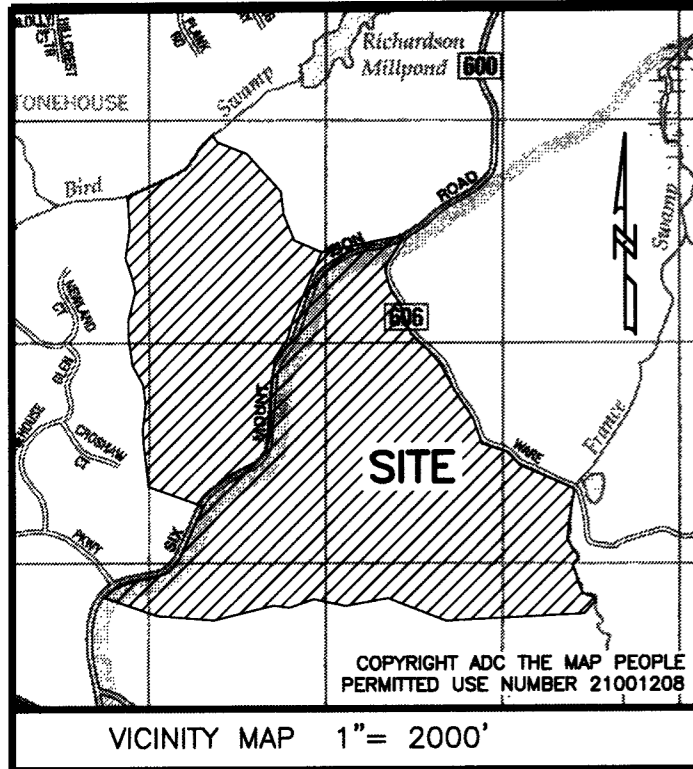


202210843



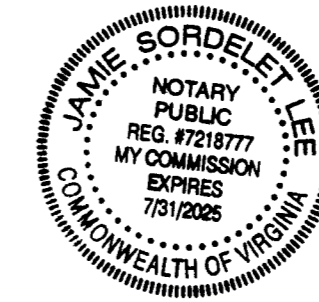
AREA TABULATION

PARCEL NAME	PARCEL ID	OLD AREA	OLD AREA
STONEHOUSE AMENITY H,	0540100017	486,593 S.F. / 11.171 AC.	498,891 S.F. / 11.453 AC.
STONEHOUSE TRACT 3 PARCEL "A"	0540800001A	35,869 S.F. / 0.823 AC.	42,611 S.F. / 0.978 AC.
STONEHOUSE TRACT 3 PARCEL "B"	0540900001A	22,787 S.F. / 0.523 AC.	25,423 S.F. / 0.584 AC.
STONEHOUSE TRACT 3 PARCEL "C"	0541000001A	102,249 S.F. / 2.347 AC.	103,188 S.F. / 2.369 AC.
P21 FILICHKO TRACT	0540100012	829,862± S.F. / 19.051± AC.	817,269± S.F. / 18.762± AC.
P16 SLATER TRACT	0540100011	6,719,349± S.F. / 154.256± AC.	6,710,267± S.F. / 154.047± AC.
PART OF P19 WARE ASHLOCK #1 TRACT & PART OF P1 ASHLOCK #1 TRACT	0630100006	1,638,285 S.F. / 37.610 AC.	1,637,346± S.F. / 37.588± AC.

BOUNDARY LINE ADJUSTMENT BETWEEN

STONEHOUSE AMENITY H,  
 STONEHOUSE TRACT 3 PARCEL "A"  
 STONEHOUSE TRACT 3 PARCEL "B"  
 STONEHOUSE TRACT 3 PARCEL "C"  
 P21 FILICHKO TRACT  
 P16 SLATER TRACT  
 PART OF P19 WARE ASHLOCK #1 TRACT  
 & PART OF P1 ASHLOCK #1 TRACT  
 STONEHOUSE DISTRICT JAMES CITY COUNTY VIRGINIA  
 DATE: 04/28/2022 JOB # 17-378

**LandTech Resources, Inc.**  
 Engineering & Surveying Consultants  
 205 Bulifants Blvd., Suite E., Williamsburg, Virginia 23188  
 Phone: (757) 565-1677 Fax: (757) 565-0782  
 web: landtechresources.com



SHEET 1 OF 5  
S-21-0045

OWNERS CERTIFICATE: SCP-JTL STONEHOUSE OWNER 2 LLC

THE SUBDIVISION OF THE PROPERTY AS SHOWN ON THIS PLAT IS WITH FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS AND OR TRUSTEES.

TRACT 3 PARCEL "A", PARCEL "B" & PARCEL "C"

BY: David L. Lane June 27, 2022  
SIGNATURE DATE

DAVID A. LANE Authorized Representative  
NAME PRINTED TITLE

OWNERS CERTIFICATE: STONEHOUSE OWNERS FOUNDATION

THE SUBDIVISION OF THE PROPERTY AS SHOWN ON THIS PLAT IS WITH FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS AND OR TRUSTEES.

STONEHOUSE AMENITY H

BY: [Signature] 6/6/2022  
SIGNATURE DATE

Timothy S. Calpepper President  
NAME PRINTED TITLE

CERTIFICATE OF NOTARIZATION

COMMONWEALTH OF VIRGINIA  
 CITY/COUNTY OF VIRGINIA BEACH, JANIE S. LEE, A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AFORESAID. GIVEN UNDER MY HAND THIS 6TH DAY OF JUNE, 2022, 2022.

[Signature]  
NOTARY PUBLIC  
 MY COMMISSION EXPIRES 7/31/2025  
 NOTARY REGISTRATION NO. 7218777

CERTIFICATE OF SOURCE OF TITLE

THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED BY GS STONEHOUSE GREEN LAND SUB 2, LLC TO STONEHOUSE OWNERS FOUNDATION BY DEED DATED SEPTEMBER 11, 2014 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY AS INSTRUMENT NO. 140015279.

OWNERS CERTIFICATE: MCP STONEHOUSE LLC

THE SUBDIVISION OF LAND SHOWN ON THIS PLAT AND KNOWN AS BOUNDARY LINE ADJUSTMENT BETWEEN PARCEL B STONEHOUSE & PARCEL 18, LAGRANGE TRACT IS WITH FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNERS, PROPRIETORS AND OR TRUSTEES.

