

OWNER'S CERTIFICATE

THE SUBDIVISION OF LAND AS SHOWN ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNER(S), PROPRIETOR(S) AND OR TRUSTEE(S).

Walter P. Rybak 5/28/99
 WALTER P. RYBAK DATE

CERTIFICATE OF NOTARIZATION

COMMONWEALTH OF VIRGINIA:

CITY/COUNTY OF James City, Cathelup G. Cruster

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

GIVEN UNDER MY NAME THIS 28th DAY OF May, 1999.

Cathelup G. Cruster
 (SIGNATURE) NOTARY PUBLIC

MY COMMISSION EXPIRES: 4/30/02

CERTIFICATE OF SOURCE OF TITLE

THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED BY STONEHOUSE LIMITED LIABILITY COMPANY TO WALTER P. RYBAK BY DEEDS DATED 12/31/97 AND RECORDED IN THE OFFICE OF THE CLERK OF CIRCUIT COURT OF THE COUNTY OF JAMES CITY AS INSTRUMENT NUMBERS 980000005 AND 980000007

CERTIFICATE OF APPROVAL

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

DATE 6/7/99 VIRGINIA DEPARTMENT OF TRANSPORTATION
 DATE 6/7/99 SUBDIVISION AGENT OF JAMES CITY COUNTY

SURVEYOR'S CERTIFICATE

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

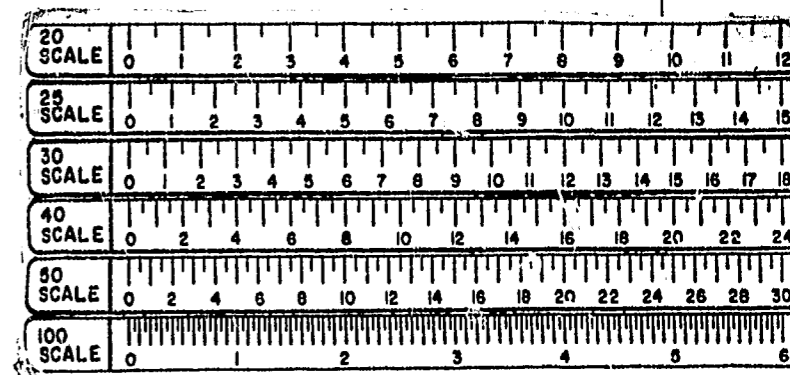
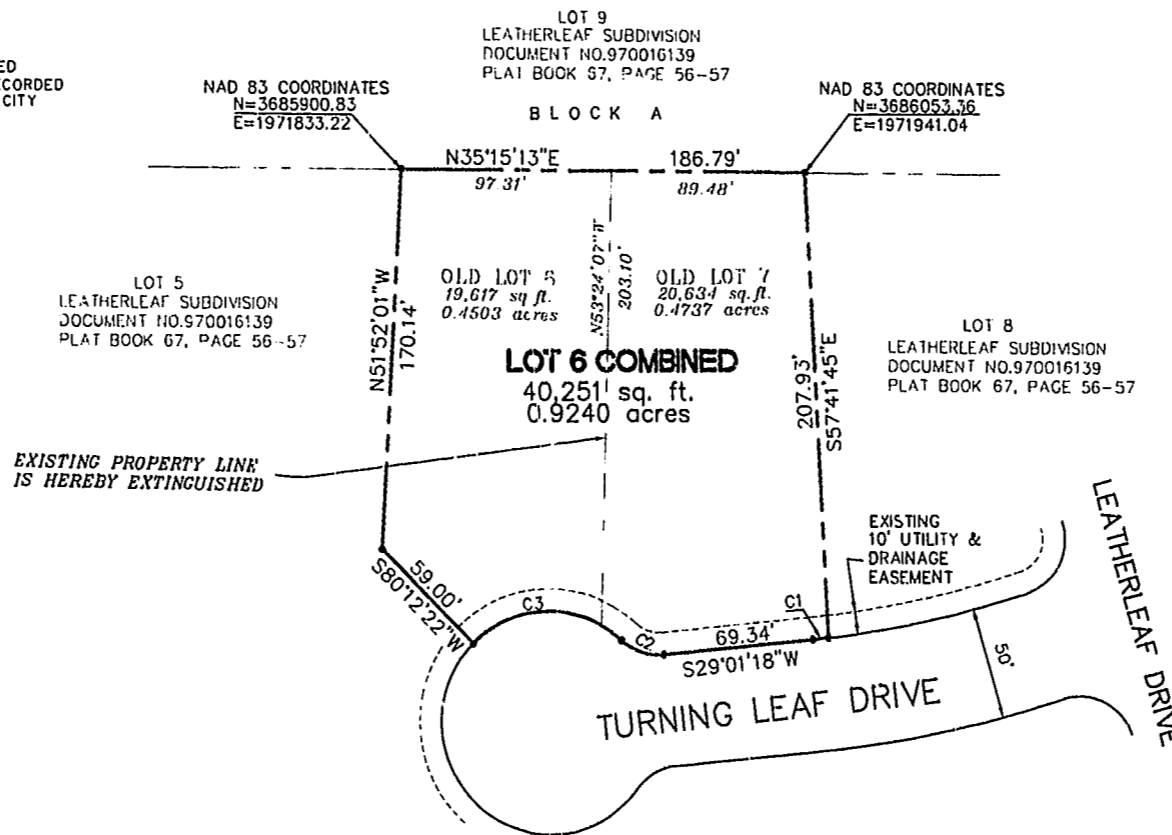
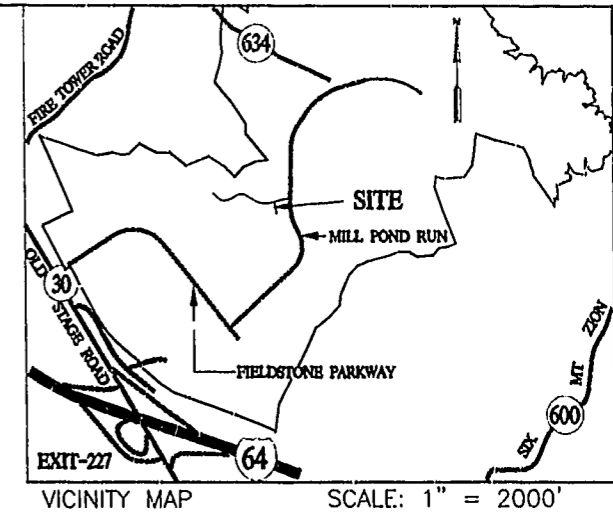
DATE 5/27/99 NAME Charles R. Osborne



