

080008540

CERTIFICATION OF SOURCE OF TITLE: AIG BAKER WILLIAMSBURG, L.L.C.

THE PROPERTY SHOWN ON THIS PLAT TAX MAP 3840100002 AND 3840100003 WAS CONVEYED BY WIS LAND HOLDINGS, L.L.C., A VIRGINIA LIMITED LIABILITY COMPANY, TO AIG BAKER WILLIAMSBURG, L.L.C., A DELAWARE LIMITED LIABILITY COMPANY BY DEED DATED JANUARY 30, 2007 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF WILLIAMSBURG AND THE COUNTY OF JAMES CITY, VIRGINIA AS L.R.# 070003399.

THE PROPERTY SHOWN ON THIS PLAT PART OF TAX MAP (38-4)(1-57) WAS CONVEYED BY NEW TOWN ASSOCIATES, L.L.C., A VIRGINIA LIMITED LIABILITY COMPANY, TO AIG BAKER WILLIAMSBURG, L.L.C., A DELAWARE LIMITED LIABILITY COMPANY BY DEED DATED MAY 11, 2007 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF WILLIAMSBURG AND THE COUNTY OF JAMES CITY, VIRGINIA AS L.R.# 070014345.

OWNER'S CONSENT AND DEDICATION

THE SUBDIVISION OF LAND SHOWN ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER.

FOR: AIG BAKER WILLIAMSBURG, L.L.C., A DELAWARE LIMITED LIABILITY COMPANY

BY: AIG BAKER SHOPPING CENTER PROPERTIES, L.L.C. A DELAWARE LIMITED LIABILITY COMPANY, ITS SOLE MEMBER

Alex D. Baker 2/5/08
DATE
ALEX D. BAKER
PRINTED NAME
PRESIDENT
TITLE

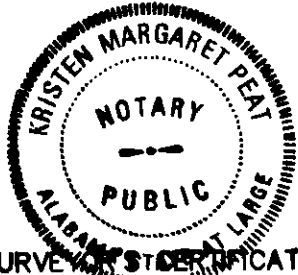
NOTARY

STATE OF ALABAMA, COUNTY OF SHELBY TO-WIT:

Kristen Peat 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 2nd DAY OF FEBRUARY, 2008.

MY COMMISSION EXPIRES July 24 2010
Kristen Margaret Peat
NOTARY PUBLIC



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 OF SUPERVISORS AND ORDINANCES OF THE COUNTY OF JAMES CITY, VIRGINIA, REGARDING THE PLATTING OF SUBDIVISIONS WITHIN THE COUNTY.

Ronald W. Eads 07-10-07
DATE
RONALD W. EADS, L.S. #1948

CERTIFICATE OF APPROVAL

THIS SUBDIVISION IS APPROVED BY THE UNDERSIGNED IN ACCORDANCE WITH EXISTING SUBDIVISION REGULATIONS AND MAY BE ADMITTED TO RECORD.

J.W. Bauer 1/31/08
DATE
VIRGINIA DEPARTMENT OF TRANSPORTATION
[Signature] 3/27/08
DATE
SUBDIVISION AGENT OF THE COUNTY OF JAMES CITY

CERTIFICATION OF SOURCE OF TITLE: SETTLERS MARKET DEVELOPERS, LLC

THE PROPERTY SHOWN ON THIS PLAT TAX MAP (38-4)(1-52) WAS CONVEYED BY NEW TOWN ASSOCIATES, L.L.C. TO SETTLERS MARKET DEVELOPERS, LLC, BY DEED DATED MAY 23, 2007 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF WILLIAMSBURG AND THE COUNTY OF JAMES CITY, VIRGINIA AS L.R.# 070015568.

OWNER'S CONSENT AND DEDICATION

THE SUBDIVISION OF LAND SHOWN ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER.

FOR: SETTLERS MARKET DEVELOPERS, LLC

BY: [Signature] 2/26/08
DATE
Joseph L. Baranowski
PRINTED NAME
Member
TITLE

NOTARY CONNECTICUT, STATE OF VIRGINIA, CITY/COUNTY OF HARTFORD TO-WIT:

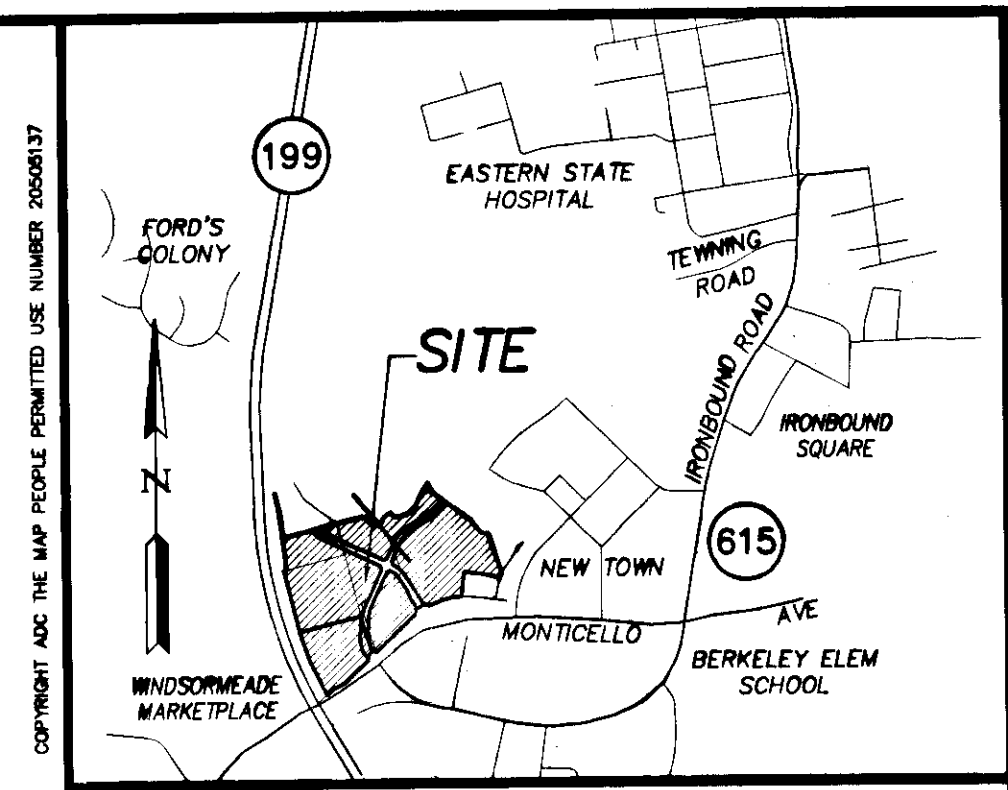
Tara Dignan A NOTARY PUBLIC IN AND FOR THE CITY/ COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE ABOVE PERSON WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN MY CITY/COUNTY AND STATE AFORESAID.

