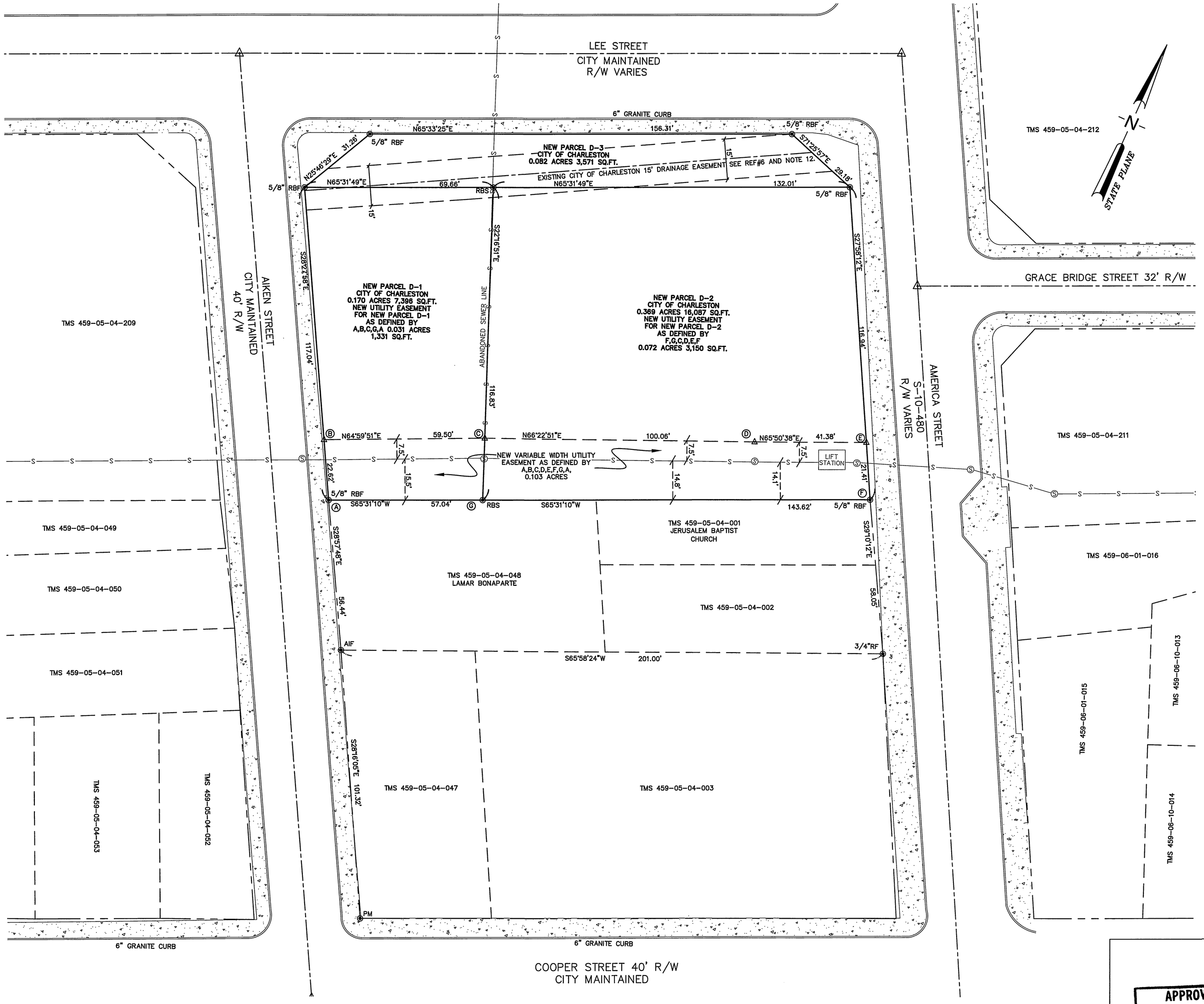

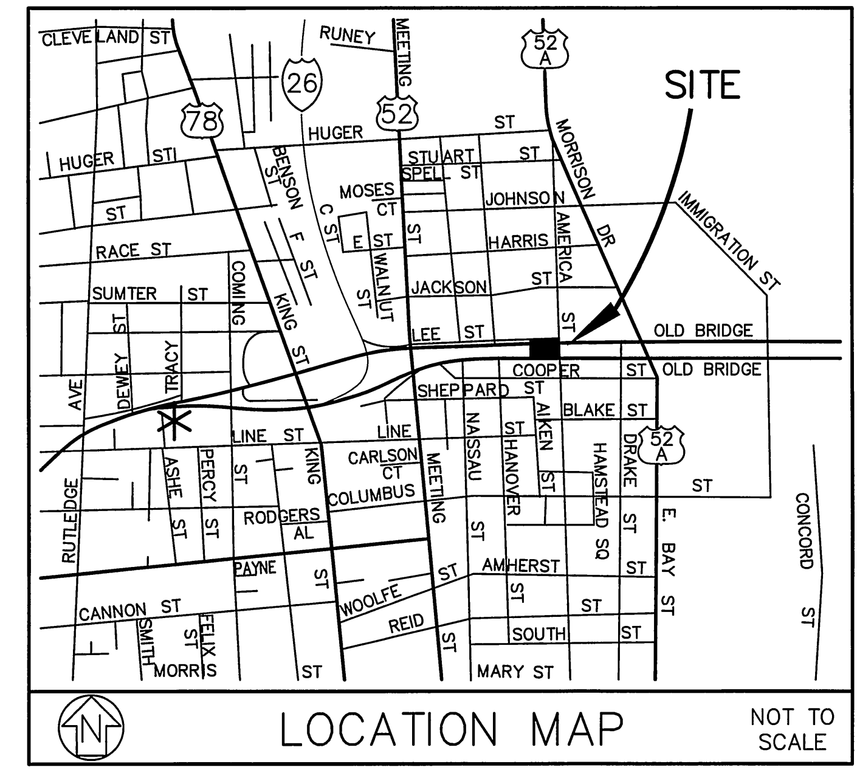

LOCATION MAP NOT TO SCALE

NOTES AND REFERENCES:

1) THE PROPERTY IS OWNED BY THE CITY OF CHARLESTON.

