

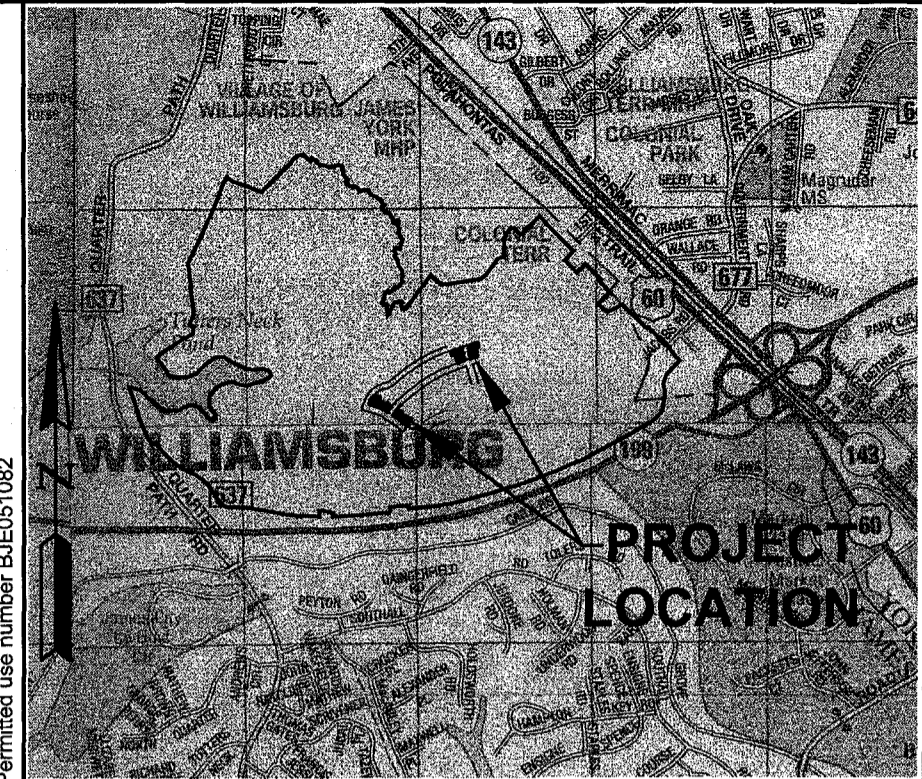
20223542

UNIT ADDRESSES:

- UNIT 9A - 4155 NORTHRIDGE STREET
- UNIT 8B - 4157 NORTHRIDGE STREET
- UNIT 5B - 4159 NORTHRIDGE STREET
- UNIT 5A - 4161 NORTHRIDGE STREET
- UNIT 8A - 4165 NORTHRIDGE STREET
- UNIT 7A - 1411 REDOUBT ROAD
- UNIT 7B - 1421 REDOUBT ROAD
- UNIT 6B - 1431 REDOUBT ROAD
- UNIT 6A - 1441 REDOUBT ROAD



