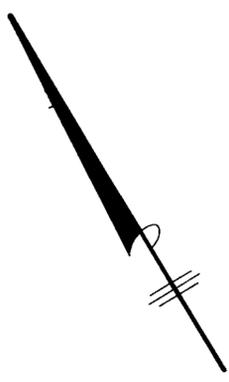


**PLAT OF  
FAIRFIELD WILLIAMSBURG  
TIME-SHARE PROJECT**  
REVISED PHASE ONE  
BRITON DISTRICT  
YORK COUNTY, VIRGINIA

**Dewberry & Davis**  
ENGINEERS ARCHITECTS PLANNERS SURVEYORS  
8401 ARLINGTON BLVD., FAIRFAX, VA. 22031  
703 849-0100

SCALE: P-50

JANUARY 15, 1986



FAIRFIELD WILLIAMSBURG, INC. ("DEVELOPER") IS THE OWNER OF ALL REAL PROPERTY SHOWN ON THIS PLAT AND THIS PLAT IS FILED FOR RECORD SUBJECT TO THE FOLLOWING PROVISIONS:

ON THE 5TH DAY OF JUNE, 1985, DEVELOPER RECORDED A DOCUMENT ENTITLED "PROJECT AND TIME-SHARE INSTRUMENT FOR FAIRFIELD WILLIAMSBURG" IN DEED BOOK 417, PAGE 503 IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF YORK COUNTY, VIRGINIA ("YORK COUNTY CLERK'S OFFICE"). BY WHICH THE DEVELOPER COMMITTED CERTAIN REAL PROPERTY, DESCRIBED THEREIN AS PHASE ONE ("PHASE ONE PROPERTY"), TO A TIME-SHARE PROGRAM AND CREATED A TIME-SHARE PROJECT KNOWN AS "FAIRFIELD WILLIAMSBURG," CONSISTING OF TIME-SHARE UNITS AND COMMON AREAS, AS DEFINED IN THE INSTRUMENT. DEVELOPER ALSO RECORDED A PLAT OF THE PHASE ONE PROPERTY AND THE TIME-SHARE UNITS AND COMMON AREAS COMPRISING PHASE ONE IN PLAT BOOK 10, PAGE 123 IN THE YORK COUNTY CLERK'S OFFICE ("ORIGINAL PHASE ONE PLAT"). THE LEGAL DESCRIPTION OF THE PHASE ONE PROPERTY CONTAINED IN THE INSTRUMENT AND DEPICTED ON THE ORIGINAL PHASE ONE PLAT WAS BASED UPON A COMPILED PLAT OF SURVEY DESCRIBED THEREIN AND A SUBSEQUENT FIELD SURVEY HAS REVEALED ERRORS IN THE COMPILED PLAT OF SURVEY AND IN THE DESCRIPTION OF THE PHASE ONE PROPERTY CONTAINED IN THE INSTRUMENT AND DEPICTED ON THE ORIGINAL PHASE ONE PLAT.

ON THE DAY OF MARCH, 1986, DEVELOPER RECORDED A DOCUMENT ENTITLED "CORRECTION SUPPLEMENTAL INSTRUMENT TO PROJECT AND TIME-SHARE INSTRUMENT FOR FAIRFIELD WILLIAMSBURG" IN DEED BOOK PAGE IN THE YORK COUNTY CLERK'S OFFICE, WHICH DOCUMENT CONTAINS A CORRECTED LEGAL DESCRIPTION FOR FAIRFIELD WILLIAMSBURG PHASE ONE, BASED UPON THE FIELD SURVEY REFERENCED ABOVE. DEVELOPER RECORDS THIS PLAT TO CORRECT THE ORIGINAL PHASE ONE PLAT AND REFLECT THE CORRECTED LEGAL DESCRIPTION OF PHASE ONE RESULTING FROM THE FIELD SURVEY.

