

#030034818

THIS SURVEY IS BASED ON A TITLE REPORT PROVIDED BY COMMONWEALTH LAND TITLE INSURANCE COMPANY. (COMMITMENT NO. CTO3-0199.4, FILE NO. CTO3-0199, EFFECTIVE DATE: OCT. 27, 2003)

SURVEY RELATED SCHEDULE B, SECTION II SPECIAL EXCEPTIONS DELINEATED BELOW:

- 5. THIS PARCEL IS SUBJECT TO TERMS, CONDITIONS, EASEMENTS AND RESTRICTIONS APPEARING IN D.B. 758, PG. 646, D.B. 732, PG. 988 AND INST. NO. 020030027.
- 6. DEED OF EASEMENT FOR NATURAL OPEN SPACE RECORDED IN D.B. 758, PG. 682 HAS BEEN SHOWN ON THE PLAT.

THE PROPERTY EMBRACED WITHIN THE LIMITS OF THIS SURVEY APPEARS TO LIE WITHIN FLOOD ZONE X (AREAS DETERMINED TO BE OUTSIDE OF THE 500 YEAR FLOOD PLAIN). ACCORDING TO FEDERAL EMERGENCY MANAGEMENT AGENCY - NATIONAL FLOOD INSURANCE PROGRAM COMMUNITY PANEL NUMBER 510201 0010 B DATED FEB. 6, 1991.

NOTE: THIS PLAT IS BASED ON A FIELD SURVEY PERFORMED SEPT., 2003.

UNDERGROUND UTILITIES SHOWN ON THIS SURVEY WERE MARKED BY "MISS UTILITY". REFERENCE TICKET NO. A325800809.

- REFERENCES:
- INST. NO. 000012706(SOURCE DEED)
 - INST. NO. 020030024(SOURCE DEED)
 - P.B. 78, PG. 5
 - P.B. 50, PG 11
 - P.B. 62, PG. 94-96
 - P.B. 90, PG 16-19

LEGAL DESCRIPTION
PARCEL A-2

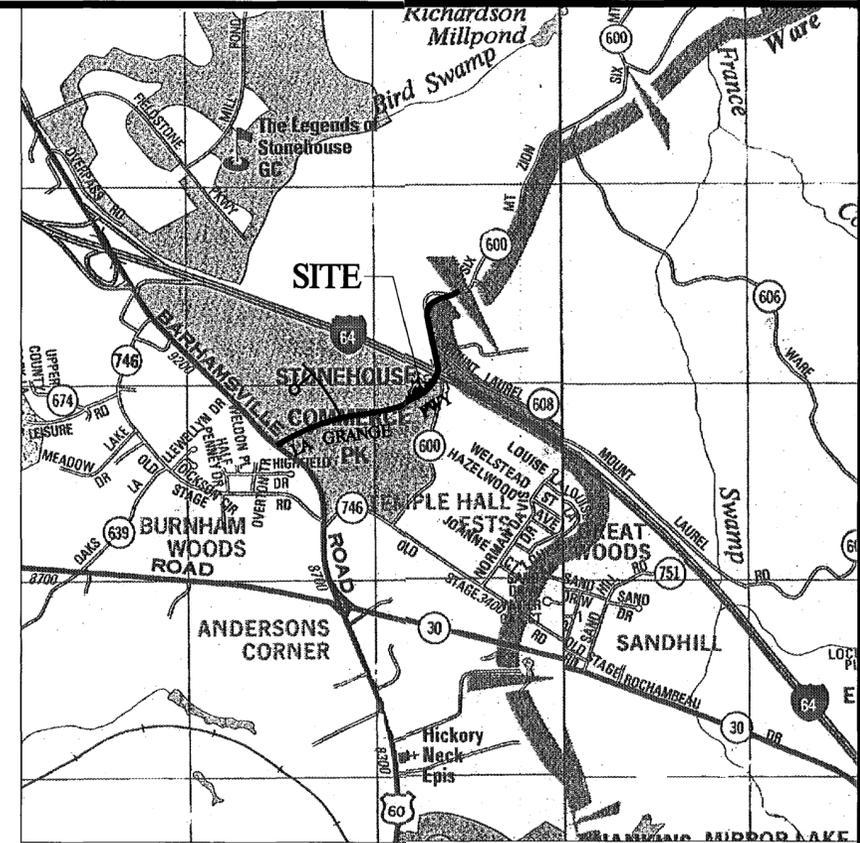
ALL OF THAT PIECE OR PARCEL OF LAND SITUATED IN JAMES CITY COUNTY, VIRGINIA, KNOWN AS SECTION A, PARCEL A-2, STONEHOUSE COMMERCE PARK CONTAINING 4.6538 ACRES, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT (SHOWN AS POB #1), SAID POINT BEING THE COMMON CORNER BETWEEN THE PROPERTY HEREIN DESCRIBED AND SECTION A, PARCEL A-1, STONEHOUSE COMMERCE PARK ON THE SOUTHERLY RIGHT OF WAY LINE OF LA GRANGE PARKWAY; THENCE FROM SAID POINT OF BEGINNING FOLLOWING ALONG THE SOUTHERLY RIGHT OF WAY LINE OF LA GRANGE PARKWAY S90°00'00"E, 110.00'; THENCE LEAVING THE SOUTHERLY RIGHT OF WAY LINE OF LA GRANGE PARKWAY AND FOLLOWING ALONG THE LINE COMMON WITH THE PROPERTY HEREIN DESCRIBED AND THE PROPERTY OF STONEHOUSE AT WILLIAMSBURG, LLC THE FOLLOWING 5 COURSES: 1) S00°00'00"W, 25.00' TO A POINT; 2) N90°00'00"E, 163.44' TO A POINT; 3) ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 1087.00', AN ARC LENGTH OF 129.42' A CHORD DISTANCE OF 129.35' AND A CHORD BEARING OF N86°35'20"E TO A POINT; 4) S06°49'19"E, 474.05' TO A POINT; 5) N90°00'00"W, 458.87' TO A POINT, SAID POINT BEING THE SOUTHEASTERLY COMMON CORNER BETWEEN THE PROPERTY HEREIN DESCRIBED AND SECTION A, PARCEL A-1, STONEHOUSE COMMERCE PARK; THENCE FOLLOWING ALONG THE LINE COMMON WITH THE PROPERTY HEREIN DESCRIBED AND SECTION A, PARCEL A-1, STONEHOUSE COMMERCE PARK N00°00'00"E, 488.00' AND RETURNING TO THE POINT OF BEGINNING.

