

One New Lot  
(REASON)  
12/19/16 DATE

2016042232

BK: PLAT CABS

PG: 349j

PRESENTED & RECORDED:

12-19-2016 11:27:56 AM

CYNTHIA B FORTE

REGISTER OF DEEDS

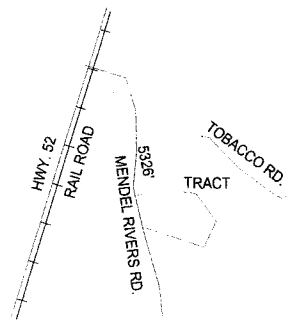
BERKELEY COUNTY, SC

- NOTES: (1): THIS IS TO CERTIFY THAT I HAVE CONSULTED THE FEDERAL INSURANCE ADMINISTRATION FLOOD HAZARD BOUNDARY MAP, AND FIND THE SURVEY DESCRIBED IS NOT LOCATED IN A SPECIAL FLOOD HAZARD AREA.  
(2): AREA WAS DETERMINED BY THE COORDINATE METHOD AND ALL INFORMATION SHOWN ON THIS PLAT OUTSIDE THE SURVEYED PROPERTY LINES IS FOR DESCRIPTIVE INFORMATION ONLY.  
(3): ALL REFERENCED MATERIALS ON THIS PLAT WERE USED TO PERFORM THIS SURVEY ONLY, THERE HAS NOT BEEN ANY TITLE SEARCH TO ACQUIRE THE INFORMATION SHOWN.  
(4): THERE HAS BEEN NO SURVEY DONE TO DETERMINE WETLANDS AND/OR UNSEEN STRUCTURES TO PROHIBIT DEVELOPEMENT OF THIS PROPERTY.

LAND APPEARS TO LIE IN FLOOD ZONE "X"

LAND ZONED "F-1"

Id	Bearing	Distance
L1	S 75°15'39" W	115.83'
L2	S 13°42'01" W	259.37'
L3	S 86°57'28" W	189.74'
L4	N 33°24'23" E	221.84'



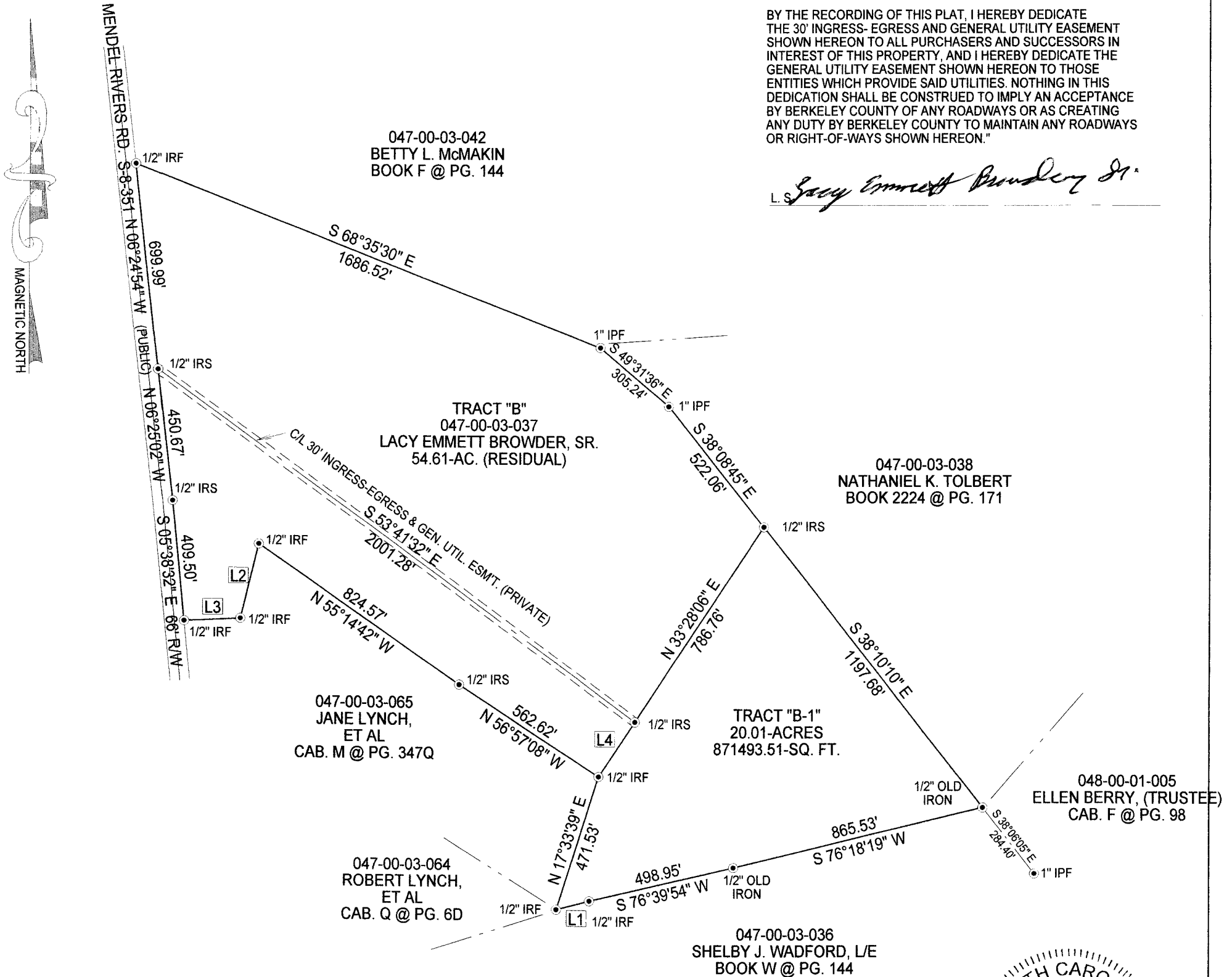
VICINITY MAP N.T.S.

