

OWNER'S CERTIFICATE

THE SUBDIVISION OF LAND AS SHOWN ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS AND TRUSTEES.

STONEHOUSE DEVELOPMENT COMPANY, L.L.C.
BY: Ian O. Myers DATE: 9/11/02
PRINTED NAME: LAWRENCE O. MYERS TITLE: TREASURER

CERTIFICATE OF NOTARIZATION

STATE OF VIRGINIA
COUNTY OF JAMES CITY
I, Peggy B. Willis A NOTARY PUBLIC IN AND FOR CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THE PERSON WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AFORESAID, GIVEN UNDER MY NAME THIS 11 DAY OF September, 2002.

Signature: Peggy B. Willis
MY COMMISSION EXPIRES September 30, 2006

Paul E. Mauk 9/6/02
THE TRADITION GOLF CLUB AT STONEHOUSE LLC DATE
Paul E. Mauk / Manager
PRINTED NAME / TITLE

CERTIFICATE OF NOTARIZATION

STATE OF VIRGINIA
COUNTY / CITY RICHMOND
I, Brenda F. Wiltshire A NOTARY PUBLIC IN AND FOR CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY 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 14 DAY OF September, 2002.

Signature: Brenda F. Wiltshire
MY COMMISSION EXPIRES August 31, 2004

CERTIFICATE OF SOURCE OF TITLE

THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED TO STONEHOUSE DEVELOPMENT COMPANY, L.L.C., A VIRGINIA LIMITED LIABILITY COMPANY BY THE FOLLOWING DEED:

FROM STONEHOUSE, L.L.C., A VIRGINIA LIMITED LIABILITY COMPANY BY DEED DATED DECEMBER 17, 1999 AND RECORDED DECEMBER 29, 1999 IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY IN DOCUMENT NUMBER 99-002872.

TO THE TRADITION GOLF CLUB AT STONEHOUSE LLC FROM GOLF TRUST OF AMERICA BY DEED DATED JUNE 14, 2001 AND RECORDED JUNE 14, 2001 IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY AS DOCUMENT NO. 0101055.

SURVEYOR'S CERTIFICATE

I, HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE AND 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.

