

N/F
LEGACY LIMITED PARTNERSHIP
D.B. 678, PG. 175
(36-3)(1-20)

SEE D.B. 743, PG. 827 FOR RECIPROCAL
GOLF COURSE RIGHTS AGREEMENT
GREENSPRING PLANTATIONS, INC. AND
LEGACY GREENSPRINGS LIMITED PARTNERSHIP

20' UTILITY ESMT.
HEREBY DEDICATED
TO JCSA

20' REAR BUILDING
SETBACK LINE (TYP.)

NATURAL OPEN SPACE #2 AND
CONSERVATION EASEMENT
AREA
55,289 S.F.±
OR 1.269 AC.±

LOT 1
14573 SQ FT
0.335 ACRES

LOT 2
14825 SQ FT
0.336 ACRES

LOT 3
11579 SQ FT
0.266 ACRES

LOT 4
8778 SQ FT
0.202 ACRES

LOT 5
10180 SQ FT
0.234 ACRES

LOT 6
SEE SHEET 2

LOT 7
15' VA. POWER EASEMENT
VA. POWER PLAT #28-99-0113

LOT 8
15' VA. POWER EASEMENT
VA. POWER PLAT #28-99-0113

LOT 9
15' VA. POWER EASEMENT
VA. POWER PLAT #28-99-0113

LOT 10
15' VA. POWER EASEMENT
VA. POWER PLAT #28-99-0113

NATURAL
OPEN SPACE

EXISTING
GOLF COURSE

RECREATION SITE
257,167 S.F.±
5.904 AC.±

RECREATION SITE
257,167 S.F.±
5.904 AC.±

RIGHT-OF-WAY CURVE TABLE

NUMBER	DELTA	RADIUS	LENGTH	TANGENT	CHORD	CH. BEAR
C6	38°21'13"	350.93	234.91	122.05	230.55	S57°28'22"W
C7	07°37'05"	350.00	48.54	23.30	48.50	S72°50'26"W
C8	07°37'05"	250.00	33.24	16.64	33.22	S72°50'26"W
C9	38°21'13"	450.93	301.85	156.83	206.26	S57°28'22"W
C10	90°00'00"	25.00	39.27	25.00	35.36	S83°17'45"W
C11	17°16'36"	825.00	158.31	79.76	157.71	N80°20'33"W
C12	84°47'03"	25.00	36.99	22.82	33.71	N26°38'19"W
C13	53°38'50"	175.00	163.86	88.49	157.94	N42°37'37"E
C14	15°29'48"	375.00	101.42	51.02	101.12	N81°42'08"E
C15	15°29'48"	325.00	87.90	44.22	87.63	S81°42'08"W
C16	53°38'50"	225.00	210.87	113.77	203.06	S42°37'37"W

LOT CURVE TABLE

LOT NO.	DELTA	RADIUS	LENGTH	TANGENT	CHORD	CH. BEAR
1	20°30'18"	225.00	80.52	40.70	80.09	S26°03'21"W
2	23°17'33"	225.00	91.47	46.38	90.84	S47°57'17"W
3	09°50'58"	225.00	38.68	19.39	38.63	S84°31'33"W
4	15°29'48"	325.00	87.90	44.22	87.63	S81°42'08"W
5	35°57'19"	81.68	38.71	20.01	38.07	N47°20'59"E

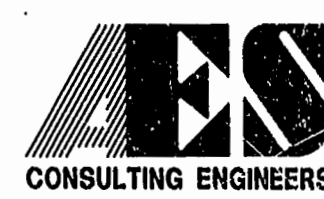
OPEN SPACE CURVE TABLE

NUMBER	DELTA	RADIUS	LENGTH	TANGENT	CHORD	CH. BEAR
C1	84°47'03"	25.00	36.99	22.82	33.71	S58°11'43"W
C2	31°48'58"	358.56	199.10	102.19	198.56	S84°40'52"W
C3	87°07'34"	150.00	175.74	89.52	165.86	N83°28'06"E
C4	90°44'35"	125.00	197.97	128.63	177.92	N75°16'36"E

CENTERLINE ROAD CURVE TABLE

NUMBER	DELTA	RADIUS	LENGTH	TANGENT	CHORD	CH. BEAR
C17	07°37'05"	323.00	42.95	21.50	42.91	S72°50'26"W
C18	07°37'05"	300.00	39.89	19.97	39.88	S72°50'26"W
C19	07°37'05"	277.00	36.83	18.44	36.80	S72°50'26"W
C20	38°21'13"	423.83	283.78	147.44	278.61	S57°28'22"W
C21	38°21'13"	400.93	268.38	139.44	263.46	S57°28'22"W
C22	38°21'13"	377.93	252.99	131.44	248.29	S57°28'22"W
C23	53°38'50"	200.00	187.26	101.13	180.50	N42°37'37"E
C24	15°29'48"	350.00	94.66	47.62	94.37	N81°42'08"E

11-29-99-08-18 86561P03.DWG JFS



5248 Olde Towne Road, Suite 1
Williamsburg, Virginia 23188
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Fax (757) 220-8994

PLAT OF SUBDIVISION
GREENSPRINGS WEST
PHASE I
LOTS 1-5
BEING THE PROPERTY OF JAMESTOWN, L.L.C.
BERKELEY DISTRICT JAMES CITY COUNTY VIRGINIA



1159 PM
Recorded 7 day of January 2007

No.	DATE	REVISION / COMMENT / NOTE	BY
2	11/8/99	REV. TO SHOW VA. POWER EASEMENT AND RECIPROCAL GOLF COURSE RIGHTS AGREEMENT (D.B. 743/897)	JFS
1	9/20/99	REVISED PER J.C.G. COMMENTS	JFS

Designee	Drawn
HWP/CWG	JFS
Scale	Date
1"=60'	7/30/99
Project No.	
8656-1	
Drawing No.	
3 OF 4	