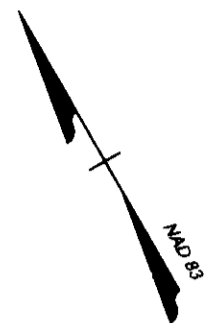


083256

2 Large/Small Plat(s) Recorded  
herewith as # 083256

City of Williamsburg & County of James City  
Circuit Court: This PLAT was recorded on  
16 November 2008  
at 1:31 AM/PM, PB PG  
DOCUMENT # 083256  
BETSY B. WOOLRIDGE, CLERK  
Betsy B. Woolridge Clerk

MATCH LINE SHEET 2  
SHEET 1



LEGEND  
IRF IRON ROD FOUND  
IPF IRON PIPE FOUND  
S.T.L. SURVEY TIE LINE  
W/WIRE WITH WIRE FENCE  
IRS IRON ROD SET

THE COLONIAL WILLIAMSBURG  
FOUNDATION  
GPMW E158-3489-3620  
DB 108 PG 24 (YORK COUNTY)  
PB 5 PG 223 (YORK COUNTY)  
1400 ROUTE 132  
61.7+- ACRES

THE COLONIAL WILLIAMSBURG  
FOUNDATION  
GPMW E158-2982-3635  
DB 81 PG 472-B (YORK COUNTY)  
PB 5 PG 223 (YORK COUNTY)  
(RESIDUAL R/W)  
5.8+- ACRES

CONSERVATION EASEMENT  
81.8+- ACRES

CONSERVATION EASEMENT  
81.8+- ACRES

WETLAND AND RESOURCE PROTECTION  
AREAS FOR PROPERTY IN  
YORK COUNTY, VIRGINIA BASED ON  
YORK COUNTY GIS DATA AND  
DEPICTED AT APPROXIMATE LOCATIONS

PROPERTY LINE  
2889'-0" ALONG  
CENTER OF CREEK  
(3414'-0" TOTAL)

'BEAVER POND'

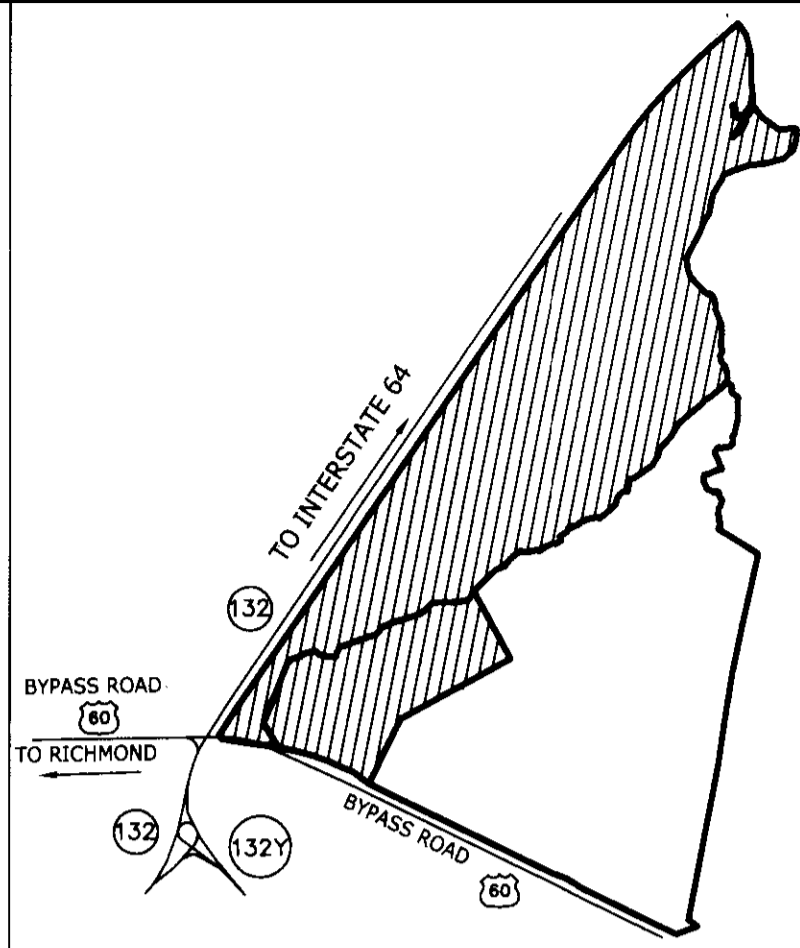
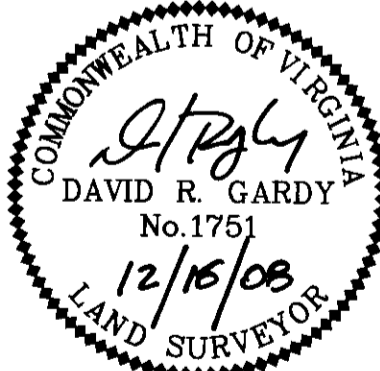
IRS ON LINE 20'  
FROM CENTER  
OF CREEK

AREA OF NEW  
PARCEL  
80.5+- ACRES

THE COLONIAL WILLIAMSBURG  
FOUNDATION  
DB 46 PG 39 (CITY OF WILLIAMSBURG)  
DB 56 PG 440 (CITY OF WILLIAMSBURG)  
DB 314 PG 433 (YORK COUNTY)  
T.M. 407-0A-00-001  
1201 BYPASS RD

