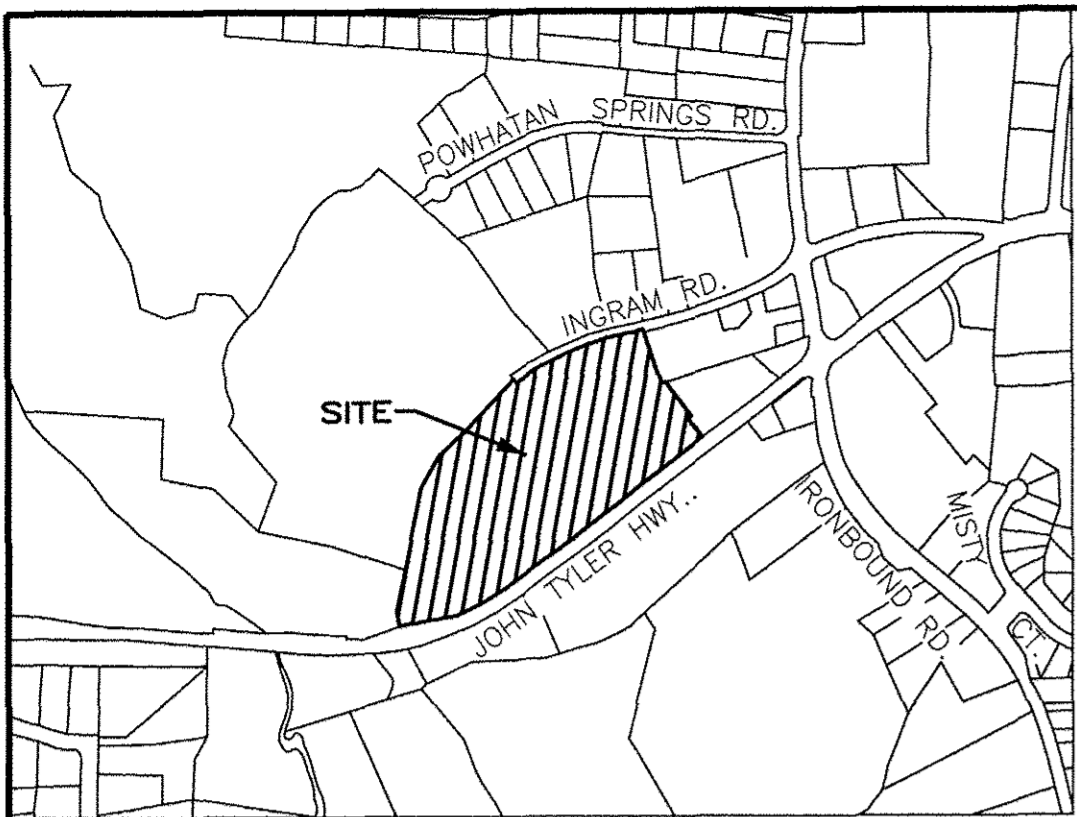
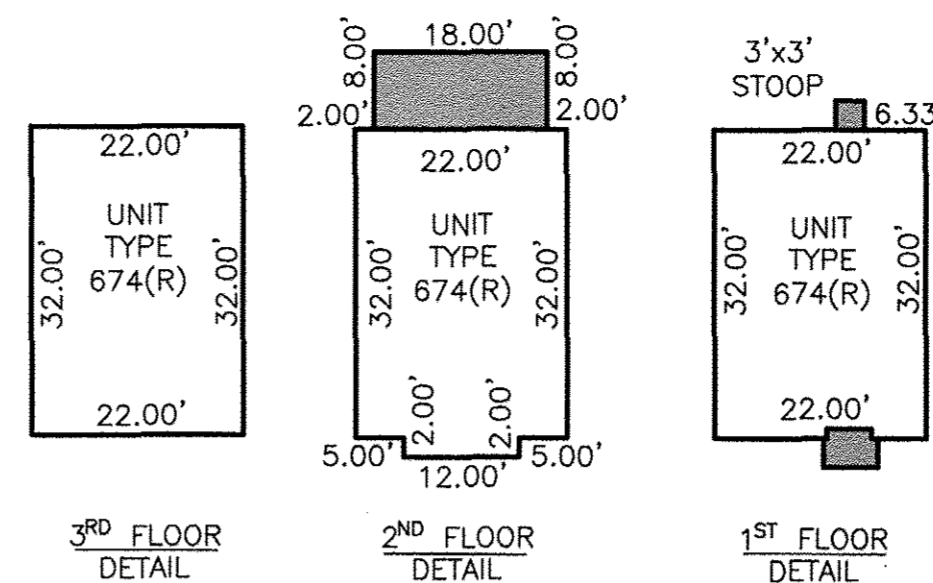


