

NO.	LENSA	RADIUS	LENGTH	TANGENT	CHORD	CHORD BEARING
18	08°18'03"	882.34'	127.82'	64.02'	127.71'	S89°01'59"W
19	07°52'37"	882.34'	121.30'	60.75'	121.21'	S30°56'40"E
20A	06°39'22"	882.34'	87.10'	43.59'	87.07'	S74°10'41"E
20B	06°16'23"	308.18'	308.18'	33.74'	33.72'	S74°29'10"E
21	18°35'24"	308.18'	99.99'	50.44'	99.55'	S86°58'03"E
22	16°22'18"	308.18'	88.05'	44.33'	87.76'	N75°36'08"E
23	14°52'48"	308.18'	80.04'	40.24'	79.81'	N59°58'36"E
24	18°32'12"	308.18'	99.70'	50.29'	99.70'	N43°16'06"E
25	16°28'08"	308.18'	99.34'	50.10'	98.91'	N24°45'56"E
26	16°58'52"	308.18'	91.34'	45.01'	91.00'	N07°02'26"E
27	07°43'56"	650.00'	87.72'	43.93'	87.65'	N02°24'58"E
28	13°24'31"	650.00'	154.01'	77.37'	153.65'	N13°04'11"E
29	34°00'03"	258.18'	153.21'	77.94'	150.97'	S15°33'02"W
30	43°57'09"	258.18'	198.05'	104.19'	193.23'	S54°31'38"W
31	32°08'48"	258.18'	144.85'	74.39'	142.96'	N87°25'24"W
32	08°11'29"	932.34'	133.29'	66.76'	133.18'	N75°26'44"W
33	07°08'02"	932.34'	115.08'	58.12'	115.01'	N83°06'30"W
34	06°20'29"	932.34'	105.90'	53.01'	105.85'	N89°55'45"W
35	07°41'08"	641.84'	85.09'	43.11'	85.03'	N89°20'26"W
36	11°01'16"	641.84'	123.46'	61.92'	123.27'	N75°59'14"W

RIGHT-OF-WAY CURVE DATA

NO.	LENSA	RADIUS	LENGTH	TANGENT	CHORD	CHORD BEARING
4	25°24'28"	650.00'	298.25'	146.53'	285.89'	S11°15'14"W
5	11°06'00"	308.18'	592.20'	440.94'	505.20'	S53°36'00"W
6	21°50'00"	882.34'	336.23'	170.18'	334.20'	N82°16'00"W
18	18°42'23"	641.84'	209.55'	105.72'	208.62'	S83°49'48"E
19	21°50'00"	932.34'	355.28'	179.82'	353.14'	S82°16'00"E
20	11°06'00"	258.18'	496.12'	369.40'	423.23'	S53°36'00"E
21	23°19'30"	350.00'	142.48'	72.24'	141.50'	N10°12'45"E

OPEN SPACE CURVE DATA

NO.	LENSA	RADIUS	LENGTH	TANGENT	CHORD	CHORD BEARING
OPEN SPACE 2A	87°55'02"	25.00'	38.36'	24.11'	34.71'	S22°05'01"E
OPEN SPACE 2B	09°13'31"	350.00'	56.35'	28.24'	56.29'	S17°15'44"W
MAJOR OPEN SPACE 1	14°05'59"	350.00'	86.13'	43.28'	85.91'	S05°35'59"W
OPEN SPACE 3A	04°36'01"	650.00'	45.52'	23.27'	46.51'	N21°54'27"E
OPEN SPACE 3B	90°00'00"	25.00'	39.27'	25.00'	35.36'	N68°57'28"E

NOTE REGARDING BUILDING SETBACKS

UNLESS OTHERWISE NOTED, BUILDING SETBACKS FOR THE LOTS SHOWN ARE AS FOLLOWS:

FRONT: 50'
SIDE: 10'
REAR: 40'