P21 FILICHKO TRACT, P16 SLATER TRACT, PART OF P19 WARE ASHLOCK #1 TRACT & PART OF P1 ASHLOCK #1 TRACT

BY: [Signature] 6/21/22  
SIGNATURE DATE

Michael Kavourias COO  
NAME PRINTED TITLE

CERTIFICATE OF NOTARIZATION

STATE OF NEW YORK  
 COUNTY OF SUFFOLK  
 BEFORE ME, SISILYN HUTCHINSON, ON THIS DAY PERSONALLY APPEARED MICHAEL KAVOURIAS (KNOWN TO ME) OR PROVED TO ME ON THE OATH OF N/A OR THROUGH N/A TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED.

(SEAL)

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 21ST DAY OF JUNE, 2022

(NOTARY'S SIGNATURE) [Signature]  
 NOTARY PUBLIC, STATE OF NEW YORK  
 NOTARY PUBLIC, STATE OF NEW YORK  
 Registration No. 0114643084  
 Qualified in Suffolk County  
 Commission Expires March 26, 2026

CERTIFICATE OF SOURCE OF TITLE

THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED BY SCP-JTL STONEHOUSE OWNER 2 LLC TO MCP STONEHOUSE LLC, BY DEED DATED JULY 26, 2021 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY AS INSTRUMENT NO. 210015601.

PROPERTY INFORMATION

STONEHOUSE TRACT 3 PARCEL "A"  
 PARCEL ID: 0540800001A  
 STONEHOUSE TRACT 3 PARCEL "B"  
 PARCEL ID: 0540900001A  
 STONEHOUSE TRACT 3 PARCEL "C"  
 PARCEL ID: 0541000001A

OWNER: SCP-JTL OWNER 2, LLC  
 INST. #160007743  
 ZONING: PUD-R (PLANNED UNIT DEVELOPMENT)

STONEHOUSE AMENITY H  
 PARCEL ID: 0540100017

OWNER: STONEHOUSE OWNERS FOUNDATION  
 INST. #140015279  
 ZONING: PUD-R (PLANNED UNIT DEVELOPMENT)

P21 FILICHKO TRACT  
 PARCEL ID: 0540100012  
 P16 SLATER TRACT  
 PARCEL ID: 0540100011  
 PART OF P19 WARE ASHLOCK #1 TRACT  
 & PART OF P1 ASHLOCK #1 TRACT  
 PARCEL ID: 0630100006

OWNER: MCP STONEHOUSE, LLC  
 INST. #210015601  
 ZONING: PUD-R (PLANNED UNIT DEVELOPMENT)

CERTIFICATE OF NOTARIZATION

STATE OF TEXAS  
 COUNTY OF Dallas

BEFORE ME, LINDA NEAL, ON THIS DAY PERSONALLY APPEARED DAVID A. LANE, (KNOWN TO ME) OR PROVED TO ME ON THE OATH OF \_\_\_\_\_ OR THROUGH \_\_\_\_\_ TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED.



GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 27th DAY OF June, 2022.

(NOTARY'S SIGNATURE)  
 NOTARY PUBLIC, STATE OF TEXAS

CERTIFICATE OF SOURCE OF TITLE

THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED BY GS STONEHOUSE GREEN LAND SUB 2, LLC TO SCP-JTL STONEHOUSE OWNER 2 LLC BY DEED DATED APRIL 28, 2016 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY AS INSTRUMENT NO. 160007743.

CERTIFICATE OF APPROVAL

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

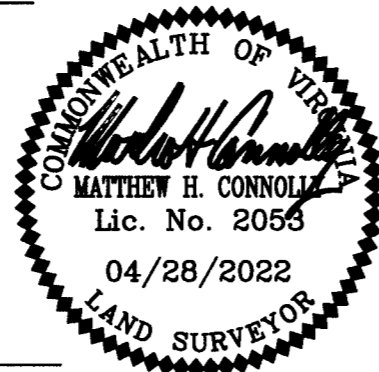
7 July 2022 [Signature]  
DATE SUBDIVISION AGENT OF JAMES CITY COUNTY

06/1/2022 [Signature]  
DATE VIRGINIA DEPARTMENT OF TRANSPORTATION

ENGINEERS OR SURVEYORS 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 ORDINANCES OF THE COUNTY OF JAMES CITY, VIRGINIA, REGARDING THE PLATTING OF SUBDIVISIONS WITHIN THE COUNTY.

04/28/2022 [Signature]  
DATE MATTHEW H. CONNOLLY, L.S. 2053



5 Large/Small Plat(s) Recorded  
 herewith as # 202210843

STATE OF VIRGINIA, JAMES CITY COUNTY

IN THE CLERKS OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF JAMES CITY THIS 13th DAY OF July, 2022. THIS PLAT WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS AT 3:36 pm INSTRUMENT # 202210843  
 TESTE MONA A. FOLEY, CLERK [Signature]

202210843

BOUNDARY LINE ADJUSTMENT  
BETWEEN

STONEHOUSE AMENITY H,  
STONEHOUSE TRACT 3 PARCEL "A"  
STONEHOUSE TRACT 3 PARCEL "B"  
STONEHOUSE TRACT 3 PARCEL "C"  
P21 FILICHKO TRACT  
P16 SLATER TRACT  
PART OF P19 WARE ASHLOCK #1 TRACT  
& PART OF P1 ASHLOCK #1 TRACT