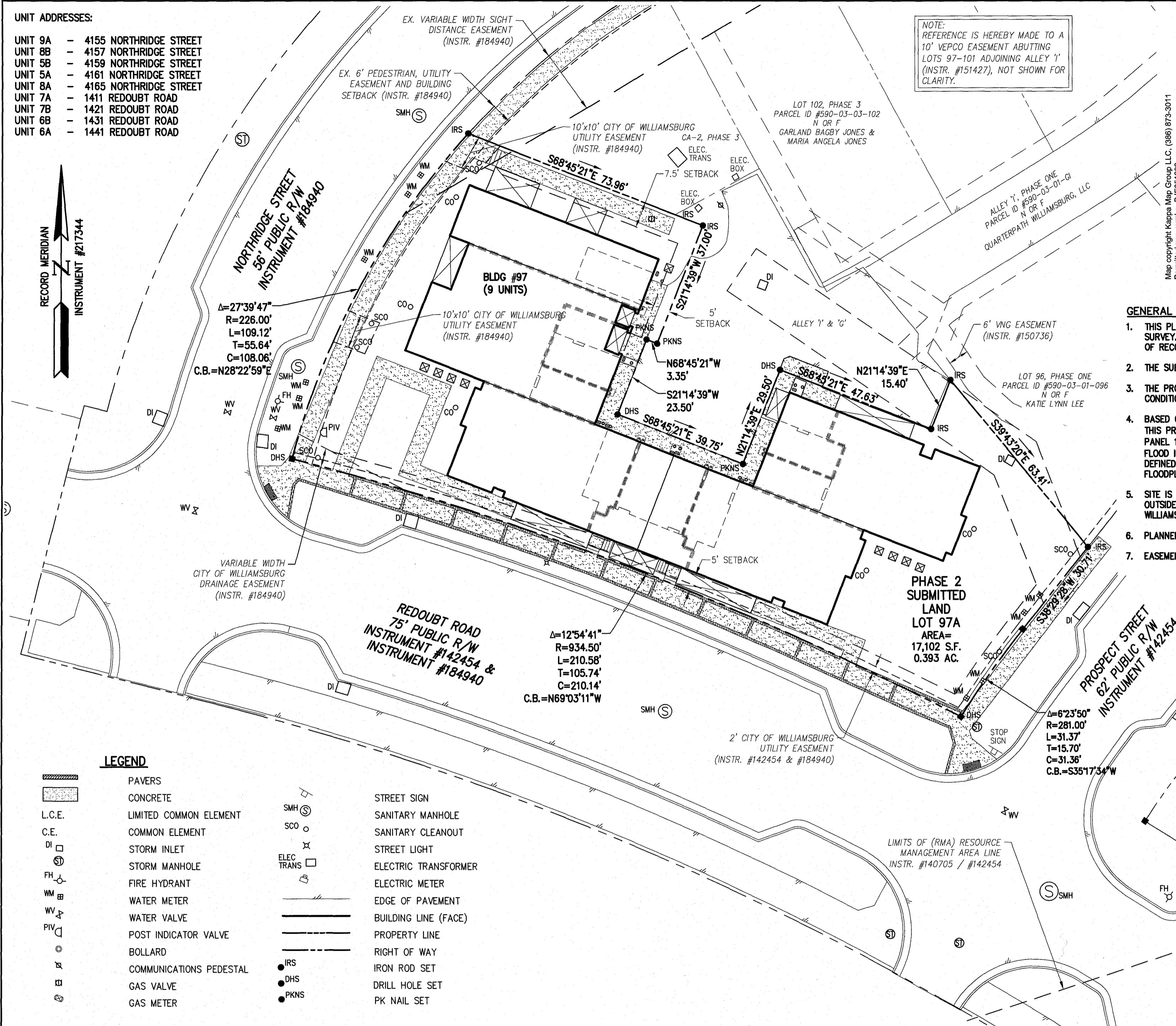
NOTE:  
REFERENCE IS HEREBY MADE TO A  
10' VEPCO EASEMENT ABUTTING  
LOTS 97-101 ADJOINING ALLEY 'I'  
(INSTR. #151427), NOT SHOWN FOR  
CLARITY.



VICINITY MAP (Approximate Scale: 1"=2000')

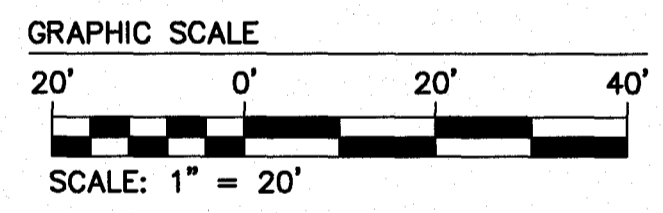
GENERAL NOTES

1. THIS PLAT OF CONDOMINIUM IS BASED ON RECORD DOCUMENTS AND CURRENT FIELD SURVEY. THIS PROPERTY IS SUBJECT TO EASEMENTS, SERVITUDES, AND COVENANTS OF RECORD.
2. THE SUBDIVISION PLAT FOR LOT 97A IS RECORDED AS INSTRUMENT #213744.
3. THE PROPERTY IS CURRENTLY ZONED ED ECONOMIC DEVELOPMENT DISTRICT CONDITIONAL WITH PROFFERS.
4. BASED ON THE FEMA FLOOD INSURANCE RATE MAP FOR THE CITY OF WILLIAMSBURG THIS PROPERTY IS IN FLOOD ZONE "X" AS SHOWN ON MAP NUMBER 51095C0143D, PANEL 143 OF 237, FOR COMMUNITY NUMBER 510294, DATED 12/16/2015 OF THE FLOOD INSURANCE RATE MAPS FOR THE CITY OF WILLIAMSBURG, VIRGINIA. ZONE "X" IS DEFINED AS AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.
5. SITE IS LOCATED WITHIN THE CHESAPEAKE BAY PRESERVATION AREA. THE SITE IS OUTSIDE THE RPA AND PARTIALLY INSIDE THE RMA AS DEFINED BY THE CITY OF WILLIAMSBURG ORDINANCE FOR THE PRESERVATION OF THE CHESAPEAKE BAY.
6. PLANNED IMPROVEMENTS AS SHOWN ARE SUBSTANTIALLY COMPLETE.
7. EASEMENTS OF RECORD KNOWN BY THIS SURVEYOR ARE PLOTTED HEREON.



