

#050014083

GENERAL NOTES

PORTIONS OF THIS PROPERTY LIE IN FLOOD ZONE "AE" BASE FLOOD ELEV. DETERMINED TO BE 8.5'. OTHER PORTIONS LIE IN FLOOD ZONE "X" (SHADED) AREAS OF 500 YR./100 YR. FLOOD AVG. DEPTHS OF LESS THAN 1 FOOT OR DRAINAGE AREAS OF LESS THAN 1 SQ. MILE. REMAINING PORTIONS LIE IN FLOOD ZONE "X" AREAS DETERMINED TO BE OUTSIDE THE 500 YR. FLOOD PLAIN. ALL FLOOD ZONE LINES TAKEN FROM F.I.R.M. MAP # 510201-0015B EFFECTIVE DATE FEB. 6th, 1991. ALSO FROM G.I.S. DATA.

THIS SURVEY REPRESENTS A CURRENT FIELD SURVEY. THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A FURNISHED TITLE REPORT AND DOES NOT REFLECT ALL EASEMENTS, SERVITUDES, AND COVENANTS ON RECORD.

PROPERTY IS ZONED A1. BUILDING SET BACK LINES ARE
FRONT = 75'
REAR = 35'
SIDE = 15'

SURVEYORS NOTES

LINE "A" TAKEN FROM UNRECORDED DRAWING OF "PLAT OF SURVEY FOR HAVEN LAKE" BY DEWARD M. MARTIN ASSOC. INC. FOR GERALD J. OTEY DATED 1975. LINES SCALED AND COMPUTED FROM AVAILABLE BEARINGS AND DISTANCES ON DRAWING.

LINE "B1" TAKEN FROM PLAT BY S.J. GLASS DB 127 PG. 482. LINE CREATED FROM RECOVERED POINTS ON THE GROUND AND THEIR RELATIONSHIP TO ONE ANOTHER ONLY.

LINE "B2" TAKEN FROM PLAT BY A.E.S. PB 43 PG. 57.

LINE "C" TAKEN FROM PLAT BY E.E. PAINE CONSULTING ENGINEERS. PB 25 PG. 54. PLAT CONTAINED ERROR OF CLOSURE AND BEARING ERROR VERSES FIELD POINTS. LINE CREATED FROM RECOVERED POINTS ON THE GROUND AND THEIR RELATIONSHIP TO ONE ANOTHER ONLY.

RIGHT OF WAY ALONG RTE 715 CREATED FROM V.D.O.T. ROADWAY PLANS 0715-047-145, M501. S.H.P.B. 6 PG. 238

OWNERS CONSENT

THE PLATTING OF THE LAND HEREON IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE OWNERS PROPRIETORS AND OR TRUSTEES.

GERALD J. OTEY SR.

OWNER: Gerald J. Otey Sr. DATE 6/23/05

LUCILLE H. OTEY

OWNER: Lucille H. Otey DATE 6/23/05

CERTIFICATE OF NOTARIZATION

STATE OF VIRGINIA, COUNTY OF JAMES CITY
A NOTARY PUBLIC IN AND FOR THE STATE
AFORESAID, DO HEREBY CERTIFY THAT THE PERSON(S)
WHOSSE NAMES ARE UNDERSIGNED HAVE ACKNOWLEDGED
THE SAME BEFORE ME IN THE
JAMES CITY THIS DAY OF June 23, 2005
MY COMMISSION EXPIRES August 31, 2009

Edward C. Carr II
NOTARY PUBLIC

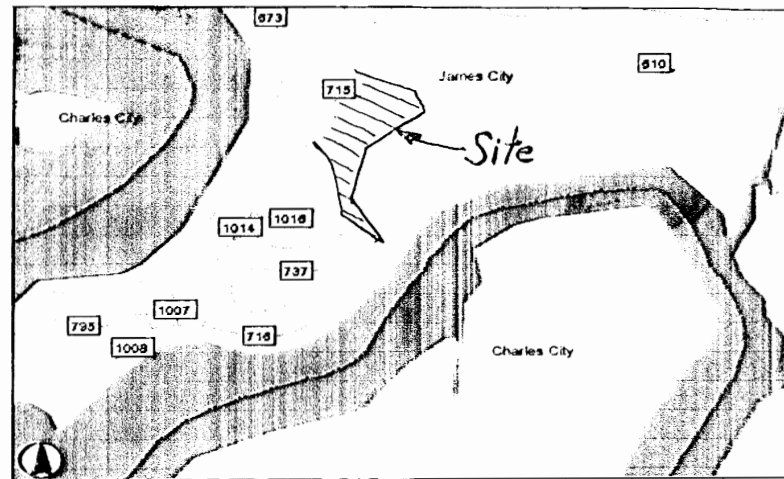
SOURCE OF TITLE

TAX PARCEL ID# 1910100023. LIES IN THE NAMES OF GERALD J. OTEY AND LUCILLE H. OTEY. THE PROPERTY WAS CONVEYED BY CHICKAHOMINY HAVEN, INC. A VIRGINIA CORPORATION, BY DEED DATED APRIL 2nd, 1968 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF JAMES CITY COUNTY IN DB 115 PG. 565

