

#050008879

CERTIFICATION OF SOURCE OF TITLE (T.M. (38-3)(1-22), (38-4)(1-22), (37-3)(1-7))

THIS IS TO CERTIFY THAT THE PROPERTY SHOWN ON THIS PLAT STANDS IN THE NAME OF JAMESTOWN LLC, AND WAS ACQUIRED BY DEED DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY, VIRGINIA, AS INSTRUMENT NO. 990005545.

OWNER'S CONSENT AND DEDICATION

THE BOUNDARY LINE ADJUSTMENT SHOWN HEREON IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS, AND OR TRUSTEES.

C. Lewis Waltrip, II 2/9/05
 JAMESTOWN, LLC DATE

C. Lewis Waltrip, II Manager
 PRINTED NAME (TITLE)

CERTIFICATE OF NOTARIZATION

STATE OF VIRGINIA, CITY/COUNTY OF James City TO-WIT:

I, Amy Cox A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE ABOVE PERSON WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AND STATE AFORESAID.

GIVEN UNDER MY HAND THIS 9th DAY OF February, 2005

MY COMMISSION EXPIRES 12/31/08

Amy J. Cox
 NOTARY PUBLIC

CERTIFICATION OF SOURCE OF TITLE (T.M. (38-3)(1-18), (38-4)(1-18))

THIS IS TO CERTIFY THAT THE PROPERTY SHOWN ON THIS PLAT STANDS IN THE NAME OF WILLIAMSBURG NATIONAL LLC, AND WAS ACQUIRED BY DEED DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY, VIRGINIA, AS INSTRUMENT NO. 000003271.

OWNER'S CONSENT AND DEDICATION

THE BOUNDARY LINE ADJUSTMENT AND PLATTING OF NATURAL OPEN SPACE AND CONSERVATION EASEMENT SHOWN HEREON IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS, AND OR TRUSTEES.

C. Lewis Waltrip, II 2/9/05
 WILLIAMSBURG NATIONAL, LLC. DATE

C. Lewis Waltrip, II Manager
 PRINTED NAME (TITLE)

CERTIFICATE OF NOTARIZATION

STATE OF VIRGINIA, CITY/COUNTY OF James City TO-WIT:

I, Amy Cox A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE ABOVE PERSON WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AND STATE AFORESAID.

GIVEN UNDER MY HAND THIS 9th DAY OF February, 2005

MY COMMISSION EXPIRES 12/31/08

Amy J. Cox
 NOTARY PUBLIC

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF, THIS PLAT COMPLIES WITH ALL OF THE REQUIREMENTS OF THE BOARD OF SUPERVISORS AND ORDINANCES OF THE COUNTY OF JAMES CITY, VIRGINIA, REGARDING THE PLATTING OF SUBDIVISIONS WITHIN THE COUNTY.

S.T. Waltrip 12/9/04
 SURVEYOR SIGNATURE DATE

CERTIFICATION OF SOURCE OF TITLE (T.M. (38-4)(1-23), (37-3)(1-8))

THIS IS TO CERTIFY THAT THE PROPERTY SHOWN ON THIS PLAT STANDS IN THE NAME OF GREENSPRINGS PLANTATION AND WAS ACQUIRED BY DEEDS DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY, VIRGINIA, AS INSTRUMENT NO. 030003790 AND 010011887.

OWNER'S CONSENT AND DEDICATION

THE BOUNDARY LINE ADJUSTMENT SHOWN HEREON IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS, AND OR TRUSTEES.

Marg B. Sharp 2/18/05
 GREENSPRINGS PLANTATION DATE

MARG B SHARP, PRESIDENT
 PRINTED NAME (TITLE)

CERTIFICATE OF NOTARIZATION

STATE OF VIRGINIA, CITY/COUNTY OF JAMES CITY TO-WIT:

I, Gloria M. Judah A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE ABOVE PERSON WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AND STATE AFORESAID.

GIVEN UNDER MY HAND THIS 18th DAY OF February, 2005

MY COMMISSION EXPIRES August 31, 2008

Gloria M. Judah
 NOTARY PUBLIC

OWNER'S CONSENT AND DEDICATION

THE BOUNDARY LINE ADJUSTMENT SHOWN HEREON IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS, AND OR TRUSTEES.

Andrew L. Much 3/1/05
 FOR TEXTRON FINANCIAL CORPORATION (TRUSTEE) DATE

Andrew L. Much, Esq. VICE PRESIDENT - SENIOR CORPORATE COUNSEL

CERTIFICATE OF NOTARIZATION

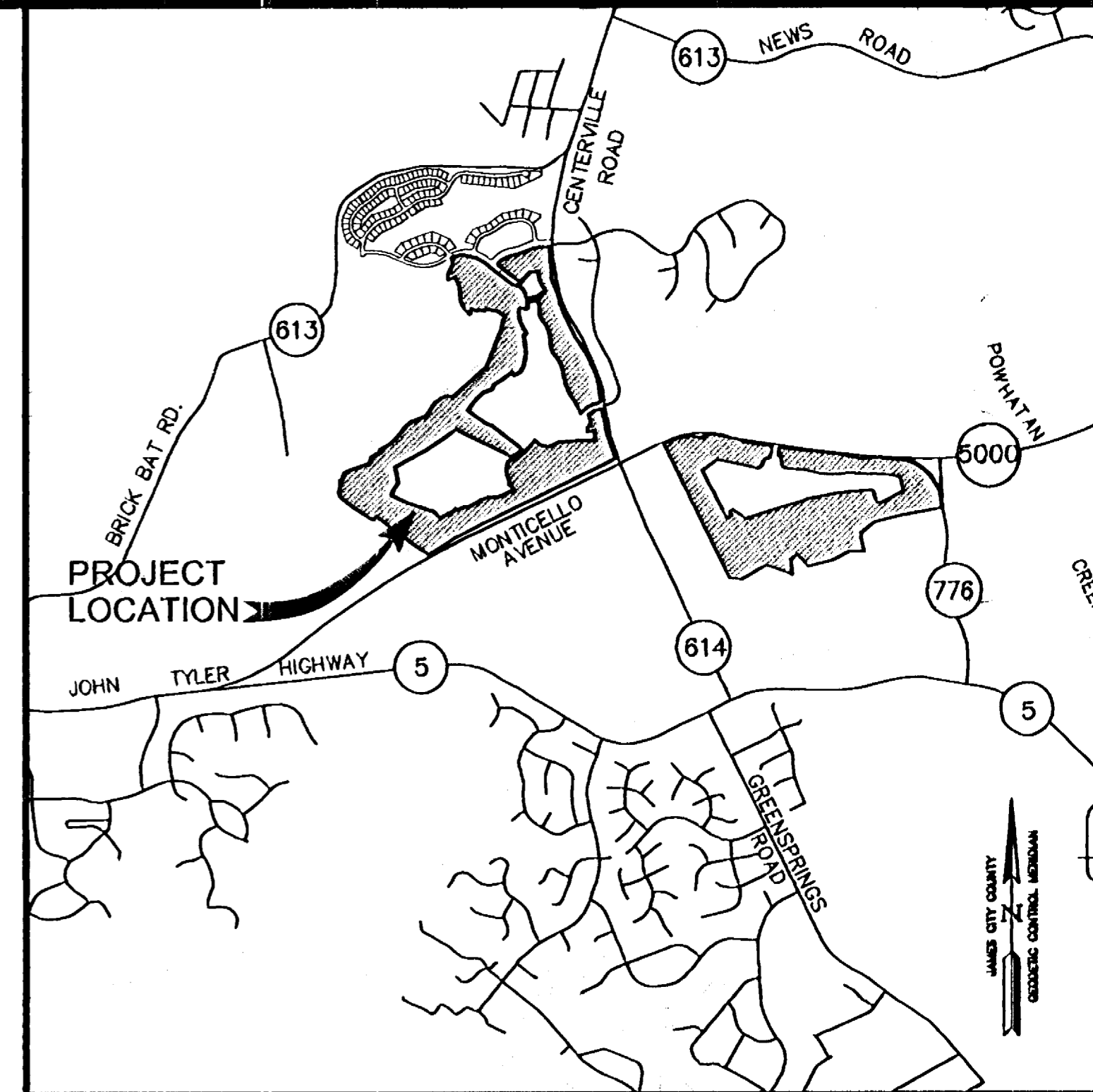
STATE OF GEORGIA/COUNTY OF Fulton TO-WIT:

I, Synthia J. Khanpour A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE ABOVE PERSON WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AND STATE AFORESAID.

GIVEN UNDER MY HAND THIS 1st DAY OF MARCH, 2005

MY COMMISSION EXPIRES October 18, 2006

Synthia J. Khanpour
 NOTARY PUBLIC



LOCATION MAP

SCALE: 1"=2000'

CERTIFICATE OF APPROVAL

THIS SUBDIVISION IS APPROVED BY THE UNDERSIGNED IN ACCORDANCE WITH EXISTING SUBDIVISION REGULATIONS AND MAY BE ADMITTED TO RECORD.

Buddy A. White 3/3/05
 VIRGINIA DEPARTMENT OF TRANSPORTATION DATE

[Signature] 4/2/05
 SUBDIVISION AGENT OF JAMES CITY COUNTY DATE

STATE OF VIRGINIA

CITY OF WILLIAMSBURG & COUNTY OF JAMES CITY CIRCUIT COURT. THIS 26 DAY OF April, 2005

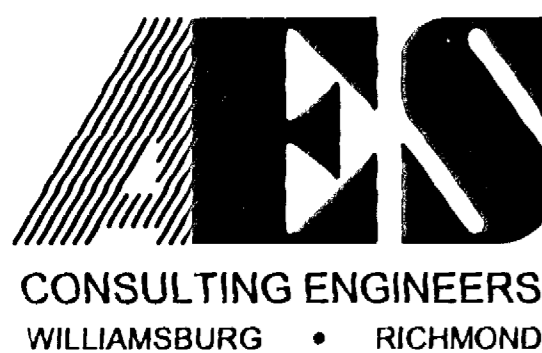
THE PLAT SHOWN HEREON WAS PRESENTED AND ADMITTED TO THE RECORD AS THE

LAW DIRECTS. @ 3:46 PM

INSTRUMENT # 050008879

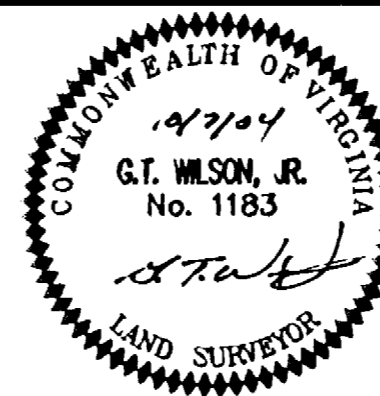
TESTE: Betsy B. Woolridge
 BETSY B. WOOLRIDGE, CLERK

S:\Jobs\165616 - Greensprings West Golf Course & open space plat\ang\Plats\yudf\plat\050008879.dwg 2/7/2005 10:25:35 AM EST



