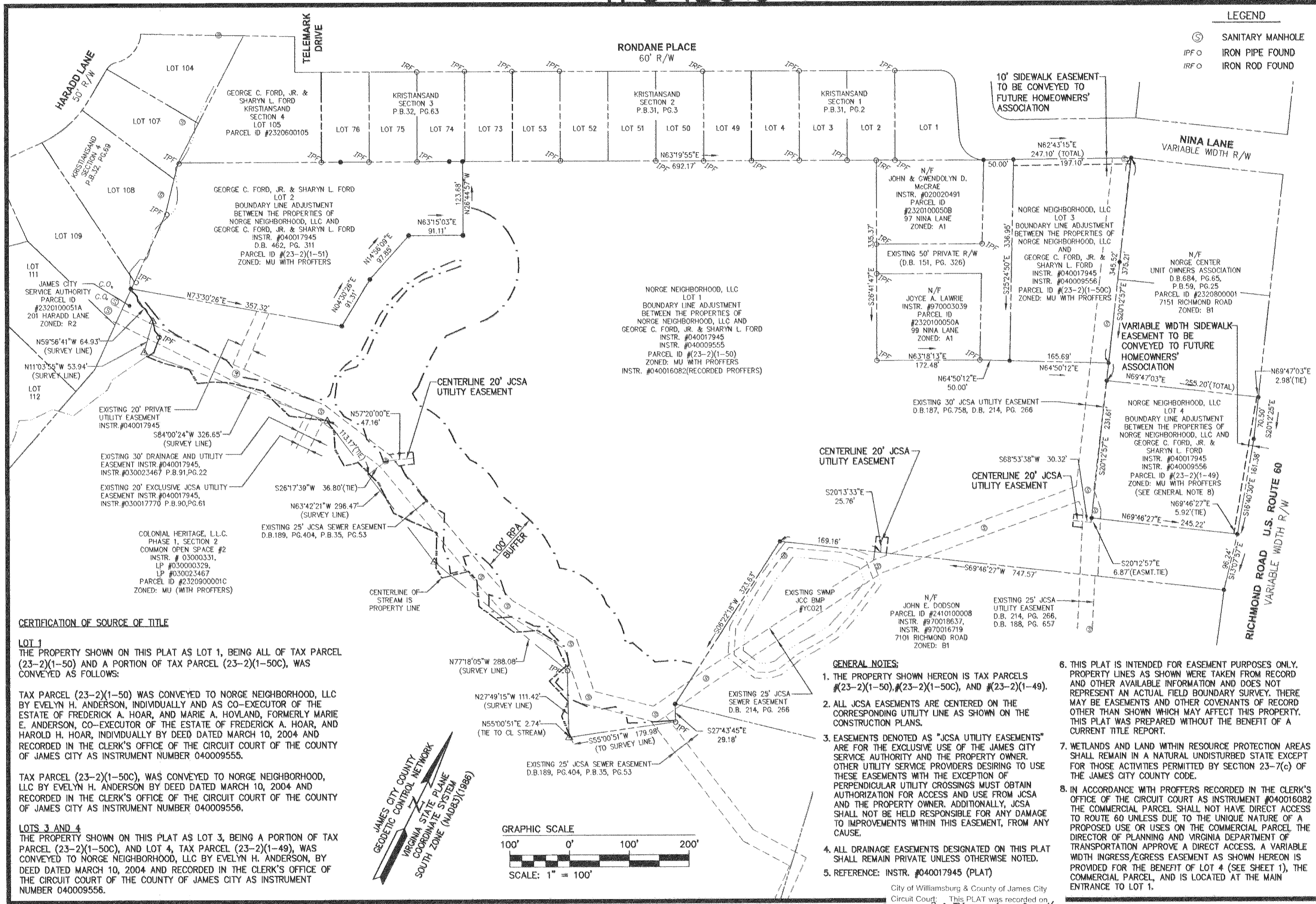


#040029966



LEGEND

⊙	SANITARY MANHOLE
IPFO	IRON PIPE FOUND
IRFO	IRON ROD FOUND

CERTIFICATION OF SOURCE OF TITLE

LOT 1
THE PROPERTY SHOWN ON THIS PLAT AS LOT 1, BEING ALL OF TAX PARCEL (23-2)(1-50) AND A PORTION OF TAX PARCEL (23-2)(1-50C), WAS CONVEYED AS FOLLOWS:

