

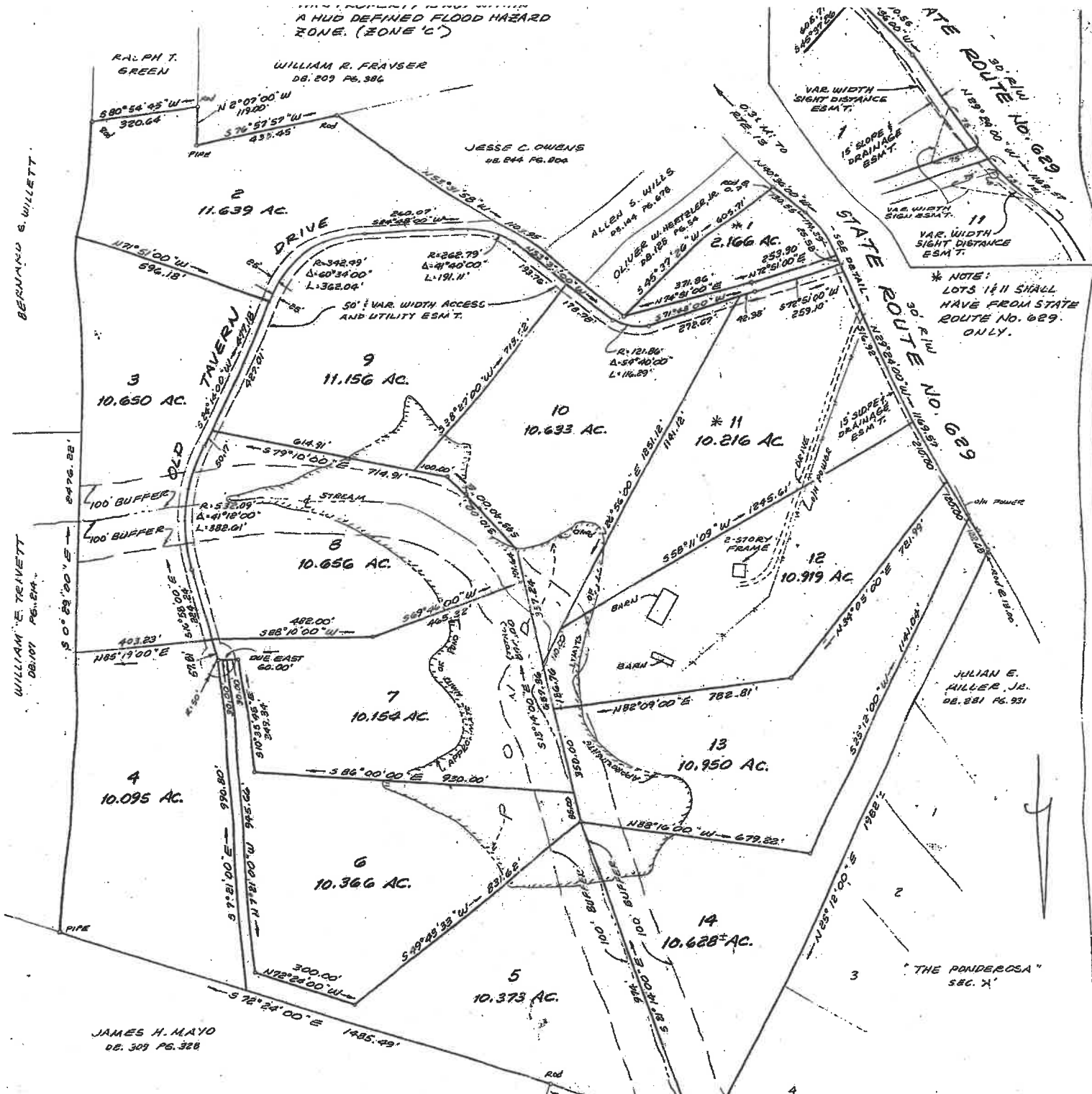
A HUD DEFINED FLOOD HAZARD ZONE. (ZONE 'C')

RALPH T. GREEN

WILLIAM R. FRAYSER
DB. 209 PG. 386

JESSE C. OWENS
DB. 244 PG. 804

* NOTE:
LOTS 1 & 11 SHALL
HAVE FROM STATE
ROUTE NO. 629.
ONLY.



**"WATERS EDGE AT OLD TAVERN"
PLAT SHOWING 140.40± ACRES
OF LAND LYING ON THE EAST
LINE OF STATE ROUTE NO. 629**

MACON DISTRICT POWHATAN COUNTY, VA.

DATE: OCTOBER 21, 2002
REV: MAY 3, 2004

SCALE: 1" = 200'

WOODROW K. COFER, INC.
CERTIFIED LAND SURVEYOR
POWHATAN, VIRGINIA
(804) 538-2014



NOTES:
USE: RESIDENTIAL
ZONING: R-1
WATER: WELLS
SEWER: SEPTIC SYSTEMS
AREA: 140.40± AC.
NO. OF LOTS: 14
T.M. NO. 36 PCL. 68

THE STREET IN THIS SUBDIVISION IS PRIVATE AND SHALL NOT BE MAINTAINED BY THE VIRGINIA DEPARTMENT OF TRANSPORTATION OR OTHER PUBLIC AGENCY. THE MAINTENANCE AND IMPROVEMENTS OF SAID ROAD SHALL BE THE SOLE RESPONSIBILITY OF ALL ABUTTING LAND OWNERS. THIS ROAD SHALL NOT BE TAKEN IN THE STATE HIGHWAY SYSTEM UNTIL ABUTTING LANDOWNERS HAVE BROUGHT THE ROAD UP TO STATE HIGHWAY SPECIFICATIONS AND HAVE THE RECOMMENDATION OF THE POWHATAN COUNTY BOARD OF SUPERVISORS.

THIS ROAD SHALL PROVIDE REASONABLE ACCESS BY MOTOR VEHICLE AS REQUIRED BY 6.2-5.0 OF THE POWHATAN COUNTY SUBDIVISION ORDINANCE.
THIS SUBDIVISION SHALL FILE AN EROSION AND SEDIMENT CONTROL PLAN FOR ALL LOTS OR LOTS AND AGRICULTURE IN ACCORDANCE WITH 6.2-5.1 OF THE POWHATAN COUNTY SUBDIVISION ORDINANCE.

WATER'S EDGE AT OLD TAVERN

SCALE: 1" = 300'



STATE ROUTE 627