6/6/2002 DATE
A. D. SEBERT, L.S. SIGNATURE

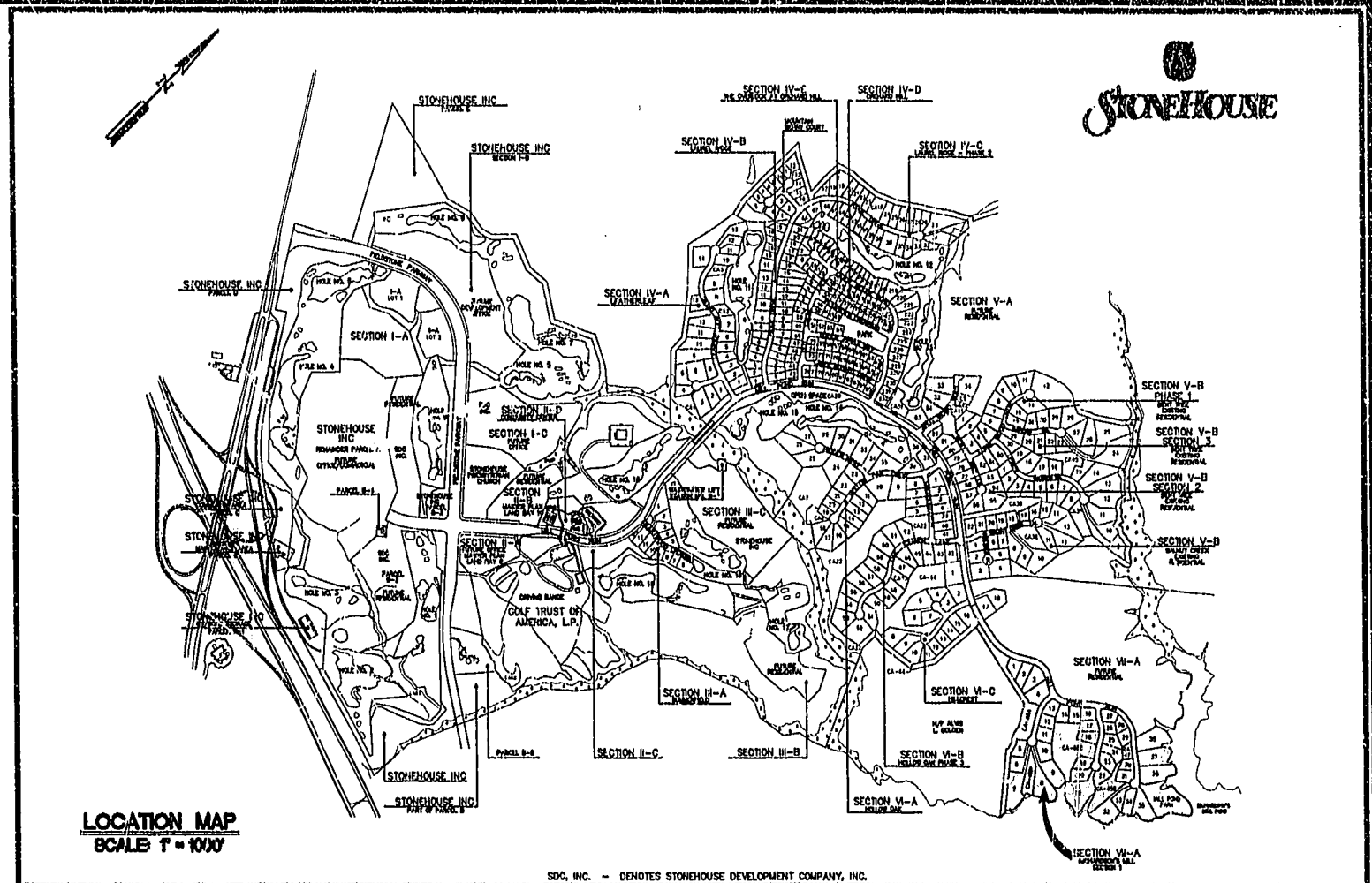
CERTIFICATE OF APPROVAL

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

Virginia Department of Transportation DATE: 9/11/2002

NOT APPLICABLE Virginia Department of Health DATE:

Subdivision Agent of the County of James City DATE:

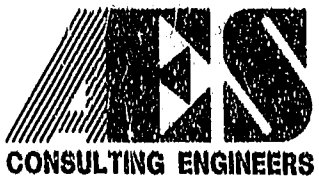


NOTES:

- 1. THIS PLAT WAS BASED UPON INFORMATION OF RECORD, INFORMATION PROVIDED BY THE OWNER.
2. THIS PROPERTY IS REFERENCED TO THE VIRGINIA STATE PLANE COORDINATE SYSTEM (SOUTH ZONE) "NAD 83".
3. THIS PROPERTY IS ZONED PUD-R WITH PROFFERS.
4. THIS SUBDIVISION PLAT COMPLIES WITH THE PROFFERS APPLICABLE TO THE PROPERTY, RECORDED IN JAMES CITY COUNTY DEED BOOK 747, PAGE 476.
5. COMMON AREAS ARE DEFINED IN THE DECLARATION RECORDED IN DOCUMENT NO. 97-0015414, IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF JAMES CITY COUNTY.
6. SETBACK REQUIREMENTS FOR THE "RICHARDSON'S MILL SECTION 1" SUBDIVISION ARE AS SHOWN ON THIS PLAT AND/OR SPECIFIED IN THE "MILL POND AT STONEHOUSE DESIGN STANDARDS" AS PREPARED BY STONEHOUSE DEVELOPMENT COMPANY, L.L.C., PUBLISHED BY THE STONEHOUSE ENVIRONMENTAL REVIEW COMMITTEE.
7. 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.
8. ALL UTILITY EASEMENTS SHOWN ON THIS PLAT ARE HEREBY DEDICATED TO THE JAMES CITY SERVICE AUTHORITY.
9. ALL EXISTING IRRIGATION EASEMENTS SHOWN ON THIS PLAT WERE DEDICATED TO THE TRADITION GOLF CLUB AT STONEHOUSE LLC, AS RECORDED IN CIRCUIT COURT, WILLIAMSBURG / JAMES CITY COUNTY.
10. ALL DRAINAGE EASEMENTS SHOWN ON THIS PLAT ARE HEREBY DEDICATED TO THE ASSOCIATION AT STONEHOUSE, INC.
11. THE VIRGINIA DEPARTMENT OF TRANSPORTATION IS HELD HARMLESS FROM ALL RESPONSIBILITY OF STORM WATER MANAGEMENT FACILITIES.
12. ALL ROADS ARE HEREBY DEDICATED FOR PUBLIC STREET PURPOSES.
13. ALL LOTS ARE SERVED BY PUBLIC WATER AND SEWER.
14. ALL UTILITIES ARE TO BE PLACED UNDERGROUND.

