

#050006169

CERTIFICATION OF SOURCE OF TITLE

THE PROPERTY SHOWN HEREON AS A PORTION OF TAX MAP (50-3)(1-1) WAS CONVEYED BY ANHEUSER-BUSCH, INCORPORATED TO BUSCH PROPERTIES, INC. BY DEED DATED DECEMBER 28, 1984 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY IN DEED BOOK 266 AT PAGE 530.

THE PROPERTY SHOWN HEREON AS LOT 15 WAS CONVEYED BY BUSCH PROPERTIES, INC. TO MICHAEL L. McNAMARA AND CAROLYN C. McNAMARA BY DEED DATED SEPTEMBER 21, 1994 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY IN DEED BOOK 708 AT PAGE 535.

OWNERS CERTIFICATE

THE BOUNDARY LINE ADJUSTMENT AND LOT LINE EXTINGUISHMENT SHOWN ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS.

Michael L. McNamara 1/19/05
MICHAEL L. McNAMARA DATE
Carolyn C. McNamara 1-19-05
CAROLYN C. McNAMARA DATE

CERTIFICATE OF NOTARIZATION

STATE OF VIRGINIA, CITY/COUNTY OF James City, TO-WIT:

I, _____ A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE ABOVE PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGE THE SAME BEFORE ME IN MY CITY/COUNTY AND STATE AFORESAID.

GIVEN UNTO MY HAND THIS 19 DAY OF January, 2005.

MY COMMISSION EXPIRES 12/31/07

[Signature]
NOTARY PUBLIC

OWNERS CERTIFICATE

THE BOUNDARY LINE ADJUSTMENT AND LOT LINE EXTINGUISHMENT SHOWN ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS.

William B. Volz 1/07/05
FOR BUSCH PROPERTIES, INC. DATE
William B. Volz, Jr.
PRINTED NAME

CERTIFICATE OF NOTARIZATION

STATE OF Virginia, CITY/COUNTY OF James City, TO-WIT:

I, Nancy A. Ehly 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 ACKNOWLEDGE THE SAME BEFORE ME IN MY CITY/COUNTY AND STATE AFORESAID.

GIVEN UNTO MY HAND THIS 27th DAY OF January, 2005.

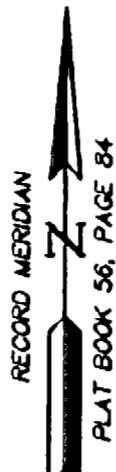
MY COMMISSION EXPIRES 1/31/08

[Signature]
NOTARY PUBLIC

CERTIFICATE OF APPROVAL

THIS BOUNDARY LINE ADJUSTMENT AND LOT LINE EXTINGUISHMENT IS APPROVED BY THE UNDERSIGNED IN ACCORDANCE WITH EXISTING SUBDIVISION REGULATIONS AND MAY BE ADMITTED TO RECORD.

