

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.

A. Pete Koluris 1/7/2002
 FOR 752 L.L.C., A VIRGINIA LIMITED LIABILITY COMPANY DATE
A. Pete Koluris
 PRINTED NAME A PETE KOTARIDES

NOTARY

STATE OF VIRGINIA, CITY/COUNTY OF Virginia Beach, TO-WIT:
Shirley P. Lorge A NOTARY PUBLIC IN AND FOR THE CITY/
 COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE ABOVE
 PERSON WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS
 ACKNOWLEDGED THE SAME BEFORE ME IN MY CITY/COUNTY AND STATE
 AFORESAID.

GIVEN UNTO MY HAND THIS 7th DAY OF January, 2002
 MY COMMISSION EXPIRES 11/30/2002
Shirley P. Lorge
 NOTARY PUBLIC

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.

F. 2001112 vs 1.7.02
 TRSTE, INC., A VIRGINIA CORPORATION DATE

NOTARY

STATE OF VIRGINIA, CITY/COUNTY OF Norfolk, TO-WIT:
CHRISTINE V. RAVIZZA A NOTARY PUBLIC IN AND FOR THE CITY/
 COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE ABOVE
 PERSON WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS
 ACKNOWLEDGED THE SAME BEFORE ME IN MY CITY/COUNTY AND STATE
 AFORESAID.

GIVEN UNTO MY HAND THIS 7th DAY OF JANUARY, 2002.
 MY COMMISSION EXPIRES 1-31-2002
CVR Ravizza
 NOTARY PUBLIC

SURVEYOR'S CERTIFICATE

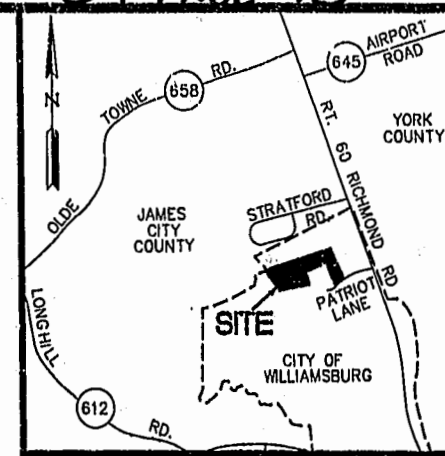
I, A.D. SEBERT, A DULY REGISTERED LAND SURVEYOR, DO HEREBY CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE AND BELIEF, THIS PLAT AND PLANS FOR WESTGATE AT WILLIAMSBURG, A CONDOMINIUM, LABELED SHEETS 1 THROUGH 6, ARE ACCURATE AND COMPLY WITH SECTION 55-79.58 (A) AND AND SECTION 55-79.58 (B), RESPECTIVELY OF THE VIRGINIA CONDOMINIUM ACT, AS AMENDED, AND THAT ALL UNITS OR PORTIONS THEREOF DEPICTED THEREON HAVE BEEN SUBSTANTIALLY COMPLETED UNLESS NOTED OTHERWISE.

A.D. Sebert 1/26/01
 A.D. SEBERT, L.S. DATE

GENERAL NOTES:

- BUILDING #22 CONTAINS UNITS: #2201, #2202, #2203, #2204.
- EACH CONDOMINIUM UNIT CONSISTS OF THE SPACE WITHIN THE VERTICAL AND HORIZONTAL BOUNDARIES ESTABLISHED FOR THAT CONDOMINIUM WITHOUT REGARD TO ANY DEVIATIONS THROUGH SUBSEQUENT MOVEMENT IN THE BUILDING CONTAINING SAME. OWNERSHIP OF A CONDOMINIUM UNIT INCLUDES OWNERSHIP OF ALL MATERIALS COVERING THE SURFACE OF ALL INTERIOR WALL PARTITIONS SEPARATING CONDOMINIUM AND THE INTERIOR SURFACE OF EXTERIOR WALLS, ALL FLOOR MATERIALS ABOVE THE SUB-FLOOR ON THE FIRST FLOOR, ALL CEILING MATERIALS BENEATH THE LOWER SURFACE OF THE LOWEST HORIZONTAL MEMBERS OF THE OVERHEAD SUPPORT SYSTEM, AND ALL PROPERTY OF EVERY NATURE LYING WHOLLY WITHIN A UNIT WHICH IS NOT A NECESSITY OR OTHERWISE RESERVED AS PART OF THE COMMON ELEMENTS.
- COMMON ELEMENTS INCLUDE ALL PORTIONS OF THE CONDOMINIUM OTHER THAN THE UNITS DESIGNATED HEREON; AND DEFINED IN THE CONDOMINIUM DOCUMENTS AND THE LIMITED COMMON ELEMENTS. 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, ALL CONDUITS, INSTALLATIONS, WIRES, PIPES, EQUIPMENT, ETC. WHICH SERVE OTHER COMMON ELEMENTS OR WHICH SERVE MORE THAN ONE UNIT.
- LIMITED COMMON ELEMENTS—EXCEPT AS MAY BE OTHERWISE EXPRESSLY PROVIDED, LIMITED COMMON ELEMENTS INCLUDE DOORS, WINDOWS, PORCHES, BALCONIES, DECKS, PATIO AREAS, SIDEWALKS, WALK WAYS, PARTY WALLS, AND ANY OTHER APPARATUS DESIGNED TO SERVE A SINGLE UNIT, BUT LOCATED OUTSIDE THE BOUNDARIES THEREOF.
- AREAS: PARCEL 1 (TOTAL) 10.935 AC.±

