EXHIBIT B-21 SUPPLEMENTAL CONDOMINIUM PLAT THE UNDERSIGNED CERTIFIES THAT THESE PLATS ARE ACCURATE AND COMPLY WITH THE PROVISIONS OF CODE OF VIRGINIA, SECTION 55-79.58.A AND THAT ALL UNITS OR PORTIONS THEREOF DEPICTED HEREON AND ALL COMMON ELEMENTS HAVE BEEN WYNDHAM PLANTATION SUBSTANTIALLY COMPLETED, UNLESS OTHERWISE NOTED. CONDOMINIUM WILLIAMSBURG, VIRGINIA MERRIMAC TRAIL SCALE: 1"=100" **NOVEMBER 14, 2003** SIGNED: JEFFREY D. WILLIAMS (STATE ROUTE 143) (FORMERLY STATE ROUTE 168) JOHN E. SIRINE AND ASSOCIATES, LTD. SURVEYORS • ENGINEERS • PLANNERS VIRGINIA BEACH, VIRGINIA (757) 486-4910 JEFFREY D. WILLIAMS, L.S. S 2170'39" E PHASE 15 */* 0.348 AC. 8/\\$ NOW OR FORMERLY COMMON AREA, BARCLAY SQUARE (P.B. 29, P. 62) PORTION OF PARCEL 16 1.120 AC.
ADDITIONAL LAND PHASE 18 0.515 AC. A=146.60' (3)-R=145.00' NOTE: THE FOLLOWING PARCELS ARE ADDITIONAL LAND.
PARCEL 1b PARCEL 1i
PARCEL 1d PARCEL 1j NOW OR FORMERLY 249.93 N 19°55'33" W 10°55'33" W 10°55'35'3 W 10°55'3 W 10°55 COLONIAL PINES APTS. PHASE 8 PHASE 9 (D.B. 44, P. 229)(D.B. 48, P. 229) 0.240 AC. (P.B. 81, PHASE 5 0.271 AC. (P.B.79, P.85)/ 0.336 AC. PARCEL 1f (P.B. 82, P. 96-99) PHASE 3 0.234 AC. (P.B.78, P.6) P. 73-76) ZPHASE LINE -(TYPICAL) PIPE PHASE 7 0.506 AC. (P.B.81, P.56-59) PHASE 4 0.444 AC. 17'36'48" W PHASE 10 (P.B.79, P.19)/ 2.596 AC. COMMON AREA PHASE 6 N 5417'43" E 0.977 AC. (P.B.80 P.C. (P.B. 82, P. 73-76) PHASE 1 0.955 AC. (P.B. 75, P. 15) (P.B.80, P.6-11) R= 985. 93' A= 494. 76 OLD CONC. MONUMENT & (VAR. WIDTH R/W) (STATE ROUTE 163) R= 835. 93' (7) A= 700. 31' LINE DATA DISTANCE **BEARING** N 28°09'33" W 3.00' N 28°09'33" PARCEL 2 5.993 AC. ADDITIONAL LAND (P.B. 69, P. 91) N 28°09'33" W 27.00 S 77"48'10" E 23.89' S 1241'50" W 17.97 L6 S 77**'48'10"** E 26.65 S 77°48'10" E 99.51' CURVE DATA RADIUS DELTA ARC **TANGENT** CHORD CHORD BEARING 985.93 28*45'07" 494.76 252.70' 489.58 N 2179'43" W N 44°07'40" W 307.52 1045.93 16°50'46" 154.88' 306.42 3 145.00 57*55'46" N 80°57'40" W 146.60' 80.26 140.44 6 835.93 0816'51" 120.82 60.51 S 39°50'42" E 120.71 7 835.93 48'00'00" 700.31 372.18 680.01 S 11'42'18" E N 37°01'09" E 8 53.00' 49'38'37" 24.51 44.50' City of Williamsburg & County of James City 45.92 Circuit Court: This PLAT was recorded on 2003 9 50.00 40"21'23" 18.37 N 82°01'09" E 35.22' 34.49 10 77.00 40"21'23" 54.24' 28.30' 53.12' N 82°01'09" E at 3:05 PM. PB ____ PG DOCUMENT # 0 3 2744 400 FEET 11 78.50 9000'00" 123.31 78.50' 111.02' S 32'48'10" E BETSY B. WOOLRIDGE, CLERK Retry & Woolringe S 14°09'36" E 189.00' 11"28'00" 37.83' 18.98 37.76 GRAPHIC SCALE SHEET 1 OF 4 J.O. #68,200

