

SURVEYS	H/W	APPROVED CITY PLANNING COMMISSION
ROADS	D.C.B.	DEC 10 1975
CALC. CH'K	CKW	DATE

APPROVED CHESTERFIELD PLANNING COMMISSION
 23 January 1975
 Michael Fitz SECRETARY
 M.W. Burnett COUNTY ADMINISTRATOR
 W.P. [Signature] ENG'R DEPT.
 Chet [Signature] PLNG DEPT.

SHEET 1 OF 2

SUBDIVISION CERTIFICATE

THE SUBDIVISION OF LAND SHOWN HEREON DESIGNATED AS POWDERHAM SECTION A, IS WITH THE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, THERE IS A MORTGAGE ON THIS PROPERTY; ALL EASEMENTS, STRIPS AND ROADS ARE OF THE WIDTH AND EXTENT SHOWN AND ARE DEDICATED TO THE COUNTY OF CHESTERFIELD FREE AND UNRESTRICTED BY ANY PREVIOUS AGREEMENTS OR EASEMENTS EXCEPT AS NOTED ON THIS PLAT AS OF THE TIME OF RECORDATION. THE DEDICATION OF THE EASEMENTS TO THE COUNTY OF CHESTERFIELD INCLUDES GRANTING THE RIGHT TO MAKE REASONABLE USE OF ADJOINING LAND FOR CONSTRUCTION AND MAINTENANCE OF PUBLIC FACILITIES WITHIN THE BOUNDARIES OF EASEMENTS SHOWN HEREON. ALL EASEMENTS ARE FOR SURFACE AND UNDERGROUND DRAINAGE AND UNDERGROUND AND OVERHEAD UTILITIES EXCEPT AS RESTRICTED IN USE ON THIS PLAT.

GIVEN UNDER OUR HANDS AND SEALS THIS 3rd DAY OF Dec. 1975.

V. Cassel Adamson, Jr. Pearl R. Adamson
 V. Cassel Adamson, Jr. PEARL R. ADAMSON
 Stephen P. Adamson Frances S. Adamson
 STEPHEN P. ADAMSON FRANCIS S. ADAMSON