STONEHOUSE DISTRICT JAMES CITY COUNTY VIRGINIA

DATE: 04/28/2022

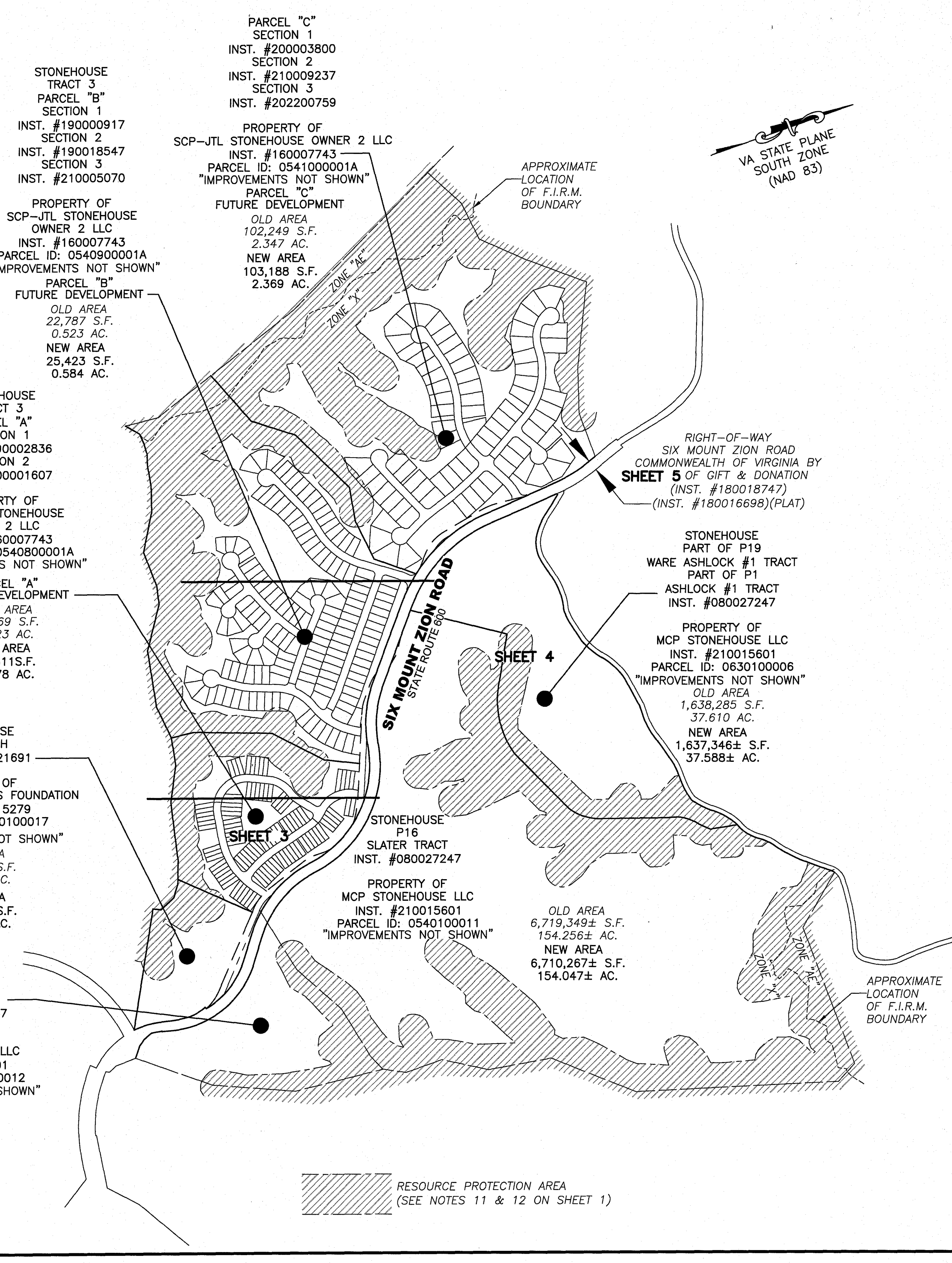
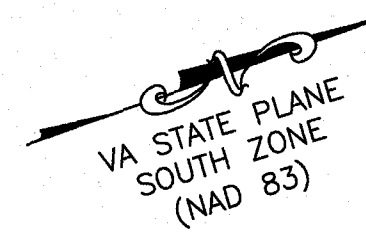
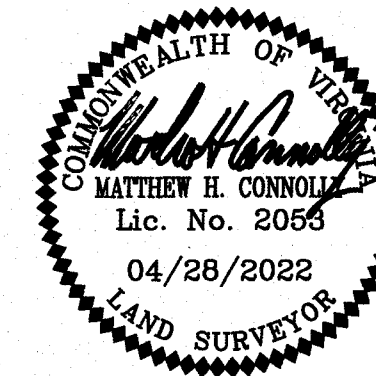
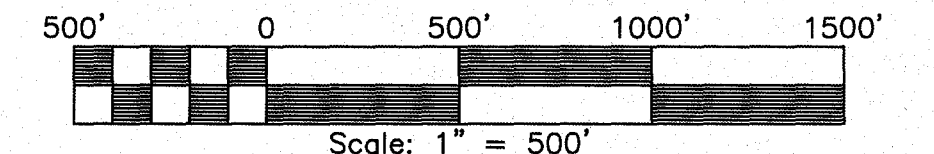
JOB # 17-378



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Phone: (757) 565-1677 Fax: (757) 565-0782  
web: landtechresources.com

SHEET 2 OF 5

S-21-0045



GENERAL NOTES

- 1. ANY EXISTING UNUSED WELL(S) SHALL BE ABANDONED IN ACCORDANCE WITH STATE PRIVATE WELL REGULATIONS AND JAMES CITY COUNTY CODE.
- 2. PARCELS ARE SERVED BY PUBLIC WATER AND SEWER.
- 3. WETLANDS AND LAND WITHIN RESOURCE PROTECTION AREAS SHALL REMAIN IN NATURAL UNDISTURBED STATE EXCEPT FOR THOSE ACTIVITIES PERMITTED BY SECTION 23-7 OF THE JAMES CITY COUNTY CODE.
- 4. NATURAL OPEN SPACE EASEMENTS SHALL REMAIN IN A NATURAL UNDISTURBED STATE EXCEPT FOR THOSE ACTIVITIES REFERENCED ON THE DEED OF EASEMENT.
- 5. THIS PLAT WAS PRODUCED WITHOUT THE BENEFIT OF A TITLE REPORT AND MAY NOT DEPICT ALL EASEMENTS AND/OR ENCUMBRANCES ON THE SUBJECT PROPERTY.
- 6. ALL NEW UTILITIES SHALL BE PLACED UNDERGROUND.
- 7. PROPERTY LIES IN FIRM ZONES "AE" & "X" ACCORDING TO FLOOD INSURANCE RATE MAP #51095C0041D, DATED DECEMBER 16, 2015.
- 8. THIS PROPERTY FALLS PARTIALLY WITHIN THE RPA.
- 9. UNLESS OTHERWISE NOTED, ALL DRAINAGE EASEMENTS DESIGNATED ON THIS PLAT SHALL REMAIN PRIVATE.
- 10. MONUMENTS SHALL BE SET IN ACCORDANCE WITH SECTIONS 19-34 THROUGH 19-36 OF THE COUNTY CODE.
- 11. RESOURCE PROTECTION AREA (RPA) SHOWN ON THIS PLAT FOR TRACT 3, PARCELS "A", "B" & "C" AND AMENITY H ARE BASED ON RECORD SUBDIVISION PLATS.
- 12. RESOURCE PROTECTION AREA (RPA) SHOWN ON THIS PLAT FOR P21 FILICHKO TRACT, P16 SLATER TRACT, PART OF P19 WARE ASHLOCK #1 TRACT & PART OF P1 ASHLOCK #1 TRACT ARE BASED ON JCC GIS MAPPING. IN ACCORDANCE WITH JCC CODE 23-7, A SITE SPECIFIC WETLAND AND RPA DETERMINATION WILL BE REQUIRED PRIOR TO ANY FURTHER SUBDIVISION AND/OR DEVELOPMENT OF THESE PARCELS.
- 13. THIS PROJECT IS ASSOCIATED WITH CASES Z-0004-2007/MP-004-2007, Z-0006-2012, Z-0009-2014 & Z-19-0010 WITH PROFFERS.

