

#050008879

SEE SHEET 9

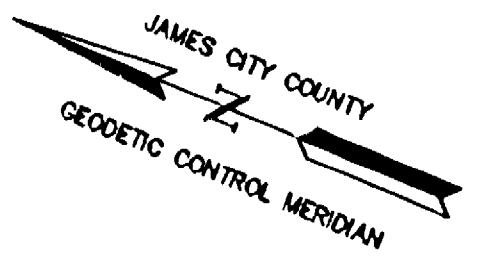
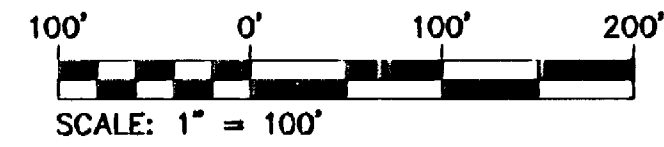
NATURAL OPEN SPACE EASEMENT AREAS TO BE DEDICATED TO JAMES CITY COUNTY

NATURAL OPEN SPACE EASEMENT AREAS

- (L) 411,592 S.F.± 9.449 AC.±
- (M) 80,786 S.F.± 1.855 AC.±

GREENSPRINGS PLANTATION
3401 MONTICELLO AVENUE
TAX PARCEL (38-4)(1-23)
DOC. #030003790

GRAPHIC SCALE



PARCEL 3
AREA=
3,880,883 S.F.±
OR 89.093 AC.±

LINE TABLE FOR PARCEL 3

LINE	DIRECTION	LENGTH
L20	N28°00'59"W	2194.54'
L21	N83°58'28"E	57.79'
L22	S13°23'13"E	17.00'
L23	S81°03'10"E	148.04'
L24	N67°58'39"E	102.85'
L25	N88°10'42"E	78.41'
L26	S78°49'58"E	233.46'
L27	S87°15'08"E	124.54'
L28	S81°17'13"E	350.32'
L31	S20°37'02"W	80.29'
L32	N78°11'34"W	594.88'
L33	S53°37'01"W	283.64'
L34	S27°46'28"E	793.99'
L35	N62°13'32"E	76.59'
L36	N27°46'28"W	63.42'
L37	N62°13'32"W	55.00'
L38	S58°04'42"E	237.03'
L39	N72°40'49"E	877.59'

LINE TABLE FOR NATURAL OPEN SPACE

LINE	DIRECTION	LENGTH
L25	N63°58'28"E	57.80'
L26	S26°29'44"E	61.53'
L27	S79°10'52"W	78.99'
L28	S74°53'22"W	71.37'
L29	S60°05'00"W	26.33'
L30	S29°01'32"E	27.84'
L31	S68°54'55"W	42.63'
L32	S61°17'22"W	55.64'
L33	S13°44'40"W	37.63'
L34	S23°55'15"E	63.70'
L35	S42°34'52"E	87.04'
L36	S64°51'17"E	105.27'
L37	S64°02'32"W	58.84'
L38	S27°10'37"W	54.27'
L39	SOUTH	24.80'
L40	S26°18'07"E	272.19'
L41	S29°17'54"E	252.47'
L42	S16°42'19"E	78.47'
L43	S23°58'14"E	68.34'
L44	S32°56'04"E	92.46'
L45	S24°10'14"E	136.85'
L46	S21°00'11"E	96.12'
L47	S29°30'15"E	38.31'
L48	S41°07'40"E	26.38'
L49	S23°51'22"E	221.65'
L50	S26°01'59"E	391.60'
L117	N27°46'28"W	125.01'
L118	N75°14'35"W	27.35'
L119	N65°58'39"W	83.13'
L120	S85°12'32"W	78.45'
L121	N40°04'42"W	31.27'
L122	N71°47'37"W	43.60'
L123	N68°08'17"W	68.36'
L124	N42°34'52"W	87.87'
L125	N23°55'15"W	53.59'
L126	N13°44'40"E	21.99'
L127	N61°17'22"E	48.18'
L128	S17°52'28"E	27.92'
L129	S43°09'47"E	24.18'
L130	S87°51'15"E	58.88'
L131	S76°22'38"E	70.53'
L132	S81°03'28"E	58.49'
L133	S78°57'10"E	72.32'
L134	S88°03'23"E	60.54'
L135	S82°22'43"E	47.13'
L136	N87°35'40"E	53.68'
L137	N53°45'38"E	27.80'
L138	S35°41'13"E	42.89'