THE REAL PROPERTY DEPICTED HEREON CONSTITUTES PHASE ONE OF THE FAIRFIELD WILLIAMSBURG TIME-SHARE PROJECT, AS REVISED TO REFLECT THE FIELD SURVEY. THE REAL PROPERTY DEPICTED ON THIS PLAT AND CAPITALIZED TERMS UTILIZED HEREON ARE SUBJECT TO THE INSTRUMENT UNLESS OTHERWISE PROVIDED. THE REAL PROPERTY DEPICTED ON THIS PLAT CONSISTS OF APPROXIMATELY 2.0856 ACRES, UPON WHICH IS CONSTRUCTED THE THREE (3) BUILDINGS ALSO DEPICTED. BUILDING ONE CONTAINS FOUR (4) TIME-SHARE UNITS AND BUILDINGS TWO AND THREE CONTAIN SIX (6) TIME-SHARE UNITS EACH, FOR A TOTAL OF SIXTEEN (16) TIME-SHARE UNITS IN PHASE ONE. EACH BUILDING CONSISTS OF TWO (2) FLOORS; UNITS NUMBERED IN THE 100 SERIES (E.G., UNIT 101, UNIT 102) ARE FIRST FLOOR UNITS. UNITS NUMBERED IN THE 200 SERIES (E.G., UNIT 201, UNIT 202) ARE SECOND FLOOR UNITS. THE UNIT NUMBER FOR EACH SECOND FLOOR UNIT IS SHOWN IN PARENTHESES BENEATH THE FIRST FLOOR UNIT NUMBER. THE PREFIX DIGIT MERELY IDENTIFIES THE BUILDING NUMBER AND IS NOT PART OF THE UNIT DESCRIPTION (E.G., 38-101 IS UNIT 101 IN BUILDING 38). ARTICLE IV OF THE INSTRUMENT DESCRIBES AND ESTABLISHES THE BOUNDARIES FOR EACH TIME-SHARE UNIT.

COMMON ELEMENTS CONSIST OF ALL REAL PROPERTY DEPICTED ON THIS PLAT, EXCEPT FOR TIME-SHARE UNITS.

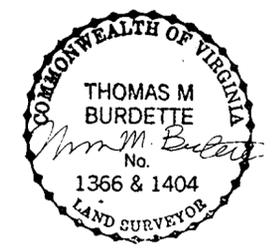
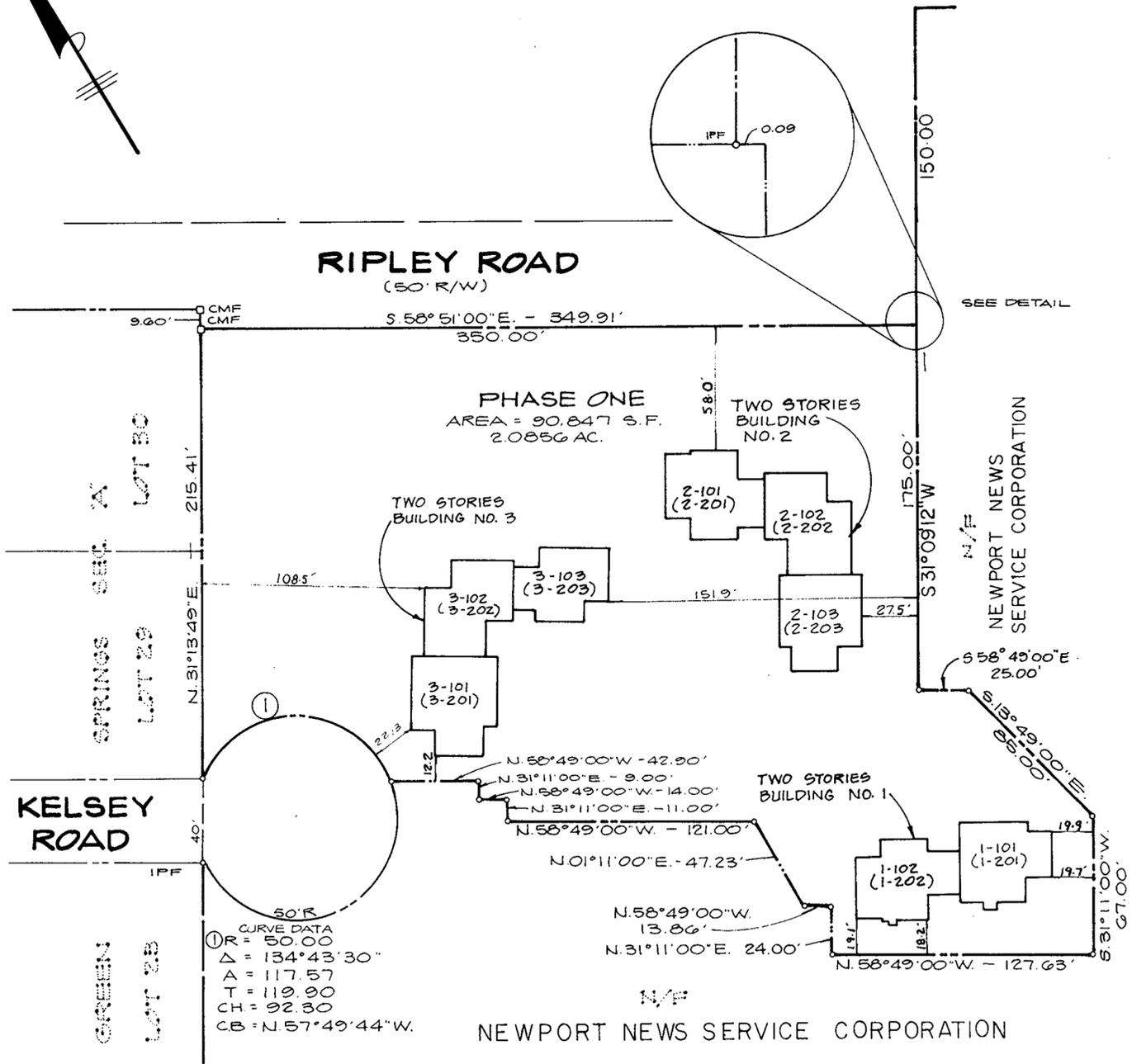
SUBJECT TO THE INSTRUMENT, THE DEVELOPER RESERVES THE RIGHT TO BRING ADDITIONAL PROPERTY WITHIN THE FAIRFIELD WILLIAMSBURG TIME-SHARE PROJECT AND TO ELIMINATE UNIMPROVED REAL PROPERTY IN ANY PHASE FOR WHICH THE DEVELOPER CONTROL PERIOD CONTINUES.