LEGAL DESCRIPTION
LEASE AREA (A PORTION OF TAX PARCEL 0640100001)

ALL OF THAT PIECE OR PARCEL OF LAND SITUATE IN JAMES CITY COUNTY, VIRGINIA, KNOWN AS A PORTION OF TAX PARCEL 0640100001, CONTAINING 10.3± ACRES, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT AT THE INTERSECTION OF THE SOUTHERLY RIGHT OF WAY LINE OF LA GRANGE PARKWAY WITH THE WESTERLY RIGHT OF WAY LINE OF SIX MOUNT ZION ROAD; THENCE FROM SAID POINT OF COMMENCEMENT FOLLOWING ALONG THE WESTERLY RIGHT OF WAY LINE OF SIX MOUNT ZION ROAD ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 100.00' AN ARC LENGTH OF 6.00' A CHORD DISTANCE OF 6.00' AND A CHORD BEARING OF S41°24'30"E TO THE TRUE POINT OF BEGINNING (SHOWN AS POB #2); THENCE FROM SAID POINT OF BEGINNING FOLLOWING ALONG THE WESTERLY RIGHT OF WAY LINE OF SIX MOUNT ZION ROAD THE FOLLOWING 8 COURSES: 1) ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 100.00' AN ARC LENGTH OF 109.66' A CHORD DISTANCE OF 104.25' AND A CHORD BEARING OF S08°16'31"E; 2) S23°28'13"W, 124.52'; 3) S66°31'47"E, 5.93'; 4) ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 435.60' AN ARC LENGTH OF 353.10' A CHORD DISTANCE OF 343.52' AND A CHORD BEARING OF S00°39'10"W; 5) S22°34'10"E, 212.85'; 6) S19°42'25"E, 100.13'; 7) S22°34'10"E, 42.85'; 8) ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 190.36' AN ARC LENGTH OF 75.95' A CHORD DISTANCE OF 75.45' AND A CHORD BEARING OF N11°08'22"W; THENCE LEAVING THE WESTERLY RIGHT OF WAY LINE OF SIX MOUNT ZION ROAD AND FOLLOWING ALONG THE CENTERLINE OF A STREAM, BEING THE COMMON LINE BETWEEN THE PROPERTY HEREIN DESCRIBED AND THE PROPERTY NOW OR FORMERLY OF MILLER, THE FOLLOWING 2 TIE-LINE COURSES: 1) N79°53'04"W, 297.07' TO A POINT; 2) S86°06'09"W, 344.39' TO A POINT; THENCE N21°03'24"W, 159.42' TO A POINT; THENCE N90°00'00"W, 460.66' TO A POINT; THENCE N00°00'00"W, 15.00' TO A POINT BEING THE COMMON CORNER OF STONEHOUSE COMMERCE PARK SECTION A, PARCELS A-1 AND A-2; THENCE ALONG THE SOUTHERLY LINE OF STONEHOUSE COMMERCE PARK SECTION A, PARCEL A-2; S90°00'00"E, 458.87' TO A POINT; THENCE ALONG THE EASTERLY LINE OF STONEHOUSE COMMERCE PARK SECTION A, PARCEL A-2 N06°49'19"W, 474.05' TO A POINT; THENCE ALONG THE NORTHERLY LINE OF STONEHOUSE COMMERCE PARK SECTION A, PARCEL A-2 ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 1087.00', AN ARC LENGTH OF 123.90', A CHORD DISTANCE OF 123.84' AND A CHORD BEARING OF S86°26'37"W TO A POINT; THENCE ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 1225.20', AN ARC LENGTH OF 105.17', A CHORD DISTANCE OF 105.14' AND A CHORD BEARING OF N86°06'16"E TO A POINT; THENCE N06°21'17"W, 25.00' TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF LA GRANGE PARKWAY; THENCE FOLLOWING ALONG THE SOUTHERLY RIGHT OF WAY LINE OF LA GRANGE PARKWAY ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 1200.20' AN ARC LENGTH OF 110.00', A CHORD DISTANCE OF 109.96' AND A CHORD BEARING OF N81°01'11"E TO A POINT; THENCE S11°36'21"E, 25.00' TO A POINT; THENCE ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 1225.20' AN ARC LENGTH OF 191.72' A CHORD DISTANCE OF 191.52' AND A CHORD BEARING OF N73°54'41"E TO A POINT; THENCE ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 1007.00' AN ARC LENGTH OF 434.44' A CHORD DISTANCE OF 431.08' AND A CHORD BEARING OF N57°04'10"E AND RETURNING TO THE POINT OF BEGINNING.



