

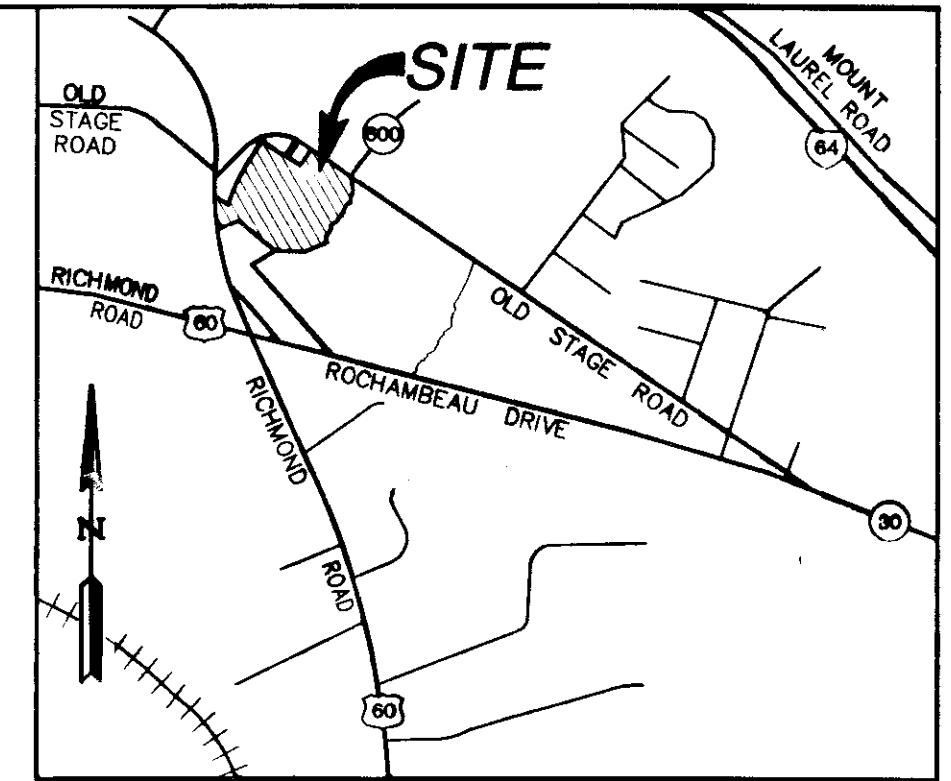
130002167

PROPERTY DESCRIPTION PHASE 12
SUBMITTED LAND

ALL THAT CERTAIN LOT, PIECE OR PARCEL OF LAND SITUATE, LYING AND BEING IN THE STONEHOUSE DISTRICT OF JAMES CITY COUNTY, VIRGINIA BEING A PORTION OF TAX PARCEL (12-2)(1-21) AND BEING MORE PARTICULARLY DESCRIBED AS: COMMENCING AT A POINT, SAID POINT BEING A CORNER TO EXISTING PHASE 1 WEATHERLY AT WHITEHALL AND ADDITIONAL LAND 2 WEATHERLY AT WHITEHALL AND LYING ON THE SOUTHWESTERLY RIGHT OF WAY OF OLD STAGE ROAD (STATE ROUTE #746) (P.O.C. #1); THENCE LEAVING THE RIGHT OF WAY OF OLD STAGE ROAD AND ALONG THE LINE OF PHASE 1 AND ADDITIONAL LAND 2 S33°02'40"W, A DISTANCE OF 388.47' TO A POINT BEING THE POINT OF BEGINNING FOR THIS PARCEL (P.O.B. #1); THENCE LEAVING PHASE 1 AND ALONG THE LINE OF ADDITIONAL LAND 2 S60°58'42"E, A DISTANCE OF 110.20' TO A POINT; THENCE S29°01'18"W, A DISTANCE OF 80.00' TO A POINT; THENCE S60°58'42"E, A DISTANCE OF 203.58' TO A POINT; THENCE S29°01'18"W, A DISTANCE OF 122.18' TO A POINT; THENCE N60°58'42"W, A DISTANCE OF 335.33' TO A POINT BEING A CORNER TO THIS PARCEL, ADDITIONAL LAND 2 AND PHASE 1; THENCE LEAVING ADDITIONAL LAND 2 AND ALONG THE LINE OF PHASE 1 ON A NON TANGENT CURVE TO THE LEFT HAVING A RADIUS OF 76.39', A DELTA ANGLE OF 106°11'52", A LENGTH OF 141.59', A CHORD DISTANCE OF 122.18' AND A CHORD BEARING OF N29°01'18"E TO A POINT; THENCE S60°58'42"E, A DISTANCE OF 21.56' TO A POINT; THENCE N29°01'18"E, A DISTANCE OF 80.00' TO A POINT BEING THE POINT OF BEGINNING CONTAINING 47,179 SQUARE FEET OR 1.083 ACRES, MORE OR LESS.