[Signature] 2/28/05
SUBDIVISION AGENT OF DATE
THE COUNTY OF JAMES CITY



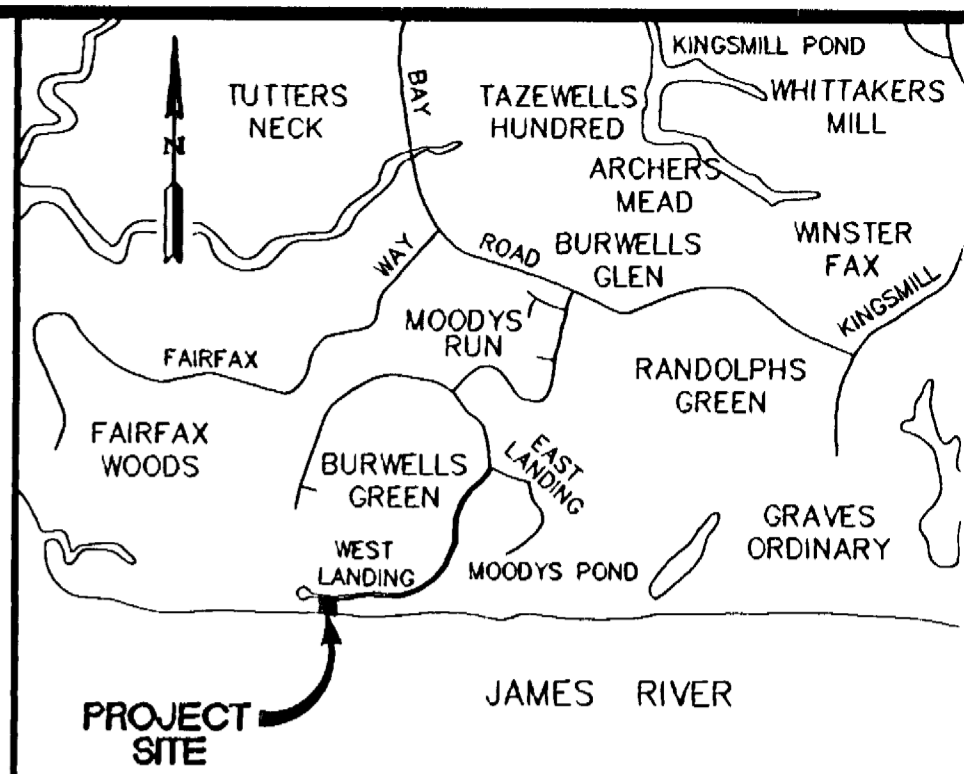
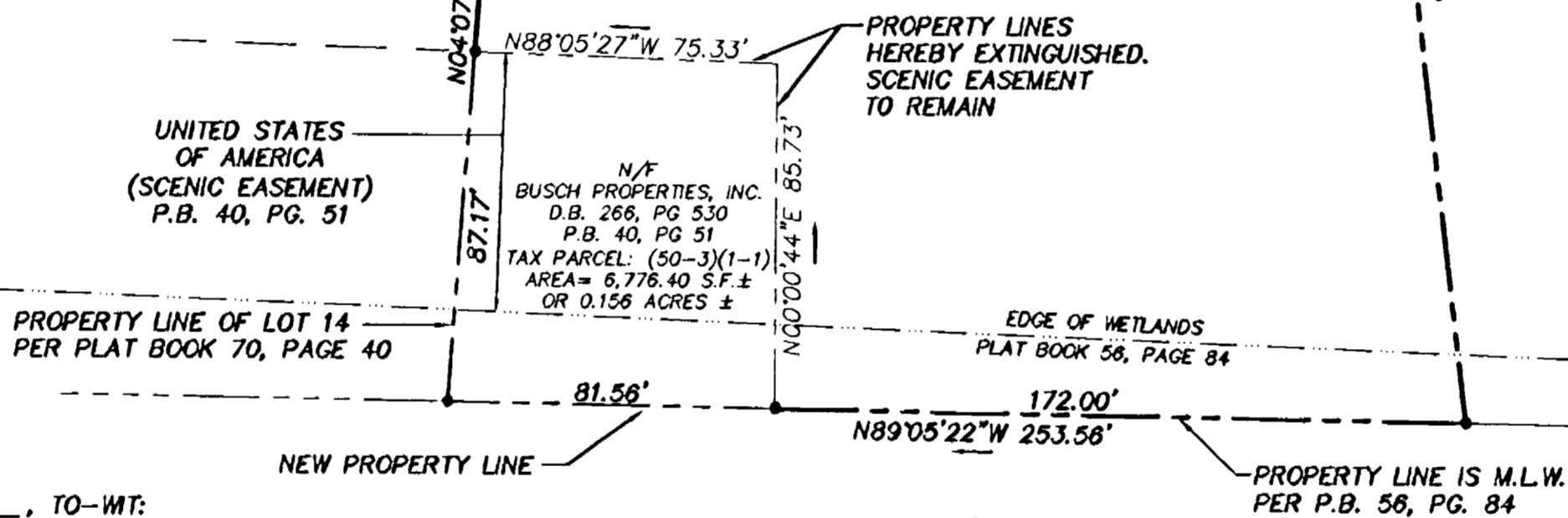
CURVE DATA
Δ=11°01'53"
R=1050.00
L=202.18
T=101.39
Ch=201.85
CB=N88°36'57"E

WEST LANDING
50' R/W

LOT 14
BURWELL'S LANDING
ON THE JAMES
N/F
BUCHANAN
P.B. 70, PG. 40
TAX PARCEL: (50-3)(12-14)

