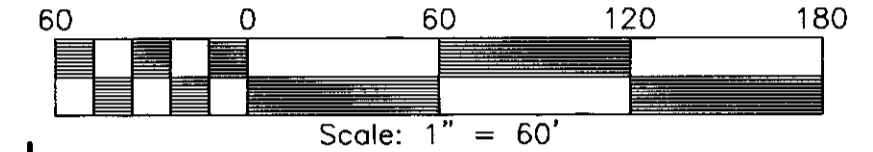


CONDOMINIUM PLAT OF  
**MICHAEL COMMONS, PHASE I, BUILDING NO. 5,  
 SUITES A, B, & C**

Bruton District, York County, Virginia  
 PROJECT #03-677 DATE: 4/25/08

**LandTech Resources, Inc.**  
 Surveying • Mapping • GPS  
 205 Bulifants Boulevard, Suite E, Williamsburg, Virginia 23188  
 Telephone: 757-565-1677 Fax: 757-565-0782  
 Web: landtechresources.com

**SHEET 1 OF 2**



**GENERAL NOTES:**

- UNLESS OTHERWISE NOTED, BUILDING DIMENSIONS SHOWN HEREON REPRESENT ACTUAL "AS BUILT" CONDITIONS.
- THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT AND MAY NOT SHOW ANY/ALL EASEMENTS OR RESTRICTIONS THAT MAY AFFECT SAID PROPERTY SHOWN HEREON.
- LEGAL DESCRIPTION OF THE PROPERTY SURVEYED: SUBDIVISION OF PARCEL 14, INTERNATIONAL CENTER WILLIAMSBURG (INSTRUMENT #020008861).
- THIS PROPERTY APPEARS TO FALL IN ZONE X AS SHOWN ON COMMUNITY PANEL 510182 0025B DATED 12/16/88.
- PROPERTY IS TAX PARCEL NO. 02-18-01-005 GPIN C19C-0905-0271.
- PROPERTY IS ZONED EO (ECONOMIC OPPORTUNITY)

**PHASE 1 AREA CALCULATIONS**

BUILDING AREA: 29,020 S.F./0.6662 AC.  
 LIMITED COMMON ELEMENT: 147,815 S.F./3.3934 AC.  
 TOTAL AREA: 176,835 S.F./4.0596 AC.

**UTILITY NOTES:**

WATER: EACH UNIT WITHIN THIS CONDOMINIUM IS SERVED BY PUBLIC WATER PROVIDED BY YORK COUNTY.

SEWER: EACH UNIT WITHIN THIS CONDOMINIUM IS SERVED BY PUBLIC SEWER PROVIDED BY YORK COUNTY.

THIS PROPERTY IS SUBJECT TO COVENANTS, CONDITIONS, RESTRICTIONS, EASEMENTS, LIENS FOR ASSESSMENTS, OPTIONS, POWER OF ATTORNEYS, AND LIMITATIONS ON TITLE, CREATED BY THE VIRGINIA CONDOMINIUM STATUTE.

APPROVED: YORK COUNTY BOARD OF SUPERVISORS

BY: Al Thaddeus DATE: 12/2/08  
 PLAT APPROVING AGENT

STATE OF VIRGINIA  
 COUNTY OF YORK  
 IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK-POQUOSUN THIS 3rd DAY OF December 2008.  
 THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS AS INSTRUMENT NO. 080026752  
12:58pm

TESTE: Lynn S. Mendibur  
 CLERK

BY: Quia Brogden, D.C.

**OWNER CERTIFICATE - BUILDING NUMBER 5**

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

JOHN YANCEY CORPORATION, A VIRGINIA CORPORATION

BY: Robert E. Yancey PRESIDENT 10/22/08  
 PRINTED NAME TITLE DATE

STATE OF VIRGINIA,  
 COUNTY OF YORK, TO WIT:

I, Nancy B. Blagg A NOTARY PUBLIC IN AND FOR THE 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 MY JURISDICTION AFORESAID.

GIVEN UNDER MY HAND AND SEAL THIS 22nd DAY OF October 2008.

Nancy B. Blagg 208285  
 NOTARY PUBLIC REGISTRATION NO.

MY COMMISSION EXPIRES: March 31, 2012

**SURVEYOR CERTIFICATE - BUILDING NUMBER 5**

I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF ALL THE REQUIREMENTS AS SET FORTH IN THE ORDINANCE FOR APPROVING PLATS 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 WITHIN THE LIMITS OF THIS CONDOMINIUM IS IN THE NAME OF JOHN YANCEY CORPORATION, A VIRGINIA CORPORATION, AND WAS ACQUIRED FROM JIM GRIFFITH BUILDER, INC. & JOHN YANCEY CORPORATION BY DEED OF CORRECTION DATED MAY 27th, 2004 AND RECORDED AS INSTRUMENT NO. LRO4001169B IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK, VIRGINIA. I CERTIFY THAT THIS PLAT IS ACCURATE AND COMPLIES WITH THE PROVISIONS OF SECTION 55-79.58(a) OF THE CODE OF VIRGINIA OF 1950 AS AMENDED AND ALL UNITS SHOWN HAVE BEEN SUBSTANTIALLY COMPLETED UNLESS OTHERWISE NOTED.

