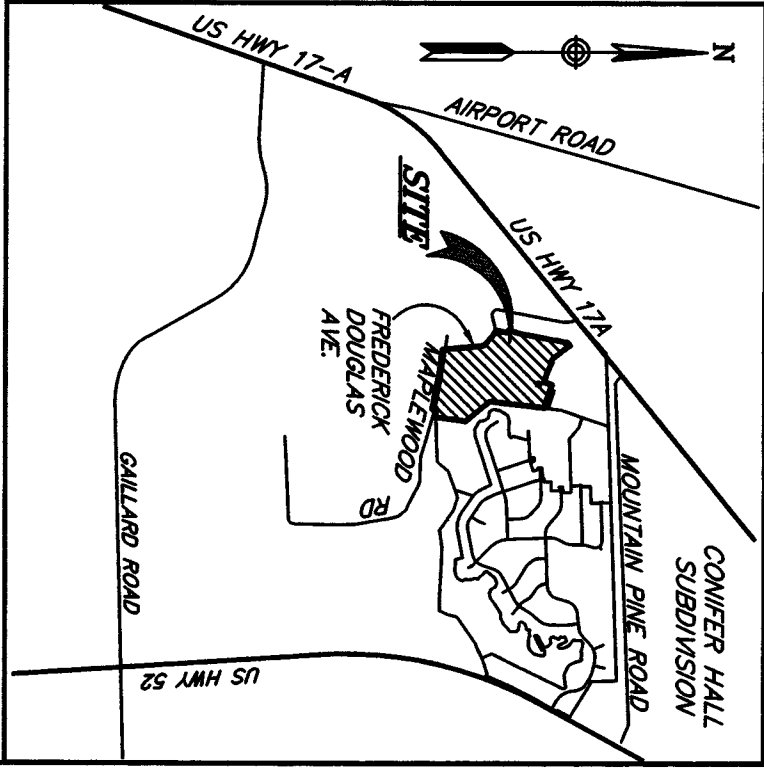




BY THE RECORDING OF THIS PLAT, I HEREBY DEDICATE THE EASEMENTS AND RIGHTS-OF-WAY SHOWN HEREON TO THE USE OF THE PUBLIC FOR EVER. NOTHING IN THIS DEDICATION SHALL BE CONSTRUED TO IMPLY AN ACCEPTANCE BY BERKELEY COUNTY OF ANY ROADWAY OR DRAINAGE FACILITY OR AS CREATING ANY DUTY BY BERKELEY COUNTY TO MAINTAIN ANY ROADWAY, RIGHTS-OF-WAY OR DRAINAGE EASEMENT SHOWN HEREON.

LENNAR CAROLINAS LLC

BY THE RECORDING OF THIS PLAT, I HEREBY DEDICATE ALL LANDS DEPICTED OR INTENDED AS OPEN SPACE TO REMAIN FREE OF DEVELOPMENT THAT WOULD VIOLATE ITS PURPOSE AS OPEN SPACE. THE DEDICATION OF THIS COMMON OPEN SPACE AND THE LOTS IS A CONSIDERED CONSTRUED TO IMPLY AN ACCEPTANCE BY BERKELEY COUNTY.

