

THIRD AMENDMENT TO  
CONDOMINIUM INSTRUMENTS  
FAIRFAX COMMONS: A CONDOMINIUM  
SUBMITTING ADDITIONAL LAND

This Amendment is made as of this 27<sup>TH</sup> day of January 1989, by COMPSON DEVELOPMENT LIMITED PARTNERSHIP, a Virginia Limited Partnership (the "Declarant").

W I T N E S S E T H :

WHEREAS, the Declarant executed certain Condominium Instruments and has recorded such documents among the land records of the County of Fairfax, Virginia in Deed Book 7113, at Page 332, establishing Fairfax Commons: A Condominium (the "Condominium");

WHEREAS, pursuant to Section 55-79.63 of the Virginia Condominium Act and Section 7.2 of the Condominium's Declaration (the "Declaration"), the Declarant may unilaterally expand the Condominium from time to time by submitting all or any portion of the Additional Land as described in Exhibit "A-1" to the Declaration until the seventh anniversary of the recordation of the Declaration;

WHEREAS, the Declarant has previously expanded the Condominium by the First and Second Amendments to the Condominium Instruments submitting additional land recorded in Deed Book 7232 at Page 1491 and as instrument number 6878, respectively, among said land records.

WHEREAS, the Declarant is the owner in fee simple of certain real property described as Phase Three in said Exhibit "A-1" to the Declaration, constituting a portion of the Additional Land of the Condominium; and;

WHEREAS, the Declarant now desires to submit and subject to the provisions of the Condominium Act and the Condominium Instruments the additional parcel of land designated as Phase Three and as more particularly described below; and

WHEREAS, the Declarant has complied with the provisions of Section 7.2 of the Declaration and Section 55-79.63 of the Condominium Act and wishes to amend the Declaration to expand the Condominium by adding Phase Three and the improvements erected thereon as hereinafter provided.

FAGELSON, SCHONBERGER, PAYNE & ARTHUR

BK7253 1852

NOW, THEREFORE, pursuant to and in compliance with Section 7.2 of the Declaration and Section 55-79.63 of the Condominium Act, the Declarant hereby amends the Condominium Instruments as follows:

1. Phase Three, being the land described in Exhibit "A" hereto, and a portion of the Additional Land described in Exhibit "A-1" to the Declaration, is hereby submitted to the provisions of the Condominium Act and the Condominium Instruments, together with all improvements thereto and all easements, rights and appurtenances thereunto belonging, to become part of the Condominium.

2. Phases Five through Nine, inclusive, as described in Exhibit "A-1" hereto, will remain Additional Land pursuant to Section 7.2 of the Declaration.

3. Pursuant to Section 55-79.56(b) of the Condominium Act, the Undivided Interests in the Common Elements of the Condominium are hereby reallocated and each Unit is assigned an equal Undivided Interest of one-fifty-seventh (1/57th). Pursuant to Section 55-79.73(c) of the Condominium Act, liability for the Common Expenses of and the votes in the Unit Owners' Association are reallocated on the same basis of equal shares of one-fifty-seventh (1/57th) for each Unit and one vote for each unit.

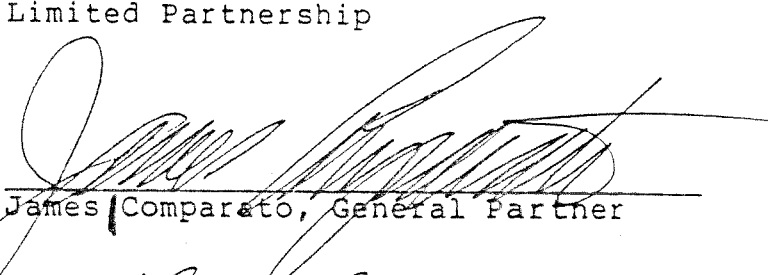
4. Plats and Plans with appropriate certifications pursuant to Sections 55-79.58 and 55-79.63 of the Condominium Act are attached hereto as Sheets 1, 2 and 3 of Exhibit C and Sheet 5 of Exhibit D and are hereby incorporated as Amendments to the Plats and Plans of the Condominium.

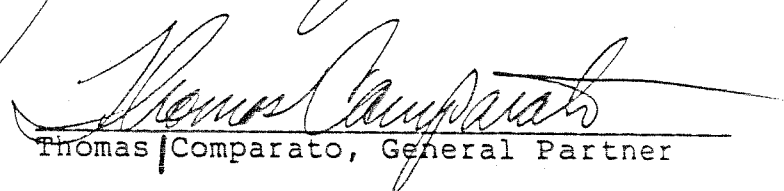
Except as modified by this Amendment, all of the terms and provisions of the Condominium Instruments are hereby expressly ratified and confirmed and shall remain in full force and effect and shall apply to the Condominium as expanded.

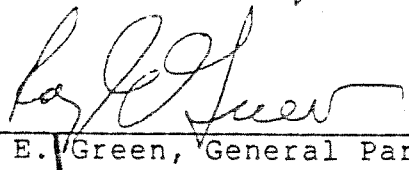
IN WITNESS WHEREOF, the Declarant has caused this Amendment to be executed by its President as of the date first above written.