EXHIBIT B-21 SUPPLEMENTAL CONDOMINIUM PLAT THE UNDERSIGNED CERTIFIES THAT THESE PLATS ARE ACCURATE AND COMPLY WITH THE PROVISIONS OF CODE OF VIRGINIA, SECTION 55-79.58.A AND THAT ALL UNITS OR PORTIONS THEREOF DEPICTED HEREON AND ALL COMMON ELEMENTS HAVE BEEN WYNDHAM PLANTATION SUBSTANTIALLY COMPLETED, UNLESS OTHERWISE NOTED. CONDOMINIUM WILLIAMSBURG, VIRGINIA SCALE: 1"=20' NOVEMBER 14, 2003 JEFFREY D. WILLIAMS JOHN E. SIRINE AND ASSOCIATES, LTD. JEFFREY D. WILLIAMS, L.S. SURVEYORS • ENGINEERS • PLANNERS VIRGINIA BEACH, VIRGINIA (757) 486-4910 PHASE 11 PHASE 3 0.303 AC. 0.234 AC. 11.14.03 (P.B. 69, P. 91) JEFFREY D. WILLIAMS ELEC. BOX No. (TYPICAL) 2045 S 1277'43" W 101.10 LCE 16 LCE 17 LCE 18 WOODEN WOODEN WOODEN DECK DECK: DECK TWO STORY BRICK & FRAME CONC. PARCEL 1i PARCEL 1f PAD 0.239 AC. 0.282 AC. ADDITIONAL LAND 'UNIT' 17/ UNIT 18 ADDITIONAL LAND CONC. STOOP LEGEND CONCRETI DRIVEWA) BI (TYPICAL 31.4* UNIT AREA **PHASE** 0.239 LCE 16 LCE 17 LIMITED COMMON **ELEMENT TO THE** UNIT INDICATED (LCE) S 12°11'50" W // 101.10' COMMON ELEMENT BACK OF CURB ZELKOVA ROAD **ADDRESS** PRIVATE STREET PAVEMENT BACK OF CURB-CONC. VALLEY GUTTER (TYP.) THIS PROPERTY APPEARS TO FALL IN ZONE "X" AS SHOWN ON PANEL 0005 B OF THE FLOOD INSURANCE RATE MAPS FOR THE CITY OF WILLIAMSBURG, VIRGINIA, COMMUNITY PANEL NO. 510294, DATED MARCH 2, 1994. 2. THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT. PORTION OF PARCEL 1d 1.061 AC. PHASE 13 THE DESIGNATION OF "COMMON ELEMENT" IS NOT INTENDED TO IMPLY PHASE 15 0.462 AC. THAT ADDITIONAL LAND IS COMMON ELEMENT. 0.348 AC. ADDITIONAL LAND THE DESIGNATION OF UNIT IS SUPERSEDED BY THE DEFINITION OF UNIT IN THE DECLARATION AND IS NOT INTENDED TO IMPLY THAT COMMON ELEMENTS ARE UNIT AREA. ALL BUILDING DIMENSIONS AS SHOWN ON THIS SHEET ARE EXTERIOR DIMENSIONS AND WERE OBTAINED BY A FIELD SURVEY ON 11/14/03. THIS PROPERTY IS SUBJECT TO A NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS TO AND THE RIGHT TO THE USE AND ENJOYMENT OF SEWER, WATER AND STORMWATER FACILITIES AS OUTLINED IN DEED RECORDED BY INSTRUMENT NO. 990092 (CITY OF WILLIAMSBURG, JAMES CITY COUNTY, VIRGINIA). 119.93' 7. PROPERTY IS SUBJECT TO THE FOLLOWING EASEMENTS: S 1217'43" W A.) VARIABLE WIDTH VIRGINIA ELECTRIC AND POWER COMPANY EASEMENT (INSTR. # 990544) B.) 10' BELL ATLANTIC EASEMENT (INSTR. # 9801390) NOW OR FORMERLY COMMON AREA, BARCLAY SQUARE City of Williamsburg & County of James City (P.B. 29, P. 62) Circuit Court: This PLAT was recorded on Dec. 8, 2003 at 3:05 MM/PM. PB ____ PG ___ DOCUMENT # 032744 80 FEET BETSY B. WOOLRIDGE, CLERK Retry & Woodridge SHEET 2 OF 4 GRAPHIC SCALE