PHASE 1 (BUILDING #27)	2.377 AC.±
PHASE 2 (BUILDING #7)	0.195 AC.±
PHASE 3 (BUILDING #6)	0.196 AC.±
PHASE 4 (BUILDING #5)	0.200 AC.±
PHASE 5 (BUILDING #4)	0.235 AC.±
PHASE 6 (BUILDING #3)	0.343 AC.±
PHASE 7 (BUILDING #2)	0.216 AC.±
PHASE 8 (BUILDING #9)	1.459 AC.±
PHASE 9 (BUILDING #10)	0.196 AC.±
PHASE 10 (BUILDING #1)	0.222 AC.±
PHASE 11 (BUILDING #11)	0.195 AC.±
PHASE 12 (BUILDING #12)	0.227 AC.±
PHASE 13 (BUILDING #13)	1.098 AC.±
PHASE 14 (BUILDING #14)	0.419 AC.±
PHASE 15 (BUILDING #19)	0.235 AC.±
PHASE 16 (BUILDING #15)	0.368 AC.±
PHASE 17 (BUILDING #16)	0.323 AC.±
PHASE 18 (BUILDING #17)	0.251 AC.±
PHASE 19 (BUILDING #18)	0.345 AC.±
PHASE 20 (BUILDING #20)	0.206 AC.±
PHASE 21 (BUILDING #21)	0.203 AC.±
PHASE 22 (BUILDING #22)	0.249 AC.±
ADDITIONAL AREA (PARCEL "B")	0.781 AC.±
ADDITIONAL AREA (PARCEL "C")	0.396 AC.±
TOTAL	10.935 AC.±



VICINITY MAP
 SCALE: 1"=2000'

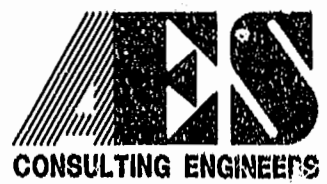
TAX PARCEL 281-07-00-001
 ZONED B-3 & RM-2
 (MULTI-FAMILY DWELLING DISTRICT)
 SETBACK LIMITS
 SIDE= 15'
 REAR= 25'

NOTE:
 THIS PROPERTY LIES IN ZONE X, (AREAS DETERMINED TO BE OUTSIDE THE 500 YEAR FLOOD PLAIN) PER F.I.R.M. #510294-0005 B, DATED 3/2/94.

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 10 DAY OF January, 2002, AS INSTRUMENT NUMBER 030063 @ 2:46PM

TESTE: Betsy B. Woolridge
 CLERK



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

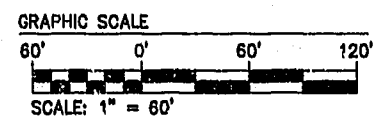
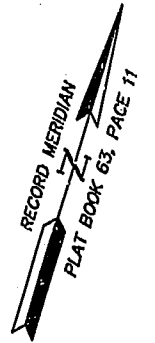
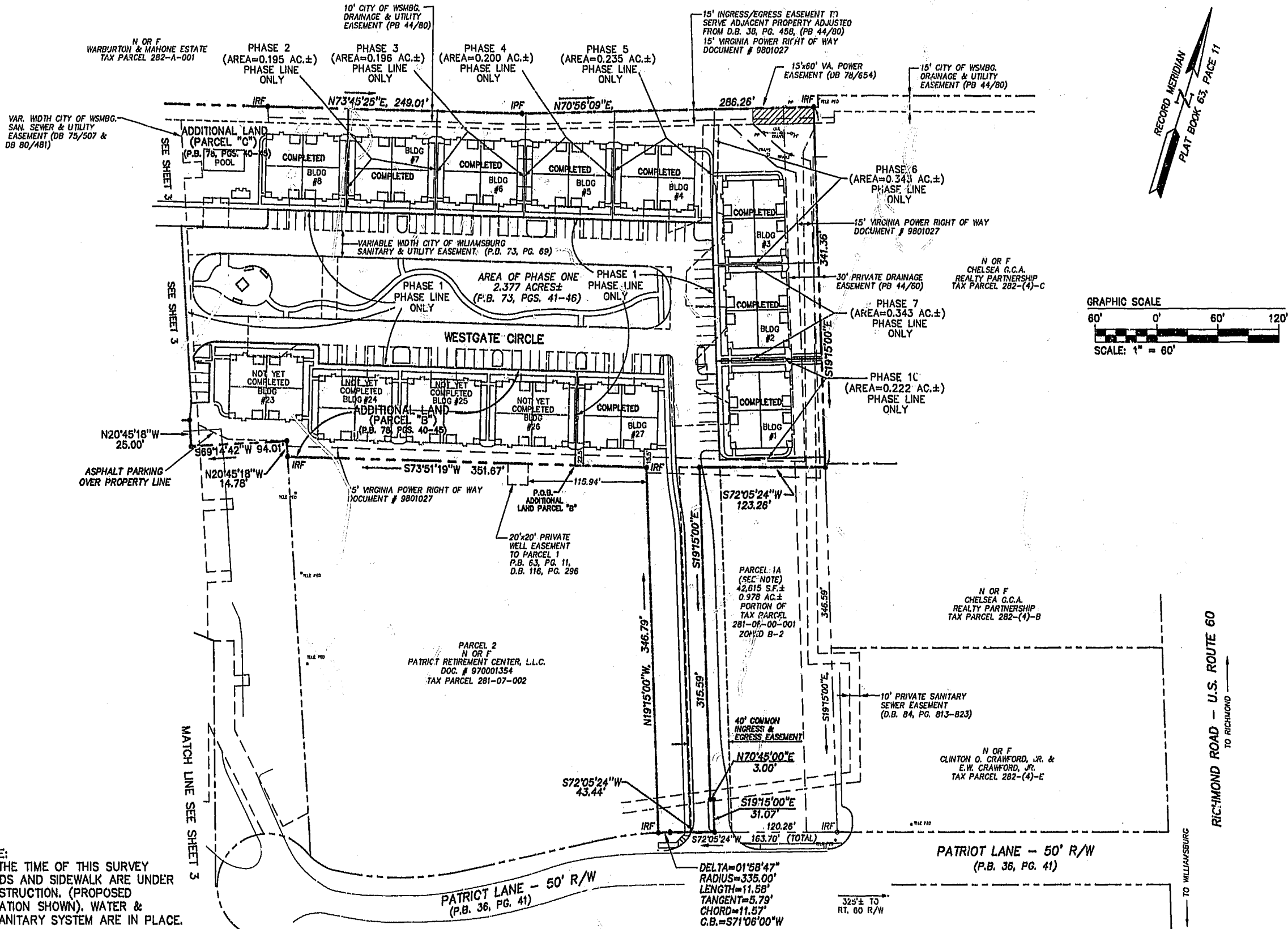
PLAT OF CONDOMINIUM
WESTGATE AT WILLIAMSBURG,
A CONDOMINIUM
PHASE TWENTY-TWO
 OWNED BY: 752 L.L.C.,
 A VIRGINIA LIMITED LIABILITY COMPANY
 CITY OF WILLIAMSBURG VIRGINIA



