

SURVEYOR'S CERTIFICATE

I, ROBERT D. MANN, A DULY REGISTERED LAND SURVEYOR, DO HEREBY CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE AND BELIEF, THIS PLAT FOR PHASE 3-A, UNIT #201, 202, 203, AND 204 WILLIAMSBURG VILLAGE AT NORGE CONDOMINIUM IS ACCURATE AND COMPLIES WITH THE PROVISIONS OF VIRGINIA CODE ANN., SUBSECTION 55-79.58 (A), AS AMENDED.

Robert D. Mann 3/8/06
 ROBERT D. MANN, L.S. #2509 DATE

CE- COMMON ELEMENTS

COMMON ELEMENTS INCLUDE ALL PORTIONS OF THE CONDOMINIUM OTHER THAN THE UNITS DEFINED IN THE CONDOMINIUM INSTRUMENTS (AS DEFINED IN THE DECLARATION OF CONDOMINIUM).

EXAMPLES OF COMMON ELEMENTS ARE: PARKING, PAVED AREAS, THE GROUNDS (WHETHER OR NOT LANDSCAPED), ENTRANCE MONUMENTS, DRAINAGE PONDS, ALL PORTIONS OF THE BUILDINGS NOT A PART OF THE UNIT NOR DEFINED AS LIMITED COMMON ELEMENTS, AND ALL CONDUITS, INSTALLATIONS, WIRES, PIPES, EQUIPMENT, ETC. WHICH SERVE OTHER COMMON ELEMENTS OR WHICH SERVE MORE THAN ONE UNIT.

THE UNIT OWNERS ASSOCIATION IS RESPONSIBLE FOR MAINTENANCE OF COMMON LANDS TO THE EXTENT THE SAME ARE LOCATED WITHIN THE COMMON ELEMENTS OF THE CONDOMINIUM AND NOT WITHSTANDING THE FACT THAT A PORTION OF THOSE COMMON LANDS MAY BE SUBJECT TO A NATURAL OPEN SPACE EASEMENT DEDICATED TO JAMES CITY COUNTY.

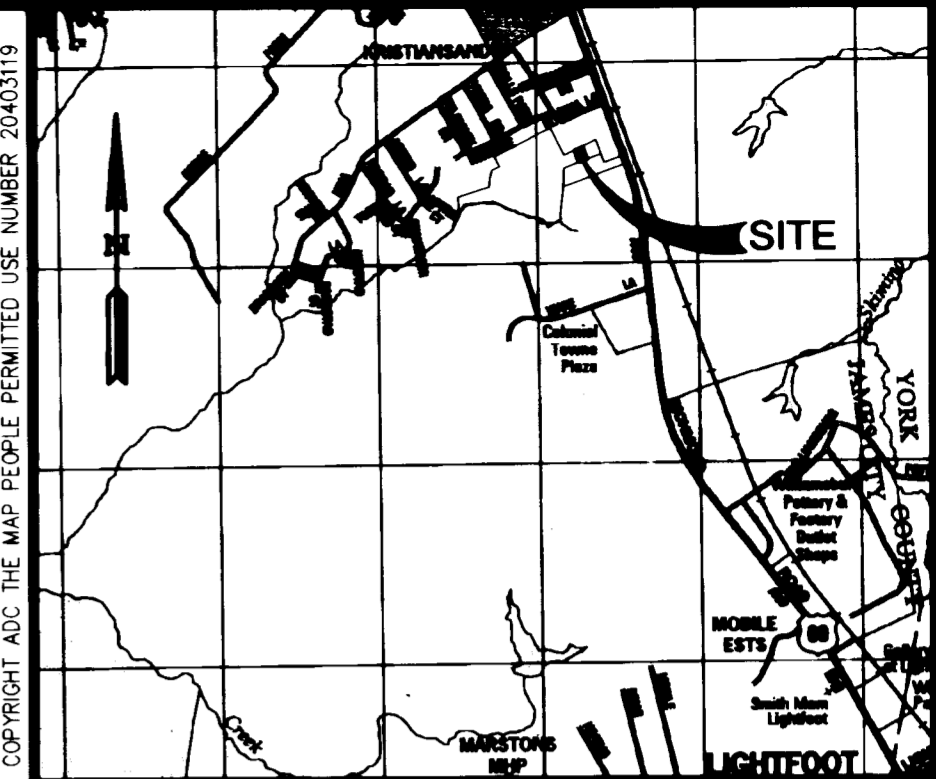
LCE- LIMITED COMMON ELEMENTS

LIMITED COMMON ELEMENTS ARE AS DEFINED IN THE CONDOMINIUM INSTRUMENTS. EXCEPT AS MAY BE OTHERWISE EXPRESSLY PROVIDED, LIMITED COMMON ELEMENTS INCLUDE VERANDAHs AND ANY OTHER APPARATUS DESIGNED TO SERVE A SINGLE UNIT, BUT LOCATED OUTSIDE THE BOUNDARIES THEREOF, (SUCH AS A FENCE AROUND A PATIO, PORCH OR DECK).