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF THIS SURVEY IS CORRECT AND COMPLIES WITH THE MINIMUM STANDARDS ESTABLISHED BY THE VIRGINIA BOARD OF ARCHITECTS, ENGINEERS, LAND SURVEYORS AND CERTIFIED LANDSCAPE ARCHITECTS.

Edward C. Carr II 6-18-05
EDWARD C. CARR II L.S.# 2505 DATE

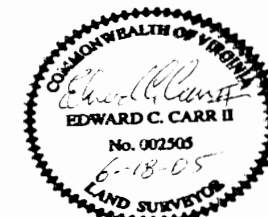


VICINITY MAP SCALE 1" = 2000'

2 Large/Small Plat(s) Recorded
herewith as 050014083

STATE OF VIRGINIA
COUNTY OF JAMES CITY
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE
COUNTY OF JAMES CITY THE 24 DAY OF June, 2005
THIS PLAT WAS PRESENTED AND ADMITTED TO RECORD
AS THE LAW DIRECTS IN PLAT BOOK 050014083 PAGE 1
AND OR INSTRUMENT NUMBER 050014083 at 3:11 p.m.
TESTE: Edward C. Carr II CLERK

BY: Edward C. Carr II
PROPERTY IS TAX PARCEL ID # 1910100023



BOUNDARY SURVEY

OF THE PROPERTY
STANDING IN THE
NAMES OF
GERALD J. OTEY SR.
AND
LUCILLE H. OTEY

PROPERTY TO BE CONVEYED TO
HAVEN LANDS, L.L.C.

LOT BEING A PORTION OF
133.0473 AC. TRACT KNOWN AS
CHICKAHOMINY HAVEN, INC.
PARCEL # 2
(PLAT PB 25 PG. 54)
(REFERENCE DEED DB 115 PG. 565)

PROPERTY LOCATED IN
STONEHOUSE DISTRICT
JAMES CITY COUNTY, VIRGINIA

PROPERTY ADDRESS
3163 NORTH RIVERSIDE DRIVE
LANEXA, VIRGINIA 230899
TAX PARCEL ID# 1910100023

PLAT PREPARED BY
ANGLE & DISTANCE
LAND SURVEYING, INC.
156 OLD STAGE ROAD
TOANO, VIRGINIA 23168
(757) 561-5334
PLAT PREPARED DATE 6-17-05

LEGEND

- ⊙ IRF - DENOTES IRON FOUND
- ⊙ IPF - DENOTES IRON PIPE FOUND
- E — - DENOTES OVER HEAD LINE
- ⊙ - DENOTES POWER POLE
- ⊠ - DENOTES CSP PEDASTAL

AREA

AREA OF PARCEL BASED ON LINE B1 = 38.10 AC. 1/2
AREA OF PARCEL BASED ON LINE B2 = 38.07 AC. 1/2
OVERLAP AREA = 0.03 AC.

ADJACENT LAND OWNERS

A) EVELYN B. WRAY
PARCEL # 1910100024
INSTR. # 970019097
2.5 AC.

B) ROBERT MCANAMY
PARCEL # 1910600001
DB 576 PG. 272
0.65 AC.

C) ROBERT MCANAMY
PARCEL # 1910600002
DB 242 PG. 278
0.48 AC.

D) RONALD K. & RITA W.
WADE
PARCEL # 1910600003
INSTR. # 970020204
0.64 AC.

E) DAVID ALGER
PARCEL # 1910600004
DB 738 PG. 473
0.94 AC.