5 Large/Small Plat(s) Recorded  
herewith as # 202210843

City of Williamsburg & County of James City  
Circuit Court: This PLAT was recorded on  
July 13, 2022  
at 3:36 AM (M) PB PG  
Document # 202210843  
MONA A. FOLEY, CLERK  
Mona A. Foley, Clerk

OVERALL BOUNDARY  
SEE SHEETS 3, 4 & 5  
FOR DETAIL

RESOURCE PROTECTION AREA  
(SEE NOTES 11 & 12 ON SHEET 1)



202210843

MATCH LINE SHEET 4

BOUNDARY LINE ADJUSTMENT

BETWEEN

STONEHOUSE AMENITY H,  
 STONEHOUSE TRACT 3 PARCEL "A"  
 STONEHOUSE TRACT 3 PARCEL "B"  
 STONEHOUSE TRACT 3 PARCEL "C"  
 P21 FILICHKO TRACT  
 P16 SLATER TRACT  
 PART OF P19 WARE ASHLOCK #1 TRACT  
 & PART OF P1 ASHLOCK #1 TRACT  
 STONEHOUSE DISTRICT JAMES CITY COUNTY VIRGINIA  
 DATE: 04/28/2022 JOB # 17-378



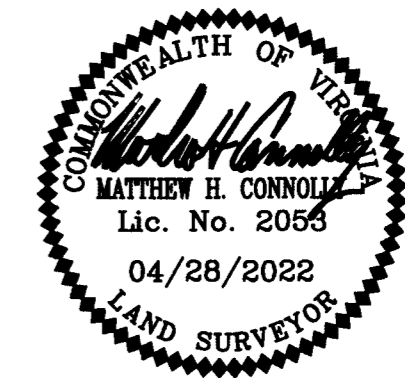
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 web: landtechresources.com

SHEET 3 OF 5

S-21-0045



Scale: 1" = 100'



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

July 13, 2022

at 3:30 AM, PG

Document # 202210843

MONA A. FOLEY, CLERK

Mona A. Foley, Clerk

5 (Large) Small Plat(s) Recorded  
 herewith as # 202210843

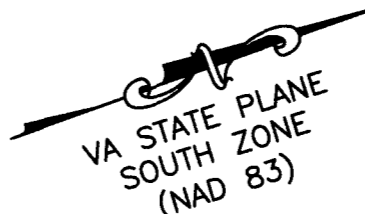
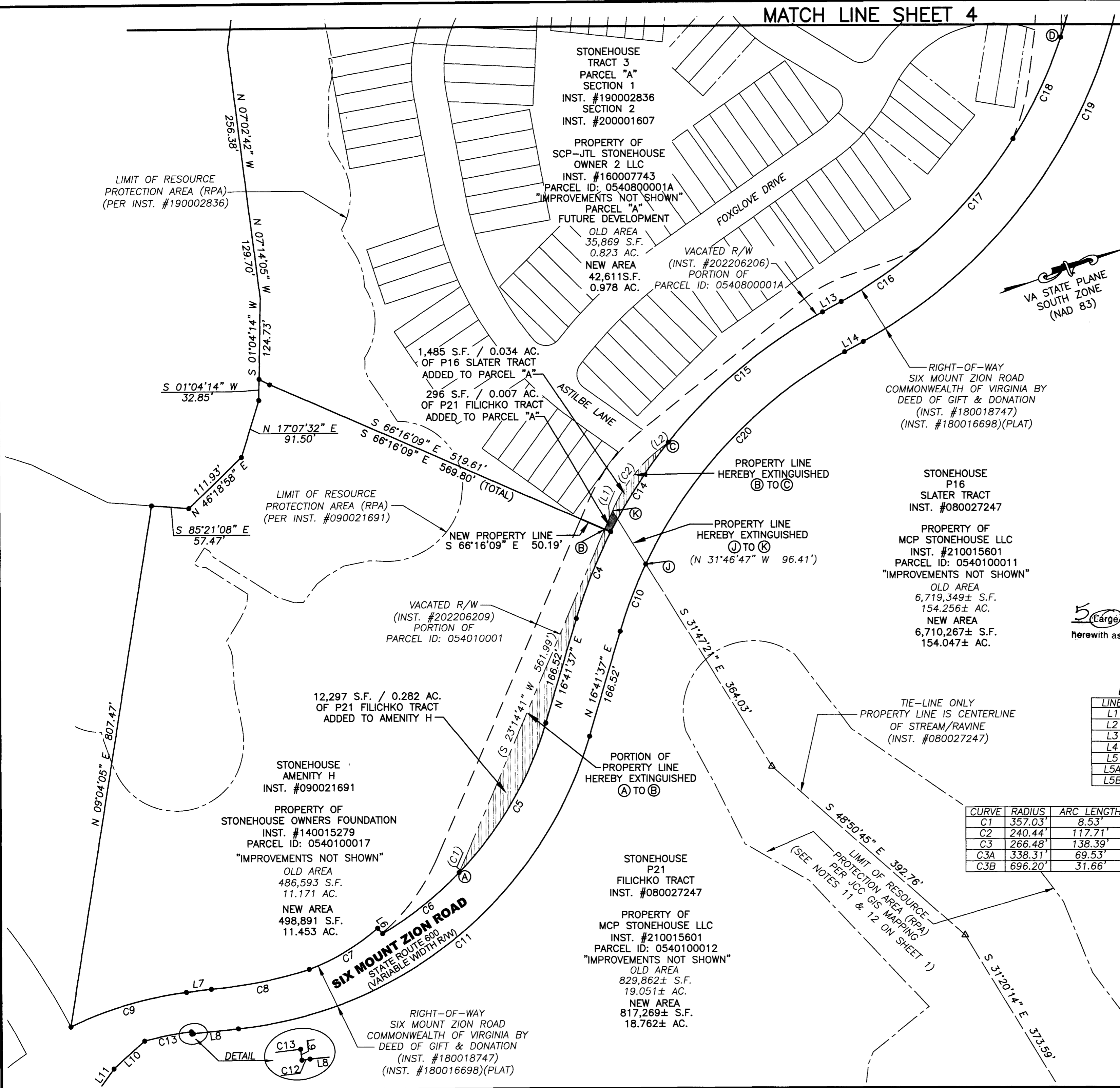
EXTINGUISHED PROPERTY LINES

