

OWNER'S CERTIFICATE

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

STONEHOUSE DEVELOPMENT COMPANY, L.L.C.
BY: Ian O. Myers DATE: 9/11/02
PRINTED NAME: LAWRENCE O. MYERS TITLE: TREASURER

CERTIFICATE OF NOTARIZATION

STATE OF VIRGINIA
COUNTY OF JAMES CITY
I, Peggy B. Willis A NOTARY PUBLIC IN AND FOR CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THE PERSON WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AFORESAID, GIVEN UNDER MY NAME THIS 11 DAY OF September, 2002.

Paul E. Mauk 9/6/02
THE TRADITION GOLF CLUB AT STONEHOUSE LLC DATE
Paul E. Mauk / Manager
PRINTED NAME / TITLE

CERTIFICATE OF NOTARIZATION

STATE OF VIRGINIA
COUNTY / CITY RICHMOND
I, Brenda F. Wiltshire A NOTARY PUBLIC IN AND FOR CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THE PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AFORESAID, GIVEN UNDER MY NAME THIS 31 DAY OF September, 2002.

CERTIFICATE OF SOURCE OF TITLE

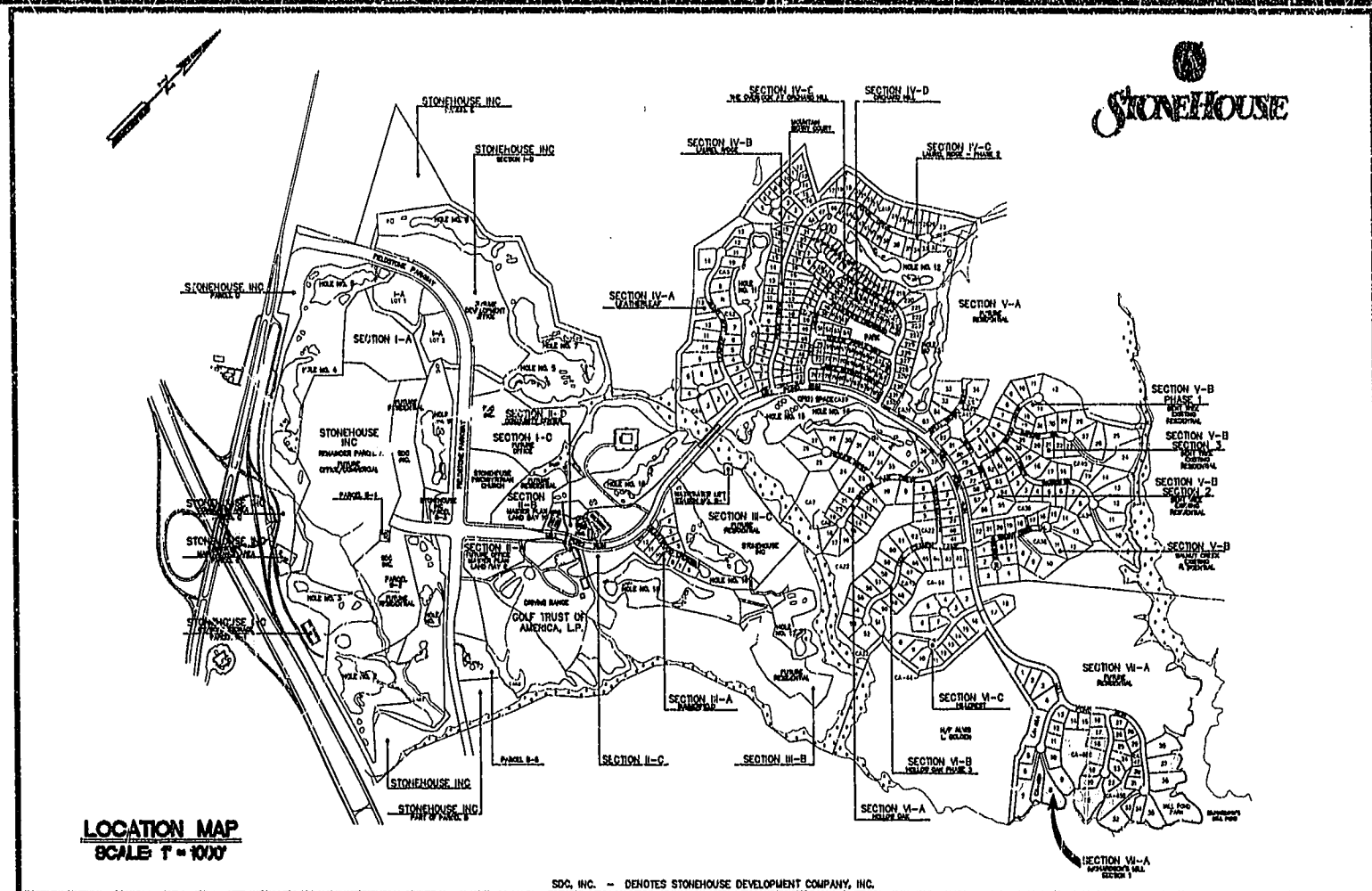
THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED TO STONEHOUSE DEVELOPMENT COMPANY, L.L.C., A VIRGINIA LIMITED LIABILITY COMPANY BY THE FOLLOWING DEED:
FROM STONEHOUSE, L.L.C., A VIRGINIA LIMITED LIABILITY COMPANY BY DEED DATED DECEMBER 17, 1999 AND RECORDED DECEMBER 29, 1999 IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY IN DOCUMENT NUMBER 99-0021872.
TO THE TRADITION GOLF CLUB AT STONEHOUSE LLC FROM GOLF TRUST OF AMERICA BY DEED DATED JUNE 14, 2001 AND RECORDED JUNE 14, 2001 IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY AS DOCUMENT NO. 0101055.