180012161



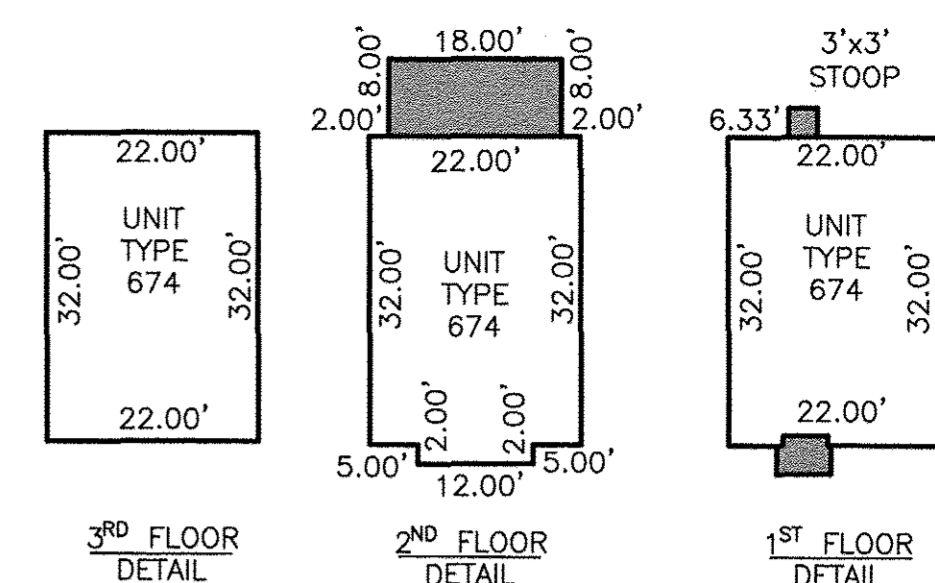
VICINITY MAP - NOT TO SCALE

AREA TABLE		
PARCEL	SQ. FT.	ACRES
PHASE 13C SUBMITTED LAND	10,227	0.235
PREVIOUSLY SUBMITTED LAND	459,547	10.549
ADDITIONAL LAND	183,462	4.212
TOTAL	653,236	14.996



