

REFERENCE:

- 1) PLAT BY A.H. SCHWACKE 111 DATED NOVEMBER 15, 1994 BOOK EA PAGE 426 RMC CHAS. CO.
- 2) PLAT BY E.M. SEABROOK, JR DATED APRIL 6, 1982 BOOK AV PAGE 082 RMC CHAS. CO.
- 3) PLAT BY E.M. SEABROOK, JR DATED MARCH 24, 1983 BOOK AX PAGE 067 RMC CHAS. CO.

LOT AREA
 32426.0 SQ. FT.
 0.74 ACRES

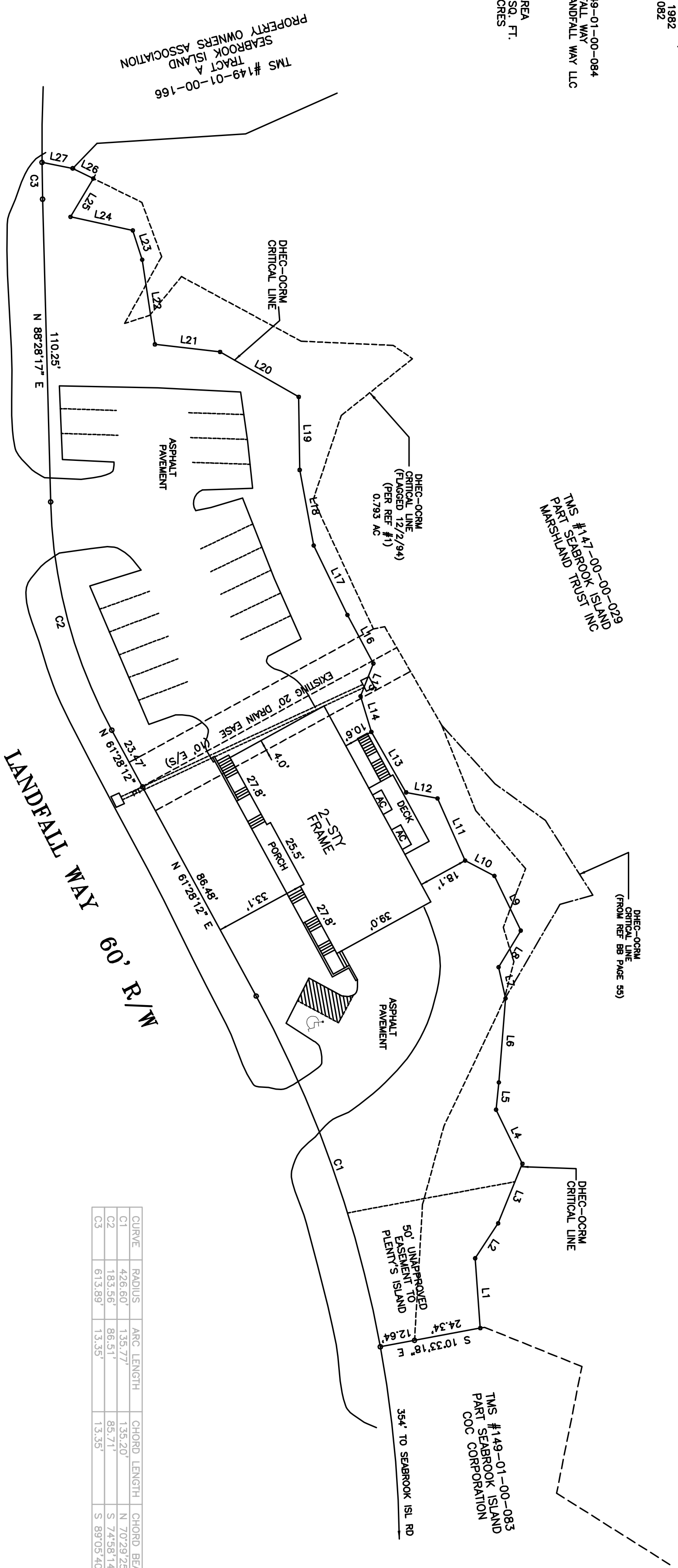
TMS #147-00-00-008
 PART SEABROOK TRUST ISLAND MARSHLAND

THE AREA SHOWN ON THIS PLAT IS A REPRESENTATION OF DEPARTMENT PERMIT AUTHORITY ON THE SUBJECT PROPERTY. CRITICAL AREAS BY THEIR NATURE ARE DYNAMIC AND SUBJECT TO CHANGE OVER TIME. BY DELINEATING THE PERMIT AUTHORITY OF THE DEPARTMENT, THE DEPARTMENT IN NO WAY WAIVES ITS RIGHT TO ASSERT PERMIT JURISDICTION AT ANY TIME IN ANY CRITICAL AREA ON THE SUBJECT PROPERTY, WHETHER SHOWN HEREON OR NOT.