GIVEN UNTO MY HAND THIS 26th DAY OF February, 2008.

MY COMMISSION EXPIRES December 31, 2010.
Tara Dignan
NOTARY PUBLIC

GENERAL NOTES

- PROPERTIES AS SHOWN ARE PARCEL ID#S 3840100052, 3840100002, 3840100057, AND 3840100003 AND ARE CURRENTLY ZONED "MU"-MIXED USE WITH PROFFERS, BINDING SETBACKS AND BUFFERS ARE REFERENCED ON THE MASTER PLAN FOR CASE Z-16-05/MP-13-05.
- PROPERTY STREET ADDRESS: #5224 MONTICELLO AVENUE, PARCEL ID# 3840100003, #5246 MONTICELLO AVENUE, PARCEL ID# 3840100002, 5244 MONTICELLO AVENUE, PARCEL ID# 3840100052, NO INFORMATION AVAILABLE FOR PARCEL ID# 3840100057.
- THIS PLAT WAS MADE TO AGREE WITH RECORD PLATS AND FOUND GROUND EVIDENCE AS NEAR AS POSSIBLE.
- PROPERTY IS IN FLOOD ZONE "X", AREAS DETERMINED TO BE OUTSIDE THE 500-YEAR FLOOD PLAIN PER COMMUNITY PANEL 510201 00358. PREPARED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, EFFECTIVE DATE: FEBRUARY 6, 1991.
- THERE WERE "NO BUILDINGS" OBSERVED ON THESE PARCELS.
- PLAT MERIDIAN BASED ON JAMES CITY COUNTY GEODETIC CONTROL MONUMENT STATION NO. 325 WHICH IS VIRGINIA STATE PLANE (NAD 83)(1986) SOUTH ZONE IN U.S SURVEY FEET WITH COORDINATES N=3628200.301, E=11995286.963
- NEW MONUMENTS SHALL BE SET PER THE REQUIREMENTS FOUND IN SECTION 19-34 THROUGH 19-36 OF THE JAMES CITY COUNTY SUBDIVISION ORDINANCE.
- ALL EXISTING UNUSED WELLS SHALL BE ABANDONED IN ACCORDANCE WITH STATE PRIVATE WELL REGULATIONS AND JAMES CITY COUNTY CODE.
- ALL UTILITIES SHALL BE INSTALLED UNDERGROUND.
- ALL PARCELS SHALL BE SERVED BY PUBLIC SEWER AND PUBLIC WATER.
- WETLANDS AND LAND WITHIN RESOURCE PROTECTION AREAS SHALL REMAIN IN A NATURAL UNDISTURBED STATE EXCEPT FOR THOSE ACTIVITIES PERMITTED BY SECTION 23-7(c) 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.
- UNLESS OTHERWISE NOTED, ALL DRAINAGE EASEMENTS DESIGNATED ON THIS PLAT SHALL REMAIN PRIVATE.
- TOTAL RIGHT OF WAY PROPOSED ON THIS PLAT IS 222851 S.F.± OR 5.116 AC.±.
- JCSA URBAN UTILITY EASEMENT DATED APRIL 20, 2007 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF WILLIAMSBURG AND THE COUNTY OF JAMES CITY, VIRGINIA AS L.R. # 070012129.
- A WAIVER TO SECTION 24-527 OF THE ZONING ORDINANCE, SETBACK REQUIREMENTS, WAS APPROVED BY THE PLANNING COMMISSION ON DECEMBER 5, 2006, PROVIDED THAT THE PROPOSALS ARE IN ACCORDANCE WITH THE APPROVED NEW TOWN DESIGN GUIDELINES. BINDING SETBACKS AND BUFFERS ARE REFERENCED ON THE MASTER PLAN FOR CASE Z-16-05/MP-13-05.



VICINITY MAP SCALE 1"=2000'±

AREA TABULATION

PARCEL 1A = 722120 S.F. ± OR 16.578 ACRES ±
PARCEL 2A = 700621 S.F. ± OR 16.084 ACRES ±
PARCEL B = 247601 S.F. ± OR 5.684 ACRES ±
PARCEL C = 294319 S.F. ± OR 6.757 ACRES ±
PARCEL D = 343911 S.F. ± OR 7.895 ACRES ±
TOTAL AREA OF PARCELS = 2,306,572 ± OR 52.998 ACRES ±
TOTAL AREA OF R/W DEDICATION= 222,851 S.F. ± OR 5.116 ACRES ±

REFERENCES

- INSTRUMENT# 070003399
- INSTRUMENT# 070003399
- INSTRUMENT# 000012573
- INSTRUMENT# 000012572
- DEED BOOK 84, PAGE 257
- DEED BOOK 174, PAGE 238
- DEED BOOK 598, PAGE 231
- PLAT BOOK 2, PAGE 22
- PLAT BOOK 15, PAGE 45
- PLAT BOOK 19, PAGE 24
- PLAT BOOK 37, PAGE 98
- PLAT BOOK 53, PAGE 71
- PLAT BOOK 59, PAGE 67
- PLAT BOOK 77, PAGE 94-96
- PLAT BOOK 87, PAGE 83
- PLAT BOOK 89, PAGE 43-44

