

VICINITY MAP
SCALE: 1" = 2000'

OWNER'S CONSENT AND DEDICATION

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

THE WILLIAMSBURG COMMUNITY HOSPITAL, INC.,
A VIRGINIA CORPORATION

Les A. Donahue
LES A. DONAHUE, CEO

7/9/03
DATE

NOTARY: STATE OF VIRGINIA

Teresa M. Kiermaier-Palay
A NOTARY PUBLIC IN AND FOR THE STATE OF VIRGINIA DO HEREBY CERTIFY THAT THE ABOVE NAMED PERSON WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN MY JURISDICTION AFORESAID.

GIVEN UNDER MY HAND THIS *9th* DAY OF *July*, 2003.

MY COMMISSION EXPIRES *February 28, 2006*.

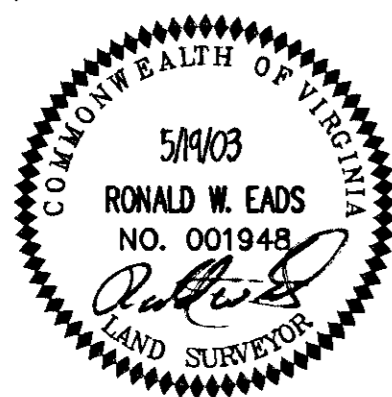
SURVEYOR'S STATEMENT

TO THE BEST OF MY KNOWLEDGE AND BELIEF, ALL THE REQUIREMENTS AS SET FORTH IN THE SUBDIVISION ORDINANCE OF 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 THE WILLIAMSBURG COMMUNITY HOSPITAL, INC., AND WAS ACQUIRED FROM BULIFANTS, L.P., FORMERLY KNOWN AS WILKINSON ASSOCIATES BY DEED DATED JULY 25, 2001 AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF YORK, VIRGINIA, AS INSTR. # 010012296. I CERTIFY THAT THE MONUMENTS SHOWN ON THIS PLAT WILL BE SET ON OR BEFORE 1/1/04.

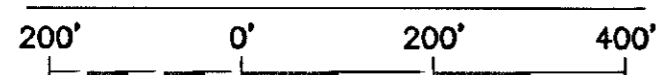
Ronald W. Eads
RONALD W. EADS, L.S.

5-19-03
DATE



CURVE	DELTA	RADIUS	ARC	TANGENT	CHORD	CHORD BEARING
C1	6°47'14"	300.00	35.54	17.79	35.52	S68°45'33"W
C2	25°03'53"	200.00	87.49	44.46	86.80	S52°49'59"W

GRAPHIC SCALE



SCALE: 1" = 200'

NOTES:

- 1.) PROPERTY ADDRESS: 6601 MOORETOWN ROAD
- 2.) PROPERTY IS ALL OF: TAX PARCEL 02-00-00-034A GPIN: B19D-4417-1000
- 3.) PROPERTY IS ZONED EO - ECONOMIC OPPORTUNITY.
- 4.) THIS PROPERTY LIES IN ZONE X, (AREAS DETERMINED TO BE OUTSIDE THE 500 YEAR FLOOD PLAIN) PER F.I.R.M. #510182 0025 B, DATED 12/16/88.
- 5.) THIS PROPERTY MAY BE SUBJECT TO EASEMENTS, RESTRICTIONS AND COVENANTS OF RECORD.
- 6.) ALL EXISTING WELLS AND SEPTIC SYSTEMS THAT ARE TO BE TAKEN OUT OF SERVICE SHALL BE PROPERLY ABANDONED, IN ACCORDANCE WITH REGULATIONS OF THE STATE HEALTH DEPARTMENT.
- 7.) THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT.
- 8.) NO WETLANDS EXIST ON THIS SITE. THIS SITE DOES NOT LIE WITHIN THE RMA (RESOURCE MANAGEMENT AREA) OR RPA (RESOURCE PROTECTION AREA) AS DEFINED BY THE CHESAPEAKE BAY PRESERVATION ACT. THIS SITE LIES WITHIN YORK COUNTY'S WATERSHED PROTECTION OVERLAY DISTRICT FOR THE WALLER MILL RESERVOIR.