No.	DATE	REVISION / COMMENT / NOTE	BY

Designed GTW/ADS	Drawn JFS
Scale 1"= 100'	Date 11/26/01
Project No. 8395-6	
Drawing No. 1 OF 6	

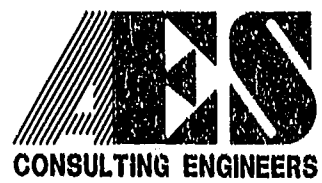
8395p221.dwg 11.02.01-09:19 JFS



11.30.01-09:10 8395d222.dwg

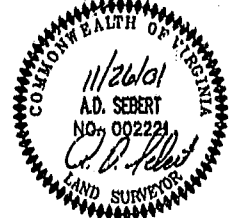
JFS

NOTE:
 AT THE TIME OF THIS SURVEY
 ROADS AND SIDEWALK ARE UNDER
 CONSTRUCTION. (PROPOSED
 LOCATION SHOWN). WATER &
 & SANITARY SYSTEM ARE IN PLACE.



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 Williamsburg, Virginia 23188
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**PLAT OF CONDOMINIUM
 WESTGATE AT WILLIAMSBURG,
 A CONDOMINIUM
 PHASE TWENTY-TWO**
 OWNED BY: 752 L.L.C.,
 A VIRGINIA LIMITED LIABILITY COMPANY
 CITY OF WILLIAMSBURG VIRGINIA

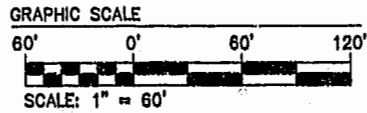


City of Williamsburg & County of James City Circuit Court. This PLAT was recorded on 11/28/01 at 2:46 PM, P.B. 63, PG. 75-80. DOCUMENT # 020063. BETSY B. WOOLRIDGE, CLERK.			
No.	DATE	REVISION / COMMENT / NOTE	BY

Designed GTW/ADS	Drawn JFS
Scale 1" = 60'	Date 11/28/01
Project No. 8395-6	
Drawing No. 2 OF 6	

RICHMOND ROAD - U.S. ROUTE 60
 TO RICHMOND
 TO WILLIAMSBURG

NOTE:
AT THE TIME OF THIS SURVEY
ROADS AND SIDEWALK ARE UNDER
CONSTRUCTION. (PROPOSED
LOCATION SHOWN), WATER &
& SANITARY SYSTEM ARE IN PLACE.

