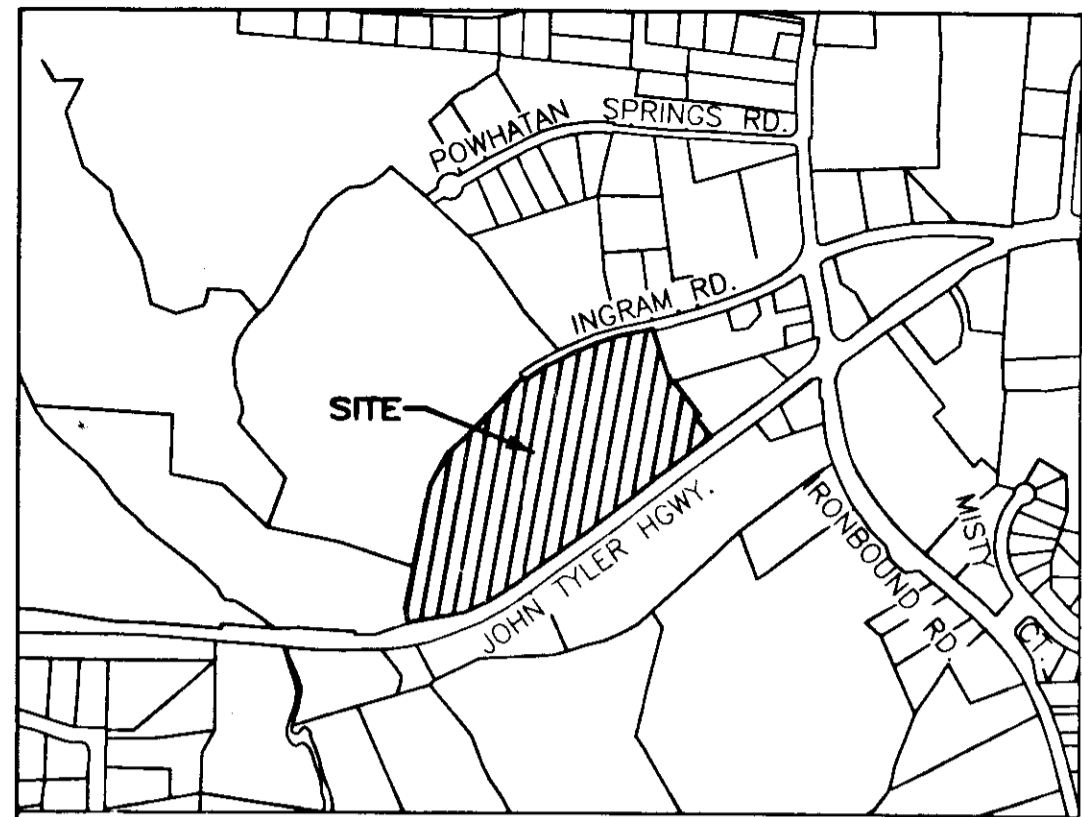


160001172



VICINITY MAP - NOT TO SCALE

SURVEYORS CERTIFICATE

I HEREBY CERTIFY THAT THE PLAN PREVIOUSLY RECORDED FOR GOVERNOR'S GROVE AT FIVE FORKS, A CONDOMINIUM AT INSTRUMENT NO. 160001088 ACCURATELY DEPICTS THE UNIT AND RELATED IMPROVEMENTS SHOWN AND THAT THEY COMPLY WITH THE CODE OF VIRGINIA OF 1950, AS AMENDED 55-79.58(B) AND ARE SUBSTANTIALLY COMPLETE.

I HEREBY CERTIFY THAT THIS PLAT IS ACCURATE AND COMPLIES WITH THE PROVISIONS OF SECTION 55-79.58 (A) OF THE CODE OF VIRGINIA 1950 AS AMENDED AND I FURTHER CERTIFY THAT ALL UNITS DEPICTED HEREON HAVE BEEN SUBSTANTIALLY COMPLETE.