- 9.) BUILDING SETBACKS:
FRONT YARD 45'
SIDE YARD 10'
REAR YARD 10'

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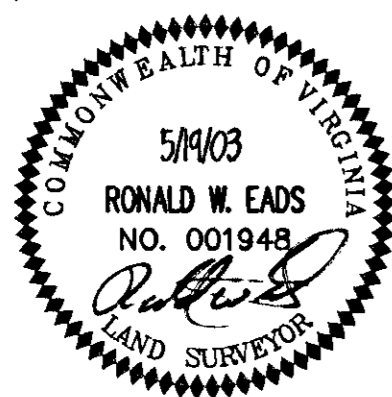
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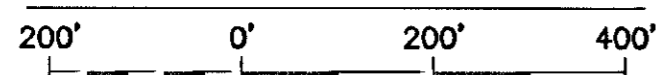
Ronald W. Eads
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REFERENCES

- INSTR. #010014722
DEED BOOK 433, PAGE 163
PLAT BOOK 12, PG. 310-311
DEED BOOK 892, PAGE 480
SHPB 7, PAGE 210-213
INSTR. #010001714
DEED BOOK 964, PAGE 480
SHPB 8, PAGE 30-38
PLAT BOOK 12, PG. 655

AREA TABLE

PARCEL A AREA	84.270 AC.
PARCEL B AREA	0.230 AC.
RIGHT OF WAY AREA	0.097 AC.
TOTAL SUBDIVIDED AREA	84.597 AC.±

LEGEND

- IRF IRON ROD FOUND
- IPF IRON PIPE FOUND
- IRS IRON ROD SET
- PROPERTY CORNER

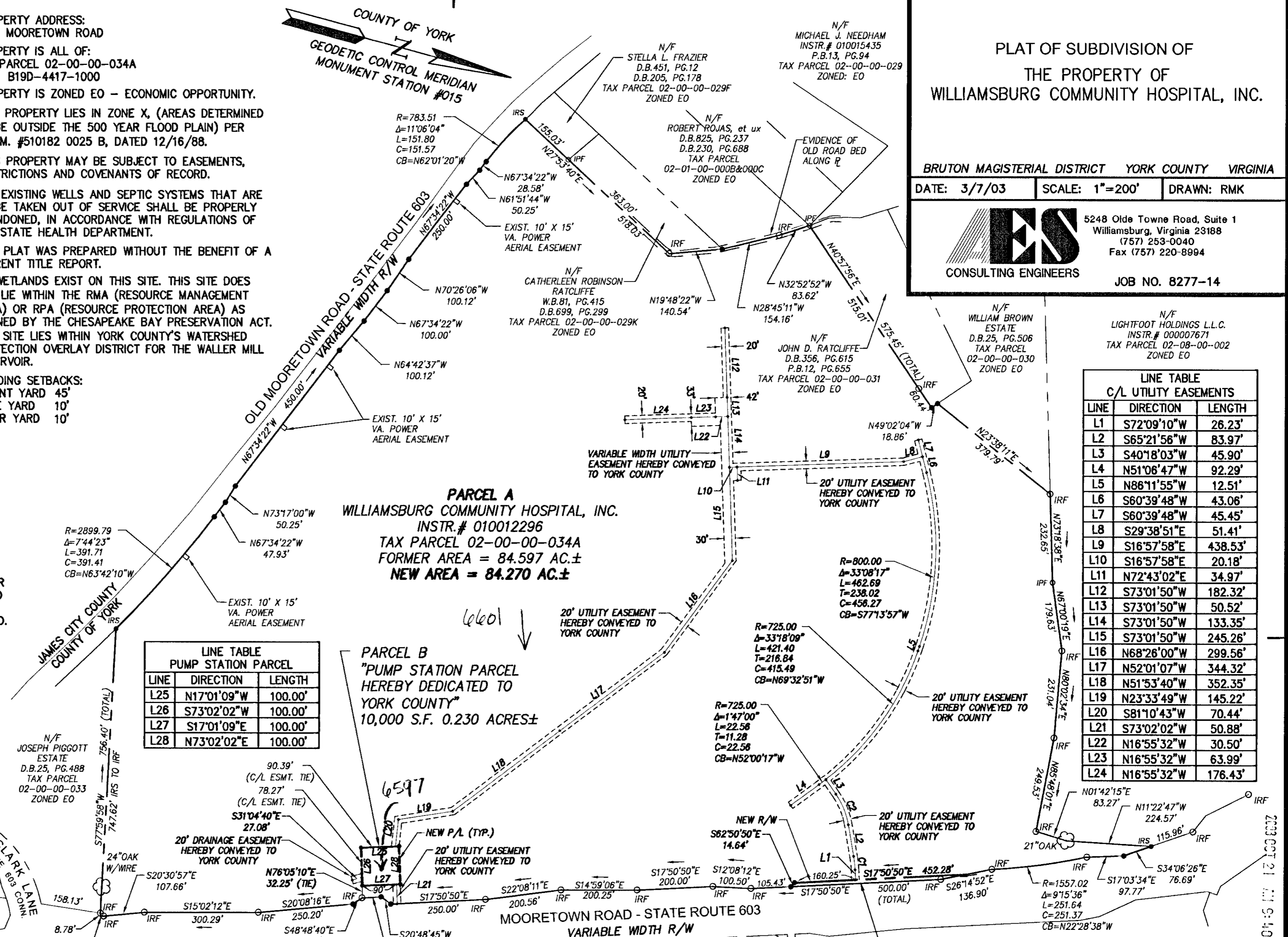
DRAINAGE AND UTILITY EASEMENTS CONVEYED TO THE COUNTY BY RECORDEMENT OF THIS PLAT SHALL BE EXCLUSIVE TO THE COUNTY, UNLESS OTHERWISE NOTED. CONVEYANCE OF SUCH EASEMENTS TO THE COUNTY ALSO INCLUDE: (I) THE COUNTY'S RIGHT OF INGRESS AND EGRESS OVER THE OWNER'S LAND ADJACENT TO THE EASEMENT AS NECESSARY TO INSPECT, MAINTAIN AND OPERATE THE COUNTY'S FACILITIES WITHIN THE EASEMENT AND (II) 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 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.