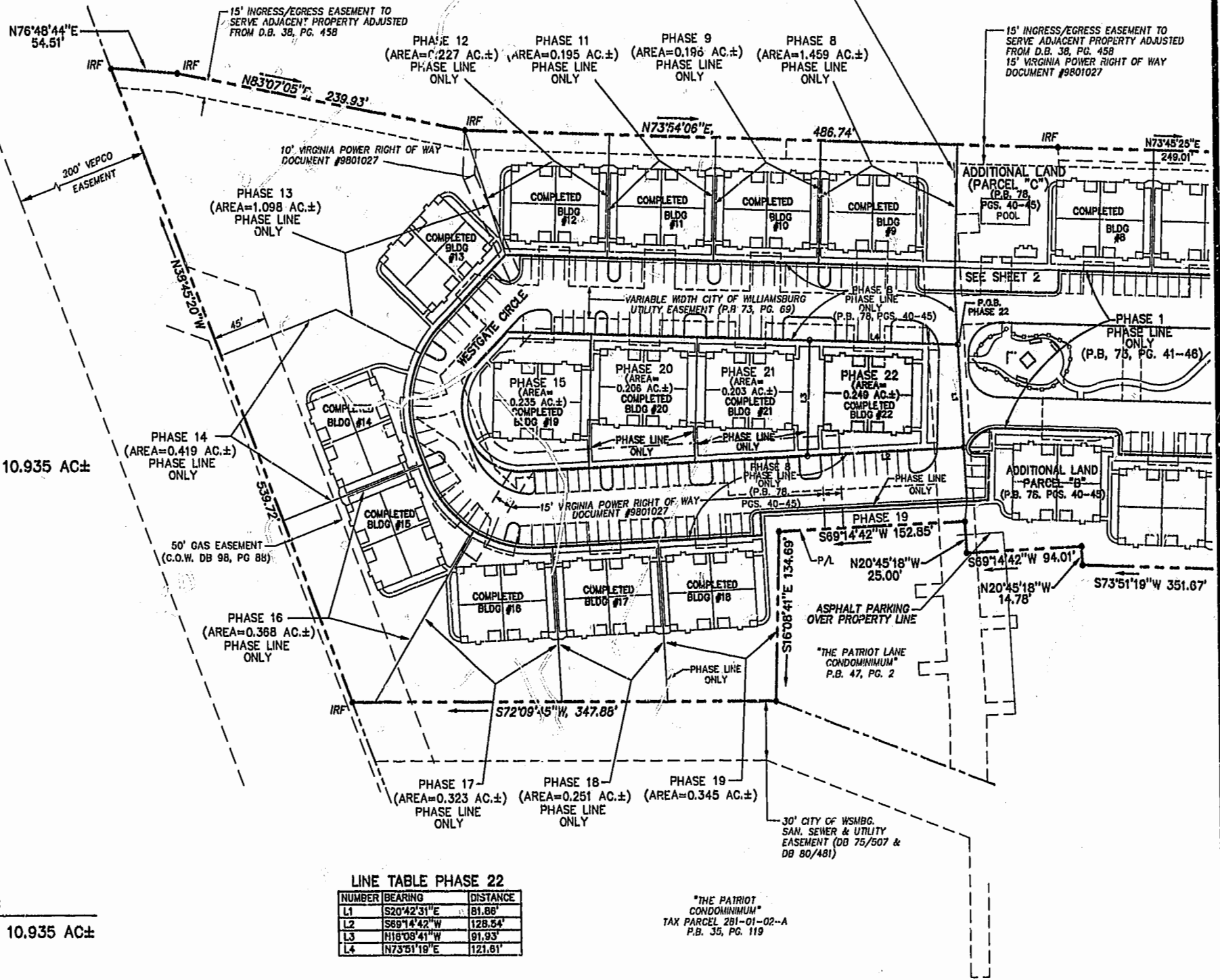


N/F
JAMESTOWN ACADEMY
TAX PARCEL 281-03-A

N OR F
WARBURTON & MAHONE ESTATE
TAX PARCEL 282-A-001

VARIABLE WIDTH CITY OF WILLIAMSBURG
SAN. SEWER & UTILITY
EASEMENT (DB 75/507 &
DB 80/481)

15' INGRESS/EGRESS EASEMENT TO
SERVE ADJACENT PROPERTY ADJUSTED
FROM D.B. 38, PG. 458
15' VIRGINIA POWER RIGHT OF WAY
DOCUMENT #9801027



AREA

- TOTAL AREA PARCEL 1= 10.935 AC±
- PHASE TWENTY-TWO= 0.249 AC.±
 - PHASE TWENTY-ONE= 0.203 AC.±
 - PHASE TWENTY= 0.206 AC.±
 - PHASE NINETEEN= 0.345 AC.±
 - PHASE EIGHTEEN= 0.251 AC.±
 - PHASE SEVENTEEN= 0.323 AC.±
 - PHASE SIXTEEN= 0.368 AC.±
 - PHASE FIFTEEN= 0.235 AC.±
 - PHASE FOURTEEN= 0.419 AC.±
 - PHASE THIRTEEN= 1.098 AC.±
 - PHASE TWELVE= 0.227 AC.±
 - PHASE ELEVEN= 0.195 AC.±
 - PHASE TEN= 0.222 AC.±
 - PHASE NINE= 0.196 AC.±
 - PHASE EIGHT= 1.459 AC.±
 - PHASE SEVEN= 0.216 AC.±
 - PHASE SIX= 0.343 AC.±
 - PHASE FIVE= 0.235 AC.±
 - PHASE FOUR= 0.200 AC.±
 - PHASE THREE= 0.196 AC.±
 - PHASE TWO= 0.195 AC.±
 - PHASE ONE= 2.377 AC.±

ADDITIONAL AREA (PARCEL "B")= 0.781 AC.±
ADDITIONAL AREA (PARCEL "C")= 0.396 AC.±

TOTAL= 10.935 AC±

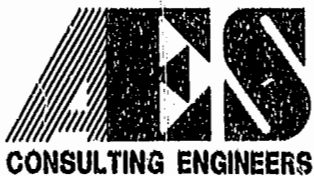
LINE TABLE PHASE 22

NUMBER	BEARING	DISTANCE
L1	S20°42'31"E	81.86'
L2	S89°14'42"W	128.54'
L3	N18°08'41"W	91.93'
L4	N73°51'19"E	121.61'

