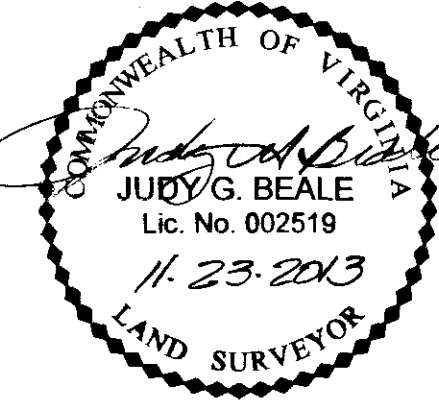


130026366

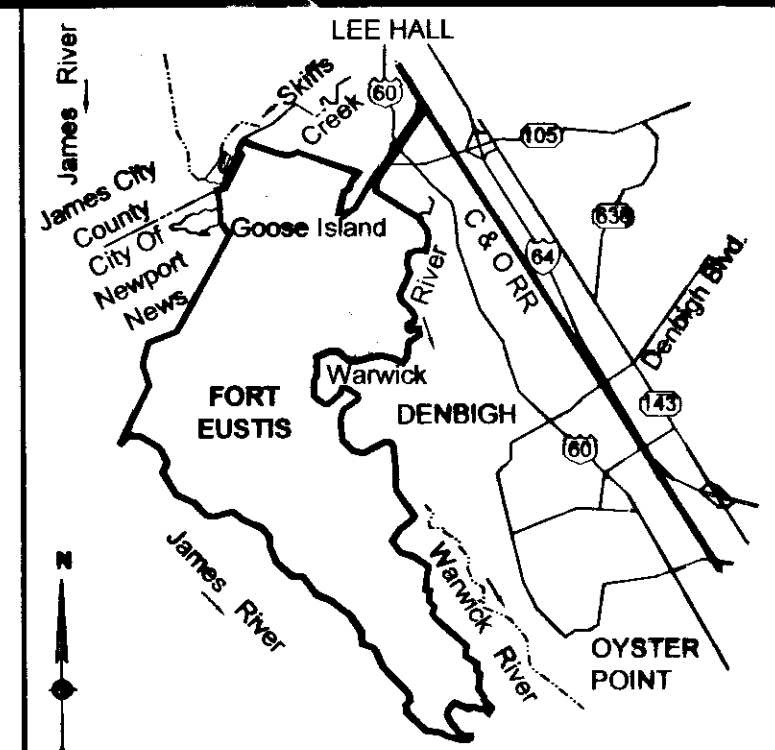
I, JUDY G. BEALE, A LICENSED LAND SURVEYOR, DO HEREBY CERTIFY THAT THIS BOUNDARY SURVEY IS BASED ON CURRENT FIELD SURVEYS, PERFORMED BY WOOLPERT, INC. UNDER MY DIRECT SUPERVISION FROM JUNE 2012 THROUGH NOVEMBER 2013, AND THAT THE BOUNDARY LINES ARE TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.



NOTES:

1. THE MERIDIAN SOURCE OF THIS SURVEY IS BASED ON THE VIRGINIA STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, NAD83 (2007). TO CONVERT TO GROUND DISTANCES MULTIPLY DISTANCES BY THE COMBINED PROJECT SCALE FACTOR OF 1.0000431596. VERTICAL DATUM IS BASED ON NAVD88 (GEOID 09).
2. DEEDS AND PLATS OF RECORD FROM THE OFFICE OF THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF NEWPORT NEWS AND JAMES CITY COUNTY, VIRGINIA WERE USED FOR THIS SURVEY, AS WERE LAND RECORD DOCUMENTS ON FILE IN THE REAL ESTATE OFFICES OF THE NORFOLK DISTRICT OF THE ARMY CORPS OF ENGINEERS AND FORT EUSTIS.
3. THIS PLAT HAS BEEN PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT AND CONSEQUENTLY MAY NOT SHOW ALL EASEMENTS THAT MAY AFFECT THE PROPERTY SHOWN HEREON.
4. FORT EUSTIS TRACT 1, THE SOUTHERN PORTION OF THE PENINSULA ON THE NORTH SIDE OF SKIFF'S CREEK, IS NOW PARTIALLY SUBMERGED AND APPEARS TO LIE BELOW THE MEAN LOW WATER LINE OF SKIFF'S CREEK.
5. FORT EUSTIS TRACT 2, AN ISLAND IN SKIFF'S CREEK, IS MOSTLY SUBMERGED, APPEARING TO LIE BELOW THE MEAN LOW WATER LINE OF SKIFF'S CREEK, AND THE REMAINING PORTION HAS ATTACHED TO FORT EUSTIS TRACT 1.
6. FORT EUSTIS TRACTS 3 THRU 7, ISLANDS IN SKIFF'S CREEK, ARE NOW COMPLETELY SUBMERGED, AND APPEAR TO LIE BELOW THE MEAN LOW WATER LINE OF SKIFF'S CREEK.
7. GOOSE ISLAND, IN THE JAMES RIVER, HAS ATTACHED TO THE MAIN LAND OF FORT EUSTIS.
8. PIERS AND BULKHEADS LOCATED ALONG SKIFF'S CREEK ARE UNDER THE JURISDICTION OF THE UNITED STATES BASED ON CHAPTER 382, ACTS OF ASSEMBLY OF 1918, APPROVED MARCH 16, 1918 (VIRGINIA), CHAPTER 390, ACTS OF ASSEMBLY OF 1922, APPROVED MARCH 24, 1922 (VIRGINIA) AND CHAPTER 422, ACTS OF ASSEMBLY 1940, APPROVED APRIL 1, 1940 (VIRGINIA).
9. ROADWAYS SHOWN HEREON ARE BASED ON AERIAL MAPPING PERFORMED BY WOOLPERT, INC. IN FEBRUARY 2012.
10. EDGES OF CREEKS, PONDS, LAKES AND MARSHES ARE BASED ON AERIAL MAPPING PERFORMED BY WOOLPERT, INC. IN FEBRUARY 2012.
11. THE LOCATION OF THE MEAN LOW WATER LINE OF THE WARWICK RIVER, THE JAMES RIVER AND SKIFF'S CREEK (ELEVATION = -1.09, NAVD88), IS BASED ON CONVENTIONAL SURVEYING EFFORTS AND AERIAL MAPPING PERFORMED BY WOOLPERT, INC. IN FEBRUARY 2012.
12. TIE LINES SHOWN HEREON, ALONG THE CENTERLINE AND MEAN LOW WATER LINE OF THE WARWICK RIVER, THE MEAN LOW WATER LINE OF THE JAMES RIVER, THE MEAN LOW WATER LINE AND CENTERLINE OF SKIFF'S CREEK AREA SHOWN AND DEFINED TO PROVIDE MATHEMATICAL CLOSURE OF THE BOUNDARY OF FORT EUSTIS. THE PROPERTY EXTENDS INTO AND LONG THOSE BOUNDARIES AS FAR AS THE LAW ALLOWS.
13. A SEARCH OF THE RECORDS OF THE CITY OF NEWPORT NEWS CIRCUIT COURT CLERK'S OFFICE, FORT EUSTIS AND THE NORFOLK DISTRICT OF THE US ARMY CORPS OF ENGINEERS, REVEALED NO RECORDED DOCUMENTATION FOR THE ORIGINAL 80' RIGHT OF WAY OF WARWICK BLVD, ROUTE 60, (STATE HIGHWAY PROJECT # 0060-094-000 356ag, DATED JANUARY 31, 1930. WE ARE UNABLE TO DETERMINE IF THIS RIGHT OF WAY WAS A FEE OR EASEMENT TRANSFER, (LATER RIGHT OF WAY ACQUISITIONS WERE GRANTED AS EASEMENTS) DB 1194, PG 0922, DATED JANUARY 17, 1989, THE COMMONWEALTH OF VIRGINIA DEEDED THE RIGHT OF WAY TO THE CITY OF NEWPORT NEWS, (IDENTIFIED AS PARCEL "C" HEREON). WARWICK BLVD, ROUTE 60, IS SHOWN ON SUBSEQUENT HIGHWAY PLANS AS FEE RIGHT OF WAY IN THIS VICINITY, (STATE HIGHWAY PROJECT # 0060-121-108-PE-101, RW-201, C-501, B-601, DATED APRIL 11, 1978).
15. THE TOTAL AREA ENCOMPASSED WITHIN THIS BOUNDARY SURVEY OF JOINT BASE LANGLEY-EUSTIS (JBLE) = 342,409,370 SQUARE FEET OR 7,860.637 ACRES (TO TIE LINES).

30 Large Sheet Plat(s) Recorded herewith as # 130026366



VICINITY MAP N.T.S.

CURRENT OWNER:

UNITED STATES OF AMERICA

SOURCE OF TITLE:

THE SOURCE OF TITLE FOR THE PROPERTY SHOWN HEREON IS BY VARIOUS DEEDS AS SHOWN ON SHEET 3 HEREIN AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE CITY OF NEWPORT NEWS AND JAMES CITY COUNTY, VIRGINIA.

SHEET INDEX

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FORT EUSTIS BOUNDARY SHEET INDEX	2
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ADJOINING LAND OWNER REFERENCE TABLES	4
FORT EUSTIS BOUNDARY SURVEY SHEETS	5 - 30

BOUNDARY SURVEY
OF PROPERTY OF
UNITED STATES OF AMERICA
JOINT BASE LANGLEY-EUSTIS (JBLE)
NEWPORT NEWS TAX PARCELS 047000100, 047000102 & 048000101
AND
JAMES CITY COUNTY TAX PARCEL 0622010001
NEWPORT NEWS AND JAMES CITY COUNTY, VIRGINIA

VIRGINIA: WILLIAMSBURG/JAMES CITY COUNTY

WILLIAMSBURG/JAMES CITY COUNTY

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY/COUNTY OF VIRGINIA ON THIS 25TH DAY OF November, 2013, THIS PLAT WAS RECEIVED AND ADMITTED TO RECORD IN MAP BOOK _____ AT PAGE _____ AT 10:02 AM INST 130026366

TESTE: JUDY G. BEALE, CLERK Robert Walden, Deputy Clerk
CLERK



676 INDEPENDENCE PARKWAY
SUITE 100
CHESAPEAKE, VA 23320-5218
TEL: 757.549.3549
FAX: 757.549.3540

DES. N/A JOB NO. 71874
DRN. PP SCALE 1" = 200'
CKD. JGB DATE 4/29/2013
SHEET NO. 1 OF 30
FILE NO. 71874_plat.dwg