

General Notes:

- Owner of Record: Colonial Williamsburg, Incorporated, Deed Book 227, Page 103
- GPIN(s) E15c-0163-1816 Lot 15 (ALL NUMBERING PER FOREST HEIGHTS SUBDIVISION)  
 E15c-0264-1828 Lot 16  
 E15c-0367-1835 Lot 17  
 E15c-0466-1804 Lot 18  
 E15c-0563-1779 Lot 19  
 E15c-0663-1769 Lot 20  
 E15c-0762-1761 Lot 21  
 E15c-0862-1757 Lot 22  
 E15c-0963-1801 Lot 23  
 E15c-1068-1814 Residual Right-of-Way Conveyed Under Deed Book 363, Page 391.
- Area: 8.8 Acres, More or Less
- This survey was prepared in accordance with a Title Report prepared by Anderson, Franck, & Davis, P.C., dated October 17, 1997.
- Flood Certification: ZONE "X" PER FIRM Community-Panel#510182 0025 B Effective Date: Dec. 16, 1988
- This plat is based on a current field survey.
- This survey does not address the possible existence of jurisdictional wetland areas.

PROPERTY AS SHOWN ON THIS PLAT  
 DOES NOT VIOLATE THE PROVISIONS OF THE  
 YORK COUNTY SUBDIVISION ORDINANCE

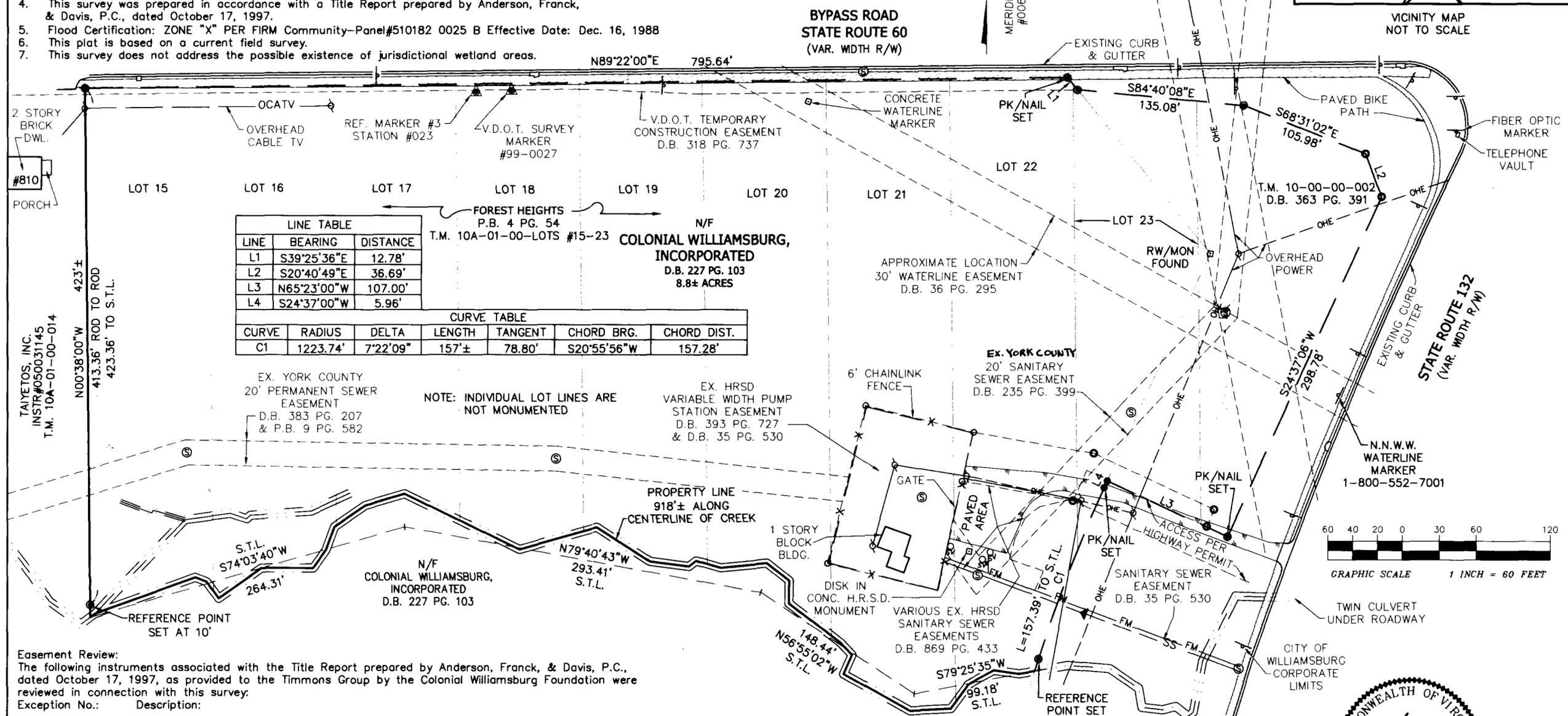
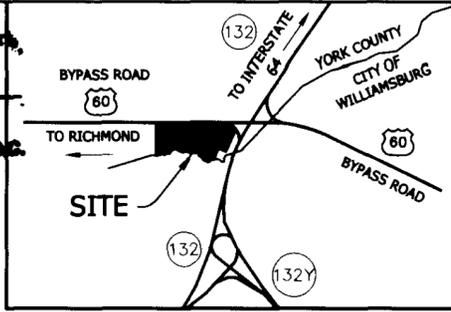
*(Signature)*  
 Title: Chief of Development & Construction  
 Date: 6/20/06