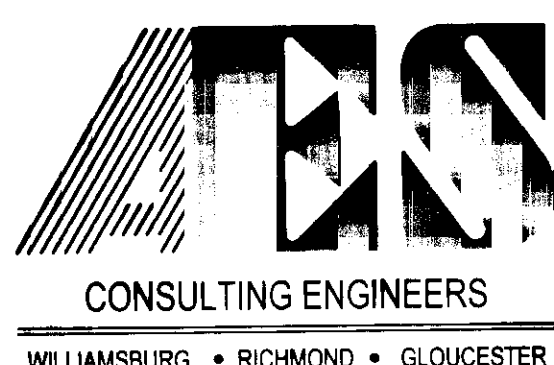
INDEX OF SHEETS

SHEET NUMBER	DESCRIPTION
1	COVER SHEET
2	DEDICATION OF RIGHT-OF-WAY AND PARCELS
3	DEDICATION OF RIGHT-OF-WAY AND PARCELS (CONTINUED)
4	DETAIL OF JCSA URBAN EASEMENTS
5	DETAIL OF JCSA URBAN EASEMENTS AND BMP A06
6	DETAIL OF JCSA URBAN EASEMENTS AND BMP A04

Large/Small Plat(s) Recorded
herewith as # 080008540

STATE OF VIRGINIA
CITY OF WILLIAMSBURG & COUNTY OF JAMES CITY CIRCUIT COURT. THIS 27th DAY OF March 2008
THE PLAT SHOWN HEREON WAS PRESENTED AND ADMITTED TO THE RECORD AS THE LAW DIRECTS. @ 2:21 AM/PM
INSTRUMENT # 080008540

TESTE: Betsy B. Woolridge, Clerk
BETSY B. WOOLRIDGE, CLERK By: Sean Hollman D.C.



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

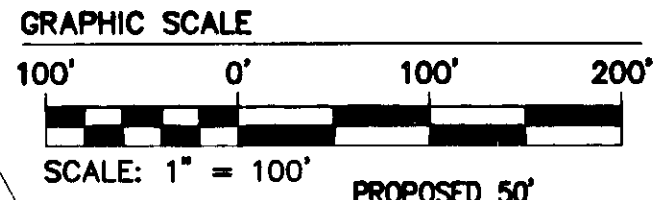
PLAT OF SUBDIVISION, BOUNDARY LINE ADJUSTMENT, AND PROPERTY LINE EXTINGUISHMENT OF THE PROPERTIES OWNED BY AIG BAKER WILLIAMSBURG, L.L.C. AND SETTLERS MARKET DEVELOPERS, LLC
NEW TOWN, SECTION 9
"SETTLER'S MARKET AT NEW TOWN"
COUNTY OF JAMES CITY BERKELEY DISTRICT VIRGINIA



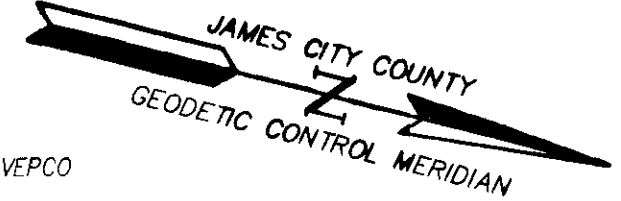
No.	DATE	REVISION / COMMENT / NOTE	BY
3.	01/28/08	REVISED PER FINAL J.C.C. COMMENTS 01-28-08	RLS
2.	11/15/07	REVISED PER J.C.S.A. COMMENTS 10-05-07	RLS
1.	9/5/07	REVISED PER J.C.S.A. COMMENTS 8-31-07	RLS

Designed AES	Drawn RLS
Scale 1"=100'	Date 07/10/07
Project No. 6632-9-01C	
Drawing No. 1 OF 6	
COVER SHEET	