- 15. NATURAL OPEN SPACE EASEMENTS SHALL MEAN AND REFER TO THOSE EASEMENTS DEDICATED TO THE COUNTY IN ORDER TO IMPLEMENT THE CHESAPEAKE BAY PRESERVATION ACT AND REQUIRING THAT THE AREAS ENCUMBERED THEREBY BE GENERALLY LEFT AS "UNDISTURBED NATURAL OPEN SPACE". THESE EASEMENTS CAN BE ON PUBLIC LAND ("PUBLIC NATURAL OPEN SPACE") OR PRIVATE LAND ("PRIVATE NATURAL OPEN SPACE") ON A LOT. ANY USE RIGHTS WILL BE PROMULGATED BY THE DEVELOPER, OR THE ASSOCIATION, AND WILL BE CONSISTENT WITH THE REQUIREMENTS OF THE CHESAPEAKE BAY PRESERVATION ACT, AND THE DEED OF EASEMENT FOR NATURAL OPEN SPACE.
16. NATURAL OPEN SPACE EASEMENTS (UNDISTURBED NATURAL OPEN SPACE) SHALL REMAIN IN A NATURAL UNDISTURBED STATE EXCEPT FOR THOSE ACTIVITIES REFERENCED ON THE DEED OF EASEMENT.
17. WETLANDS AND LAND WITHIN RESOURCE PROTECTION AREAS SHALL REMAIN IN A NATURAL UNDISTURBED STATE EXCEPT FOR THOSE ACTIVITIES PERMITTED BY SECTION 23-9 OF THE JAMES CITY COUNTY CODE.
18. THE 10' DRAINAGE AND UTILITY EASEMENT FRONTING THE RIGHT-OF-WAY ALONG MILL POND RUN ON LOTS 1-4, 13-16, 26-30 AND 31 SHALL BE IDENTIFIED AS AN EXCLUSIVE JCSA UTILITY EASEMENT. EASEMENTS DENOTED AS "EXCLUSIVE JCSA UTILITY EASEMENT" ARE FOR THE EXCLUSIVE USE OF THE JAMES CITY SERVICE AUTHORITY AND THE PROPERTY OWNER. OTHER UTILITY SERVICE PROVIDERS DESIRING TO USE THESE EASEMENTS WITH THE EXCEPTION OF PERPENDICULAR UTILITY CROSSINGS MUST OBTAIN AUTHORIZATION FOR ACCESS AND USE FROM JCSA AND THE PROPERTY OWNER. ADDITIONALLY, JCSA SHALL NOT BE HELD RESPONSIBLE FOR ANY DAMAGE TO IMPROVEMENTS WITHIN THIS EASEMENT, FROM ANY CAUSE.
19. STONEHOUSE DEVELOPMENT COMPANY, LLC, THE OWNER AND DEVELOPER OF THE FIRST PHASE OF THE STONEHOUSE DEVELOPMENT INCLUDING "SECTION VI-A RICHARDSON'S MILL SECTIONS 1 AND 2", NEITHER OWNS NOR CONTROLS THE POND KNOWN AS RICHARDSON'S MILL POND. LIKEWISE, THE ASSOCIATION AT STONEHOUSE, INC., THE HOMEOWNER'S ASSOCIATION FOR THE AFOREMENTIONED STONEHOUSE DEVELOPMENT, NEITHER OWNS NOR CONTROLS RICHARDSON'S MILL POND. STONEHOUSE, INC. A CORPORATION NOT AFFILIATED WITH EITHER STONEHOUSE DEVELOPMENT COMPANY, LLC OR THE ASSOCIATION AT STONEHOUSE, INC., IS THE OWNER OF RICHARDSON'S MILL POND. POND LEVELS ARE SUBJECT TO FLUCTUATION DUE TO SEASONAL CLIMATIC EVENTS AS WELL AS IRRIGATION USE. NO REPRESENTATIONS OR WARRANTIES ARE MADE OR IMPLIED ABOUT POND ACCESS, FUTURE POND LEVELS, OR THE POND BECOMING COMMON AREA. NEITHER STONEHOUSE DEVELOPMENT COMPANY, LLC NOR THE ASSOCIATION AT STONEHOUSE, INC. SHALL HAVE ANY LIABILITY OR RESPONSIBILITY WITH RESPECT TO USE OF THE POND.
20. IN ADDITION TO PRIVATE NATURAL OPEN SPACE, THE FOLLOWING COMMON AREAS (CA) SHALL BE DEDICATED AS NATURAL OPEN SPACE EASEMENTS: CA-45A, CA-45B, CA-45C AND CA-45D.