PROPERTY DESCRIPTION ADDITIONAL LAND #2

ALL THAT CERTAIN LOT, PIECE OR PARCEL OF LAND SITUATE, LYING AND BEING IN THE STONEHOUSE DISTRICT OF JAMES CITY COUNTY, VIRGINIA BEING A PORTION OF TAX PARCEL (12-2)(1-21) AND BEING MORE PARTICULARLY DESCRIBED AS: BEGINNING AT A POINT (P.O.B. #2), SAID POINT BEING A CORNER TO THIS PARCEL ON THE SOUTHERLY RIGHT OF WAY OF OLD STAGE ROAD (STATE ROUTE #746) AND BEING A CORNER TO PROPERTY NOW OR FORMERLY STANDING IN THE NAME OF BERTRAND E. GEDDY, JR.; THENCE ALONG A SURVEY TIE LINE (PROPERTY LINE MEANDERS ALONG THE CENTERLINE OF A STREAM) S16°43'03"W, A DISTANCE OF 267.15' TO AN IRON ROD FOUND; THENCE S40°16'34"W, A DISTANCE OF 227.79' TO AN IRON ROD FOUND; THENCE S10°05'24"W, A DISTANCE OF 133.04' TO A POINT IN THE CENTERLINE OF THE STREAM; THENCE LEAVING THE SURVEY TIE LINE AND CENTERLINE STREAM, S65°59'11"W, A DISTANCE OF 215.10' TO A 17" POPLAR TREE FOUND; THENCE N89°19'03"W, A DISTANCE OF 252.61' TO AN IRON ROD SET; THENCE S58°08'47"W, A DISTANCE OF 237.23' TO AN IRON ROD SET BEING A CORNER TO THIS PARCEL, BERTRAND E. GEDDY, JR. AND PROPERTY NOW OR FORMERLY STANDING IN THE NAME OF MARTHA W. WARE, TRUSTEE OF THE MARTHA W. WARE, TRUST; THENCE LEAVING BERTRAND E. GEDDY, JR., AND ALONG THE LINE OF MARTHA W. WARE, N42°55'28"W, A DISTANCE OF 460.78' TO A CONCRETE MONUMENT FOUND; THENCE LEAVING MARTHA W. WARE, N65°39'32"E, A DISTANCE OF 113.28' TO A POINT; THENCE S65°11'14"E, A DISTANCE OF 10.36' TO A POINT; THENCE S20°11'13"E, A DISTANCE OF 82.50' TO A POINT; THENCE N69°48'47"E, A DISTANCE OF 226.22' TO A POINT; THENCE N20°11'13"W, A DISTANCE OF 82.50' TO A POINT; THENCE N69°48'47"E, A DISTANCE OF 200.00' TO A POINT; THENCE S20°11'13"E, A DISTANCE OF 9.22' TO A POINT ON A NON TANGENT CURVE TO THE LEFT, HAVING A RADIUS OF 76.39', A DELTA ANGLE OF 10°43'08", A LENGTH OF 14.29', A CHORD BEARING OF N87°28'48"E AND A CHORD DISTANCE OF 14.27' TO A POINT; THENCE S60°58'42"E, A DISTANCE OF 335.33' TO A POINT; THENCE N29°01'18"E, A DISTANCE OF 122.18' TO A POINT; THENCE N60°58'42"W, A DISTANCE OF 203.58' TO A POINT; THENCE N29°01'18"E, A DISTANCE OF 80.00' TO A POINT; THENCE N60°58'42"W, A DISTANCE OF 110.20' TO A POINT; THENCE N33°02'40"E, A DISTANCE OF 388.47' TO A POINT ON THE SOUTHERLY RIGHT OF WAY OF OLD STAGE ROAD; THENCE ALONG SAID RIGHT OF WAY S56°57'06"E, A DISTANCE OF 336.43' TO A POINT; THENCE S51°14'27"E, A DISTANCE OF 90.98' TO A POINT, BEING THE POINT OF BEGINNING AND CONTAINING 477,809 SQUARE FEET OR 10.969 ACRES (AREA CALCULATED TO CENTER OF STREAM), MORE OR LESS.



