PLAT # B-4179-D-300
DISK # C:\DWG13 NAME: SUMPAGE2
FB #100 PG 1-5

REFERENCE PLAT NORTH(GRID)

BUILDING SETBACKS

FRONT SETBACKS ARE 50 FEET
SIDE SETBACKS ARE 10 FEET
REAR SETBACKS ARE 35 FEET
WATERFRONT SETBACKS ARE 50 FEET
SIDE STREET SETBACKS ARE 35 FEET

EASEMENTS

5' DRAINAGE AND UTILITY EASEMENT ALONG ALL SIDE LOT LINES

10' DRAINAGE AND UTILITY EASEMENTS ALONG ALL FRONT AND REAR LOT LINES

FLOOD EASEMENT TAKEN TO 810 MSL CONTOUR.

ALL CORNERS MARKED WITH 5/8" STEEL REBAR

LAKE SHORE BOUNDARD FALL ON OR ABOVE 804 MSL CONTOUR.

THE SUMMIT

SHEET 2 OF 2

NOTE: SEE SHEET 1 FOR LINE TABLES AND OTHER REFERENCE NOTES.

all of New 7.84AC
S/A 209-00-02-138

P/O 209-00-02-052
5.2Ac. Left

P/O 209-00-02-053
34.8 AC Left

Plat Ref
A 374-9,10,11,12

DESCRIPTION: P/O TMP 209-00-02-052,053
DUKE REFERENCE: K431, K992, K270, K817, K719, K240, K777-B
REFERENCE PLAT BOOK PAGE
RECORDS OF OCONEE COUNTY.

LOCATION: STATE OF SOUTH CAROLINA
COUNTY OF OCONEE
TOWNSHIP OF SENECA
CITY OF

AREA OF PARCEL: AS NOTED

DATE: SEPTEMBER 25, 1995

CRESCENT RESOURCES

CURVE	RADIUS	LENGTH	CHORD	BEARING
C1	150.00'	94.42'	92.87'	N 45°08'17" W
C2	100.00'	34.91'	34.73'	S 53°11'08" E
C3	50.00'	32.50'	31.93'	N 12°53'51" W
C4	100.00'	59.51'	58.63'	S 11°19'18" E
C5	1179.30'	48.24'	48.23'	S 30°20'57" E
C6	133.74'	156.36'	147.61'	S 75°52'58" E
C7	150.00'	209.96'	193.24'	N 69°16'38" W
C8	100.00'	84.57'	82.07'	S 52°36'42" E
C9	150.00'	91.86'	90.43'	N 70°55'57" E
C10	200.00'	93.78'	92.93'	N 75°02'37" E
C11	100.00'	132.65'	123.13'	N 80°23'21" W
C12	288.05'	419.42'	383.34'	N 84°53'53" W
C13	225.00'	27.34'	27.32'	S 84°59'47" W
C14	175.00'	31.64'	31.60'	S 83°17'50" W
C15	175.00'	71.83'	71.33'	S 66°21'30" W
C16	225.00'	105.70'	104.73'	S 68°03'27" W
C17	1129.30'	474.53'	471.04'	S 39°09'36" E
C18	200.00'	26.13'	26.11'	S 38°52'39" E
C19	200.00'	31.31'	31.27'	S 47°06'16" E
C20	199.87'	86.77'	86.09'	N 39°09'05" W
C21	746.52'	124.50'	124.36'	S 13°53'17" E
C22	200.00'	44.98'	44.89'	S 02°43'31" W
C23	200.00'	32.33'	32.29'	S 08°20'51" E
C24	696.52'	111.77'	111.65'	S 17°34'28" E
C25	199.87'	125.17'	123.14'	N 08°46'23" W
C27	246.16'	35.52'	35.49'	N 23°05'54" E
C28	25.00'	37.87'	34.35'	S 00°03'14" W
C29	50.00'	76.34'	69.14'	N 70°58'10" E
C30	296.16'	116.39'	115.64'	N 32°17'45" E
C31	921.94'	75.75'	75.72'	N 40°59'52" W
C32	923.94'	135.39'	135.27'	N 34°27'04" W
C33	873.94'	91.75'	91.71'	N 36°15'11" W
C34	100.00'	52.20'	51.61'	N 32°51'45" E
C35	100.00'	31.15'	31.02'	S 42°00'54" E
C36	746.52'	89.66'	89.61'	S 32°59'52" E
C37	100.00'	94.85'	91.34'	N 09°15'54" W
C38	405.32'	132.06'	131.47'	N 38°09'12" E
C39	25.00'	19.35'	18.87'	S 25°17'43" W
C40	405.32'	37.22'	37.21'	N 26°10'20" E
C41	425.00'	69.47'	69.39'	S 28°13'27" W
C42	355.32'	62.57'	62.49'	N 28°35'11" E
C43	50.00'	28.71'	28.39'	N 18°28'19" E
C44	375.00'	86.05'	85.86'	S 30°06'54" W
C45	425.00'	110.60'	110.28'	S 40°21'41" W
C46	375.00'	72.33'	72.22'	S 42°12'50" W
C47	100.00'	162.32'	145.07'	N 85°45'38" W
C48	285.55'	71.54'	71.35'	S 58°06'57" E
C49	696.52'	132.75'	132.55'	S 27°37'54" E
C50	296.16'	81.14'	80.89'	N 13°05'19" E
C51	246.16'	71.80'	71.54'	N 10°36'53" E
C52	746.52'	141.90'	141.69'	S 24°06'41" E
C53	923.94'	178.31'	178.03'	N 24°43'28" W
C54	873.94'	137.36'	137.22'	N 08°20'38" W