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



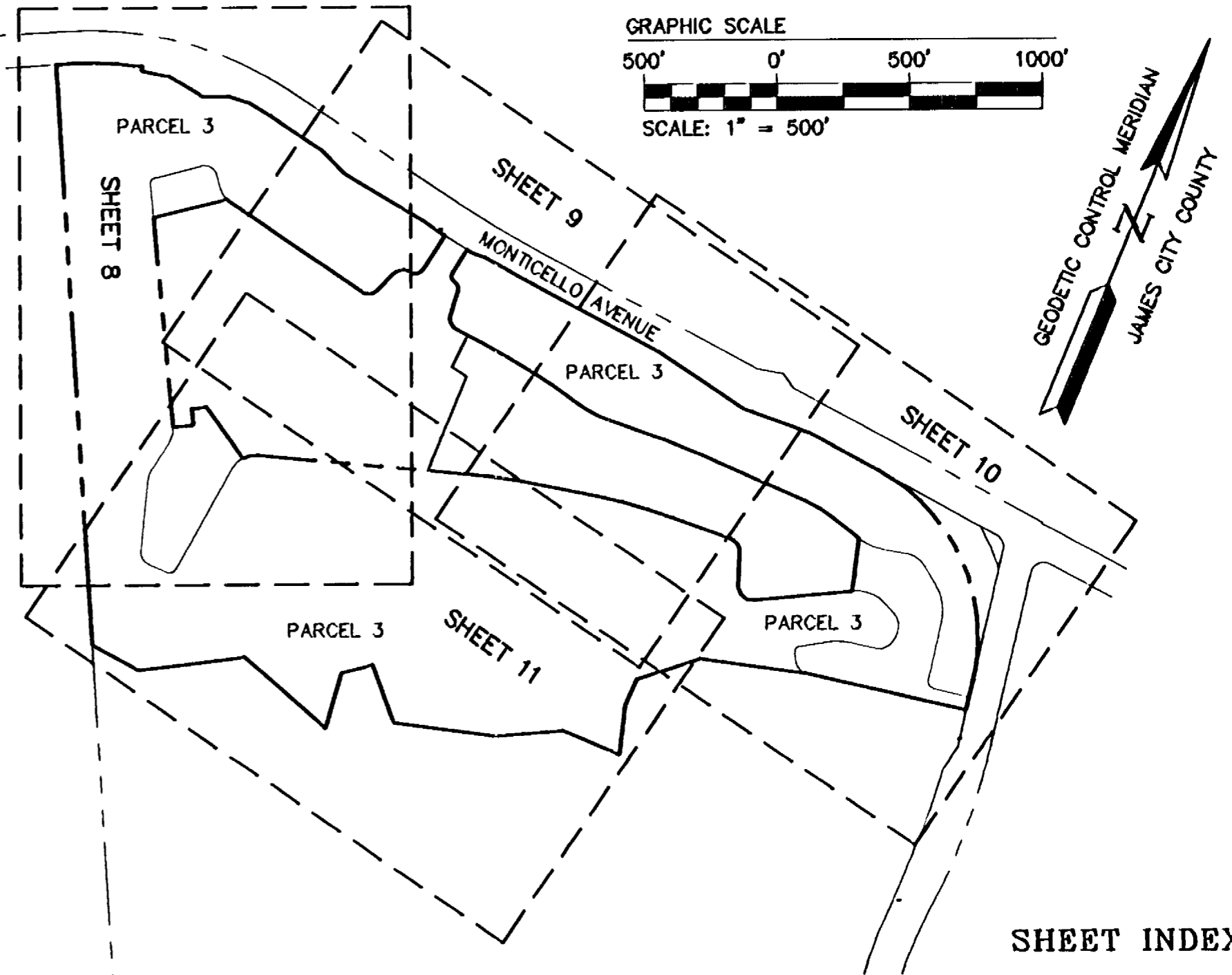
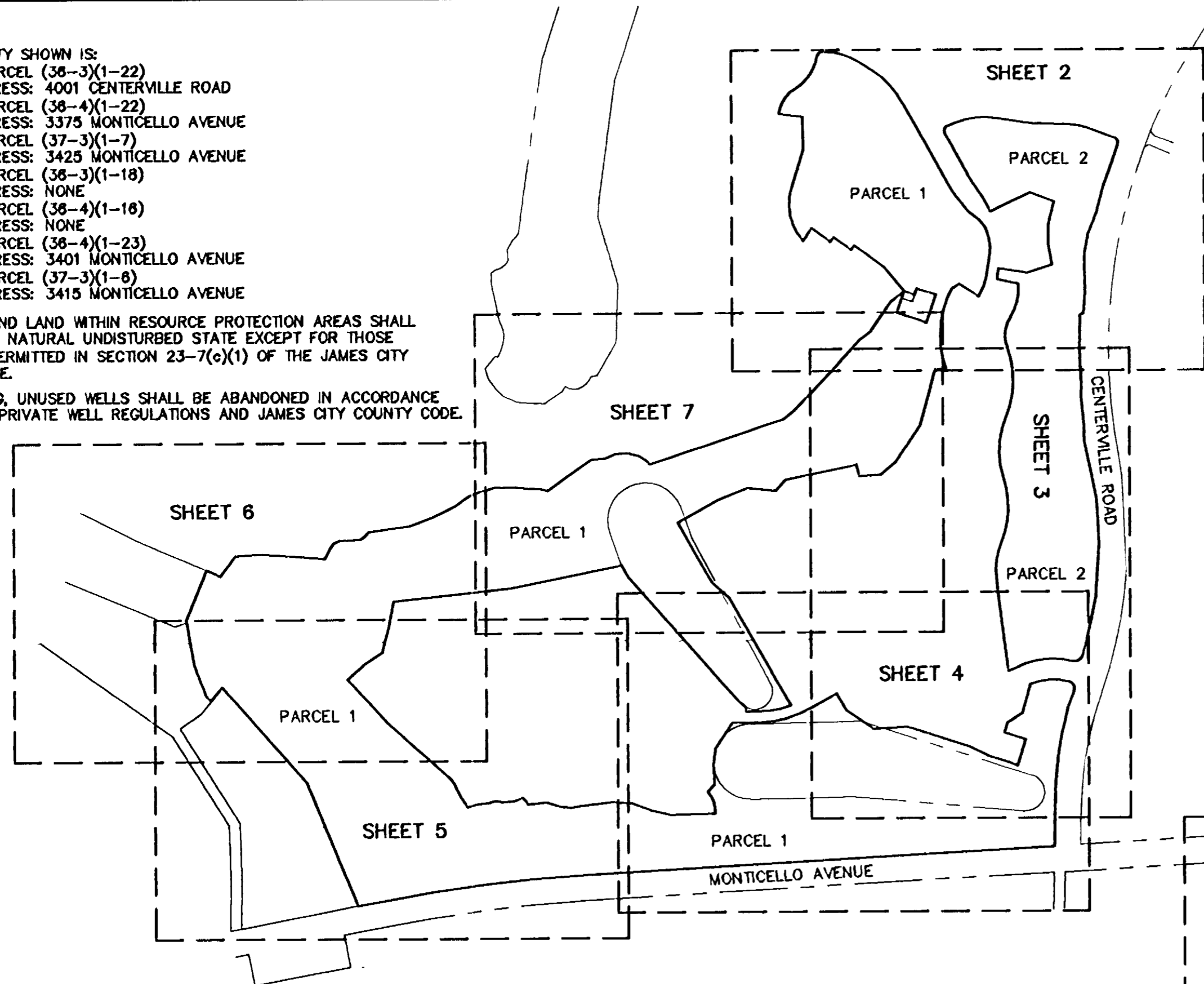
No.	DATE	REVISION / COMMENT / NOTE	BY
4	4/11/05	REVISED UTILITY EASEMENT PER JCSA COMMENTS	JFS
3	2/14/05	REVISED VDOT R/W DEDICATION AND UTILITY EASEMENTS	JFS
2	2/7/05	REVISED OWNER'S CONSENT AND DEDICATION BLOCK	JFS
1	11/30/04	REVISED PER COUNTY COMMENTS	JFS

Designed	Drawn
AES	JFS
Scale	Date
NOTED	10/7/04
Project No.	
8858-16	
Drawing No.	
1 of 11	

#050008879

NOTES:

- THE PROPERTY SHOWN IS:
 TAX MAP PARCEL (36-3)(1-22)
 STREET ADDRESS: 4001 CENTERVILLE ROAD
 TAX MAP PARCEL (36-4)(1-22)
 STREET ADDRESS: 3375 MONTICELLO AVENUE
 TAX MAP PARCEL (37-3)(1-7)
 STREET ADDRESS: 3425 MONTICELLO AVENUE
 TAX MAP PARCEL (36-3)(1-18)
 STREET ADDRESS: NONE
 TAX MAP PARCEL (36-4)(1-18)
 STREET ADDRESS: NONE
 TAX MAP PARCEL (36-4)(1-23)
 STREET ADDRESS: 3401 MONTICELLO AVENUE
 TAX MAP PARCEL (37-3)(1-8)
 STREET ADDRESS: 3415 MONTICELLO AVENUE
- WETLANDS AND LAND WITHIN RESOURCE PROTECTION AREAS SHALL REMAIN IN A NATURAL UNDISTURBED STATE EXCEPT FOR THOSE ACTIVITIES PERMITTED IN SECTION 23-7(c)(1) OF THE JAMES CITY COUNTY CODE.
- ANY EXISTING, UNUSED WELLS SHALL BE ABANDONED IN ACCORDANCE WITH STATE PRIVATE WELL REGULATIONS AND JAMES CITY COUNTY CODE.

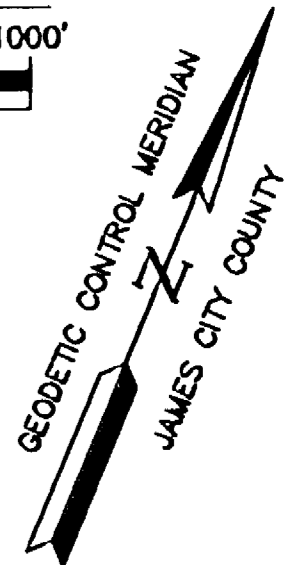
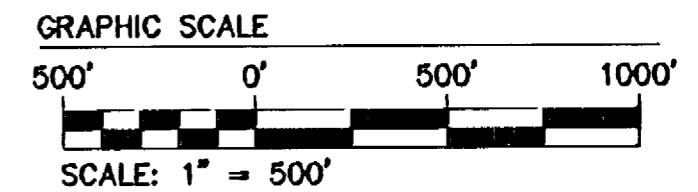


WILLIAMSBURG NATIONAL, LLC		
	SQUARE FEET	ACRES
TOTAL FORMER AREA WILLIAMSBURG NATIONAL, LLC FORMER PARCELS "A" AND "B" (AS SHOWN PER P.B. 72, PGS. 31-37)	759,216 S.F.	17.429 AC.±
TOTAL OF ADJUSTMENT PARCELS (1-6) TO JAMESTOWN, LLC	9,274 S.F.	0.213 AC.±
REMAINING AREA OF WILLIAMSBURG NATIONAL, LLC	749,942 S.F.	17.216 AC.±

GREENSPRINGS PLANTATION		
	SQUARE FEET	ACRES
TOTAL FORMER AREA GREENSPRINGS PLANTATION	1,738,974 S.F.	39.921 AC.±
TOTAL OF ADJUSTMENT PARCELS (7-9) TO WILLIAMSBURG NATIONAL, LLC	335,879 S.F.	7.710 AC.±
REMAINING AREA OF GREENSPRINGS PLANTATION	1,403,095 S.F.	32.211 AC.±

TOTAL AREA FROM JAMESTOWN, LLC TO THE VIRGINIA DEPARTMENT OF TRANSPORTATION		
	SQUARE FEET	ACRES
TOTAL	6,954 S.F.	0.160 AC.±

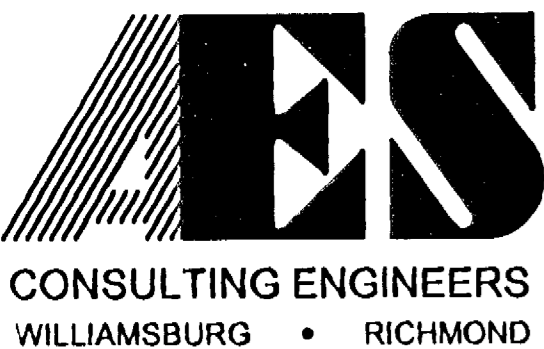
TOTAL AREA FROM JAMESTOWN, LLC TO WILLIAMSBURG NATIONAL, LLC		
	SQUARE FEET	ACRES
TOTAL	8,259,527 S.F.	189.613 AC.±



- PROPERTY LINES AS SHOWN ARE BASED UPON, RECORD PLATS AND OTHER AVAILABLE INFORMATION AND DOES NOT REPRESENT AN ACTUAL FIELD BOUNDARY SURVEY. THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT.
- ALL UTILITIES SHALL BE INSTALLED UNDERGROUND.
- UNLESS OTHERWISE NOTED ALL DRAINAGE EASEMENTS DESIGNATED ON THIS PLAT SHALL REMAIN PRIVATE.
- NEW MONUMENTS SHALL BE SET PER THE REQUIREMENTS FOUND IN SECTION 19-34 THROUGH 19-38 OF THE JAMES CITY COUNTY SUBDIVISION ORDINANCE.
- PROPERTY IS CURRENTLY ZONED "R4".
- UTILITY EASEMENTS DENOTED AS "JCSA UTILITY EASEMENTS" ARE FOR THE EXCLUSIVE USE OF THE JCSA AND THE PROPERTY OWNER. OTHER UTILITY SERVICE PROVIDERS DESIRING TO USE THESE EASEMENTS WITH THE EXCEPTION OF PERPENDICULAR UTILITY CROSSINGS MUST OBTAIN AUTHORIZATION FOR ACCESS AND USE FROM THE JCSA AND THE PROPERTY OWNER. ADDITIONALLY, JCSA SHALL NOT BE HELD RESPONSIBLE FOR ANY DAMAGE TO IMPROVEMENTS WITHIN THIS EASEMENT, FROM ANY CAUSE.

