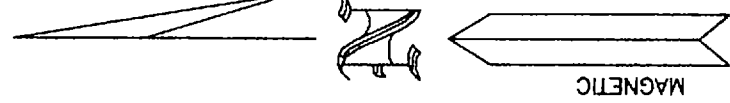


REFERENCE PLATS:

1. PLAT BY E. M. SEABROOK, JR., INC. DATED APRIL 2, 2001. RECORDED IN CHAS. CO. RMC OFFICE IN PLAT BOOK EF PAGE 781
2. PLAT BY E. M. SEABROOK, JR., INC. DATED JULY 12, 2005. RECORDED IN CHAS. CO. RMC OFFICE IN PLAT BOOK EF PAGE 105
3. PLAT BY MICHAEL S. HARDY LAST REVISED JUNE 14, 1994. RECORDED IN CHAS. CO. RMC OFFICE IN PLAT BOOK CP PAGE 106
4. PLAT BY E. M. SEABROOK, JR., INC. DATED DEC. 20, 2004. RECORDED IN CHAS. CO. RMC OFFICE IN PLAT BOOK EF PAGE 209
5. PLAT BY W. L. GAILLARD DATED NOV. 1949. RECORDED IN CHAS. CO. RMC OFFICE IN DEED BOOK U51 PAGE 73
6. RECORDED IN CHAS. CO. RMC OFFICE IN PLAT BOOK F PAGE 31
7. PLAT BY JOHN MCCRAID CO. DATED FEBRUARY 1937. RECORDED IN CHAS. CO. RMC OFFICE IN PLAT BOOK E PAGE 216
8. PLAT BY FREDERICK I. SMITH DATED JUNE 16, 1879. RECORDED IN CHAS. CO. RMC OFFICE IN PLAT BOOK C PAGE 12
9. PLAT BY E. M. SEABROOK, JR., INC. DATED JULY 12, 2005. RECORDED IN CHAS. CO. RMC OFFICE IN PLAT BOOK EF PAGE 105
10. PLAT BY E. M. SEABROOK, JR., INC. DATED DEC. 20, 2004. RECORDED IN CHAS. CO. RMC OFFICE IN PLAT BOOK EF PAGE 209
11. PLAT BY GEORGE A. JOHNSON, JR. IN NC DATED DEC. 20, 2004. RECORDED IN CHAS. CO. RMC OFFICE IN PLAT BOOK CB PAGE 108
12. RECORDED IN CHAS. CO. RMC OFFICE IN PLAT BOOK CA PAGE 187
13. PLAT BY E. M. SEABROOK, JR., INC. DATED APRIL 3, 1990. RECORDED IN CHAS. CO. RMC OFFICE IN PLAT BOOK CA PAGE 187
14. RECORDED IN CHAS. CO. RMC OFFICE IN PLAT BOOK EF PAGE 663

LEGEND
CP COMPILED POINT
IPF IRON PIPE FOUND
IRF IRON REBAR FOUND
IRS IRON REBAR SET



E. GORDON HAY
TMS 273-00-00-117

LEGAREVILLE ROAD
50' PRIVATE R/W
PLAT BOOK CA PAGE 187
PB #13342

ZONED AG-8
LYDIA H. PEDERSEN
TMS 273-00-00-116

I hereby state that to the best of my knowledge, information, and belief, 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 A survey as specifically required by the

LEWIS E. SEABROOK
Jr., Inc.
REGISTERED PROFESSIONAL ENGINEER
SOUTH CAROLINA
No. 000045
EXPIRATION DATE 06/30/2010

LEWIS E. SEABROOK
Jr., Inc.
REGISTERED PROFESSIONAL ENGINEER
SOUTH CAROLINA
No. 000045
EXPIRATION DATE 06/30/2010

THOMAS A. & JOSEPHINE H. HUTCHESON

ZONED AG-8
TMS 321-00-00-019

ADDITIONAL NOTES:

1. ANY FURTHER SUBDIVISION OF THIS PARCEL OR ROAD CONSTRUCTION OR EXTENSION OF THE EXISTING ROADS SHOWN HEREON SHALL REQUIRE COMPLIANCE WITH THE CHARLESTON COUNTY ZONING & LAND DEVELOPMENT DEPARTMENT'S REQUIREMENTS FOR ROAD CONSTRUCTION. ANY ROAD CONSTRUCTION IN THE COUNTY RIGHT-OF-WAY SHALL BE IN ACCORDANCE WITH THE REQUIREMENTS OF THE SOUTH CAROLINA DEPARTMENT OF TRANSPORTATION'S STANDARD SPECIFICATIONS FOR ROAD CONSTRUCTION.
2. IT IS HEREBY EXPRESSLY UNDERSTOOD BY THE PROPERTY OWNER THAT THE ROAD SHOWN ON THIS PLAT IS NOT RESPONSIBLE FOR THE MAINTENANCE OF THE STREETS, ROADS, COMMON AREAS, DRAINAGE SYSTEMS AND ANY OTHER MUNICIPAL SERVICES WHICH ARE THE RESPONSIBILITY OF THE CHARLESTON COUNTY. THE PROPERTY OWNER SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THE ROAD SHOWN ON THIS PLAT.
3. BE AWARE THAT CHARLESTON COUNTY IS NOT RESPONSIBLE FOR DRAINAGE AND FLOODING PROBLEMS RELEVANT TO THE ROAD SHOWN ON THIS PLAT. THE PROPERTY OWNER SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THE ROAD SHOWN ON THIS PLAT.
4. NO PUBLIC FUNDS SHALL BE USED FOR THE MAINTENANCE OF THE ROAD SHOWN ON THIS PLAT.
5. THE ROAD SHOWN ON THIS PLAT IS NOT RESPONSIBLE FOR THE MAINTENANCE OF THE STREETS, ROADS, COMMON AREAS, DRAINAGE SYSTEMS AND ANY OTHER MUNICIPAL SERVICES WHICH ARE THE RESPONSIBILITY OF THE CHARLESTON COUNTY.

ZONING:

AG-8 DENSITY/INTENSITY AND DIMENSIONAL STANDARDS:
MAXIMUM DENSITY: 1 DWELLING UNIT PER 8 ACRES
MINIMUM LOT AREA: 1 ACRE
MINIMUM LOT WIDTH: 135 FEET
MINIMUM STREET WIDTH: 50 FEET
MINIMUM FRONT YARD SETBACK: 15 FEET
MINIMUM SIDE YARD SETBACK: 15 FEET
MINIMUM REAR YARD SETBACK: 15 FEET
MINIMUM CRITICAL LINE: 30 FEET
MINIMUM BLDG. COVER: 30% OF LOT
MAXIMUM HEIGHT: 35 FEET

NOTES:

1. AREA DETERMINED BY COORDINATES
2. BASED ON INTERPRETATION OF FEMA FLOOD INSURANCE RATE MAP NUMBER 45019C 0870 J WHICH SHOWS THE FLOOD ZONE VE (ELEV. 12). SHOWN HEREON LIES IN FLOOD ZONE VE (ELEV. 12). VE (ELEV. 13), AE (ELEV. 14), AE (ELEV. 15).
3. THIS PLAT IS BASED ON OLD PLATS, LINES AND RECORDS OF LONG DURATION AND EXISTING DOCUMENTATION.
4. NOT APPROVED FOR BUILDING PURPOSES; APPROVED FOR AGRICULTURAL USE ONLY.
5. THESE LOTS WILL HAVE ACCESS ON A PRIVATE RIGHT-OF-WAY.
6. PUBLIC WATER IS AVAILABLE TO THESE LOTS FROM THE LEGAREVILLE ROAD.
7. WASTE DISPOSAL FOR THESE LOTS SHALL BE BY INDIVIDUAL SEPTIC SYSTEMS. INDIVIDUAL WASTE DISPOSAL TO THESE TRACTS AND/OR LOTS MUST HAVE SC DHEC APPROVAL.

LEGAREVILLE AREA

JOHNS ISLAND

CHARLESTON COUNTY, S. C.

PLAT OF A SUBDIVISION OF TMS 321-00-00-002

CONTAINING 66.12 ACRES

OWNED BY CHARLOTTE H. TILTON, SOLOMON L. HAY III, CYNTHIA HAY JOHNSON AND WILLIAM CALDWELL HAY

INTO TRACT H1 CONTAINING 34.02 ACRES, TRACT H2 CONTAINING 20.02 ACRES AND TRACT H3 CONTAINING 12.08 ACRES

SCALE IN FEET

200 100 0 200 400 600

FEBRUARY 10, 2009

EMSeabrook, Jr., Inc.

Engineers-Surveyors

1081 JOHNNIE DODDS BLVD./BOX 96

MOUNT PLEASANT, S. C. 29465

PHONE (843) 884-4496

The area shown on this plat is a general representation of DHEC-CORM. Critical areas, by their nature, are dynamic and subject to change over time. By generally delineating the permit authority of the DHEC-CORM, the office of OCRM in no way waives the right to assert permit jurisdiction in any critical area on the subject property, whether shown or not.

Signature: *William C. Egan* DATE: 2/8/2009

The critical line shown on this plat is valid for five years from the date of this signature, subject to the customary language above.

LOCATION MAP

NOT TO SCALE

MARSHES OF THE STONO RIVER

ALLIGATOR CREEK

CHARLES CREEK

WHALEY RD.

LEGAREVILLE ROAD

ASAPPOOLA CREEK

BM 10 159 SCGS

AT INTERSECTION OF

AND RIVER RD

TO RIVER RD

GIBBS RD.

BREWTON DR.

DANIEL FLUDD RD.

WINNIE'S WAY

MARY HAY BL.

LEGAREVILLE ROAD

LEGAREVILLE RD

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