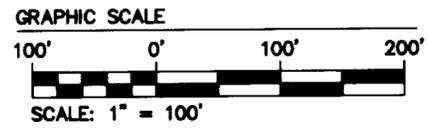
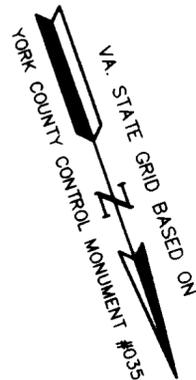


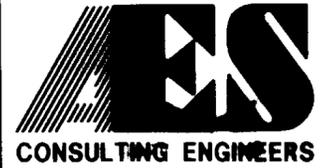
YORK COUNTY CONTROL MONUMENT #035
 N=3622967.181
 E=12017812.989

LINE	LENGTH	BEARING
L1	46.28	S14°08'49"W
L2	32.34	S25°58'00"W
L3	37.30	S42°30'14"W
L4	60.41	S58°32'48"W
L5	106.09	S72°38'03"W
L6	57.18	S89°19'51"W
L7	86.09	S63°29'34"W
L8	43.89	S75°43'08"W
L9	58.30	N85°03'36"W
L10	102.09	N78°22'20"W
L11	91.63	N75°22'05"W
L12	50.06	N70°49'37"W
L13	35.10	N27°15'53"W
L14	43.41	N77°14'41"W
L15	12.81	S11°49'25"W
L16	143.39	N78°54'58"W
L17	211.50	S86°54'25"W
L18	11.87	N03°05'35"W



SUBDIVISION OF LOT 11A BUSCH INDUSTRIAL PARK

SCALE: T=100' JOB NO. 7804-3 MARCH 18, 2004
 BRUTON DISTRICT YORK COUNTY VIRGINIA



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

SHEET 1 OF 1

VICINITY MAP SCALE: 1" = 2000'

OWNER'S CONSENT AND DEDICATION

THE PLATTING OF THE LAND HEREON SHOWN IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER AND PROPRIETORS.

BUSCH PROPERTIES INCORPORATED, A DELAWARE CORPORATION

BY: William F. Brown
 BY: WILLIAM F. BROWN TITLE: VICE-PRESIDENT
 DATE: July 16, 2004

CERTIFICATE OF NOTARIZATION

STATE OF Ohio
 CITY/COUNTY OF Franklin
 I, Cheryl Butler, A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE PERSON WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AND STATE AFORESAID, GIVEN UNDER MY HAND THIS 16th DAY OF July, 2004.
 MY COMMISSION EXPIRES 9-27-05
 SIGNATURE: Cheryl Butler

