THE COUNTY OF JAMES CITY, VIRGINIA IN DB 353, PG 61,

I HEREBY CERTIFY THAT TO THE BEST MY OF KNOWLEDGE AND BELIEF, 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 HAVE BEEN COMPLIED WITH.

Lynn D. Evans C.L.S. #1279
LYNN D. EVANS 7/15/03



STATE OF VIRGINIA,
COUNTY OF JAMES CITY

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF JAMES CITY, THE MAP SHOWN HEREON WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS.

Betsy B. Woolridge 8/21/03
TESTE DATE

PLAT BOOK 91, PAGE 30 + 31

CERTIFICATE OF APPROVAL

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

[Signature] 8/15/03
AGENT OF GOVERNING BODY DATE

AmS Hands 7/25/03
VIRGINIA DEPT. OF TRANSPORTATION DATE

SHEET 1 OF 2

Rickmond Engineering, Inc.
Engineering Surveying Land Planning
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Voice: (757)229-1776 Fax: (540)349-7730
Fax: (757)229-4683 Fax: (540)349-7731
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Checked By: LDE	Drawn By: MCG	Scale: AS NOTED	Date: 5/14/03	Job No. 03159
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REVISED AS PER COUNTY COMMENTS DATED 7/7/2003