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VICINITY MAP

SCALE: 1"=2,000'

ALTA/ACSM LAND TITLE SURVEY
OF A PORTION OF THE PROPERTY OF
STONEHOUSE AT WILLIAMSBURG, LLC
BEING A PORTION OF TAX PARCEL 0640100001
AND THE PROPERTY OF
INDUSTRIAL DEVELOPMENT AUTHORITY
OF JAMES CITY COUNTY
BEING SECTION A, PARCEL A-2
STONEHOUSE COMMERCE PARK

STONEHOUSE DISTRICT, JAMES CITY COUNTY, VIRGINIA
DATE: OCT. 24, 2003
REVISED OCT. 28, 2003
SHEET 1 OF 2

City of Williamsburg & County of James City
Circuit Court: This PLAT was recorded on
11-07-03
at 1:52 P.M. PG. 1
DOCUMENT # 030034818
BETSY B. WOOLRIDGE, CLERK
Betsy B. Woolridge Clerk

TO: LIBERTY PROPERTY LIMITED PARTNERSHIP AND COMMONWEALTH LAND TITLE INSURANCE COMPANY. THIS IS TO CERTIFY THAT THIS PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE "MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/ACSM LAND TITLE SURVEYS," JOINTLY ESTABLISHED AND ADOPTED BY ALTA, ACSM AND NSPS IN 1999, AND INCLUDES ITEMS 1, 2, 3, 4, 8, 10, 11(b), 13, AND 15 OF TABLE A THEREOF. PURSUANT TO THE ACCURACY STANDARDS AS ADOPTED BY ALTA, ACSM AND NSPS AND IN EFFECT ON THE DATE OF THIS CERTIFICATION, UNDERSIGNED FURTHER CERTIFIES THAT PROPER FIELD PROCEDURES, INSTRUMENTATION, AND ADEQUATE SURVEY PERSONNEL WERE EMPLOYED IN ORDER TO ACHIEVE RESULTS COMPARABLE TO THOSE OUTLINED IN THE "MINIMUM ANGLE, DISTANCE AND CLOSURE REQUIREMENTS FOR SURVEY MEASUREMENTS WHICH CONTROL LAND BOUNDARIES FOR ALTA/ACSM LAND TITLE SURVEYS"



DATE: 10-28-03 Peter Farrell

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