POWDERHAM ASSOCIATES, NO. I - A VIRGINIA LIMITED PARTNERSHIP

V. Cassel Adamson, Jr.
 BY: V. CASSEL ADAMSON, JR. - GENERAL PARTNER

POWDERHAM ASSOCIATES, NO. II - A VIRGINIA LIMITED PARTNERSHIP

V. Cassel Adamson, Jr.
 BY: V. CASSEL ADAMSON, JR. - GENERAL PARTNER

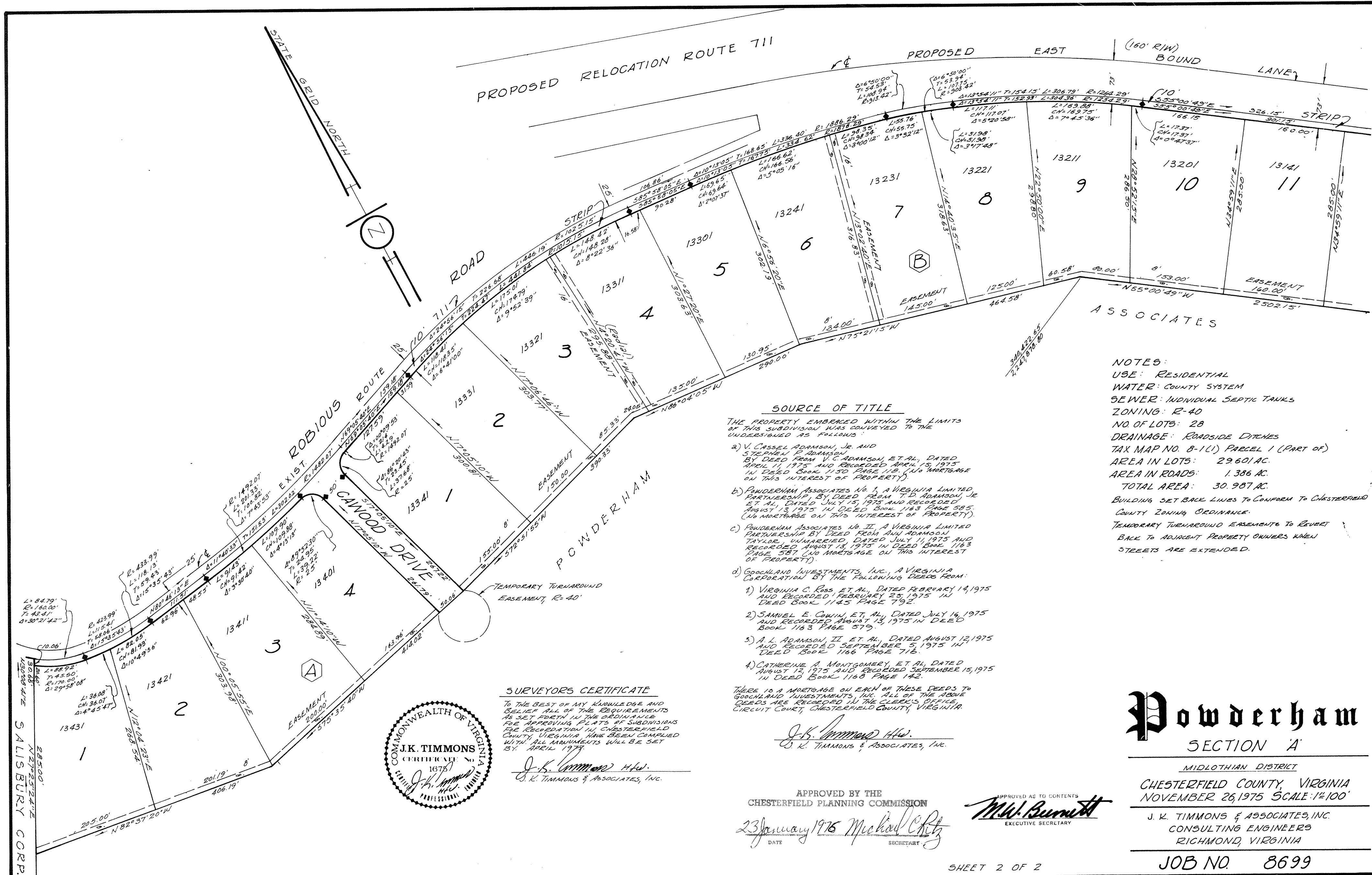
GOOCHLAND INVESTMENTS, INC.

V. Cassel Adamson, Jr. R. Carole Tarr
 V. CASSEL ADAMSON, JR. - VICE PRESIDENT R. CAROLE TARR - SECRETARY

Dwaine H. Miller V. C. Adamson Trustee
 DWANE H. MILLER - TRUSTEE V. C. ADAMSON - TRUSTEE

COMMONWEALTH OF VIRGINIA } TO WIT:
 City of Richmond }
 I, JACK E. ADAMS, A NOTARY PUBLIC IN AND FOR THE CITY OF RICHMOND, COMMONWEALTH OF VIRGINIA, DO HEREBY CERTIFY THAT V. CASSEL ADAMSON, JR., PEARL R. ADAMSON, STEPHEN P. ADAMSON, FRANCIS S. ADAMSON, R. CAROLE TARR, DWANE H. MILLER AND V. C. ADAMSON, WHOSE NAMES ARE SIGNED TO THE CERTIFICATE OF SUBDIVISION HAVE ACKNOWLEDGED THE SAME BEFORE ME IN MY CITY AND COMMONWEALTH AFORESAID.
 GIVEN UNDER MY HAND AND SEAL THIS 3rd DAY OF Dec. 1975.
 NOTARY PUBLIC Jack E. Adams
 MY COMMISSION EXPIRES 8-13-76

Powderham
 SECTION A
 MIDLOTHIAN DISTRICT
 CHESTERFIELD COUNTY, VIRGINIA
 NOVEMBER 26, 1975 SCALE: 1/4" = 100'
 J. K. TIMMONS & ASSOCIATES, INC.
 CONSULTING ENGINEERS
 RICHMOND, VIRGINIA
 JOB NO. 8699