CURVE	RADIUS	LENGTH	CHORD	BEARING
C55	923.94'	77.70'	77.67'	N 06°15'01" W
C56	25.00'	35.74'	32.77'	S 37°06'51" W
C57	537.45'	113.43'	113.22'	N 72°01'24" E
C58	25.00'	43.57'	38.26'	S 53°46'07" E
C59	487.45'	184.66'	183.56'	N 65°27'05" E
C60	537.45'	106.73'	106.56'	N 60°17'17" E
C61	923.94'	169.90'	169.66'	N 13°55'39" W
C62	873.94'	311.14'	309.50'	N 23°02'45" W
C63	50.00'	15.06'	15.00'	N 31°24'10" W
C64	50.00'	77.68'	70.12'	N 15°44'08" E
C65	25.00'	14.78'	14.57'	N 21°46'49" E
C66	450.78'	122.83'	122.45'	S 30°54'40" W
C67	50.00'	37.54'	36.66'	S 26°21'03" W
C68	250.00'	74.72'	74.44'	S 51°40'52" W
C69	50.00'	75.15'	68.27'	N 89°05'08" W
C70	50.00'	67.02'	62.11'	S 76°54'08" E
C71	25.00'	19.68'	19.17'	N 67°50'15" E
C72	367.06'	115.11'	114.64'	S 47°55'48" E
C73	455.30'	101.79'	101.58'	S 83°16'45" W
C74	25.00'	50.39'	42.28'	S 19°07'51" W
C75	625.00'	137.99'	137.71'	N 50°15'20" W
C76	505.30'	8.38'	8.38'	S 89°54'33" W
C77	25.00'	22.61'	21.84'	N 64°24'37" W
C78	50.00'	47.43'	45.67'	S 29°27'58" W
C79	50.00'	126.59'	95.39'	N 07°49'45" W
C80	400.78'	19.68'	19.67'	S 10°23'08" W
C81	400.78'	130.12'	129.55'	S 00°19'19" E
C82	450.78'	124.51'	124.11'	S 02°49'15" E
C83	25.00'	35.36'	32.48'	N 74°48'37" W
C84	25.00'	32.01'	29.87'	S 89°32'30" E
C85	25.00'	41.51'	36.90'	N 17°06'20" E
C86	25.00'	21.03'	20.41'	S 40°54'36" W
C87	25.00'	21.03'	20.41'	N 88°45'59" E
C88	50.00'	27.39'	27.05'	N 32°10'38" E
C89	450.78'	155.20'	154.43'	S 20°35'49" E
C90	400.78'	162.52'	161.41'	S 21°14'24" E
C91	417.06'	162.24'	161.23'	S 45°28'11" E
C92	505.30'	138.11'	137.68'	S 51°18'14" W
C93	250.00'	136.69'	134.99'	S 27°27'19" W
C94	450.78'	141.72'	141.14'	S 14°05'55" W
C95	50.00'	32.18'	31.63'	S 08°52'56" E
C96	50.00'	21.63'	21.46'	S 21°56'49" W
C97	50.00'	68.52'	63.29'	S 73°36'00" W
C98	50.00'	91.46'	79.23'	S 79°43'24" E
C99	575.00'	110.20'	110.03'	N 41°38'25" W
C100	50.00'	41.15'	40.00'	S 75°38'54" W
C101	25.00'	23.07'	22.26'	N 72°47'03" E
C102	50.00'	152.37'	99.89'	S 35°14'00" E
C103	575.00'	94.84'	94.73'	N 51°51'20" W
C104	625.00'	95.95'	95.86'	N 39°31'57" W
C105	355.32'	78.86'	78.70'	N 35°59'23" E
C106	560.00'	117.76'	117.54'	N 30°07'33" W
C107	50.00'	20.72'	20.57'	N 45°35'44" E
C108	30.00'	46.70'	42.13'	N 84°12'18" E
C109	30.00'	60.93'	50.99'	N 18°36'09" W
C110	639.75'	329.20'	325.58'	S 40°44'38" E
C111	260.76'	145.29'	143.42'	S 08°54'36" E
C112	145.65'	211.58'	193.46'	S 66°29'13" E
C113	243.05'	277.02'	262.33'	N 72°31'37" W
C114	145.00'	84.81'	83.61'	N 59°08'44" W
C115	88.74'	103.75'	97.94'	S 75°52'58" E
C116	195.00'	90.50'	89.69'	S 83°55'06" E
C117	110.00'	62.61'	61.77'	S 44°40'33" E