VICINITY MAP
SCALE 1"=2,000'

GENERAL NOTES

1. SITE IS ZONED R-2 CLUSTER (GENERAL RESIDENTIAL WITH PROFFERS)
2. SITE CURRENTLY SERVED BY PUBLIC WATER & SEWER OWNED BY THE JAMES CITY COUNTY SERVICE AUTHORITY, J.C.S.A.
3. THE PROPERTY AS SHOWN IS ALL OF TAX PARCEL (12-2)(1-21). PROPERTY ADDRESS: 3225 OLDE STAGE ROAD
OWNER: RAUCH DEVELOPMENT CO., L.L.C.
4. THE SUBJECT PARCEL LIES IN AN AREA DESIGNATED AS FLOOD INSURANCE RATE MAP (FIRM) ZONE "X", AREA DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOOD PLAIN, ACCORDING TO JAMES CITY COUNTY, VA COMMUNITY PANEL NUMBER 510201-0045-C, DATED SEPTEMBER 28, 2007
5. PROPERTY REF.: INSTRUMENT #070019486

SURVEYOR'S CERTIFICATE

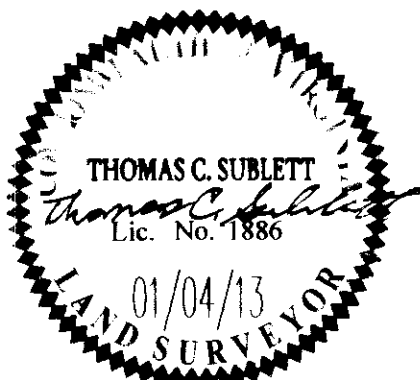
THE UNDERSIGNED SURVEYOR HEREBY CERTIFIES THAT HE HAS READ SECTION 55-79.58(A) OF THE CODE OF VIRGINIA AND FINDS THESE PLATS TO BE ACCURATE AND IN COMPLIANCE WITH THE CODE. HE FURTHER CERTIFIES THAT ALL IMPROVEMENTS DEPICTED HEREON HAVE BEEN SUBSTANTIALLY COMPLETED.

Thomas C. Sublett
THOMAS C. SUBLETT LICENSE NO. 1886
01/04/13
DATE

STATE OF VIRGINIA
CITY OF WILLIAMSBURG & COUNTY OF JAMES CITY CIRCUIT COURT, THIS 23RD DAY OF Jan, 2013,
THE PLAT SHOWN HEREON WAS PRESENTED AND ADMITTED TO THE RECORD AS THE LAW DIRECTS. @ 1:47 PM/PM
INSTRUMENT # 130002167
TESTE: *Betsy B. Woolridge*
BETSY B. WOOLRIDGE, CLERK