William S. Felts
 WILLIAM S. FELTS LIC. #3149

01/14/16
 DATE



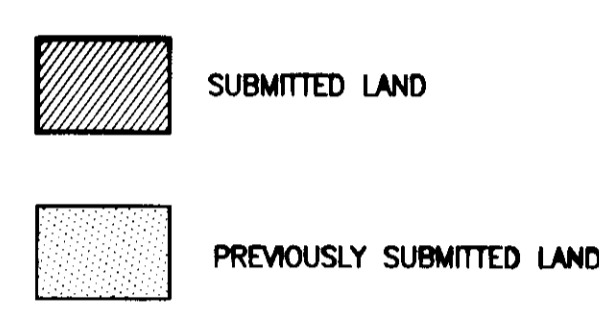
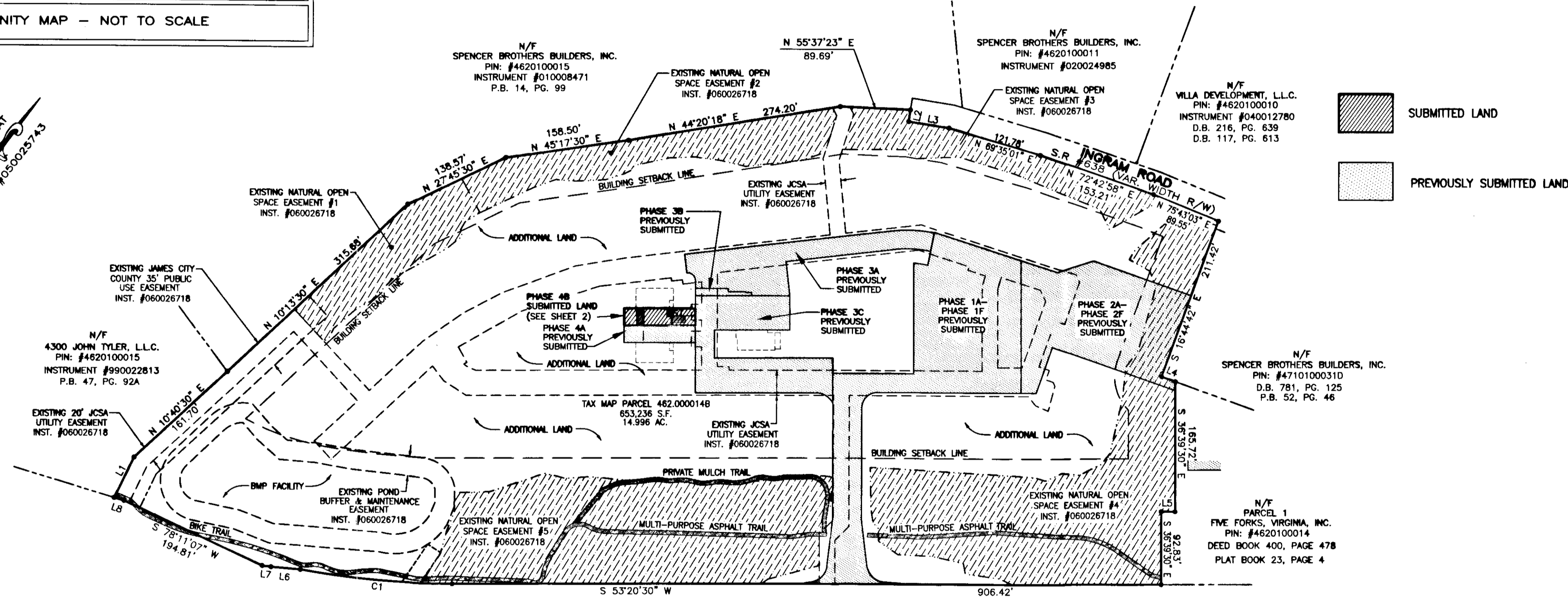
AREA TABLE

| PARCEL | SQ. FT. | ACRES |
|---------------------------|---------|--------|
| PHASE 4B SUBMITTED LAND | 2,002 | 0.046 |
| PREVIOUSLY SUBMITTED LAND | 91,580 | 2.102 |
| ADDITIONAL LAND | 559,654 | 12.848 |
| TOTAL | 653,236 | 14.996 |