UNIT NO.	UNIT TYPE	STREET ADDRESS	PARCEL ID#
41	674(R)	802 PROSPERITY CT	4622100802

LCE = LIMITED COMMON ELEMENT

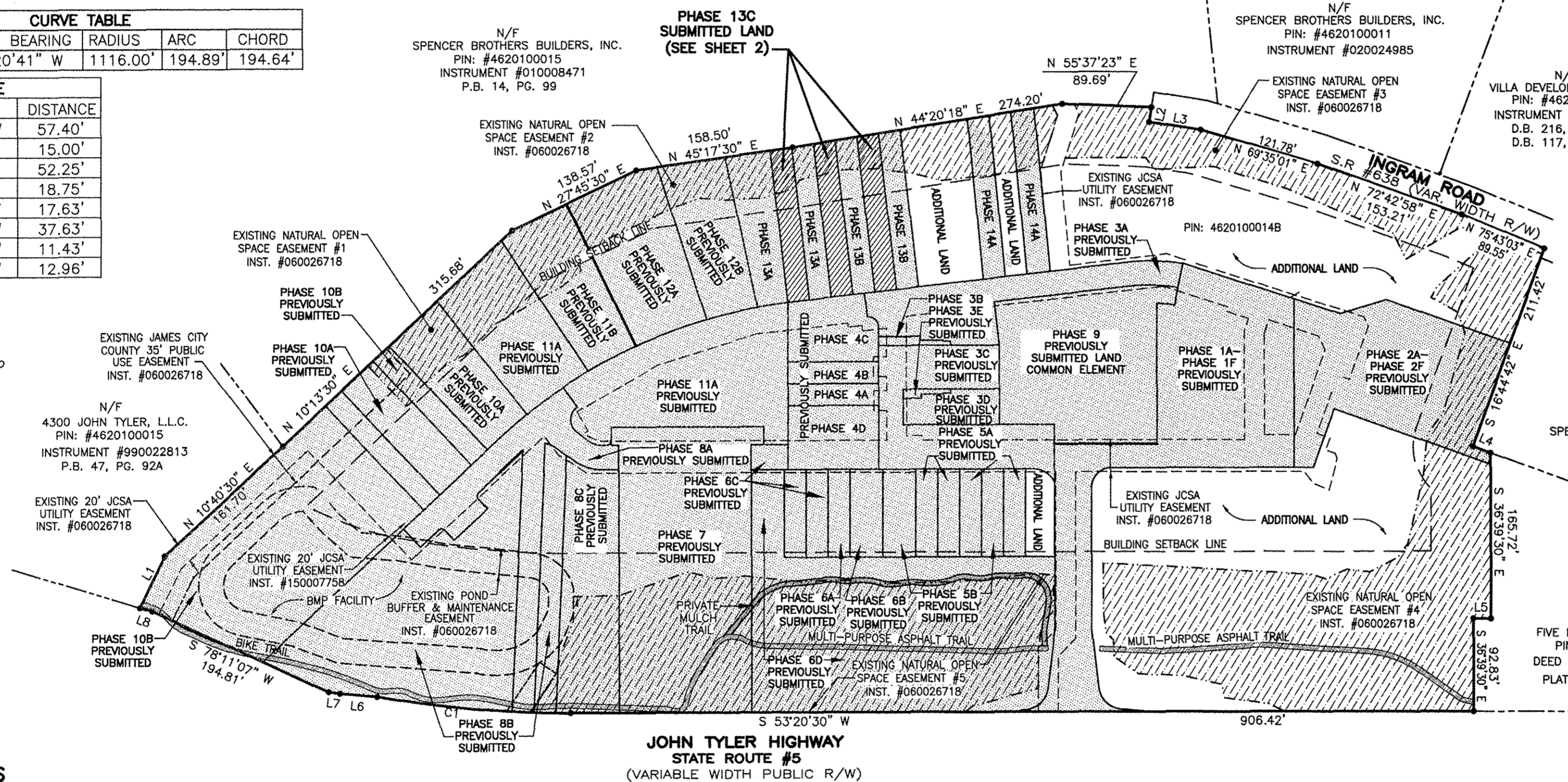


UNIT NO.	UNIT TYPE	STREET ADDRESS	PARCEL ID#
43	674	804 PROSPERITY CT	4622100804
45	674	806 PROSPERITY CT	4622100806

LCE = LIMITED COMMON ELEMENT

CURVE TABLE					
NO.	DELTA	CHORD BEARING	RADIUS	ARC	CHORD
C1	10°00'21"	S 58°20'41" W	1116.00'	194.89'	194.64'

LINE TABLE		
NO.	DIRECTION	DISTANCE
L1	N 10°44'30" W	57.40'
L2	S 27°48'08" E	15.00'
L3	N 62°11'52" E	52.25'
L4	N 73°15'18" E	18.75'
L5	S 53°20'30" W	17.63'
L6	S 58°14'37" W	37.63'
L7	S 60°24'36" W	11.43'
L8	S 70°12'23" W	12.96'