3 Large Plats Recorded
herewith 13 0002167

Rev.	Date	Description	Revised By



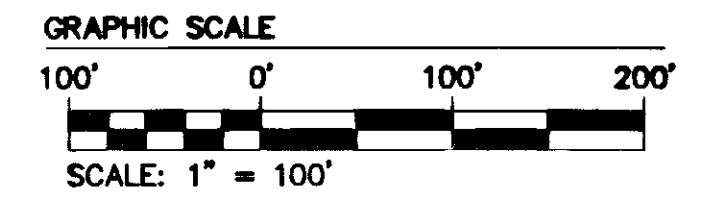
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Fax: (757) 220-8994
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PLAT OF CONDOMINIUM
WEATHERLY AT WHITEHALL
PHASE 12
STONEHOUSE DISTRICT JAMES CITY COUNTY VIRGINIA

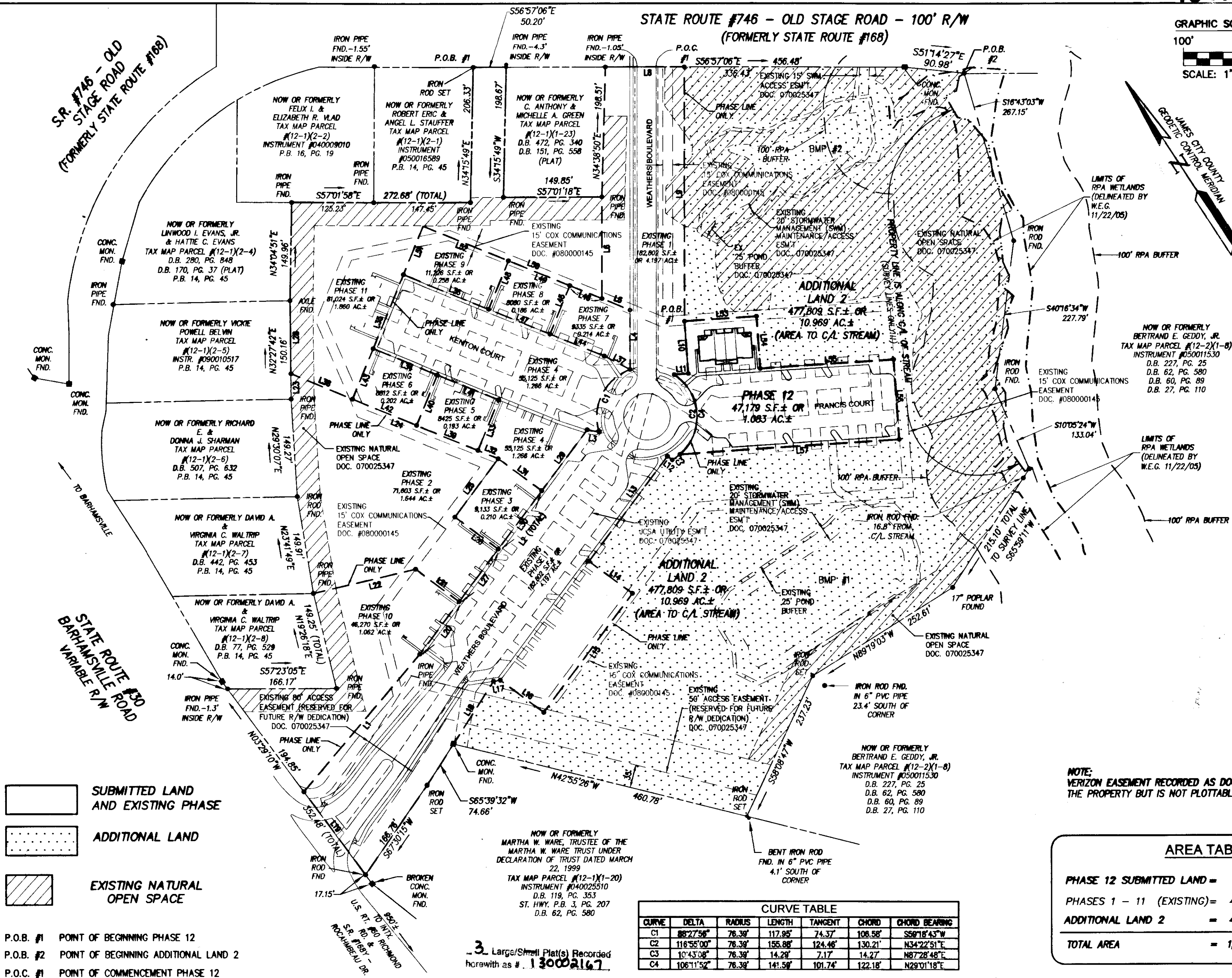
Project Contacts: JFS
Project Number: 9048-08
Scale: AS SHOWN Date: 01/04/13
Sheet Number
1 OF 3

