

# OWNER'S CONSENT AND DEDICATION

THE PLATTING OF THE LAND SHOWN HEREON IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS, AND TRUSTEES, IF ANY.

A. Pete Koluzes  
FOR 752 L.L.C., A VIRGINIA LIMITED LIABILITY COMPANY DATE

PRINTED NAME

## NOTARY

STATE OF VIRGINIA, CITY/COUNTY OF Virginia Beach TO-WIT:

Alfreda Large A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE ABOVE PERSON WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN MY CITY/COUNTY AND STATE AFORESAID.

GIVEN UNTO MY HAND THIS 9th DAY OF May, 2001.

MY COMMISSION EXPIRES 11/30/2002.

Alfreda Large  
NOTARY PUBLIC

## OWNER'S CONSENT AND DEDICATION

THE PLATTING OF THE LAND SHOWN HEREON IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS, AND TRUSTEES, IF ANY.

F. 2001 MAP 5/10/01  
TRSTE, INC., A VIRGINIA CORPORATION DATE

## NOTARY

STATE OF VIRGINIA, CITY/COUNTY OF Norfolk TO-WIT:

CHRISTINE A. RAJIZA A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE ABOVE PERSON WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN MY CITY/COUNTY AND STATE AFORESAID.

GIVEN UNTO MY HAND THIS 10th DAY OF May, 2001.

MY COMMISSION EXPIRES 1-31-2002.

CHRISTINE A. RAJIZA  
NOTARY PUBLIC



## SURVEYOR'S CERTIFICATE

I, A.D. SEBERT, A DULY REGISTERED LAND SURVEYOR, DO HEREBY CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE AND BELIEF, THIS PLAT AND PLANS FOR WESTGATE AT WILLIAMSBURG, A CONDOMINIUM, LABELED SHEETS 1 THROUGH 6, ARE ACCURATE AND COMPLY WITH SECTION 55-79.58 (A) AND AND SECTION 55-79.58 (B), RESPECTIVELY OF THE VIRGINIA CONDOMINIUM ACT, AS AMENDED, AND THAT ALL UNITS OR PORTIONS THEREOF DEPICTED THEREON HAVE BEEN SUBSTANTIALLY COMPLETED UNLESS NOTED OTHERWISE.

A.D. Sebert 4/24/01  
A.D. SEBERT, L.S. DATE

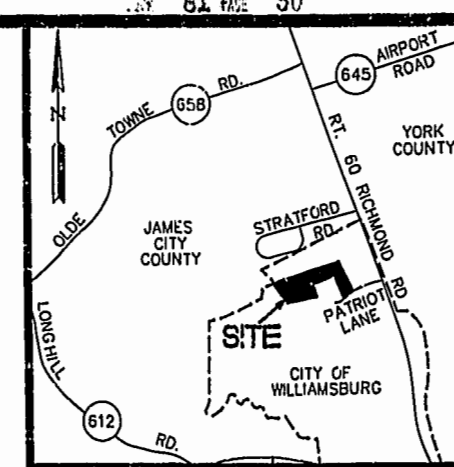
## GENERAL NOTES:

- BUILDING #14 CONTAINS UNITS: #1401, #1402, #1403, #1404
- EACH CONDOMINIUM UNIT CONSISTS OF THE SPACE WITHIN THE VERTICAL AND HORIZONTAL BOUNDARIES ESTABLISHED FOR THAT CONDOMINIUM WITHOUT REGARD TO ANY DEVIATIONS THROUGH SUBSEQUENT MOVEMENT IN THE BUILDING CONTAINING SAME. OWNERSHIP OF A CONDOMINIUM UNIT INCLUDES OWNERSHIP OF ALL MATERIALS COVERING THE SURFACE OF ALL INTERIOR WALL PARTITIONS SEPARATING CONDOMINIUM AND THE INTERIOR SURFACE OF EXTERIOR WALLS, ALL FLOOR MATERIALS ABOVE THE SUB-FLOOR ON THE FIRST FLOOR, ALL CEILING MATERIALS BENEATH THE LOWER SURFACE OF THE LOWEST HORIZONTAL MEMBERS OF THE OVERHEAD SUPPORT SYSTEM, AND ALL PROPERTY OF EVERY NATURE LYING WHOLLY WITHIN A UNIT WHICH IS NOT A NECESSITY OR OTHERWISE RESERVED AS PART OF THE COMMON ELEMENTS.
- COMMON ELEMENTS INCLUDE ALL PORTIONS OF THE CONDOMINIUM OTHER THAN THE UNITS DESIGNATED HEREON; AND DEFINED IN THE CONDOMINIUM DOCUMENTS AND THE LIMITED COMMON ELEMENTS. EXAMPLES OF COMMON ELEMENTS ARE: PARKING, PAVED AREAS, THE GROUNDS (WHETHER OR NOT LANDSCAPED), ALL PORTIONS OF THE BUILDINGS NOT A PART OF THE UNIT NOR DEFINED AS LIMITED COMMON ELEMENTS, ALL CONDUITS, INSTALLATIONS, WIRES, PIPES, EQUIPMENT, ETC. WHICH SERVE OTHER COMMON ELEMENTS OR WHICH SERVE MORE THAN ONE UNIT.
- LIMITED COMMON ELEMENTS-EXCEPT AS MAY BE OTHERWISE EXPRESSLY PROVIDED, LIMITED COMMON ELEMENTS INCLUDE DOORS, WINDOWS, PORCHES, BALCONIES, DECKS, PATIO AREAS, SIDEWALKS, WALK WAYS, PARTY WALLS, AND ANY OTHER APPARATUS DESIGNED TO SERVE A SINGLE UNIT, BUT LOCATED OUTSIDE THE BOUNDARIES THEREOF.
- AREAS: PARCEL 1 (TOTAL) 10.935 AC.±  

