

**SOURCE OF TITLE**

THE PROPERTY EMPRISED WITHIN THE LIMITS OF THIS SUBDIVISION WAS CONVEYED TO WESTHAM WOODS DEVELOPMENT COMPANY, A VIRGINIA GENERAL PARTNERSHIP, FROM LES HEENDAN PERBETSON, BY DEED DATED JULY 3, 1979, RECORDED JULY 12, 1979, IN DEED BOOK 1701, PAGE 611 KNOWN AS PARCEL A AND TO PERBETSON ROAD ASSOCIATES, A JOINT VENTURE COMPOSED OF WESTHAM WOODS DEVELOPMENT COMPANY, A VIRGINIA GENERAL PARTNERSHIP AND ELSIN PERBETSON COLS FROM ELSIN PERBETSON COLS BY DEED DATED JUNE 25, 1979, RECORDED JULY 3, 1979, IN DEED BOOK 1700, PAGE 1591 KNOWN AS PARCEL B. ALL DEEDS ARE RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF HENRICO COUNTY, VIRGINIA.

LEWIS & OWENS, INC.  
BY: Edmund D. Lewis

**SUBDIVISION CERTIFICATE**

THE SUBDIVISION OF LAND SHOWN ON THIS PLAT DESIGNATED AS OLDHOUSE RUN, SECTION-3 IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS. THERE IS A FOOTPATH ON PARCEL A. THE DEDICATION OF THE ROADS & EASEMENTS IS OF THE WIDTH AND EXTENT SHOWN ON THIS PLAT. THE EASEMENTS ARE FOR UNDERGROUND AND SURFACE DRAINAGE, UNDERGROUND AND OVERHEAD UTILITIES AND ARE SUBJECT TO THE RIGHT OF THE COUNTY OF HENRICO AND/OR THE CITY OF RICHMOND, VIRGINIA TO ESTABLISH ALLEYS ON SAID EASEMENTS AT ANY FUTURE TIME WITHOUT COST FOR REENTRY INVOLVED. GIVEN UNDER OUR HANDS AND SEALS THIS 13<sup>th</sup> DAY OF May 1982.

Sole Acting Trustees for Parcel A

[Signature]  
TO RECORD

WESTHAM WOODS DEVELOPMENT COMPANY  
A VIRGINIA GENERAL PARTNERSHIP

[Signature]  
GENERAL PARTNER

[Signature]  
ELSin PERBETSON COLS, OWNER

STATE OF VIRGINIA  
CITY OF COUNTY OF Henrico TO WIT:

[Signature] A NOTARY PUBLIC IN AND FOR THE CITY OF COUNTY OF Henrico STATE OF VIRGINIA DO HEREBY CERTIFY THAT [Signature] A GENERAL PARTNER, ELSIN PERBETSON COLS, AND A TRUSTEY LAYING THESE PAPERS ARE SIGNED TO THE ABOVE MATTERS, HAVE ACKNOWLEDGED THE SAME BEFORE ME IN MY CITY OF COUNTY AND STATE AFORESAID.

GIVEN UNDER MY HAND AND SEAL THIS 10<sup>th</sup> DAY OF May 1982.  
MY COMMISSION EXPIRES April 5, 1986 [Signature]  
NOTARY PUBLIC

**SURVEYORS CERTIFICATE**

TO THE BEST OF MY KNOWLEDGE AND BELIEF ALL OF THE EASEMENTS AS SET FORTH IN THE DECLARATION ARE APPROVING PLATS OF SUBDIVISIONS THE RECORDED IN HENRICO COUNTY, VIRGINIA HAVE BEEN COMPLIED WITH. STAKES WILL BE SET BY JANUARY 1985.

