

CERTIFICATION OF SOURCE OF TITLE

THIS IS TO CERTIFY THAT THE LAND EMBRACED IN THIS SUBDIVISION AND SHOWN AS TAX MAP PARCEL #(38-4)(1-5) IS IN THE NAME OF PHILIP RICHARDSON COMPANY, INC. AND WAS ACQUIRED FROM WILLIAMSBURG MERCHANTS, INC. BY DEED DATED JULY 14, 1999 AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY, VIRGINIA AT DOCUMENT #LR990015336.

AREA TABULATION

PARCEL "A"	145,760 S.F.±	3.346 ACRES±
PARCEL "B"	198,198 S.F.±	4.550 ACRES±
PARCEL "C"	108,900 S.F.±	2.500 ACRES±
TOTAL AREA SUBDIVIDED	452,858 S.F.±	10.396 ACRES±
ALL OF TAX PARCELS	#(38-4)(1-3) & #(38-4)(1-5)	

CERTIFICATION OF SOURCE OF TITLE

THIS IS TO CERTIFY THAT THE LAND EMBRACED IN THIS SUBDIVISION AND SHOWN AS TAX MAP PARCEL #(38-4)(1-3) IS IN THE NAME OF PHILIP RICHARDSON COMPANY, INC. AND PHILIP O. RICHARDSON AND WAS ACQUIRED FROM PHILIP O. RICHARDSON, EDWINA M. SMITH, TRUSTEE AND WILLIAM L. PERSON, JR. BY DEED DATED APRIL 19, 1987 AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY, VIRGINIA AT DOCUMENT #

NOTARY CERTIFICATE

STATE OF VIRGINIA, CITY/COUNTY OF James City County

TO-WIT: I, Jennifer L. Crist A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE ABOVE PERSON(S) WHOSE NAME(S) IS SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN MY CITY/COUNTY AND STATE AFORESAID.

GIVEN UNTO MY HAND THIS 23rd DAY OF November, 1999.

MY COMMISSION EXPIRES July 31, 2002.

Jennifer L. Crist  
NOTARY PUBLIC

OWNER'S CONSENT AND DEDICATION

THE PLATTING OF THE LAND HEREON IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER(S).

[Signature] 11/23/99  
FOR PHILIP RICHARDSON COMPANY, INC. DATE

OWNER'S CONSENT AND DEDICATION

THE PLATTING OF THE LAND HEREON IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER(S).

[Signature] 11/23/99  
PHILIP O. RICHARDSON DATE

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE OR BELIEF, THIS PLAT COMPLIES WITH ALL THE REQUIREMENTS OF THE BOARD OF SUPERVISORS AND ORDINANCES OF THE COUNTY OF JAMES CITY, VIRGINIA, REGARDING THE PLATTING OF SUBDIVISIONS WITHIN THE COUNTY.

[Signature] 9-14-99  
RONALD W. EADS, L.S. #1948 DATE

CERTIFICATE OF APPROVAL

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

[Signature] 11/23/99  
VIRGINIA DEPARTMENT OF TRANSPORTATION DATE

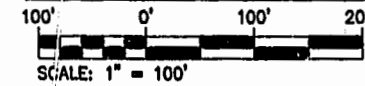
No A.  
VIRGINIA DEPARTMENT OF HEALTH DATE