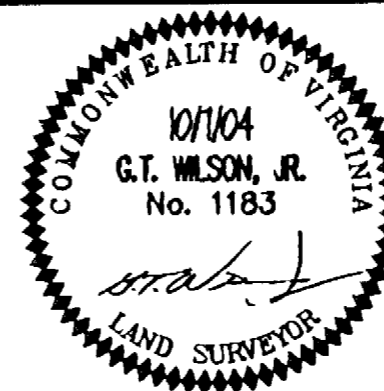
TOTAL AREA WILLIAMSBURG NATIONAL GOLF COURSE		
	SQUARE FEET	ACRES
REMAINING AREA OF FORMER WILLIAMSBURG NATIONAL, LLC	749,942 S.F.	17.216 AC.±
AREA FROM GREENSPRINGS PLANTATION TO WILLIAMSBURG NATIONAL, LLC	335,879 S.F.	7.710 AC.±
AREA FROM JAMESTOWN, LLC TO WILLIAMSBURG NATIONAL, LLC	8,257,516 S.F.	189.567 AC.±
GOLF COURSE TOTAL	9,343,337 S.F.	214.493 AC.±
AREA OF NATURAL OPEN SPACE (PARCELS "A" THRU "Q") (AREA INCLUDED IN GOLF COURSE TOTAL)	1,697,541 S.F.	38.970 AC.±

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



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

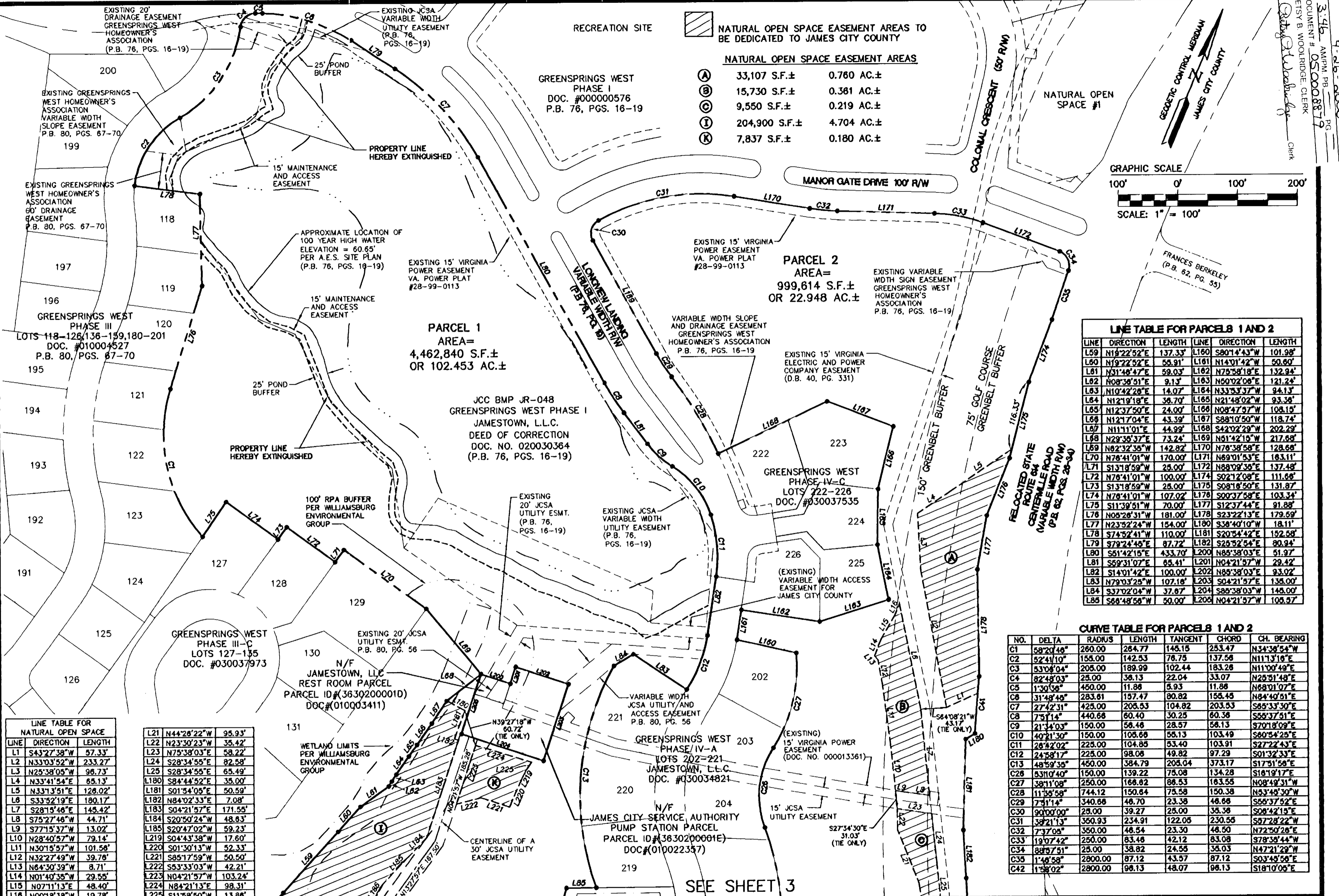


No.	DATE	REVISION / COMMENT / NOTE	BY
4	4/11/05	REVISED UTILITY EASEMENT PER JCSA COMMENTS	JFS
3	2/14/05	REVISED VDOT R/W DEDICATION AND UTILITY EASEMENTS	JFS
2	2/7/05	REVISED OWNER'S CONSENT AND DEDICATION BLOCK	JFS
1	11/30/04	REVISED PER COUNTY COMMENTS	JFS

Designed	Drawn
AES	JFS
Scale	Date
1"=500'	10/7/04
Project No.	
8856-16	
Drawing No.	
1A OF 11	

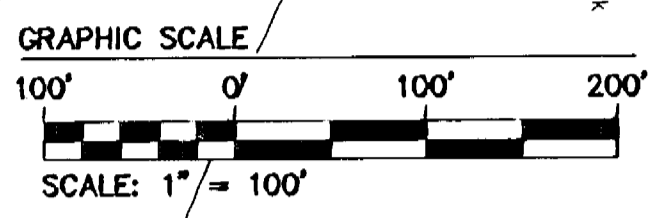
#050008879

City of Williamsburg & County of James City
 This Plat was recorded on
 Circuit Court 4-26-2005
 DOCUMENT # 050008879
 Betsy B. Woolridge, Clerk
 Clerk



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

Symbol	S.F.±	AC.±
(A)	33,107 S.F.±	0.760 AC.±
(B)	15,730 S.F.±	0.361 AC.±
(C)	9,550 S.F.±	0.219 AC.±
(I)	204,900 S.F.±	4.704 AC.±
(K)	7,837 S.F.±	0.180 AC.±



LINE TABLE FOR PARCELS 1 AND 2

LINE	DIRECTION	LENGTH	LINE	DIRECTION	LENGTH
L59	N19°22'52"E	137.33	L160	S80°14'43"W	101.98'
L60	N19°22'52"E	56.91'	L161	N14°01'42"W	50.60'
L61	N31°48'47"E	59.03'	L162	N75°58'18"E	132.94'
L62	N08°38'51"E	9.13'	L163	N50°02'08"E	121.24'
L63	N10°42'28"E	14.07'	L164	N33°33'37"W	94.13'
L64	N12°19'18"E	36.70'	L165	N21°48'02"W	93.38'
L65	N12°37'50"E	24.00'	L166	N08°47'57"W	108.15'
L66	N12°17'04"E	43.39'	L167	S88°10'50"W	118.74'
L67	N11°11'01"E	44.99'	L168	S42°02'29"W	202.29'
L68	N29°38'37"E	73.24'	L169	N51°42'15"W	217.68'
L69	N02°32'35"W	142.82'	L170	N78°38'58"E	128.66'
L70	N78°41'01"W	179.00'	L171	N89°01'53"E	183.11'
L71	S13°18'59"W	25.00'	L172	N88°09'38"E	137.48'
L72	N78°41'01"W	100.00'	L173	S02°12'08"E	111.66'
L73	S13°18'59"W	25.00'	L174	S08°16'50"E	131.87'
L74	N78°41'01"W	107.02'	L175	S00°37'58"E	103.34'
L75	S11°39'51"W	70.00'	L176	S12°37'44"E	91.88'
L76	N05°28'31"W	181.00'	L177	S23°22'13"E	179.59'
L77	N23°52'24"W	154.00'	L178	S28°40'10"W	18.11'
L78	S74°52'41"W	110.00'	L181	S20°54'42"E	152.58'
L79	S79°24'45"E	87.72'	L182	S25°52'54"E	80.94'
L80	S61°42'15"E	433.70'	L200	N85°38'03"E	51.97'
L81	S59°31'07"E	65.41'	L201	N04°21'57"W	29.42'
L82	S14°01'42"E	100.00'	L202	N85°38'03"E	93.02'
L83	N79°03'25"W	107.18'	L203	S04°21'57"E	135.00'
L84	S37°02'04"W	37.87'	L204	S85°38'03"W	145.00'
L85	S68°48'58"W	50.00'	L205	N04°21'57"W	109.97'

CURVE TABLE FOR PARCELS 1 AND 2

NO.	DELTA	RADIUS	LENGTH	TANGENT	CHORD	CH. BEARING
C1	58°20'46"	260.00	284.77	148.15	253.47	N34°38'54"W
C2	52°41'10"	155.00	142.53	76.75	137.58	N11°13'18"E
C3	53°06'04"	205.00	189.99	102.44	183.26	N11°00'49"E
C4	82°48'03"	25.00	36.13	22.04	33.07	N25°31'48"E
C5	1°30'58"	450.00	11.88	5.93	11.88	N68°01'07"E
C6	31°48'45"	283.61	157.47	80.82	155.45	N84°40'51"E
C7	27°42'31"	425.00	205.53	104.82	203.53	S85°33'30"E
C8	75°14'14"	440.66	60.40	30.25	60.36	S55°37'51"E
C9	21°34'03"	150.00	56.48	28.57	56.13	S70°18'09"E
C10	40°21'30"	150.00	105.66	55.13	103.49	S60°54'25"E
C11	28°42'02"	225.00	104.85	53.40	103.91	S27°22'43"E
C12	24°58'17"	225.00	98.06	49.82	97.29	S01°32'33"E
C13	48°59'35"	450.00	384.79	205.04	373.17	S17°51'56"E
C14	83°10'40"	150.00	139.22	75.08	134.28	S18°19'17"E
C15	38°11'08"	250.00	166.82	86.53	163.55	N08°49'31"W
C16	11°55'58"	744.12	150.64	75.58	150.38	N53°45'30"W
C17	7°31'14"	340.66	46.70	23.38	46.66	S55°37'52"E
C18	90°00'00"	25.00	39.27	25.00	35.36	S08°42'15"E
C19	58°21'13"	350.93	234.91	122.05	230.55	S87°28'22"W
C20	7°37'03"	350.00	46.54	23.30	46.50	N72°50'26"E
C21	19°07'42"	250.00	83.46	42.12	83.08	S78°35'44"W
C22	88°57'51"	25.00	38.82	24.55	38.03	N47°21'29"W
C23	1°48'58"	2800.00	87.12	43.57	87.12	S03°45'56"E
C24	1°58'02"	2800.00	98.13	48.07	98.13	S18°10'05"E

LINE TABLE FOR NATURAL OPEN SPACE

LINE	DIRECTION	LENGTH
L1	S43°27'38"W	57.33'
L2	N33°03'52"W	233.27'
L3	N25°38'05"W	96.73'
L4	N33°41'54"E	65.13'
L5	N33°13'51"E	126.02'
L6	S33°52'19"E	180.17'
L7	S28°15'46"E	145.42'
L8	S75°27'46"W	44.71'
L9	S77°15'37"W	13.02'
L10	N28°40'57"W	79.14'
L11	N30°15'57"W	101.56'
L12	N32°27'49"W	39.76'
L13	N64°30'39"W	8.71'
L14	N01°40'55"W	29.55'
L15	N07°11'13"E	48.40'
L16	N00°18'38"W	19.78'