13002167

STATE ROUTE #746 - OLD STAGE ROAD - 100' R/W
(FORMERLY STATE ROUTE #168)



LINE	BEARING	LENGTH
L1	N73°08'04"E	275.48'
L2	N69°48'47"E	426.79'
L3	S45°25'20"E	18.77'
L4	S33°04'56"W	80.83'
L5	S34°42'41"E	46.25'
L6	S33°02'40"W	155.17'
L7	S56°57'08"E	120.06'
L8	S33°02'40"W	368.47'
L9	S29°01'18"W	80.00'
L10	N60°58'42"E	21.54'
L11	N20°11'13"W	9.22'
L12	S69°48'47"W	200.00'
L13	S20°11'13"E	82.50'
L14	S69°48'47"W	226.22'
L15	N20°11'13"W	82.50'
L16	N65°11'4"W	10.36'
L17	N65°39'32"W	113.28'
L18	N03°29'10"W	157.63'
L19	S69°48'47"W	100.00'
L20	N20°11'13"W	82.50'
L21	N20°11'13"W	160.42'
L22	N32°27'42"E	38.62'
L23	S34°42'41"E	341.49'
L24	N69°48'47"E	110.70'
L25	N20°11'13"W	82.50'
L26	S69°48'47"W	100.00'
L27	N32°27'42"E	111.54'
L28	S69°48'47"W	118.00'
L29	S69°48'47"W	110.70'
L30	N20°11'13"W	82.50'
L31	N34°42'41"W	33.34'
L32	S34°42'41"E	105.63'
L33	S55°17'19"W	285.59'
L34	N34°42'41"W	140.32'
L35	N29°24'44"W	44.79'
L36	N34°42'41"W	101.48'
L37	N34°42'41"W	101.00'
L38	S55°17'19"W	83.41'
L39	S34°42'41"E	101.00'
L40	S55°17'19"W	83.41'
L41	S34°42'41"E	101.00'
L42	N34°42'41"W	105.65'
L43	N55°17'19"E	83.41'
L44	N34°42'41"W	89.50'
L45	S55°17'19"W	80.00'
L46	N34°42'41"W	53.03'
L47	N34°42'41"W	101.00'
L48	S55°17'19"W	80.00'
L49	S34°42'41"E	101.00'
L50	N34°42'41"W	294.36'
L51	N55°17'19"E	80.00'
L52	S34°42'41"E	140.32'
L53	S60°58'42"E	110.20'
L54	S29°01'18"W	80.00'
L55	S60°58'42"E	203.98'
L56	S29°01'18"W	122.18'
L57	N60°58'42"W	335.13'



- SUBMITTED LAND AND EXISTING PHASE
- ADDITIONAL LAND
- EXISTING NATURAL OPEN SPACE

P.O.B. #1 POINT OF BEGINNING PHASE 12
P.O.B. #2 POINT OF BEGINNING ADDITIONAL LAND 2
P.O.C. #1 POINT OF COMMENCEMENT PHASE 12

CURVE	DELTA	RADIUS	LENGTH	TANGENT	CHORD	CHORD BEARING
C1	88°27'56"	76.39'	117.95'	74.37'	108.58'	S60°18'43"W
C2	118°55'00"	76.39'	155.88'	124.46'	130.21'	N34°22'51"E
C3	10°43'08"	76.39'	14.29'	7.17'	14.27'	N87°28'48"E
C4	106°11'52"	76.39'	141.59'	101.74'	122.18'	N29°01'18"E