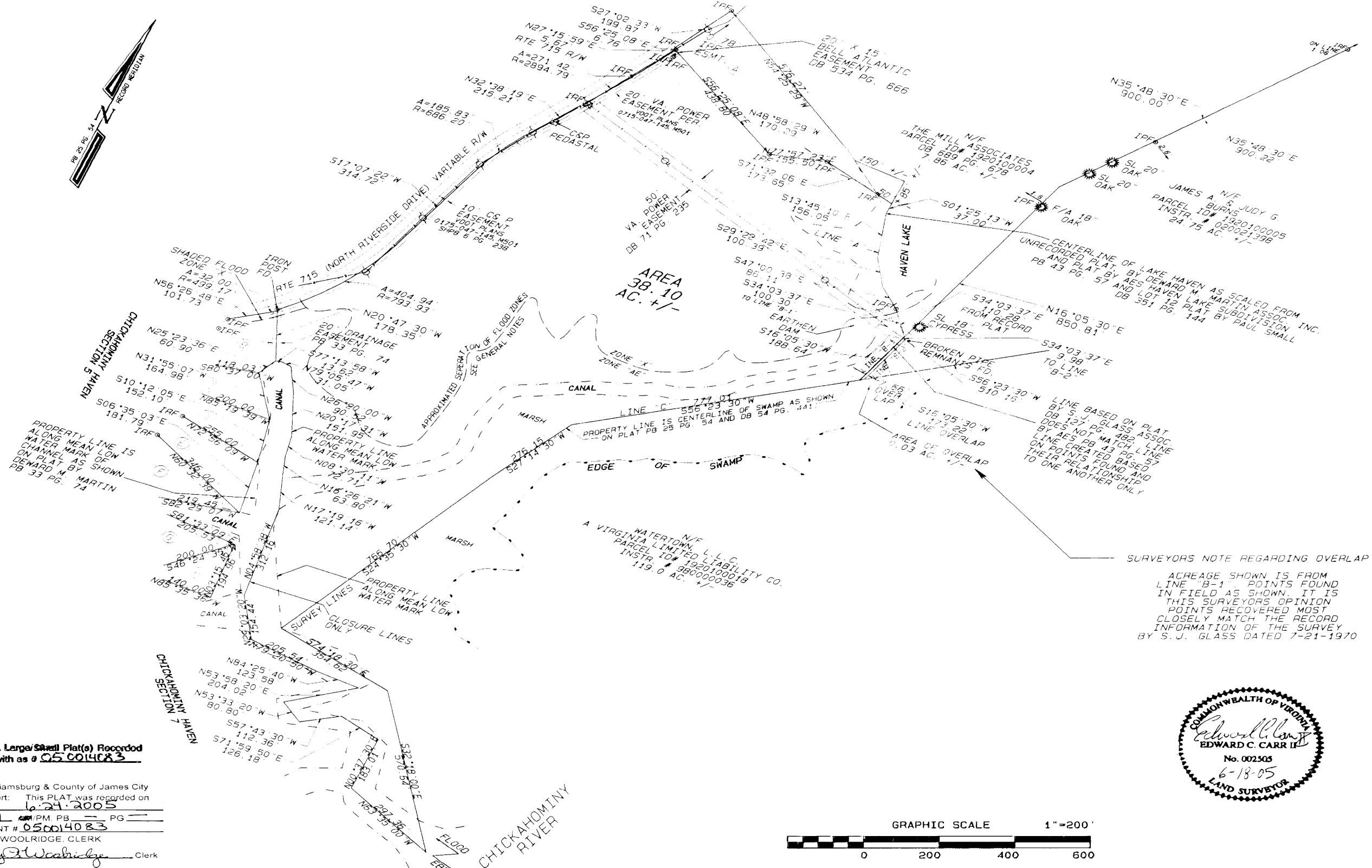
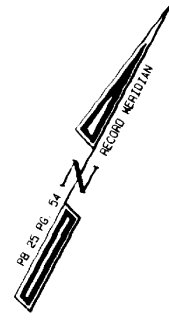
F) LINWOOD E. CREECH
PARCEL # 1910600005
INSTR. # 00001055
990011524
0.73 AC.

G) HORACE T. MASSEY
PARCEL # 1910600019
0.62 AC.

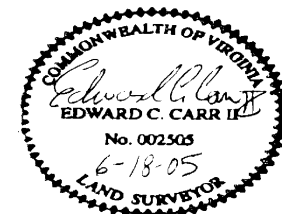
H) THOMAS D. GUTLER
PARCEL # 1910600020
DB 239 PG. 298
0.48 AC.

BETSY B. WOOLRIDGE, CLERK

#050014083



SURVEYORS NOTE REGARDING OVERLAP
ACREAGE SHOWN IS FROM
LINE "B-1". POINTS FOUND
IN FIELD AS SHOWN. IT IS
THIS SURVEYORS OPINION
POINTS RECOVERED MOST
CLOSELY MATCH THE RECORD
INFORMATION OF THE SURVEY
BY S.J. GLASS DATED 7-21-1970



2. Larger Small Plat(s) Recorded
herewith as # 050014083
City of Williamsburg & County of James City
Circuit Court: This PLAT was recorded on
6-24-2005
at 3:11 PM, PB PG
DOCUMENT # 050014083
BETSY B. WOOLRIDGE, CLERK
Betsy B. Woolridge Clerk