"THE PATRIOT LANE
CONDOMINIUM"
TAX PARCEL 281-01-02-A
P.B. 35, PG. 119

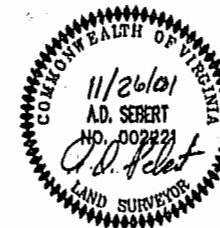
11_30_01-08:11 8395P223.DWG

JFS



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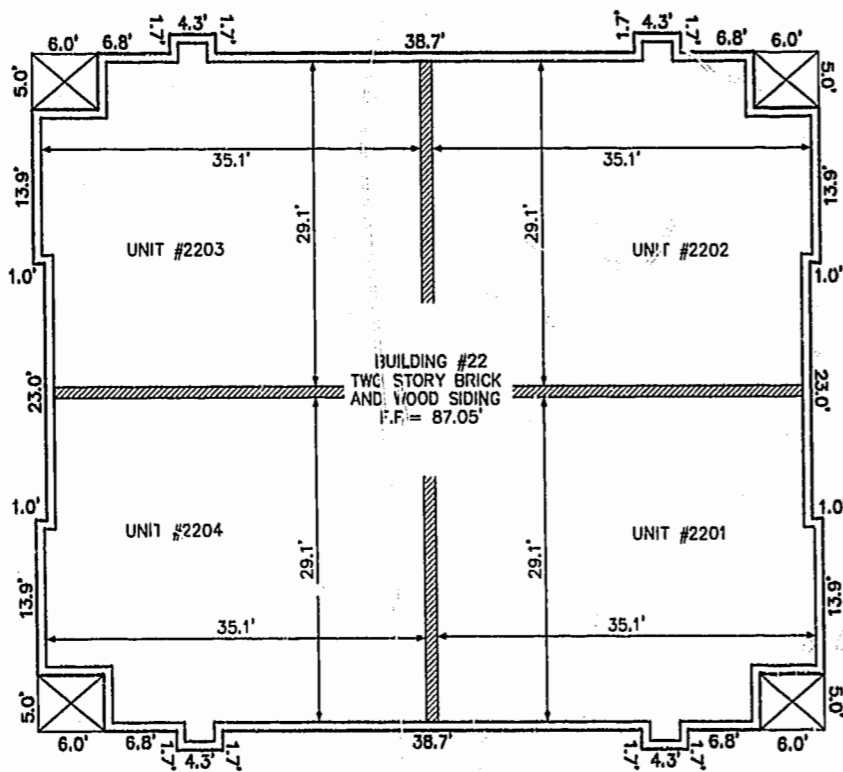
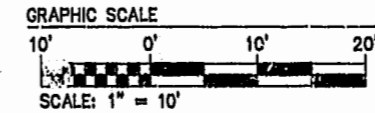
PLAT OF CONDOMINIUM
WESTGATE AT WILLIAMSBURG,
A CONDOMINIUM
PHASE TWENTY-TWO
OWNED BY: 752 L.L.C.,
A VIRGINIA LIMITED LIABILITY COMPANY
CITY OF WILLIAMSBURG VIRGINIA



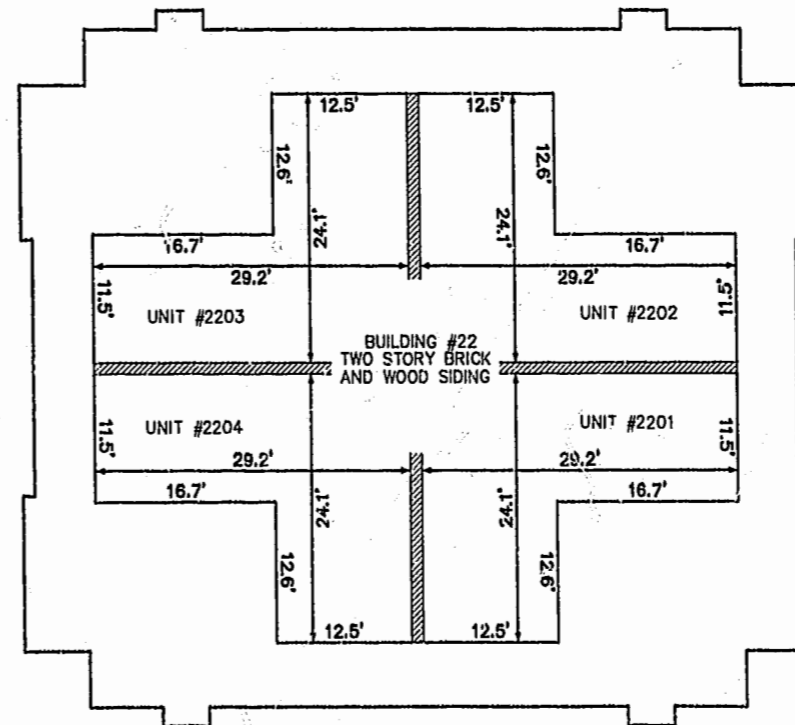
City of Williamsburg & County of James City Circuit Court: This PLAT was recorded on 10/26/01 at 2:41 PM, P.B. 35, PG. 119-20 DOCUMENT # 020063 BETSY B. WOOLRIDGE, CLERK <i>Betsy Woolridge</i> Dep. Clerk			
No.	DATE	REVISION / COMMENT / NOTE	BY

Designed GTW/ADS	Drawn JFS
Scale 1" = 60'	Date 11/26/01
Project No. 8395-6	
Drawing No. 3 OF 6	

BUILDING NUMBER	UNIT NUMBER	STREET ADDRESS
22	2201	2201 WESTGATE CIRCLE
22	2202	2202 WESTGATE CIRCLE
22	2203	2203 WESTGATE CIRCLE
22	2204	2204 WESTGATE CIRCLE