NOTE: VERIZON EASEMENT RECORDED AS DOCUMENT NO. 060007588 AFFECTS THE PROPERTY BUT IS NOT PLOTTABLE

AREA TABULATION	
PHASE 12 SUBMITTED LAND =	47,179 S.F. ± OR 1.083 AC. ±
PHASES 1 - 11 (EXISTING) =	491,835 S.F. ± OR 11.291 AC. ±
ADDITIONAL LAND 2 =	477,809 S.F. ± OR 10.969 AC. ±
TOTAL AREA	1,016,823 S.F. ± OR 23.343 AC. ±

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

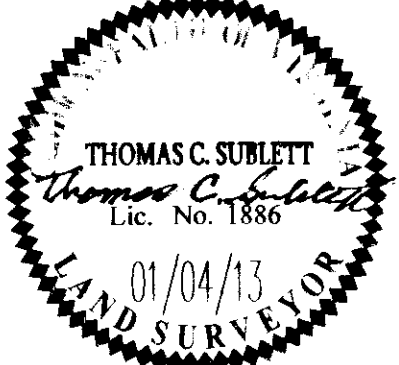
at 1:47 AM/PM, PB PG

Document # 13002167

BETSY B. WOOLBRIDGE, CLERK

Dep. Clerk

Rev	Date	Description	Revised By



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PLAT OF CONDOMINIUM
WEATHERLY AT WHITEHALL
PHASE 12

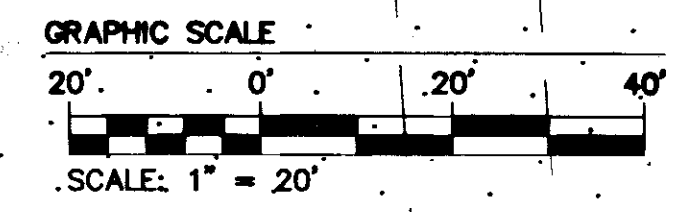
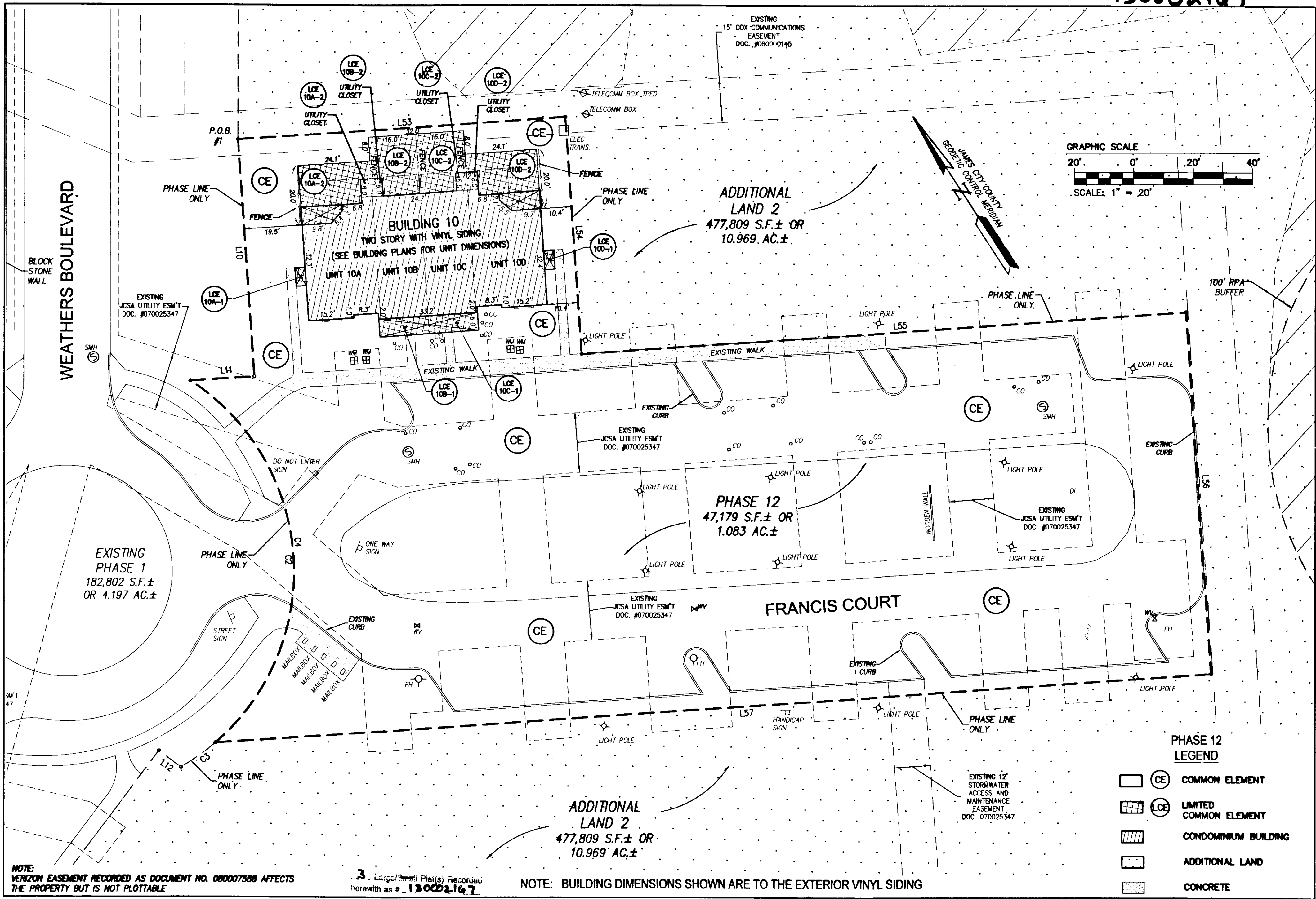
STONEHOUSE DISTRICT JAMES CITY COUNTY VIRGINIA