APPROXIMATE LOCATION OF 100 YEAR HIGH WATER ELEVATION = 47.24' (FOREBAY) PER WILLIAMSBURG ENVIRONMENTAL GROUP

GREENSPRINGS PLANTATION
3401 MONTICELLO AVENUE
TAX PARCEL (38-4)(1-23)
DOC. #030003790

PARCEL 3
AREA=
3,880,883 S.F.±
OR 89.093 AC.±

ADJUSTMENT PARCEL 8
AREA=130,673 S.F.± OR 3.00 AC.± FROM GREENSPRINGS PLANTATION TO WILLIAMSBURG NATIONAL, LLC

20' PRIVATE UTILITY EASEMENT TO BE CENTERED ON THE PIPE

PROPOSED GOLF PATH ACCESS TO LAKE E

PARCEL 3
AREA=
3,880,883 S.F.±
OR 89.093 AC.±

PROPOSED GOLF PATH ACCESS TO LAKE E

ADJUSTMENT PARCEL 7
AREA=37,172 S.F.± OR 0.853 AC.± FROM GREENSPRINGS PLANTATION TO WILLIAMSBURG NATIONAL, LLC

CURVE TABLE FOR PARCEL 3

CURVE	DELTA	RADIUS	LENGTH	TANGENT	CHORD	CHORD BEAR.
C2	12°38'19"	1215.00	268.01	134.55	267.47	N70°17'37"E
C3	5°03'00"	1198.00	105.59	52.83	105.58	N79°08'17"E
C4	4°20'25"	1215.00	92.04	46.04	92.01	S81°01'00"E
C7	79°27'28"	50.00	69.34	41.55	63.92	S60°20'46"W
C8	81°11'18"	50.00	70.85	42.85	65.07	S61°12'47"W
C9	11°43'08"	100.00	20.45	10.26	20.42	N72°20'07"W
C10	32°59'38"	100.00	57.59	29.82	56.79	N56°11'00"E

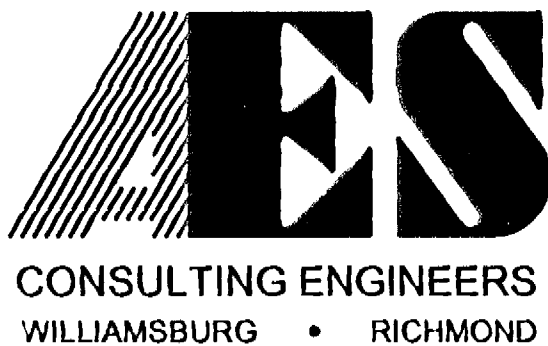
CURVE TABLE FOR NATURAL OPEN SPACE

CURVE	DELTA	RADIUS	LENGTH	TANGENT	CHORD	CHORD BEAR.
C5	90°41'16"	50.00	79.14	50.60	71.13	S81°02'05"E
C6	30°47'20"	100.00	53.74	27.53	53.09	S91°04'53"E
C7	12°38'19"	1198.00	264.26	132.67	263.73	N70°17'37"E
C8	2°14'21"	1198.00	46.82	23.41	46.82	N77°43'57"E

N28°00'59"W
2.38'

City of Williamsburg & County of James City
Circuit Court. This PLAT was recorded on
4-26-2005
at 3:46 PM, PB
DOCUMENT # 050008879
BETSY B. WOOLRIDGE, CLERK
Betsy B. Woolridge Clerk

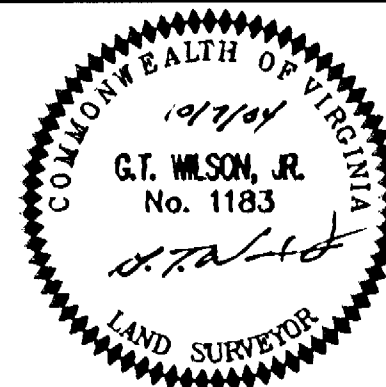
UNITED STATES OF AMERICA
3501 CENTERVILLE ROAD
TAX PARCEL (45-2)(1-2)



5248 Olde Towne Road, Suite 1
Williamsburg, Virginia 23188
(757) 253-0040
Fax (757) 220-8994

**PLAT OF BOUNDARY LINE ADJUSTMENT
AND NATURAL OPEN SPACE EASEMENTS
PREPARED FOR
WILLIAMSBURG NATIONAL, L.L.C.**

BERKELEY DISTRICT JAMES CITY COUNTY VIRGINIA



No.	DATE	REVISION / COMMENT / NOTE	BY
4	4/11/05	REVISED UTILITY EASEMENT PER JCSA COMMENTS	JFS
3	2/14/05	REVISED VDOT R/W DEDICATION AND UTILITY EASEMENTS	JFS
2	2/7/05	REVISED OWNER'S CONSENT AND DEDICATION BLOCK	JFS
1	11/30/04	REVISED PER COUNTY COMMENTS	JFS

Designed	Drawn
AES	JFS
Scale	Date
1"=100'	10/7/04
Project No.	
8656-16	
Drawing No.	
8 OF 11	