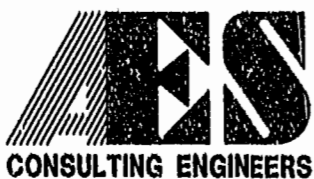


FRONT OF BUILDING
FIRST FLOOR



FRONT OF BUILDING
SECOND FLOOR

11_30_01-09:12 8395p224.dwg



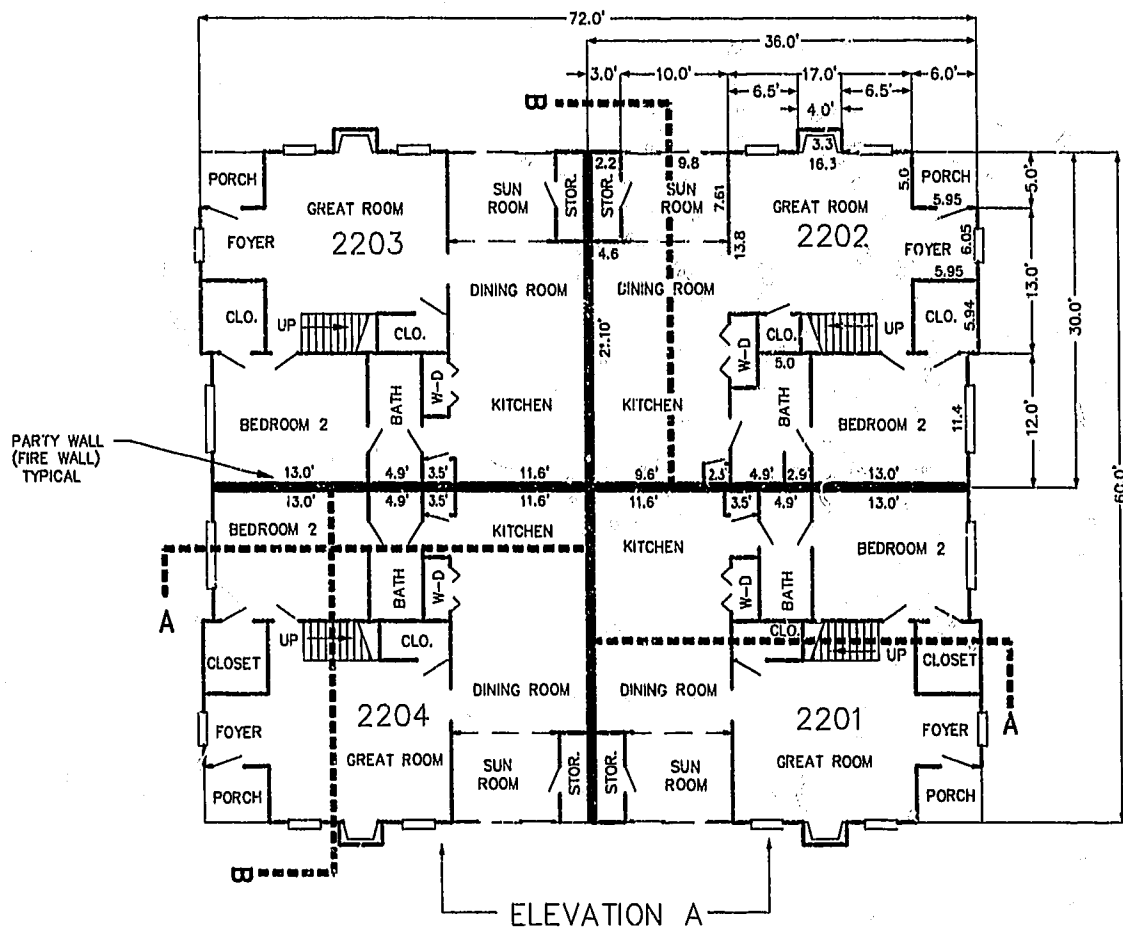
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Williamsburg, Virginia 23188
(757) 253-0040
Fax (757) 220-8994

**PLAT OF CONDOMINIUM
WESTGATE AT WILLIAMSBURG,
A CONDOMINIUM
PHASE TWENTY-TWO**
OWNED BY: 752 L.L.C.,
A VIRGINIA LIMITED LIABILITY COMPANY
CITY OF WILLIAMSBURG VIRGINIA