Project Contacts: JFS

Project Number: 9048-00

Scale: 1"=100' Date: 01/04/13

Sheet Number
2 OF 3



WEATHERS BOULEVARD

ADDITIONAL LAND 2
477,809 S.F.± OR
10.969 AC.±

PHASE 12
47,179 S.F.± OR
1.083 AC.±

EXISTING PHASE 1
182,802 S.F.±
OR 4.197 AC.±

FRANCIS COURT

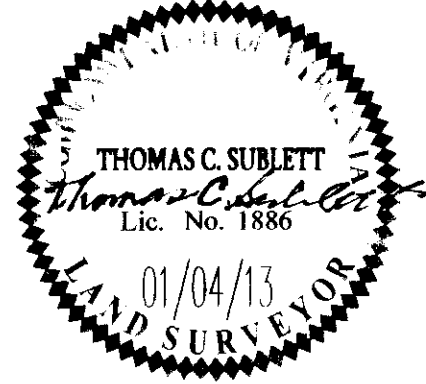
ADDITIONAL LAND 2
477,809 S.F.± OR
10.969 AC.±

- PHASE 12 LEGEND**
- COMMON ELEMENT
 - LIMITED COMMON ELEMENT
 - CONDOMINIUM BUILDING
 - ADDITIONAL LAND
 - CONCRETE

NOTE: VERIZON EASEMENT RECORDED AS DOCUMENT NO. 080007588 AFFECTS THE PROPERTY BUT IS NOT PLOTTABLE

NOTE: BUILDING DIMENSIONS SHOWN ARE TO THE EXTERIOR VINYL SIDING

City of Williamsburg & County of James City Circuit Court: This PLAT was recorded on			
at	1:47 PM, PG		
Document #	130002167		
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Dep. Clerk			
Rev.	Date	Description	Revised By



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**PLAT OF CONDOMINIUM
WEATHERLY AT WHITEHALL
PHASE 12**

STONEHOUSE DISTRICT JAMES CITY COUNTY VIRGINIA

Project Contacts: JFS
Project Number: 9048-09
Scale: 1"=20' Date: 01/04/13
Sheet Number
3 OF 3