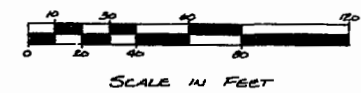


DEVELOPMENT NOTES

TOTAL LOT AREA - 25,843.00 OR 0.59 ACRES  
COMMON AREA - 57,993 OR 1.33 ACRES  
TOTAL AREA SECTION 4 - 83,836 OR 1.93 ACRES



CURVE DATA

"A"	"B"	"C"
Δ = 41°58'50"	Δ = 28°30'00"	Δ = 30°16'07"
R = 75.00'	R = 190.00'	R = 75.00'
L = 54.95'	L = 94.51'	L = 39.62'
T = 28.77'	T = 48.25'	T = 20.28'
C = 53.78'	C = 93.54'	C = 39.16'
CB = N59°22'22"E	CB = N66°06'47"E	CB = S55°24'14"E

NOTE: REVISION OF JAN. 11, 1989 AFFECTS LOTS 15, 16 & 17 ONLY.

STATE OF VIRGINIA

I, RONALD LEADS, A NOTARY PUBLIC, DO HEREBY CERTIFY THAT THE PERSON(S) WHOSE NAME(S) IS (ARE) SIGNED TO THE WRITING BELOW HAS ACKNOWLEDGED THE SAME BEFORE ME IN MY COUNTY AFORESAID  
GIVEN UNDER MY HAND THIS 18<sup>TH</sup> DAY OF JANUARY 1989

SIGNED Ronald Leads  
MY COMMISSION EXPIRES August 28, 1989

OWNER'S CONSENT:

THIS SUBDIVISION IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE WISHES AND DESIRES OF THE UNDERSIGNED OWNER(S)  
Ronald T. Curtis Custom Builders, Inc. - Partner  
(FOR COUNSELOR'S CLOSE ASSOCIATES)

CERTIFICATE OF APPROVAL:

THIS SUBDIVISION IS APPROVED BY THE UNDERSIGNED WITH EXISTING REGULATIONS AND MAY BE COMMITTED TO RECORD.  
Rod T. Necker DATE Jan 27, 1989  
AGENT OF GOVERNOR'S CABINET  
NA DATE  
NA DATE  
HIGHWAY DEPARTMENT DATE

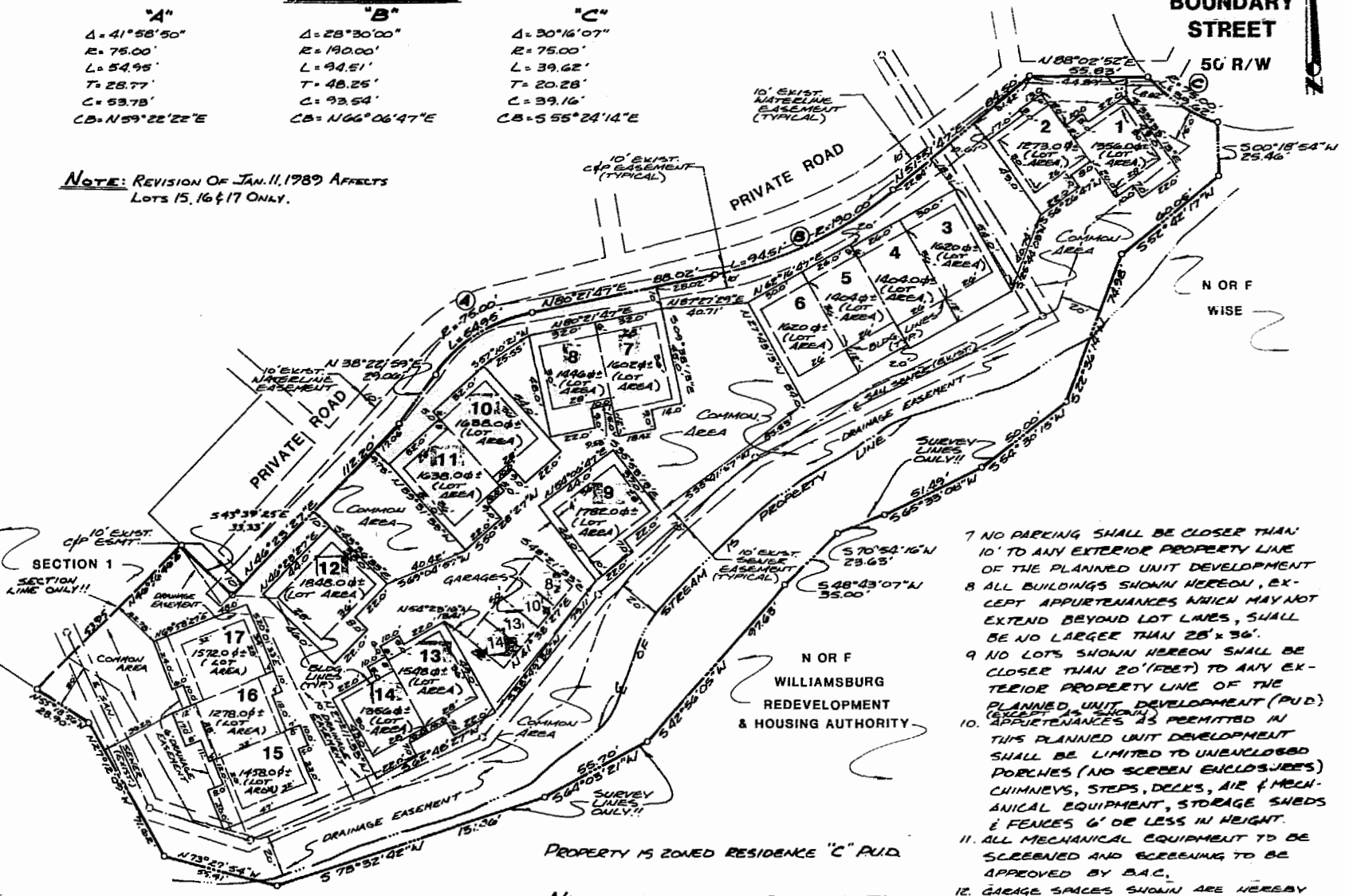
SURVEYOR'S CERTIFICATE:

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THAT ALL THE REQUIREMENTS FOR THE PLATTING OF SUBDIVISIONS IN THE CITY OF WILLIAMSBURG HAVE BEEN COMPLIED WITH  
ALSO, THAT THIS PLAT IS CORRECT AND COMPLIES WITH THE MINIMUM STANDARDS ESTABLISHED BY THE VIRGINIA STATE BOARD OF ARCHITECTS, PROFESSIONAL ENGINEERS, LAND SURVEYORS, AND CERTIFIED LANDSCAPE ARCHITECTS  
GIVEN UNDER MY HAND THIS 17<sup>TH</sup> DAY OF APRIL 1985



SPEARMAN & ASSOC., INC. - LAND SURVEYING  
#489 McLAWS CIRCLE - BUSCH CORPORATE CENTER  
WILLIAMSBURG, VIRGINIA - 23188  
(804)263-8720 - PENINSULA 886-9571

Recorded 15<sup>th</sup> Feb 1989  
B. B. No. 87  
Clerk



- 7 NO PARKING SHALL BE CLOSER THAN 10' TO ANY EXTERIOR PROPERTY LINE OF THE PLANNED UNIT DEVELOPMENT
- 8 ALL BUILDINGS SHOWN HEREON, EXCEPT APPURTENANCES WHICH MAY NOT EXTEND BEYOND LOT LINES, SHALL BE NO LARGER THAN 28' x 36'
- 9 NO LOTS SHOWN HEREON SHALL BE CLOSER THAN 20' (FBET) TO ANY EXTERIOR PROPERTY LINE OF THE PLANNED UNIT DEVELOPMENT (PUD) (EXCEPT AS SHOWN)
- 10. APPURTENANCES AS PERMITTED IN THIS PLANNED UNIT DEVELOPMENT SHALL BE LIMITED TO UNENCLOSED PORCHES (NO SCREEN ENCLOSURES) CHIMNEYS, STEPS, DECKS, AIR & MECHANICAL EQUIPMENT, STORAGE SHEDS & FENCES 6' OR LESS IN HEIGHT.
- 11. ALL MECHANICAL EQUIPMENT TO BE SCREENED AND SCREENING TO BE APPROVED BY B.A.C.
- 12. GARAGE SPACES SHOWN ARE HEREBY ASSIGNED TO LIKE NUMBERED UNITS (SEE COVENANTS)

PROPERTY IS ZONED RESIDENCE "C" PUD

- NOTES: THE FOLLOWING REQUIREMENTS ARE IN ACCORDANCE WITH CITY OF WILLIAMSBURG ORDINANCE # 577.
- 1 THE TOTAL LIVING AREA (EXCLUDING BASEMENTS, IN ALL OF WHICH BEDROOMS ARE PROHIBITED) OF A STRUCTURE SHALL NOT EXCEED TWICE THE AMOUNT OF THE GROUND LIVING AREA INDICATED HEREON (1008<sup>sq</sup>/LOT)
  - 2 NO STRUCTURE SHALL EXCEED (2) TWO STORIES OR 35' IN HEIGHT.
  - 3. ALL UTILITIES ARE TO BE PUT UNDERGROUND.
  - 4. ALL COMMON AREAS MAY BE USED FOR UTILITY SERVICE CONNECTIONS AS NEEDED.
  - 5. A 5' EASEMENT ON BOTH SIDES OF SEWER & WATER MAIN LINES (AS INSTALLED) IS HEREBY DEDICATED TO THE CITY OF WILLIAMSBURG FOR OPERATION & MAINTENANCE.
  - 6. EXTERIOR BOUNDARY DATA IS PER A SURVEY BY REYNOLDS & MILLER IN P.B. 25, P. 3A.

SOURCE OF TITLE:

TITLE TO THE LAND SHOWN HEREON WAS GRANTED BY DEED DATED MAY 5, 1981 FROM SAMUEL T. POWELL AND ROBERT T. WALKER, TRUSTEES AND RECORDED IN DEED BOOK 60, PAGE 453 AT THE WILLIAMSBURG/JAMES CITY COUNTY COURTHOUSE AS REQUIRED BY LAW

NOTE: ALL LOT LINES ARE EITHER PERPENDICULAR OR PARALLEL TO EACH OTHER IN EACH LOT AND/OR EACH CONNECTED LOT. 10:35 AM

SUBDIVISION PLAT OF A PLANNED UNIT DEVELOPMENT KNOWN AS COUNSELOR'S CLOSE SECTION 4 DEVELOPED BY COUNSELOR'S CLOSE ASSOCIATES LOCATED WILLIAMSBURG, VIRGINIA

SCALE: 1"=40' DATE: APRIL 17, 1985  
REV'D MAY 10, 1985  
REV'D JAN 11, 1989  
J.O. # 2145 F.B. "F"