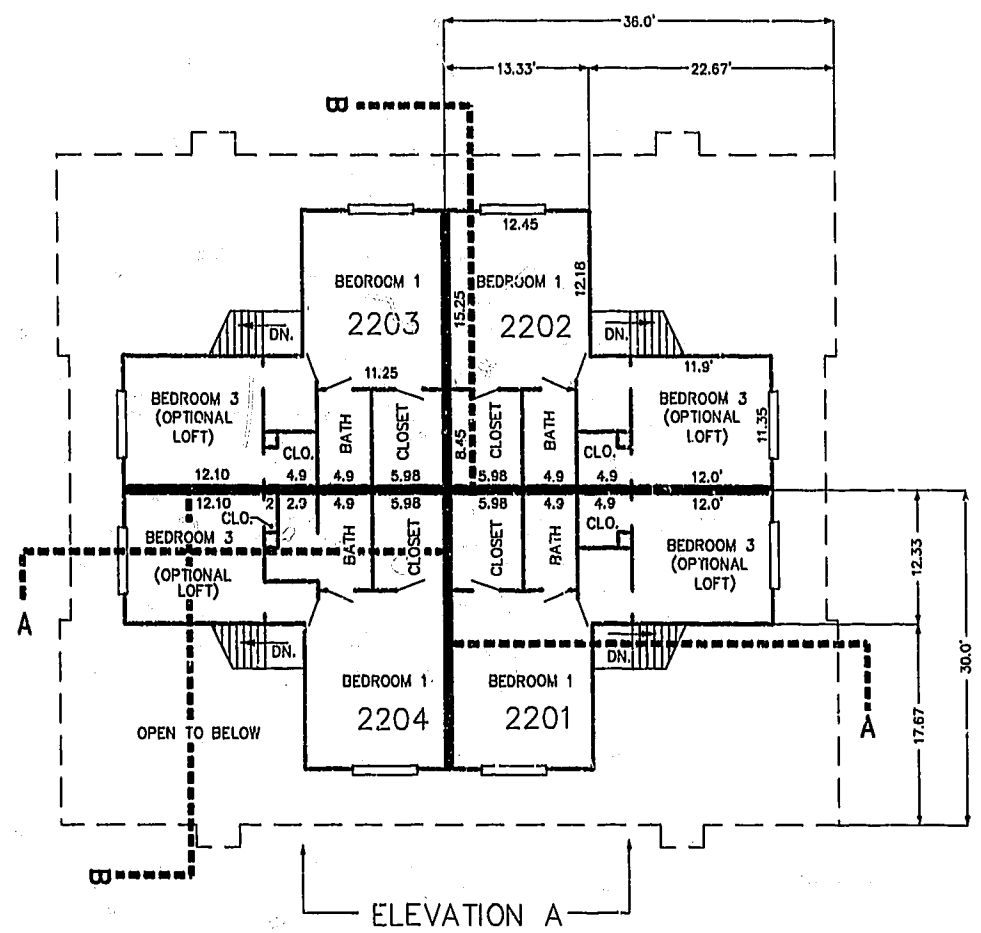


City of Williamsburg & County of James City Circuit Court - This PLAT was recorded on	
at 2:46 PM, PG 84 PG 85 80	
DOCUMENT # 020063	
BETSY B. WOOLRIDGE, CLERK	
<i>Betsy Woolridge</i> , Dep. Clerk	
No.	DATE
REVISION / COMMENT / NOTE	
BY	

Designed GTW/ADS	Drawn JFS
Scale 1" = 10'	Date 11/26/01
Project No. 8395-6	
Drawing No. 4 OF 6	



FIRST FLOOR PLAN
(UNIT #2202 IS TYPICAL)



SECOND FLOOR PLAN
(UNIT #2202 IS TYPICAL)

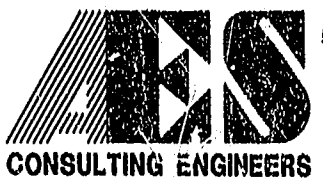


ELEVATION A



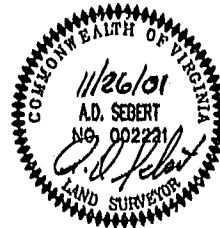
ELEVATION B

11.30.01-09:49 8395p225.dwg JFS



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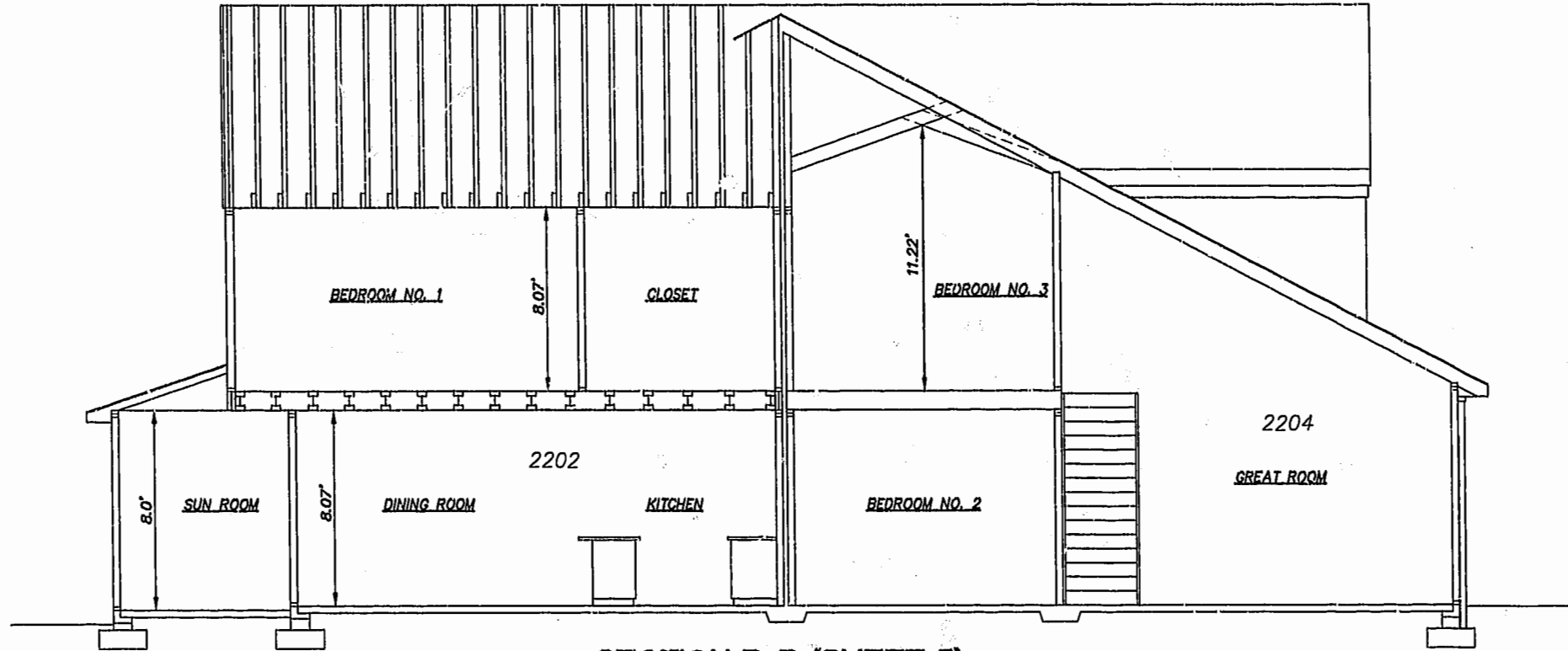
PLAT OF CONDOMINIUM
 WESTGATE AT WILLIAMSBURG,
 A CONDOMINIUM
 PHASE TWENTY-TWO
 OWNED BY: 752 L.L.C.,
 A VIRGINIA LIMITED LIABILITY COMPANY
 CITY OF WILLIAMSBURG VIRGINIA