L21	N44°28'22"W	95.93'
L22	N23°30'23"W	35.42'
L23	N75°38'03"E	58.22'
L24	S28°34'55"E	82.58'
L25	S28°34'55"E	65.49'
L180	S84°44'52"E	35.00'
L181	S01°34'05"E	50.59'
L182	N84°02'33"E	7.08'
L183	S04°21'57"E	171.55'
L184	S20°50'24"W	48.83'
L185	S20°47'02"W	59.23'
L219	S04°43'38"W	17.60'
L220	S01°30'13"W	52.33'
L221	S85°17'59"W	50.50'
L222	S53°33'03"W	42.21'
L223	N04°21'57"W	103.24'
L224	N84°21'13"E	98.31'
L225	S11°58'50"W	13.86'

2548 Olde Towne Road, Suite 1
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 (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
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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 AES	Drawn JFS
Scale 1"=100'	Date 10/7/04
Project No. 8856-16	
Drawing No. 2 OF 11	

#050008879

SEE SHEET 4

SEE SHEET 7

PROPERTY LINE HEREBY EXTINGUISHED

WILLIAMSBURG NATIONAL, LLC
TAX PARCEL (36-4)(1-16)
DOC. #000003271

ADJUSTMENT PARCEL 1
AREA= 801 S.F.±
FROM WILLIAMSBURG
NATIONAL, LLC TO
JAMESTOWN LLC

PROPERTY LINE
HEREBY EXTINGUISHED

ACCESS AND
UTILITY EASEMENT
P.B. 74, PG. 54
HEREBY EXTINGUISHED

PARCEL 1
AREA=
4,462,840 S.F.±
OR 102.453 AC.±

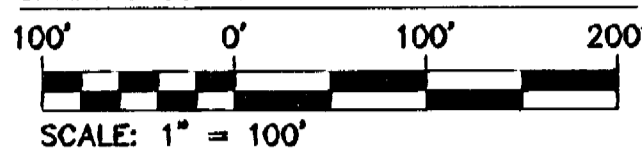
LINE TABLE FOR
PARCELS 1 AND 2

LINE	DIRECTION	LENGTH
L158	N21°17'11"E	250.21'
L159	N19°22'52"E	137.33'
L160	S68°48'58"W	50.00'
L161	S07°56'01"E	278.72'
L162	S11°43'58"W	191.48'
L163	S27°16'48"W	97.69'
L164	S63°11'08"W	100.00'
L165	N34°18'57"W	54.24'
L166	S55°28'08"W	335.55'
L167	N37°41'23"E	129.96'
L168	S52°18'37"E	94.06'
L169	S78°59'25"E	147.11'
L170	N63°33'43"E	153.87'
L171	N85°02'53"E	300.00'
L172	S86°28'59"E	101.48'
L173	N85°02'53"E	144.00'
L174	N04°37'07"W	125.00'
L175	S85°02'53"W	104.00'
L176	N04°37'07"W	50.28'
L177	N36°08'50"E	79.63'
L178	N08°37'11"W	142.88'
L179	S01°28'49"E	79.61'
L180	S11°47'02"E	25.37'
L181	S09°21'02"E	100.18'
L182	S12°36'32"E	101.82'
L183	S17°40'32"E	137.16'
L184	S21°30'02"E	280.48'
L185	N30°12'03"W	375.53'
L186	N27°38'29"W	95.91'
L187	S25°52'54"E	80.94'
L188	S25°52'54"E	81.79'
L189	S21°42'44"E	81.19'
L190	S28°28'08"E	137.33'
L191	S21°54'17"E	66.99'
L192	S34°34'48"E	111.47'
L193	S34°34'48"E	166.96'
L194	S25°27'44"E	208.32'
L195	S18°49'07"E	252.89'
L196	S10°37'58"E	199.51'

LINE TABLE FOR
NATURAL OPEN SPACE

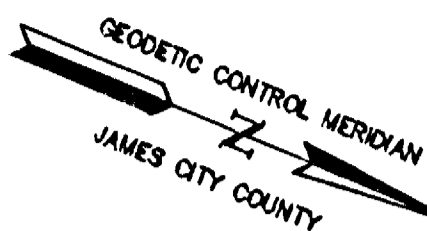
LINE	DIRECTION	LENGTH
L17	S53°53'25"W	28.63'
L18	N36°08'35"W	22.83'
L19	N30°39'01"W	41.44'
L20	N31°08'44"W	55.88'
L21	N44°26'22"W	95.93'
L22	S28°34'55"E	82.58'
L23	S28°34'55"E	65.49'
L24	S28°34'55"E	81.38'
L25	S18°49'07"E	164.74'
L26	S58°32'57"W	58.08'
L27	N31°27'03"W	75.56'
L28	N28°11'33"W	52.97'
L29	N00°48'47"E	41.72'
L30	N37°10'38"E	41.66'
L31	N15°10'31"W	56.46'
L32	N13°54'28"W	157.98'
L33	N60°24'12"E	29.03'
L34	S79°40'16"W	52.55'
L35	S09°33'01"E	33.07'
L36	S80°29'25"W	51.10'
L37	N72°37'19"W	26.80'
L38	N48°18'48"W	26.83'
L39	N33°29'46"W	53.23'
L40	N02°02'37"E	29.08'
L41	N14°25'41"E	70.32'
L42	N02°46'48"E	29.39'
L43	N12°18'30"W	23.85'
L44	S88°28'22"E	133.59'
L45	N49°49'08"E	36.25'
L46	N28°53'02"E	38.28'
L47	N50°21'34"E	19.31'
L48	S33°29'48"E	47.71'
L49	S48°18'46"E	31.82'
L50	S72°37'19"E	33.06'
L51	S13°43'38"E	77.16'
L52	S00°54'09"W	55.35'
L53	S23°58'13"W	35.68'
L54	S89°15'22"W	26.13'
L55	S20°50'24"W	48.63'
L56	S20°47'02"W	59.23'
L57	S08°32'12"W	32.45'
L58	S03°48'18"E	33.25'
L59	S28°43'44"E	85.70'
L60	S21°01'36"W	197.04'
L61	S45°55'04"W	161.14'

GRAPHIC SCALE



CURVE TABLE FOR PARCELS 1 AND 2

NO.	DELTA	RADIUS	LENGTH	TANGENT	CHORD	CH. BEARING
C13	48°59'34"	460.00	384.79	208.04	373.17	S17°51'56"E
C18	40°12'54"	258.50	181.44	94.84	177.74	N64°39'24"E
C19	93°48'19"	38.50	58.09	37.91	51.82	S49°21'28"E
C22	20°32'07"	360.00	125.45	63.40	124.77	N10°37'38"W
C23	39°37'58"	460.00	311.27	162.15	308.10	N20°30'32"W
C24	40°17'04"	400.00	281.24	146.71	275.48	N20°10'58"W
C28	42°32'11"	460.00	336.70	176.67	328.90	N21°28'32"W
C36	1°09'54"	1967.00	40.00	20.00	40.00	N18°28'37"W
C37	4°58'34"	1963.00	168.48	84.29	168.43	S09°38'10"E
C38	89°43'03"	40.00	62.63	39.80	56.43	S37°43'38"W
C39	42°12'07"	363.50	260.46	136.46	254.61	S61°28'41"W
C40	9°40'42"	269.50	45.52	22.82	45.47	S45°12'34"W



100' RPA BUFFER
PER WILLIAMSBURG
ENVIRONMENTAL
GROUP

DRAINAGE EASEMENT
HEREBY DEDICATED TO
THE HOMEOWNERS
ASSOCIATION

30' PRIVATE DRAINAGE
ACCESS EASEMENT

CENTERLINE OF A
30' JCSA UTILITY
EASEMENT

PARCEL 1
AREA=
4,462,840 S.F.±
OR 102.453 AC.±

100' RPA BUFFER
PER WILLIAMSBURG
ENVIRONMENTAL
GROUP

20' PRIVATE DRAINAGE
EASEMENT TO BE CENTERED
ON STORM PIPE

FUTURE
DEVELOPMENT
GREENSPRINGS WEST

GREENSPRINGS WEST
PHASE IV-A
LOTS 202-221
JAMESTOWN, L.L.C.
DOC. #030034821

GREENSPRINGS WEST
PHASE IV-B
LOTS 227-229
JAMESTOWN, L.L.C.

PARCEL 2
AREA=
999,614 S.F.±
OR 22.948 AC.±

EXISTING 15' VIRGINIA
ELECTRIC AND POWER
COMPANY EASEMENT
(D.B. 40, PG. 331)

150' GREENBELT BUFFER

75' GOLF COURSE
GREENBELT BUFFER

RELOCATED STATE
ROUTE 614
CENTERVILLE ROAD
(VARIABLE WIDTH R/W)
(P.B. 02, PGS. 26-34)

A PORTION OF 30' ACCESS
AND UTILITY EASEMENT
HEREBY EXTINGUISHED
TO THE R/W OF ROUTE 614

FUTURE
DEVELOPMENT
GREENSPRINGS WEST

20' ACCESS
EASEMENT
CENTERED ON
GOLF PATH

VARIABLE WIDTH
DRAINAGE EASEMENT
HEREBY DEDICATED TO
THE GREENSPRINGS WEST
HOMEOWNERS ASSOCIATION

20' PRIVATE DRAINAGE
EASEMENT TO BE CENTERED
ON STORM PIPE

30' ACCESS AND
UTILITY EASEMENT
D.B. 678, PG. 175
P.B. 74, PG. 54

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

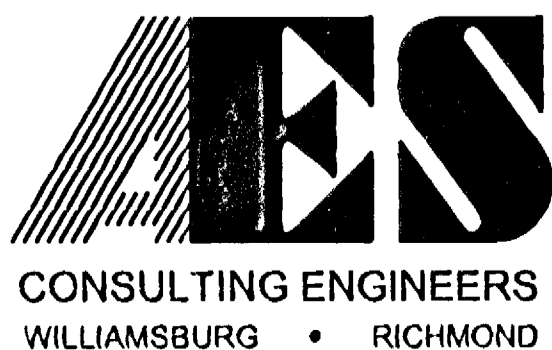
NATURAL OPEN SPACE EASEMENT AREAS

⊙	9,550 S.F.±	0.219 AC.±
⊙	25,493 S.F.±	0.585 AC.±
⊙	29,324 S.F.±	0.673 AC.±
⊙	15,601 S.F.±	0.358 AC.±
⊙	204,900 S.F.±	4.704 AC.±

D=05°12'37"
R=1848.00'
L=168.05'
T=84.08'
CH=168.00'
CB=S07°39'25"E

D=14°01'05"
R=1967.00'
L=481.25'
T=241.83'
CH=480.05'
CB=S10°33'08"E

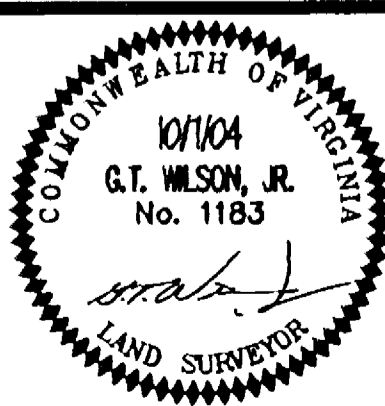
6,954 S.F.± OR
0.160 AC.±
HEREBY DEDICATED
TO THE VIRGINIA
DEPT. OF
TRANSPORTATION



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



City of Williamsburg & County of James City
Circuit Court: This PLAT was recorded on
4-26-2005

at 3:46 P.M. PG. 1
DOCUMENT # 050008879
BETSY B. WOOLRIDGE, CLERK

Betsy B. Woolridge Clerk

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 AES	Drawn JFS
Scale 1"=100'	Date 10/7/04
Project No. 8658-16	
Drawing No. 3 OF 11	