CONSERVATION EASEMENT  
AREA TABLE  
14.1+- ACRES IN CITY OF  
WILLIAMSBURG, VIRGINIA  
67.7+- ACRES IN YORK COUNTY  
81.8+- ACRES TOTAL

RESOURCE PROTECTION AREA FOR  
PROPERTY IN THE CITY OF  
WILLIAMSBURG, VIRGINIA  
BASED ON FIELD LOCATED WETLANDS  
PROVIDED BY WILLIAMSBURG  
ENVIRONMENTAL GROUP, INC. DURING  
OCTOBER AND NOVEMBER 2008



VICINITY MAP NOT TO SCALE

GENERAL NOTES:

- 1. THIS SURVEY IS BASED ON AN ACTUAL FIELD SURVEY CONDUCTED BY THIS FIRM DURING THE MONTHS OF OCTOBER AND NOVEMBER, 2008.
- 2. THIS SURVEY WAS CONDUCTED WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT, AND AS SUCH, MAY NOT REFLECT ALL MATTERS OF RECORD AFFECTING THE SUBJECT PROPERTY.
- 3. JURISDICTIONAL WETLANDS, RESOURCE PROTECTION AREAS, AND OTHER DESIGNATED ENVIRONMENTAL RESOURCES INDICATED HEREON ARE PROVIDED BY WILLIAMSBURG ENVIRONMENTAL GROUP, INC. AND YORK COUNTY GIS.
- 4. STREAMS WHICH DEFINE PROPERTY BOUNDARIES WERE ALL BASED ON FIELD-RUN SURVEYS. OTHER STREAM LOCATIONS, AND SOME OTHER PHYSICAL FEATURES (ADJACENT PAVING, ETC.) INDICATED HEREON, ARE BASED ON A COMBINATION OF FIELD-RUN LOCATIONS, AND OTHER SOURCES (I.E. PUBLISHED GIS INVENTORIES).

OWNERS CERTIFICATE:

THE CONSERVATION EASEMENT SHOWN ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNERS, PROPRIETORS AND/OR TRUSTEES.

THE COLONIAL WILLIAMSBURG FOUNDATION

12/14/08 Robert B. Taylor Robert B. Taylor  
NAME PRINTED SIGNATURE  
DATE SENIOR VICE-PRESIDENT FOR FINANCE AND ADMINISTRATION

12/16/08 VICTORIA GUSMAN Victoria Gusman  
DATE DIRECTOR, PROPERTY PLANNING AND MANAGEMENT

CERTIFICATE OF NOTIFICATION:

CITY/COUNTY OF Williamsburg

I, Margaret B. Newcomer, A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE PERSONS WHOSE NAME ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AFORESAID. GIVEN UNDER MY HAND THIS 16th DAY OF December, 2008

Margaret B. Newcomer  
SIGNATURE

MY COMMISSION EXPIRES 9/30/09

MARGARET B. NEWCOMER  
Notary Public  
Commonwealth of Virginia  
238301  
My Commission Expires Sep 30, 2009

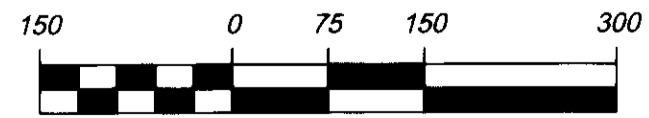
PLAT SHOWING CONSERVATION EASEMENT  
ACROSS THE PROPERTY OF THE COLONIAL  
WILLIAMSBURG FOUNDATION BEING A  
PORTION OF 1201 BYPASS ROAD, CITY OF  
WILLIAMSBURG, VIRGINIA AND 1400 ROUTE  
132 AND RESIDUAL RIGHT-OF-WAY,  
COUNTY OF YORK, VIRGINIA

CITY OF WILLIAMSBURG	YORK COUNTY, VA.
DATE: NOV. 17, 2008	SCALE: 1" = 150'
SHEET 1 OF 2	J.N.: 26985
DRAWN BY: C. MARSTON	CHECK BY: D. GARDY

SURVEYOR'S CERTIFICATE:

I HEREBY CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE OR BELIEF, THIS PLAT COMPLIES WITH ALL OF THE REQUIREMENTS OF THE BOARD OF SUPERVISORS AND THE ORDINANCES OF THE COUNTY OF YORK AND CITY OF WILLIAMSBURG, VIRGINIA, REGARDING THE PLATTING OF EASEMENTS WITHIN THE COUNTY AND CITY.

12/16/08  
DATE DAVID R. GARDY, LS REGISTRATION NO. 1751



Y:\908126985 CONSERVATION PLAT.dwg\Sheet\Plat\26985V-XPESMT.dwg | Plotted on 12/15/2008 3:57 PM | by Chris Marston

THIS DRAWING PREPARED AT THE  
CORPORATE OFFICE  
1001 Boulders Parkway, Suite 300 | Richmond, VA 23225  
TEL 804.200.6500 FAX 804.560.1016 www.timmons.com

YOUR VISION ACHIEVED THROUGH OURS.

Site Development Residential Infrastructure Technology

TIMMONS GROUP