LENNAR CAROLINAS LLC

ACREAGE CHART

65 LOTS = 10.291 AC.
HOA = 5.440 AC.
COMMON AREA = 19.797 AC.
RIGHT-OF-WAY = 3.486 AC.
TOTAL = 39.014 AC.

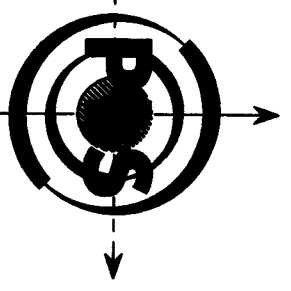
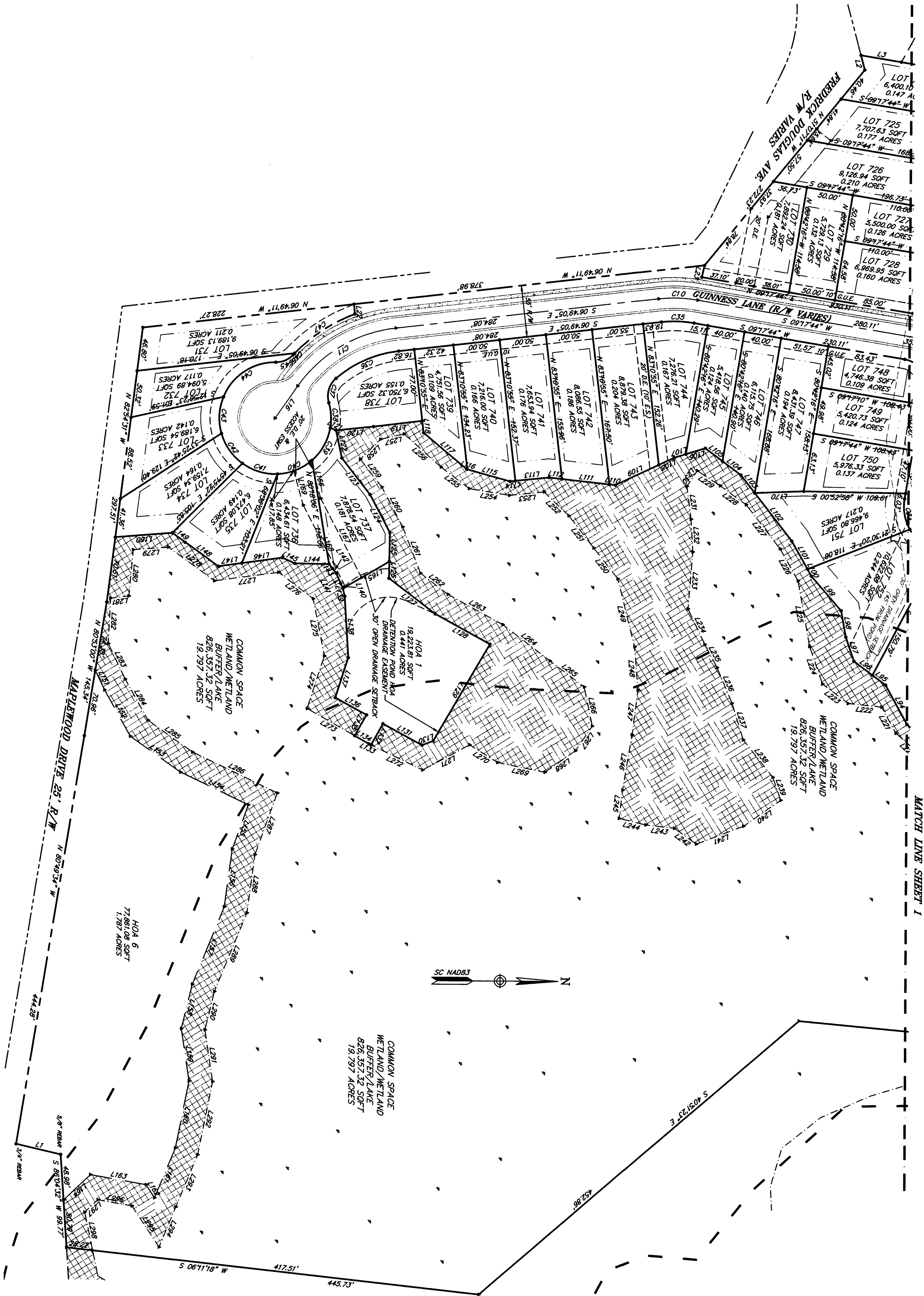
FINAL PLAT
SHOWING THE SUBDIVISION OF
TRACT 2A
TMS 162-00-01-045
TO FORM
LOTS 701 THRU 765, PHASE 7
MOSS GROVE
LOCATED IN
THE TOWN OF MONCK'S CORNER
BERKELEY COUNTY, SOUTH CAROLINA
DATE: JUNE 14, 2017 SCALE: 1" = 60'
SHEET 2 OF 3

2017030800
BK PLAT CABS
PG. 339d
PRESENTED & RECORDED:
08-24-2017 11:47:08 AM
CYNTHIA B FORTE
REGISTER OF DEEDS
BERKELEY COUNTY, SC

SEE SHEET 3 OF 3 FOR
CURVE & LINE TABLE

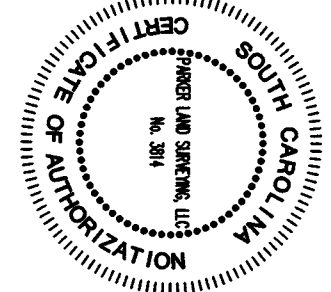
LEGEND

- PROPERTY LINE WITH PROPERTY CORNER FOUND (AS DESCRIBED)
- PROPERTY LINE WITH PROPERTY CORNER SET (3/4" REBAR)
- RIGHT OF WAY LINE
- ADJACENT PROPERTY LINE
- SETBACK
- DRAINAGE EASEMENT (D.E.)
- GENERAL UTILITY EASEMENT (G.U.E.)
- WETLAND
- WETLAND BUFFER



Parker Land Surveying, LLC
9910 Gaffin Street
Hendrix, SC 29410
Phone: (843) 554-7779
Fax: (843) 554-7779

ANDREW C. CALLETTE
PLS. 5033-B



I HEREBY STATE TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, INFORMATION AND BELIEF, THE SURVEY SHOWN HEREON WAS MADE IN ACCORDANCE WITH THE REQUIREMENTS OF THE STANDARDS OF PRACTICE MANUAL FOR SURVEYING IN SOUTH CAROLINA, AND MEETS OR EXCEEDS THE REQUIREMENTS FOR A CLASS A SURVEY AS SPECIFIED THEREIN. ALSO, I AM AWARE OF NO VISIBLE ENCROACHMENTS OR PROJECTIONS OTHER THAN SHOWN.