#050008879

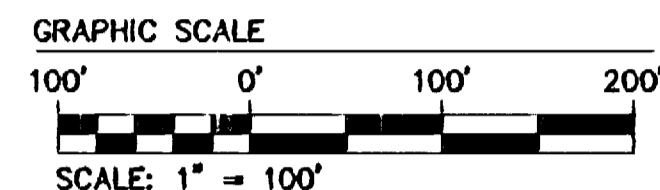
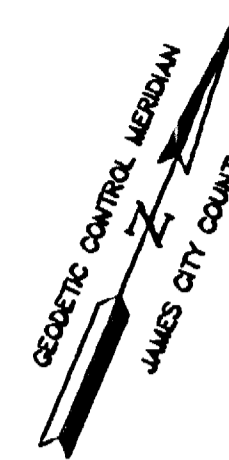
SEE SHEET 6

SEE SHEET 7

PARCEL 1
AREA=
4,462,840 S.F.±
OR 102.453 AC.±

LINE TABLE FOR
NATURAL OPEN SPACE

LINE	DIRECTION	LENGTH
L103	S52°03'23"E	38.84'
L104	S30°00'13"E	144.00'
L105	S75°35'08"E	38.18'
L106	S68°21'48"E	38.98'
L107	S69°10'43"E	56.58'
L108	S60°22'16"E	38.38'
L109	S56°07'23"E	48.39'
L110	S38°34'41"E	53.51'
L111	S73°14'36"E	49.83'
L112	N88°39'10"E	48.88'
L113	S82°53'15"E	52.98'
L114	S66°02'44"E	39.63'
L115	S75°26'42"E	45.73'
L116	S68°21'47"E	38.99'
L117	S67°27'01"E	40.46'
L118	S59°45'11"E	79.85'
L119	S50°20'34"E	81.23'
L120	S37°07'00"E	26.04'
L121	S23°24'49"E	42.47'
L122	S58°03'14"E	107.31'
L123	S66°30'33"E	39.00'
L124	N89°34'11"E	88.25'
L125	N17°20'25"E	31.83'
L126	S87°45'54"E	59.19'
L127	S68°52'24"E	85.77'
L128	S82°26'29"E	37.04'
L129	S77°56'43"E	84.69'
L130	S03°26'59"W	30.00'
L131	N82°37'37"E	43.24'
L132	N88°02'31"E	73.92'
L133	S81°52'23"E	98.02'
L134	S30°14'49"E	79.77'



City of Williamsburg & County of James City
Circuit Court. This PLAT was recorded on
at 3:46 PM on 4/26/05 PG. 11
DOCUMENT # 050008879
BETSY B. WOOLRIDGE, CLERK
Betsy B. Woolridge Clerk

C/L SWAMP IS
PROPERTY LINE
AREA COMPUTED
TO THE LINES
ALONG SWAMP.

PROPOSED
GOLF PATH

100' RPA BUFFER
PER WILLIAMSBURG
ENVIRONMENTAL
GROUP

FUTURE
DEVELOPMENT
GREENSPRINGS WEST

20' PRIVATE DRAINAGE
EASEMENT TO BE
CENTERED ON STORM PIPE

PROPERTY
LINE

PROPOSED
GOLF PATH

APPROXIMATE LOCATION OF
100 YEAR HIGH WATER
ELEVATION = 30.69'
PER WILLIAMSBURG
ENVIRONMENTAL GROUP

100' RPA BUFFER
PER WILLIAMSBURG
ENVIRONMENTAL
GROUP

FUTURE
DEVELOPMENT
GREENSPRINGS WEST

25' POND
BUFFER

20' MAINTENANCE
AND ACCESS
EASEMENT

WETLAND LIMIT
PER WILLIAMSBURG
ENVIRONMENTAL
GROUP

LINE TABLE FOR
PARCELS 1 AND 2

LINE	DIRECTION	LENGTH
L1	S58°17'28"W	119.72'
L2	N45°02'19"W	815.48'
L3	N64°07'30"W	590.14'
L4	S15°18'24"W	81.05'
L5	N69°09'40"W	30.27'
L6	N43°10'09"W	154.94'
L7	N32°33'42"W	211.29'
L8	N00°38'58"W	249.00'
L9	S89°37'02"E	71.78'
L107	S08°49'35"E	120.92'
L108	S34°40'49"W	101.39'
L109	S25°09'21"W	102.78'
L110	S64°50'39"E	287.37'
L111	S71°01'27"E	208.51'
L112	S71°15'54"E	78.26'
L113	S69°48'48"E	109.24'
L114	S82°06'57"E	33.50'
L115	S47°41'19"E	60.07'
L116	S87°39'01"E	80.07'
L117	N49°56'50"E	48.82'
L118	N81°43'08"E	59.77'
L119	N60°33'03"E	24.21'
L120	N77°05'29"E	28.95'
L121	N81°24'44"E	57.18'
L122	N50°34'33"E	42.17'
L123	S83°57'31"E	39.88'
L124	N54°33'52"E	21.32'
L125	N81°27'28"E	32.89'
L126	N69°32'09"E	35.74'
L127	N83°28'57"E	42.37'
L128	N80°16'34"E	38.18'
L129	N69°22'38"E	28.31'
L130	N58°41'46"E	50.25'
L131	N60°38'20"E	143.83'
L132	N71°14'52"E	90.64'
L137	S84°01'32"W	1282.21'

APPROXIMATE LOCATION
C/L SWAMP

N/F
THOMAS V. AND
ROBYN M. WALTRIP
2990 MONTICELLO AVENUE
TAX PARCEL (45-1)(1-22)
DOC. #010004017

WETLAND LIMIT
PER WILLIAMSBURG
ENVIRONMENTAL
GROUP

PROPERTY
LINE

PARCEL 1
AREA=
4,462,840 S.F.±
OR 102.453 AC.±

100' RPA BUFFER
PER WILLIAMSBURG
ENVIRONMENTAL
GROUP

150' GOLF COURSE GREENBELT BUFFER

75' GOLF COURSE GREENBELT BUFFER

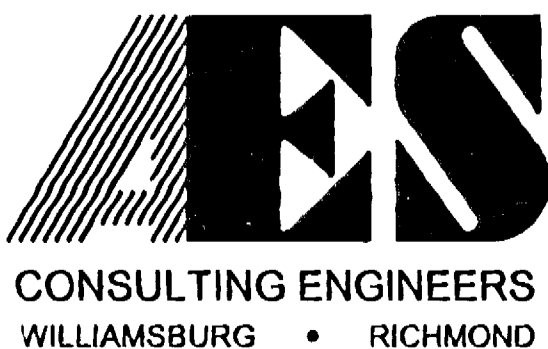
PROPOSED
GOLF PATH
ACCESS TO
DRY POND 4

MONTICELLO AVENUE
STATE ROUTE 5000
120' MIN. R/W
DOC. #040028253

D=07°44'04"
R=6976.57
L=941.78
T=471.61
CH=941.06
CB=S60°09'30"W

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

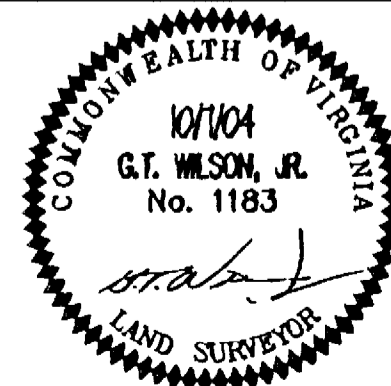
NATURAL OPEN SPACE EASEMENT AREAS
④ 434,207 S.F.± 9.988 AC.±



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.	
8858-18	
Drawing No.	
5 OF 11	

#050008879

LINE TABLE FOR PARCELS 1 AND 2

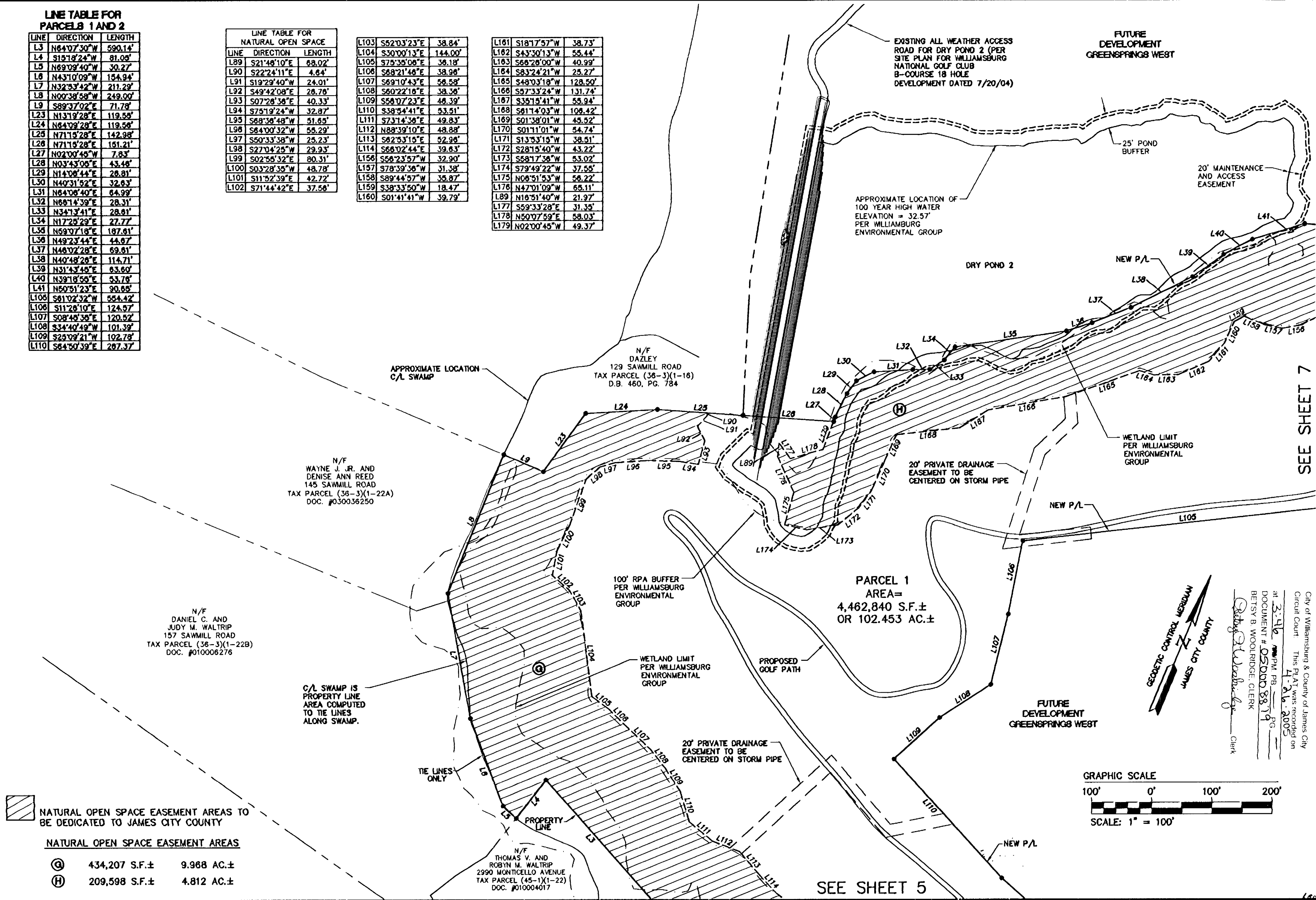
LINE	DIRECTION	LENGTH
L3	N64°07'30"W	590.14'
L4	S19°18'24"W	81.09'
L5	N69°09'40"W	30.27'
L6	N43°10'09"W	154.94'
L7	N32°33'42"W	211.29'
L8	N00°38'58"W	249.00'
L9	S89°37'02"E	71.78'
L23	N13°19'28"E	119.58'
L24	N64°09'28"E	119.56'
L25	N71°19'28"E	142.98'
L26	N71°19'28"E	151.21'
L27	N02°00'45"W	7.83'
L28	N03°43'05"E	43.46'
L29	N14°06'44"E	28.81'
L30	N40°31'52"E	32.63'
L31	N64°06'40"E	64.99'
L32	N68°14'39"E	28.31'
L33	N34°13'41"E	28.81'
L34	N17°25'29"E	27.77'
L35	N69°07'18"E	187.61'
L36	N49°23'44"E	44.67'
L37	N48°02'28"E	69.61'
L38	N40°48'28"E	114.71'
L39	N31°43'48"E	63.60'
L40	N39°18'55"E	53.78'
L41	N50°51'23"E	90.65'
L105	S61°02'32"W	554.42'
L106	S11°26'10"E	124.97'
L107	S08°45'35"E	120.52'
L108	S34°40'49"W	101.39'
L109	S29°09'21"W	102.78'
L110	S64°50'39"E	287.37'