COMPSON DEVELOPMENT LIMITED  
PARTNERSHIP, a Virginia  
Limited Partnership

By:

  
James Comparato, General Partner

  
Thomas Comparato, General Partner

  
Roy E. Green, General Partner

COMMONWEALTH OF VIRGINIA    )  
  ) to-wit:  
COUNTY OF FAIRFAX            )

The foregoing instrument was acknowledged before me  
this 27<sup>TH</sup> day of January 1989, by James Comparato, General  
Partner of Compson Development Limited Partnership, a  
Limited Partnership, on behalf of the Partnership.

  
Dennis B. Pickett  
Notary Public

My Commission Expires:

My Commission Expires May 12, 1989

COMMONWEALTH OF VIRGINIA :  
: to-wit:  
COUNTY OF FAIRFAX :

The foregoing instrument was acknowledged before me this 27<sup>TH</sup> day of January 1989 by Thomas Comparato, General Partner of Compson Development Limited Partnership, a Limited Partnership, on behalf of the Partnership.

Deanna B. Pickett  
Notary Public

My Commission Expires:  
My Commission Expires May 12, 1989

COMMONWEALTH OF VIRGINIA :  
: to-wit:  
COUNTY OF FAIRFAX :

The foregoing instrument was acknowledged before me this 27<sup>TH</sup> day of January 1989, by Roy E. Green, General Partner of Compson Development Limited Partnership, a Limited Partnership, on behalf of the Partnership.

Deanna B. Pickett  
Notary Public

My Commission Expires:  
My Commission Expires May 12, 1989

BR 7253 1850

EXHIBIT "A"

TO THE THIRD AMENDMENT TO THE DECLARATION

SUBMITTED LAND

BA/253 1857

# PHR&A

Harris Rust & Associates, pc  
900 Fair Ridge Drive  
900  
Fairfax, Virginia 22030  
3273-8700

April 13, 1988

DESCRIPTION OF  
PHASE ONE  
FAIRFAX COMMONS  
A CONDOMINIUM  
CITY OF FAIRFAX

Offices:  
Fairfax, VA  
Bridgewater, VA  
Leesburg, VA  
Rockville, MD  
Virginia Beach, VA

Beginning at the northernmost corner of the tract herein described, said point being on the southerly variable width right-of-way line of Old Lee Highway, Route #237 and on the line of Worsham;

Thence departing said southerly variable width right-of-way line of Old Lee Highway, Route #237 and running with said Worsham S 40° 05' 33" E 121.03 feet to a point, said point being a corner to Phase Four, Fairfax Commons A Condominium;

Thence departing said Worsham and running with said Phase Four the following courses and distances:

S 49° 54' 27" W 22.00 feet;

S 47° 56' 44" W 32.52 feet;

S 49° 54' 27" W 12.00 feet;

S 21° 40' 12" E 5.41 feet;

S 23° 55' 27" W 119.36 feet

to a point, said point being a corner to Phase Three;

Thence departing said Phase Four and running with said Phase Three and with the same line extended with Phase Two, S 59° 25' 54" W 225.03 feet to a point;

Thence continuing with said Phase Two N 58° 44' 49" W 63.53 feet to a point;

Thence continuing with said Phase Two and with the same line extended with Phase Seven, S 59° 25' 54" W 30.71 feet to a point, said point being a corner to Phase Nine;

Survey  
Notes  
and  
Sketch  
Sheet

Thence departing said Phase Seven and running with said Phase Nine, N 30° 34' 06" W 155.28 feet to a point, said point being on the aforementioned southerly variable width right-of-way line of Old Lee Highway, Route #237;

Thence departing said Phase Nine and running with said southerly variable width right-of-way line of Old Lee Highway, Route #237 the following courses and distances:

N 58° 30' 46" E 35.30 feet;

99.43 feet along the arc of a curve to the right, said curve having a radius of 2,845.00 feet, a central angle of 02° 00' 08" and a chord which bears N 59° 30' 50" E 99.42 feet;

N 60° 30' 53" E 294.46 feet

to the point of beginning and containing 1.87603 acres more or less.

Subject, however, to all easements, rights-of-way and restrictions of record.

This description has been prepared without the benefit of a title report and does not, therefore, necessarily indicate all encumbrances on the property.

Harris Rust & Associates, pc  
 Fair Ridge Drive  
 1901  
 Fairfax, Virginia 22030  
 703-273-8700

April 13, 1988.

DESCRIPTION OF  
 PHASE TWO  
 FAIRFAX COMMONS  
 A CONDOMINIUM  
 CITY OF FAIRFAX

Office:  
 Fairfax, VA  
 Bridgewater, VA  
 Leesburg, VA  
 Rockville, MD  
 Virginia Beach, VA

Beginning at the northernmost corner of the tract herein described, said point being a corner to Phase Three, Fairfax Commons A Condominium and lying on the line of Phase One, Fairfax Commons A Condominium;

Thence departing said Phase One and running with said Phase Three the following courses and distances:

S 30° 34' 06" E 67.00 feet;

S 59° 25' 54" W 7.50 feet;

S 30° 34' 06" E 12.00 feet;

9.07 feet along the arc of a curve to the right, said curve having a radius of 4.50 feet, a central angle of 115° 27' 12" and a chord which bears S 27° 09' 30" W 7.61 feet;

S 30° 34' 06" E 39.94 feet

to a point, said point being on the line of Phase Five;

Thence departing said Phase Three and running with said Phase Five and with the same line extended with Phase Six S 59° 25' 54" W 172.56 feet to a point;

Thence continuing with said Phase Six and with the same line extended with Phase Seven N 30° 34' 06" W 179.00 feet to a point, said point being on the line of the aforementioned Phase One;

Thence departing said Phase Seven and running with said Phase One the following courses and distances:



N 59° 25' 54" E 27.00 feet;

S 58° 44' 49" E 63.53 feet;

N 59° 25' 54" E 129.50 feet

to the point of beginning and containing 0.56503 acres more or less.

