

OWNER'S CONSENT AND DEDICATION

THE PLATTING OF THE LAND SHOWN HEREON IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS, AND TRUSTEES, IF ANY.

[Signature] July 16, 2003
 FOR W & L LAND, L.L.C. (C. LEMO WALTRIP, II) DATE

[Signature] July 16, 2003
 FOR W & L LAND, L.L.C. (WAVERLY V. BROOKS) DATE

CE- COMMON ELEMENTS

COMMON ELEMENTS INCLUDE ALL PORTIONS OF THE CONDOMINIUM OTHER THAN THE UNITS DEFINED IN THE CONDOMINIUM INSTRUMENTS (AS DEFINED IN THE DECLARATION OF CONDOMINIUM).

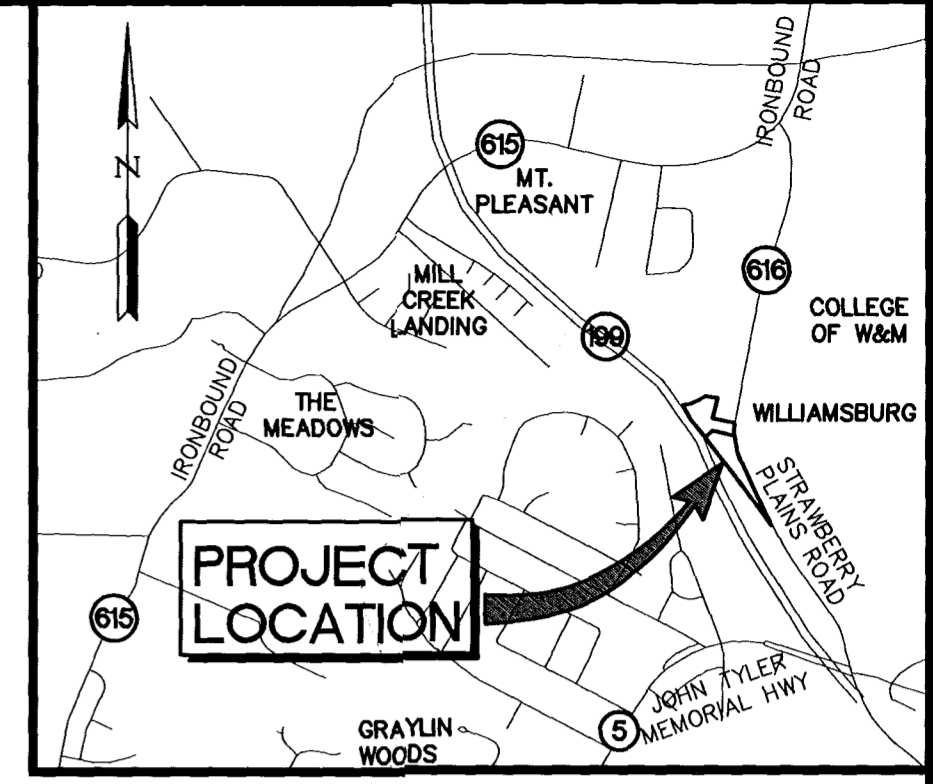
EXAMPLES OF COMMON ELEMENTS ARE: PARKING, PAVED AREAS, THE GROUNDS (WHETHER OR NOT LANDSCAPED), ALL PORTIONS OF THE BUILDINGS NOT A PART OF THE UNIT NOR DEFINED AS LIMITED COMMON ELEMENTS, AND ALL CONDUITS, INSTALLATIONS, WIRES, PIPES, EQUIPMENT, ETC. WHICH SERVE OTHER COMMON ELEMENTS OR WHICH SERVE MORE THAN ONE UNIT.

LCE- LIMITED COMMON ELEMENTS

LIMITED COMMON ELEMENTS ARE AS DEFINED IN THE CONDOMINIUM INSTRUMENTS. EXCEPT AS MAY BE OTHERWISE EXPRESSLY PROVIDED, LIMITED COMMON ELEMENTS INCLUDE ANY APPARATUS DESIGNED TO SERVE A SINGLE UNIT, BUT LOCATED OUTSIDE THE BOUNDARIES THEREOF.