LINE	BEARING	DISTANCE
L1	S 23°14'41" W	30.67'
L2	S 51°17'41" W	20.03'
L3	S 02°48'41" W	243.61'
L4	S 02°48'41" W	166.82'
L5	S 59°31'41" W	26.75'
L5A	S 30°07'44" W	61.81'
L5B	S 12°31'41" W	35.89'

EXTINGUISHED PROPERTY LINES

CURVE	RADIUS	ARC LENGTH	TANGENT	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	357.03'	8.53'	4.27'	8.53'	N 23°55'42" E	1°22'10"
C2	240.44'	117.71'	60.06'	116.54'	S 37°16'10" W	28°02'58"
C3	266.48'	138.39'	70.79'	136.84'	S 44°39'00" W	29°45'16"
C3A	338.31'	69.53'	34.89'	69.41'	N 18°25'00" E	11°46'32"
C3B	696.20'	31.66'	15.83'	31.66'	S 13°49'52" W	2°36'21"

SEE SHEET 5 FOR ADDITIONAL  
 LINE AND CURVE TABLES



RIGHT-OF-WAY  
 SIX MOUNT ZION ROAD  
 COMMONWEALTH OF VIRGINIA BY  
 DEED OF GIFT & DONATION  
 (INST. #180018747)  
 (INST. #180016698)(PLAT)

STONEHOUSE  
 P16  
 SLATER TRACT  
 INST. #080027247

PROPERTY OF  
 MCP STONEHOUSE LLC  
 INST. #210015601  
 PARCEL ID: 0540100011  
 "IMPROVEMENTS NOT SHOWN"  
 OLD AREA  
 6,719,349± S.F.  
 154.256± AC.  
 NEW AREA  
 6,710,267± S.F.  
 154.047± AC.

STONEHOUSE  
 TRACT 3  
 PARCEL "A"  
 SECTION 1  
 INST. #190002836  
 SECTION 2  
 INST. #200001607

PROPERTY OF  
 SCP-JTL STONEHOUSE  
 OWNER 2 LLC  
 INST. #160007743  
 PARCEL ID: 054080001A  
 "IMPROVEMENTS NOT SHOWN"  
 PARCEL "A"  
 FUTURE DEVELOPMENT  
 OLD AREA  
 35,869 S.F.  
 0.823 AC.  
 NEW AREA  
 42,611 S.F.  
 0.978 AC.

1,485 S.F. / 0.034 AC.  
 OF P16 SLATER TRACT  
 ADDED TO PARCEL "A"  
 296 S.F. / 0.007 AC.  
 OF P21 FILICHKO TRACT  
 ADDED TO PARCEL "A"

LIMIT OF RESOURCE  
 PROTECTION AREA (RPA)  
 (PER INST. #090021691)

VACATED R/W  
 (INST. #202206209)  
 PORTION OF  
 PARCEL ID: 054010001

12,297 S.F. / 0.282 AC.  
 OF P21 FILICHKO TRACT  
 ADDED TO AMENITY H

STONEHOUSE  
 AMENITY H  
 INST. #090021691

PROPERTY OF  
 STONEHOUSE OWNERS FOUNDATION  
 INST. #140015279  
 PARCEL ID: 0540100017  
 "IMPROVEMENTS NOT SHOWN"  
 OLD AREA  
 486,593 S.F.  
 11.171 AC.  
 NEW AREA  
 498,891 S.F.  
 11.453 AC.

STONEHOUSE  
 P21  
 FILICHKO TRACT  
 INST. #080027247

PROPERTY OF  
 MCP STONEHOUSE LLC  
 INST. #210015601  
 PARCEL ID: 0540100012  
 "IMPROVEMENTS NOT SHOWN"  
 OLD AREA  
 829,862± S.F.  
 19.051± AC.  
 NEW AREA  
 817,269± S.F.  
 18.762± AC.

RIGHT-OF-WAY  
 SIX MOUNT ZION ROAD  
 COMMONWEALTH OF VIRGINIA BY  
 DEED OF GIFT & DONATION  
 (INST. #180018747)  
 (INST. #180016698)(PLAT)



202210843

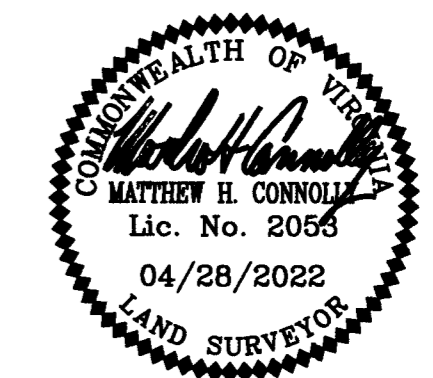
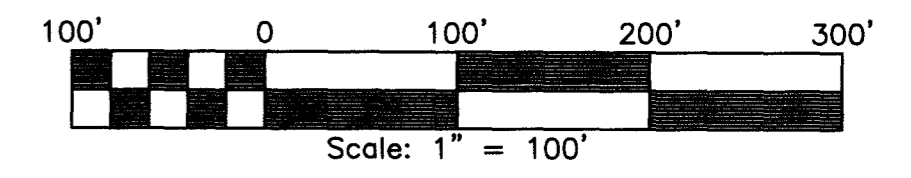
BOUNDARY LINE ADJUSTMENT

BETWEEN  
STONEHOUSE AMENITY H,  
STONEHOUSE TRACT 3 PARCEL "A"  
STONEHOUSE TRACT 3 PARCEL "B"  
STONEHOUSE TRACT 3 PARCEL "C"  
P21 FILICHKO TRACT  
P16 SLATER TRACT  
PART OF P19 WARE ASHLOCK #1 TRACT  
& PART OF P1 ASHLOCK #1 TRACT