**PLAT OF
 PHASE 4B
 GOVERNOR'S GROVE AT FIVE FORKS
 A CONDOMINIUM**
 LOCATED IN THE BERKELEY DISTRICT
 JAMES CITY COUNTY, VIRGINIA
 DATE: 01/15/2016 SCALE: 1" = 100' JOB# 06-460
 SHEET: 1 OF 2



3925 Midlands Road, Williamsburg, VA 23188
 Phone: (757) 565-1677 Fax: (757) 565-0782
 web: landtechresources.com

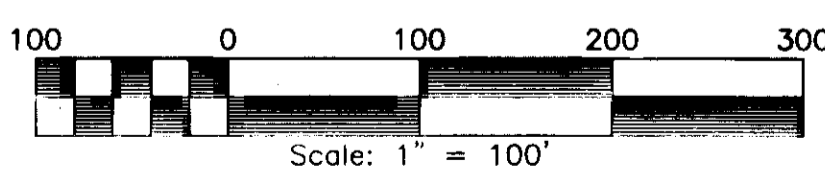


GENERAL NOTES

- THIS PLAT WAS PRODUCED WITHOUT A TITLE REPORT AND MAY NOT REFLECT ALL MATTERS AFFECTING PROPERTY.
- THIS PROPERTY APPEARS TO FALL IN ZONE "X" AS SHOWN ON FLOOD INSURANCE RATE MAP 51095C0119D, DATED DECEMBER 16, 2015.
- ALL UNITS TO BE SERVED BY PUBLIC WATER AND SEWER.
- ALL LAND AND IMPROVEMENTS OUTSIDE OF BUILDINGS AND WITHIN PHASE LIMITS SHALL BE KNOWN AS COMMON ELEMENT EXCEPT FOR LIMITED COMMON ELEMENTS DESIGNATED ON PLAT AND BUILDING PLANS.
- THIS PARCEL OF LAND WAS CONVEYED TO GOVERNOR'S GROVE AT FIVE FORKS, L.L.C. BY DEED RECORDED IN INSTRUMENT #070006512.
- THE STREETS WITHIN THIS CONDOMINIUM SHALL BE KNOWN AS COMMON ELEMENT AND NOT A PUBLIC DEDICATED RIGHT-OF-WAY.
- PHASE 4B IS SUBMITTED LAND. THE REMAINING PROPERTY HAS BEEN PREVIOUSLY SUBMITTED OR ADDITIONAL LAND. ALL ADDITIONAL LAND AND ALL COMMON ELEMENTS ARE WITHDRAWABLE LAND.
- PROFFERED COVENANTS, RESTRICTIONS, AND CONDITIONS AFFECTING THIS PROPERTY HAVE BEEN RECORDED AS INST. #050019045.
- THE LOCATION OF THE PRIVATE MULCH TRAIL AND THE ASPHALT MULTI-PURPOSE TRAIL ARE APPROXIMATE ONLY AND SUBJECT TO CHANGE.

City of Williamsburg & County of James City
 Circuit Court: This PLAT was recorded on
 1-26-2016
 at 1:36 AM/PM, PB PG
 Document # 160001172
 MONA A. FOLEY, CLERK
Mona A. Foley, Clerk

2 Large/Small Plat(s) Recorded
 herewith as # 160001172



**JOHN TYLER HIGHWAY
 STATE ROUTE #5
 (VARIABLE WIDTH PUBLIC R/W)**

CURVE TABLE

| NO. | DELTA | CHORD BEARING | RADIUS | ARC | CHORD |
|-----|-----------|---------------|----------|---------|---------|
| C1 | 10°00'21" | S 58°20'41" W | 1116.00' | 194.89' | 194.64' |