08.22.02-15:34 90288P01.399 AWT



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

PLAT OF SUBDIVISION
SECTION VI-A 'RICHARDSON'S MILL' SECTION 1
AT STONEHOUSE
FOR
STONEHOUSE DEVELOPMENT COMPANY, L.L.C.
STONEHOUSE
STONEHOUSE DISTRICT JAMES CITY COUNTY VIRGINIA

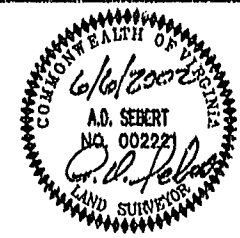


Table with 2 columns: No. DATE, REVISION / COMMENT / NOTE. Includes entry: 1 8/18/02 REVISED LOTS DUE TO CHANGE IN 50' PERIMETER BUFFER VMB

Table with 2 columns: Designed VMB, Drawn AWT. Includes Project No. 9028-03, Drawing No. 1 OF 3

LINE	BEARING	LENGTH
SBA	S75°52'00"E	84.16
SBA1	S45°11'20"E	60.49
SBA2	S54°57'17"E	86.35
SBA3	N60°08'44"E	24.18
SBA4	S04°17'27"E	16.99
SBA5	S22°12'00"W	99.21
SBA6	S31°11'00"E	57.84
SBA7	S46°17'20"E	67.62
SBA8	S36°51'00"E	42.53
SBA9	S48°29'28"E	67.70

CURVE	DELTA	RADIUS	ARC	TANGENT	CHORD	CHORD BEARING
R1	10°11'03"	1170.00	207.96	104.26	207.69	S72°34'07"E
R2	41°40'00"	470.00	342.89	179.48	335.33	N81°26'00"E
R3	67°46'25"	230.00	231.92	126.90	222.22	N89°24'47"E
R4	67°48'00"	170.00	201.17	114.24	189.63	N84°24'00"E
R5	80°43'36"	350.00	493.13	297.49	453.34	S89°08'13"E
R6	90°42'1"	775.00	122.72	61.49	122.59	S51°18'32"E
R7	13°07'07"	1580.00	361.76	181.68	360.98	S51°17'14"E
R8	238°21'53"	50.00	208.01	-	87.31	N74°27'17"E
R9	9°49'16"	1570.00	262.25	131.45	261.93	N52°56'10"W
R10	9°04'21"	825.00	130.63	65.45	130.50	N53°18'37"W
R11	80°43'36"	300.00	422.68	254.99	368.58	N89°08'13"W
R12	20°27'42"	325.00	116.07	58.66	115.45	S55°49'14"E
R13	38°41'42"	265.00	178.97	93.05	175.59	S46°42'14"E
R14	9°36'14"	1175.00	196.95	98.71	198.72	S32°00'30"E
R15	262°46'33"	50.00	229.32	-	75.03	S51°27'49"W
R16	39°59'51"	50.00	34.90	18.20	34.20	N17°08'49"W
R17	9°47'22"	1225.00	209.30	104.90	209.04	N32°15'04"W
R18	38°41'42"	215.00	145.20	75.49	142.46	N46°42'14"W
R19	21°16'08"	375.00	139.20	70.41	138.41	N55°25'01"W
R20	37°23'16"	230.00	150.08	77.82	147.44	S69°11'38"W
R21	40°53'55"	275.00	196.06	102.40	191.33	S10°44'32"E
R22	262°49'10"	50.00	229.35	-	75.00	S58°50'00"W
R23	40°42'30"	325.00	230.92	120.58	226.09	N10°48'42"W
R24	57°46'23"	170.00	171.42	93.79	164.25	S89°24'47"W
R25	41°48'00"	530.00	386.66	202.39	378.14	S81°26'00"W
R26	0°46'58"	1230.00	16.80	8.40	16.80	N77°16'11"W
R27	2°22'15"	1230.00	50.90	25.45	50.89	S75°41'35"E
R28	7°01'51"	1230.00	150.93	75.56	150.84	S70°59'32"E

LINE	BEARING	LENGTH
L1	N67°27'50"E	58.29
L2	N71°03'22"E	19.98
L3	N77°21'42"E	34.36
L4	N89°22'55"E	18.89
L5	S78°41'16"E	38.33
L6	S78°31'41"E	51.00
L7	S53°48'48"E	20.65
L8	S13°52'39"E	18.61
L9	S24°51'13"E	18.81
L10	S39°11'04"W	52.40
L11	S10°22'51"W	24.78
L12	S36°00'51"E	11.04
L13	N87°35'02"E	9.56
L14	N52°27'13"E	54.31
L15	N66°34'26"E	18.38
L16	N80°50'52"E	17.90
L17	S75°15'02"E	2.96
L18	S45°52'26"E	18.08
L19	S79°08'01"E	22.55
L20	S20°46'25"W	29.78
L21	S13°14'35"E	53.20
L22	N60°35'32"E	62.04
L23	S83°19'40"E	41.94
L24	S97°11'58"E	23.59
L25	S45°54'39"E	36.49
L26	S06°52'19"E	22.08
L27	S25°56'56"W	32.88
L28	S32°50'15"W	25.86
L29	S22°22'00"W	14.93
L30	S06°51'24"W	25.57
L31	S35°14'43"E	21.14
L32	S26°16'28"E	18.34
L33	S09°07'47"E	23.04
L34	S02°10'05"W	48.16
L35	S15°25'46"E	16.01
L36	N85°31'40"E	20.79
L37	N36°58'00"E	23.64
L38	N26°03'31"E	79.57
L39	N48°00'29"E	19.12
L40	N76°53'57"E	17.94
L41	S85°03'12"E	17.63
L42	S79°15'35"E	26.42
L43	S15°57'17"E	18.46
L44	N81°38'04"E	17.84
L45	N71°43'27"E	28.96
L46	N83°06'47"E	47.57