SURVEYOR'S CERTIFICATE

I, HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE AND 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.
6/6/2002 A. D. SEBERT, L.S.

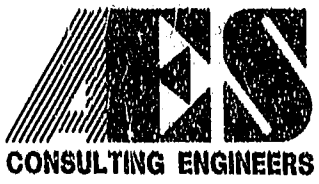
CERTIFICATE OF APPROVAL

THIS SUBDIVISION IS APPROVED BY THE UNDERSIGNED IN ACCORDANCE WITH EXISTING SUBDIVISION REGULATIONS AND MAY BE ADMITTED TO RECORD.
Virginia Department of Transportation DATE 9/11/2002
NOT APPLICABLE
Virginia Department of Health DATE 9/11/02
SUBDIVISION AGENT OF THE COUNTY OF JAMES CITY DATE



- NOTES:
1. THIS PLAT WAS BASED UPON INFORMATION OF RECORD, INFORMATION PROVIDED BY THE OWNER.
2. THIS PROPERTY IS REFERENCED TO THE VIRGINIA STATE PLANE COORDINATE SYSTEM (SOUTH ZONE) "NAD 83".
3. THIS PROPERTY IS ZONED PUD-R WITH PROFFERS.
4. THIS SUBDIVISION PLAT COMPLIES WITH THE PROFFERS APPLICABLE TO THE PROPERTY, RECORDED IN JAMES CITY COUNTY DEED BOOK 747, PAGE 476.
5. COMMON AREAS ARE DEFINED IN THE DECLARATION RECORDED IN DOCUMENT NO. 97-0015414, IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF JAMES CITY COUNTY.
6. SETBACK REQUIREMENTS FOR THE "RICHARDSON'S MILL SECTION 1" SUBDIVISION ARE AS SHOWN ON THIS PLAT AND/OR SPECIFIED IN THE "MILL POND AT STONEHOUSE DESIGN STANDARDS" AS PREPARED BY STONEHOUSE DEVELOPMENT COMPANY, L.L.C., PUBLISHED BY THE STONEHOUSE ENVIRONMENTAL REVIEW COMMITTEE.
7. UTILITY AND OTHER EASEMENTS ARE RESERVED PURSUANT TO THE DECLARATION RECORDED IN DOCUMENT NO. 97-0015414, IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF JAMES CITY COUNTY AS THE SAME MAY BE AMENDED OR SUPPLEMENTED FROM TIME TO TIME.
8. ALL UTILITY EASEMENTS SHOWN ON THIS PLAT ARE HEREBY DEDICATED TO THE JAMES CITY SERVICE AUTHORITY.
9. ALL EXISTING IRRIGATION EASEMENTS SHOWN ON THIS PLAT WERE DEDICATED TO THE TRADITION GOLF CLUB AT STONEHOUSE LLC, AS RECORDED IN CIRCUIT COURT, WILLIAMSBURG / JAMES CITY COUNTY.
10. ALL DRAINAGE EASEMENTS SHOWN ON THIS PLAT ARE HEREBY DEDICATED TO THE ASSOCIATION AT STONEHOUSE, INC.
11. THE VIRGINIA DEPARTMENT OF TRANSPORTATION IS HELD HARMLESS FROM ALL RESPONSIBILITY OF STORM WATER MANAGEMENT FACILITIES.
12. ALL ROADS ARE HEREBY DEDICATED FOR PUBLIC STREET PURPOSES.
13. ALL LOTS ARE SERVED BY PUBLIC WATER AND SEWER.
14. ALL UTILITIES ARE TO BE PLACED UNDERGROUND.