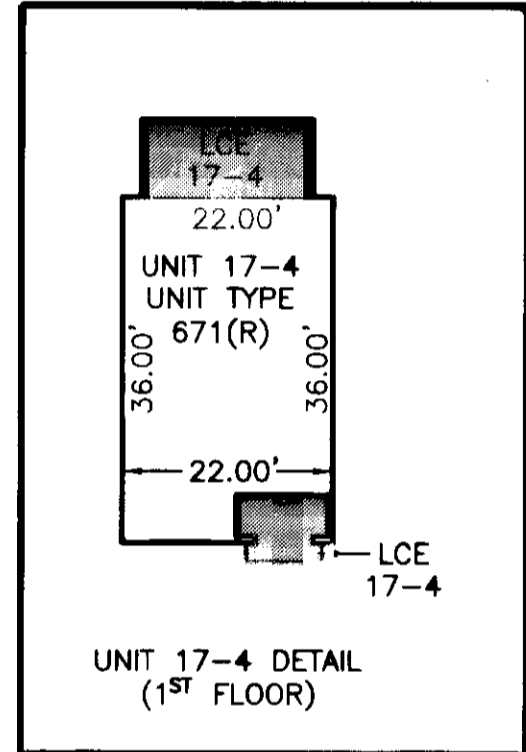
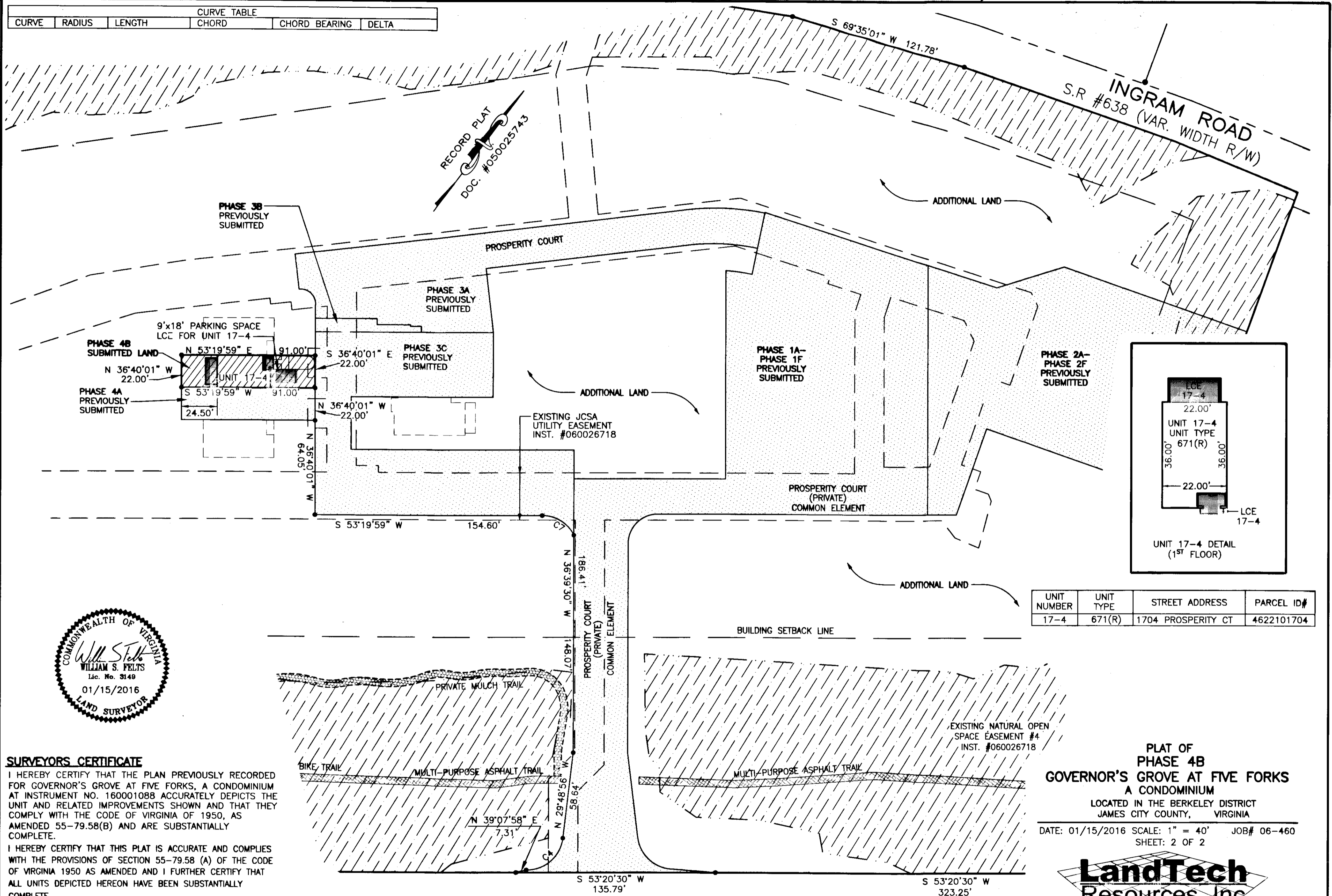
LINE TABLE