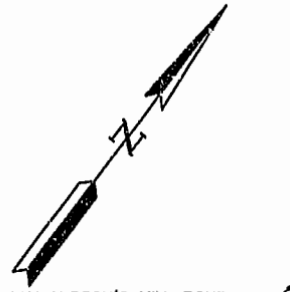
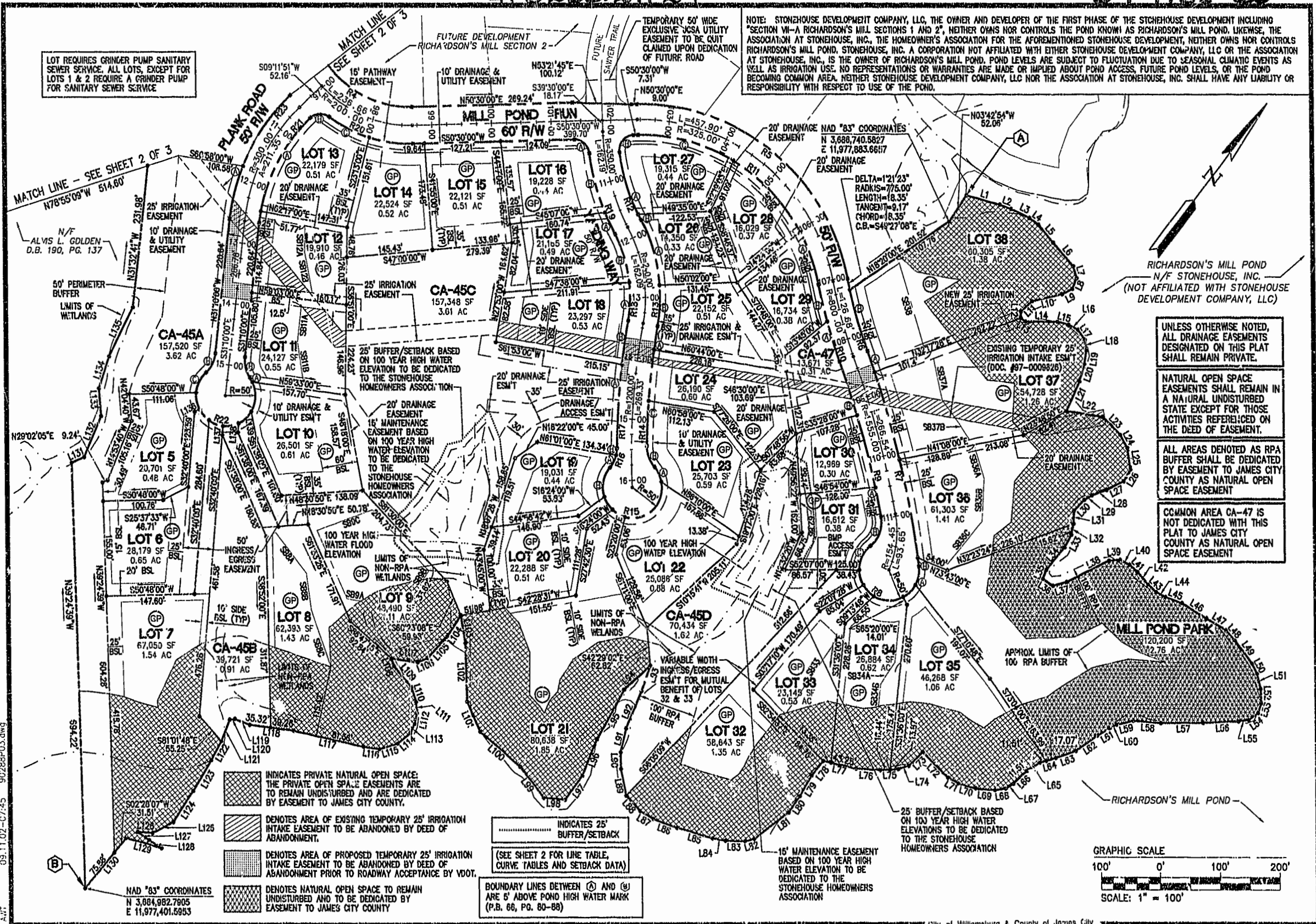
LINE	BEARING	LENGTH
L47	N83°21'29"E	38.13
L48	S81°53'11"E	22.02
L49	S74°03'24"E	47.22
L50	S65°38'10"E	18.23
L51	S51°31'41"E	25.84
L52	S40°08'42"E	23.75
L53	S18°26'33"E	16.40
L54	S15°52'02"W	19.95
L55	S45°37'23"W	10.32
L56	S49°26'25"W	59.43
L57	S51°25'03"W	70.69
L58	S56°24'45"W	46.41
L59	S38°54'40"W	29.33
L60	S24°26'39"W	12.76
L61	S21°42'19"W	24.57
L62	S17°55'16"W	44.70
L63	S33°35'31"W	35.18
L64	S36°08'08"W	28.50
L65	S20°39'06"W	25.78
L66	S09°12'55"W	30.74
L67	S20°55'24"W	15.27
L68	S44°26'39"W	18.80
L69	S57°28'34"W	32.31
L70	S66°03'01"W	30.67
L71	S82°25'21"W	19.62
L72	N83°11'41"W	59.06
L73	S09°05'33"W	32.83
L74	S34°24'50"W	17.91
L75	S48°08'15"W	30.31
L76	S55°25'18"W	40.80
L77	S63°54'49"W	56.63
L78	S01°26'01"W	30.87
L79	S06°50'39"E	39.18
L80	S02°44'56"E	32.46
L81	S15°47'25"W	72.50
L82	S37°38'53"W	15.72
L83	S53°29'35"W	33.56
L84	S62°31'02"W	21.35
L85	S68°06'58"W	62.63
L86	S71°41'07"W	42.91
L87	S82°17'47"W	25.13
L88	N79°53'32"W	33.99
L89	N49°31'55"W	44.34
L90	N38°45'33"W	26.94
L91	N23°55'19"W	40.29
L92	N14°52'00"W	65.74
L93	N1°51'11"W	44.04