STONEHOUSE DISTRICT JAMES CITY COUNTY VIRGINIA  
DATE: 04/28/2022 JOB # 17-378

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SHEET 4 OF 5  
**S-21-0045**



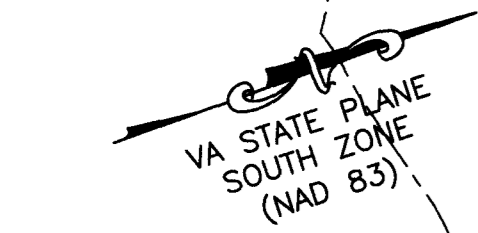
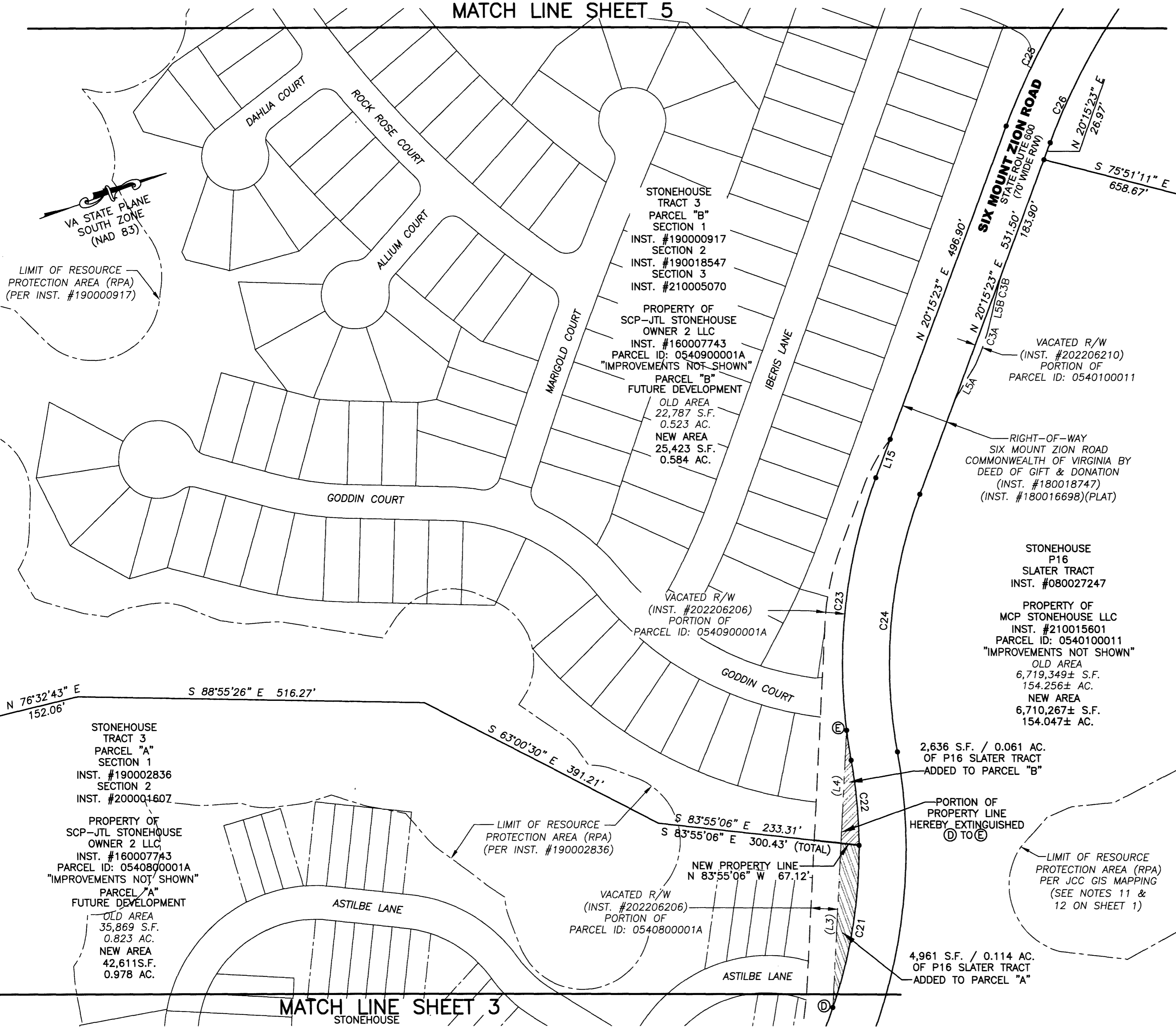
SEE SHEETS 3 & 5 FOR  
LINE AND CURVE TABLES

5 Large/Small Plat(s) Recorded  
herewith as # 202210843

City of Williamsburg & County of James City  
Circuit Court: This PLAT was recorded on  
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Document # 202210843  
MONA A. FOLEY, CLERK  
*Mona A. Foley*, Clerk

MATCH LINE SHEET 5

MATCH LINE SHEET 3  
STONEHOUSE



LIMIT OF RESOURCE PROTECTION AREA (RPA)  
(PER INST. #190000917)

N 76°32'43" E  
152.06'

S 88°55'26" E 516.27'

S 63°00'30" E 391.21'

S 83°55'06" E 233.31'  
S 83°55'06" E 300.43' (TOTAL)

NEW PROPERTY LINE  
N 83°55'06" W 67.12'

LIMIT OF RESOURCE PROTECTION AREA (RPA)  
(PER INST. #190002836)

LIMIT OF RESOURCE PROTECTION AREA (RPA)  
PER JCC GIS MAPPING  
(SEE NOTES 11 & 12 ON SHEET 1)

STONEHOUSE TRACT 3  
PARCEL "A"  
SECTION 1  
INST. #190002836  
SECTION 2  
INST. #200001607

PROPERTY OF SCP-JTL STONEHOUSE OWNER 2 LLC  
INST. #160007743  
PARCEL ID: 0540800001A  
"IMPROVEMENTS NOT SHOWN"  
PARCEL "A"  
FUTURE DEVELOPMENT  
OLD AREA 35,869 S.F. 0.823 AC.  
NEW AREA 42,611 S.F. 0.978 AC.