032744

EXHIBIT B-21
SUPPLEMENTAL CONDOMINIUM PLAN
OF

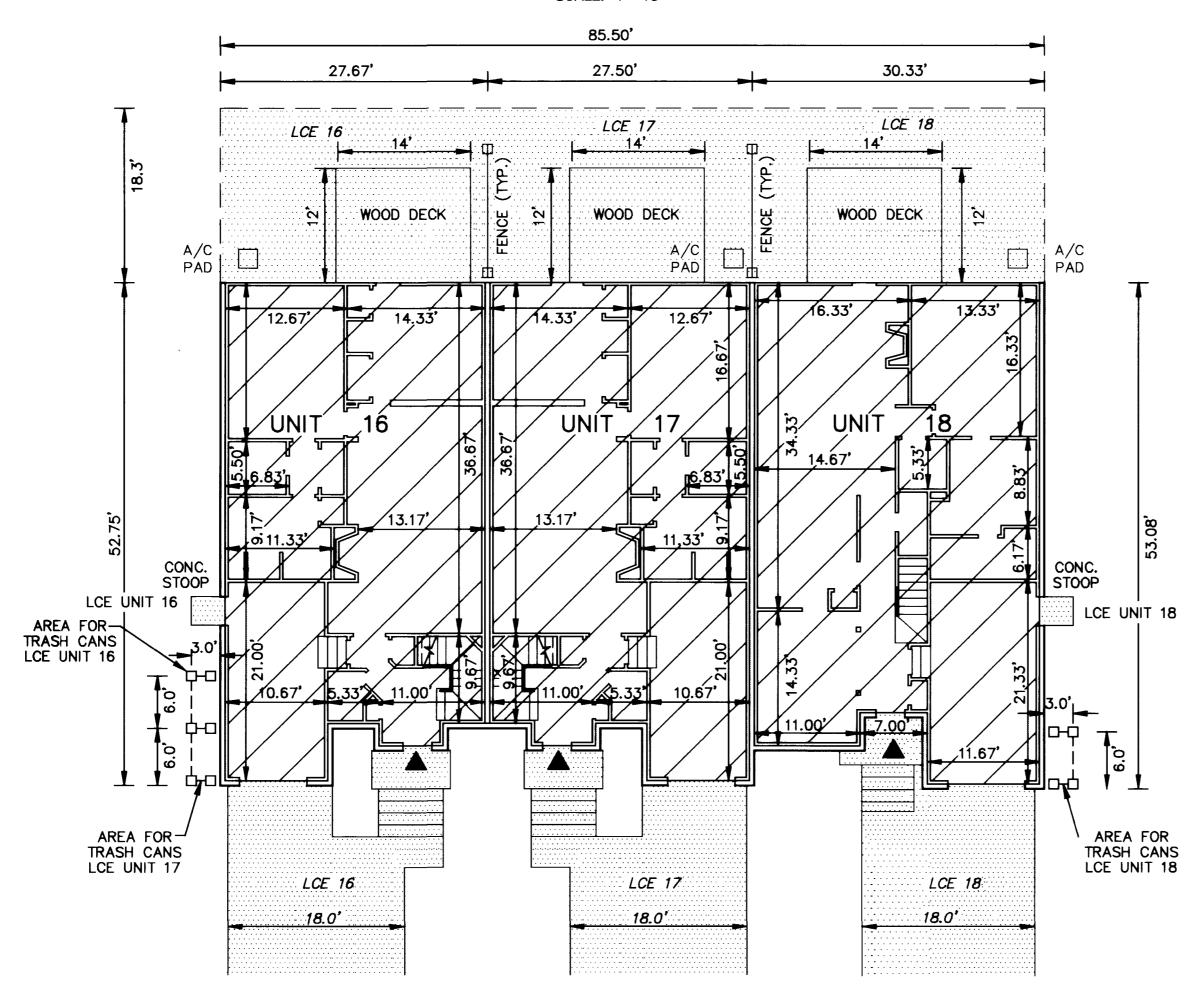
WYNDHAM PLANTATION CONDOMINIUM

WILLIAMSBURG, VIRGINIA
SCALE: 1"=10' NOVEMBER 14, 2003

JOHN E. SIRINE AND ASSOCIATES, LTD. SURVEYORS • ENGINEERS • PLANNERS VIRGINIA BEACH, VIRGINIA (757) 486-4910

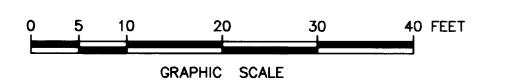
FIRST FLOOR - BUILDING 29

SCALE: 1"=10'



THE UNDERSIGNED CERTIFIES THAT THESE PLANS ARE ACCURATE AND COMPLY WITH THE PROVISIONS OF CODE OF VIRGINIA, SECTION 55-79.58.B AND THAT ALL UNITS OR PORTIONS THEREOF DEPICTED HEREON AND ALL COMMON ELEMENTS HAVE BEEN SUBSTANTIALLY COMPLETED, UNLESS OTHERWISE NOTED.