LINE TABLE FOR NATURAL OPEN SPACE

LINE	DIRECTION	LENGTH
L89	S21°46'10"E	68.02'
L90	S22°24'11"E	4.84'
L91	S19°29'40"W	24.01'
L92	S49°42'08"E	26.76'
L93	S07°26'38"E	40.33'
L94	S75°19'24"W	32.87'
L95	S68°36'48"W	51.65'
L96	S64°00'32"W	55.29'
L97	S50°33'38"W	25.23'
L98	S27°04'25"W	29.93'
L99	S02°56'32"E	80.31'
L100	S03°28'35"W	48.78'
L101	S11°52'39"E	42.72'
L102	S71°44'42"E	37.56'

L103	S52°03'23"E	38.84'
L104	S30°00'13"E	144.00'
L105	S75°35'08"E	36.18'
L106	S68°21'46"E	38.96'
L107	S69°10'43"E	56.58'
L108	S60°22'18"E	38.36'
L109	S58°07'23"E	46.39'
L110	S38°54'41"E	53.51'
L111	S73°14'36"E	49.83'
L112	N88°39'10"E	48.88'
L113	S62°53'15"E	52.98'
L114	S66°02'44"E	39.63'
L115	S56°23'57"W	32.90'
L116	S78°39'36"W	31.38'
L117	S89°44'57"W	35.87'
L118	S38°33'50"W	18.47'
L119	S01°41'41"W	39.79'

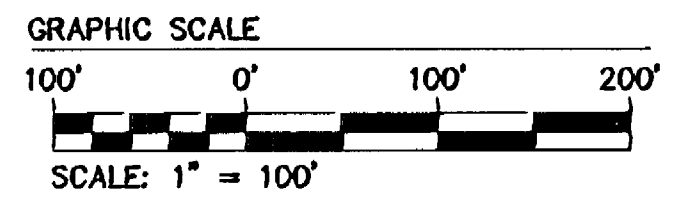
L161	S18°17'37"W	38.73'
L162	S43°30'13"W	55.44'
L163	S68°26'00"W	40.99'
L164	S83°24'21"W	25.27'
L165	S48°03'18"W	128.50'
L166	S57°33'24"W	131.74'
L167	S35°15'41"W	55.94'
L168	S61°14'03"W	106.42'
L169	S01°38'01"W	45.52'
L170	S01°11'01"W	54.74'
L171	S13°53'15"W	38.51'
L172	S28°15'40"W	43.22'
L173	S68°17'56"W	53.02'
L174	S79°49'22"W	37.55'
L175	N08°51'53"W	56.22'
L176	N47°01'09"W	65.11'
L177	S59°33'28"E	31.35'
L178	N50°07'59"E	58.03'
L179	N02°00'45"W	49.37'



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

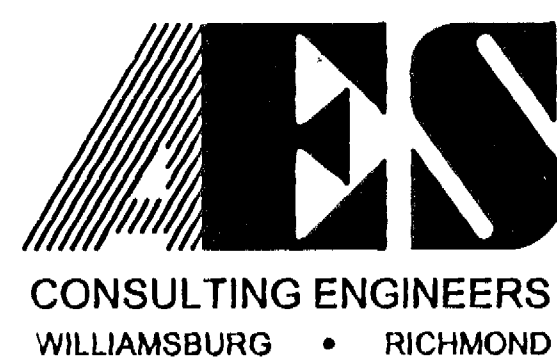
NATURAL OPEN SPACE EASEMENT AREAS

Ⓐ	434,207 S.F. ±	9.968 AC. ±
Ⓕ	209,598 S.F. ±	4.812 AC. ±



SEE SHEET 7

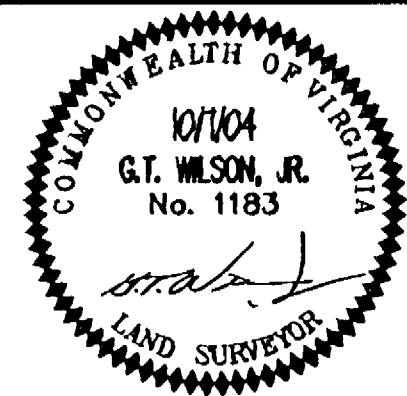
SEE SHEET 5



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

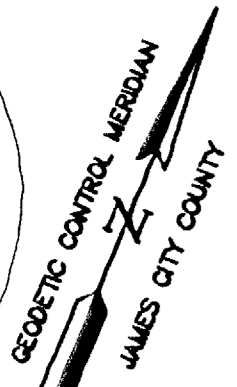
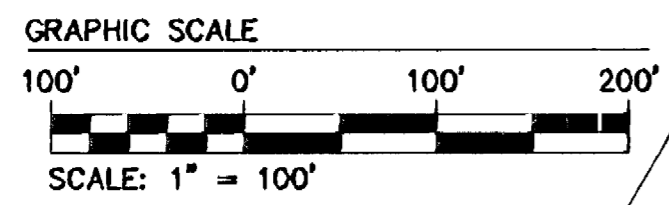
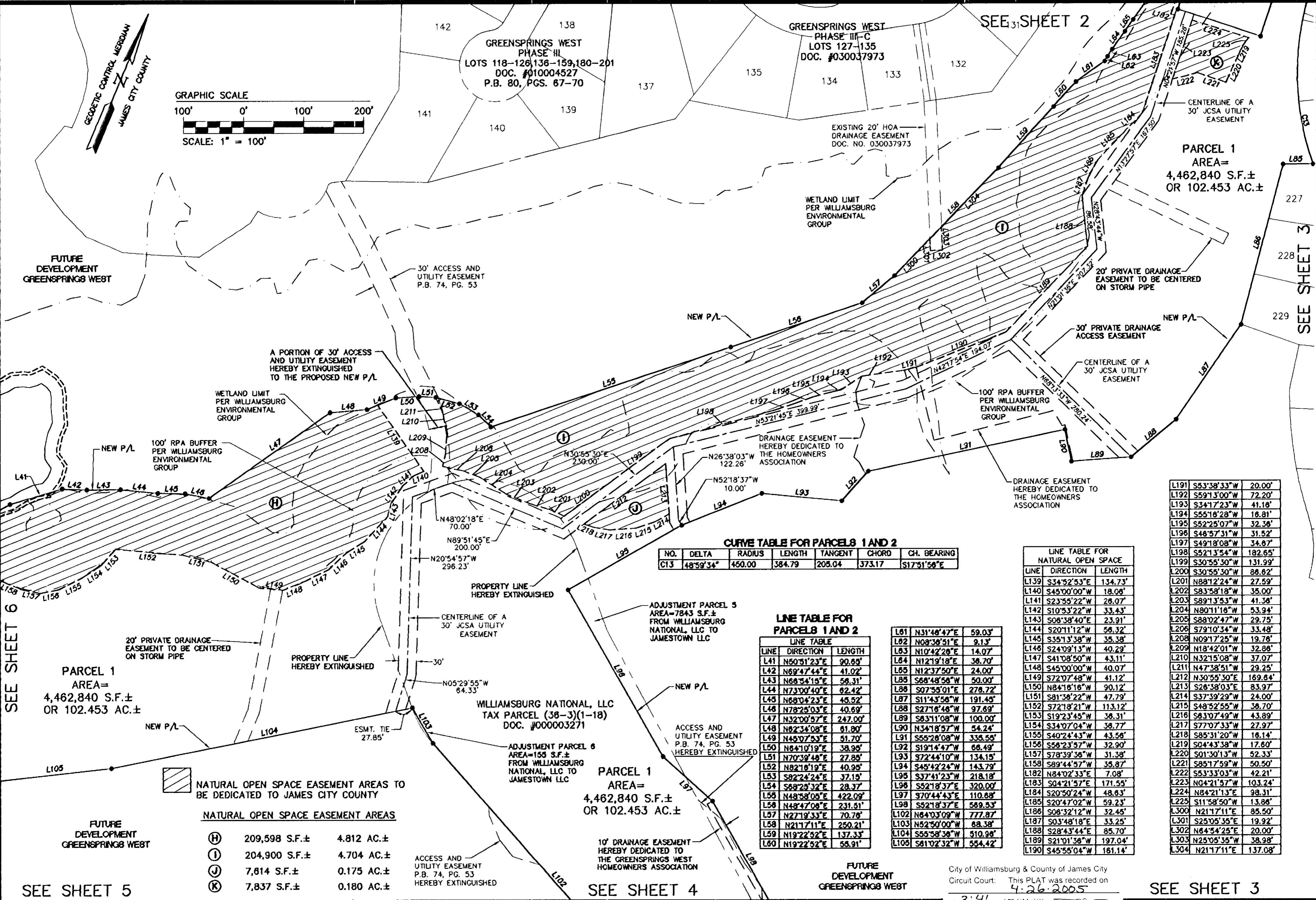


No.	DATE	REVISION / COMMENT / NOTE	BY
4	4/11/05	REVISED UTILITY EASEMENT PER JCSA COMMENTS	JFS
3	2/14/05	REVISED VDOT R/W DEDICATION AND UTILITY EASEMENTS	JFS
2	2/7/05	REVISED OWNER'S CONSENT AND DEDICATION BLOCK	JFS
1	11/30/04	REVISED PER COUNTY COMMENTS	JFS

Designed AES	Drawn JFS
Scale 1"=100'	Date 10/7/04
Project No. 8658-16	
Drawing No. 6 OF 11	

#050008879

SEE SHEET 2



FUTURE DEVELOPMENT GREENSPRINGS WEST

30' ACCESS AND UTILITY EASEMENT P.B. 74, PG. 53

EXISTING 20' HOA DRAINAGE EASEMENT DOC. NO. 030037973

WETLAND LIMIT PER WILLIAMSBURG ENVIRONMENTAL GROUP

PARCEL 1 AREA= 4,462,840 S.F.± OR 102.453 AC.±

A PORTION OF 30' ACCESS AND UTILITY EASEMENT HEREBY EXTINGUISHED TO THE PROPOSED NEW P/L

WETLAND LIMIT PER WILLIAMSBURG ENVIRONMENTAL GROUP

100' RPA BUFFER PER WILLIAMSBURG ENVIRONMENTAL GROUP

DRAINAGE EASEMENT HEREBY DEDICATED TO THE HOMEOWNERS ASSOCIATION

DRAINAGE EASEMENT HEREBY DEDICATED TO THE HOMEOWNERS ASSOCIATION

CURVE TABLE FOR PARCELS 1 AND 2

NO.	DELTA	RADIUS	LENGTH	TANGENT	CHORD	CH. BEARING
C13	48°59'34"	450.00	384.79	205.04	373.17	S17°31'58"E

LINE TABLE FOR PARCELS 1 AND 2

LINE	DIRECTION	LENGTH
L41	N50°51'23"E	90.65'
L42	N69°47'44"E	41.02'
L43	N68°54'18"E	58.31'
L44	N73°00'40"E	62.42'
L45	N68°04'23"E	45.52'
L46	N78°25'03"E	40.69'
L47	N32°00'57"E	247.00'
L48	N82°34'08"E	61.80'
L49	N45°07'53"E	51.70'
L50	N84°10'19"E	38.95'
L51	N70°39'48"E	27.85'
L52	N82°16'19"E	40.95'
L53	S82°24'24"E	37.15'
L54	S89°25'32"E	28.37'
L55	N48°58'08"E	422.09'
L56	N48°47'08"E	231.51'
L57	N27°19'33"E	70.78'
L58	N21°17'11"E	250.21'
L59	N19°22'52"E	137.33'
L60	N19°22'52"E	55.91'

LINE TABLE FOR NATURAL OPEN SPACE

LINE	DIRECTION	LENGTH
L139	S34°52'53"E	134.73'
L140	S45°00'00"W	18.06'
L141	S23°55'22"W	28.07'
L142	S10°53'22"W	33.43'
L143	S06°38'40"E	23.91'
L144	S20°11'12"W	58.32'
L145	S35°13'38"W	35.38'
L146	S24°09'13"W	40.29'
L147	S41°08'50"W	43.11'
L148	S45°00'00"W	40.07'
L149	S72°07'48"W	41.12'
L150	N84°18'18"W	90.12'
L151	S81°38'22"W	47.79'
L152	S72°18'21"W	113.12'
L153	S19°23'45"W	38.31'
L154	S34°07'04"W	38.77'
L155	S40°24'43"W	43.56'
L156	S58°23'57"W	32.90'
L157	S78°39'36"W	31.38'
L158	S89°44'57"W	35.87'
L159	S20°50'24"W	48.63'
L160	S20°47'02"W	59.23'
L161	S08°32'12"W	32.45'
L162	S03°48'18"E	33.25'
L163	S28°43'44"E	85.70'
L164	S21°01'38"W	197.04'
L165	S45°55'04"W	161.14'