Subject, however, to all easements, rights-of-way and restrictions of record.

This description has been prepared without the benefit of a title report and does not, therefore, necessarily indicate all encumbrances on the property.

407350.des3

BR 7253 1861

# PHR&A

otton Harris Rust & Associates, Inc.  
409 Fair Ridge Drive  
(901)  
Virginia 22030  
63 273-8700

April 13, 1988

DESCRIPTION OF  
PHASE THREE  
FAIRFAX COMMONS  
A CONDOMINIUM  
CITY OF FAIRFAX

Office:  
Fairfax, VA  
Bridgewater, VA  
Lansburg, VA  
Rockville, MD  
Virginia Beach, VA

Beginning at the northernmost corner of the tract herein described, said point being a common corner to Phase One and Phase Four, Fairfax Commons A Condominium;

Thence departing said Phase One and running with said Phase Four S 36° 19' 33" E 79.40 feet and S 66° 29' 21" E 75.57 feet to a point, said point being on the line of A. F. Lewis;

Thence departing said Phase Four and running with said A. F. Lewis S 23° 55' 27" W 65.66 feet to a point, said point being a corner to Phase Five;

Thence departing said A. F. Lewis and running with said Phase Five N 66° 38' 48" W 68.46 feet and S 59° 25' 54" W 68.00 feet to a point, said point being a corner to Phase Two;

Thence departing said Phase Five and running with said Phase Two the following courses:

N 30° 34' 06" W 39.94 feet;

9.07 feet along the arc of a curve to the left, said curve having a radius of 4.50 feet, a central angle of 115° 27' 12" and a chord which bears N 27° 09' 30" E 7.61 feet;

N 30° 34' 06" W 12.00 feet;

N 59° 25' 54" E 7.50 feet;

N 30° 34' 06" W 67.00 feet

engineers,  
surveyors,  
interior &  
landscape  
architects

Patton Harris Rust & Associates, pc

to a point, said point being on the line of the  
aforementioned Phase One;

Thence departing said Phase Two and running with said  
Phase One N 59° 25' 54" E 95.53 feet to the point of  
beginning and containing 0.38435 acres more or less.

Subject, however, to all easements, rights-of-way and  
restrictions of record.

This description has been prepared without the benefit  
of a title report and does not, therefore, necessarily  
indicate all encumbrances on the property.

187253 1853



Watton Harris Rust & Associates, Inc.  
9901 Fair Ridge Drive  
Suite 901  
Fairfax, Virginia 22030  
703 273-0700

April 13, 1988

DESCRIPTION OF  
PHASE FOUR  
FAIRFAX COMMONS  
A CONDOMINIUM  
CITY OF FAIRFAX

Offices:  
Fairfax, VA  
Bridgewater, VA  
Leesburg, VA  
Rockville, MD  
Virginia Beach, VA

Beginning at a northeasterly corner of the tract herein described, said point being a corner to Worsham and on the line of E. M. F. Elliott & A. F. Lewis;

Thence departing said Worsham and running with said E. M. F. Elliott & A. F. Lewis S 09° 50' 34" E 19.27 feet to a point, said point being a corner to A. F. Lewis;

Thence departing said E. M. F. Elliott & A. F. Lewis and running with said A. F. Lewis S 23° 55' 27" W 152.87 feet to a point, said point being a corner to Phase Three, Fairfax Commons A Condominium;

Thence departing said A. F. Lewis and running with said Phase Three N 66° 29' 21" W 75.57 feet and N 36° 19' 33" W 79.40 feet to a point, said point being a corner to Phase One;

Thence departing said Phase Three and running with said Phase One the following courses and distances:

N 23° 55' 27" E 119.36 feet;

N 21° 40' 12" W 5.41 feet;

N 49° 54' 27" E 12.00 feet;

N 47° 56' 44" E 32.52 feet;

N 49° 54' 27" E 22.00 feet

to a point, said point being on the line of the aforementioned Worsham;

Thence departing said Phase One and running with said Worsham S 40° 05' 33" E 121.84 feet to the point of beginning and containing 0.61147 acres more or less.

engineers,  
surveyors,  
planners &  
landscape  
architects

Halifax County, Phase Four  
April 13, 1988  
Page 2

EK7253 1864

Patton Harris Rust & Associates, pc

Subject, however, to all easements, rights-of-way and restrictions of record.

This description has been prepared without the benefit of a title report and does not, therefore, necessarily indicate all encumbrances on the property.

