

**CERTIFICATION OF SOURCE OF TITLE: CARTER'S GROVE COUNTRY ROAD**  
 JCC PARCEL ID #5130100002

THIS IS TO CERTIFY THAT THE LAND EMBRACED IN THIS SUBDIVISION IS IN THE NAME OF BUSCH PROPERTIES, INC., A DELAWARE CORPORATION ("BUSCH" - INDEX AS GRANTOR AND GRANTEE) AND WAS ACQUIRED FROM THE COLONIAL WILLIAMSBURG FOUNDATION, A VIRGINIA CORPORATION ("CW" - INDEX AS GRANTOR AND GRANTEE) WHICH IS THE SUCCESSOR TO BOTH COLONIAL WILLIAMSBURG, INCORPORATED ("CW") AND WILLIAMSBURG RESTORATION, INCORPORATED ("WRI"), ANHEUSER-BUSCH, INCORPORATED, A MISSOURI CORPORATION ("A-B" - INDEX AS GRANTOR) BY BOUNDARY LINE DEED DATED NOVEMBER 28, 2006 IN INSTRUMENT #060029809, DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY, VIRGINIA.

**REFERENCE:**  
 PRIOR COMPOSITE PLAT OF BOUNDARY LINE ADJUSTMENT BETWEEN THE LANDS OWNED BY BUSCH PROPERTIES, INC. IS HEREBY MADE: INSTRUMENT #100014376.

**CERTIFICATION OF SOURCE OF TITLE: REMAINING LANDS OF PHASE I AND PARCEL "J"**  
 JCC PARCEL ID #5130100008

**PHASE I:**  
 THIS IS TO CERTIFY THAT THE LAND EMBRACED IN THIS SUBDIVISION IS IN THE NAME OF BUSCH PROPERTIES, INC., A DELAWARE CORPORATION AND WAS ACQUIRED FROM ANHEUSER-BUSCH, INCORPORATED, A MISSOURI CORPORATION BY DEED OF CORRECTION DATED FEBRUARY 25, 1974 IN DEED BOOK 151, PAGE 142, DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY, VIRGINIA.

**PARCEL "J":**  
 THIS IS TO CERTIFY THAT THE LAND EMBRACED IN THIS SUBDIVISION IS IN THE NAME OF BUSCH PROPERTIES, INC., A DELAWARE CORPORATION AND WAS ACQUIRED FROM ANHEUSER-BUSCH, INCORPORATED, A MISSOURI CORPORATION BY DEED DATED DECEMBER 22, 1987 IN DEED BOOK 376, PAGE 531, DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY, VIRGINIA.

**OWNER'S CONSENT AND DEDICATION**

THE SUBDIVISION OF THE PROPERTY SHOWN HEREON IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS, AND OR TRUSTEES.

*MRTS* 2-28-12  
 MICHAEL R. TAYLOR DATE  
 PRESIDENT  
 BUSCH PROPERTIES, INC.

**CERTIFICATE OF NOTARIZATION**

STATE OF MISSOURI, CITY OF ST. LOUIS,  
 TO-WIT:

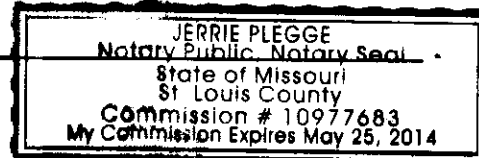
I, Jerrie Plegge A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE ABOVE PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AND STATE AFORESAID.

GIVEN UNDER MY HAND THIS 28 DAY OF February, 2012.

MY COMMISSION EXPIRES 5/28/14

*Jerrie Plegge*  
 NOTARY PUBLIC

NOTARY REGISTRATION NUMBER:



**SURVEYOR'S CERTIFICATE**

I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE AND 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.