2) THE TMS FOR PARCEL D IS 459-05-04-210.

3) THE TOTAL AREA FOR PARCEL D IS 0.621 ACRES.

4) ACCORDING TO FLOOD INSURANCE RATE MAPS 45019C0512J, DATED NOVEMBER 17, 2004 THE PROPERTY LIES IN FLOOD ZONE AE WITH A BASE ELEVATION 13.

5) ALL PROPERTY CORNERS ARE 5/8" REBAR SET UNLESS OTHERWISE NOTED.

6) REFERENCE PLAT BY FORSBERG ENGINEERING DATED AUGUST 9, 2005 AND RECORDED IN THE CHARLESTON COUNTY RMC OFFICE IN PLAT BOOK EJ PAGE 326.

7) REFERENCE PLAT BY FORSBERG ENGINEERING DATED MARCH 18, 2007, TITLED "PLAT SHOWING NEW PARCELS A, B, C, D, E, F, G, H, I, J & K CREATED FROM FORMER RIGHT OF WAY OWNED BY SCDOT", AND LAST REVISED ON APRIL 15, 2011 AND RECORDED IN THE CHARLESTON COUNTY RMC OFFICE IN PLAT BOOK L12 PAGE 0029.

8) REFERENCE PLAT BY FORSBERG ENGINEERING DATED APRIL 17, 2006 AND RECORDED IN THE CHARLESTON COUNTY RMC OFFICE IN PLAT BOOK EK PAGE 146.

9) THIS PLAT IS NOT INTENDED TO SHOW THE EXISTENCE OR NONEXISTENCE OF US ARMY CORPS OF ENGINEERS JURISDICTIONAL WETLANDS.

10) PUBLIC WATER AND SEWER IS AVAILABLE FOR A FEE FROM CPW.

11) REFERENCE HIGHWAY DOCKET 10.518 SHEET 14 AND 18 OF 20.

12) THE CITY OF CHARLESTON DRAINAGE EASEMENT SHOWN IS FOR THE CITY OF CHARLESTON FOR ACCESS TO AND MAINTENANCE OF THE STORM WATER SYSTEM.

NOTICE: THIS PROPERTY SUBJECT TO DECLARATION OF COVENANTS AND RESTRICTIONS RECORDED ON THE _____ DAY OF _____, 2016, AT BOOK _____ PAGE _____, OFFICER OF THE REGISTER OF DEEDS, AND ANY SUBSEQUENT AMENDMENTS RECORDED THERETO.

LEGEND:
PM – PUNCH MARK IN SIDEWALK
RBF – REBAR FOUND
AIF – ANGLE IRON FOUND
RBS – 5/8"REBAR SET
SF – SQUARE FEET
AC. – ACRES
Ⓢ – SEWER MANHOLE
——S—— – UNDERGROUND SEWER

GRAPHIC SCALE
20 0 20 40
(IN FEET)
1 inch = 20 ft.

I HEREBY STATE THAT 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.

LEWIS SMITH MOORE, RLS NO. 21621

FOR CITY OF CHARLESTON AND RMC USE ONLY

APPROVED PLAT
DATE 2-3-16
ENGINEERING DIVISION
CITY OF CHARLESTON

RECORDED
DATE: 2/12/2016 TIME: 10:47:43 AM
Book-Page L16 0076 DocType Large Plat
Charlie Lybrand, Register, Charleston County, SC

Record Fee	$10.00	Filed By: HAYNSWORTH SINKLER BOYD PA
Postage	$0.00	0
TOTAL	$10.00	PO BOX 340
Drawer	Drawer 2	CHARLESTON SC 29402 (BOX)
Clerk	JBA	

Location: AMERICA STREET

IF SHEET IS LESS THAN (22" X 34") IT IS A REDUCED PRINT, SCALE REDUCED ACCORDINGLY

FORSBERG ENGINEERING AND SURVEYING, INC.
1587 SAVANNAH HIGHWAY SUITE B
P.O. BOX 30575
CHARLESTON, SOUTH CAROLINA 29417
(843) 571-2822 FAX (843) 571-6780
CIVIL ENGINEERING, SURVEYING AND LAND PLANNING

SOUTH CAROLINA FORSBERG ENGINEERING & SURVEYING, INC. No. C00343 CERTIFICATE OF AUTHORIZATION

FINAL PLAT SHOWING THE SUBDIVISION OF PARCEL D INTO PARCELS D-1, D-2, AND D-3 NEW VARIABLE WIDTH UTILITY EASEMENT AS DEFINED BY A,B,C,D,E,F,G,A

CITY OF CHARLESTON, CHARLESTON COUNTY, SOUTH CAROLINA

SOUTH CAROLINA REGISTERED LAND SURVEYOR 21621 LEWIS S. MOORE
LEWIS SMITH MOORE

DATE	MAY 5, 2014
DRAWN/CHECKED	LSM
LAST REVISED	JANUARY 28, 2016
APPROVED	LSM
SCALE	1" = 20'
PROJECT NO.	4200
SHEET NUMBER	1

1 OF 1