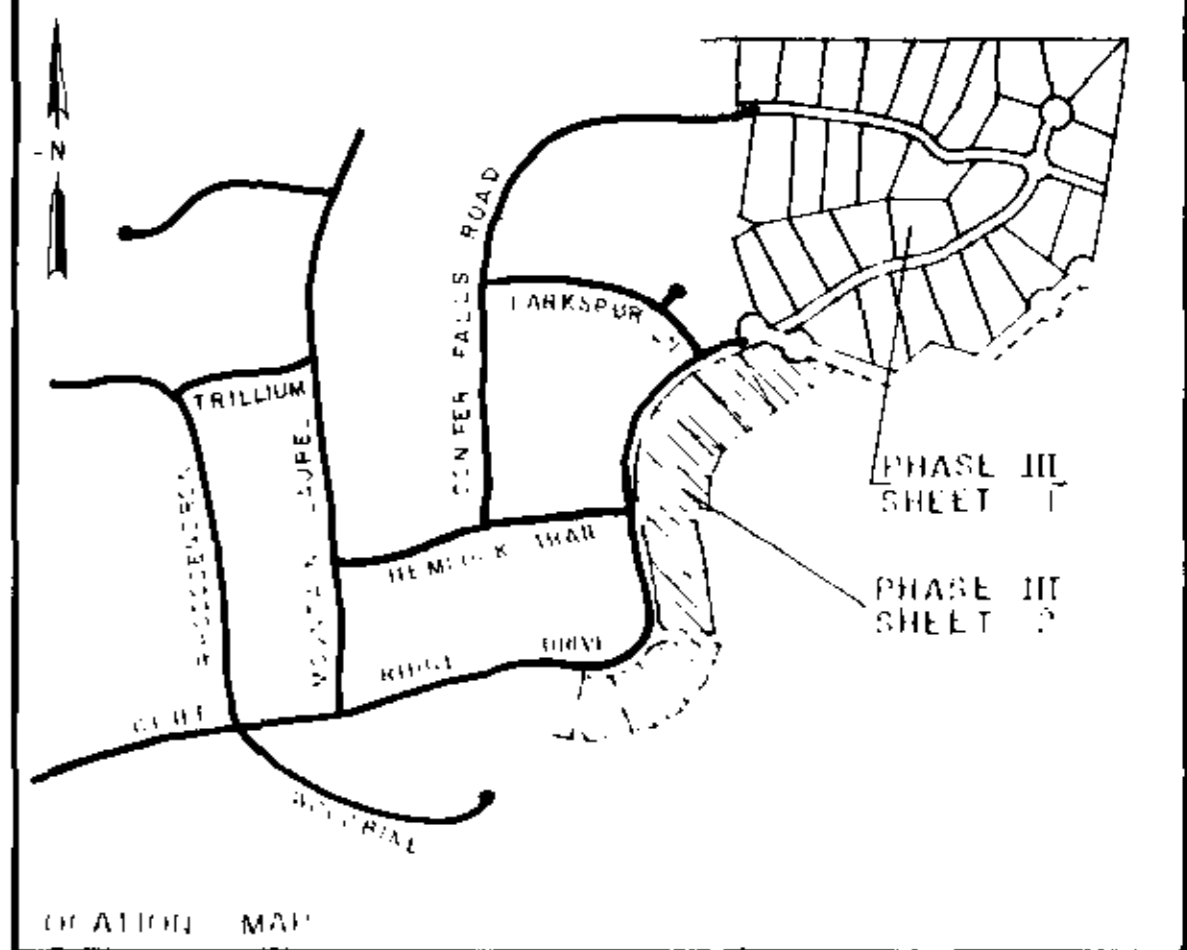
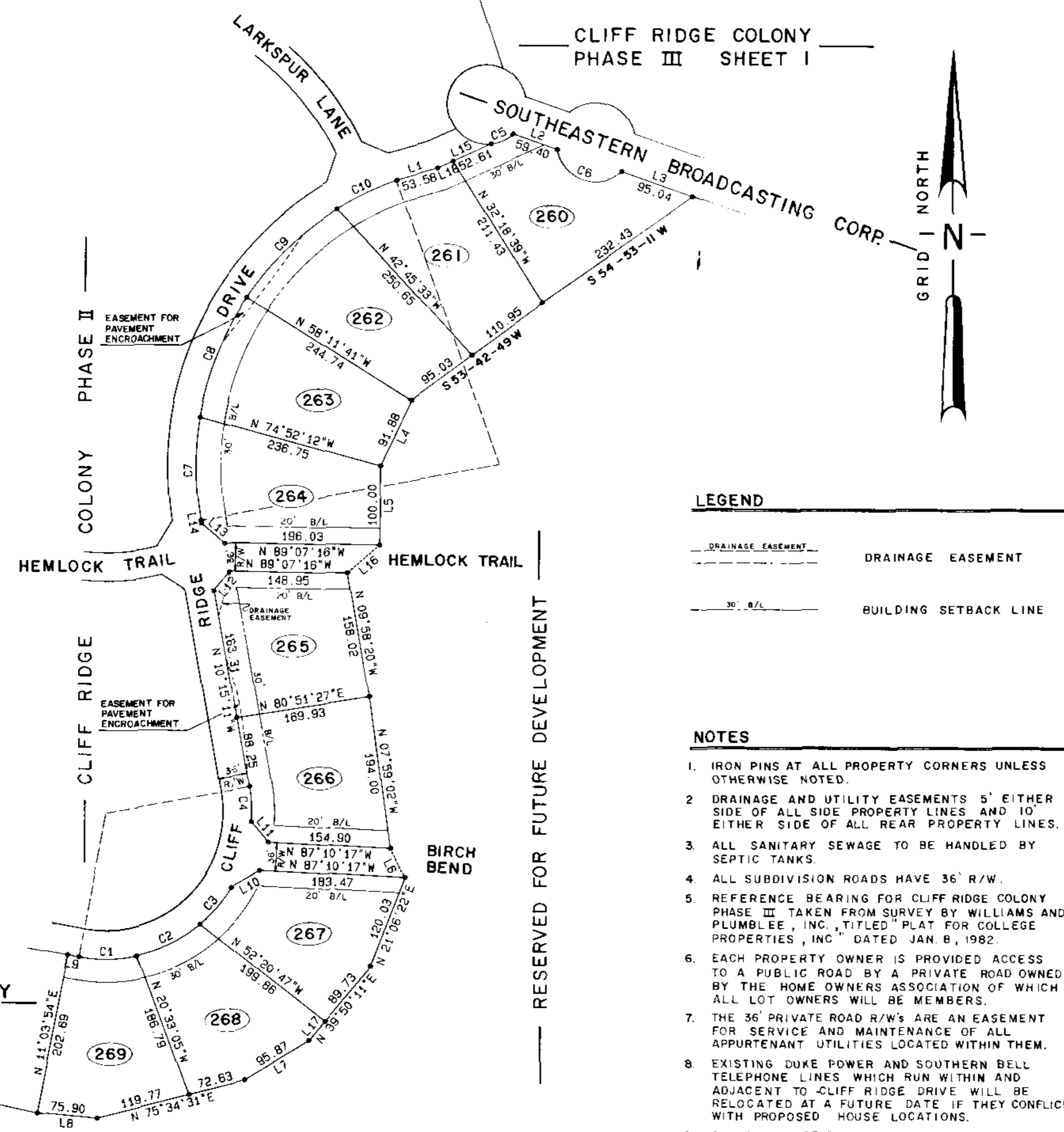


