

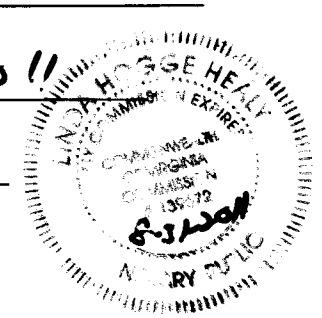
**TRUSTEES CONSENT**

PURSUANT TO A CERTAIN DEED OF TRUST BETWEEN YORKTOWN LAND DEVELOPMENT, LLC. & BB&T-VA COLLATERAL SERVICE CORPORATION, TRUSTEE, DATED AUG. 12, 2005 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF YORK COUNTY, VA IN INSTRUMENT # 050020055, THE PLATTING OF THE LAND SHOWN HEREON IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED TRUSTEE:

Evan Van Leeuwen 10/14/09  
 EVAN VAN LEEUWEN, VICE PRESIDENT  
 BRANCH BANKING & TRUST COMPANY OF VA. DATE

STATE OF VIRGINIA  
 COUNTY OF Lawrence  
 I, Linda Foye Herzog, A NOTARY PUBLIC IN AND FOR THE CITY/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 THE JURISDICTION AFORESAID. GIVEN UNDER MY HAND THIS 14th DAY OF October, 2009

Linda Foye Herzog  
 NOTARY PUBLIC  
 MY COMMISSION EXPIRES August 31, 2011  
 REGISTRATION NO. 137672



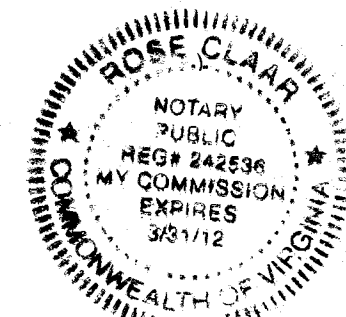
**TRUSTEES CONSENT**

PURSUANT TO A CERTAIN DEED OF TRUST BETWEEN YORKTOWN LAND DEVELOPMENT, LLC. & NVR, INC., JAMES M. SACK, TRUSTEE AND RAINER ALTMANN, TRUSTEE (EITHER OF WHOM MAY ACT) DATED AUG. 12, 2005 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF YORK COUNTY, VA IN INSTRUMENT # 050020057, WITH KENT LAMOTTA AND GENE SMITH BEING NAMED SUBSTITUTE TRUSTEES, EITHER OF WHOM MAY ACT, BY INSTRUMENT #060027446. THE PLATTING OF THE LAND SHOWN HEREON IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED TRUSTEE:

Kent Lamotta 10/15/09  
 KENT LAMOTTA, TRUSTEE DATE

STATE OF VIRGINIA  
 COUNTY OF James City  
 I, Rose Clara, A NOTARY PUBLIC IN AND FOR THE CITY/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 THE JURISDICTION AFORESAID. GIVEN UNDER MY HAND THIS 15 DAY OF October, 2009