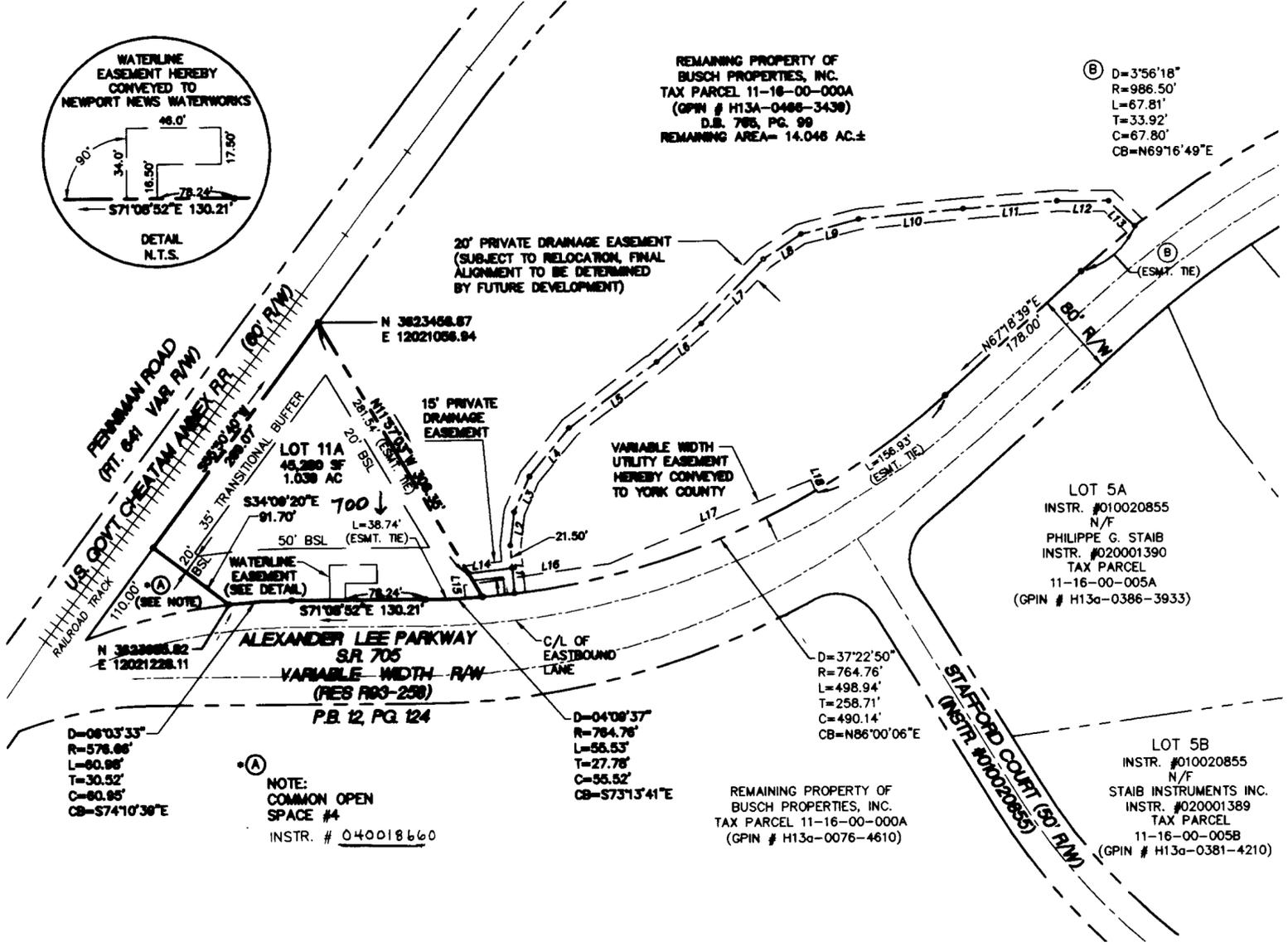
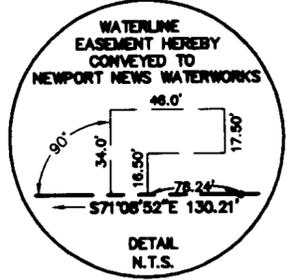
SURVEYOR'S STATEMENT

TO THE BEST OF MY KNOWLEDGE AND BELIEF, ALL THE REQUIREMENTS AS SET FORTH IN THE ORDINANCE FOR APPROVING PLATS OF SUBDIVISIONS IN THE COUNTY OF YORK, VIRGINIA, HAVE BEEN COMPLIED WITH, INCLUDING A CLOSURE OF NOT LESS THAN 1"/20,000".
 THIS IS TO CERTIFY THAT THE LAND EMBRACED IN THIS SUBDIVISION IS IN THE NAME OF BUSCH PROPERTIES INCORPORATED, AND WAS ACQUIRED FROM BUSCH ENTERTAINMENT CORPORATION BY DEED DATED DEC. 2, 1993, AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF YORK, VIRGINIA, IN DEED BOOK 785, PAGE 99. I CERTIFY THAT MONUMENTS AND IRON RODS AS SHOWN ON THE PLAT ARE SET.

G.T. Wilson, Jr.
 G.T. WILSON, JR., L.S. DATE: 3/18/04



EACH LOT WITHIN THIS SUBDIVISION SHALL BE SERVED BY PUBLIC SEWER PROVIDED BY YORK COUNTY.
 EACH LOT WITHIN THIS SUBDIVISION SHALL BE SERVED BY PUBLIC WATER PROVIDED BY NEWPORT NEWS WATER WORKS.