STONEHOUSE TRACT 3  
PARCEL "B"  
SECTION 1  
INST. #190000917  
SECTION 2  
INST. #190018547  
SECTION 3  
INST. #210005070

PROPERTY OF SCP-JTL STONEHOUSE OWNER 2 LLC  
INST. #160007743  
PARCEL ID: 0540900001A  
"IMPROVEMENTS NOT SHOWN"  
PARCEL "B"  
FUTURE DEVELOPMENT  
OLD AREA 22,787 S.F. 0.523 AC.  
NEW AREA 25,423 S.F. 0.584 AC.

VACATED R/W  
(INST. #202206206)  
PORTION OF  
PARCEL ID: 0540900001A

RIGHT-OF-WAY  
SIX MOUNT ZION ROAD  
COMMONWEALTH OF VIRGINIA BY  
DEED OF GIFT & DONATION  
(INST. #180018747)  
(INST. #180016698)(PLAT)

STONEHOUSE P16  
SLATER TRACT  
INST. #080027247

PROPERTY OF MCP STONEHOUSE LLC  
INST. #210015601  
PARCEL ID: 0540100011  
"IMPROVEMENTS NOT SHOWN"  
OLD AREA 6,719,349± S.F. 154.256± AC.  
NEW AREA 6,710,267± S.F. 154.047± AC.

2,636 S.F. / 0.061 AC.  
OF P16 SLATER TRACT  
ADDED TO PARCEL "B"

PORTION OF PROPERTY LINE  
HEREBY EXTINGUISHED  
D TO E

4,961 S.F. / 0.114 AC.  
OF P16 SLATER TRACT  
ADDED TO PARCEL "A"

VACATED R/W  
(INST. #202206206)  
PORTION OF  
PARCEL ID: 0540800001A

2022 10843

**BOUNDARY LINE ADJUSTMENT**  
BETWEEN

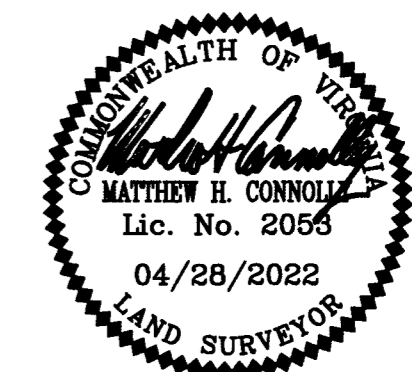
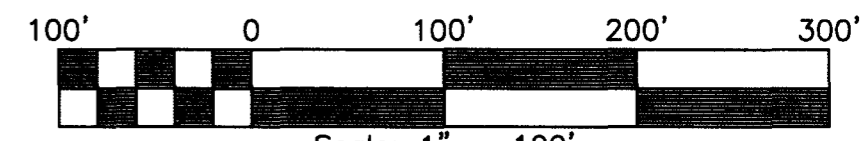
STONEHOUSE AMENITY H,  
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STONEHOUSE TRACT 3 PARCEL "B"  
STONEHOUSE TRACT 3 PARCEL "C"  
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PART OF P19 WARE ASHLOCK #1 TRACT  
& PART OF P1 ASHLOCK #1 TRACT  
STONEHOUSE DISTRICT JAMES CITY COUNTY VIRGINIA