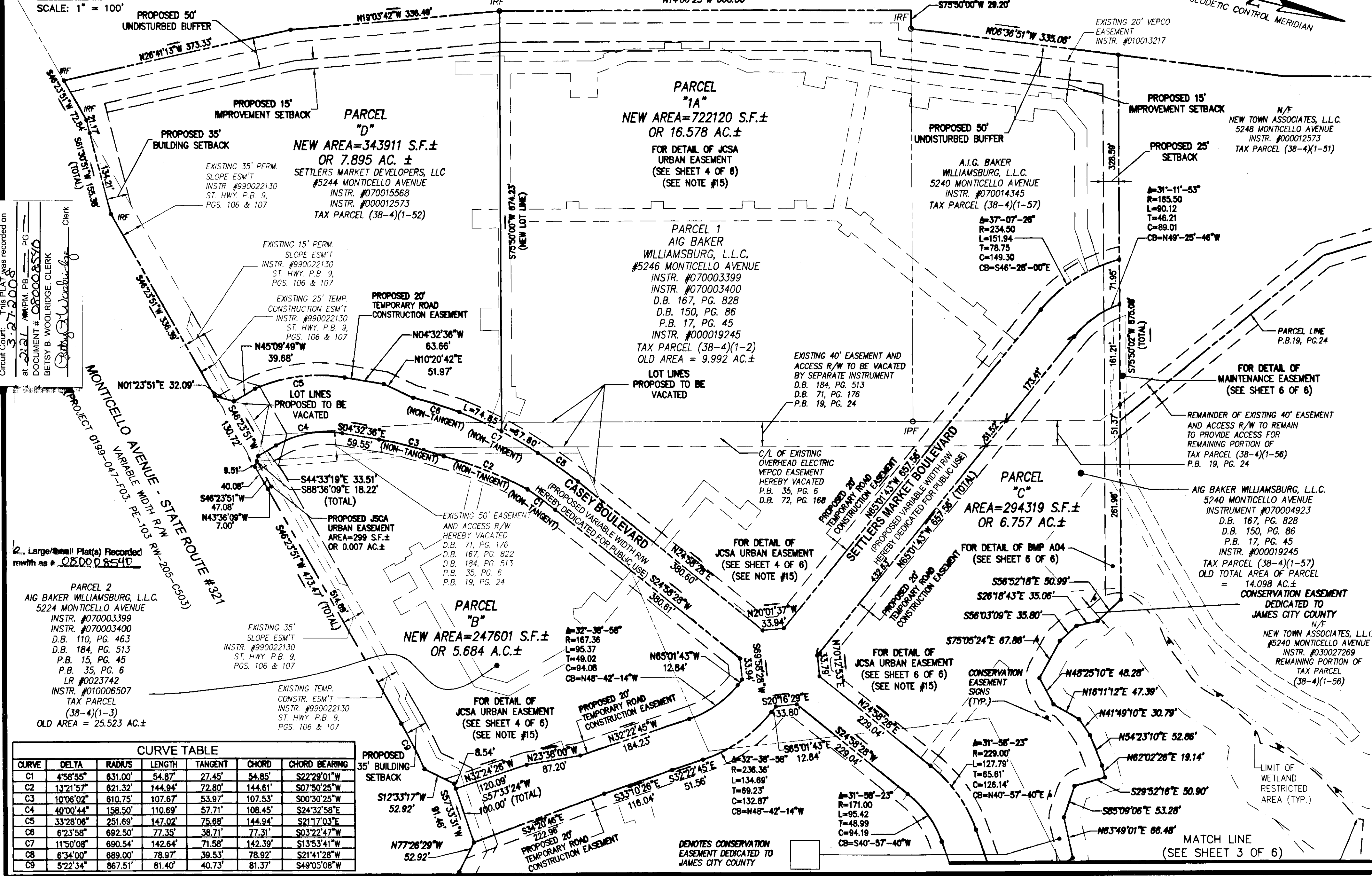
08 000 8540



STATE ROUTE 199
VARIABLE WIDTH R/W
(PROJECT 0199-047-F03 RW-205-C503)



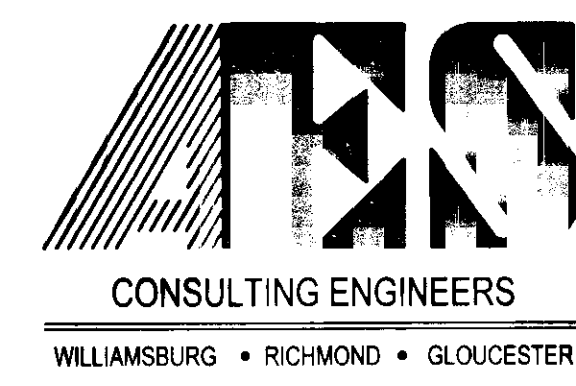
City of Williamsburg & County of James City
Circuit Court: This PLAT was recorded on
3-27-2008
at 2:24 PM P.M. PG. 1
DOCUMENT # 080008540
BETSY B. WOOLRIDGE, CLERK
Clerk



2 Large/Small Plat(s) Recorded
with as # 080008540

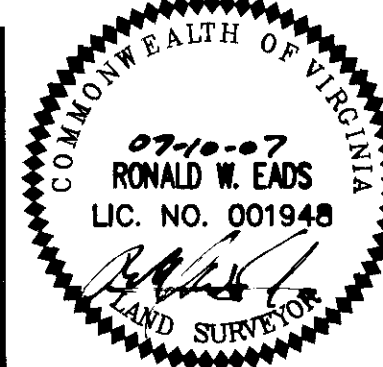
PARCEL 2
AIG BAKER WILLIAMSBURG, L.L.C.
5224 MONTICELLO AVENUE
INSTR. #070003399
D.B. 110, PG. 463
D.B. 184, PG. 513
P.B. 15, PG. 45
P.B. 35, PG. 6
LR #0023742
INSTR. #010006507
TAX PARCEL
(38-4)(1-3)
OLD AREA = 25.523 AC.±

CURVE	DELTA	RADIUS	LENGTH	TANGENT	CHORD	CHORD BEARING
C1	4°58'55"	631.00'	54.87'	27.45'	54.85'	S22°29'01"W
C2	13°21'57"	621.32'	144.94'	72.80'	144.61'	S07°50'25"W
C3	10°06'02"	610.75'	107.67'	53.97'	107.53'	S00°30'25"W
C4	40°00'44"	158.50'	110.89'	57.71'	108.45'	S24°32'58"E
C5	33°28'08"	251.69'	147.02'	75.68'	144.94'	S21°17'03"E
C6	6°23'58"	692.50'	77.35'	38.71'	77.31'	S03°22'47"W
C7	11°50'08"	690.54'	142.84'	71.58'	142.39'	S13°53'41"W
C8	6°34'00"	689.00'	78.97'	39.53'	78.92'	S21°41'28"W
C9	5°22'34"	867.51'	81.40'	40.73'	81.37'	S49°05'08"W



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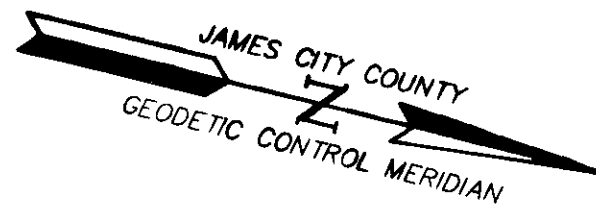
PLAT OF SUBDIVISION, BOUNDARY LINE ADJUSTMENT, AND
PROPERTY LINE EXTINGUISHMENT OF THE PROPERTIES OWNED
BY AIG BAKER WILLIAMSBURG, L.L.C. AND
SETTLERS MARKET DEVELOPERS, LLC
NEW TOWN, SECTION 9
"SETTLER'S MARKET AT NEW TOWN"
COUNTY OF JAMES CITY BERKELEY DISTRICT VIRGINIA



No.	DATE	REVISION / COMMENT / NOTE	REVISED BY	REVIEWED BY
3	01/28/08	REVISED PER FINAL J.C.C. COMMENTS 01-28-08	RLS	RWE
2	11/15/07	REVISED PER J.C.S.A. COMMENTS 10-05-07	RLS	RWE
1	9/5/07	REVISED PER J.C.S.A. COMMENTS 8-31-07	RLS	RWE

Designed	Drawn
AES	RLS
Scale	Date
1"=100'	07/10/07
Project No.	
6632-09-01C	
Drawing No.	
2 OF 6	
SUBDIVISION PLAT	

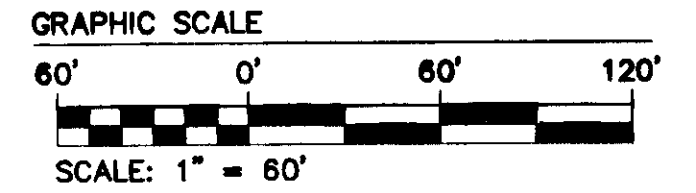
080008540



STATE ROUTE 199
VARIABLE WIDTH R/W
(PROJECT 0199-047-F03 RW-205-C503)