EX 7253 1865

EXHIBIT "A-1"

TO THE THIRD AMENDMENT TO THE DECLARATION

ADDITIONAL LAND

DK/253 1866

PHR&A

William Harris Rust & Associates, Inc.  
Four Ridge Drive  
Suite 100  
Fairfax, Virginia 22030  
3273-8700

April 13, 1988

DESCRIPTION OF  
PHASE FIVE  
FAIRFAX COMMONS  
A CONDOMINIUM  
CITY OF FAIRFAX

Offices:  
Fairfax, VA  
Bridgewater, VA  
Leesburg, VA  
Rockville, MD  
Virginia Beach, VA

Beginning at the southernmost corner of the tract herein described, said point being a common corner to A. F. Lewis, and E. M. F. Elliott & A. F. Lewis;

Thence departing said A. F. Lewis and running with said E. M. F. Elliott & A. F. Lewis N 74° 50' 34" W 157.74 feet to a point, said point being on the line of Phase Six, Fairfax Commons A Condominium;

Thence departing said E. M. F. Elliott & A. F. Lewis and running with said Phase Six the following courses and distances:

N 15° 09' 26" E 28.00 feet;

N 59° 25' 54" E 39.69 feet;

N 30° 34' 06" W 70.01 feet

to a point, said point being on the line of Phase Two;

Thence departing said Phase Six and running with said Phase Two and with the same line extended with Phase Three N 59° 25' 54" E 216.32 feet to a point;

Thence continuing with said Phase Three S 66° 38' 48" E 68.46 feet to a point, said point being on the line of the aforementioned A. F. Lewis;

Thence departing said Phase Three and running with said A. F. Lewis S 23° 55' 27" W 253.39 feet to the point of beginning and containing 0.85349 acres more or less.

Subject, however, to all easements, rights-of-way and restrictions of record.

This description has been prepared without the benefit of a title report and does not, therefore, necessarily indicate all encumbrances on the property.

407350.des6

agreements,  
Easements,  
rights-of-way &  
landscape  
restrictions.

DR/253 1867



Don Harris East & Associates, pc  
Fair Ridge Drive  
Fairfax, Virginia 22030  
(273)8700

April 13, 1988

Offices:  
Fairfax, VA  
Bridgewater, VA  
Leesburg, VA  
Rockville, MD  
Virginia Beach, VA

DESCRIPTION OF  
PHASE SIX  
FAIRFAX COMMONS  
A CONDOMINIUM  
CITY OF FAIRFAX

Beginning at the northwesterly corner of the tract herein described, said point being a corner to Phase Seven, Fairfax Commons A Condominium and on the line E. M. F. Elliott & A. F. Lewis;

Thence departing said E. M. F. Elliott & A. F. Lewis and running with said Phase Seven the following courses and distances:

N 58° 00' 55" E 20.69 feet;

N 55° 58' 52" E 52.21 feet;

N 59° 25' 54" E 129.00 feet

to a point, said point being on the line of Phase Two;

Thence departing said Phase Seven and running with said Phase Two S 30° 34' 06" E 56.00 feet and N 59° 25' 54" E 24.24 feet to a point, said point being a corner to Phase Five;

Thence departing said Phase Two and running with said Phase Five S 30° 34' 06" E 70.01 feet and S 59° 25' 54" W 39.69 feet to a point;

Thence continuing with said Phase Five and with the same line extended with the aforementioned E. M. F. Elliott & A. F. Lewis S 15° 09' 26" W 48.00 feet to a point;

Thence continuing with said E. M. F. Elliott & A. F. Lewis N 74° 50' 33" W 217.69 feet to the point of beginning and containing 0.47746 acres more or less.

Subject, however, to all easements, rights-of-way and restrictions of record.

insets,  
reverts,  
rights &  
deaps  
interest



This description has been prepared without the benefit of a title report and does not, therefore, necessarily indicate all encumbrances on the property.

DA/253 1800



John Harris Rust & Associates, Inc.  
993 Fair Ridge Drive  
Fairfax, Virginia 22030  
Tel. 273-8700

April 13, 1988

Office:  
Fairfax, VA  
Bridgewater, VA  
Leesburg, VA  
Rockville, MD  
Virginia Beach, VA

DESCRIPTION OF  
PHASE SEVEN  
FAIRFAX COMMONS  
A CONDOMINIUM  
CITY OF FAIRFAX

Beginning at the southwesterly corner of the tract herein described, said point being a corner to Phase Eight, Fairfax Commons A Condominium and on the line E. M. F. Elliott & A. F. Lewis;

Thence departing said E. M. F. Elliott & A. F. Lewis and running with said Phase Eight N 15° 09' 27" E 108.67 feet and N 58° 15' 02" E 51.28 feet to a point, said point being on the line of Phase Nine;

Thence departing said Phase Eight and running with said Phase Nine S 31° 44' 58" E 20.72 feet to a point;

Thence continuing with said Phase Nine and with the same line extended with Phase One N 59° 25' 54" E 140.98 feet to a point, said point being a corner to Phase Two;

Thence departing said Phase One and running with said Phase Two S 30° 34' 06" E 123.00 feet to a point, said point being a corner to Phase Six;

Thence departing said Phase Two and running with said Phase Six the following courses and distances:

S 59° 25' 54" W 129.00 feet;

S 55° 58' 52" W 52.21 feet;

S 58° 00' 55" W 20.69 feet

to a point, said point being on the line of the aforementioned E. M. F. Elliott & A. F. Lewis;

Thence departing said Phase Six and running with said E. M. F. Elliott & A. F. Lewis N 74° 50' 33" W 98.40 feet to the point of beginning and containing 0.70869 acres more or less.

inches,  
feet,  
meters &  
decimeters  
meters.