LEGEND

	PAVERS		STREET SIGN
	CONCRETE		SANITARY MANHOLE
	LIMITED COMMON ELEMENT		SANITARY CLEANOUT
	COMMON ELEMENT		STREET LIGHT
	STORM INLET		ELECTRIC TRANSFORMER
	STORM MANHOLE		ELECTRIC METER
	FIRE HYDRANT		EDGE OF PAVEMENT
	WATER METER		BUILDING LINE (FACE)
	WATER VALVE		PROPERTY LINE
	POST INDICATOR VALVE		RIGHT OF WAY
	BOLLARD		IRON ROD SET
	COMMUNICATIONS PEDESTAL		DRILL HOLE SET
	GAS VALVE		PK NAIL SET
	GAS METER		



NOTE: SEE SHEET 2 FOR CONDOMINIUM NOTES

3 Large Small Plat(s) Recorded  
herewith as # 20223542

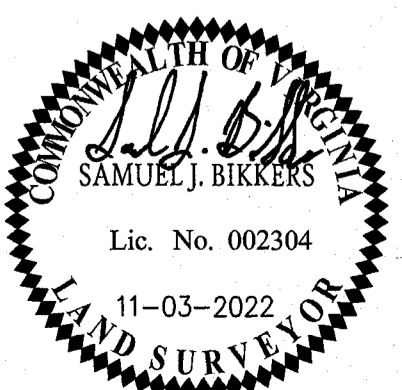
STATE OF VIRGINIA  
CITY OF WILLIAMSBURG & COUNTY OF JAMES CITY CIRCUIT COURT.  
THIS 16 DAY OF November, 2022  
THE PLAT SHOWN HEREON WAS PRESENTED AND ADMITTED TO  
THE RECORD AS THE LAW DIRECTS. 2:47 PM  
INSTRUMENT # 20223542

TESTE: MONA A. FOLEY, CLERK  
MONA A. FOLEY, CLERK

SURVEYOR'S CERTIFICATE

I, SAMUEL J. BIKKERS, A DULY LICENSED LAND SURVEYOR IN THE COMMONWEALTH OF VIRGINIA, DO HEREBY CERTIFY THAT THIS PLAT IS ACCURATE AND COMPLIES WITH SECTION 55.1-1920(A) OF THE VIRGINIA CONDOMINIUM ACT AS AMENDED, AND THAT ALL UNITS OR PORTIONS OF SUCH UNITS SHOWN HEREON ARE SUBSTANTIALLY COMPLETE.

Samuel J. Bickers  
SAMUEL J. BIKKERS, L.S. #002304 11-03-2022 DATE



5248 Olde Towne Road, Suite 1  
Williamsburg, Virginia 23188  
Phone: (757) 253-0040  
Fax: (757) 220-8994  
www.aesva.com

Hampton Roads | Central Virginia | Middle Peninsula

EXHIBIT C  
CONDOMINIUM PLAT SHOWING PHASE 2  
SUBMITTED LAND AND EXISTING EASEMENTS  
**VILLAGE GREEN NORTH AT  
QUARTERPATH CONDOMINIUM**  
CITY OF WILLIAMSBURG VIRGINIA

