

#03003997

CERTIFICATE OF SOURCE OF TITLE:

THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED BY STONEHOUSE, INC. TO STONEHOUSE AT WILLIAMSBURG, LLC BY DEED DATED 12/11/02 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY AS INSTRUMENT NO. 020030024.

OWNER'S CERTIFICATE:

THE SUBDIVISION OF LAND SHOWN ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNERS, PROPRIETORS, AND/OR TRUSTEES.

OWNER: STONEHOUSE AT WILLIAMSBURG, LLC.

BY: Kenneth G. McDermott 11/25/03
SIGNATURE DATE

KENNETH G. MCDERMOTT, MANAGER

CERTIFICATE OF NOTARIZATION:

STATE OF Virginia

CITY/COUNTY OF James City
I, Patricia M. Pence A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AFORESAID, GIVEN UNDER MY NAME THIS 25th DAY OF November, 2003. MY COMMISSION EXPIRES June 30, 2006

Patricia M. Pence
(SIGNATURE)

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.



10-28-03 Peter Farrell

DATE PETER FARRELL, LS NO. 002036

CERTIFICATE OF APPROVAL:

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

11/14/03 Asst. S. Handy
DATE VIRGINIA DEPARTMENT OF TRANSPORTATION

12/3/03 [Signature]
DATE SUBDIVISION AGENT OF JAMES CITY COUNTY

STATE OF VIRGINIA, COUNTY OF JAMES CITY:

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT THE PLAT SHOWN HEREON WAS PRESENTED AND ADMITTED TO RECORD THIS 18th DAY OF December, 2003 2:34 pm AS THE LAW DIRECTS.