6 Large/Small Plat(s) Recorded
herewith as # 080008540

City of Williamsburg & County of James City
Circuit Court This PLAT was recorded on
3-27-2008
at 2:22 PM, PG
DOCUMENT # 080008540
BETSY B. WOOLRIDGE, CLERK
Betsy Woolridge Clerk



NOTE:
TOTAL AREA OF JCSA URBAN EASEMENT
(UNLESS OTHERWISE NOTED) IS 71699 S.F.± OR
1.646 AC.±

LINE	BEARING	LENGTH
L1	S75°50'00"W	9.00'
L2	N14°10'00"W	20.00'
L3	N75°50'00"E	9.00'
L4	N34°29'44"W	15.05'
L5	S55°30'16"W	5.00'
L6	N34°29'44"W	22.00'
L7	N55°30'16"E	5.00'
L8	N34°29'44"W	17.02'
L9	S75°50'00"W	10.00'
L10	N14°10'00"W	27.00'
L11	N75°50'00"E	10.00'
L12	S75°50'00"W	12.00'
L13	N14°10'00"W	20.00'
L14	N75°50'00"E	11.82'
L15	S82°02'22"W	7.00'
L16	N07°57'38"W	20.00'
L17	N82°02'22"E	7.00'
L18	N07°57'38"W	19.25'
L19	S46°37'30"W	26.00'
L20	N45°27'20"W	27.02'
L21	N46°37'30"E	28.00'
L22	N82°02'22"E	21.00'
L23	S07°57'38"E	30.00'
L24	S82°02'22"W	21.00'
L25	N85°51'51"E	20.00'
L26	S04°08'09"E	30.00'
L27	S85°51'51"W	20.00'
L28	N87°25'22"E	20.00'
L29	S02°34'38"E	34.50'
L30	S87°25'22"W	20.25'
L31	N14°10'00"W	14.00'
L32	N75°50'00"E	20.00'
L33	S14°10'00"E	14.00'
L34	S65°01'43"E	9.00'
L35	S24°58'17"W	20.00'
L36	N65°01'43"W	9.00'
L37	S65°01'43"E	5.00'
L38	N24°58'17"E	15.56'
L39	S65°01'32"E	25.00'
L40	N24°58'28"E	28.00'
L41	N65°01'32"W	30.00'
L42	N24°58'28"E	7.34'
L43	N14°10'00"W	7.00'
L44	N75°50'00"E	16.83'
L45	N06°39'54"E	15.84'
L46	S83°20'06"E	26.00'
L47	S06°39'54"W	21.00'

N/F
SETTLERS MARKET DEVELOPERS
#5244 MONTICELLO AVENUE
INSTR. # 000012573
TAX PARCEL (38-4)(1-52)

PARCEL "1A"

PARCEL 1
AIG BAKER
WILLIAMSBURG, L.L.C.
#5246 MONTICELLO AVENUE
INSTR. # 070003399
INSTR. # 070003400
D.B. 167, PG. 828
D.B. 150, PG. 86
P.B. 17, PG. 45
INSTR. # 000019245
TAX PARCEL (38-4)(1-2)
OLD AREA = 9.992 AC.±

AIG BAKER WILLIAMSBURG, L.L.C.
5240 MONTICELLO AVENUE
INSTRUMENT #070004923
D.B. 167, PG. 828
D.B. 150, PG. 86
P.B. 17, PG. 45
INSTR. #000019245
TAX PARCEL (38-4)(1-57)
OLD TOTAL AREA OF PARCEL
= 14.098 AC.±

N/F
NEW TOWN ASSOCIATES, L.L.C.
5248 MONTICELLO AVENUE
INSTR. #000012573
TAX PARCEL (38-4)(1-51)

A.I.G. BAKER WILLIAMSBURG, L.L.C.
5240 MONTICELLO AVENUE
INSTR. #070014345
TAX PARCEL (38-4)(1-57)

PROPOSED 20'
JCSA URBAN
EASEMENT

PROPOSED 30'
JCSA URBAN
EASEMENT

PROPOSED 20'
JCSA URBAN
EASEMENT

LOT LINES
PROPOSED TO BE
VACATED

C/L OF EXISTING
OVERHEAD ELECTRIC
VEPCO EASEMENT
HEREBY VACATED
P.B. 35, PG. 6
D.B. 72, PG. 168

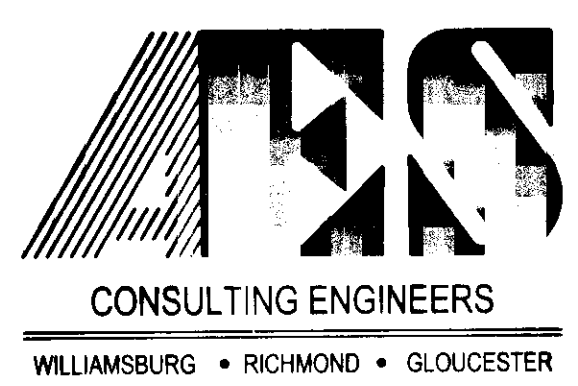
EXISTING 40' EASEMENT AND
ACCESS R/W HEREBY VACATED
D.B. 184, PG. 513
D.B. 71, PG. 176
P.B. 19, PG. 24

FOR DETAIL OF
MAINTENANCE EASEMENT
SEE SHEET 6 OF 6

CASEY BOULEVARD
(PROPOSED VARIABLE WIDTH R/W
HEREBY DEDICATED FOR PUBLIC USE)

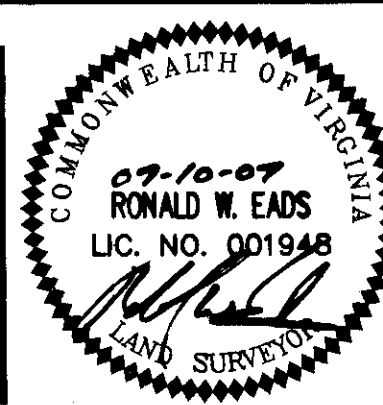
SETTLERS MARKET BOULEVARD
(PROPOSED VARIABLE WIDTH R/W
HEREBY DEDICATED FOR PUBLIC USE)