REMAINING PROPERTY OF BUSCH PROPERTIES, INC.
 TAX PARCEL 11-16-00-000A
 (GPIN # H13A-0488-3438)
 D.B. 785, PG. 99
 REMAINING AREA= 14.046 AC.±

(B) D=3°56'18"
 R=986.50'
 L=67.81'
 T=33.92'
 C=67.80'
 CB=N69°16'49"E

LEGEND

- PROPERTY LINE
- - - RIGHT-OF-WAY LINE
- - - EASEMENT
- MONUMENT FOUND
- RIGHT OF WAY POINT
- ROD SET
- BSL BUILDING SETBACK LINE

STATISTICAL TABLE

LOT 11A AREA	1.039 AC.±
REMAINING AREA	14.046 AC.±
TOTAL SUBDIVIDED AREA	15.085 AC.±

- NOTED:
 (1) PROPERTY IS ZONED EO (ECONOMIC OPPORTUNITY) AND IS SUBJECT TO CONDITIONAL ZONING.
 (2) SETBACKS SHOWN ARE PER ADDITIONAL RESTRICTIONS, PROTECTIVE COVENANTS, CONDITIONS AND RESTRICTIONS OF BUSCH INDUSTRIAL PARK-WILLIAMSBURG ASSOCIATION, SEE D.B. 784, PG. 778.
 (3) NONE OF THE AREA CONTAINED IN THIS SUBDIVISION IS WITHIN A RESOURCE PROTECTION AREA OR RESOURCE MANAGEMENT AREA.
 (4) THE TAX ASSESSOR'S PARCEL NUMBER FOR THE SUBJECT PROPERTY IS 11-16-00-000A. (GPIN # H13A-0488-3438)
 (5) THIS PROPERTY LIES IN ZONE X, (AREAS DETERMINED TO BE OUTSIDE THE 500 YEAR FLOODPLAIN) PER FIRM. 890182-0080B, DATED 12/16/88.
 (6) MINIMUM FRONT YARD (45'), SIDE YARD (10'), REAR YARD (10') PER REQUIREMENTS FOR PROPERTY ZONED EO (ECONOMIC OPPORTUNITY DISTRICT)

APPROVED:
 YORK COUNTY BOARD OF SUPERVISORS
 BY: De. Maddalena PLAT APPROVING AGENT
 DATE: 3/16/04

STATE OF VIRGINIA
 COUNTY OF YORK
 IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK: THE 30th DAY OF Sept, 2004. THIS MAP PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS, AS INSTRUMENT NO. 040020664
 TESTE: Lynn S. Jenkins CLERK
 BY: Michelle M. Chismarich, DC

DRAINAGE AND UTILITY EASEMENTS CONVEYED TO THE COUNTY BY RECORDATION OF THIS PLAT SHALL BE EXCLUSIVE TO THE COUNTY, UNLESS OTHERWISE NOTED. CONVEYANCE OF SUCH EASEMENTS TO THE COUNTY ALSO INCLUDE: (1) THE COUNTY'S RIGHT OF INGRESS AND EGRESS OVER THE OWNER'S LAND ADJACENT TO THE EASEMENT AS NECESSARY TO INSPECT, MAINTAIN AND OPERATE THE COUNTY'S FACILITIES WITHIN THE EASEMENT AND (2) THE RIGHT OF THE COUNTY TO ASSIGN TO OTHERS FROM TIME TO TIME THE RIGHT TO LOCATE FACILITIES THEREIN SERVING THE PUBLIC, INCLUDING, BUT NOT LIMITED TO, WATER, ELECTRIC, TELEPHONE, COMMUNICATIONS, AND GAS UTILITY FACILITIES.

THE RECORDATION OF THIS PLAT SHALL OPERATE TO TRANSFER, IN FEE SIMPLE, TO THE COUNTY OF YORK SUCH PORTION OF THE PREMISES PLATTED AS IS ON THE PLAT SET APART FOR STREETS, ALLEYS OR OTHER PUBLIC USE AND TO TRANSFER TO THE COUNTY OF YORK ANY EASEMENT INDICATED ON THE PLAT FOR DRAINAGE AND/OR SANITARY SEWER TO CREATE A PUBLIC RIGHT OF PASSAGE OVER THE SAME, UNLESS OTHERWISE NOTED ON THIS PLAT.

NOTE:
 THIS SUBDIVISION IS LOCATED IN A WATERSHED MANAGEMENT AND PROTECTION AREA OVERLAY DISTRICT AND IS SUBJECT TO THE PROVISIONS OF SECTION 24.1-376 OF THE ZONING ORDINANCE.

2004 SEP 30 AM 11:46