SEE SHEET 1 OF 2

SEE SHEET 1 OF 2

BEVERLY H. VICKERY
DB 14 K PG 003

BEVERLY H. VICKERY
DB 14 K PG 003

209-08

BEVERLY H. VICKERY
DB 14 K PG 003

all changed to Lot 7

LAKE KEOWEE
SHORE LINE BOUNDARY FALLS ON OR ABOVE 804 MSL CONTOUR.
POSSIBLE FLOOD EASEMENT TO 810 MSL CONTOUR.

PLAT PREPARED FOR:
CRESCENT RESOURCES, INC.

CORNERSTONE OF SENECA, INC
123 EAST NORTH 1ST STREET
P.O. BOX 822
SENECA, SC 29679
PHONE: 803/882-6476

MICHAEL L. HENDERSON, PS 6946
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 B SURVEY AS SPECIFIED THEREIN; PROPERTY SUBJECT TO ANY AND ALL EASEMENTS ON RECORD; THIS DOCUMENT DOES NOT TRANSFER TITLE; NOR NECESSARILY FOLLOWS TITLE LINES.

REGISTERED LAND SURVEYOR No. 6004494 STATE OF SOUTH CAROLINA

0" 1" 2" 3"
SCALE : 1"= 100'

CRESCENT RESOURCES, INC.
FUTURE DEVELOPMENT

CRESCENT RESOURCES, INC.

B.H. GOODWIN
DB 11 X PG 246

C/L OF UTILITY EASEMENT

CHARLES SHOOK
DB 10C PG 227
PB Q PG 240
P28 PG 221
14C PG 116

RESERVED COMMERCIAL LOT
0.99 acres

AMENITY AREA

BOAT STORAGE AREA
1.96 acres

SUMMIT
SC HWY 130
S-37-1
US HWY 123

SC HWY 130

15.0' EASEMENT FOR TURNING LANE