MATCH LINE
(SEE SHEET 5 OF 6)



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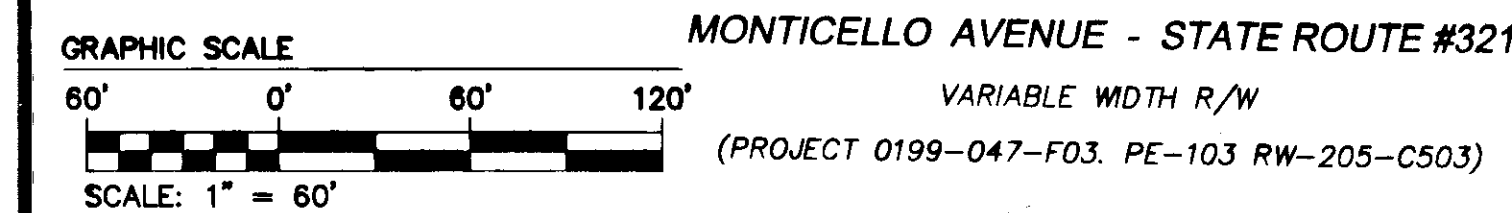
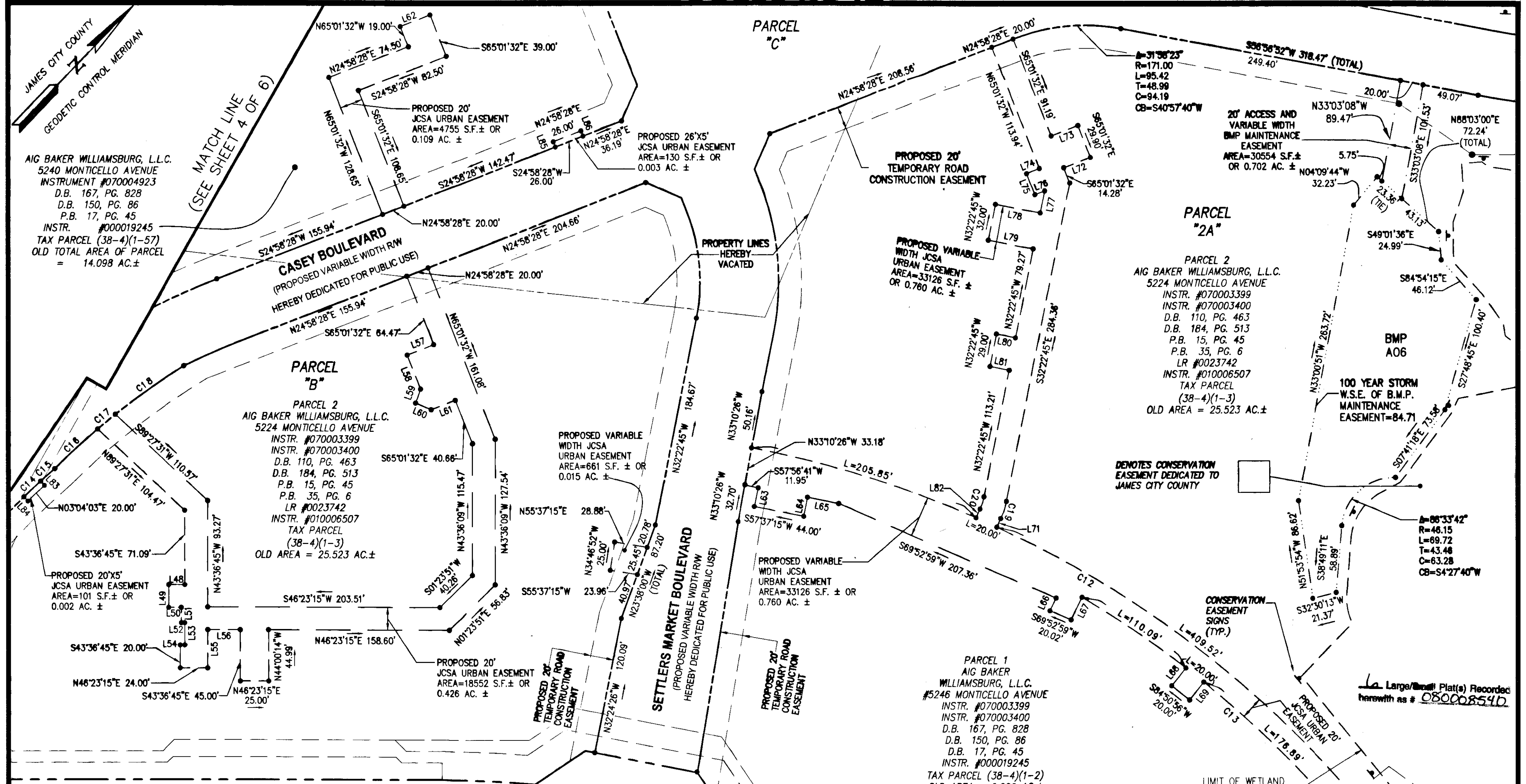
PLAT OF SUBDIVISION, BOUNDARY LINE ADJUSTMENT, AND
PROPERTY LINE EXTINGUISHMENT OF THE PROPERTIES OWNED
BY AIG BAKER WILLIAMSBURG, L.L.C. AND
SETTLERS MARKET DEVELOPERS, LLC
NEW TOWN, SECTION 9
"SETTLER'S MARKET AT NEW TOWN"
COUNTY OF JAMES CITY BERKELEY DISTRICT VIRGINIA



No.	DATE	REVISION / COMMENT / NOTE	REVISED BY	REVIEWED BY
2.	01/28/08	REVISED PER FINAL J.C.C. COMMENTS 01-28-08	RLS	RWE
2.	11/15/07	REVISED PER J.C.S.A. COMMENTS 10-05-07	RLS	RWE
1.	9/5/07	REVISED PER J.C.S.A. COMMENTS 8-31-07	RLS	RWE

