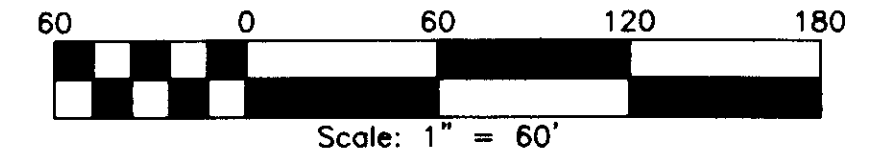


CONDOMINIUM PLAT SHOWING  
**MICHAEL COMMONS, PHASE II, BUILDING NO. 9, SUITE C**  
 Bruton District, York County, Virginia

PROJECT #05-555 DATE: 12-20-2005

**LandTech Resources, Inc.**  
 Surveying • Mapping • GPS  
 5810-F Mooretown Road, 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 #040010518) - DEED AND RESUBDIVISION OF PARCEL 14 AND PARCEL 2, INTERNATIONAL CENTER WILLIAMSBURG (INSTR.# 040010516)- PLAT.
- THIS PROPERTY APPEARS TO FALL IN ZONE X AS SHOWN ON COMMUNITY PANEL 510182 0025B DATED 12/16/88.
- PROPERTY IS GPIN C19C-1106-0329 PROPERTY IS TAX PARCEL 02-18-00-002
- TOTAL AREA, PHASE TWO = 4.146 ACRES.
- PROPERTY ZONED EO.
- ALL BUILDINGS ARE 1-STORY BRICK.

**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.

PARCEL 12  
 INTERNATIONAL CENTER WILLIAMSBURG  
 PHASE II  
 (INST.# 050002172)  
 TAX PARCEL 02-19-00-012

APPROVED: YORK COUNTY BOARD OF SUPERVISORS

BY: *A. Prosser* DATE: 1/17/06  
 PLAT APPROVING AGENT

STATE OF VIRGINIA  
 COUNTY OF YORK  
 IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK-POQUOSON THIS 18th DAY OF Jan, 2006.  
 THIS MAP WAS PRESENTED AND ADMITTED TO RECORD 12:05 PM AS THE LAW DIRECTS AS INSTRUMENT NO. LR060001430

TESTE: Lynn S. Jenkins  
 CLERK  
 BY: Michelle M. Chinnich, DC

**OWNER CERTIFICATE**

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

*Jim Griffith* \_\_\_\_\_ DATE: 1-9-06  
 JIM GRIFFITH, PRES.  
 JIM GRIFFITH BUILDER, INC., A VIRGINIA CORPORATION

STATE OF VIRGINIA,  
 COUNTY OF YORK, TO WIT:

I, *Julia B. Davis* 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.

GIVEN UNDER MY HAND AND SEAL THIS 9th DAY OF January, 2006.

NOTARY PUBLIC: *Julia B. Davis*

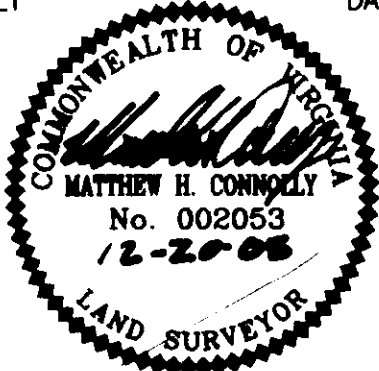
MY COMMISSION EXPIRES: 2/28/06

**SURVEYOR CERTIFICATE**

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 JIM GRIFFITH BUILDER, INC. AND WAS ACQUIRED FROM BULIFANTS, L.P. A VIRGINIA LIMITED PARTNERSHIP, BY DEED DATED JUNE 5, 2002 AND RECORDED AS INSTRUMENT NO. 020010065 AND BY DEED DATED MAY 4, 2004 AND RECORDED AS INSTRUMENT NO. 040010518 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* \_\_\_\_\_ DATE: 12-20-2005  
 MATTHEW H. CONNOLLY



N = 3650220.05  
 E = 11995644.90

10' YORK COUNTY RESTRICTED ACCESS EASEMENT (INST. #020008861)

35' LANDSCAPE BUFFER

10' YORK COUNTY RESTRICTED ACCESS EASEMENT (INST. #040010516)

35' LANDSCAPE BUFFER

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35' LANDSCAPE BUFFER

N/F BULIFANTS LP  
 (D.B. 433, PG. 163)  
 TAX PARCEL 02-19-00-000B3

N/F BULIFANTS LP  
 INST. #040006396  
 TAX PARCEL 02-00-00-034C

N = 3650744.21  
 E = 11996010.05

**MICHAEL COMMONS, PHASE II**  
 INSTRUMENT NO. 040010518  
 COMMON AREA = 3.180 ACRES

**MICHAEL COMMONS, PHASE I**  
 INSTRUMENT NO. 020010065  
 COMMON AREA = 3.325 ACRES

EX. YORK COUNTY VAR. WIDTH UTILITY EASE. (INST. #050004144) (INST. #050004145)

EXISTING YORK COUNTY VAR. WIDTH UTILITY EASEMENT (INST. #030021588)

EXISTING YORK COUNTY 20' ACCESS EASEMENT (INST. #040006396)

EXISTING YORK COUNTY VAR. WIDTH UTILITY EASEMENT (INST. #030021588)

**BULIFANTS BLVD.**  
 (100' R/W)  
 (INST. #040000866)

**LEGEND**

- CNF = CORNER NOT FOUND
- IRF = IRON ROD FOUND
- NF = NAIL FOUND
- U.C. = UNDER CONSTRUCTION

2005 JAN 13 11:12:05