PHASE 1 (BUILDING #27)	2.377 AC.±
PHASE 2 (BUILDING #7)	0.195 AC.±
PHASE 3 (BUILDING #6)	0.196 AC.±
PHASE 4 (BUILDING #5)	0.200 AC.±
PHASE 5 (BUILDING #4)	0.235 AC.±
PHASE 6 (BUILDING #3)	0.343 AC.±
PHASE 7 (BUILDING #2)	0.216 AC.±
PHASE 8 (BUILDING #9)	1.459 AC.±
PHASE 9 (BUILDING #10)	0.196 AC.±
PHASE 10 (BUILDING #1)	0.222 AC.±
PHASE 11 (BUILDING #11)	0.195 AC.±
PHASE 12 (BUILDING #12)	0.227 AC.±
PHASE 13 (BUILDING #13)	1.098 AC.±
PHASE 14 (BUILDING #14)	0.419 AC.±
ADDITIONAL AREA (PARCEL "B")	2.068 AC.±
ADDITIONAL AREA (PARCEL "C")	0.398 AC.±
ADDITIONAL AREA (PARCEL "D")	0.893 AC.±
<b>TOTAL</b>	<b>10.935 AC.±</b>

## NOTE:

THE AREAS OF PARCEL ONE AND PHASE ONE NOW REFLECT THE PROPOSED SUBDIVISION OF PARCEL ONE AS SHOWN BY A PLAT BY AES CONSULTING ENGINEERS ENTITLED "PLAT OF SUBDIVISION SHOWING PARCEL 1A CONTAINING 0.978 ACRES± OWNED BY 752 L.L.C." DATED 11/22/2000.



VICINITY MAP  
SCALE: 1"=2000'

TAX PARCEL 281-07-00-001  
ZONED B-3 & RM-2  
(MULTI-FAMILY DWELLING DISTRICT)  
SETBACK LIMITS  
SIDE= 15'  
REAR= 25'

NOTE:  
THIS PROPERTY LIES IN ZONE X, (AREAS DETERMINED TO BE OUTSIDE THE 500 YEAR FLOOD PLAIN) PER F.I.R.M. #510294-0005 B, DATED 3/2/94.

## CERTIFICATE OF APPROVAL

STATE OF VIRGINIA  
CITY OF WILLIAMSBURG

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE CITY OF WILLIAMSBURG, VIRGINIA, THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS THIS 15th DAY OF MAY, 2001.  
AS INSTRUMENT NUMBER 010683

TESTE: Betsy B. Woolridge  
CLERK



5248 Olde Towne Road, Suite 1  
Williamsburg, Virginia 23188  
(757) 253-0040  
Fax (757) 220-8944

PLAT OF CONDOMINIUM  
WESTGATE AT WILLIAMSBURG,  
A CONDOMINIUM  
PHASE FOURTEEN  
OWNED BY: 752 L.L.C.,  
A VIRGINIA LIMITED LIABILITY COMPANY  
CITY OF WILLIAMSBURG VIRGINIA



Williamsburg/James City County	
Recorded <u>15</u> day of <u>MAY</u> , <u>2001</u>	FILED
DOCUMENT # <u>010683</u> 11:31 AM	
<u>Betsy B. Woolridge</u> Clerk	
BETSY B. WOOLRIDGE, CLERK OF CIRCUIT COURT	
BOOK <u>53</u> PAGE <u>55</u>	
No. DATE	REVISION / COMMENT / NOTE
	BY

Designed GTW/ADS	Drawn JFS
Scale 1"= 100'	Date 4/24/01
Project No. 8395-6	
Drawing No. 10F6	