STATE OF VIRGINIA, COUNTY OF JAMES CITY
 IN THE CLERK'S OFFICE OF THE CIRCUIT COURT
 PLAT SHOWN HEREON WAS PRESENTED AND ADMITTED TO
 RECORD THIS 9 DAY OF June 1999
 AS THE LAW DIRECTS
 CLERK: Charles R. Osborne
 PLAT BOOK, 93 PAGE NO. 56

NOTES :

1. THIS PLAT WAS BASED ON INFORMATION OF RECORD, INFORMATION PROVIDED BY THE OWNER AND INFORMATION PURSUANT TO AN ACTUAL SURVEY.
2. THIS PROPERTY IS REFERENCED TO THE VIRGINIA STATE PLANE COORDINATE SYSTEM "NAD 83".
3. THIS PROPERTY IS ZONED PUD-R WITH PROFFERS.
4. THIS PROPERTY IS SERVED BY PUBLIC WATER AND SEWER.
5. THIS BOUNDARY LINE ADJUSTMENT PLAT COMPLIES WITH THE PROFFERS APPLICABLE TO THE PROPERTY. RECORDED IN JAMES CITY COUNTY D.B. 747, PG. 476.
6. COMMON AREAS ARE MORE PARTICULARLY DEFINED IN THE DECLARATION RECORDED IN DOCUMENT NO. 97-0015414, IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF JAMES CITY COUNTY.
7. SETBACK REQUIREMENTS FOR LEATHERLEAF SUBDIVISION ARE SPECIFIED IN THE DESIGN CRITERIA STANDARDS AND GUIDELINES FOR STONEHOUSE, VIRGINIA AS PREPARED BY STONEHOUSE LIMITED LIABILITY COMPANY, PUBLISHED BY THE ENVIRONMENTAL REVIEW COMMITTEE.
8. UTILITY AND OTHER EASEMENTS ARE RESERVED PURSUANT TO THE DECLARATION RECORDED IN DOCUMENT NO. 97-0015414, IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF JAMES CITY COUNTY AS THE SAME MAY BE AMENDED OR SUPPLEMENTED FROM TIME TO TIME.
9. ALL UTILITY EASEMENTS SHOWN ON THIS PLAT ARE HEREBY DEDICATED TO THE JAMES CITY SERVICE AUTHORITY.
10. ALL DRAINAGE EASEMENTS SHOWN ON THIS PLAT ARE HEREBY DEDICATED TO STONEHOUSE, L.L.C.
11. THE VIRGINIA DEPARTMENT OF TRANSPORTATION IS HELD HARMLESS FROM ALL RESPONSIBILITY OF STORMWATER MANAGEMENT FACILITIES.
12. ALL LOTS ARE SERVED BY PUBLIC WATER AND SANITARY SEWER.
13. ALL OTHER UTILITIES, ELECTRIC POWER, TELEPHONE, NATURAL GAS, ETC. SHALL BE PLACED UNDERGROUND.



BOUNDARY LINE ADJUSTMENT PLAT
 OF
LOT 6 & LOT 7
 BLOCK A
 OF
LEATHERLEAF
 BEING A SUBDIVISION OF
STONEHOUSE LIMITED LIABILITY
 COMPANY

STONEHOUSE DISTRICT, JAMES CITY COUNTY
 DATE: MAY 26, 1999 SCALE: 1"=50'



Langley and McDonald, P.C.
 Engineers - Surveyors - Planners
 Landscape Architects - Environmental Consultants
 VIRGINIA BEACH WILLIAMSBURG

CURVE TABLE

| CURVE | LENGTH | RADIUS | TANGENT | CHORD BEARING | CHORD | DELTA |
|-------|--------|--------|---------|---------------|-------|-----------|
| C1 | 7.16 | 475.00 | 3.58 | N28°35'24"E | 7.16 | 0°51'48" |
| C2 | 21.03 | 25.00 | 11.18 | N53°07'00"E | 20.41 | 48°11'23" |
| C3 | 75.93 | 50.00 | 47.45 | S33°42'31"W | 68.84 | 87°0'19" |

