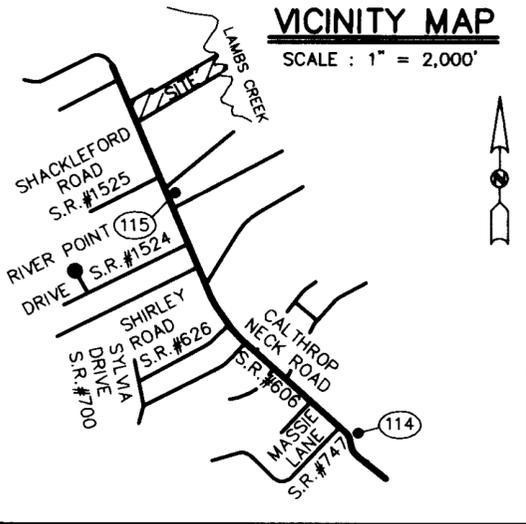


VICINITY MAP

SCALE : 1" = 2,000'



PRIMARY U.S. GEODETIC CONTROL MONUMENTS

- (114) - COORDINATES-U.S.SURVEY FEET- 12089106.906(E),3577450.129(N)
(115) - COORDINATES-U.S.SURVEY FEET- 12089059.863(E),3581257.605(N)

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

F. CRAIG READ DATE: 6/9/04
DEBRA A. READ DATE: 6-9-04

TRUSTEE 1- KEVIN E. KELLY-VICE PRESIDENT OF CB SERVICES, CORP. FOR CENTURA BANK (BENEFICIARY) (DATED: APRIL 1, 2003-INSTRUMENT #030009082)

TRUSTEE 2- S. FEAR HAWKINS, II & CARY B. EPPS OF OLD POINT NATIONAL BANK OF PHOEBUS (BENEFICIARY) (DATED: NOVEMBER 4, 2003-INSTRUMENT #030035547)

TRUSTEE 3- DAVID W. OTEY & DAVID W. OTEY, JR. FOR PERCY A. PHARR & CAROL B. PHARR (BENEFICIARY) (DATED: APRIL 1, 2003-INSTRUMENT #030009083)

TO THE BEST OF MY KNOWLEDGE AND BELIEF, ALL THE REQUIREMENTS SET FORTH IN THE ORDINANCE FOR APPROVING PLATS OF SUBDIVISION 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: F. CRAIG READ AND DEBRA A. READ, HUSBAND AND WIFE, AND WAS ACQUIRED FROM PERCY P. PHARR AND CAROL B. PHARR, HUSBAND AND WIFE, BY DEED DATED MARCH 14, 2003 AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF YORK, VIRGINIA IN INSTRUMENT NO. 030009081.

I CERTIFY THAT MONUMENTS AND IRON RODS AS SHOWN ON THIS PLAT WILL BE SET ON OR BEFORE 30 JANUARY 2005.

DONALD W. DAVIS DATE: 1/30/04

UTILITY NOTES:

WATER : EACH LOT WITHIN THIS SUBDIVISION IS SERVED BY PUBLIC WATER PROVIDED BY THE CITY OF NEWPORT NEWS, VA.
SEWER : EACH LOT WITHIN THIS SUBDIVISION IS SERVED BY PUBLIC SEWER PROVIDED BY COUNTY OF YORK, VA.

NOTARY PUBLIC FOR OWNERS STATE OF VIRGINIA TO WIT: I, Donna Lynn Fitzgerald, A NOTARY PUBLIC IN AND FOR THE STATE OF VIRGINIA DO HEREBY CERTIFY THAT THE ABOVE NAMED PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN MY JURISDICTION AFORESAID, GIVEN UNDER MY HAND THIS 9th DAY OF June, 2004. My commission expires: March 31, 2008

NOTARY PUBLIC FOR TRUSTEE 1 STATE OF VIRGINIA TO WIT: I, Heidi Asbell, A NOTARY PUBLIC IN AND FOR THE City of Newport News DO HEREBY CERTIFY THAT THE ABOVE NAMED PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN MY JURISDICTION AFORESAID, GIVEN UNDER MY HAND THIS 9th DAY OF June, 2004. My commission expires: 11-30-2005