April 15, 1988  
Page 2

BK7253 1870

Patton Harris Rust & Associates, pc

Subject, however, to all easements, rights-of-way and restrictions of record.

This description has been prepared without the benefit of a title report and does not, therefore, necessarily indicate all encumbrances of the property.

Harris Rust & Associates, pc  
 98 Fair Ridge Drive  
 901  
 Virginia 22030  
 3273-8700

April 13, 1988

DESCRIPTION OF  
 PHASE EIGHT  
 FAIRFAX COMMONS  
 A CONDOMINIUM  
 CITY OF FAIRFAX

Offices:  
 Fairfax, VA  
 Bridgewater, VA  
 Leesburg, VA  
 Rockville, MD  
 Virginia Beach, VA

Beginning at the northeasterly corner of the tract herein described, said point being on the southerly variable width right-of-way line of Old Lee Highway, Route #237 and a corner to Phase Nine, Fairfax Commons A Condominium;

Thence departing said southerly variable width right-of-way line of Old Lee Highway, Route #237 and running with said Phase Nine the following courses and distances:

S 31° 11' 24" E 36.96 feet;

S 28° 23' 33" E 33.23 feet;

S 30° 34' 06" E 10.84 feet;

S 64° 51' 43" E 8.77 feet;

S 31° 44' 58" E 44.04 feet

to a point, said point being a corner to Phase Seven;

Thence departing said Phase Nine and running with said Phase Seven S 58° 15' 02" W 51.28 feet and S 15° 09' 27" W 108.67 feet to a point, said point being on the line of E. M. F. Elliott & A. F. Lewis;

Thence departing said Phase Seven and running with said E. M. F. Elliott & A. F. Lewis N 74° 50' 33" W 241.77 feet to a point, said point being on the aforementioned southerly variable width right-of-way line of Old Lee Highway, Route #237;

Thence departing said E. M. F. Elliott & A. F. Lewis and running with said southerly variable width right-of-way line of Old Lee Highway, Route #237 the following courses and distances:

126.68 feet along the arc of a curve to the right, said curve having a radius of 403.37 feet, a central angle of  $17^{\circ} 59' 38''$  and a chord which bears  $N 45^{\circ} 54' 32'' E$  126.16 feet;

122.44 feet along the arc of a curve to the right, said curve having a radius of 1945.00 feet, a central angle of  $03^{\circ} 36' 25''$  and a chord which bears  $N 56^{\circ} 42' 32'' E$  122.42 feet;

$N 58^{\circ} 30' 46'' E$  47.92 feet

to the point of beginning and containing 0.86747 acres more or less.

Subject, however, to all easements, rights-of-way and restrictions of record.

This description has been prepared without the benefit of a title report and does not, therefore, necessarily indicate all encumbrances on the property.

BR 7253 1873

PHR&A

Patton Harris Rust & Associates, pc  
3998 Fair Ridge Drive  
PO Box 90  
Fairfax, Virginia 22030  
703 273-3700

April 13, 1988

DESCRIPTION OF  
PHASE NINE  
FAIRFAX COMMONS  
A CONDOMINIUM  
CITY OF FAIRFAX

Offices  
Fairfax, VA  
Bridgewater, VA  
Leesburg, VA  
Rocksville, MD  
Virginia Beach, VA

Beginning at the northernmost corner of the tract herein described, said point being a corner to Phase One, Fairfax Commons A Condominium and on the southerly variable width right-of-way line of Old Lee Highway, Route #237;

Thence departing said southerly variable width right-of-way line of Old Lee Highway, Route #237 and running with said Phase One S 30° 34' 06" E 155.28 feet to a point, said point being on the line of Phase Seven;

Thence departing said Phase One and running with said Phase Seven S 59° 25' 54" W 137.27 feet to a point;

Thence continuing with said Phase Seven and with the same line extended with Phase Eight N 31° 44' 58" W 64.76 feet;

Thence continuing with said Phase Eight the following courses and distances:

N 64° 51' 43" W 8.77 feet;

N 30° 34' 06" W 10.84 feet;

N 28° 23' 33" W 33.23 feet;

N 31° 11' 24" W 36.96 feet

to a point, said point being on the aforementioned southerly variable width right-of-way line of Old Lee Highway, Route #237;

Engineers  
Surveyors  
Planners  
Landscape  
Architects

April 13, 1988  
Page 2

BK7253 1874

Patton Harris Rust & Associates, pc

Thence departing said Phase Eight and running with said southerly variable width right-of-way line of Old Lee Highway, Route #237 N 58° 30' 46" E 142.71 feet to the point of beginning and containing 0.49781 acres more or less.

Subject, however, to all easements, rights-of-way and restrictions of record.

This description has been prepared without the benefit of a title report and does not, therefore, necessarily indicate all encumbrances on the property.