Rose Clara  
 NOTARY PUBLIC  
 MY COMMISSION EXPIRES 3/31/2013  
 REGISTRATION NO. 247536



**NOTES:**

1. THIS PLAT WAS PRODUCED WITHOUT THE BENEFIT OF A TITLE REPORT. EXTERIOR PROPERTY LINES SHOWN HEREON TAKEN FROM RECORD PLAT RECORDED IN INSTRUMENT #050020053 AND OTHER PLATS NOTED.
2. PROPERTY LIES IN F.I.R.M. ZONE "X" ACCORDING TO COMMUNITY PANEL #51199C0187C DATED JUNE 16, 2009.
3. THE COMMON AREA IS NOT FOR USE BY THE GENERAL PUBLIC BUT IS DEDICATED TO THE COMMON USE AND ENJOYMENT OF THE HOMEOWNERS IN RIVERWALK TOWNES.
4. MINIMUM LOT SETBACK REQUIREMENTS IN RMF ZONING:  
 FRONT YARD = 20'  
 REAR YARD = 15'  
 SIDE YARD = 10'
5. YORK COUNTY AND THE VIRGINIA DEPARTMENT OF TRANSPORTATION SHALL BE SAVED HARMLESS FROM ANY MAINTENANCE RESPONSIBILITY OR LIABILITY ASSOCIATED WITH THE STORMWATER MANAGEMENT BASIN AND ITS OUTFLOW STRUCTURES, TO THE EXTENT ALLOWED BY LAW.
6. THE STREETS SHOWN HEREON ARE PRIVATE, MAY NOT MEET STATE STANDARDS, AND WILL NOT BE MAINTAINED BY EITHER THE COMMONWEALTH OF VIRGINIA OR THE COUNTY OF YORK. MAINTENANCE OF THE ROADS AND RIGHT-OF-WAY SHOWN HEREON ARE THE RESPONSIBILITY OF THE PROPERTY OWNERS ASSOCIATION FOR THE LOTS CREATED BY THIS PLAT.
7. ALL CONSTRUCTION OR LAND DEVELOPMENT ACTIVITIES SHALL BE SUBJECT TO THE REQUIREMENTS OF THE CHESAPEAKE BAY PRESERVATION AREA DESIGNATION AND MANAGEMENT REGULATIONS (9 VAC 10-20-10) AND CHAPTER 23.2 OF THE YORK COUNTY CODE.
8. ALL STORM DRAINAGE PIPES NOT IN A VDOT RIGHT-OF-WAY WILL BE OWNED AND MAINTAINED BY THE RIVERWALK TOWNES HOMEOWNERS ASSOCIATION.
9. NEWPORT NEWS WATERLINE EASEMENTS EXIST, BUT ARE NOT SHOWN FOR CLARITY, SEE INSTRUMENTS #070025149, #080014866, #090002454, AND #090016061.
10. THE LAND BEING CONVEYED OR EXCHANGED SHALL NOT FOR ANY PURPOSE BE OR BECOME A SEPARATE OR INDEPENDENT LOT, TRACT OR PARCEL BUT FOR ALL PURPOSES SHALL BECOME AND BE CONSIDERED A PART OF THE ADJACENT LOT, TRACT OR PARCEL ALREADY OWNED BY YORKTOWN LAND DEVELOPMENT, LLC, AT THE TIME OF THIS CONVEYANCE OR EXCHANGE.
11. A PORTION OF THE SUBJECT PROPERTY IS WITHIN LANDS DESIGNATED BY YORK COUNTY AS A WATERSHED MANAGEMENT AND PROTECTION AREA OVERLAY DISTRICT (WMPA). ALL CONSTRUCTION OR LAND DEVELOPMENT ACTIVITIES SHALL BE SUBJECT TO THE REQUIREMENTS SET FORTH IN SECTION 24.1-376 OF THE YORK COUNTY ZONING ORDINANCE.

BOUNDARY LINE ADJUSTMENT BETWEEN  
 LOT 5D & COMMON AREA #10  
**RIVERWALK TOWNES**  
 PHASE III RE-SUBDIVISION  
 NELSON MAGISTERIAL DISTRICT  
 YORK COUNTY, VIRGINIA  
 DATE: 09-14-09 SCALE: 1"=20' JOB #07-130  
 REV: 10-14-09  
 SHEET: 1 OF 2



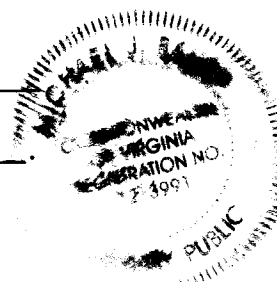
**TAX PARCEL NUMBERS:**  
 18-08-03-005D & 18-08-03-000A10  
**GPIN NUMBERS:**  
 011a-1052-4646 & 011a-1074-4666  
**ZONING:**  
 RMF - (Multi Family Residential)  
**UTILITIES:**  
 WATER: EACH LOT WITHIN THIS SUBDIVISION IS SERVED BY PUBLIC WATER PROVIDED BY THE CITY OF NEWPORT NEWS  
 SEWER: EACH LOT WITHIN THIS SUBDIVISION IS SERVED BY PUBLIC SEWER PROVIDED BY THE COUNTY OF YORK