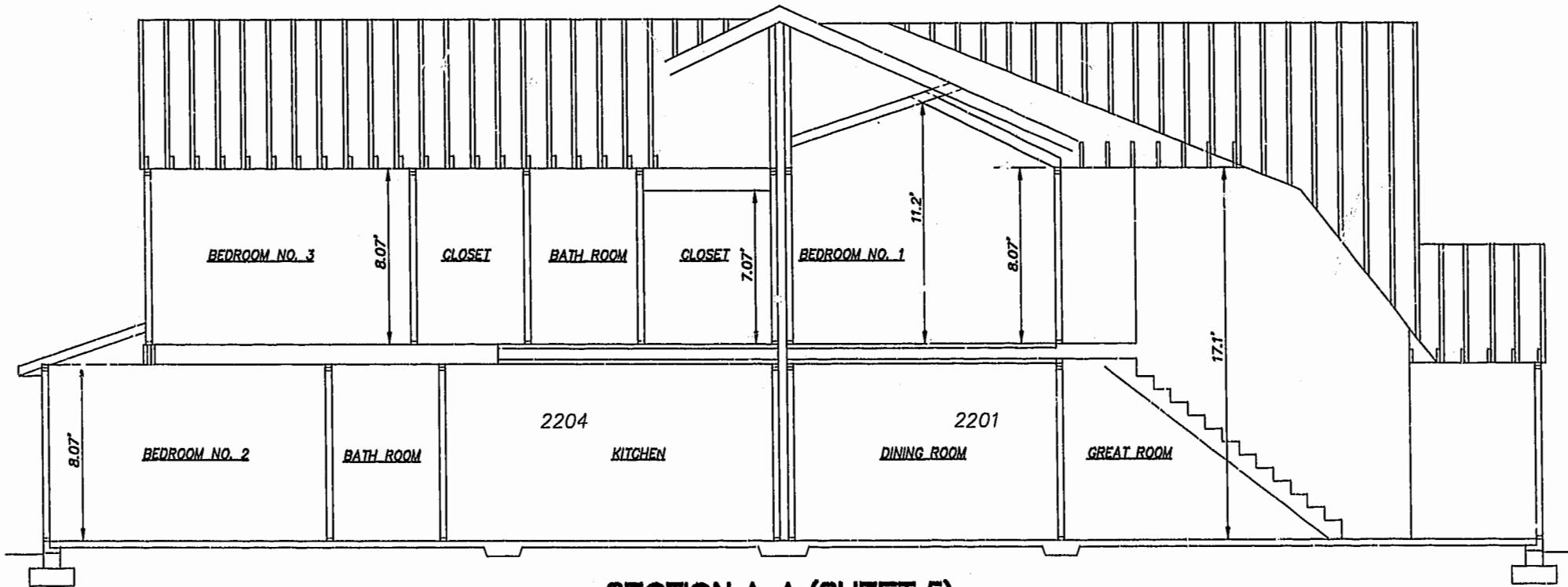
No.	DATE	REVISION / COMMENT / NOTE	BY

City of Williamsburg & County of James City
 Circuit Court: This PLAT was recorded on
 10 Nov 2002
 at 2:14 PM, PB 89, PG 75-80
 DOCUMENT # 020063
 BETSY B. WOOLRIDGE, CLERK
Betsy Woolridge, Clerk

Designed GTW/ADS	Drawn JFS
Scale 1" = 10'	Date 11/26/01
Project No. 8395-6	
Drawing No. 5 OF 6	

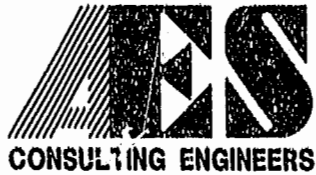


SECTION B-B (SHEET 5)



SECTION A-A (SHEET 5)

11.30.01-09:14 8395p725.dwg JFS



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PLAT OF CONDOMINIUM
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 A CONDOMINIUM
 PHASE TWENTY-TWO
 OWNED BY: 752 L.L.C.,
 A VIRGINIA LIMITED LIABILITY COMPANY
 CITY OF WILLIAMSBURG VIRGINIA



No.	DATE	REVISION / COMMENT / NOTE	BY

Designed GTW/ADS	Drawn AWT/JFS
Scale 1" = 4'	Date 11/28/01
Project No. 8395-6	
Drawing No. 6 OF 6	