NOTARY PUBLIC FOR TRUSTEE 2 STATE OF VIRGINIA TO WIT: I, Debbie H. Bean, A NOTARY PUBLIC IN AND FOR THE City of Hampton DO HEREBY CERTIFY THAT THE ABOVE NAMED PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN MY JURISDICTION AFORESAID, GIVEN UNDER MY HAND THIS 14th DAY OF June, 2004. My commission expires: 1-31-06

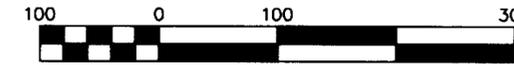
NOTARY PUBLIC FOR TRUSTEE 3 STATE OF VIRGINIA TO WIT: I, Helen K. Watkins, A NOTARY PUBLIC IN AND FOR THE County of James City DO HEREBY CERTIFY THAT THE ABOVE NAMED PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN MY JURISDICTION AFORESAID, GIVEN UNDER MY HAND THIS 11th DAY OF June, 2004. My commission expires: 7/31/05

NOTES:

- 1. THE PROPERTY SHOWN HEREON IS LOCATED IN ZONE X (AREAS OUTSIDE 500 YEAR FLOOD PLAIN), X (AREAS BETWEEN 100 YEAR FLOOD PLAIN AND 500 YEAR FLOOD PLAIN), AE (EL.=9') & VE (EL.=10') AS SHOWN ON FLOOD INSURANCE RATE MAP COMMUNITY PANEL NUMBER 510182 0037 B, EFFECTIVE DATE : DECEMBER 16, 1988.
2. PART OF THE AREA CONTAINED IN THIS SUBDIVISION IS WITHIN A RESOURCE PROTECTION AREA. PART OF THE AREA CONTAINED IN THIS SUBDIVISION IS WITHIN A RESOURCE MANAGEMENT AREA.
3. MINIMUM BUILDING SETBACK REQUIREMENTS: FRONT : 50' (FEET) SIDE : 20' (FEET) REAR : 50' (FEET)
4. TAX MAP PARCEL # : 30-00-00-243
5. PROPERTY SHOWN HEREON IS ZONED RR (RURAL RESIDENTIAL DISTRICT).
6. GPIN# : V05A-0188-2736.
7. ALL CONSTRUCTION OR LAND DEVELOPMENT ACTIVITIES SHALL BE SUBJECT TO THE REQUIREMENTS OF THE CHESAPEAKE BAY PRESERVATION AREA DESIGNATION AND MANAGEMENT REGULATIONS (9VAC-10-20-10) AND SECTION 24.1-372 OF THE YORK COUNTY ZONING ORDINANCE.
8. NO NEW PUBLIC RIGHT-OF-WAYS ARE PROPOSED AS PART OF THIS DEVELOPMENT.

SHALLOW MARSH

BETHEL MAGISTERIAL DISTRICT
COUNTY OF YORK, VIRGINIA
SCALE : 1" = 100' DATE : 30 JANUARY 2004
DAVIS & ASSOCIATES, P.C.
SURVEYORS - PLANNERS
3630 GEORGE WASHINGTON
MEMORIAL HIGHWAY - SUITE "G"
YORKTOWN, VIRGINIA 23693



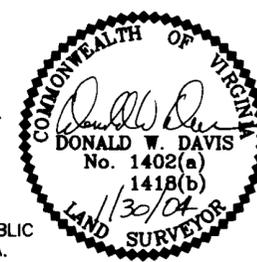
Scale 1" = 100 ft
SHEET 1 OF 2

- SYMBOLS -

- 50' B.S.L. DENOTES MINIMUM BUILDING SETBACK LINE
Iron pipe symbols DENOTES IRON PIPE FOUND
Concrete monument symbols DENOTES CONCRETE MONUMENT FOUND
RPA DENOTES RESOURCE PROTECTION AREA
RMA DENOTES RESOURCE MANAGEMENT AREA

APPROVED

YORK COUNTY BOARD OF SUPERVISORS
BY: Al Maddalena PLAT APPROVING AGENT
DATE: 10/21/04



TOTAL SUBDIVIDED AREA : 14.23± ACRES

STATE OF VIRGINIA
COUNTY OF YORK
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK THE 22nd DAY OF October 2004 THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS AS INSTRUMENT # 040022228

TESTE: Lynn S. Jenkins CLERK
BY: Anabela M. Chiuvarosich, DC