407350.des10

BR 7253 1875

EXHIBITS "C" AND "D"

TO THE THIRD AMENDMENT TO THE DECLARATION

EXHIBIT "C" - CONDOMINIUM PLAN

EXHIBIT "D" - CONDOMINIUM PLAT

JAN 27 1989

RECORDED FAIRFAX CO VA

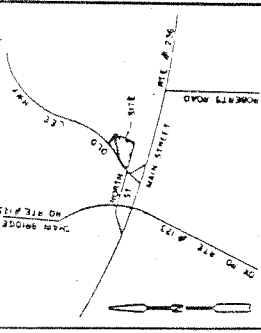
TESTE: *Theresa Berry*  
CLERK

with plat attached



| NO. | RAJUS    | CHORD BEARING | CHORD DIST. | ARC DIST. | ANGLE |
|-----|----------|---------------|-------------|-----------|-------|
| 1   | 115.5712 | S 21.13° E    | 2.13        | 1.07      | 7.81  |
| 2   | 115.5712 | S 21.13° E    | 2.13        | 1.07      | 7.81  |

CURVE TABLE



VICINITY MAP  
SCALE: 1" = 2000'

NOTES:

- THE PROPERTY DELINEATED ON THIS PLAN IS LOCATED ON ASSESSOR'S MAP NO. 100, DISTRICT 10, CITY OF FAIRFAX, VIRGINIA. THE DEVELOPMENT IS A PARTNERSHIP. A VIRGINIA LIMITED PARTNERSHIP AS RECORDED IN DEED BOOK 6910, PAGE 1312 AMONG THE LAND RECORDS OF FAIRFAX COUNTY, VIRGINIA.
- THIS PLAN HAS BEEN PREPARED WITHOUT THE BENEFIT OF SURVEY. THE BOUNDARIES OF THE PROPERTY ARE INDICATED BY DASHED LINES AND NECESSARILY INDICATE ALL ENCUMBRANCES ON THE PROPERTY.
- TAX PARCEL 170 IS ZONED C-1.
- THE SITE PLAN APPROVED AS FAIRFAX COMMONS, FAIRFAX CITY NUMBER 540.
- PLAT ENTITLED "FAIRFAX COMMONS" IS RECORDED IN DEED BOOK 6910, AT PAGE 1312 AMONG THE LAND RECORDS OF FAIRFAX COUNTY, VIRGINIA.
- THE PARCEL SHOWN ON THIS PLAN IS IN A H.U.D. FLOOD HAZARD AREA ZONE C, AN AREA OF MINIMAL FLOOD HAZARD ACCORDING TO H.U.D. F.I.A. MAP COMMUNITY NO. 0155244 SHEET PH-1-03.
- COMMON DEVELOPMENT LIMITED PARTNERSHIP IS LOCATED AT 1320 OLD CHAIN BRIDGE ROAD, MCLEAN, VIRGINIA, 22102.

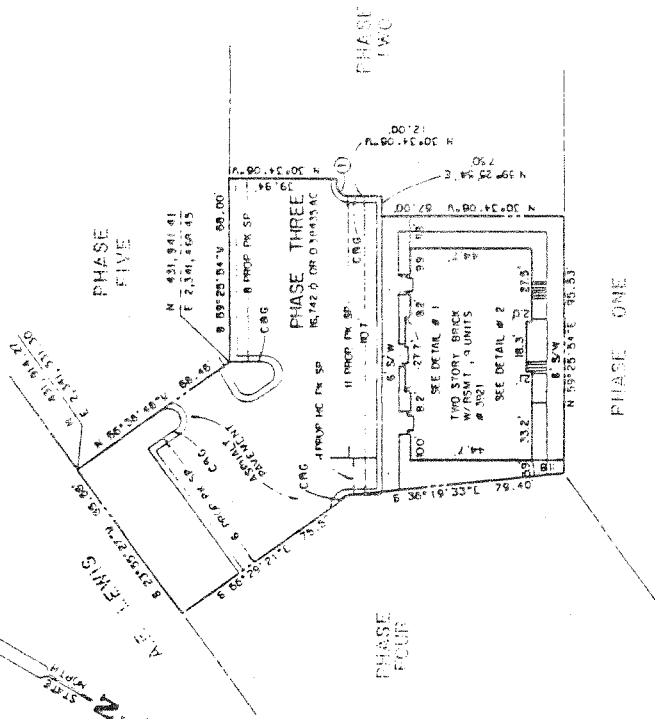
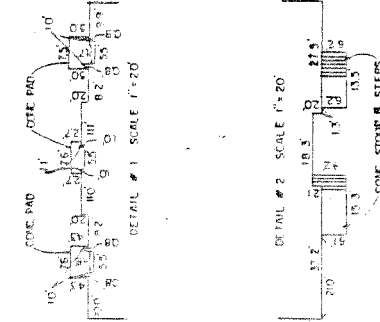
LEGEND

- CGS DENOTES CURB & GUTTER
- PC DENOTES PAVED DRIVEWAY
- PK SP DENOTES PARKING SPACES
- BTBT DENOTES BARRETT
- BTBT DENOTES BARRETT
- CONC. DENOTES CONCRETE

FLAT SHOWING  
THE LOCATION AND DIMENSIONS OF  
SUBMITTED LAND  
EXISTING AND PROPOSED IMPROVEMENTS  
AND EXISTING EASEMENTS  
PHASE THREE  
FAIRFAX COMMONS,  
A CONDOMINIUM

CITY OF FAIRFAX, VIRGINIA  
NOVEMBER 1, 1988  
SCALE: 1" = 30'  
A PROFESSIONAL CORPORATION  
CONSULTING ENGINEERING - LAND SURVEYING - PLANNING  
FAIRFAX, VIRGINIA