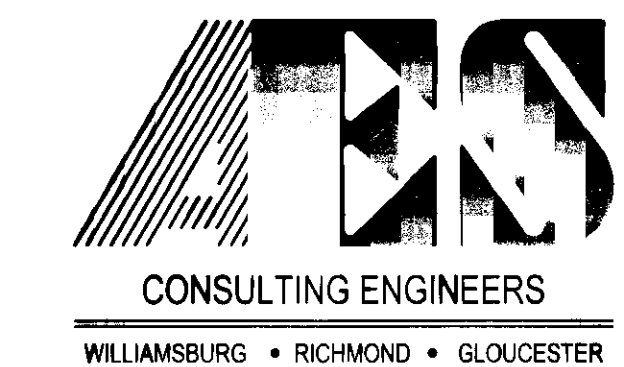
Designed	Drawn
AES	RLS
Scale	Date
1"=60'	07/10/07
Project No.	
6632-09-01C	
Drawing No.	
4 OF 6	
URBAN EASEMENTS	

08000 8540



CURVE TABLE						
CURVE	DELTA	RADIUS	LENGTH	TANGENT	CHORD	CHORD BEARING
C12	39°34'52"	919.73'	635.37'	330.95'	622.81'	S76°56'21"W
C13	19°32'55"	899.73'	306.99'	155.00'	305.50'	S86°57'22"W
C14	1°52'36"	610.64'	20.00'	10.00'	20.00'	S03°04'03"W
C15	1°33'07"	610.68'	16.54'	8.27'	16.54'	S04°46'53"W
C16	4°43'24"	621.32'	51.22'	25.62'	51.21'	S03°31'09"W
C17	1°51'35"	621.32'	20.17'	10.08'	20.17'	S06°48'38"W
C18	6°46'58"	621.32'	73.55'	36.82'	73.51'	S11°07'55"W
C19	13°25'28"	67.50'	15.82'	7.94'	15.78'	N25°40'01"W
C20	13°25'28"	47.50'	11.13'	5.59'	11.10'	N25°40'01"W

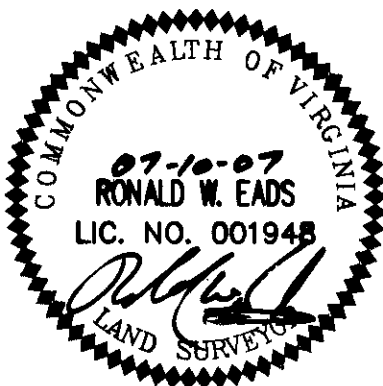
LINE TABLE											
LINE	BEARING	LENGTH	LINE	BEARING	LENGTH	LINE	BEARING	LENGTH	LINE	BEARING	LENGTH
L48	S46°23'15"W	14.00'	L58	S65°01'32"E	32.00'	L68	S05°10'16"E	19.97'	L78	S57°37'15"W	40.00'
L49	S43°36'45"E	20.00'	L59	S22°59'34"E	13.00'	L69	N05°10'16"W	19.98'	L79	N57°37'15"E	40.00'
L50	N46°23'15"E	11.00'	L60	N69°27'45"E	15.00'	L70	N07°17'52"E	20.00'	L80	S57°37'15"W	17.00'
L51	S43°36'45"E	13.48'	L61	N24°58'28"E	23.00'	L71	N18°57'15"W	8.35'	L81	N57°37'15"E	17.00'
L52	N46°23'15"E	3.00'	L62	N24°58'28"E	28.00'	L72	N24°58'28"E	25.00'	L82	S18°57'17"E	8.50'
L53	S43°36'45"E	19.50'	L63	S32°02'08"E	16.68'	L73	S24°58'28"W	25.00'	L83	N86°55'57"W	5.00'
L54	S46°23'15"W	4.00'	L64	N32°22'45"W	17.00'	L74	S24°58'28"W	12.00'	L84	S86°55'57"E	5.00'
L55	N43°36'45"W	33.50'	L65	N57°37'15"E	27.90'	L75	S65°01'32"E	20.00'	L85	N65°01'42"W	5.00'
L56	N46°23'15"E	28.50'	L66	S17°47'12"E	12.37'	L76	N24°58'28"E	9.16'	L86	S65°01'42"E	5.00'
L57	S24°58'28"W	25.00'	L67	N17°47'12"W	22.00'	L77	S32°22'45"E	19.76'			



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

PLAT OF SUBDIVISION, BOUNDARY LINE ADJUSTMENT, AND PROPERTY LINE EXTINGUISHMENT OF THE PROPERTIES OWNED BY AIG BAKER WILLIAMSBURG, L.L.C. AND SETTLERS MARKET DEVELOPERS, LLC NEW TOWN, SECTION 9 "SETTLER'S MARKET AT NEW TOWN"