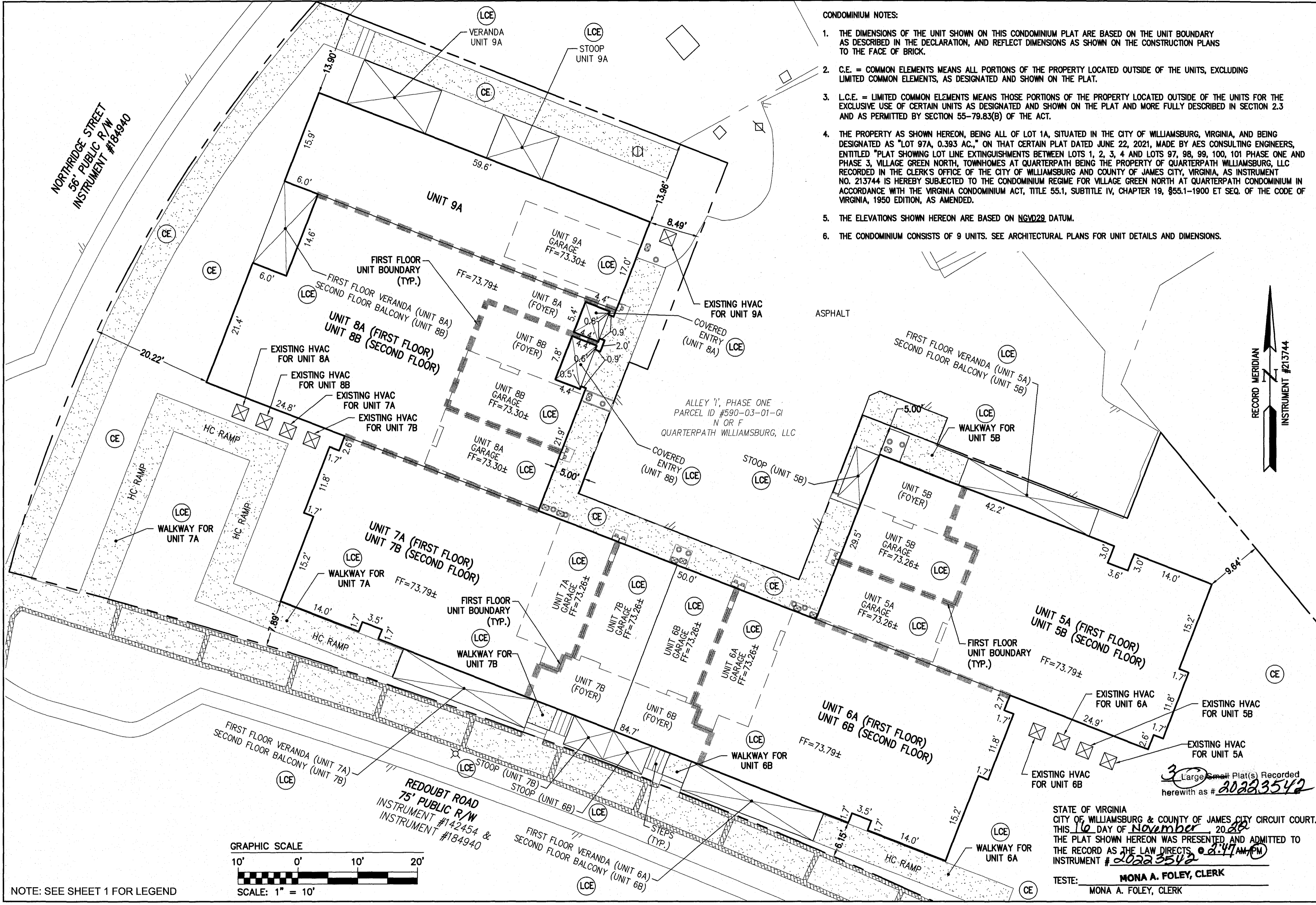
Project Contacts:	GVC / SJB
Project Number:	W10219-12
Scale:	Date:
1" = 20'	11-03-2022
Sheet Number	
1 OF 3	

S:\02\11021912 - Land CondominiumSurvey\Plan\Phase2\Condominium Bldg 97 Lot 97-101\11021912\_Consolidated.dwg, 11/03/2022 2:44:44 PM, Sam-Bickers

20223542

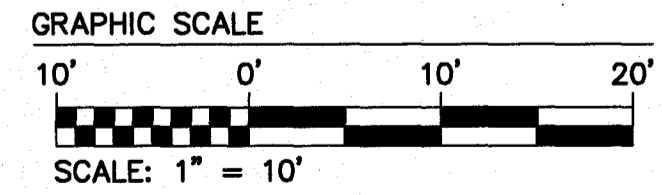
CONDOMINIUM NOTES:

1. THE DIMENSIONS OF THE UNIT SHOWN ON THIS CONDOMINIUM PLAT ARE BASED ON THE UNIT BOUNDARY AS DESCRIBED IN THE DECLARATION, AND REFLECT DIMENSIONS AS SHOWN ON THE CONSTRUCTION PLANS TO THE FACE OF BRICK.
2. C.E. = COMMON ELEMENTS MEANS ALL PORTIONS OF THE PROPERTY LOCATED OUTSIDE OF THE UNITS, EXCLUDING LIMITED COMMON ELEMENTS, AS DESIGNATED AND SHOWN ON THE PLAT.
3. L.C.E. = LIMITED COMMON ELEMENTS MEANS THOSE PORTIONS OF THE PROPERTY LOCATED OUTSIDE OF THE UNITS FOR THE EXCLUSIVE USE OF CERTAIN UNITS AS DESIGNATED AND SHOWN ON THE PLAT AND MORE FULLY DESCRIBED IN SECTION 2.3 AND AS PERMITTED BY SECTION 55-79.83(B) OF THE ACT.
4. THE PROPERTY AS SHOWN HEREON, BEING ALL OF LOT 1A, SITUATED IN THE CITY OF WILLIAMSBURG, VIRGINIA, AND BEING DESIGNATED AS "LOT 97A, 0.393 AC.," ON THAT CERTAIN PLAT DATED JUNE 22, 2021, MADE BY AES CONSULTING ENGINEERS, ENTITLED "PLAT SHOWING LOT LINE EXTINGUISHMENTS BETWEEN LOTS 1, 2, 3, 4 AND LOTS 97, 98, 99, 100, 101 PHASE ONE AND PHASE 3, VILLAGE GREEN NORTH, TOWNHOMES AT QUARTERPATH BEING THE PROPERTY OF QUARTERPATH WILLIAMSBURG, LLC RECORDED IN THE CLERK'S OFFICE OF THE CITY OF WILLIAMSBURG AND COUNTY OF JAMES CITY, VIRGINIA, AS INSTRUMENT NO. 213744 IS HEREBY SUBJECTED TO THE CONDOMINIUM REGIME FOR VILLAGE GREEN NORTH AT QUARTERPATH CONDOMINIUM IN ACCORDANCE WITH THE VIRGINIA CONDOMINIUM ACT, TITLE 55.1, SUBTITLE IV, CHAPTER 19, §55.1-1900 ET SEQ. OF THE CODE OF VIRGINIA, 1950 EDITION, AS AMENDED.
5. THE ELEVATIONS SHOWN HEREON ARE BASED ON NGVD28 DATUM.
6. THE CONDOMINIUM CONSISTS OF 9 UNITS. SEE ARCHITECTURAL PLANS FOR UNIT DETAILS AND DIMENSIONS.



NORTHBRIDGE STREET  
56' PUBLIC R/W  
INSTRUMENT #184940

RECORD MERIDIAN  
INSTRUMENT #213744



NOTE: SEE SHEET 1 FOR LEGEND

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INSTRUMENT # 20223542

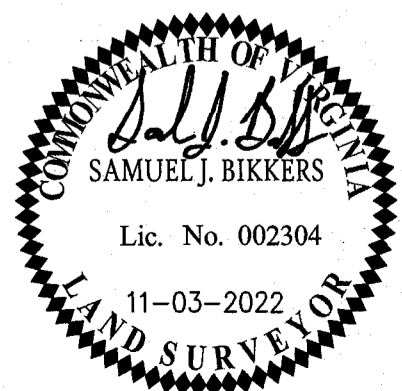
TESTE: **MONA A. FOLEY, CLERK**  
MONA A. FOLEY, CLERK

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*S.J. Bickers*  
SAMUEL J. BIKKERS, L.S. #002304

11-03-2022  
DATE



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Project Contacts:	GVC / SJB
Project Number:	W10219-12
Scale:	1" = 10'
Date:	11-03-2022
Sheet Number	2 OF 3

S:\JOB\11021912 - Land Condominium\Survey\Plan\Phase2\Condominium Bldg 97 Lot 97-101\11021912\_Condos\_Land97-101\_Bldg97.dwg, 11/03/2022 2:56:05 PM, Sam.Bickers