SEWER:
EACH LOT IS TO BE SERVED BY PUBLIC SEWER PROVIDED BY THE COUNTY OF YORK.

WATER:
EACH LOT IS TO BE SERVED BY PUBLIC WATER PROVIDED BY THE COUNTY OF YORK.

COUNTY OF YORK
GEODETIC CONTROL MERIDIAN
MONUMENT STATION #015



LINE TABLE
PUMP STATION PARCEL

LINE	DIRECTION	LENGTH
L25	N17°01'09"W	100.00'
L26	S73°02'02"W	100.00'
L27	S17°01'09"E	100.00'
L28	N73°02'02"E	100.00'

PARCEL B
"PUMP STATION PARCEL
HEREBY DEDICATED TO
YORK COUNTY"
10,000 S.F. 0.230 ACRES±

LINE TABLE
C/L UTILITY EASEMENTS

LINE	DIRECTION	LENGTH
L1	S72°09'10"W	26.23'
L2	S65°21'56"W	83.97'
L3	S40°18'03"W	45.90'
L4	N51°06'47"W	92.29'
L5	N86°11'55"W	12.51'
L6	S80°39'48"W	43.06'
L7	S60°39'48"W	45.45'
L8	S29°38'51"E	51.41'
L9	S16°57'58"E	438.53'
L10	S16°57'58"E	20.18'
L11	N72°43'02"E	34.97'
L12	S73°01'50"W	182.32'
L13	S73°01'50"W	50.52'
L14	S73°01'50"W	133.35'
L15	S73°01'50"W	245.26'
L16	N68°26'00"W	299.56'
L17	N52°01'07"W	344.32'
L18	N51°53'40"W	352.35'
L19	N23°33'49"W	145.22'
L20	S81°10'43"W	70.44'
L21	S73°02'02"W	50.88'
L22	N16°55'32"W	30.50'
L23	N16°55'32"W	63.99'
L24	N16°55'32"W	176.43'

VARIABLE WIDTH STRIP OF LAND HEREBY DEDICATED TO THE COMMONWEALTH OF VIRGINIA DEPARTMENT OF TRANSPORTATION, FOR RIGHT OF WAY PURPOSES.
AREA = 4,234 S.F. 0.097 AC.±

APPROVED:
YORK COUNTY BOARD OF SUPERVISORS

BY: *Al Maddalena*, PLAT APPROVING AGENT
DATE: *10/15/03*

STATE OF VIRGINIA
COUNTY OF YORK
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK THE *21st* DAY OF *October*, 2003.
THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS,
AS INSTRUMENT NO. *030032981*
TESTE: *Lynn S. Jenkins*, CLERK
BY: *Terrell Conner D.C.*

PLAT OF SUBDIVISION OF
THE PROPERTY OF
WILLIAMSBURG COMMUNITY HOSPITAL, INC.

BRUTON MAGISTERIAL DISTRICT YORK COUNTY VIRGINIA

DATE: 3/7/03 SCALE: 1"=200' DRAWN: RMK

5248 Olde Towne Road, Suite 1
Williamsburg, Virginia 23188
(757) 253-0040
Fax (757) 220-8894

JOB NO. 8277-14