[Signature] 11/23/99  
SUBDIVISION AGENT OF JAMES CITY COUNTY DATE

GENERAL NOTES

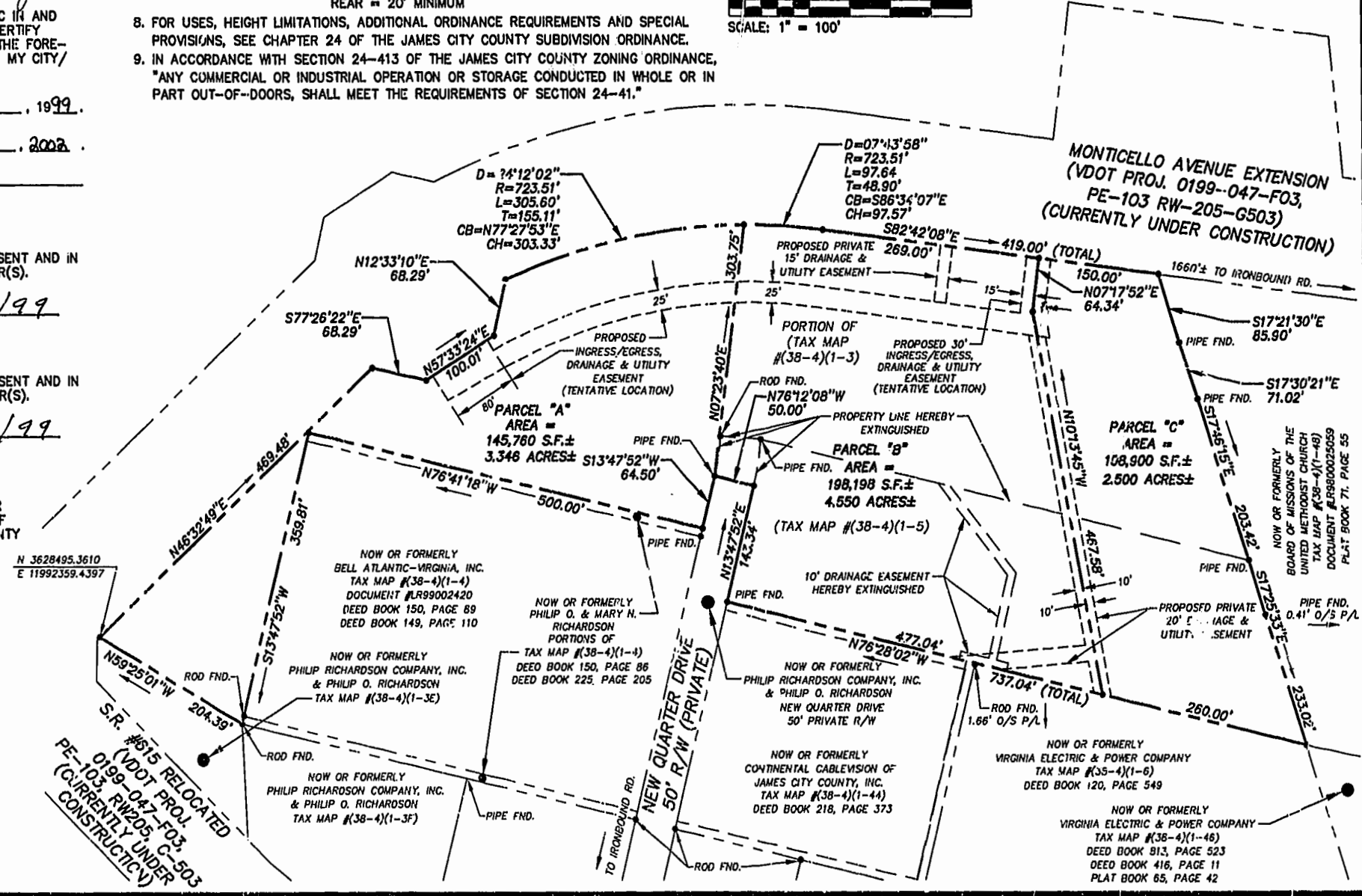
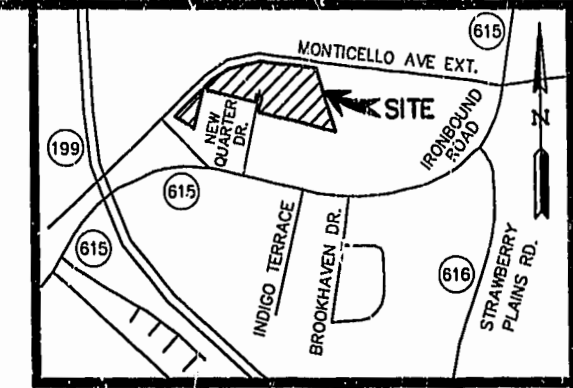
- CURRENT ADDRESS FOR TAX PARCEL (38-4)(1-3) IS #131 NEW QUARTER DRIVE.
- PROPERTY IS CURRENTLY ZONED LIMITED BUSINESS/INDUSTRIAL DISTRICT-"M-1".
- PARCELS ARE TO BE SERVED BY PUBLIC WATER AND SEWER.
- ALL UTILITIES ARE TO BE PLACED UNDERGROUND.
- MINIMUM LOT SIZE IS 10,000 S.F.±
- MINIMUM WIDTH OF PARCELS SHALL BE 75 FEET AT THE SETBACK LINE.
- SETBACK REQUIREMENTS: FRONT = 50' MINIMUM  
SIDES = 20' MINIMUM FOR EACH SIDE YARD  
REAR = 20' MINIMUM
- FOR USES, HEIGHT LIMITATIONS, ADDITIONAL ORDINANCE REQUIREMENTS AND SPECIAL PROVISIONS, SEE CHAPTER 24 OF THE JAMES CITY COUNTY SUBDIVISION ORDINANCE.
- IN ACCORDANCE WITH SECTION 24-413 OF THE JAMES CITY COUNTY ZONING ORDINANCE, "ANY COMMERCIAL OR INDUSTRIAL OPERATION OR STORAGE CONDUCTED IN WHOLE OR IN PART OUT-OF-DOORS, SHALL MEET THE REQUIREMENTS OF SECTION 24-41."

GRAPHIC SCALE

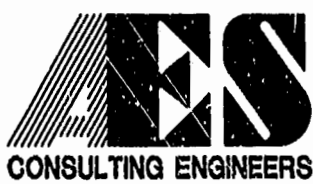


VICINITY MAP

SCALE 1"=4000'

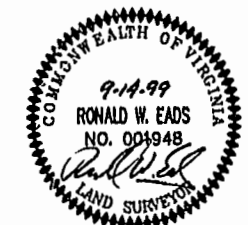


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RWE



5248 Olde Towne Road, Suite 1  
Williamsburg, Virginia 23188  
(804) 263-0040  
Fax (804) 220-8994

PLAT OF SUBDIVISION AND PROPERTY LINE EXTINGUISHMENT OF PROPERTY OWNED BY PHILIP RICHARDSON COMPANY, INC. & PHILIP O. RICHARDSON LOCATED IN NEW QUARTER INDUSTRIAL PARK  
BERKELEY DISTRICT JAMES CITY COUNTY VIRGINIA



PLAT RECORDED IN	Recorded <u>92</u> day of <u>November</u> 19 <u>99</u>		
P.B. NO. <u>92</u> PAGE <u>99</u>	DOCUMENT # <u>990126187</u>		
1 11/22/99 REVISED PER J.C.C. COMMENTS RWE			
No.	DATE	REVISION / COMMENT / NOTE	BY

Designed	Drawn
AES	RWE
Scale	Date
1" = 101'	9/14/99
Project No.	
8715	
Drawing No.	
1 of 1	