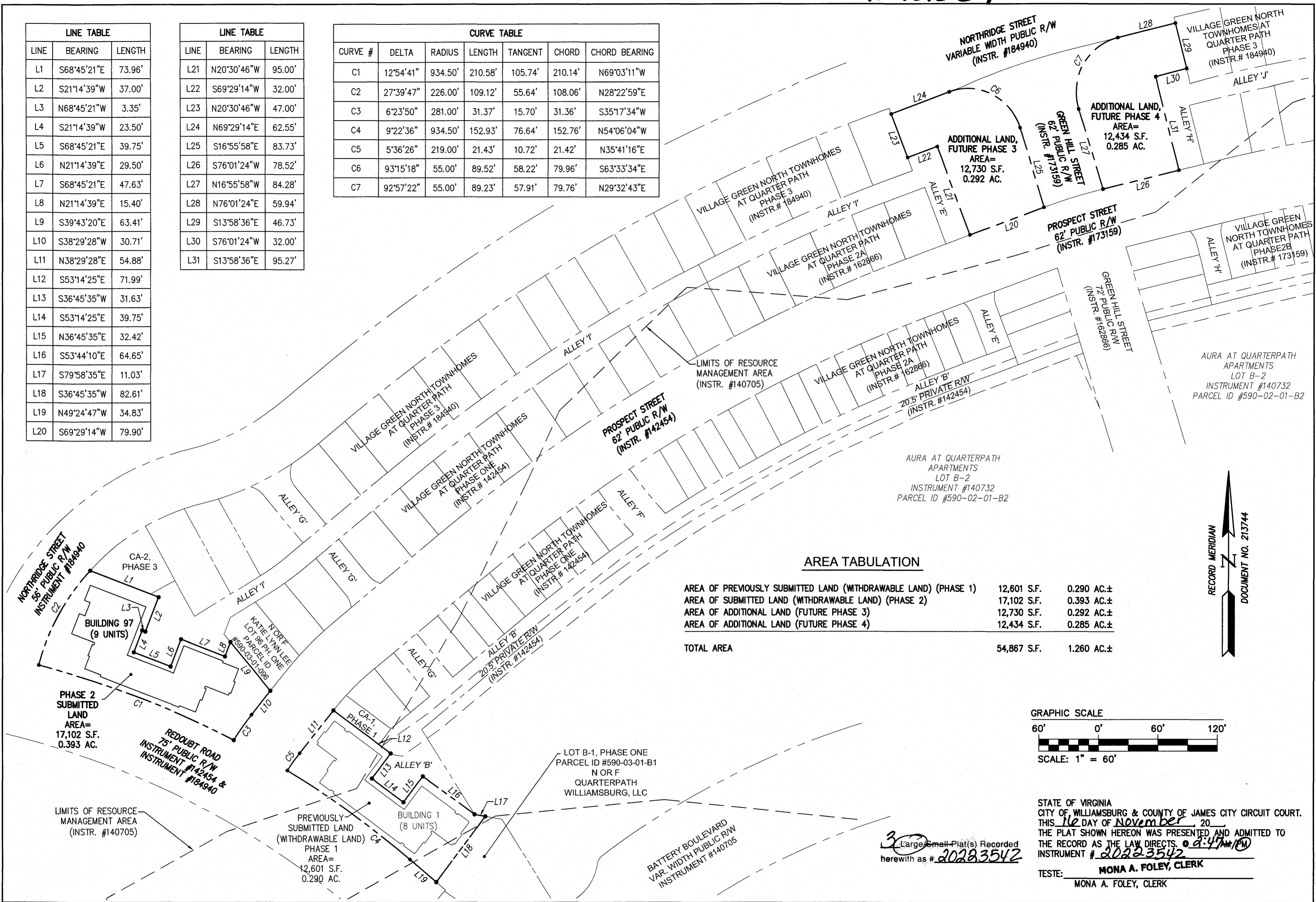


20223542

LINE	BEARING	LENGTH
L1	S68°45'21"E	73.96'
L2	S21°14'39"W	37.00'
L3	N68°45'21"W	3.35'
L4	S21°14'39"W	23.50'
L5	S68°45'21"E	39.75'
L6	N21°14'39"E	29.50'
L7	S68°45'21"E	47.63'
L8	N21°14'39"E	15.40'
L9	S39°43'20"E	63.41'
L10	S38°29'28"W	30.71'
L11	N38°29'28"E	54.88'
L12	S53°14'25"E	71.99'
L13	S36°45'35"W	31.63'
L14	S53°14'25"E	39.75'
L15	N36°45'35"E	32.42'
L16	S53°44'10"E	64.65'
L17	S79°58'35"E	11.03'
L18	S36°45'35"W	82.61'
L19	N49°24'47"W	34.83'
L20	S69°29'14"W	79.90'