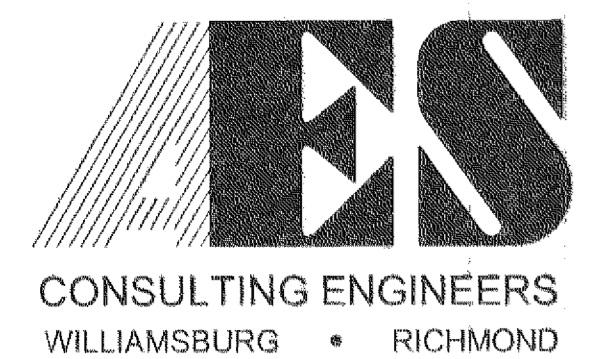
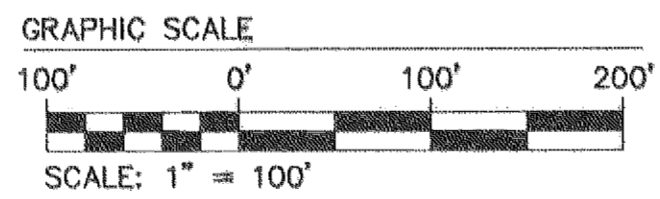
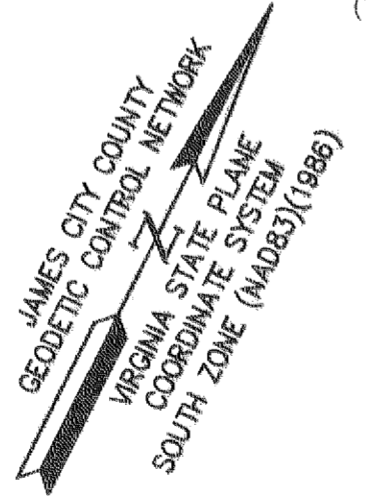
TAX PARCEL (23-2)(1-50) WAS CONVEYED TO NORGE NEIGHBORHOOD, LLC BY EVELYN H. ANDERSON, INDIVIDUALLY AND AS CO-EXECUTOR OF THE ESTATE OF FREDERICK A. HOAR, AND MARIE A. HOVLAND, FORMERLY MARIE E. ANDERSON, CO-EXECUTOR OF THE ESTATE OF FREDERICK A. HOAR, AND HAROLD H. HOAR, INDIVIDUALLY BY DEED DATED MARCH 10, 2004 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY AS INSTRUMENT NUMBER 040009555.

TAX PARCEL (23-2)(1-50C), WAS CONVEYED TO NORGE NEIGHBORHOOD, LLC BY EVELYN H. ANDERSON BY DEED DATED MARCH 10, 2004 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY AS INSTRUMENT NUMBER 040009556.

LOTS 3 AND 4
THE PROPERTY SHOWN ON THIS PLAT AS LOT 3, BEING A PORTION OF TAX PARCEL (23-2)(1-50C), AND LOT 4, TAX PARCEL (23-2)(1-49), WAS CONVEYED TO NORGE NEIGHBORHOOD, LLC BY EVELYN H. ANDERSON, BY DEED DATED MARCH 10, 2004 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY AS INSTRUMENT NUMBER 040009556.