| NO. | DIRECTION | DISTANCE |
|-----|---------------|----------|
| L1 | N 10°44'30" W | 57.40' |
| L2 | S 27°48'08" E | 15.00' |
| L3 | N 62°11'52" E | 52.25' |
| L4 | N 73°15'18" E | 18.75' |
| L5 | S 53°20'30" W | 17.63' |
| L6 | S 58°14'37" W | 37.63' |
| L7 | S 60°24'36" W | 11.43' |
| L8 | S 70°12'23" W | 12.96' |
| L9 | N 25°00'09" W | 43.00' |
| L10 | N 71°09'00" E | 13.07' |
| L11 | S 18°25'59" E | 24.11' |
| L12 | S 21°02'09" E | 18.00' |

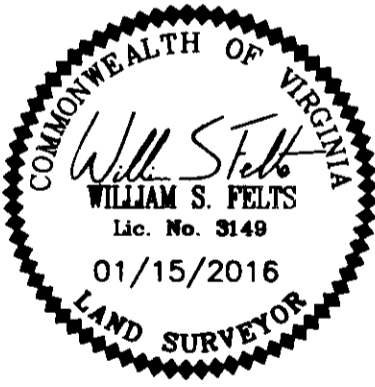
JCC Subdivision Agent Approval Not Required
 CMS
 1/26/16

160001172

| CURVE TABLE | | | | | |
|-------------|--------|--------|-------|---------------|-------|
| CURVE | RADIUS | LENGTH | CHORD | CHORD BEARING | DELTA |
| | | | | | |



| UNIT NUMBER | UNIT TYPE | STREET ADDRESS | PARCEL ID# |
|-------------|-----------|--------------------|------------|
| 17-4 | 671(R) | 1704 PROSPERITY CT | 4622101704 |



SURVEYORS CERTIFICATE
 I HEREBY CERTIFY THAT THE PLAN PREVIOUSLY RECORDED FOR GOVERNOR'S GROVE AT FIVE FORKS, A CONDOMINIUM AT INSTRUMENT NO. 160001088 ACCURATELY DEPICTS THE UNIT AND RELATED IMPROVEMENTS SHOWN AND THAT THEY COMPLY WITH THE CODE OF VIRGINIA OF 1950, AS AMENDED 55-79.58(B) AND ARE SUBSTANTIALLY COMPLETE.
 I HEREBY CERTIFY THAT THIS PLAT IS ACCURATE AND COMPLIES WITH THE PROVISIONS OF SECTION 55-79.58 (A) OF THE CODE OF VIRGINIA 1950 AS AMENDED AND I FURTHER CERTIFY THAT ALL UNITS DEPICTED HEREON HAVE BEEN SUBSTANTIALLY COMPLETE.

William S. Felts
 WILLIAM S. FELTS LIC. #3149
 DATE 01/15/16

JOHN TYLER HIGHWAY
 STATE ROUTE #5
 (VARIABLE WIDTH PUBLIC R/W)

City of Williamsburg & County of James City
 Circuit Court: This PLAT was recorded on 1-26-2016 at 1:36 AM/PM, PB PG Document # 160001172 MONA A. FOLEY, CLERK

2 Large/Small Prints
 herewith as 160001172

PLAT OF
 PHASE 4B
 GOVERNOR'S GROVE AT FIVE FORKS
 A CONDOMINIUM
 LOCATED IN THE BERKELEY DISTRICT
 JAMES CITY COUNTY, VIRGINIA
 DATE: 01/15/2016 SCALE: 1" = 40' JOB# 06-460
 SHEET: 2 OF 2

LandTech Resources, Inc.
 Surveying • Engineering • GPS
 3925 Midlands Road, Williamsburg, VA 23188
 Phone: (757) 565-1677 Fax: (757) 565-0782
 web: landtechresources.com