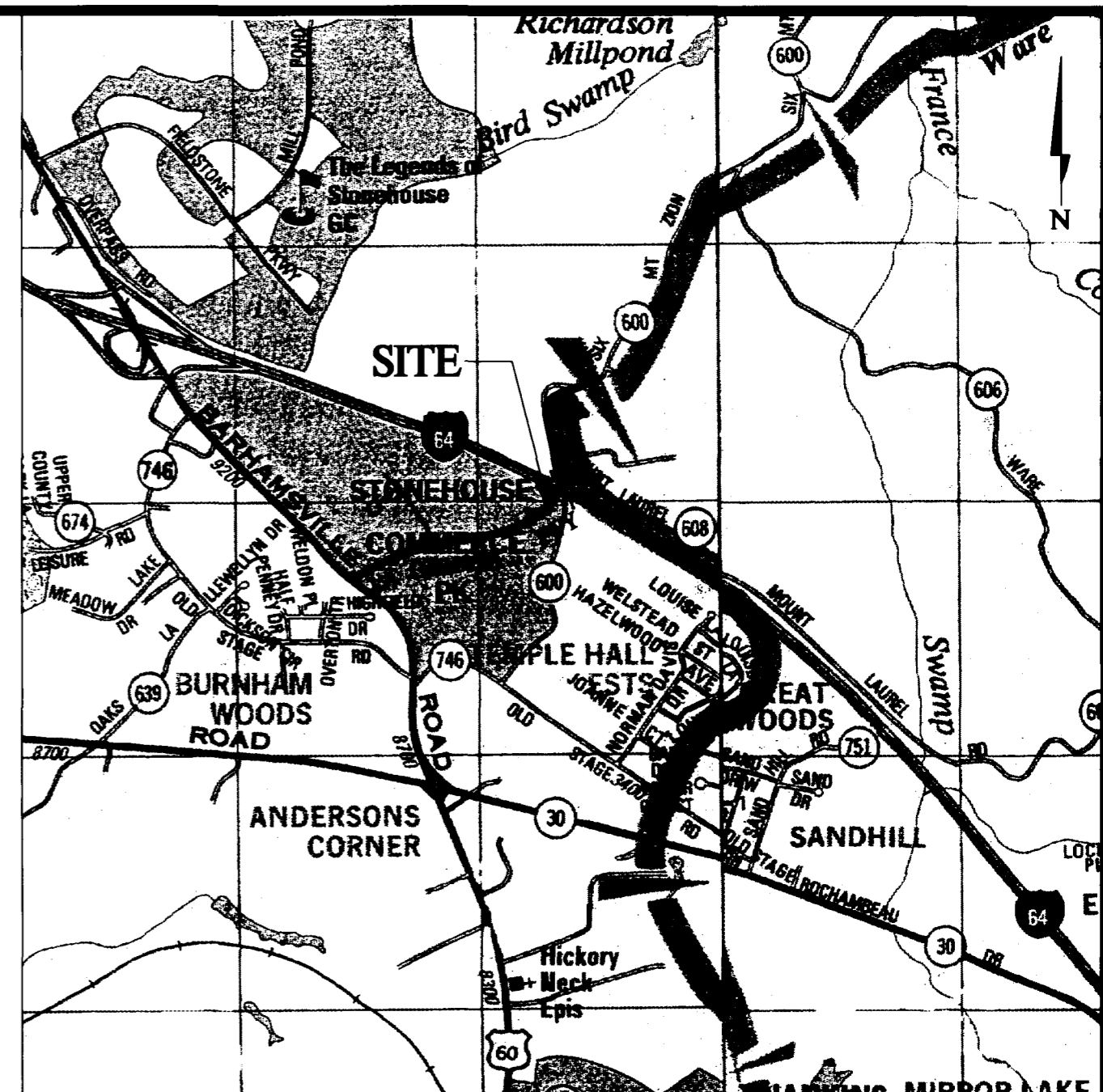
BETSY B. WOOLRIDGE, CLERK

TESTE: Dawn R. Martin, Dep., CLERK

DOCUMENT NO. 03003997

NOTES:

1. THIS PROPERTY IS JAMES CITY COUNTY TAX PARCEL 0640100001
2. TAX PARCEL 0640100001 APPEARS TO LIE WITHIN FLOOD ZONE X, ZONE X (SHADED), ZONE A AND AE, ACCORDING TO FEDERAL EMERGENCY MANAGEMENT AGENCY-NATIONAL FLOOD INSURANCE PROGRAM COMMUNITY PANEL NO. 510201 0010 B, DATED FEB. 6, 1991. THE PORTION OF THIS TAX PARCEL SHOWN ON THIS PLAT APPEARS TO LIE IN ZONE X (AREAS DETERMINED TO BE OUTSIDE THE 500 YEAR FLOOD-PLAIN AS SHOWN ON THE ABOVE REFERENCED F.I.R.M.
3. THIS PROPERTY IS ZONED "PUD-C" PLANNED UNIT DEVELOPMENT DISTRICT, COMMERCIAL WITH PROFFERS. (D.B. 747, PG. 476)
4. THIS PROPERTY WILL BE SERVED BY PUBLIC WATER AND SEWER.
5. ALL NEW UTILITIES SHALL BE PLACED UNDERGROUND.
6. THE REFERENCES USED IN THE PREPARATION OF THIS SURVEY ARE:
P.B. 50, PAGE 11 P.B. 62, PAGE 94-96
P.B. 78, PAGE 4-5 P.B. 84, PAGE 29
P.B. 90, PAGE 18 INST. NO. 020030024
7. COORDINATE VALUES SHOWN BASED ON JAMES CITY COUNTY GEODETIC CONTROL MONUMENT STA. NO. 340
8. THIS PLAT IS BASED ON A TITLE REPORT PROVIDED BY COMMONWEALTH LAND TITLE INSURANCE COMPANY. (COMMITMENT NO. CT03-0199.4, FILE NO. CT03-0199, EFFECTIVE DATE: OCT. 27, 2003)
9. UNLESS OTHERWISE NOTED, ALL DRAINAGE EASEMENTS DESIGNATED ON THIS PLAT SHALL REMAIN PRIVATE.
10. NEW MONUMENTS WILL BE SET IN ACCORDANCE WITH SECTIONS 19-34 THROUGH 19-36 OF THE JAMES CITY COUNTY SUBDIVISION ORDINANCE.
11. SIGNS SHALL COMPLY WITH ARTICLE 2, DIVISION 3 OF THE JAMES CITY COUNTY ZONING ORDINANCE.
12. THIS PROPERTY LIES WITHIN A RESOURCE MANAGEMENT AREA AND IS SUBJECT TO JAMES CITY COUNTY'S CHESAPEAKE BAY PRESERVATION ORDINANCE.
13. WETLANDS AND LANDS WITHIN RESOURCE PROTECTION AREAS SHALL REMAIN IN A NATURAL UNDISTURBED STATE EXCEPT FOR THOSE ACTIVITIES PERMITTED BY SECTION 23-9(c)(1) OF THE JAMES CITY COUNTY CODE.
14. NATURAL OPEN SPACE EASEMENTS, IF ANY, SHALL REMAIN IN A NATURAL UNDISTURBED STATE EXCEPT FOR THOSE ACTIVITIES REFERENCED ON THE DEED OF EASEMENT.
15. ANY OLD WELLS THAT WILL NOT BE USED MUST BE PROPERLY ABANDONED IN ACCORDANCE WITH STATE PRIVATE WELL REGULATIONS AND THE JAMES CITY COUNTY CODE.
16. EASEMENTS DENOTED AS "JCSA UTILITY EASEMENTS ARE FOR THE EXCLUSIVE USE OF THE JAMES CITY SERVICE AUTHORITY AND THE PROPERTY OWNER. OTHER UTILITY SERVICE PROVIDERS DESIRING TO USE THESE EASEMENTS WITH THE EXCEPTION OF PERPENDICULAR UTILITY CROSSINGS MUST OBTAIN AUTHORIZATION FOR ACCESS AND USE FROM JCSA AND THE PROPERTY OWNER. ADDITIONALLY, JCSA SHALL NOT BE HELD RESPONSIBLE FOR ANY DAMAGE TO IMPROVEMENTS WITHIN THIS EASEMENT, FROM ANY CAUSE, OTHER THAN THE NEGLIGENCE OR WILLFUL MISCONDUCT OF JCSA.



