



KING CARTER GOLF CLUB MEMBERSHIP FACT SHEET

GOLF CLUB

The King Carter Golf Club, which opened in September 2005, is the centerpiece of the Hills Quarter residential development and features an 18-hole, championship course. This semi-private Club is owned and operated by Merry Point Development Company. Merry Point is also the developer of Hills Quarter.

LOCATION

Irvington, Virginia, approximately 75 miles east of Richmond, 125 miles southeast of Washington, D.C. and 40 miles east of Williamsburg.

COURSE DESIGNER

Joel Weiman, Chief Course Designer for the nationally renowned golf course engineering company McDonald & Sons, Inc., a firm recognized for its work on Bethpage Black, Riviera, Congressional and Robert Trent Jones.

COURSE DESCRIPTION

18 holes, par 71 featuring eleven par fours, four par threes and three par five holes. There are five sets of tees ranging from 6,820 yards for the championship tees to 2,169 yards for the family tees, which are designed so every hole can be played as a par three.

Located on 185 acres, this "old world" style course is adjacent to the Hills Quarter vineyards. The first nine holes are primarily in the open, scattered with impressive berms and artistic sand traps, but occasionally meander in and out of wooded areas and around four glistening ponds. The back nine are mainly lined with trees, but offer more dramatic changes in elevation. All the fairways are double loaded to create better views and more privacy for the homes that line King Carter. The Club also features a large practice facility.

CLUBHOUSE

The Clubhouse is in planning and design, it is anticipated that it will include a full service Pro Shop, Bar and Grille.

MEMBERSHIP

Resident and Non-Resident Golf Memberships are available at King Carter Golf Club for Families, Individuals and Corporations.

Resident Golf Memberships are offered to Hills Quarter residents and Non-Resident Golf Memberships are available for non-property owners. Corporate Memberships are available for area companies and King Carter Golf Club anticipates that Social Memberships will be offered in the future. Junior Golf Memberships are also available.



GOLF MEMBERSHIP BENEFITS FOR THE KING CARTER GOLF CLUB INCLUDE:

- Unlimited golf with no green fees
- Ability to book tee times in the Member reserved block seven days in advance
- Unlimited use of practice facilities
- Member cart fees
- Accompanied Guest of Member fees
- Walking privileges
- Member tournaments
- Member social events
- Merchandise discounts
- Charge privileges
- Members are not subject to capital or operational assessments
- Individual, Family and Corporate Memberships available (Juniors included for no additional fee)
- Complimentary instructional clinics

Junior Golf Memberships are available for children under 18 years old. Juniors under 12 must be accompanied by a playing adult. Junior Golf Members will have limited privileges, which will be outlined in the Plan for the Offering of Memberships when completed.

All Memberships at King Carter Golf Club are non-equity memberships and do not constitute a purchase of stock.

All Memberships and the associated fees are also non-refundable and non-transferable. All Memberships require an application and do not transfer with title to a homesite or a home.

Membership Fees for Residents is \$4,500 and Non-Resident Golf Memberships is \$5,000. Corporate Memberships (up to four designees) is \$7,000 and Junior Membership is \$0.

Dues for Resident Golf Memberships are \$2,100 annually billed at \$175 per month for a Family, and \$1,300 annually billed at \$108 per month for an Individual. Dues for Non Resident Golf Memberships are \$2,250 annually billed at \$187 per month for a Family and \$1,400 annually billed at \$117 per month for an Individual. Dues for Junior Memberships are \$400 annually billed at \$33 per month.

Financing of the Membership Fee is available through the Club.