SIGNED BY WILLIAM C. EISER
 DATE 6/14/12

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

- LEGEND:**
- I.O. IRON OLD (ROUND)
 - I.N. IRON NEW (SET)
 - O.M. CONCRETE MONUMENT OLD
 - P.C. AIR CONDITIONER
 - PP POWER POLE



| CURVE | RADIUS | ARC LENGTH | CHORD LENGTH | CHORD BEARING | DELTA ANGLE |
|-------|--------|------------|--------------|---------------|-------------|
| C1 | 426.60 | 135.77' | 135.20' | N 70°29'25" E | 18°14'07" |
| C2 | 183.56 | 86.51' | 85.71' | S 74°58'14" W | 27°00'05" |
| C3 | 613.89 | 13.35' | 13.35' | S 89°05'40" W | 01°14'46" |

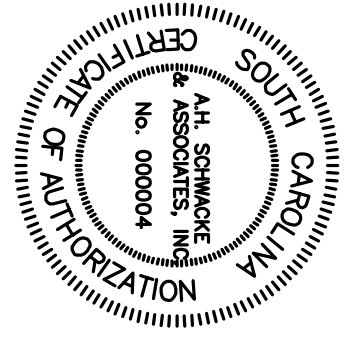
| LINE | BEARING | DISTANCE |
|------|---------------|----------|
| L1 | S 85°44'45" W | 25.43' |
| L2 | N 56°33'54" W | 15.21' |
| L3 | S 67°51'23" E | 23.40' |
| L4 | N 63°56'38" E | 21.88' |
| L5 | N 84°04'58" W | 9.95' |
| L6 | S 85°28'38" E | 30.60' |
| L7 | S 77°28'15" W | 11.68' |
| L8 | S 58°35'08" E | 15.52' |
| L9 | N 64°17'48" E | 22.09' |
| L10 | N 27°29'16" E | 12.02' |
| L11 | N 66°06'43" E | 24.89' |
| L12 | N 10°57'53" E | 11.85' |
| L13 | N 60°04'46" E | 25.38' |
| L14 | N 73°16'54" E | 13.54' |
| L15 | N 68°45'36" W | 12.76' |
| L16 | N 61°48'56" E | 19.98' |
| L17 | S 64°09'30" W | 28.06' |
| L18 | N 79°25'37" E | 27.91' |
| L19 | N 89°16'38" E | 26.56' |
| L20 | N 29°43'49" E | 32.92' |
| L21 | S 06°36'12" W | 23.88' |
| L22 | N 81°25'35" E | 31.14' |
| L23 | S 72°23'48" W | 11.15' |
| L24 | N 12°13'25" E | 23.16' |
| L25 | S 59°28'49" E | 16.23' |
| L26 | S 26°13'23" W | 8.30' |
| L27 | N 10°52'24" E | 11.41' |

NOTES:
 BEARINGS SHOWN ARE BASED ON GRID NORTH
 AREA DETERMINED BY COORDINATE METHOD
 THE PUBLIC RECORDS REFERENCED ON THIS PLAT ARE ONLY THOSE USED AND/OR NECESSARY TO THE ESTABLISHMENT OF THE BOUNDARY OF THIS PROPERTY. THEY ARE NOT AND DO NOT CONSTITUTE A TITLE SEARCH ANYTHING SHOWN OUTSIDE THE DEFINED BOUNDARY OF THIS PLAT IS FOR DESCRIPTIVE PURPOSES ONLY.
 THE REQUIRED SETBACKS MAY BE DESIGNATED AND/OR VARIED BY THE SEABROOK ISLAND ARCHITECTURAL REVIEW BOARD. THE ARCHITECTURAL REVIEW BOARD RESERVES THE RIGHT TO GRANT VARIANCES RESPECTING SETBACK GUIDELINES AND/OR TO EXPAND THE "BUILDABLE" AREA.
 THE PRESENCE OR ABSENCE OF U.S. ARMY CORPS OF ENGINEERS JURISDICTIONAL WETLANDS IS UNDETERMINED AS OF THE DATE OF THIS SURVEY
 PROPERTY IS LOCATED IN FLOOD ZONE AE (EL 14)
 AS PER FEMA FLOOD MAPS.
 PANEL NO. 45019C 0785J
 DATED NOVEMBER 17, 2004
 COMMUNITY NO. 450256

SURVEYOR'S CERTIFICATION

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 specified therein. Also there are no visible encroachments or projections other than shown. This survey as is not valid unless it bears the original signature and has an embossed seal. Area determined by coordinate method.

CERTIFICATIONS ARE NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS. THIS PLAT SUPERSEDES ANY PREVIOUS SURVEYS. THE ENTIRE PERSON(S) SHOWN HEREON IS/ARE THE SURVEYOR(S) OF A TITLE SEARCH.
 PROJECT 12 12093



PLAT OF
 TRACT B
 1101 LANDFALL WAY
 SEABROOK ISLAND
 CHARLESTON COUNTY SOUTH CAROLINA

DATE: MAY 23, 2012 SCALE: 1" = 30'