LEGEND

- SANITARY SEWER MANHOLE
- SANITARY SEWER VALVE
- ROD FOUND
- PIPE FOUND
- POWER POLE
- DROP INLET
- SIGN
- S.T.L. DENOTES SURVEY TIE LINE
- ROD SET

Filed in the Clerk's Office, Circuit Court,  
 York Co. - Poquoson VA  
 the 2nd day of October, 2006  
 Teste: Lynn S. Jenkins, Clerk,  
 by Rachel Riechel 3:20 pm

APPROXIMATE LOCATION  
 50' VA. POWER EASEMENT  
 D.B. 56 PG. 519

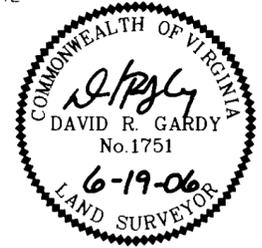


Easement Review:

The following instruments associated with the Title Report prepared by Anderson, Franck, & Davis, P.C., dated October 17, 1997, as provided to the Timmons Group by the Colonial Williamsburg Foundation were reviewed in connection with this survey:  
 Exception No.: Description:

- 2-a. Easement dated March 31, 1943, to C & P Telephone Co. recorded in York County, Deed Book 58, Page 552. Comments: Easement for telephone distribution - pole lines and appurtenances. Instrument contains insufficient information to locate accurately. (Existing poles and lines shown on survey) (Typical)
- 2-b. Easement dated May 5, 1937, to Virginia Electric and Power Company, recorded in York County, Deed Book 52, Page 57. Comments: Easement for electrical distribution - pole lines and appurtenances. Instrument contains insufficient information to locate accurately
- 2-c. Easement dated June 20, 1941, to Virginia Electric and Power Company, recorded in York County, Deed Book 56, Page 519. Comments: Easement is shown on survey.
- 2-d. Easement dated September 10, 1948, to Virginia Electric and Power Company, recorded in York County, Deed Book 66, Page, 262. Comments: Easement for electrical distribution - pole lines and appurtenances. Instrument contains insufficient information to locate accurately
- 2-e. Easement dated April 6, 1956, to Virginia Electric and Power Company, recorded in York County, Deed Book 111, Page 24. Comments: Easement does not affect subject property.
- 2-f. Easement for sanitary sewer recorded in York County, Deed Book 45, Page 565. Comments: Easement does not appear to affect subject property.
- 2-g. Easement to Virginia Electric and Power Company, recorded in York County, Deed Book 61, Page 184. Comments: Easement for electrical distribution - pole lines and appurtenances. Instrument contains insufficient information to locate accurately
- 2-h. Easement condemned by the United States of America for the Chickahominy Waterline. Order of Condemnation recorded in James City County, Deed Book 36, Page 295. Comments: Approximate location of easement is shown on survey.

- 2-i. Easement dated December 13, 1983 to Hampton Roads Sanitation District, recorded in York County, Deed Book 393, Page 727. Comments: Easement is shown on survey. Also reference Agreement recorded in Deed Book 35, Page 530.
  - 2-j. Easement dated March 28, 1983 to the County of York, recorded in York County, Deed Book 383, Page 207. Comments: Easement is shown on survey.
  - 2-k. Easement dated October 16, 1995 to Hampton Roads Sanitation District, recorded in York County, Deed Book 869, Page 433. Comments: Easement is shown on survey.
- Note: The following instruments were not included in title report, but were reviewed in connection with this survey.
- 1. Easement dated June 28, 1971, to County of York, recorded in Deed Book 235, Page 399. Comment: Easement is shown on survey.
  - 2. Subject property is subject to any applicable terms of Agreement to Commonwealth of Virginia recorded in Deed Book 318, Page 737, for improvements to Route 60 - Project 0060-099-103 RW-201. Comment: Current R/W is as shown on survey.
  - 3. Subject property is subject to any applicable terms of Agreement to Commonwealth of Virginia recorded in Deed Book 109, Page 280, for improvements to Route 132 - Project 3399-01-03-04. Comment: Current R/W is as shown on survey.



PLAT SHOWING PROPERTY OF  
 COLONIAL WILLIAMSBURG, INC.,  
 INCLUDING FOREST HEIGHTS,  
 LOTS 15-23

BRUTON DISTRICT	YORK COUNTY, VA.
DATE: MARCH 16, 2006	SCALE: AS SHOWN
SHEET 1 OF 1	J.N.: 23134
DRAWN BY: C. MARSTON	CHECK BY: D. GARDY
REV: 06-14-2006 PER COUNTY COMMENTS	

2006 OCT -2 PM 3:20

THIS DRAWING PREPARED AT THE  
 Timmons Group, Inc., 1001 Boulders Parkway, Suite 500, York, VA 23095  
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 YOUR VISION ACHIEVED THROUGH OURS.

**TIMMONS GROUP**  
 Site Development Residential Infrastructure Technology