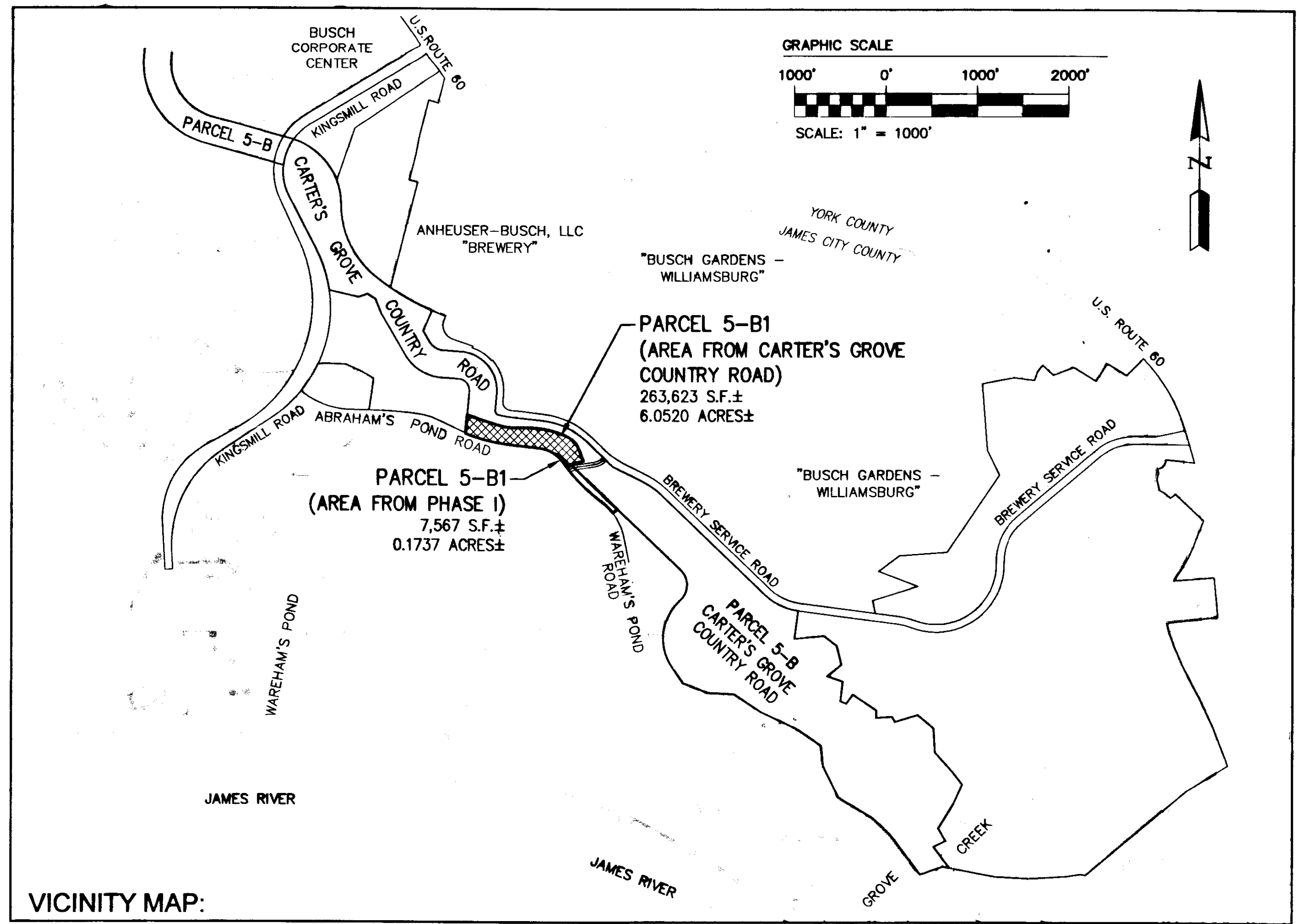
*Thomas C. Sublett* 11-4-2011  
 THOMAS C. SUBLETT, L.S. LIC. NO. 001886 DATE

**CERTIFICATE OF APPROVAL**

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

*Clayton A. Deane* 4-12-12  
 SUBDIVISION AGENT OF JAMES CITY COUNTY DATE

AREA TABULATION - PARCEL 5-B1			
	SQUARE FEET	ACRES	
AREA FROM CARTER'S GROVE COUNTRY ROAD (PARCEL 5-B)	263,623 S.F.±	6.0520 AC.±	
AREA FROM REMAINDER OF PHASE I	7,567 S.F.±	0.1737 AC.±	
TOTAL AREA SUBDIVIDED (PARCEL 5-B1)	271,190 S.F.±	6.2257 AC.±	



VICINITY MAP:

**NOTES:**

- PROPERTY IS ZONED R-4, RESIDENTIAL PLANNED COMMUNITY.
- THE PROPERTY SHOWN IS PART OF JAMES CITY COUNTY PARCEL ID #5130100002 AND PART OF JAMES CITY COUNTY PARCEL ID #5130100008.
- ALL UTILITIES SHALL BE PLACED UNDERGROUND.
- ALL LOTS ARE TO BE SERVED BY PUBLIC WATER OF THE CITY OF NEWPORT NEWS, DEPARTMENT OF PUBLIC UTILITIES, AND SEWER SYSTEMS OF THE JAMES CITY SERVICE AUTHORITY.
- ANY EXISTING UNUSED WELL(S) SHALL BE ABANDONED IN ACCORDANCE WITH STATE PRIVATE WELL REGULATIONS AND JAMES CITY COUNTY CODE.
- UNLESS OTHERWISE NOTED, ALL DRAINAGE EASEMENTS SHALL BE PRIVATE.
- WETLANDS AND LAND WITHIN THE 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.
- NEW MONUMENTS SHALL BE SET IN ACCORDANCE WITH SECTIONS 19-34 THROUGH 19-36 OF THE SUBDIVISION ORDINANCE.
- THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT AND MAY NOT SHOW ALL ENCUMBRANCES ON THE PROPERTY.
- THIS PLAT IS A COMPOSITE OF EXISTING DEED AND PLATS OF RECORD. A FIELD SURVEY HAS BEEN PERFORMED ON THE AREAS ADJACENT TO THIS SUBDIVISION TO ENSURE THE ACCURACY OF THE NEW MONUMENTS AND PROPERTY LINES HEREBY CREATED BY THIS SUBDIVISION, THIS PLAT DOES NOT REPRESENT A BOUNDARY SURVEY OF THE ENTIRE CARTER'S GROVE COUNTRY ROAD PARCEL.
- AREA OF PARCEL 5-B, CARTER'S GROVE COUNTRY ROAD, EAST OF MOUNTS BAY ROAD RIGHT-OF-WAY. (REFERENCE: PLAT BOOK 32, PAGE 67A & 67B, PLAT BOOK 34, PAGE 56 AND INSTRUMENT #100014376)  
 OLD AREA = 8,725,677 S.F.± OR 200.313 ACRES±  
 AREA OF LAND HEREBY SUBDIVIDED OUT OF PARCEL 5-B, CARTER'S GROVE COUNTRY ROAD = 263,623 S.F.± OR 6.0520 ACRES±  
 NEW AREA = 8,462,054 S.F.± OR 194.261 ACRES±

STATE OF VIRGINIA  
 CITY OF WILLIAMSBURG & COUNTY OF JAMES CITY CIRCUIT COURT. THIS 22 DAY OF May, 2012.  
 THE PLAT SHOWN HEREON WAS PRESENTED AND ADMITTED TO THE RECORD AS THE LAW DIRECTS. @ 10:00 AM/PM  
 INSTRUMENT # 120010877  
 TESTE: *Betsy B. Woolridge, Clerk*  
 BETSY B. WOOLRIDGE, CLERK

JAMES CITY COUNTY CASE NO. S-0053-2011, PARCEL 5-B1 *By Claudia H. Woolridge, Op. Clerk*

S:\Job\175334-RV Storage\Survey\Plans\175334-subdplat01.dwg, 2/9/2012 10:39:43 AM, mika.apponen

Rev.	Date	Description	Revised By
2	02-06-12	REVISED PER JCC COMMENTS - REVISE PARCEL NAME, ADD JCSA ESMT	CMA
1	12-22-11	REVISED PER JCC COMMENTS	CMA



**Large/Small Plat(s) Recorded**  
 herewith as # 120010877

**INES**  
 CONSULTING ENGINEERS

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 Fax: (757) 220-8994  
 www.inesva.com

Hampton Roads | Central Virginia | Middle Peninsula

PLAT OF BOUNDARY LINE EXTINGUISHMENT  
 AND SUBDIVISION  
 BEING PARCEL 5-B1, CARTER'S GROVE COUNTRY ROAD  
**KINGSMILL ON THE JAMES**  
 PREPARED FOR BUSCH PROPERTIES, INC.  
 ROBERTS DISTRICT JAMES CITY COUNTY VIRGINIA

Project Contacts: JAG / GMM  
 Project Number: W07753-34  
 Scale: 1"=1000'  
 Date: 11-4-2011  
 Sheet Number  
**1 OF 2**