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PERMITTED USE NO. 20203118

VICINITY MAP

SCALE: 1"=2,000'

**SUBDIVISION
OF THE PROPERTY OF
STONEHOUSE AT WILLIAMSBURG, LLC
AT STONEHOUSE COMMERCE PARK
STONEHOUSE DISTRICT, JAMES CITY COUNTY, VIRGINIA
DATE: OCT. 24, 2003
REVISED OCT. 28, 2003
SHEET 1 OF 2**



Engineers • Planners • Surveyors
Landscape Architects • Environmental Consultants

4029 Ironbound Road
Suite 100
Williamsburg, VA 23188
Tel. (757) 253-2975
Fax (757) 229-0049
Email: lmdg@landmarkdgb.com

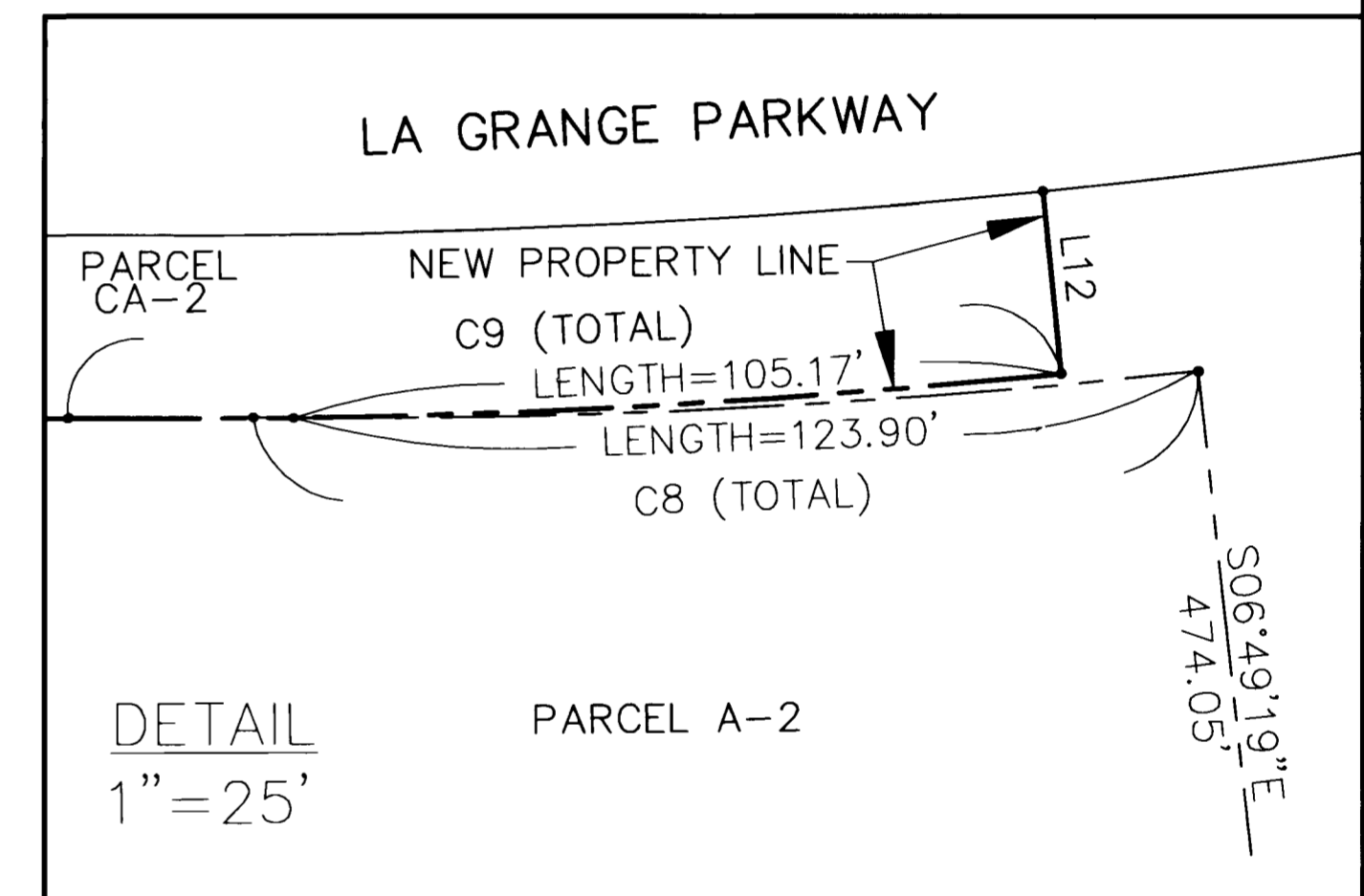
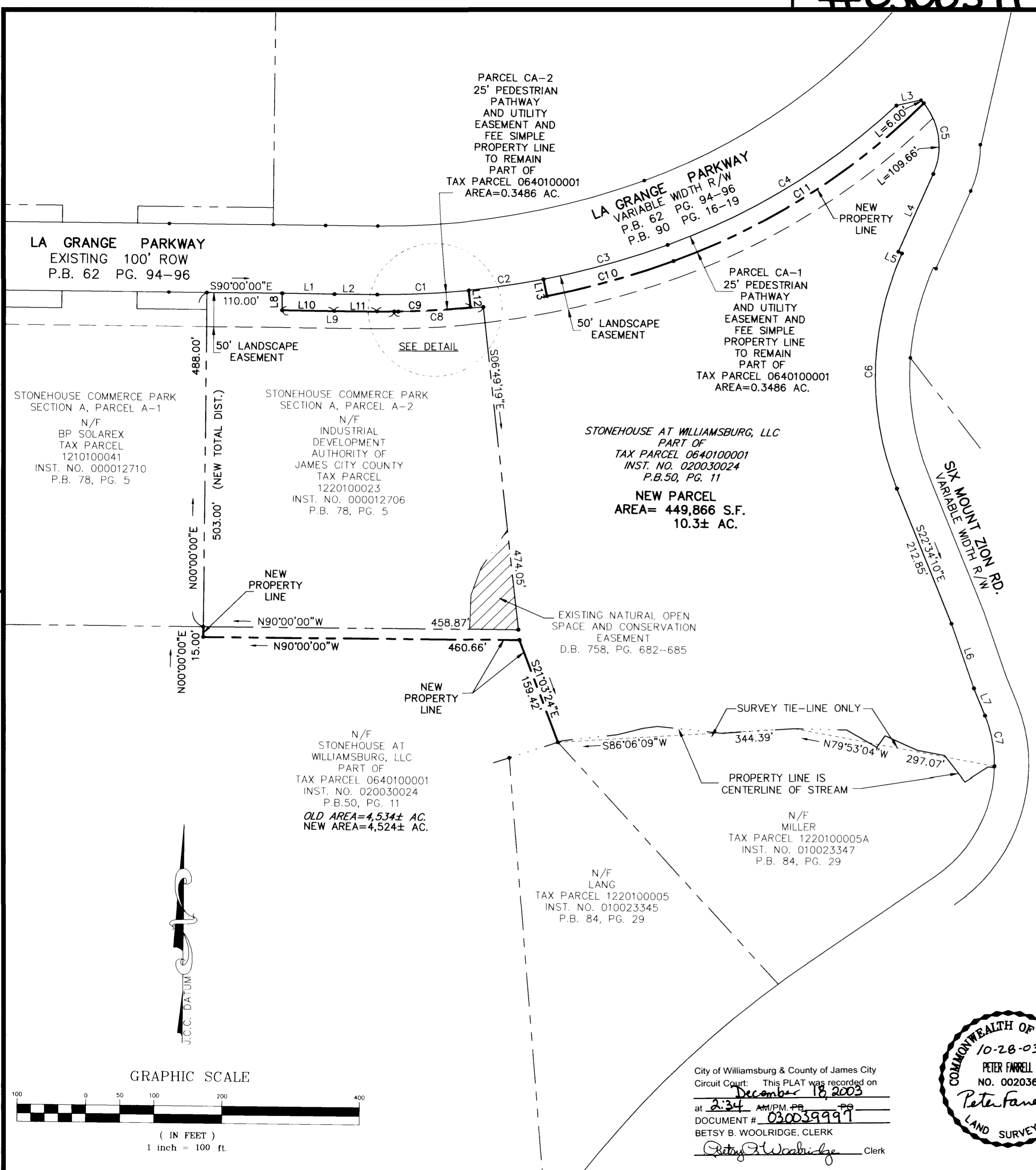
5544 Greenwich Road
Suite 200
Virginia Beach, VA 23462
Tel. (757) 473-2000
Fax (757) 497-7933
Email: lmdg@landmarkdgb.com