THE REAL PROPERTY DEPICTED ON THIS PLAT IS SUBJECT TO THE COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVED RIGHTS OF THE DEVELOPER CONTAINED WITHIN THE INSTRUMENT, ALL ZONING ORDINANCES NOW EXISTING OR HEREAFTER APPLICABLE TO THE PROJECT, EXISTING EASEMENTS FOR INGRESS AND EGRESS, PEDESTRIAN AND VEHICULAR PURPOSES, AND EXISTING UTILITY SERVICE AND DRAINAGE EASEMENTS. PURSUANT TO THE TERMS OF THE INSTRUMENT, THE DEVELOPER RESERVES THE RIGHT TO GRANT ANY ADDITIONAL EASEMENTS THE DEVELOPER DEEMS NECESSARY FOR THE ESTABLISHMENT AND MAINTENANCE OF THE PROJECT AND THE BENEFIT OF TIME-SHARE OWNERS AND TO GRANT SUCH RIGHT TO THE FAIRFIELD WILLIAMSBURG PROPERTY OWNERS ASSOCIATION, INC.

THE DEVELOPER RESERVES THE RIGHT TO ALTER OR MODIFY THE INTERIOR DESIGN ARRANGEMENT OF TIME-SHARE UNITS. THE DEVELOPER RESERVES THE RIGHT, FOR TIME-SHARE UNITS FOR WHICH IT IS RECORD OWNER AND FROM WHICH NO TIME-SHARE ESTATES HAVE BEEN SOLD, TO REPLAT SUCH UNIT(S) AND COMBINE TWO OR MORE UNITS INTO A SINGLE UNIT. ANY ALTERATION, MODIFICATION OR CHANGE SHALL BE ACCOMPLISHED THROUGH THE RECORDATION OF A SUPPLEMENTAL INSTRUMENT AND PLAT.

THE STREETS HEREON ARE PRIVATE AND SHALL BE MAINTAINED BY THE DEVELOPER DURING THE DEVELOPER CONTROL PERIOD FOR PHASE ONE AND THEREAFTER BY THE FAIRFIELD WILLIAMSBURG PROPERTY OWNERS ASSOCIATION. THE DRIVEWAYS AND PARKING AREA LOCATED WITHIN PHASE ONE OF THE PROJECT ARE COMMON ELEMENTS AND SHALL BE MAINTAINED BY THE DEVELOPER DURING THE DEVELOPER CONTROL PERIOD FOR PHASE ONE AND THEREAFTER BY THE FAIRFIELD WILLIAMSBURG PROPERTY OWNERS ASSOCIATION.

- NOTES:
1. ALL UTILITY SERVICES ARE UNDERGROUND.
  2. BUILDINGS SHOWN AND DIMENSIONS TO BUILDINGS ARE FOR PROPOSED STRUCTURES.
  3. ANY IMPROVEMENTS TO PROPERTY ARE SUBJECT TO YORK CO. AND STATE CODE AND SHALL BE SUBJECT TO EASEMENTS, SERVITUDES AND COVENANTS OF RECORD.



Plat Book No. 10 Page 242

Filed in the Clerk's Office, Circuit Court, York Co., Va. the 6th day of June 1986

Teste: Edith M. Elliott, Clerk  
D.C.