- 15. NATURAL OPEN SPACE EASEMENTS SHALL MEAN AND REFER TO THOSE EASEMENTS DEDICATED TO THE COUNTY IN ORDER TO IMPLEMENT THE CHESAPEAKE BAY PRESERVATION ACT AND REQUIRING THAT THE AREAS ENCUMBERED THEREBY BE GENERALLY LEFT AS "UNDISTURBED NATURAL OPEN SPACE". THESE EASEMENTS CAN BE ON PUBLIC LAND ("PUBLIC NATURAL OPEN SPACE") OR PRIVATE LAND ("PRIVATE NATURAL OPEN SPACE") ON A LOT. ANY USE RIGHTS WILL BE PROMULGATED BY THE DEVELOPER, OR THE ASSOCIATION, AND WILL BE CONSISTENT WITH THE REQUIREMENTS OF THE CHESAPEAKE BAY PRESERVATION ACT, AND THE DEED OF EASEMENT FOR NATURAL OPEN SPACE.
16. NATURAL OPEN SPACE EASEMENTS (UNDISTURBED NATURAL OPEN SPACE) SHALL REMAIN IN A NATURAL UNDISTURBED STATE EXCEPT FOR THOSE ACTIVITIES REFERENCED ON THE DEED OF EASEMENT.
17. WETLANDS AND LAND WITHIN RESOURCE PROTECTION AREAS SHALL REMAIN IN A NATURAL UNDISTURBED STATE EXCEPT FOR THOSE ACTIVITIES PERMITTED BY SECTION 23-9 OF THE JAMES CITY COUNTY CODE.
18. THE 10' DRAINAGE AND UTILITY EASEMENT FRONTING THE RIGHT-OF-WAY ALONG MILL POND RUN ON LOTS 1-4, 13-16, 26-30 AND 31 SHALL BE IDENTIFIED AS AN EXCLUSIVE JCSA UTILITY EASEMENT. EASEMENTS DENOTED AS "EXCLUSIVE JCSA UTILITY EASEMENT" ARE FOR THE EXCLUSIVE USE OF THE JAMES CITY SERVICE AUTHORITY AND THE PROPERTY OWNER. OTHER UTILITY SERVICE PROVIDERS DESIRING TO USE THESE EASEMENTS WITH THE EXCEPTION OF PERPENDICULAR UTILITY CROSSINGS MUST OBTAIN AUTHORIZATION FOR ACCESS AND USE FROM JCSA AND THE PROPERTY OWNER. ADDITIONALLY, JCSA SHALL NOT BE HELD RESPONSIBLE FOR ANY DAMAGE TO IMPROVEMENTS WITHIN THIS EASEMENT, FROM ANY CAUSE.
19. STONEHOUSE DEVELOPMENT COMPANY, LLC, THE OWNER AND DEVELOPER OF THE FIRST PHASE OF THE STONEHOUSE DEVELOPMENT INCLUDING "SECTION VI-A RICHARDSON'S MILL SECTIONS 1 AND 2", NEITHER OWNS NOR CONTROLS THE POND KNOWN AS RICHARDSON'S MILL POND. LIKEWISE, THE ASSOCIATION AT STONEHOUSE, INC., THE HOMEOWNER'S ASSOCIATION FOR THE AFOREMENTIONED STONEHOUSE DEVELOPMENT, NEITHER OWNS NOR CONTROLS RICHARDSON'S MILL POND. STONEHOUSE, INC. A CORPORATION NOT AFFILIATED WITH EITHER STONEHOUSE DEVELOPMENT COMPANY, LLC OR THE ASSOCIATION AT STONEHOUSE, INC., IS THE OWNER OF RICHARDSON'S MILL POND. POND LEVELS ARE SUBJECT TO FLUCTUATION DUE TO SEASONAL CLIMATIC EVENTS AS WELL AS IRRIGATION USE. NO REPRESENTATIONS OR WARRANTIES ARE MADE OR IMPLIED ABOUT POND ACCESS, FUTURE POND LEVELS, OR THE POND BECOMING COMMON AREA. NEITHER STONEHOUSE DEVELOPMENT COMPANY, LLC NOR THE ASSOCIATION AT STONEHOUSE, INC. SHALL HAVE ANY LIABILITY OR RESPONSIBILITY WITH RESPECT TO USE OF THE POND.
20. IN ADDITION TO PRIVATE NATURAL OPEN SPACE, THE FOLLOWING COMMON AREAS (CA) SHALL BE DEDICATED AS NATURAL OPEN SPACE EASEMENTS: CA-45A, CA-45B, CA-45C AND CA-45D.



5248 Olde Towne Road, Suite 1
Williamsburg, Virginia 23188
(757) 253-0040
Fax (757) 220-8994

PLAT OF SUBDIVISION
SECTION VI-A 'RICHARDSON'S MILL' SECTION 1
AT STONEHOUSE
FOR
STONEHOUSE DEVELOPMENT COMPANY, L.L.C.
STONEHOUSE
STONEHOUSE DISTRICT JAMES CITY COUNTY VIRGINIA

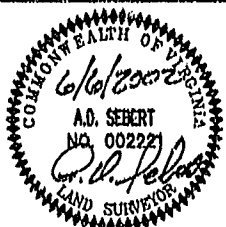


Table with 2 columns: No. DATE, REVISION / COMMENT / NOTE. Includes entry for 1 8/18/02 REVISED LOTS DUE TO CHANGE IN 50' PERIMETER BUFFER.

Table with 2 columns: Designed VMB, Drawn AWT. Includes Project No. 9028-03 and Drawing No. 1 OF 3.

08.22.02-15:34 90288P01.359 AWT