DATE: 04/28/2022 JOB # 17-378



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web: landtechresources.com

SHEET 5 OF 5  
**S-21-0045**

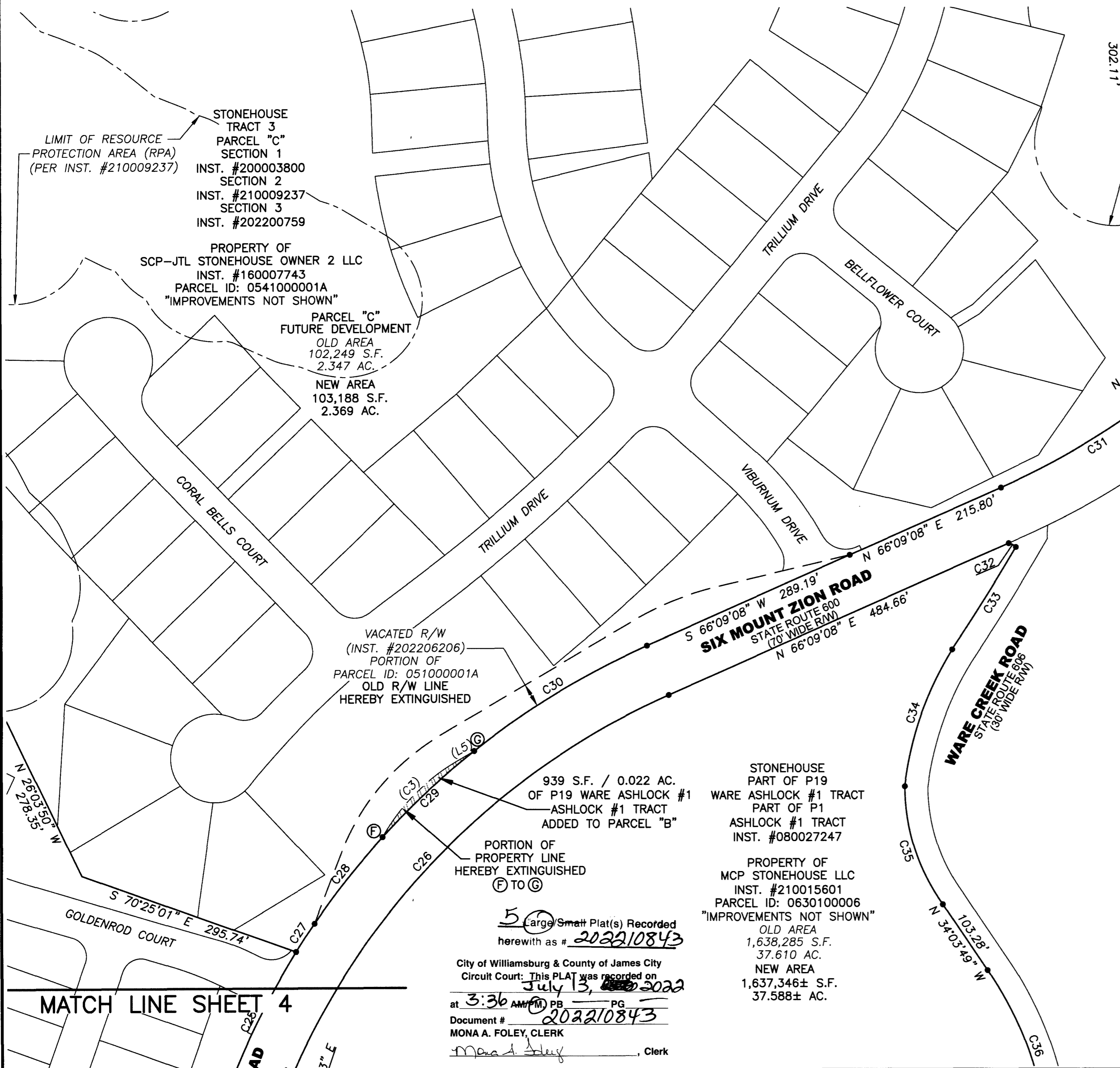


LINE	BEARING	DISTANCE
L6	S 41°43'25" E	10.65'
L7	N 83°18'41" E	38.67'
L8	N 84°21'46" E	69.74'
L9	S 06°48'04" E	3.38'
L10	N 48°20'13" E	63.37'
L11	N 35°53'29" E	49.22'
L12	N 18°04'06" E	86.22'
L13	S 61°14'28" W	32.54'
L14	N 61°14'28" E	32.54'
L15	S 20°15'23" W	61.57'

RIGHT-OF-WAY  
SIX MOUNT ZION ROAD  
COMMONWEALTH OF VIRGINIA BY  
DEED OF GIFT & DONATION  
(INST. #180018747)  
(INST. #180016698)(PLAT)

SEE SHEET 3 FOR ADDITIONAL  
LINE AND CURVE TABLES

CURVE	RADIUS	ARC LENGTH	TANGENT	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C4	797.00'	143.38'	71.88'	143.18'	S 21°50'50" W	10°18'26"
C5	558.00'	266.52'	135.85'	264.00'	N 30°22'37" E	27°22'00"
C6	558.00'	150.11'	75.51'	149.66'	N 51°46'01" E	15°24'48"
C7	322.49'	122.85'	62.18'	122.11'	N 59°11'23" E	21°49'36"
C8	694.08'	153.27'	76.95'	152.96'	N 78°58'49" E	12°39'09"
C9	555.00'	185.95'	93.85'	185.08'	S 73°42'47" W	19°11'48"
C10	727.00'	110.83'	55.52'	110.72'	S 21°03'39" W	8°44'05"
C11	628.00'	741.70'	420.96'	699.34'	N 50°31'42" E	67°40'09"
C12	493.00'	2.50'	1.25'	2.50'	S 83°20'39" W	0°17'27"
C13	495.00'	73.24'	36.69'	73.18'	S 79°13'44" W	8°28'40"
C14	797.00'	164.10'	82.34'	163.81'	S 32°53'58" W	11°47'50"
C15	797.00'	312.19'	158.12'	310.20'	S 50°01'11" W	22°26'35"
C16	727.00'	145.30'	72.89'	145.06'	N 55°30'55" E	11°27'06"
C17	727.00'	221.46'	111.60'	220.61'	N 41°03'46" E	17°27'13"
C18	727.00'	171.47'	86.13'	171.07'	N 25°34'45" E	13°30'49"
C19	797.00'	996.29'	575.06'	932.68'	N 25°25'47" E	71°37'22"
C20	727.00'	454.41'	234.90'	447.05'	S 43°20'05" W	35°48'46"
C21	727.00'	244.73'	123.53'	243.57'	N 09°10'43" E	19°17'14"
C22	727.00'	125.83'	63.07'	125.67'	N 05°25'24" W	9°55'01"
C23	797.00'	381.28'	194.36'	377.65'	S 06°33'06" W	27°24'35"
C24	727.00'	388.75'	199.15'	384.14'	S 04°56'15" W	30°38'18"
C25	1035.00'	216.35'	108.57'	215.96'	S 26°14'42" W	11°58'37"
C26	965.00'	772.99'	408.58'	752.49'	S 43°12'16" W	45°53'44"
C27	1035.00'	43.73'	21.87'	43.73'	S 33°26'37" W	2°25'15"
C28	1035.00'	142.74'	71.48'	142.62'	S 38°36'18" W	7°54'06"
C29	1035.00'	163.00'	81.67'	162.83'	S 47°04'03" W	9°01'25"
C30	1035.00'	263.25'	132.34'	262.54'	S 58°51'56" W	14°34'22"
C31	965.00'	269.88'	135.83'	269.01'	N 58°08'24" E	16°01'27"
C32	20.00'	10.70'	5.48'	10.57'	N 62°13'30" W	30°38'39"
C33	2646.96'	156.89'	78.47'	156.86'	N 32°10'31" E	3°23'45"
C34	431.80'	189.62'	96.36'	188.10'	S 19°16'21" W	25°09'37"
C35	259.94'	162.86'	84.20'	160.21'	S 17°56'33" E	35°53'53"
C36	440.27'	228.87'	117.08'	226.30'	N 19°51'22" W	29°47'04"



STONEHOUSE TRACT 3  
PARCEL "C"  
SECTION 1  
INST. #200003800  
SECTION 2  
INST. #210009237  
SECTION 3  
INST. #202200759

PROPERTY OF  
SCP-JTL STONEHOUSE OWNER 2 LLC  
INST. #160007743  
PARCEL ID: 0541000001A  
"IMPROVEMENTS NOT SHOWN"

PARCEL "C"  
FUTURE DEVELOPMENT  
OLD AREA  
102,249 S.F.  
2.347 AC.  
NEW AREA  
103,188 S.F.  
2.369 AC.

VACATED R/W  
(INST. #202206206)  
PORTION OF  
PARCEL ID: 051000001A  
OLD R/W LINE  
HEREBY EXTINGUISHED

939 S.F. / 0.022 AC.  
OF P19 WARE ASHLOCK #1  
ASHLOCK #1 TRACT  
ADDED TO PARCEL "B"

WARE ASHLOCK #1 TRACT  
PART OF P1  
ASHLOCK #1 TRACT  
INST. #080027247

PROPERTY OF  
MCP STONEHOUSE LLC  
INST. #210015601  
PARCEL ID: 06301000006  
"IMPROVEMENTS NOT SHOWN"

OLD AREA  
1,638,285 S.F.  
37.610 AC.  
NEW AREA  
1,637,346± S.F.  
37.588± AC.

50 Large/Small Plat(s) Recorded  
herewith as # **202210843**

City of Williamsburg & County of James City  
Circuit Court: This PLAT was recorded on  
**July 13, 2022**

at **3:36 AM** **PB**  
Document # **202210843**  
MONA A. FOLEY, CLERK

MATCH LINE SHEET 4