NOTES:
 USE: RESIDENTIAL
 WATER: COUNTY SYSTEM
 SEWER: INDIVIDUAL SEPTIC TANKS
 ZONING: R-40
 NO. OF LOTS: 28
 DRAINAGE: ROADSIDE DITCHES
 TAX MAP NO. 8-1(L) PARCEL 1 (PART OF)
 AREA IN LOTS: 29.60 AC.
 AREA IN ROADS: 1.38 AC.
 TOTAL AREA: 30.98 AC.
 BUILDING SET BACK LINES TO CONFORM TO CHESTERFIELD COUNTY ZONING ORDINANCE.
 TEMPORARY TURNAROUND EASEMENTS TO REVERT BACK TO ADJACENT PROPERTY OWNERS WHEN STREETS ARE EXTENDED.

SOURCE OF TITLE
 THE PROPERTY EMBRACED WITHIN THE LIMITS OF THIS SUBDIVISION WAS CONVEYED TO THE UNDERSIGNED AS FOLLOWS:
 a) V. CASSEL ADAMSON, JR. AND STEPHEN P. ADAMSON BY DEED FROM V.C. ADAMSON ET AL., DATED APRIL 11, 1975 AND RECORDED APRIL 15, 1975 IN DEED BOOK 1150 PAGE 118. (NO MORTGAGE ON THIS INTEREST OF PROPERTY).
 b) POWDERHAM ASSOCIATES NO. I, A VIRGINIA LIMITED PARTNERSHIP, BY DEED FROM T.D. ADAMSON, JR. ET AL., DATED JULY 15, 1975 AND RECORDED AUGUST 13, 1975 IN DEED BOOK 1163 PAGE 585. (NO MORTGAGE ON THIS INTEREST OF PROPERTY).
 c) POWDERHAM ASSOCIATES NO. II, A VIRGINIA LIMITED PARTNERSHIP BY DEED FROM ANN ADAMSON TAYLOR, UNMARRIED, DATED JULY 11, 1975 AND RECORDED AUGUST 13, 1975 IN DEED BOOK 1163 PAGE 587. (NO MORTGAGE ON THIS INTEREST OF PROPERTY).
 d) GOCHLAND INVESTMENTS, INC., A VIRGINIA CORPORATION BY THE FOLLOWING DEEDS FROM:
 1) VIRGINIA C. ROSS ET AL., DATED FEBRUARY 14, 1975 AND RECORDED FEBRUARY 25, 1975 IN DEED BOOK 1145 PAGE 792.
 2) SAMUEL E. COWIN, ET AL., DATED JULY 16, 1975 AND RECORDED AUGUST 13, 1975 IN DEED BOOK 1163 PAGE 579.
 3) A. L. ADAMSON, II, ET AL., DATED AUGUST 12, 1975 AND RECORDED SEPTEMBER 5, 1975 IN DEED BOOK 1166 PAGE 716.
 4) CATHERINE A. MONTGOMERY, ET AL., DATED AUGUST 12, 1975 AND RECORDED SEPTEMBER 15, 1975 IN DEED BOOK 1168 PAGE 142.

SURVEYORS CERTIFICATE
 TO THE BEST OF MY KNOWLEDGE AND BELIEF ALL OF THE REQUIREMENTS AS SET FORTH IN THE ORDINANCE FOR APPROVING PLATS OF SUBDIVISIONS FOR RECORDATION IN CHESTERFIELD COUNTY, VIRGINIA, HAVE BEEN COMPLIED WITH. ALL MONUMENTS WILL BE SET BY APRIL 1977.
 J.K. Timmons H.W.
 J. K. TIMMONS & ASSOCIATES, INC.



APPROVED BY THE
 CHESTERFIELD PLANNING COMMISSION
 23 January 1976 Michael C. Fritz
 DATE SECRETARY

APPROVED AS TO CONTENTS
 M.W. Burnett
 EXECUTIVE SECRETARY

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