FILED
GREENVILLE, S.C.
MAY 23 3 46 PM '86
JAMES H. HENNING
R.M.C.

LINE	BEARING	DISTANCE
1	N 74°06'51"E	53.58
2	N 70°52'34"W	59.40
3	N 70°52'34"W	95.04
4	N 25°04'17"E	91.88
5	N 00°52'44"E	100.00
6	N 25°28'27"W	40.89
7	N 58°40'54"E	95.87
8	N 84°38'22"W	75.90
9	N 79°44'48"W	14.74
10	N 59°47'55"E	41.92
11	N 39°50'19"W	33.89
12	N 40°18'46"E	31.76
13	N 49°41'14"W	38.62
14	N 10°15'11"W	3.20
15	N 65°14'14"E	74.16
16	N 48°53'30"E	53.81
17	N 39°50'11"E	31.95
18	N 65°14'14"E	21.56

CURVE	RADIUS	CHORD	CHORD BRG
1	185.00	72.60	N 88°56'14"E
2	185.00	89.33	N 63°38'59"E
3	185.00	61.18	N 40°09'38"E
4	185.00	44.69	N 03°18'59"W
5	50.00	30.10	N 66°38'35"E
6	50.00	86.80	N 70°52'34"W
7	383.00	130.65	N 00°25'57"W
8	383.00	161.75	N 21°34'43"E
9	383.00	159.61	N 45°47'45"E
10	383.00	83.90	N 64°06'38"E