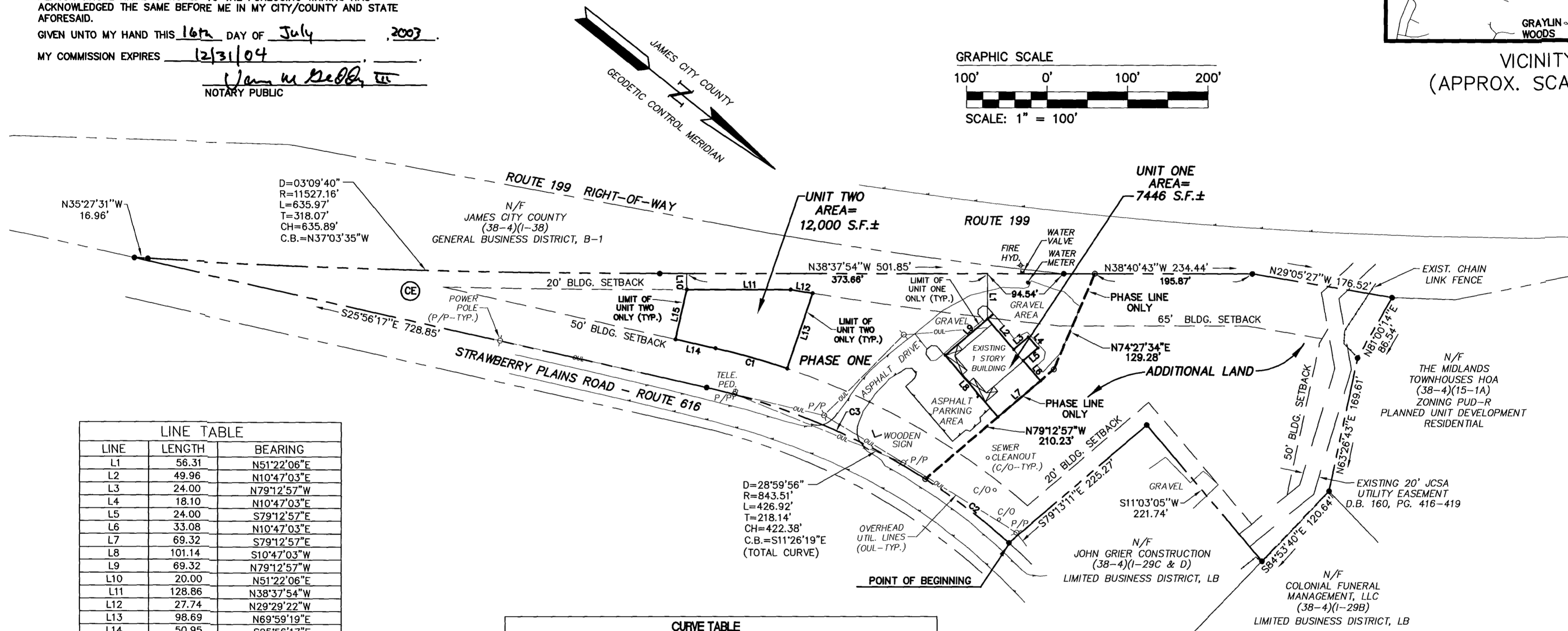
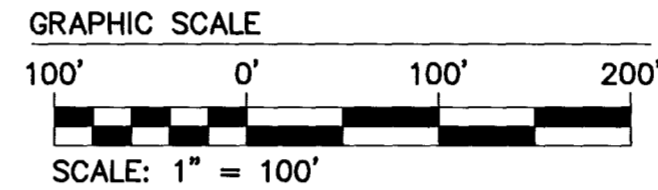
GENERAL NOTES

- SITE IS ZONED B-1, GENERAL BUSINESS DISTRICT.
- SITE IS TAX PARCEL (38-4) (1-38A). STREET ADDRESS: #3701 STRAWBERRY PLAINS ROAD
- ALL SANITARY SEWER AND WATER SYSTEM COMPONENTS SHALL BE THE LATEST VERSION OF THE JCSA SANITARY INSTALLED IN ACCORDANCE WITH SEWER AND WATER DISTRIBUTION SYSTEM CONSTRUCTION.
- SETBACK LINES: (GENERAL REQUIREMENTS) FRONT: 50' REAR: 20' SIDE: 20'
- ALL PROPOSED UTILITIES ARE TO BE PLACED UNDERGROUND.
- ON FEBRUARY 7, 2000 THE PLANNING COMMISSION APPROVED THE ENCROACHMENT INTO THE LANDSCAPE BUFFER ALONG ROUTE 199 FOR THE CONSTRUCTION OF THE STORMWATER MANAGEMENT FACILITY AND VEHICULAR ACCESS CONNECTION ASSOCIATED WITH THIS PROJECT.
- EXISTING UTILITIES AS SHOWN WERE LOCATED AS EVIDENT, NO UNDERGROUND UTILITIES WERE LOCATED BY THIS SURVEY.