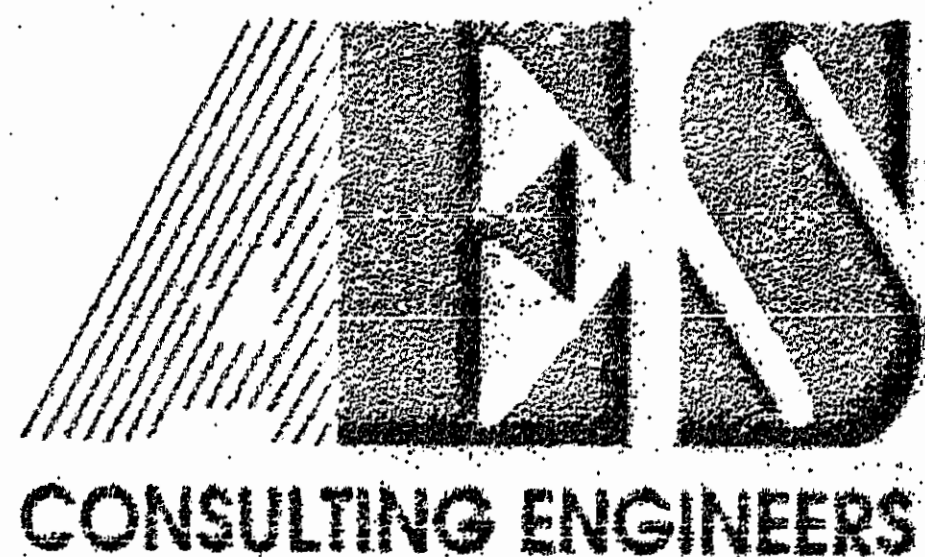
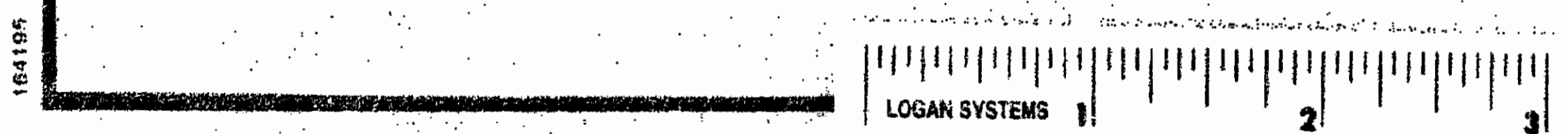
THE MINIMUM REAR YARD SETBACK FOR LOTS 33 THROUGH 36 SHALL BE 40' OR THE LINE OF THE 100' RPA WETLANDS BUFFER, WHICHEVER IS GREATER.

NOTE:

REFERENCE IS HEREBY EXPRESSLY MADE TO THE GENERAL NOTES, AS THEY APPEAR ON SHEET #1 OF THIS PLAN, AND THE DECLARATION OF PROTECTIVE COVENANTS FOR THE GOVERNOR'S LAND AT TWO RIVERS FOR ADDITIONAL INFORMATION, RULES AND REGULATIONS REGARDING THIS SUBDIVISION.

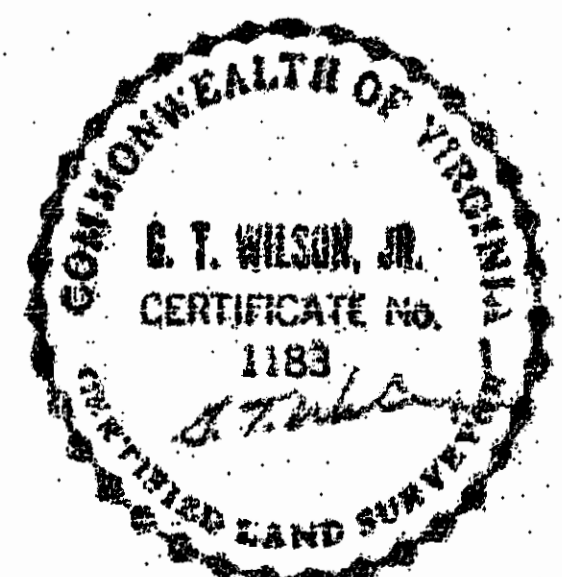
RESTRICTIONS IN AREAS OF MAJOR OPEN SPACE

THOSE AREAS SHOWN AND DENOTED AS "MAJOR OPEN SPACE" SHALL BE UNDISTURBED AND EXCLUSIVE OF ANY LOTS, EXCEPT FOR GOLF FAIRWAYS, UTILITIES, DRAINAGE IMPROVEMENTS, ROADS AS SHOWN GENERALLY ON THE MASTER PLAN FOR THE GOVERNOR'S LAND, JOGGING, NATURE, OR GOLF TRAILS OR BRIDGES, AND SIGNAGE APPROVED BY THE PLANNING COMMISSION.