LOT 15
BURWELL'S LANDING
ON THE JAMES
MICHAEL L. & CAROLYN C.
McNAMARA
D.B. 708, PG. 535
TAX PARCEL: (50-3)(12-15)

LOT 16
BURWELL'S LANDING
ON THE JAMES
N/F
BALL
INST# 97000217
TAX PARCEL: (50-3)(12-16)



LOCATION MAP APPROX. SCALE 1"=2000'

- NOTES:**
1. A 7.5' DRAINAGE EASEMENT, UNLESS GREATER WIDTH IS NOTED, PARALLEL TO AND ALONG ALL PROPERTY LINES SHOWN HAS BEEN DEDICATED TO BUSCH PROPERTIES, INC. PER P.B. 53, PG. 53.
 2. OWNER IS HEREBY REFERRED TO KINGSMILL PROTECTIVE COVENANTS FOR MORE COMPLETE DEFINITIONS AND LOCATIONS OF ALL EXISTING EASEMENTS, SETBACKS, AND PROVISIONS NOT SHOWN ON THIS DRAWING.
 3. THIS PROPERTY IS CURRENTLY ZONED RA.
 4. THIS PROPERTY IS SERVED BY PUBLIC SEWER AND WATER.
 5. THIS PROPERTY LIES IN FLOOD ZONE X, (AREAS DETERMINED TO BE OUTSIDE THE 500 YEAR FLOOD PLAIN) PER F.I.R.M. #510201-0045B, DATED 2/6/91.
 6. THIS PLAT WAS PREPARED FROM RECORD INFORMATION AND DOES NOT REPRESENT A CURRENT BOUNDARY SURVEY.
 7. IMPROVEMENTS NOT SHOWN.

AREA OF CURRENT LOT 15 = 53,268 S.F.± OR 1.223 AC.±
AREA FROM BUSCH = 6,776 S.F.± OR 0.156 AC.±
PROPERTIES INC.
TOTAL AREA NEW LOT 15 = 60,044 S.F.± OR 1.379 AC.±

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 SUPERVISORS AND ORDINANCES OF THE COUNTY OF JAMES CITY, VIRGINIA REGARDING THE PLATTING OF BOUNDARY LINE ADJUSTMENTS AND LOT LINE EXTINGUISHMENTS WITHIN THE COUNTY.

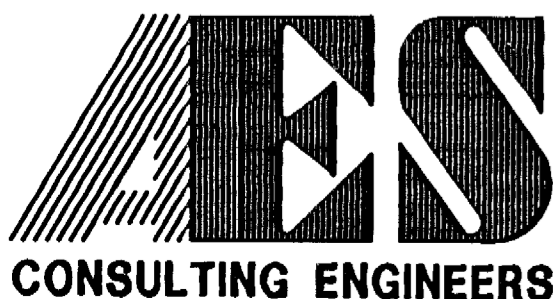
G.T. WILSON, JR. 11/12/04
G.T. WILSON, JR., E.S. #1183 DATE



STATE OF VIRGINIA
COUNTY OF JAMES CITY
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY, THIS 18 DAY OF March, 2005, THE MAP SHOWN HEREON WAS PRESENTED AND ADMITTED TO THE RECORD AS THE LAW DIRECTS.

Betsy B. Woolridge
CLERK
Claudia H. [Signature]
BY [Signature]
INSTRUMENT# 050006169

STREET ADDRESS: #167 WEST LANDING



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

PLAT OF BOUNDARY LINE ADJUSTMENT AND LOT LINE EXTINGUISHMENT BETWEEN BUSCH PROPERTIES, INC. AND LOT 15, BURWELL'S LANDING KINGSMILL ON THE JAMES OWNED BY MICHAEL L. & CAROLYN C. McNAMARA. ROBERTS DISTRICT JAMES CITY COUNTY VIRGINIA

City of Williamsburg & County of James City Circuit Court. This PLAT was recorded on <u>18 March 2005</u> at <u>10:27</u> AM, P.B. <u>—</u> PG. <u>—</u> DOCUMENT # <u>050006169</u> BETSY B. WOOLRIDGE, CLERK <u>[Signature]</u> Clerk	Designed AES Scale 1"=40' Project No. 25856 Drawing No. 1 of 1
No. DATE REVISION / COMMENT / NOTE BY	