L191	S53°38'33"W	20.00'
L192	S59°13'00"W	72.20'
L193	S34°17'23"W	41.18'
L194	S55°18'28"W	16.81'
L195	S52°25'07"W	32.36'
L196	S48°57'31"W	31.52'
L197	S49°18'08"W	34.67'
L198	S52°13'54"W	182.65'
L199	S30°55'30"W	131.99'
L200	S30°55'30"W	86.62'
L201	N88°12'24"W	27.59'
L202	S83°58'18"W	35.00'
L203	S89°13'53"W	41.36'
L204	N80°11'16"W	53.94'
L205	S88°02'47"W	29.75'
L206	S79°10'34"W	33.48'
L207	N09°17'25"W	19.78'
L208	N18°42'01"W	32.86'
L209	N32°15'08"W	37.07'
L210	N47°38'51"W	29.25'
L211	N30°55'30"E	169.84'
L212	S26°38'03"E	83.97'
L213	S37°39'29"W	24.00'
L214	S48°52'55"W	36.70'
L215	S63°07'49"W	43.89'
L216	S77°07'33"W	27.97'
L217	S85°31'20"W	16.14'
L218	S04°43'38"W	17.60'
L219	S01°30'13"W	52.33'
L220	S85°17'59"W	50.50'
L221	S53°33'03"W	42.21'
L222	N04°21'57"E	103.24'
L223	N84°21'13"E	98.31'
L224	N21°17'11"E	85.50'
L225	S25°05'35"E	19.92'
L226	N64°34'25"E	20.00'
L227	N25°05'35"W	38.98'
L228	N21°17'11"E	137.08'

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

NATURAL OPEN SPACE EASEMENT AREAS

- (H) 209,598 S.F.± 4.812 AC.±
- (I) 204,900 S.F.± 4.704 AC.±
- (J) 7,814 S.F.± 0.175 AC.±
- (K) 7,837 S.F.± 0.180 AC.±

ACCESS AND UTILITY EASEMENT P.B. 74, PG. 53 HEREBY EXTINGUISHED

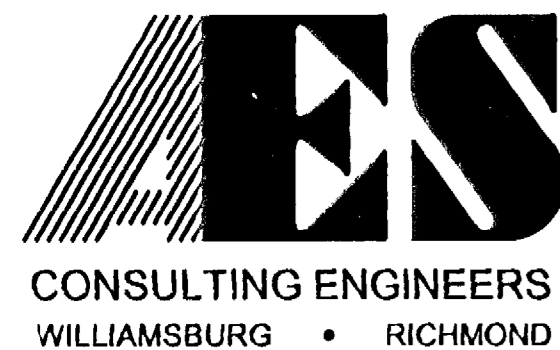
PARCEL 1 AREA= 4,462,840 S.F.± OR 102.453 AC.±

10' DRAINAGE EASEMENT HEREBY DEDICATED TO THE GREENSPRINGS WEST HOMEOWNERS ASSOCIATION

SEE SHEET 5

SEE SHEET 4

SEE SHEET 3



2548 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



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

No.	DATE	REVISION / COMMENT / NOTE	BY
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1	11/30/04	REVISED PER COUNTY COMMENTS	JFS

Designed	Drawn
AES	JFS
Scale	Date
1"=100'	10/7/04
Project No.	
8658-16	
Drawing No.	
7 OF 11	

#050008879

SEE SHEET 9

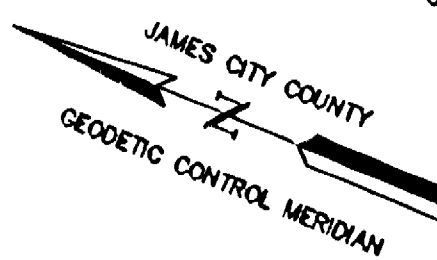
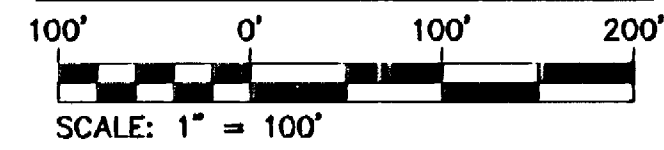
NATURAL OPEN SPACE EASEMENT AREAS TO BE DEDICATED TO JAMES CITY COUNTY

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

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

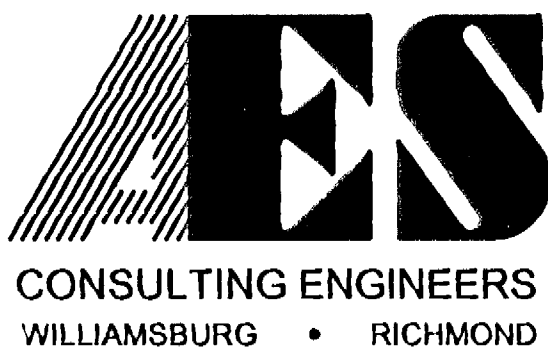
CURVE TABLE FOR NATURAL OPEN SPACE

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 _____ PG _____
DOCUMENT # 050008879
BETSY B. WOOLRIDGE, CLERK
Betsy B. Woolridge Clerk

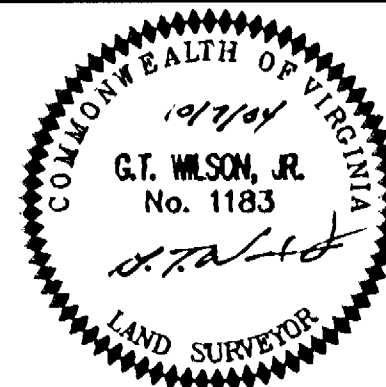
UNITED STATES OF AMERICA
3501 CENTERVILLE ROAD
TAX PARCEL (45-2)(1-2)



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.**

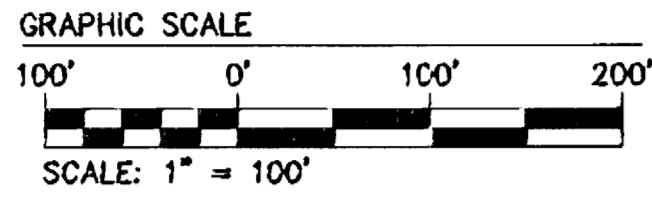
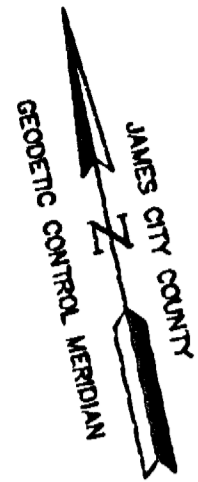
BERKELEY DISTRICT JAMES CITY COUNTY VIRGINIA



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

#050008879



LINE TABLE FOR PARCEL 3

LINE	DIRECTION	LENGTH
L1	S84°09'38"E	574.44'
L2	S78°35'58"E	381.80'
L3	N87°53'27"E	287.57'
L27	S87°15'08"E	124.54'
L28	S81°17'13"E	350.32'
L29	S78°49'58"E	68.83'
L30	S10°04'17"W	148.18'
L31	S20°37'02"W	80.29'
L32	N78°11'34"W	594.88'
L39	N72°40'49"E	877.59'
L40	N79°10'59"E	301.59'
L41	N87°43'17"E	229.54'
L46	N88°34'36"W	424.78'
L47	S87°05'36"W	215.95'
L48	N81°03'36"W	100.04'
L49	N04°29'34"W	91.52'
L50	N10°04'17"E	102.90'
L51	N88°29'35"E	58.42'

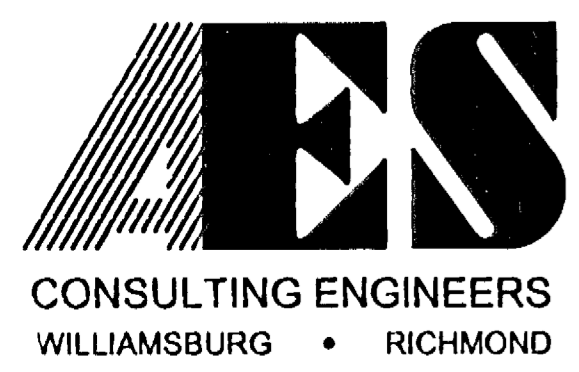
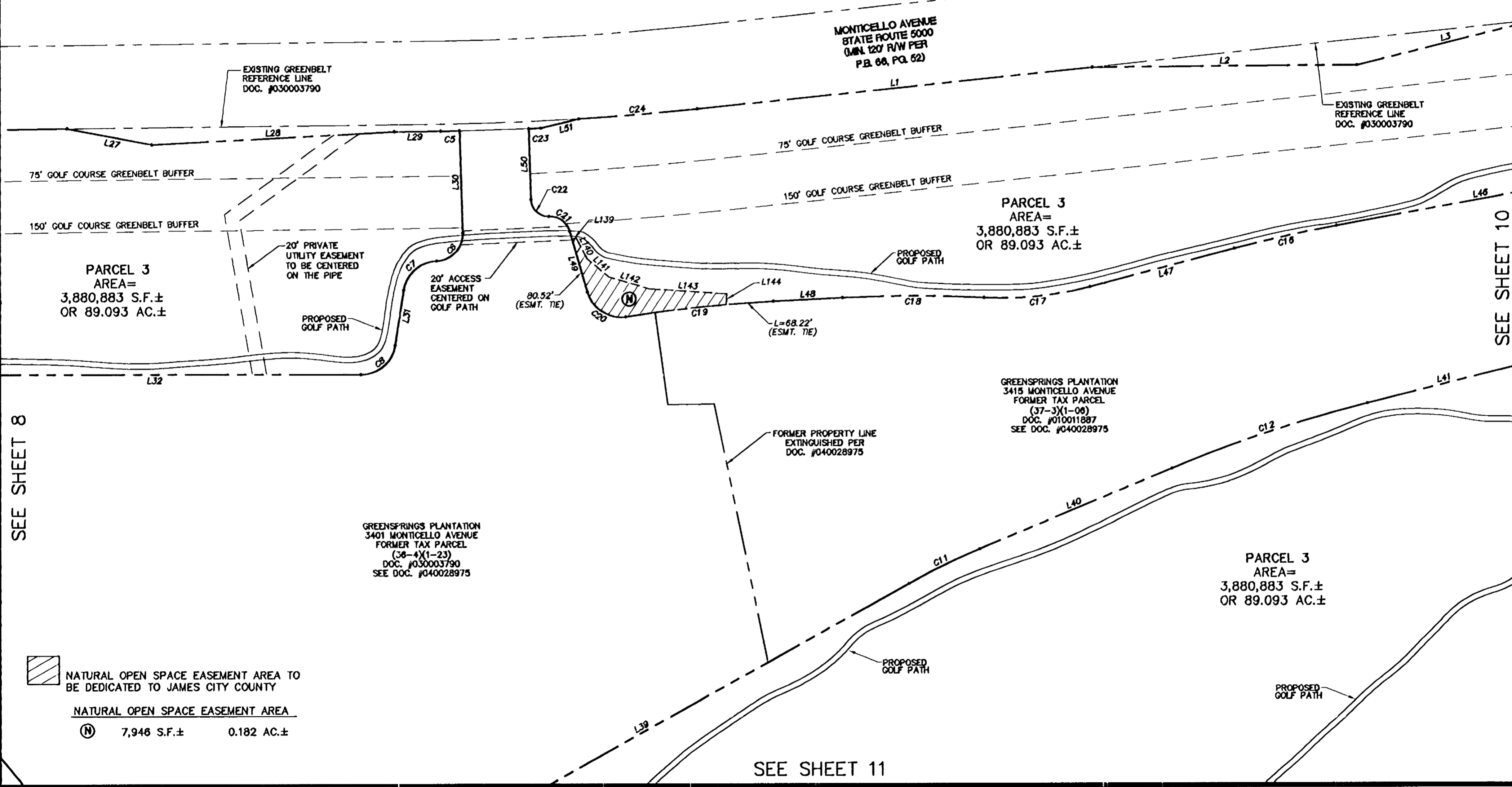
CURVE TABLE FOR PARCEL 3