2 Large/Small Plat(s) Recorded herewith as # 180012161

City of Williamsburg & County of James City Circuit Court: This PLAT was recorded on July 24 2018 at 2:46 AM/PM, PB PG Document # 180012161 MONA A. FOLEY, CLERK

GENERAL NOTES

- THIS PLAT WAS PRODUCED WITHOUT A TITLE REPORT AND MAY NOT REFLECT ALL MATTERS AFFECTING PROPERTY.
- THIS PROPERTY APPEARS TO FALL IN ZONE "X" AS SHOWN ON FLOOD INSURANCE RATE MAP 51095C0119D, DATED DECEMBER 16, 2015.
- ALL UNITS TO BE SERVED BY PUBLIC WATER AND SEWER.
- ALL LAND AND IMPROVEMENTS OUTSIDE OF BUILDINGS AND WITHIN PHASE LIMITS SHALL BE KNOWN AS COMMON ELEMENT EXCEPT FOR LIMITED COMMON ELEMENTS DESIGNATED ON PLAT AND BUILDING PLANS.
- THIS PARCEL OF LAND WAS CONVEYED TO GOVERNOR'S GROVE AT FIVE FORKS, L.L.C. BY DEED RECORDED IN INSTRUMENT #070006512.
- THE STREETS WITHIN THIS CONDOMINIUM SHALL BE KNOWN AS COMMON ELEMENT AND NOT A PUBLIC DEDICATED RIGHT-OF-WAY.
- PHASE 13C IS SUBMITTED LAND. THE REMAINING PROPERTY HAS BEEN PREVIOUSLY SUBMITTED OR IS ADDITIONAL LAND. ALL ADDITIONAL LAND AND ALL COMMON ELEMENTS ARE WITHDRAWABLE LAND.
- PROFFERED COVENANTS, RESTRICTIONS, AND CONDITIONS AFFECTING THIS PROPERTY HAVE BEEN RECORDED AS INST. #050019045.
- THE LOCATION OF THE PRIVATE MULCH TRAIL AND THE ASPHALT MULTI-PURPOSE TRAIL ARE APPROXIMATE ONLY AND SUBJECT TO CHANGE.

SURVEYORS CERTIFICATE

I HEREBY CERTIFY THAT THE PLAN PREVIOUSLY RECORDED FOR GOVERNOR'S GROVE AT FIVE FORKS, A CONDOMINIUM AT INSTRUMENT NO. 160001088 ACCURATELY DEPICTS THE UNIT AND RELATED IMPROVEMENTS SHOWN AND THAT THEY COMPLY WITH THE CODE OF VIRGINIA OF 1950, AS AMENDED §55-79.58(B) AND ARE SUBSTANTIALLY COMPLETE.

I HEREBY CERTIFY THAT THIS PLAT IS ACCURATE AND THAT IT COMPLIES WITH THE CODE OF VIRGINIA OF 1950, AS AMENDED, §55-79.58, AND I FURTHER CERTIFY THAT ALL IMPROVEMENTS OR PORTIONS THEREOF DEPICTED HEREON, PURSUANT TO THE CODE OF VIRGINIA, §55-79.58(A), ARE SUBSTANTIALLY COMPLETE.

William S. Felts
WILLIAM S. FELTS LIC. #3149

07/16/2018
DATE



PLAT OF
PHASE 13C
GOVERNOR'S GROVE AT FIVE FORKS
A CONDOMINIUM
LOCATED IN THE BERKELEY DISTRICT
JAMES CITY COUNTY, VIRGINIA

DATE: 07/16/2018 SCALE: 1" = 100' JOB# 06-460
SHEET: 1 OF 2



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web: landtechresources.com

JCC Subdivision Agent Egg
Approval Not Required