AREA TABULATION	
PHASE 1-A = 2.610 AC.±	PHASE 11 = 0.709 AC.±
PHASE 3-A = 0.366 AC.±	PHASE 12 = 0.787 AC.±
PHASE 4 = 0.560 AC.±	PHASE 13 = 0.818 AC.±
PHASE 5 = 4.092 AC.±	PHASE 14 = 2.082 AC.±
PHASE 6 = 0.367 AC.±	PHASE 15 = 0.770 AC.±
PHASE 7 = 0.495 AC.±	ADDITIONAL LAND = 3.924 AC.±
PHASE 8 = 0.740 AC.±	
PHASE 9 = 0.372 AC.±	TOTAL AREA = 19.032 AC.±
PHASE 10 = 0.364 AC.±	

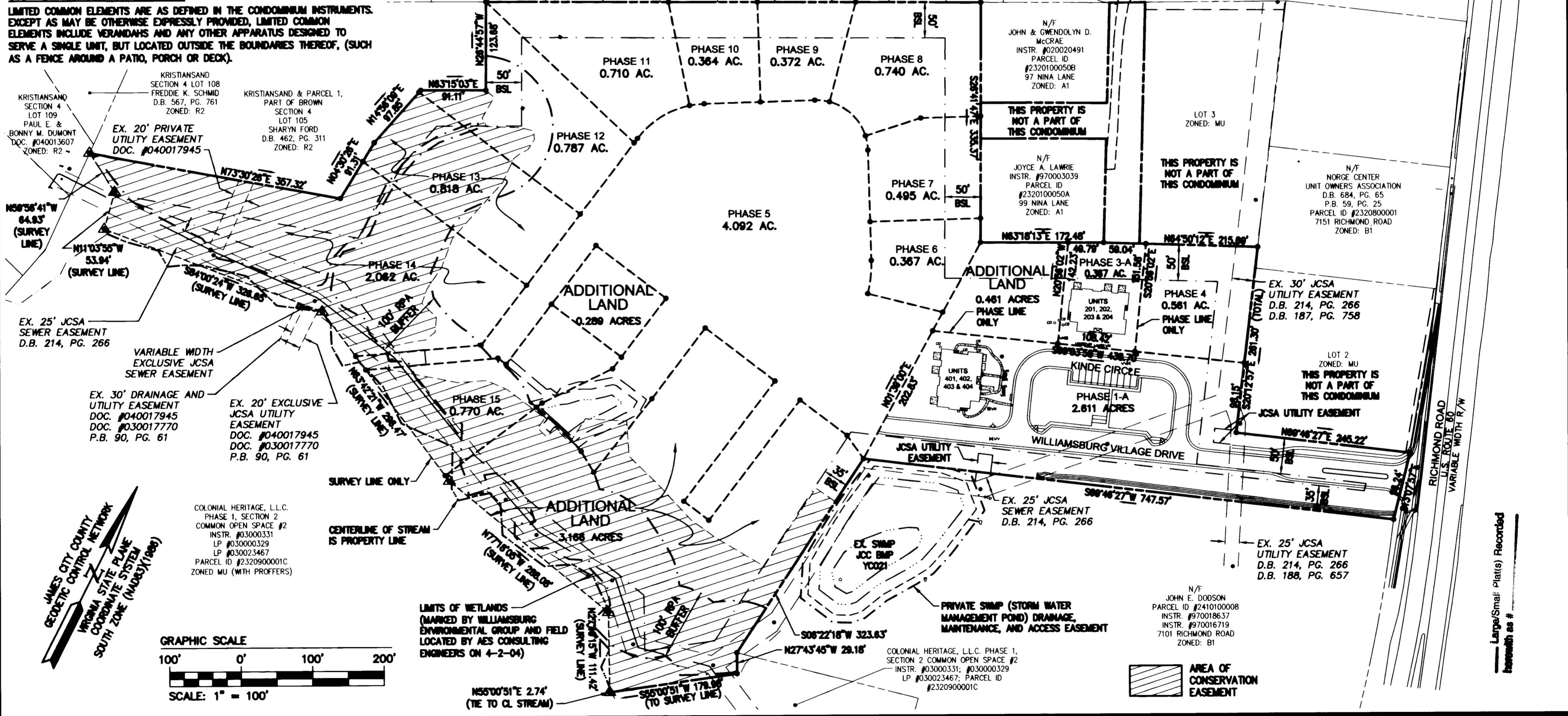
GENERAL NOTES:

- SITE IS ZONED M-U, (MID USE) - WITH PROFFERS (PROFFERS RECORDED AS INSTRUMENT #040018082)
- WETLANDS AND LAND WITHIN THE RESOURCE PROTECTION AREAS SHALL REMAIN IN A NATURAL UNDISTURBED STATE EXCEPT FOR THOSE ACTIVITIES PERMITTED BY SECTION 23-8(e)(1) OF THE JAMES CITY COUNTY CODE.
- NATURAL OPEN SPACE EASEMENTS SHALL REMAIN IN A NATURAL UNDISTURBED STATE EXCEPT FOR THOSE ACTIVITIES REFERENCED ON THE DEED OF EASEMENT.
- THE PROPERTY AS SHOWN IS ALL OF TAX PARCEL (23-2)(1-50). PROPERTY ADDRESS: 7145 RICHMOND ROAD.
- THIS PROPERTY LIES IN ZONE "Y", (AREAS DETERMINED TO BE OUTSIDE THE 500 YEAR FLOOD PLAN), PER F.I.R.M. 510201-0020 B, DATED FEBRUARY 6, 1991.
- PROPERTY REF.: INSTRUMENT #040017945.
- THIS PLAT HAS BEEN PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT AND IS SUBJECT TO EASEMENTS, SERVITUDES AND COVENANTS OF RECORD.
- THIS PLAT IS BASED ON AVAILABLE DEEDS AND PLATS OF RECORD AND DOES NOT REPRESENT AN ACTUAL FIELD SURVEY.



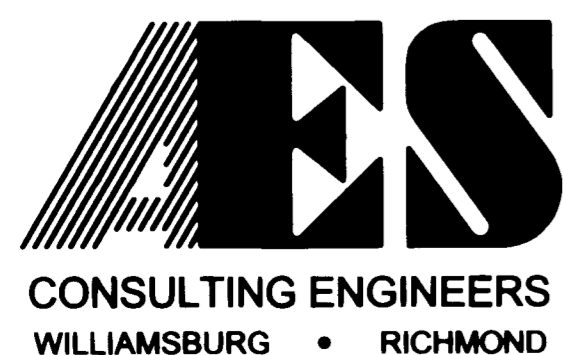
RONDANE PLACE
60' R/W

KRISTIANSSAND SECTION 3 LOT 75 HARRY L. WARR ZONED: R2	KRISTIANSSAND SECTION 3 LOT 74 ROONEY D. & JOYCE A. SMOOT DOC. #990009427 ZONED: R2	KRISTIANSSAND SECTION 3 LOT 73 JOSE P. SALAMANCA & SORITO SALAMANCA DOC. #050007135 ZONED: R2	KRISTIANSSAND SECTION 2 LOT 53 WAYNE F. RHODES DOC. #050023208 ZONED: R2	KRISTIANSSAND SECTION 2 LOT 52 LESLIE M. CALDWELL DOC. #050007298 ZONED: R2	KRISTIANSSAND SECTION 2 LOT 51 JOHN L. & DEBRA L. GRAZIANI, JR. DOC. #030021348 ZONED: R2	KRISTIANSSAND SECTION 2 LOT 50 RUSSELL G. & KRISTEN H. TIDWELL DOC. #040030087 ZONED: R2	KRISTIANSSAND SECTION 2 LOT 49 CHARLES B. & JUDITH PYSHER DOC. #990011070 ZONED: R2	KRISTIANSSAND SECTION 1 LOT 4 DAVID EVAN BLACK D.B. 336, PG. 769 ZONED: R2	KRISTIANSSAND SECTION 1 LOT 3 JOSEPH J. & JEANNE M. CONNER DOC. #020013965 ZONED: R2	KRISTIANSSAND SECTION 1 LOT 2 BRIAN L. & ALISA G. MILLER DOC. #020005711 ZONED: R2	KRISTIANSSAND SECTION 1 LOT 1 JOHN K. & JENNIFER B. OAST DOC. #000013038 ZONED: R2
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060008884

S:\Jobs\928602-Norge Condo Plats\dwg\Plats\Record\Phase 3\Final Condo Plat PH 3-A\928602Condo Phase3 Sh 01.dwg, 4/14/2006 4:14:25 PM, EAW



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

"EXHIBIT M-1"
 PLAT OF CONDOMINIUM
WILLIAMSBURG VILLAGE AT NORGE CONDOMINIUM
 PHASE 3-A
 UNITS #201, 202, 203, AND 204
 STONEHOUSE DISTRICT COUNTY OF JAMES CITY VIRGINIA



No.	DATE	REVISION / COMMENT / NOTE	BY

City of Williamsburg & County of James City
 Circuit Court: This PLAT was recorded on
 at 11:58 AM/PM, PG. _____
 DOCUMENT # 26008884
 BETSY B. WOOLRIDGE, CLERK
Betsy B. Woolridge Clerk

Designed VMB/JAG	Drawn AWT
Scale 1"=100'	Date 3/8/06
Project No. 9286-2	
Drawing No. 1 of 9	