**OWNER'S CONSENT**

THE PLATTING OF THE LAND HEREON SHOWN IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS AND TRUSTEES.  
 YORKTOWN LAND DEVELOPMENT, LLC.  
 A DELAWARE LIMITED LIABILITY COMPANY  
Gary Sheppard 10-10-09  
 SHEPPARD, L.L. & ASSOC. INC, MANAGER  
 BY GARY SHEPPARD, PRESIDENT DATE

STATE OF VIRGINIA  
 COUNTY OF York  
 I, Michael J. Baust, A NOTARY PUBLIC IN AND FOR THE CITY/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 THE JURISDICTION AFORESAID. GIVEN UNDER MY HAND THIS 10th DAY OF October, 2009

Michael J. Baust  
 NOTARY PUBLIC  
 MY COMMISSION EXPIRES May 31, 2012  
 REGISTRATION NO. 7213791



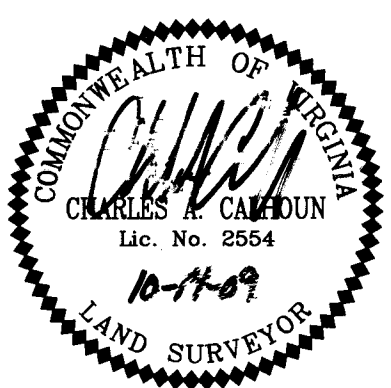
**SURVEYOR'S CERTIFICATE**

TO THE BEST OF MY KNOWLEDGE AND BELIEF, ALL THE REQUIREMENTS AS SET FORTH IN THE ORDINANCE FOR APPROVING PLATS OF SUBDIVISIONS 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 IN THIS SUBDIVISION IS IN THE NAME OF YORKTOWN LAND DEVELOPMENT, LLC., A DELAWARE LIMITED LIABILITY COMPANY, AND WAS ACQUIRED FROM LYDIA L. CASH AND TOUCH OF SPIRIT, INC., A VIRGINIA CORPORATION, BY DEED DATED AUGUST 4, 2005, AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF YORK COUNTY, VIRGINIA AS INSTRUMENT #050020054.

I CERTIFY THAT THE MONUMENTS & IRON PINS SHOWN ON THIS PLAT WILL BE SET ON OR BEFORE DECEMBER 15, 2009.

Charles A. Calhoun DATE: 10-14-09  
 CHARLES A. CALHOUN  
 LAND SURVEYOR NO. 002554



**AREA CALCULATIONS**

COMMON AREA #10	
FORMER AREA	587 S.F.
ADJUSTED AREA	-145 S.F.
NEW AREA	442 S.F.

LOT 5D	
FORMER AREA	3,203 S.F.
ADJUSTED AREA	+158 S.F.
NEW AREA	3,361 S.F.

PROPERTY LINE TABLE		
LINE	BEARING	DISTANCE
L1	S 74°35'44" E	10.22'
L2	N 15°24'16" E	2.70'
L3	N 15°24'16" E	15.29'
L4	S 74°51'51" E	47.09'

PROPERTY CURVE TABLE					
CURVE	RADIUS	ARC	CHORD	CHORD BEARING	DELTA ANGLE
C1	9.00'	5.62'	5.53'	S 56°58'30" E	35°46'42"
C2	9.00'	8.01'	7.75'	S 13°35'52" E	50°58'35"
C3	415.00'	24.90'	24.90'	N 10°10'17" E	03°26'18"

**APPROVED:**  
 YORK COUNTY BOARD OF SUPERVISORS  
 BY: W. Maddalena  
 PLAT APPROVING AGENT  
 DATE: 11/2/09

STATE OF VIRGINIA  
 COUNTY OF YORK  
 IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK-POQUOSON THE 2nd DAY OF November 2009. THIS PLAT WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS AS INSTRUMENT NO. 09002466

TESTE: Lynn S. Mendicino  
 CLERK  
 BY: Chris Progen  
 LANDTECH RESOURCES, INC.

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