LEWIS & OWENS, INC.  
BY: Edmund D. Lewis

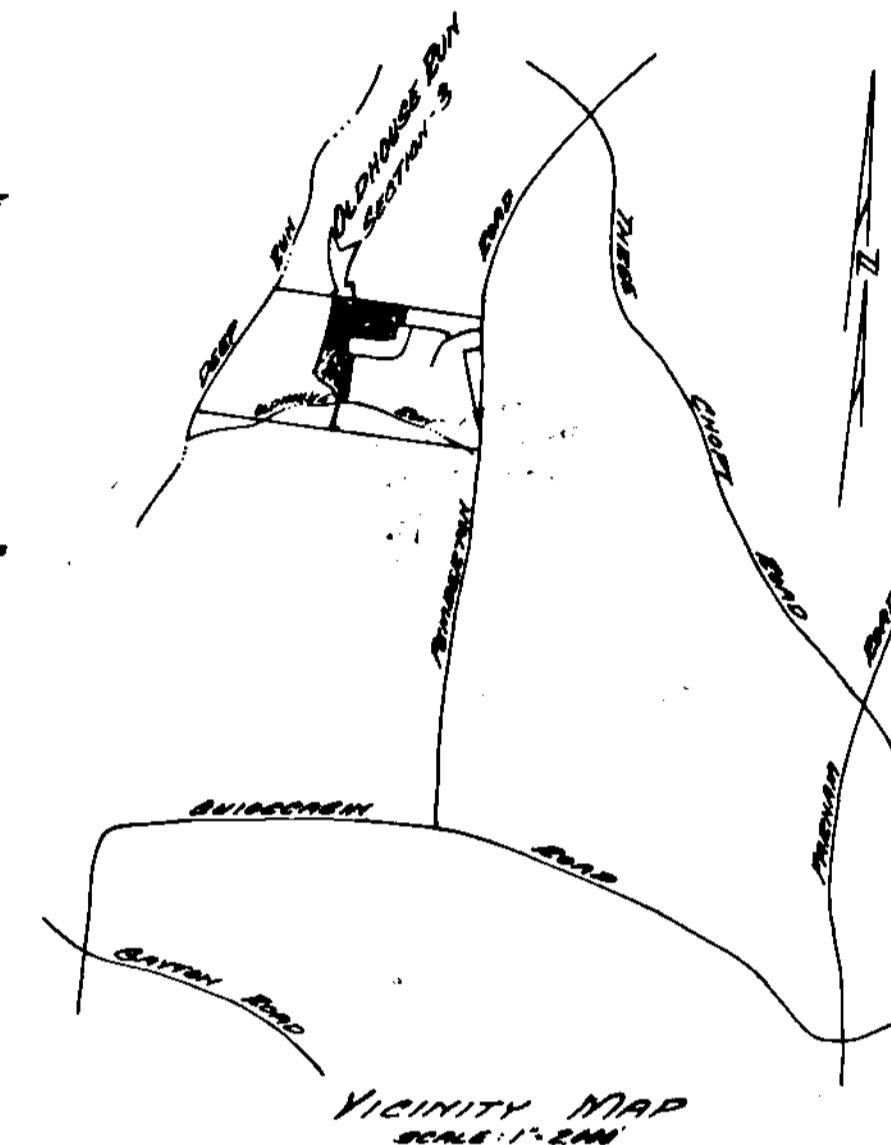
**DECLARATION OF COVENANTS**

WESTHAM WOODS DEVELOPMENT COMPANY, A VIRGINIA GENERAL PARTNERSHIP AND ELSIN PERBETSON COLS IN RECORDING THIS PLAT OF OLDHOUSE RUN, SECTION-3 HAS DESIGNATED CERTAIN AREAS OF LAND AS "COMMON AREAS" INTENDED FOR USE BY HOMEOWNERS IN THIS SUBDIVISION.

THE ABOVE DESCRIBED AREAS ARE NOT DEDICATED HEREBY FOR USE BY THE GENERAL PUBLIC BUT ARE DEDICATED TO THE COMMUNITY AS AN ENJOYMENT OF THE HOMEOWNERS IN OLDHOUSE RUN AS ABOVE FULLY PROVIDED IN ARTICLE II OF THE DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS DATED APRIL 15, 1982 AND RECORDED WITH AND HEREBY INCORPORATED WITH AND MADE A PART OF THIS PLAT.

**NOTES:**

1. USE: RESIDENTIAL
2. WATER: COUNTY SYSTEM
3. SEWERAGE DISPOSAL: COUNTY SYSTEM
4. BUILDING LINES TO COMPLY WITH CHAPTER 22 OF THE HENRICO COUNTY CODE.
5. AREAS: LOTS - 749 AC  
ROADS - 158 AC  
TOTAL - 887 AC
6. PARCEL 179: 79-A2-22, 23, 187 (PART-4)
7. ZONING: E-2A (CONTROLLED DENSITY)
8. 1/2 OF LOTS: 29
9. TEMPORARY TURNING/ROUND EASEMENT TO BE DEDICATED TO HENRICO CO. AS TO SHEET TO ADJOINING LOT NUMBER WHEN ROAD IS EXTENDED.



Approved by the  
HENRICO  
COUNTY PLANNING COMMISSION  
MAY 28 1982 [Signature]  
Date Acting Secretary

MICRO-FILMED  
JUN 9 1982



**OLDHOUSE RUN  
SECTION-3**

TUCKAHOE DISTRICT  
HENRICO COUNTY  
VIRGINIA  
NOVEMBER 25, 1981  
LEWIS & OWENS, INC.  
CONSULTING ENGINEERS & SURVEYORS  
RICHMOND, VIRGINIA  
J.H. 24213

RECORDED 5-20-82 P.B. 75 P. 11-12

SHEET 1 OF 2