PHASE	UNIT No.	UNIT ADDRESS	UNIT AREA
23	16	237 ZELKOVA ROAD	1,800 S.F.
23	17	241 ZELKOVA ROAD	1,800 S.F.
23	18	245 ZELKOVA ROAD	1,853 S.F.



City of Williamsburg & County of James City
Circuit Court: This PLAT was recorded on

Doc. 8, 2003

at 3:05 AM/PM. PB ____ PG ___

DOCUMENT # 032144

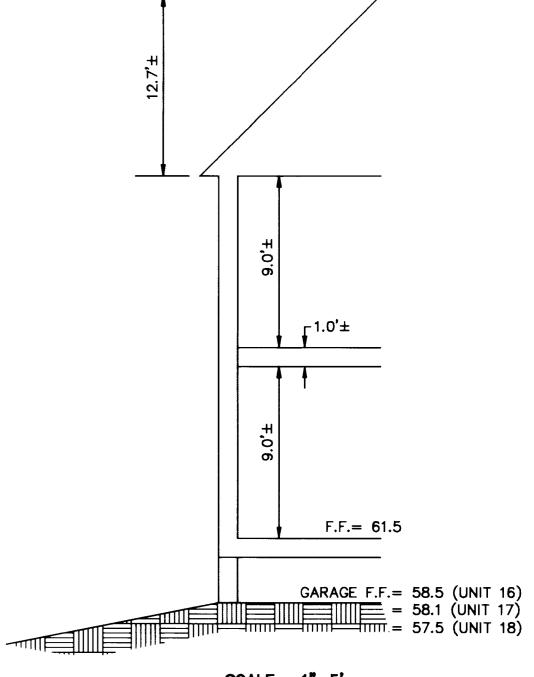
BETSY B. WOOLRIDGE, CLERK

Clerk

SIGNED: JEFFREY D. WILLIAMS, L.S.

NOTES:

- 1. BUILDING DIMENSIONS SHOWN HEREON ARE INTERIOR DIMENSIONS. THESE DIMENSIONS ARE IN FEET AND WERE TAKEN FROM PLANS SUPPLIED ENTITLED "WYNDHAM PLANTATION AT WILLIAMSBURG, FLOOR PLANS" BY PROGRESSIVE DESIGNS DATED 11/19/98.
- 2. INTERIOR UNIT CONFIGURATIONS AND PARTITIONS AS DEPICTED HEREON ARE FOR THE PURPOSE OF ILLUSTRATION ONLY AND MAY NOT REPRESENT THE INTERIOR OF A UNIT AS ACTUALLY CONSTRUCTED.



SCALE: 1"=5"

UNIT AREA

LIMITED COMMON ELEMENT TO THE UNIT INDICATED (LCE)