EXHIBIT D, SHEET 5



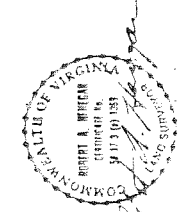
AREA TABULATION PHASE THREE:  
PHASE THREE 16.7420 OR 0.36435 AC.  
NUMBER OF UNITS 8  
GROSS FLOOR AREA 94430 TOWNHOUSE OFFICES

AREA TABULATION PHASE ONE - THREE:  
PHASE ONE - THREE 123.0750 OR 2.67941 AC.  
FUTURE PHASES 174.9540 OR 4.01639 AC.  
TOTAL 298.0290 OR 6.64100 AC.  
TOTAL NUMBER OF UNITS 49  
TOTAL GROSS FLOOR AREA 99,760.0 TOWNHOUSE DET (CER)  
PARKING REQUIRED 202 SPACES (1100 LOTS 4 103)  
PARKING PROVIDED 219 SPACES (1100 LOTS 5 103)

SURVEYOR'S CERTIFICATE

I, ROBERT A. HENNEGA, A DULY LICENSED LAND SURVEYOR, DO HEREBY CERTIFY THAT THIS PLAN OF CONDOMINIUM CONSISTING OF 1 SHEET IS ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF AND THAT THE CONDOMINIUM PHASES THREE THROUGH FIVE SHOWN ON THIS PLAN HAVE BEEN SUBSTANTIALLY COMPLETED.

GIVEN UNDER MY HAND THIS 4TH DAY OF NOVEMBER, 1988



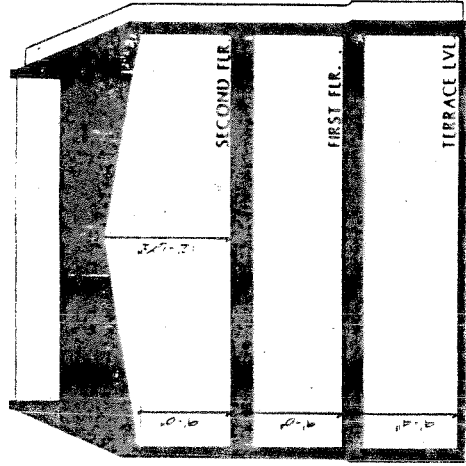
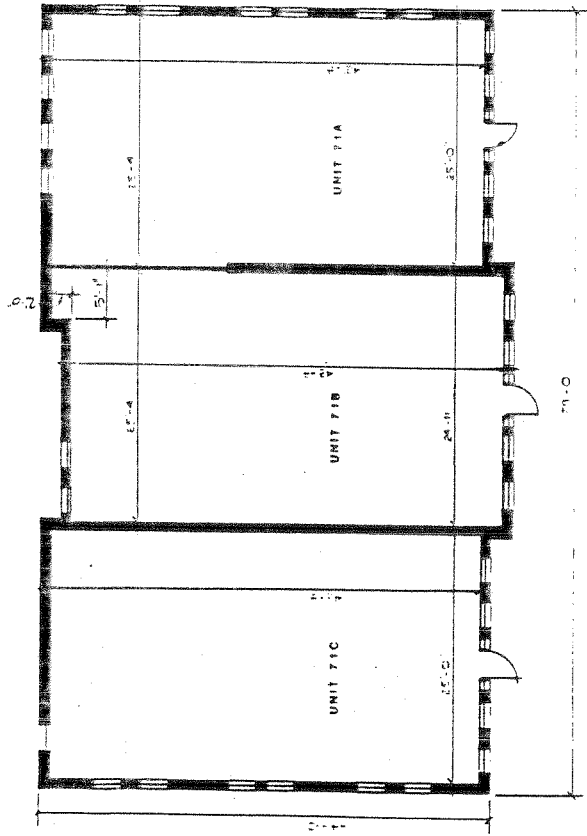
CONTR. REC  
DRAFTED AND  
CHECKED BY

ARCHITECT CERTIFICATION

I, STEVEN H. BDR, A DULY REGISTERED ARCHITECT, DO HEREBY CERTIFY THAT THIS PLAN IS ACCURATE (WITHIN NORMAL TOLERANCES) AND, TO THE BEST OF MY KNOWLEDGE, COMPLEIES WITH ALL CITY ORDINANCES AND THE CODE OF VIRGINIA (1950), AS APPLICABLE, AND THAT THE INFORMATION HEREON ARE SUBSTANTIALLY COMPLETED IN ACCORDANCE HEREWITH.