LINE	BEARING	LENGTH
L94	S10°15'41"W	58.25
L95	S08°07'44"E	93.52
L96	S15°27'09"E	64.30
L97	S00°17'41"E	49.28
L98	S58°33'21"W	35.76
L99	N75°10'46"W	63.88
L100	N87°27'19"W	87.79
L101	N61°57'17"W	53.49
L102	N39°22'51"W	95.29
L103	N47°03'54"W	46.06
L104	S04°17'27"E	41.61
L105	S05°17'11"W	47.93
L106	S29°50'18"W	13.24
L107	S60°08'14"W	44.28
L108	S55°23'23"E	13.24
L109	S77°43'49"E	45.14
L110	S56°29'09"E	24.89
L111	S41°01'30"E	18.57
L112	S25°38'38"E	18.10
L113	S10°47'12"E	16.63
L114	S12°43'21"W	27.12
L115	S35°52'29"W	32.33
L116	S60°27'44"W	26.82
L117	S64°29'21"W	121.03
L118	S59°15'22"W	74.57
L119	S72°13'26"W	26.77
L120	S45°02'33"W	8.29
L121	S16°12'10"E	37.84
L122	S07°35'06"E	35.47
L123	S06°50'44"E	59.02
L124	S04°24'13"E	61.13
L125	S25°01'15"W	38.80
L126	S56°19'16"W	25.36
L127	N07°07'41"E	23.47
L128	N82°52'46"E	24.69
L129	S67°25'18"W	61.38
L130	S02°28'07"W	103.39
L131	N28°02'05"E	27.09
L132	N14°53'40"W	72.90
L133	N42°04'40"W	45.00
L134	N16°31'56"W	54.93
L135	N11°04'40"W	90.00
L136	S25°24'13"W	8.91
L137	S32°40'00"E	14.70
L138	S32°40'00"E	14.94
L139	S48°53'08"E	44.83