COUNTY OF JAMES CITY BERKELEY DISTRICT VIRGINIA



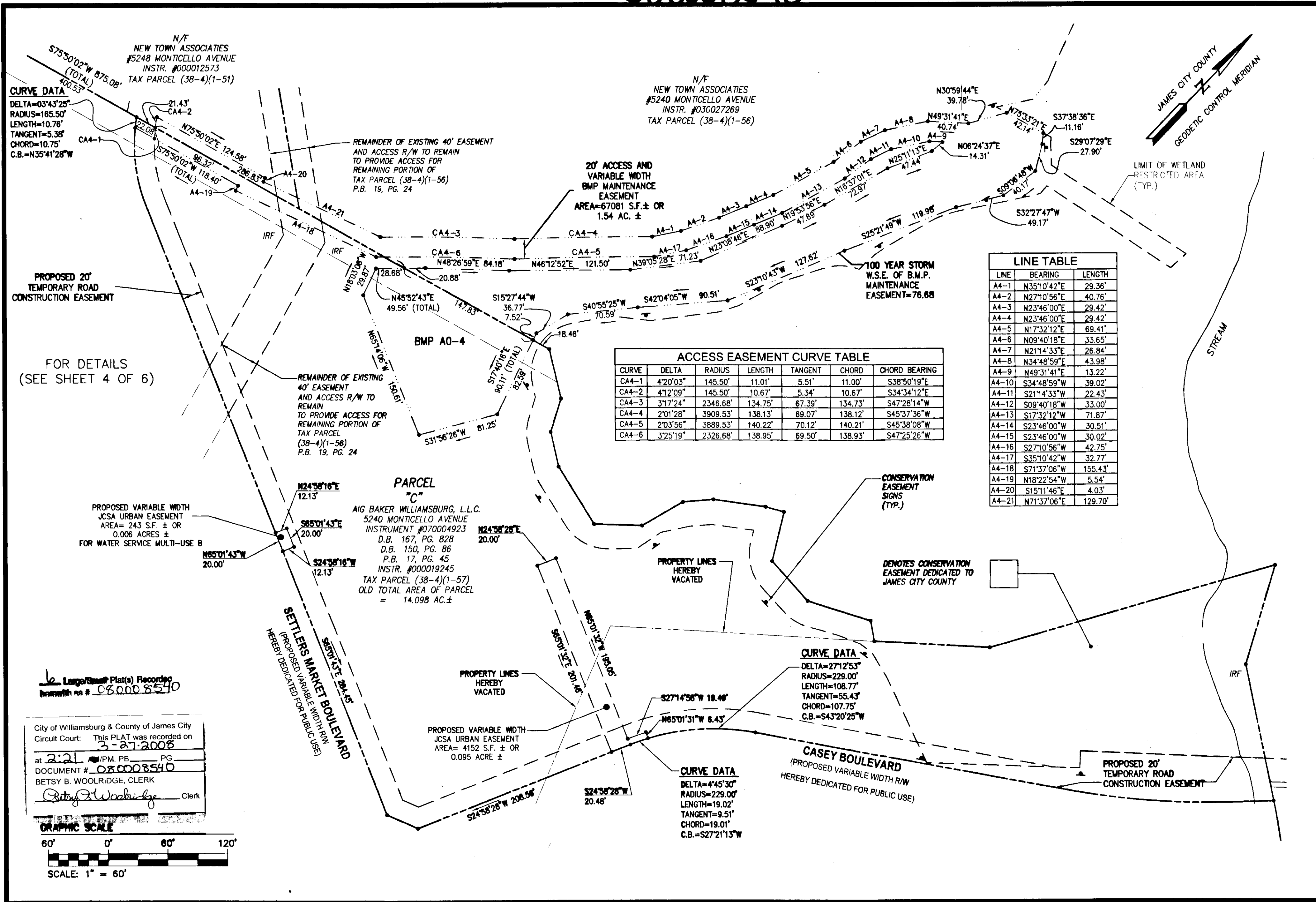
3.	01/28/08	REVISED PER FINAL J.C.S.A. COMMENTS 01-28-08	RWS	RWE
2.	11/15/07	REVISED PER J.C.S.A. COMMENTS 10-05-07	RLS	RWE
1.	9/5/07	REVISED PER J.C.S.A. COMMENTS 8-31-07	RLS	RWE
No.	DATE	REVISION / COMMENT / NOTE	REVISOR	REVIEWED BY

Designed	AES	Drawn	RLS
Scale	1"=60'	Date	07/10/07
Project No.	6632-09-01C	Drawing No.	5 OF 6
URBAN EASEMENTS AND BMP A06			

N/F LANGLEY FEDERAL CREDIT UNION
#5220 MONTICELLO AVENUE
INSTR. #050020281
TAX PARCEL (38-4)(1-55)
City of Williamsburg & County of James City
Circuit Court: This PLAT was recorded on 3-27-2008

EXISTING 20' JCSA URBAN EASEMENT
INSTR. #060020214

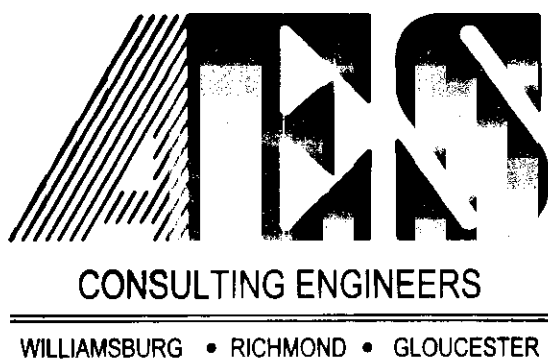
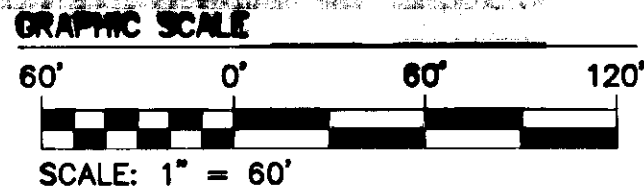
Large/Small Plat(s) Recorded herewith as # 080008540



FOR DETAILS (SEE SHEET 4 OF 6)

Large/Small Plat(s) Recorded
 with no # 080008540

City of Williamsburg & County of James City
 Circuit Court: This PLAT was recorded on
 3-27-2008
 at 2:21 P.M. PG. _____
 DOCUMENT # 080008540
 BETSY B. WOOLRIDGE, CLERK
 Betsy B. Woolridge Clerk



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

PLAT OF SUBDIVISION, BOUNDARY LINE ADJUSTMENT, AND
 PROPERTY LINE EXTINGUISHMENT OF THE PROPERTIES OWNED
 BY AIG BAKER WILLIAMSBURG, L.L.C. AND
 SETTLERS MARKET DEVELOPERS, LLC
 NEW TOWN, SECTION 9
 "SETTLER'S MARKET AT NEW TOWN"
 COUNTY OF JAMES CITY BERKELEY DISTRICT VIRGINIA



No.	DATE	REVISION / COMMENT / NOTE	REVIEWED BY	REVIEWED BY
3.	01/28/08	REVISED PER FINAL J.C.C. COMMENTS 01-28-08	RLS	RWE
2.	11/15/07	REVISED PER J.C.S.A. COMMENTS 10-05-07	RLS	RWE
1.	9/5/07	REVISED PER J.C.S.A. COMMENTS 8-31-07	RLS	RWE

Designed	Drawn
AES	RLS
Scale	Date
1"=60'	07/10/07
Project No. 6632-09-01C	
Drawing No. 6 OF 6	
URBAN EASEMENTS AND BMP A04	