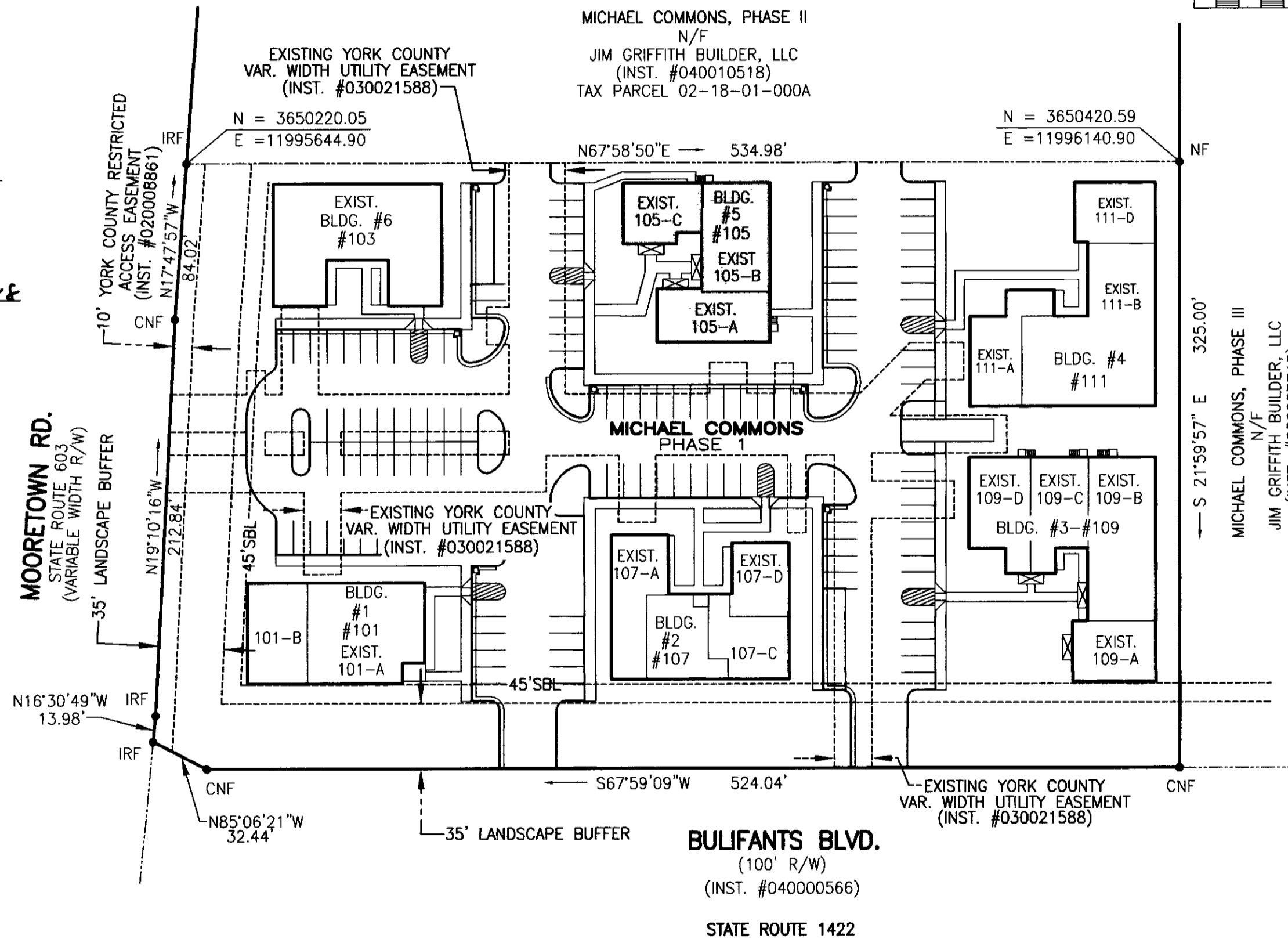
Matthew H. Connolly 10/13/2008  
 MATTHEW H. CONNOLLY DATE:



REFERENCES:  
 \*NOTE: INFORMATION SHOWN HEREON WAS TAKEN FROM "EXHIBIT A CONDOMINIUM PLAT OF MICHAEL COMMONS - PHASE ONE" PREPARED BY: RICKMOND ENGINEERING, INC. RECORDED JULY 18, 2003, AS INSTRUMENT #030021939.  
 INSTRUMENT #040007876

**LEGEND**

- CNF = CORNER NOT FOUND
- IRF = IRON ROD FOUND
- NF = NAIL FOUND
- ☒ = COVERED PORCH



2008 DEC -3 PM 12:58