CURVE	DELTA	RADIUS	ARC	TANGENT	CHORD	CHORD BEARING
1	7°52'26"	530.00	72.84	36.40	72.78	N64°28'13"E
2	3°25'53"	170.00	10.18	5.09	10.18	N62°14'31"E
3	54°20'32"	170.00	161.24	87.26	155.26	S89°52'18"E
4A	7°47'46"	230.00	31.30	15.67	31.27	N65°35'53"W
4B	79°02'21"	25.00	34.49	20.62	31.82	N29°58'35"W
4C	24°55'51"	325.00	141.42	71.85	140.30	S02°55'20"E
5	31°38'58"	50.00	27.62	14.17	27.27	S49°46'18"E
6	29°04'13"	50.00	24.50	12.50	24.25	S78°37'54"E
7	30°00'00"	50.00	26.18	13.40	25.88	N72°20'00"E
8	30°00'00"	50.00	26.18	13.40	25.88	N42°20'00"E
9	33°47'54"	50.00	29.49	15.19	21.07	N10°26'03"E
10	57°28'59"	50.00	50.16	27.42	48.09	N35°12'24"W
11A	8°37'42"	50.00	7.51	3.77	7.52	S68°15'44"E
11B	41°24'35"	50.00	36.14	18.90	35.36	S51°52'17"E
12	3°59'39"	275.00	18.85	9.43	18.85	S29°12'11"E
13A	36°55'18"	275.00	177.21	91.80	174.16	S08°46'43"E
13B	78°12'21"	25.00	34.12	20.32	31.54	S48°47'06"W
13C	18°46'09"	230.00	75.34	38.01	75.00	N78°30'13"E
14	18°37'11"	230.00	74.74	37.70	74.42	N59°48'35"E
16A	84°43'04"	25.00	36.97	22.80	33.69	N87°08'28"W
16B	15°18'06"	375.00	100.15	50.37	99.85	S52°26'00"E
17A	5°58'02"	375.00	39.06	19.15	39.04	S61°04'04"E
17B	22°01'04"	215.00	82.62	41.83	82.11	S55°02'33"E
18A	16°40'38"	215.00	62.51	31.51	62.36	S35°41'42"E
18B	3°24'42"	1225.00	72.94	36.48	72.93	S29°03'44"E
19A	26°15'57"	50.00	22.92	11.67	22.72	N10°16'53"W
19B	58°44'34"	50.00	51.28	26.14	49.05	N62°31'11"W
20	29°00'06"	50.00	25.31	12.93	25.04	N70°23'31"W
21	28°26'38"	50.00	24.82	12.67	24.57	N80°53'07"E
22	115°29'43"	50.00	100.79	79.24	84.57	N08°04'56"E
23A	31°05'32"	50.00	27.13	13.91	26.80	S64°22'41"E
23B	42°57'50"	50.00	37.49	19.68	36.67	S58°26'32"E
23C	3°35'59"	1175.00	73.82	36.92	73.81	S35°03'37"E
24	4°05'38"	1175.00	83.96	41.99	83.94	S11°18'49"E
25A	1°54'37"	1175.00	39.18	19.59	39.17	N28°18'42"W
25B	14°35'11"	265.00	67.46	33.82	67.28	N34°38'58"W
28A	24°06'31"	265.00	111.51	56.59	110.68	N5°56'40"W
28B	1°48'04"	325.00	10.22	5.11	10.22	N61°02'01"W
27A	18°39'38"	325.00	105.85	53.40	105.38	S54°55'12"E
27B	96°05'22"	25.00	41.93	27.81	37.18	S02°27'19"W
27C	32°14'18"	300.00	168.80	86.70	168.58	S66°37'08"W
28	31°05'12"	300.00	162.77	83.44	160.78	N81°43'08"W
29A	17°24'06"	300.00	91.11	45.91	90.77	N57°28'29"W
29B	41°18'57"	825.00	62.14	31.09	62.13	N50°55'54"W
30	4°33'51"	1530.00	121.88	60.97	121.85	N52°07'32"W
31A	1°49'05"	1530.00	48.55	24.28	48.54	N48°56'05"W
31B	61°39'45"	50.00	53.81	29.84	51.25	N17°14'40"W
31C	51°31'13"	50.00	44.98	24.13	43.46	N12°07'23"W
32	30°00'00"	50.00	26.18	13.40	25.88	S52°53'00"E
33	28°57'15"	50.00	25.27	12.81	25.00	S82°21'38"E
34	58°29'39"	50.00	51.05	28.00	48.86	N53°54'51"E

LOT REQUIRES GRINDER PUMP SANITARY SEWER SERVICE. ALL LOTS, EXCEPT FOR LOTS 1 & 2 REQUIRE A GRINDER PUMP FOR SANITARY SEWER SERVICE

NOTE: STONEHOUSE DEVELOPMENT COMPANY, LLC, THE OWNER AND DEVELOPER OF THE FIRST PHASE OF THE STONEHOUSE DEVELOPMENT INCLUDING SECTION VI-A RICHARDSON'S MILL SECTIONS 1 AND 2, NEITHER OWNS NOR CONTROLS THE POND KNOWN AS RICHARDSON'S MILL POND. LIKEWISE, THE ASSOCIATION AT STONEHOUSE, INC., THE HOMEOWNER'S ASSOCIATION FOR THE AFORESAID STONEHOUSE DEVELOPMENT, NEITHER OWNS NOR CONTROLS RICHARDSON'S MILL POND. STONEHOUSE, INC. A CORPORATION NOT AFFILIATED WITH EITHER STONEHOUSE DEVELOPMENT COMPANY, LLC OR THE ASSOCIATION AT STONEHOUSE, INC., IS THE OWNER OF RICHARDSON'S MILL POND. POND LEVELS ARE SUBJECT TO FLUCTUATION DUE TO SEASONAL CLIMATIC EVENTS AS WELL AS IRRIGATION USE. NO REPRESENTATIONS OR WARRANTIES ARE MADE OR IMPLIED ABOUT POND ACCESS, FUTURE POND LEVELS, OR THE POND BECOMING COMMON AREA. NEITHER STONEHOUSE DEVELOPMENT COMPANY, LLC NOR THE ASSOCIATION AT STONEHOUSE, INC. SHALL HAVE ANY LIABILITY OR RESPONSIBILITY WITH RESPECT TO USE OF THE POND.