TMS# 047-00-03-037  
DEED REF.: BOOK 3175 @ PG. 227  
PLAT REF.: BOOK L @ PG. 47

IRF: IRON ROD FOUND  
IRS: IRON ROD SET  
IPF: IRON PIPE FOUND  
IPS: IRON PIPE SET  
CMF: CONCRETE MONUMENT  
△: CALCULATED POINT

BY THE RECORDING OF THIS PLAT, I HEREBY DEDICATE THE 30' INGRESS- EGRESS AND GENERAL UTILITY EASEMENT SHOWN HEREON TO ALL PURCHASERS AND SUCCESSORS IN INTEREST OF THIS PROPERTY, AND I HEREBY DEDICATE THE GENERAL UTILITY EASEMENT SHOWN HEREON TO THOSE ENTITIES WHICH PROVIDE SAID UTILITIES. NOTHING IN THIS DEDICATION SHALL BE CONSTRUED TO IMPLY AN ACCEPTANCE BY BERKELEY COUNTY OF ANY ROADWAYS OR AS CREATING ANY DUTY BY BERKELEY COUNTY TO MAINTAIN ANY ROADWAYS OR RIGHT-OF-WAYS SHOWN HEREON."

L. S. *Lacy Emmett Browder Sr.*

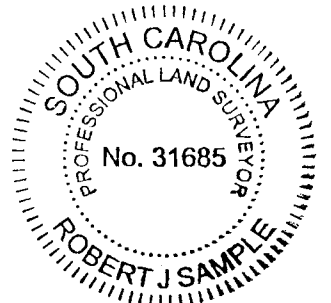


SUBDIVISION SURVEY OF TMS# 047-00-03-037  
74.62-ACRES TOTAL  
DESIGNATED AS TRACTS "B" & "B-1"  
OWNED BY: LACY EMMETT BROWDER, SR.  
2ND ST. STEPHEN PARISH  
BERKELEY COUNTY, SOUTH CAROLINA

MAY 28, 2016; REV.: 10-25-16

ROBERT J. SAMPLE, R.L.S.  
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WEST ASHLEY, S.C. 29407  
(843) 766- 8224  
bsample61@yahoo.com

SCALE 1" = 400'  
0 200 400



I HEREBY STATE TO THE BEST OF MY KNOWLEDGE AND BELIEF THAT THE SURVEY SHOWN HEREON WAS MADE IN ACCORDANCE WITH THE REQUIREMENTS OF THE MINIMUM STANDARDS MANUAL FOR THE PRACTICE OF LAND SURVEYING IN SOUTH CAROLINA AND MEETS OR EXCEEDS THE REQUIREMENTS FOR A CLASS "C" SURVEY AS SPECIFIED THEREIN.

ROBERT J. SAMPLE RLS# 31685