GENERAL NOTES:

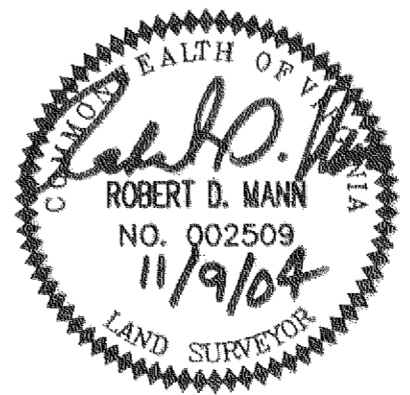
1. THE PROPERTY SHOWN HEREON IS TAX PARCELS #23-2(1-50), #23-2(1-50C), AND #23-2(1-49).
2. ALL JCSA EASEMENTS ARE CENTERED ON THE CORRESPONDING UTILITY LINE AS SHOWN ON THE CONSTRUCTION PLANS.
3. EASEMENTS DENOTED AS "JCSA UTILITY EASEMENTS" ARE FOR THE EXCLUSIVE USE OF THE JAMES CITY SERVICE AUTHORITY 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.
4. ALL DRAINAGE EASEMENTS DESIGNATED ON THIS PLAT SHALL REMAIN PRIVATE UNLESS OTHERWISE NOTED.
5. REFERENCE: INSTR. #040017945 (PLAT)
6. THIS PLAT IS INTENDED FOR EASEMENT PURPOSES ONLY. PROPERTY LINES AS SHOWN WERE TAKEN FROM RECORD AND OTHER AVAILABLE INFORMATION AND DOES NOT REPRESENT AN ACTUAL FIELD BOUNDARY SURVEY. THERE MAY BE EASEMENTS AND OTHER COVENANTS OF RECORD OTHER THAN SHOWN WHICH MAY AFFECT THIS PROPERTY. THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT.
7. WETLANDS AND LAND WITHIN RESOURCE PROTECTION AREAS SHALL REMAIN IN A NATURAL UNDISTURBED STATE EXCEPT FOR THOSE ACTIVITIES PERMITTED BY SECTION 23-7(c) OF THE JAMES CITY COUNTY CODE.
8. IN ACCORDANCE WITH PROFFERS RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT AS INSTRUMENT #040016082 THE COMMERCIAL PARCEL SHALL NOT HAVE DIRECT ACCESS TO ROUTE 60 UNLESS DUE TO THE UNIQUE NATURE OF A PROPOSED USE OR USES ON THE COMMERCIAL PARCEL THE DIRECTOR OF PLANNING AND VIRGINIA DEPARTMENT OF TRANSPORTATION APPROVE A DIRECT ACCESS. A VARIABLE WIDTH INGRESS/EGRESS EASEMENT AS SHOWN HEREON IS PROVIDED FOR THE BENEFIT OF LOT 4 (SEE SHEET 1), THE COMMERCIAL PARCEL, AND IS LOCATED AT THE MAIN ENTRANCE TO LOT 1.



5248 Olde Towne Road, Suite 1
Williamsburg, Virginia 23188
(757) 253-0040
Fax (757) 220-8994

EASEMENT PLAT
LOT 1
BOUNDARY LINE ADJUSTMENT
BETWEEN THE PROPERTIES OF
NORGE NEIGHBORHOOD, LLC AND
GEORGE C. FORD, JR. & SHARYN L. FORD
OWNED BY NORGE NEIGHBORHOOD, L.L.C.

STONEHOUSE DISTRICT JAMES CITY COUNTY VIRGINIA



City of Williamsburg & County of James City
Circuit Court: This PLAT was recorded on
30 November 2004
at **3:06 PM**, P.B. PG. **—**
DOCUMENT # **040029966**
BETSY B. WOOLRIDGE, CLERK
Betsy B. Woolridge Clerk

2	11/9/04	ADDED GENERAL NOTE 8	RDM
1	10/25/04	REVISED PER COUNTY COMMENTS DATED 10/15/04	RDM
No.	DATE	REVISION / COMMENT / NOTE	BY

Designed	RDM	Drawn	RDM/EAW
Scale	1"=100'	Date	8/2/04
Project No.	9286-01		
Drawing No.	2 of 2		

S:\jobs\9286\01-Norge Nighbord Site Plan\dwg\Plats\Easmts_From NN.LL\0286\01_P03_01.dwg, 11/15/2004 1:21:37 PM, EAW