

Berkeley County Planning & Zoning

EXEMPT

lot greater than 5 acres

Seasonal Ponds

12/17/16 Date

2016042302

BK: PLAT CABS

PG: 3491

PRESENTED & RECORDED:

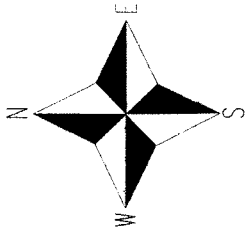
12-19-2016 12:14:00 PM

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 DEVELOPMENT OF THIS PROPERTY.



LAND APPEARS TO LIE IN FLOOD ZONE "X"

| Id | Bearing       | Distance |
|----|---------------|----------|
| L1 | N 00°00'30" W | 206.28'  |
| L2 | N 00°47'17" W | 137.41'  |
| L3 | N 87°31'30" E | 203.34'  |

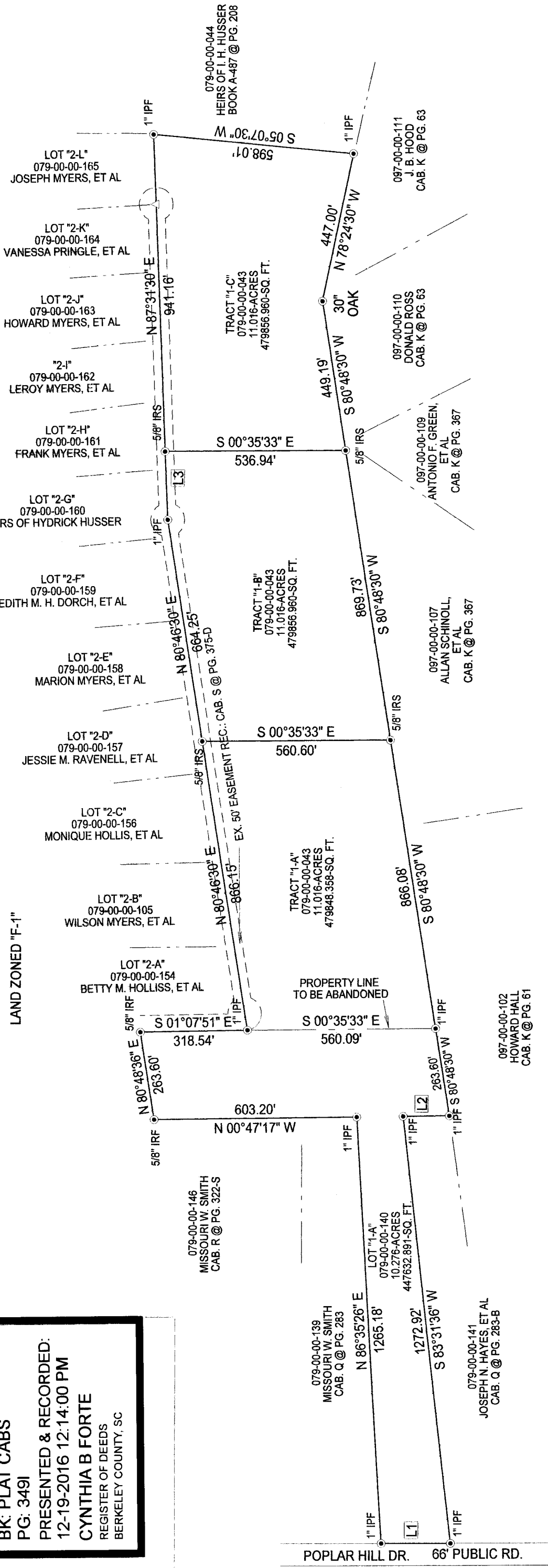
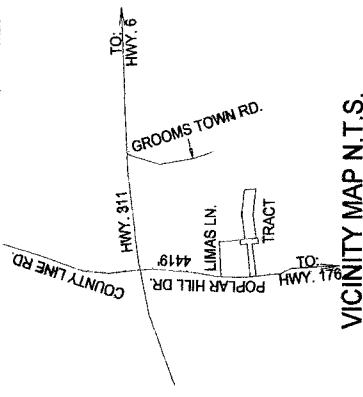
TRACT "1" - TMS# 079-00-00-043  
DEED REF.: BOOK 2042 @ PG. 343  
PLAT REF.: CAB. D @ PG. 186

LOT "1-A" - TMS# 079-00-00-140  
DEED REF.: BOOK 10952 @ PG. 203  
PLAT REF.: CAB. R @ PG. 322-S

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

LAND ZONED "F-1"

VICINITY MAP N.T.S.



BOUNDARY SURVEY OF TMS# 079-00-00-140 &  
SUBDIVISION SURVEY OF TMS# 079-00-00-043 - TRACT "1"  
CREATING TRACTS "1-A", "1-B", & "1-C" (33.048-AC. TOTAL)  
SHOWING PROPERTY LINE TO BE ABANDONED  
TO COMBINE A PORTION OF TMS# 079-00-00-043 & 140 (21.292-AC. TOTAL)  
OWNED BY: NATHANIEL HUSSER, JR., ET AL  
1ST GOOSE CREEK PARISH - CROSS  
BERKELEY COUNTY, SOUTH CAROLINA

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.

THOMAS L. WESTBURY SCPLS# 23571  
202 COUNTRY CLUB BLVD.  
ST. GEORGE, S.C. 29477  
(843) 560-6263

SCALE 1" = 300'  
0 150 300

DECEMBER 9, 2016