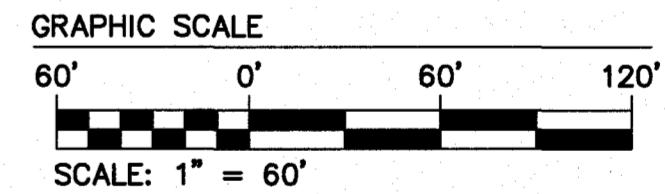
LINE	BEARING	LENGTH
L21	N20°30'46"W	95.00'
L22	S69°29'14"W	32.00'
L23	N20°30'46"W	47.00'
L24	N69°29'14"E	62.55'
L25	S16°55'58"E	83.73'
L26	S76°01'24"W	78.52'
L27	N16°55'58"W	84.28'
L28	N76°01'24"E	59.94'
L29	S13°58'36"E	46.73'
L30	S76°01'24"W	32.00'
L31	S13°58'36"E	95.27'

CURVE #	DELTA	RADIUS	LENGTH	TANGENT	CHORD	CHORD BEARING
C1	12°54'41"	934.50'	210.58'	105.74'	210.14'	N69°03'11"W
C2	27°39'47"	226.00'	109.12'	55.64'	108.06'	N28°22'59"E
C3	6°23'50"	281.00'	31.37'	15.70'	31.36'	S35°17'34"W
C4	9°22'36"	934.50'	152.93'	76.64'	152.76'	N54°06'04"W
C5	5°36'26"	219.00'	21.43'	10.72'	21.42'	N35°41'16"E
C6	93°15'18"	55.00'	89.52'	58.22'	79.96'	S63°33'34"E
C7	92°57'22"	55.00'	89.23'	57.91'	79.76'	N29°32'43"E

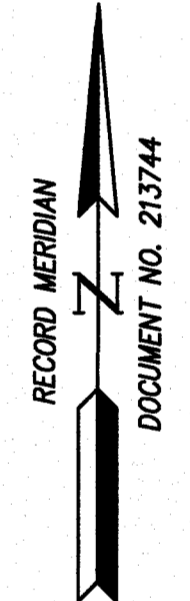


**AREA TABULATION**

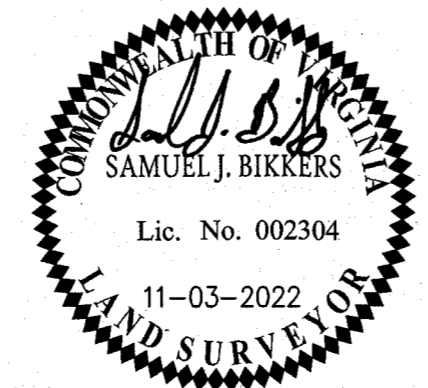
AREA OF PREVIOUSLY SUBMITTED LAND (WITHDRAWABLE LAND) (PHASE 1)	12,601 S.F.	0.290 AC.±
AREA OF SUBMITTED LAND (WITHDRAWABLE LAND) (PHASE 2)	17,102 S.F.	0.393 AC.±
AREA OF ADDITIONAL LAND (FUTURE PHASE 3)	12,730 S.F.	0.292 AC.±
AREA OF ADDITIONAL LAND (FUTURE PHASE 4)	12,434 S.F.	0.285 AC.±
<b>TOTAL AREA</b>	<b>54,867 S.F.</b>	<b>1.260 AC.±</b>



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 INSTRUMENT # 20223542  
 TESTE: **MONA A. FOLEY, CLERK**  
 MONA A. FOLEY, CLERK



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 SAMUEL J. BIKKERS, L.S. #002304  
 11-03-2022  
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Project Contacts:	GVC / SJB
Project Number:	W10219-12
Scale:	1" = 60'
Date:	11-03-2022
Sheet Number	<b>3 OF 3</b>

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