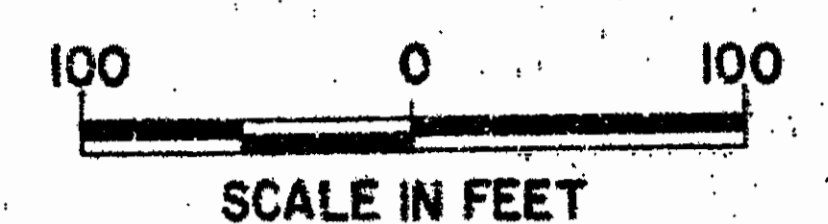
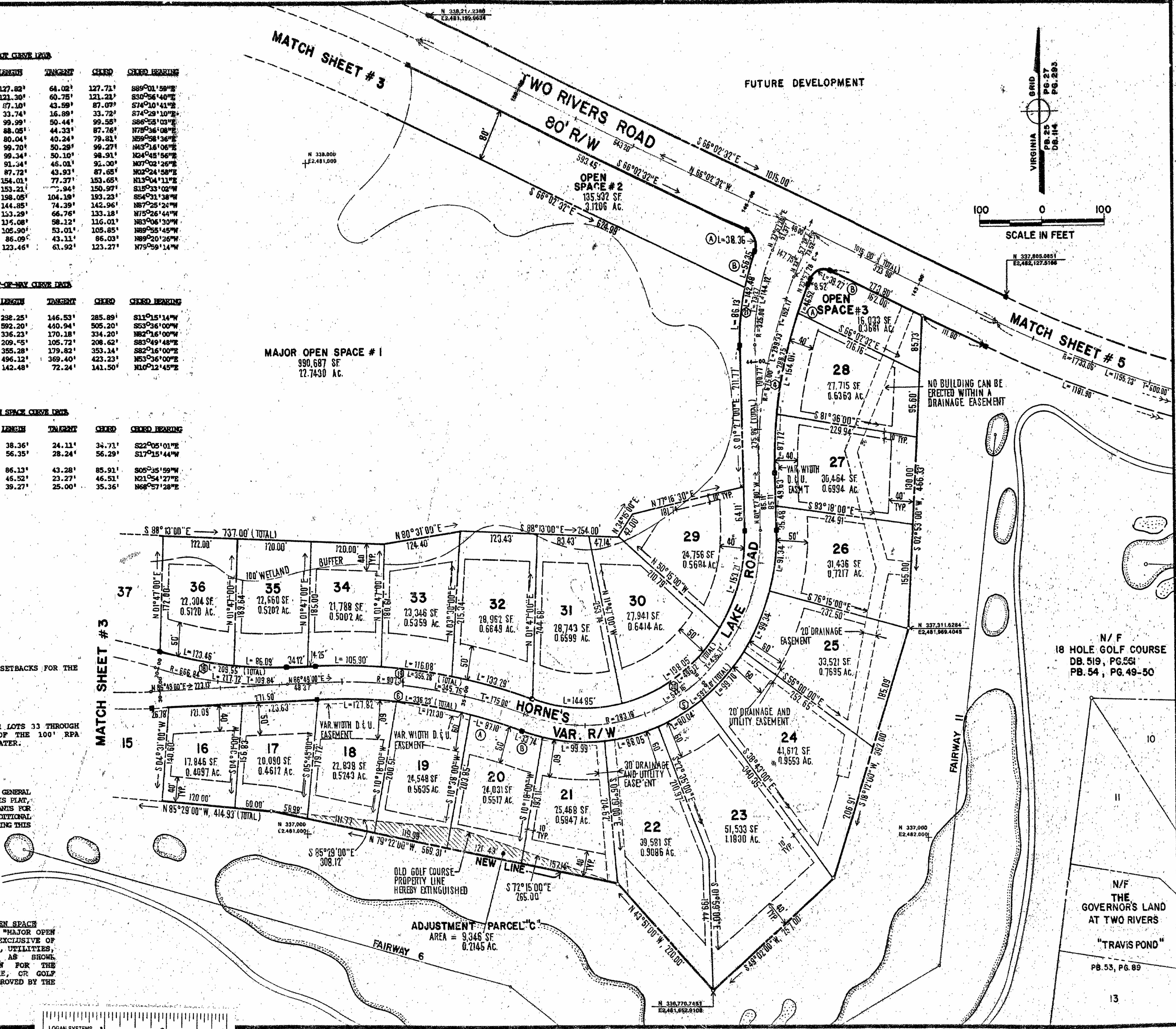
5248 Olde Towne Road, Suite 1
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(804) 253-0040
Fax (804) 220-6994

PLAT OF SUBDIVISION
HORNE'S LAKE
THE
GOVERNOR'S LAND
At Two Rivers
POWhatan District JAMES CITY COUNTY VIRGINIA



NO.	DATE	REVISION / COMMENT / NOTE	BY

Designed AES	Drawn BB
Scale 1" = 100'	Date SEP. 1991
Project No. 7173	
Drawing No. 4 of 5	



NO BUILDING CAN BE ERECTED WITHIN A DRAINAGE EASEMENT

N/ F
18 HOLE GOLF COURSE
DB. 519, PG. 561
PB. 54, PG. 49-50

N/ F
THE GOVERNOR'S LAND
AT TWO RIVERS
"TRAVIS POND"
PB. 53, PG. 89