CURVE	DELTA	RADIUS	LENGTH	TAN.	CHORD	CHORD BEAR.
C5	0°23'11"	4010.00	27.04	13.52	27.03	S79°01'34"E
C6	90°00'13"	38.60	60.64	38.60	54.59	S65°04'23"W
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
C11	8°30'11"	1000.00	113.50	58.81	113.44	N75°55'53"E
C12	8°32'18"	2000.00	298.04	149.30	297.76	N83°27'08"E
C16	4°19'48"	2000.00	151.15	75.81	151.10	S89°15'30"W
C17	17°42'49"	500.00	154.58	77.91	153.97	N84°03'00"W
C18	5°52'03"	2000.00	204.81	102.49	204.72	N78°07'37"W
C19	8°08'15"	2000.00	214.24	107.22	214.14	N84°07'44"W
C20	82°46'10"	50.00	72.23	44.06	66.11	N45°48'48"W
C21	78°01'54"	30.00	39.81	23.45	38.95	N42°26'31"W
C22	90°31'39"	25.00	39.50	25.23	35.52	N35°11'38"W
C23	0°15'09"	4010.00	17.67	8.84	17.67	S80°46'28"E
C24	2°27'49"	4000.00	171.99	86.00	171.97	S82°55'37"E

LINE TABLE FOR NATURAL OPEN SPACE

LINE	DIRECTION	LENGTH
L139	S81°52'22"E	6.66'
L140	S16°09'35"E	33.72'
L141	S38°18'15"E	40.50'
L142	S81°56'11"E	60.78'
L143	S74°27'04"E	112.50'
L144	S14°58'32"W	15.47'

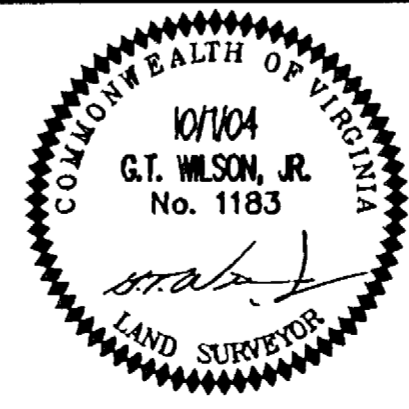
City of Williamsburg & County of James City
 Circuit Court: This PLAT was recorded on
 at 3:46 P.M. PB 4-26-2005
 DOCUMENT # 050008879
 BETSY B. WOOLRIDGE, CLERK
Betsy B. Woolridge Clerk



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
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1	11/30/04	REVISED PER COUNTY COMMENTS	JFS

Designed	Drawn
AES	JFS
Scale	Date
1"=100'	10/7/04
Project No.	
8858-16	
Drawing No.	
9 OF 11	

#050008879

SEE SHEET 8

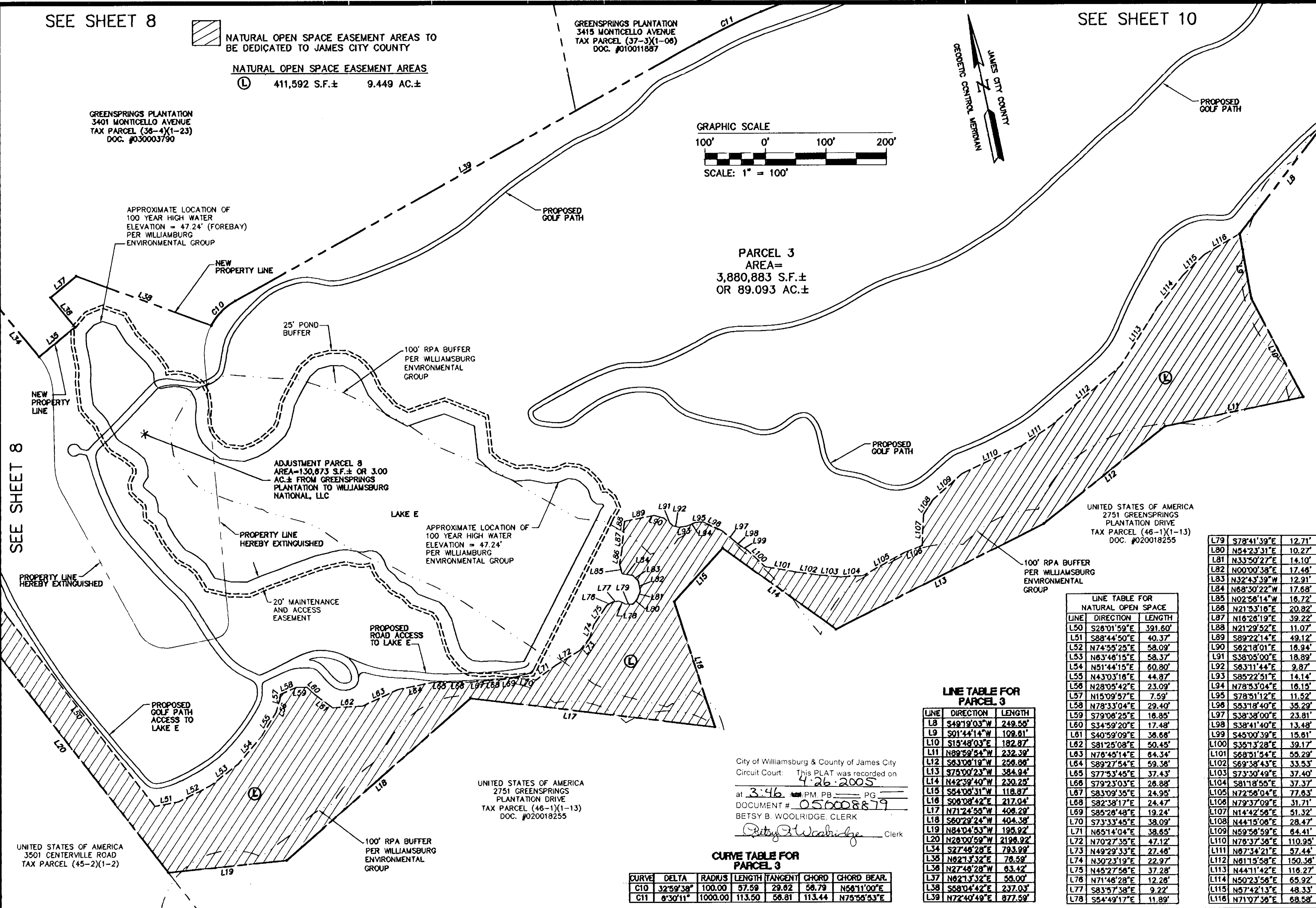
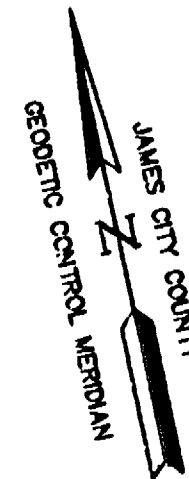
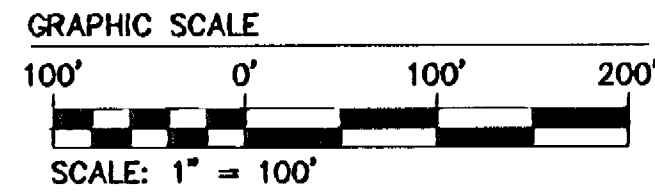
SEE SHEET 10

 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.±

GREENSPRINGS PLANTATION
 3401 MONTICELLO AVENUE
 TAX PARCEL (36-4)(1-23)
 DOC. #030003790

GREENSPRINGS PLANTATION
 3415 MONTICELLO AVENUE
 TAX PARCEL (37-3)(1-06)
 DOC. #010011887



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

SEE SHEET 8

S:\data\8656\16 - Greensprings West Golf Course & open space plat\wg-plat\8656\16.dwg 2/7/2005 10:33:31 AM EST

UNITED STATES OF AMERICA
 2751 GREENSPRINGS
 PLANTATION DRIVE
 TAX PARCEL (46-1)(1-13)
 DOC. #020018255

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

UNITED STATES OF AMERICA
 2751 GREENSPRINGS
 PLANTATION DRIVE
 TAX PARCEL (46-1)(1-13)
 DOC. #020018255

LINE	DIRECTION	LENGTH
L79	S78°41'39"E	12.71'
L80	N54°23'31"E	10.27'
L81	N33°50'27"E	14.10'
L82	N00°00'38"E	17.46'
L83	N32°43'39"W	12.91'
L84	N68°30'22"W	17.68'
L85	N02°56'14"W	16.72'
L86	N21°53'16"E	20.82'
L87	N16°26'19"E	39.22'
L88	N21°29'52"E	11.07'
L89	S89°22'14"E	49.12'
L90	S62°18'01"E	16.94'
L91	S38°05'00"E	18.89'
L92	S63°11'44"E	9.87'
L93	S85°22'51"E	14.14'
L94	N78°53'04"E	16.15'
L95	S78°51'12"E	11.52'
L96	S83°18'40"E	35.29'
L97	S38°38'00"E	23.81'
L98	S38°41'40"E	13.48'
L99	S45°00'39"E	15.61'
L100	S35°13'28"E	39.17'
L101	S68°51'54"E	55.29'
L102	S69°38'43"E	33.53'
L103	S73°30'49"E	37.40'
L104	S81°18'55"E	37.37'
L105	N72°56'04"E	77.63'
L106	N79°37'09"E	31.71'
L107	N14°42'56"E	51.32'
L108	N44°15'06"E	28.47'
L109	N59°56'59"E	64.41'
L110	N76°37'36"E	110.95'
L111	N67°34'21"E	57.44'
L112	N61°15'58"E	150.36'
L113	N44°11'42"E	116.27'
L114	N50°23'56"E	65.92'
L115	N57°42'13"E	48.33'
L116	N71°07'36"E	68.58'

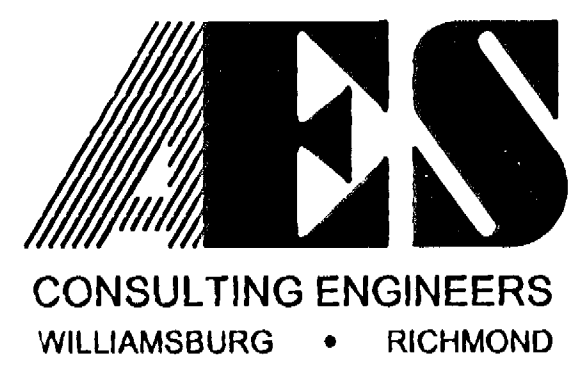
LINE TABLE FOR PARCEL 3

LINE	DIRECTION	LENGTH
L8	S49°19'03"W	249.56'
L9	S01°44'14"W	109.91'
L10	S15°48'03"E	182.87'
L11	N89°59'54"W	232.39'
L12	S63°08'19"W	259.96'
L13	S75°00'23"W	384.94'
L14	N42°39'40"W	230.25'
L15	S54°08'31"W	118.87'
L16	S06°08'42"E	217.04'
L17	N71°24'59"W	408.29'
L18	S60°29'24"W	404.38'
L19	N84°04'53"W	195.92'
L20	N28°00'59"W	2196.92'
L34	S27°48'28"E	793.99'
L36	N92°13'32"E	78.59'
L38	N27°48'28"W	63.42'
L37	N82°13'32"E	55.00'
L38	S58°04'42"E	237.03'
L39	N72°40'49"E	877.59'

CURVE TABLE FOR PARCEL 3

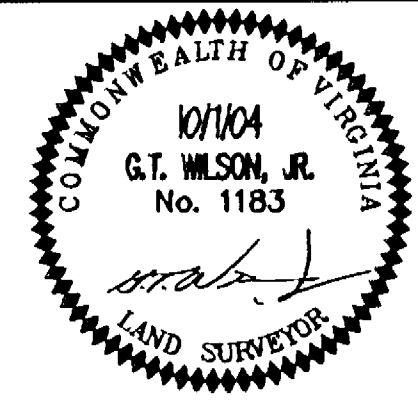
CURVE	DELTA	RADIUS	LENGTH	TANGENT	CHORD	CHORD BEAR.
C10	32°59'38"	100.00	57.59	29.82	56.79	N56°11'00"E
C11	8°30'11"	1000.00	113.50	56.81	113.44	N75°56'53"E

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



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