NOTARY

STATE OF VIRGINIA, CITY/COUNTY OF Williamsburg TO-WIT:
Vernon M. Geddy IV A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE ABOVE PERSONS WHOSE NAMES IS SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN MY CITY/COUNTY AND STATE AFORESAID.
 GIVEN UNTO MY HAND THIS 16th DAY OF July, 2003.
 MY COMMISSION EXPIRES 12/31/04
Vernon M. Geddy IV
 NOTARY PUBLIC



LINE	LENGTH	BEARING
L1	56.31	N51°22'06"E
L2	49.96	N10°47'03"E
L3	24.00	N79°12'57"W
L4	18.10	N10°47'03"E
L5	24.00	S79°12'57"E
L6	33.08	N10°47'03"E
L7	69.32	S79°12'57"E
L8	101.14	S10°47'03"W
L9	69.32	N79°12'57"W
L10	20.00	N51°22'06"E
L11	128.86	N38°37'54"W
L12	27.74	N29°29'22"W
L13	98.69	N69°59'19"E
L14	50.95	S25°56'17"E
L15	63.35	S64°03'43"W

NO.	DELTA	RADIUS	LENGTH	TANGENT	CHORD	CH. BEARING
C1	5°55'36"	893.51	92.42	46.25	92.38	S22°58'29"E
C2	8°53'25"	843.51	130.88	65.57	130.75	S01°23'04"E
C3	20°06'31"	843.51	296.04	149.56	294.52	S15°53'02"E

AREA TABULATION		
UNIT ONE	7,446 S.F.±	OR 0.171 AC.±
UNIT TWO	12,000 S.F.±	OR 0.275 AC.±
COMMON AREA	112,750 S.F.±	OR 2.588 AC.±
TOTAL AREA PHASE ONE	132,196 S.F.±	OR 3.034 AC.±
ADDITIONAL LAND	114,637 S.F.±	OR 2.632 AC.±
TOTAL AREA	246,833 S.F.±	OR 5.666 AC.±

REFERENCES:

INSTRUMENT #990001219
 INSTRUMENT #000011207
 DEED BOOK 75, PAGE 559 (NOT PLOTTABLE)
 DEED BOOK 44, PAGE 193-194
 DEED BOOK 78, PAGE 501-502
 DEED BOOK 160, PAGE 416-419
 DEED BOOK 372, PAGE 680-682

NOTE: THIS PROPERTY LIES IN ZONE X, (AREAS DETERMINED TO BE OUTSIDE THE 500 YEAR FLOOD PLAIN) PER F.I.R.M. #510294-00035 B, DATED 2/6/91.

CERTIFICATE OF APPROVAL

STATE OF VIRGINIA
 CITY OF WILLIAMSBURG
 IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE CITY OF WILLIAMSBURG, VIRGINIA. THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS THIS 16th DAY OF July, 2003. AS INSTRUMENT NUMBER 030021030

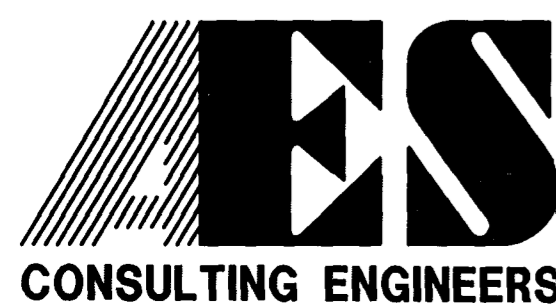
TESTE: *[Signature]*
 CLERK

PLAT RECORDED IN P.B. NO. 90 PAGE 96

SURVEYOR'S CERTIFICATE

I, RONALD W. EADS, A DULY REGISTERED LAND SURVEYOR, DO HEREBY CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE AND BELIEF, THIS PLAT FOR STRAWBERRY PLAINS CENTER, A CONDOMINIUM, IS ACCURATE AND COMPLIES WITH SECTION 55-79.58 (A) OF THE VIRGINIA CONDOMINIUM AS, AMENDED.

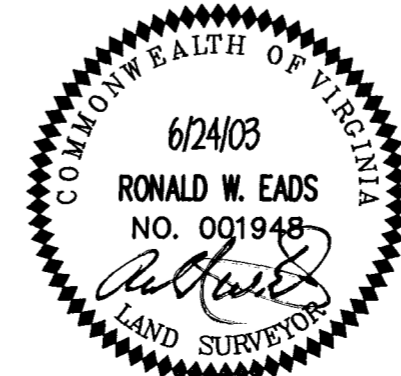
[Signature] 6-24-03
 RONALD W. EADS, L.S. DATE



5248 Olde Towne Road, Suite 1
 Williamsburg, Virginia 23188
 (757) 253-0040
 Fax (757) 220-8994

PLAT OF CONDOMINIUM
 STRAWBERRY PLAINS CENTER
 A CONDOMINIUM
 PHASE ONE
 OWNED BY: W & L LAND, L.L.C.

JAMESTOWN DISTRICT JAMES CITY COUNTY VIRGINIA



No.	DATE	REVISION / COMMENT / NOTE	BY

Designed	Drawn
AES	JFS
Scale	Date
1"=100'	6/24/03
Project No.	8720-1
Drawing No.	1 OF 1