RICHARDSON'S MILL POND
N/F STONEHOUSE, INC.
(NOT AFFILIATED WITH STONEHOUSE DEVELOPMENT COMPANY, LLC)

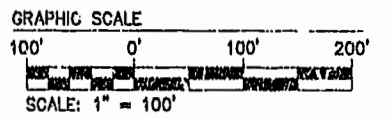
- UNLESS OTHERWISE NOTED, ALL DRAINAGE EASEMENTS DESIGNATED ON THIS PLAT SHALL REMAIN PRIVATE.
- NATURAL OPEN SPACE EASEMENTS SHALL REMAIN IN A NATURAL UNDISTURBED STATE EXCEPT FOR THOSE ACTIVITIES REFERENCED ON THE DEED OF EASEMENT.
- ALL AREAS DENOTED AS RPA BUFFER SHALL BE DEDICATED BY EASEMENT TO JAMES CITY COUNTY AS NATURAL OPEN SPACE EASEMENT
- COMMON AREA CA-47 IS NOT DEDICATED WITH THIS PLAT TO JAMES CITY COUNTY AS NATURAL OPEN SPACE EASEMENT

- INDICATES PRIVATE NATURAL OPEN SPACE. THE PRIVATE OPEN SPACE EASEMENTS ARE TO REMAIN UNDISTURBED AND ARE DEDICATED BY EASEMENT TO JAMES CITY COUNTY.
- DENOTES AREA OF EXISTING TEMPORARY 25' IRRIGATION INTAKE EASEMENT TO BE ABANDONED BY DEED OF ABANDONMENT.
- DENOTES AREA OF PROPOSED TEMPORARY 25' IRRIGATION INTAKE EASEMENT TO BE ABANDONED BY DEED OF ABANDONMENT PRIOR TO ROADWAY ACCEPTANCE BY VDOT.
- DENOTES NATURAL OPEN SPACE TO REMAIN UNDISTURBED AND TO BE DEDICATED BY EASEMENT TO JAMES CITY COUNTY

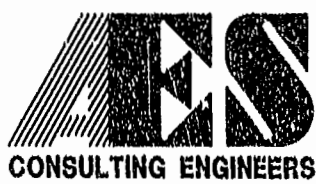
- INDICATES 25' BUFFER/SETBACK
- (SEE SHEET 2 FOR LINE TABLE, CURVE TABLES AND SETBACK DATA)
- BOUNDARY LINES BETWEEN (A) AND (B) ARE 5' ABOVE POND HIGH WATER MARK (P.B. 66, PG. 80-88)

25' BUFFER/SETBACK BASED ON 100 YEAR HIGH WATER ELEVATIONS TO BE DEDICATED TO THE STONEHOUSE HOMEOWNERS ASSOCIATION

15' MAINTENANCE EASEMENT BASED ON 100 YEAR HIGH WATER ELEVATION TO BE DEDICATED TO THE STONEHOUSE HOMEOWNERS ASSOCIATION



09.11.02-C7-45 9028BP03.dwg



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

PLAT OF SUBDIVISION
SECTION VI-A 'RICHARDSON'S MILL' SECTION 1
AT STONEHOUSE
FOR
STONEHOUSE DEVELOPMENT COMPANY, L.L.C.
STONEHOUSE
STONEHOUSE DISTRICT JAMES CITY COUNTY VIRGINIA



City of Williamsburg & County of James City
Circuit Court: This PLAT was recorded on
13 September 2002
at 3:32 A.M. P.M. PG. 87 PG. 58-60
DOCUMENT # 02001167
BETSY B. WOOLDRIDGE, CLERK
By *Christina Adkins*, Dup. Clerk

No.	DATE	REVISION / COMMENT / NOTE	BY
2	8/15/02	REVISED NOTE AND INCLUDED HATCH FOR PRIVATE NATURAL OPEN SPACE	VMB
1	8/7/02	REVISED LOTS DUE TO CHANGE IN 50' PERIMETER BUFFER	VMB

Designed	Drawn
VMB	AWT
Scale	Date
1"=100'	6/6/02
Project No.	
9028-08	
Drawing No.	
3 OF 3	