

VICINITY MAP
SCALE: 1"=2000'

OWNERS CERTIFICATE

THE SUBDIVISION OF LAND SHOWN ON THIS PLAT AND KNOWN AS SUBDIVISION PLAT OF PARCEL 54"A" BEING A PORTION OF PARCEL "C" BUSCH CORPORATE CENTER IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS AND/OR TRUSTEES FOR PARCEL 54, LLC, A VIRGINIA LIMITED LIABILITY COMPANY.

FOR: PARCEL 54, LLC, A VIRGINIA LIMITED LIABILITY COMPANY,
Myron B. Mausteller DATE 4/7/00
MYRON B. MAUSTELLER

FOR: HARBOR BANK
Gordon L. Gentry, Jr. DATE 4/7/00
GORDON L. GENTRY, JR. TRUSTEE

STATE OF VIRGINIA
COUNTY OF JAMES CITY
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF JAMES CITY THE 19 DAY OF April, 2000 THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS IN PLAT BOOK 77 PAGE 37438 @ 3:10 PM
Beth Woodridge
CLERK

CERTIFICATE OF NOTARIZATION

COMMONWEALTH OF VIRGINIA
CITY/COUNTY OF Newport News, Maray A. Johnson
A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT MYRON B. MAUSTELLER WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AFORESAID, GIVEN UNDER MY NAME THIS 7th DAY OF April, 2000.

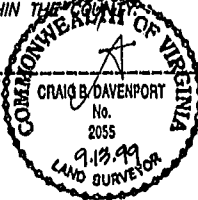
Maray A. Johnson

MY COMMISSION EXPIRES 11-30-2001

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 OF JAMES CITY, VIRGINIA.

CRAIG B. DAVENPORT



DATE 9.13.99

COMMONWEALTH OF VIRGINIA
CITY/COUNTY OF VIRGINIA, James D. Shepard
A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT GORDON L. GENTRY, JR. WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AFORESAID, GIVEN UNDER MY NAME THIS 7th DAY OF April, 2000.

James D. Shepard

MY COMMISSION EXPIRES 1-31-2004

CERTIFICATE OF SOURCE OF TITLE

THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED BY BUSCH PROPERTIES, INC. A VIRGINIA CORPORATION, TO PARCEL 54, LLC, A VIRGINIA LIMITED LIABILITY COMPANY BY INSTRUMENT 970009235 DATED 6/12/97 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, JAMES CITY COUNTY VIRGINIA.

SUBDIVISION PLAT
OF
PARCEL 54 "A"
PLAT OF PARCELS 54"A" & 54"B"
BEING A SUBDIVISION OF A PORTION OF
PARCEL C BUSCH CORPORATE CENTER
ROBERTS DISTRICT, JAMES CITY COUNTY, VIRGINIA
SEPTEMBER 13 1999, SHEET 1 OF 2
REVISED 4-7-00

NOTE:

1. NORTH MERIDIAN BASED ON VIRGINIA STATE GRID SYSTEM (SOUTH ZONE)
2. THIS SUBDIVISION WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT AND MAY NOT SHOW ANY ALL EASEMENTS OR RESTRICTIONS THAT MAY AFFECT SAID PROPERTY AS SHOWN.
3. BOUNDARY LINE INFORMATION TAKEN FROM PLAT ENTITLED PLAT OF PARCELS 54"A" & 54"B" BEING A SUBDIVISION OF A PORTION OF PARCEL "C" BUSCH CORPORATE CENTER JAMES CITY COUNTY, VIRGINIA DATED 4/24/97 BY RICHMOND ENGINEERING, INC. RECORDED IN THE CLERKS OFFICE OF JAMES CITY COUNTY, VIRGINIA IN PLAT BOOK 66 PAGE 73.
4. TOTAL AREA ENCOMPASSED BY THE SUBDIVISION
=99,751. SF. OR 2.290 AC.
5. THIS PROPERTY APPEARS TO FALL IN ZONE "X" ON PANEL 50B OF THE FLOOD INSURANCE RATE MAPS FOR JAMES CITY COUNTY VIRGINIA COMMUNITY NO. 510201 EFFECTIVE DATE 2-6-91.
6. THIS PROPERTY IS CURRENTLY ZONED M-1
7. ALL UTILITIES TO BE PLACED UNDERGROUND
8. ALL LOTS TO BE SERVED BY PUBLIC WATER AND SEWER.
9. ALL MONUMENTS WILL BE SET IN ACCORDANCE WITH THE SECTION 19-34 THROUGH 19-36 OF THE JAMES CITY COUNTY ZONING ORDINANCE.
10. TAX MAP # OF THE PROPERTY BEING SUBDIVIDED IS (50-2)(01-83).
11. BUILDING SETBACKS FOR ALL SIDE AND REAR YARDS IS 20'.

CERTIFICATE OF APPROVAL

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

[Signature] DATE 4/7/00
AGENT OF GOVERNING BODY

Williamsburg/James City County
3:10 PM
Recorded 19 day of April 2000
DOCUMENT # ES0007924
Beth Woodridge Clerk

Rickmond Engineering, Inc.
1643 Merrimac Trall
Williamsburg, VA 23185
Voice: (757)229-1776
Fax: (757)229-4683
www.rickmond.com

Engineering
Surveying
Land Planning

CHECKED BY: CBD	DRAWN BY: M.C.G.	SCALE: 1" = 30'	DATE: 7/7/99	JOB# 99169
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PLAT RECORDED IN
P.B. NO. 77 PAGE 37438