LEGEND

	DRAINAGE EASEMENT
	BUILDING SETBACK LINE

- NOTES**
- IRON PINS AT ALL PROPERTY CORNERS UNLESS OTHERWISE NOTED.
 - DRAINAGE AND UTILITY EASEMENTS 5' EITHER SIDE OF ALL SIDE PROPERTY LINES AND 10' EITHER SIDE OF ALL REAR PROPERTY LINES.
 - ALL SANITARY SEWAGE TO BE HANDLED BY SEPTIC TANKS.
 - ALL SUBDIVISION ROADS HAVE 36' R/W.
 - REFERENCE BEARING FOR CLIFF RIDGE COLONY PHASE III TAKEN FROM SURVEY BY WILLIAMS AND PLUMBLEE, INC., TITLED "PLAT FOR COLLEGE PROPERTIES, INC." DATED JAN. 8, 1982.
 - EACH PROPERTY OWNER IS PROVIDED ACCESS TO A PUBLIC ROAD BY A PRIVATE ROAD OWNED BY THE HOME OWNERS ASSOCIATION OF WHICH ALL LOT OWNERS WILL BE MEMBERS.
 - THE 36' PRIVATE ROAD R/W'S ARE AN EASEMENT FOR SERVICE AND MAINTENANCE OF ALL APPURTENANT UTILITIES LOCATED WITHIN THEM.
 - EXISTING DUKE POWER AND SOUTHERN BELL TELEPHONE LINES WHICH RUN WITHIN AND ADJACENT TO CLIFF RIDGE DRIVE WILL BE RELOCATED AT A FUTURE DATE IF THEY CONFLICT WITH PROPOSED HOUSE LOCATIONS.
 - ALL ROADS ARE PRIVATE ROADS AND WILL NOT BE ACCEPTED BY THE COUNTY UNTIL SUCH TIME AS THEY MEET MINIMUM COUNTY STANDARDS AND ARE DEDICATED BY THE OWNER TO THE COUNTY.
 - OWNER/DEVELOPER RESERVES THE RIGHT OF INGRESS AND EGRESS OVER ALL PRIVATE ROADS TO ALL PROPERTIES RESERVED FOR FUTURE DEVELOPMENT.
 - REFERENCE IS HEREBY CRAVED TO RESTRICTIVE COVENANTS RECORDED IN THE RMC OFFICE FOR GREENVILLE COUNTY, SC. AFFECTING THE WITHIN PROPERTY.

This plot is not within the limits of the Greenville County Subdivision Regulation Jurisdiction and therefore recordation approval by the Greenville County Planning Commission is not required.
5-28-84 *Althorne*

FINAL PLAT
CERTIFICATE OF OWNERSHIP AND DEDICATION

The undersigned hereby acknowledges that I am the owner of the property shown and described herein and that I am hereby dedicating the same to the public use, trust and benefit of the people of Greenville County, South Carolina, and that I have installed the necessary monuments and markers to indicate the boundaries of the same.

05/27/86 *John K. Combs*
Signed: _____
Signed: _____
Signed: _____

CERTIFICATE OF ACCURACY

I, William C. Martin, certify that this plat was prepared under my supervision from actual survey made by me or persons under my direct supervision and that the description recorded in Book _____ Page _____ etc. other than the bearings and distances and coordinates is 1:10,000 that the bearings and distances and broken lines plotted from information found in Book _____ Page _____ that this plat was prepared in accordance with the Greenville County Subdivision Regulations adopted

16 MAY 1986 *William C. Martin*
DATE

Greenville County Registration No. 10210

CERTIFICATE OF APPROVAL FOR RECORDING

I hereby certify that the subdivision plat shown herein has been found to comply with the Subdivision Regulations for Greenville County, South Carolina, with the exception of such as are any as are noted in the minutes of the meeting of the Planning Commission of Greenville County, South Carolina, and that I am hereby approving and recording the same in the County Register of Deeds for Greenville County, South Carolina.

May 25 1986 *Lisa A. Horne*
DATE

FILE NUMBER
83-187
CLIFF RIDGE COLONY
PHASE III SHEET 2

COLLEGE PROPERTIES, INC. ARBOR ENGINEERING, INC.

12B-58
39414

Plat filed This 28 day of May, 1986
at 1:12 PM
Lisa A. Horne
Greenville County, S.C.

REVISIONS

NO.	DATE	BY	DESCRIPTION	APPR.
1	12 MAY 1986	WNS	REVISED PROP LINE LOTS 260, 261, 262 THIS PLAT SUPERCEDES PLAT PB 12B-Pp 49	WCM

Arbor Engineering, Inc.
P.O. BOX 263, GREENVILLE, S.C.
LANDSCAPE ARCHITECTS ENGINEERS RECREATIONAL PLANNERS

ARBOR ENGINEERING

NO. OF ACRES	7.19	MILL'S NEW ROAD	0
NO. OF LOTS	10	DATE	25 FEB 1986
<p>100 0 100 200 scale feet</p> <p>GREENVILLE SOUTH CAROLINA</p> <p>DRAWN: HP/RES FILE: WCM CHECK: WCM DATE: 25 FEB 1986 SCALE: 1"=100' SHEET: 2 OF 2</p>			