DATE: 11/25/89

BY: [Signature]

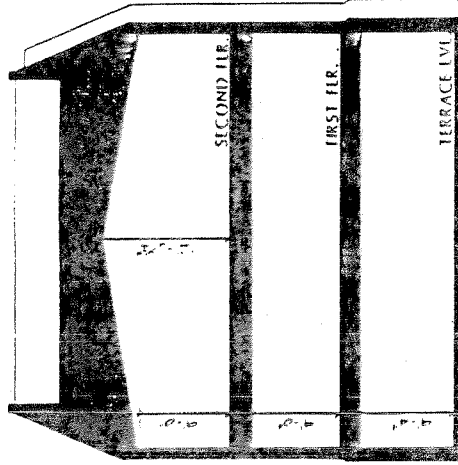
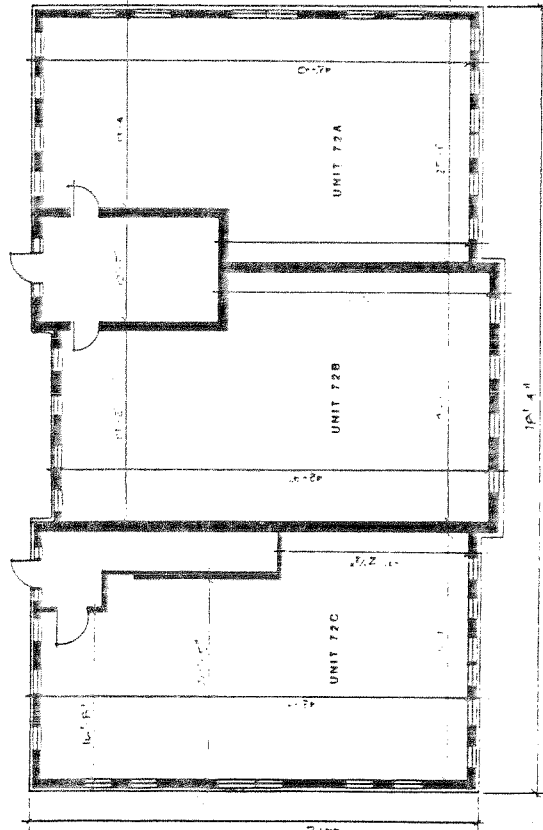


ADDRESS: WOLF CREEK HIGHWAY  
FAIRFAX, VIRGINIA 22030

ARCHITECT CERTIFICATION

I, STEVEN H. FUZ, A DUST REGISTERED ARCHITECT, DO HEREBY CERTIFY THAT THIS PLAN IS ACCURATE (WITHIN NORMAL TOLERANCES) AND, TO THE BEST OF MY KNOWLEDGE, COMPLIES WITH SECTION 53-79, 5814 OF THE CODE OF VIRGINIA (1950), AS AMENDED, AND THAT THE UNITS BROWN HEREON ARE SUBSTANTIALLY COMPLETED IN ACCORDANCE HEREWITH.

DATE: 1/25/09 BY: Steven H. Fuz



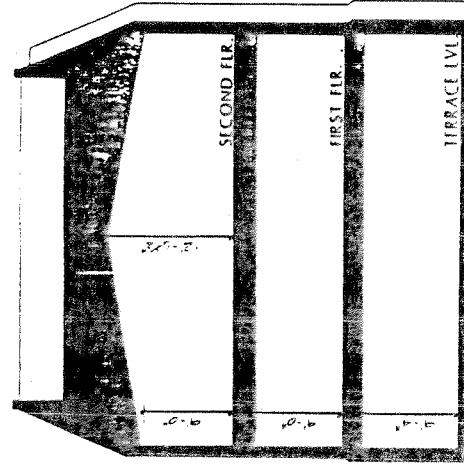
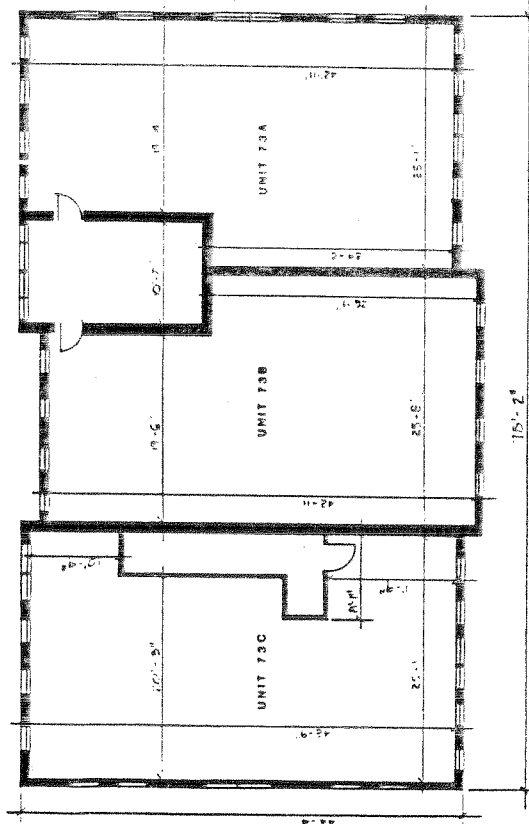
ADDRESS: 4500 LEWIS HIGHWAY  
FAIRFAX, VIRGINIA 22030

DATE: 1/25/09

ARCHITECT CERTIFICATION

I, STEVEN H. BOZ, A ONLY REGISTERED ARCHITECT, DO HEREBY CERTIFY THAT THIS PLAN IS ACCURATE (WITHIN NORMAL TOLERANCES) AND, TO THE BEST OF MY KNOWLEDGE, COMPLIES WITH SECTION 55-79, 58(A) OF THE CODE OF VIRGINIA (1950), AS AMENDED, AND THAT THE UNITS SHOWN HEREON ARE SUBSTANTIALLY COMPLETED IN ACCORDANCE HEREWITH.

DATE: 1/25/89 BY: Steven H. Boz



ADDRESS  
4127 LEE HIGHWAY  
FAIRFAX, VIRGINIA 22030