INDICATES FRONT ENTRANCE TO UNIT



EXHIBIT B-21 SUPPLEMENTAL CONDOMINIUM PLAN

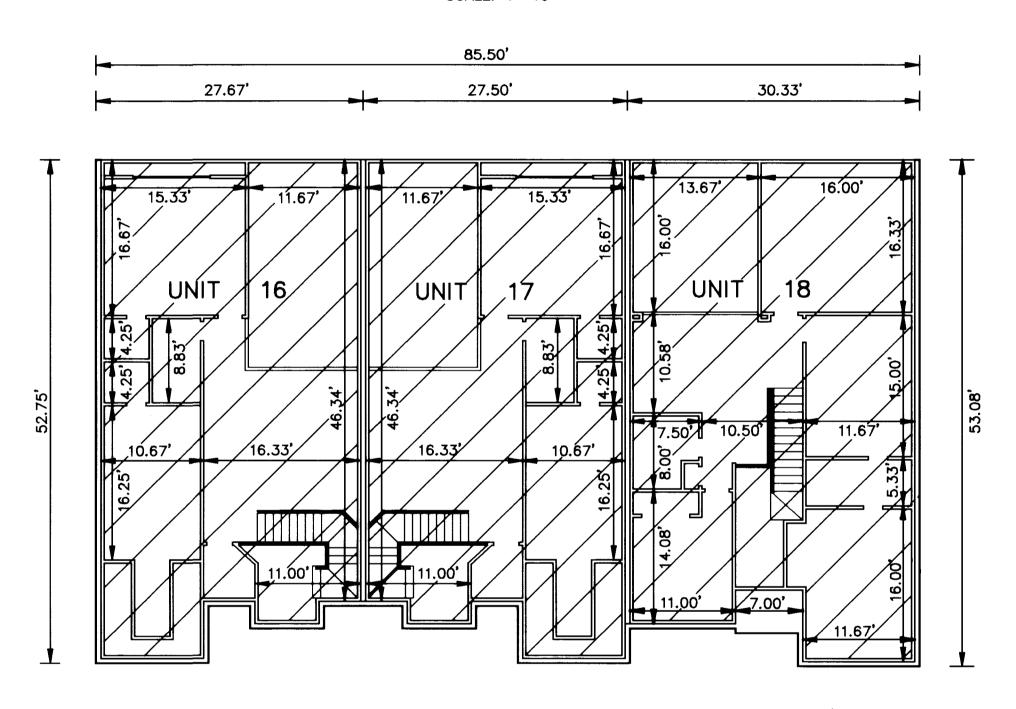
WYNDHAM PLANTATION CONDOMINIUM

WILLIAMSBURG, VIRGINIA SCALE: 1"=10' NOVEMBER 14, 2003

JOHN E. SIRINE AND ASSOCIATES, LTD. SURVEYORS . ENGINEERS . PLANNERS VIRGINIA BEACH, VIRGINIA (757) 486–4910

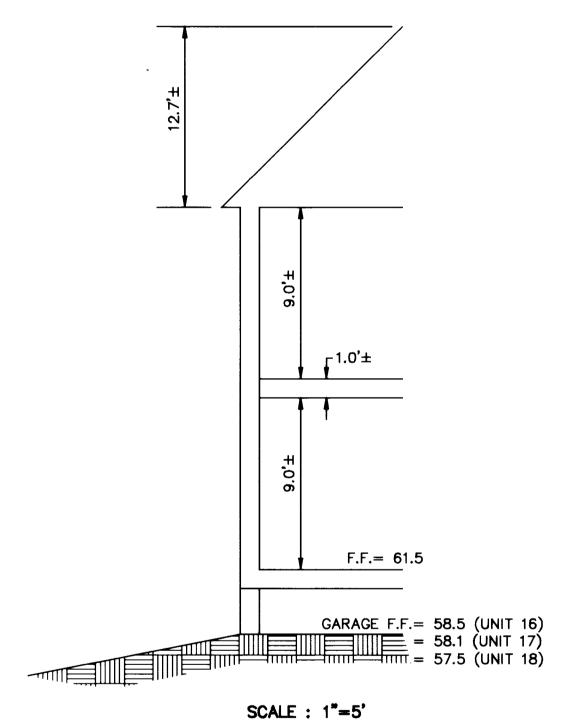
SECOND FLOOR - BUILDING 29

SCALE: 1"=10"



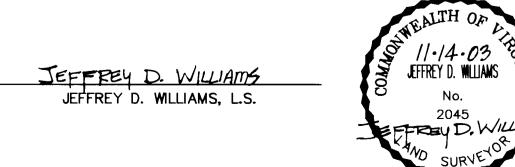
NOTES:

- 1. BUILDING DIMENSIONS SHOWN HEREON ARE INTERIOR DIMENSIONS. THESE DIMENSIONS ARE IN FEET AND WERE TAKEN FROM PLANS SUPPLIED ENTITLED "WYNDHAM PLANTATION AT WILLIAMSBURG, FLOOR PLANS" BY PROGRESSIVE DESIGNS DATED 11/19/98.
- 2. INTERIOR UNIT CONFIGURATIONS AND PARTITIONS AS DEPICTED HEREON ARE FOR THE PURPOSE OF ILLUSTRATION ONLY AND MAY NOT REPRESENT THE INTERIOR OF A UNIT AS ACTUALLY CONSTRUCTED.



UNIT AREA

THE UNDERSIGNED CERTIFIES THAT THESE PLANS ARE ACCURATE AND COMPLY WITH THE PROVISIONS OF CODE OF VIRGINIA, SECTION 55-79.58.B AND THAT ALL UNITS OR PORTIONS THEREOF DEPICTED HEREON AND ALL COMMON ELEMENTS HAVE BEEN SUBSTANTIALLY COMPLETED.



City of Williamsburg & County of James City Circuit Court: This PLAT was recorded on at 3:05 PM. PB ___ PG __ DOCUMENT # <u>032744</u> BETSY B. WOOLRIDGE, CLERK

40 FEET

UNIT AREA

1,800 S.F.

1,800 S.F.

1,853 S.F.

GRAPHIC SCALE

UNIT ADDRESS

237 ZELKOVA ROAD

241 ZELKOVA ROAD

245 ZELKOVA ROAD

SHEET 4 OF 4

PHASE UNIT No.

16

17

18

23

23

23