City of Williamsburg & County of James City
Circuit Court: This PLAT was recorded on
December 18, 2003
at 2:34 AM/PM, P.B. PO
DOCUMENT # 03003997
BETSY B. WOOLRIDGE, CLERK
Betsy B. Woolridge Clerk

#030039997

LINE	LENGTH	BEARING
L1	76.02'	N89°43'25"W
L2	62.23'	N90°00'00"E
L4	124.52'	S23°28'13"W
L5	5.93'	S66°31'47"E
L6	100.13'	S19°42'25"E
L7	42.85'	S22°34'10"E
L8	25.00'	S00°00'00"W
L9	163.44'	N90°00'00"E
L10	75.96'	N89°43'25"W
L11	62.29'	N90°00'00"E
L12	25.00'	S06°21'17"E
L13	25.00'	S11°36'21"E

CURVE	RADIUS	LENGTH	TANGENT	CHORD	CHORD BEARING	DELTA
C1	1200.20'	133.12'	66.63'	133.05'	N86°49'21"E	6°21'17"
C2	1200.20'	110.00'	55.04'	109.96'	N81°01'11"E	5°15'04"
C5	100.00'	115.66'	65.27'	109.32'	N09°59'30"W	66°15'58"
C6	435.60'	353.10'	186.90'	343.52'	S00°39'10"W	46°26'41"
C7	190.36'	75.95'	38.49'	75.45'	N11°08'22"W	22°51'38"
C8	1087.00'	129.42'	64.79'	129.35'	N86°35'21"E	6°49'19"
C10	1225.20'	191.72'	96.05'	191.52'	N73°54'41"E	8°57'56"
C11	1007.00'	434.44'	220.65'	431.08'	N57°04'10"E	24°43'06"



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OF THE PROPERTY OF
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AT STONEHOUSE COMMERCE PARK
STONEHOUSE DISTRICT, JAMES CITY COUNTY, VIRGINIA
DATE: OCT. 24, 2003 SCALE: 1" = 100'
REVISED OCT. 28, 2003
SHEET 2 OF 2

LANDMARK
DESIGN GROUP
 Engineers • Planners • Surveyors
 Landscape Architects • Environmental Consultants

4029 Ironbound Road
 Suite 100
 Williamsburg, VA 23188
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