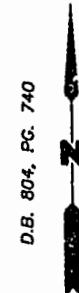
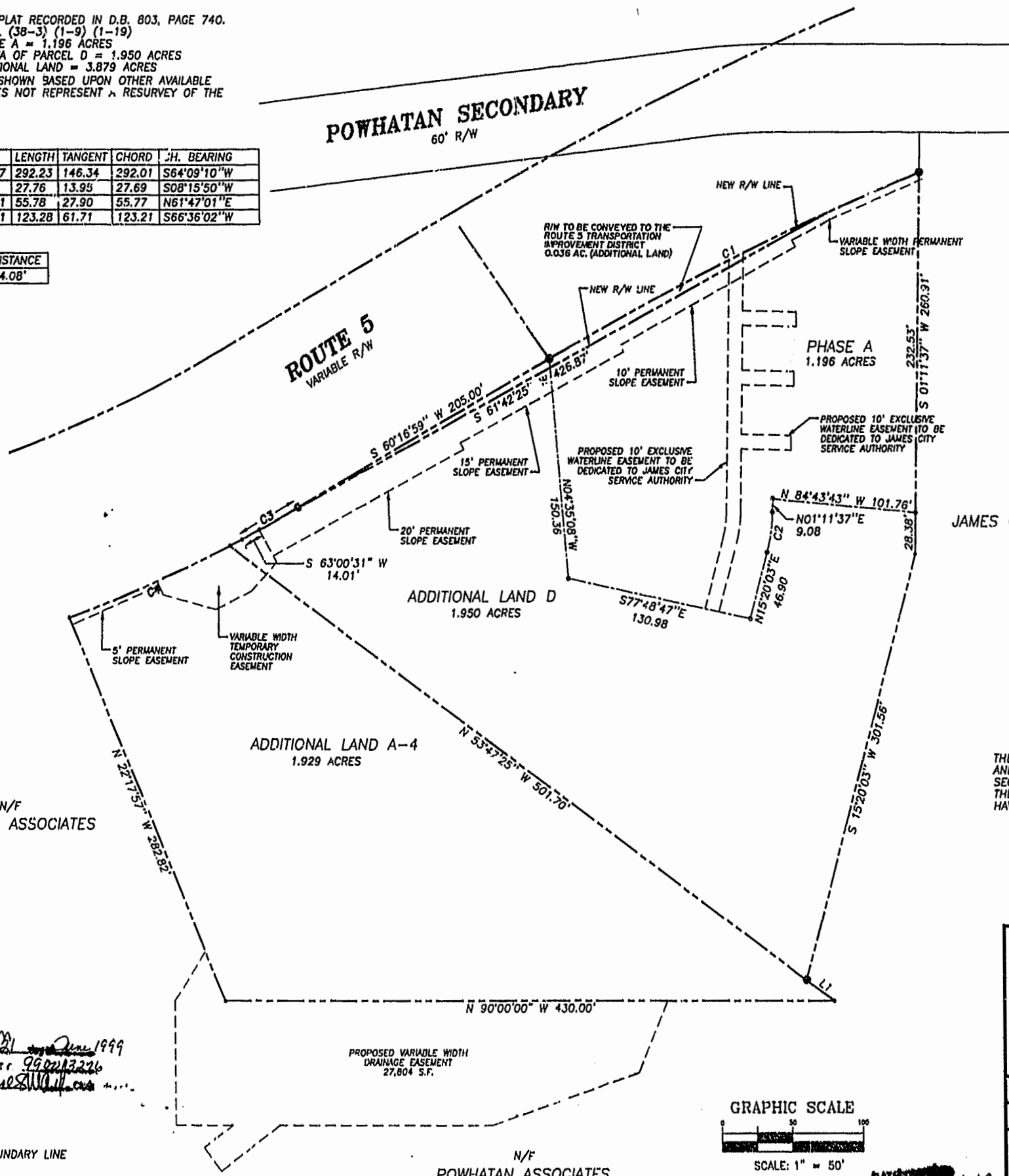
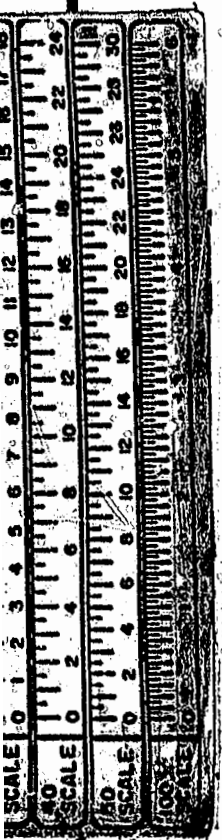


- NOTES:
1. MERIDIAN BASED ON PLAT RECORDED IN D.B. 803, PAGE 740.
 2. TAX MAP FOR PARCEL (38-3) (1-9) (1-19)
 3. TOTAL AREA OF PHASE A = 1.196 ACRES
 4. TOTAL REMAINING AREA OF PARCEL D = 1.950 ACRES
 5. TOTAL AREA OF ADDITIONAL LAND = 3.879 ACRES
 6. PROPERTY LINES AS SHOWN BASED UPON OTHER AVAILABLE INFORMATION AND DOES NOT REPRESENT A RESURVEY OF THE BOUNDARIES.

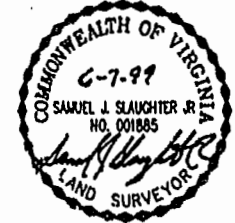
NUMBER	DELTA	RADIUS	LENGTH	TANGENT	CHORD	CH. BEARING
C1	07°44'21"	2163.47	292.23	146.34	292.01	S64°09'10"W
C2	14°08'26"	112.50	27.76	13.95	27.69	S08°15'50"W
C3	03°00'04"	1064.91	55.78	27.90	55.77	N61°47'01"E
C4	06°37'59"	1064.91	123.28	61.71	123.21	S66°36'02"W

NUMBER	DIRECTION	DISTANCE
L1	S 53°47'25" E	24.08'



D.B. 804, PG. 740

N/F
JAMES OXFORD LIMITED PARTNERSHIP



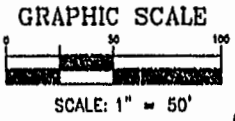
THE UNDERSIGNED CERTIFIES THAT THESE PLATS ARE ACCURATE AND COMPLY WITH THE PROVISIONS OF CODE OF VIRGINIA, SECTION 55-79.58.A AND THAT ALL UNITS OR PORTIONS THEREOF DEPICTED HEREON AND ALL COMMON ELEMENTS HAVE BEEN SUBSTANTIALLY COMPLETED.

SIGNED: *Samuel J. Slaughter, Jr.*
SAMUEL J. SLAUGHTER, JR., L.S.

N/F
POWHATAN ASSOCIATES

1:59 PM
Recorded June 1999
DOCUMENT # 990213226
Wesley W. ...

- LEGEND
- PROPERTY BOUNDARY LINE
 - PHASE LINE
 - EASEMENT LINE



CONDOMINIUM PLAT
OF
CROMWELL RIDGE CONDOMINIUMS
JAMES CITY COUNTY, VIRGINIA

DATE: 4/12/99	SHEET 1 OF 5	SCALE: 1"=50'
PROJECT NO: 97-003	DRAWN BY: S/S	

SLEDD & ASSOCIATES, P.C.
ENGINEERS PLANNERS SURVEYORS
11832 ROCK LANDING DRIVE, SUITE 203
NEWPORT NEWS, VIRGINIA 23606
(757) 873-3386

PLAT # 99-0213226-68
92 NOV 1999