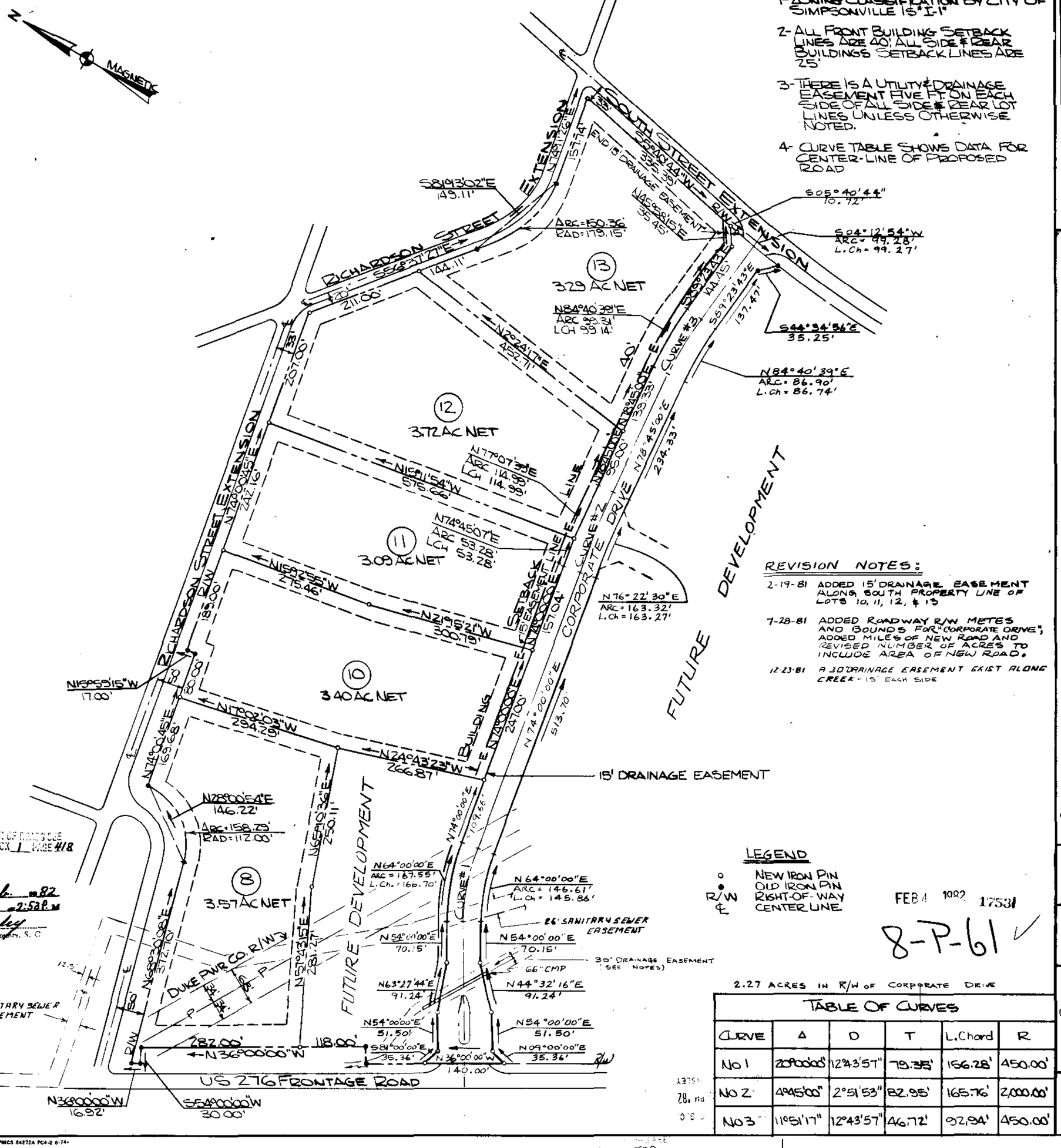
MICROFILMED



NOTES:

1- ZONING CLASSIFICATION BY CITY OF SIMPSONVILLE IS "I-1"

2- ALL FRONT BUILDING SETBACK LINES ARE 40', ALL SIDE & REAR BUILDINGS SETBACK LINES ARE 25'

3- THERE IS A UTILITY & DRAINAGE EASEMENT FIVE FT ON EACH SIDE OF ALL SIDE & REAR LOT LINES UNLESS OTHERWISE NOTED.

4- CURVE TABLE SHOWS DATA FOR CENTER-LINE OF PROPOSED ROAD

REVISION NOTES:

2-19-81 ADDED 15' DRAINAGE EASEMENT ALONG SOUTH PROPERTY LINE OF LOTS 10, 11, 12, & 13

7-28-81 ADDED ROADWAY R/W METES AND BOUNDS FOR "CORPORATE DRIVE"; ADDED MILES OF NEW ROAD AND REVISED NUMBER OF ACRES TO INCLUDE AREA OF NEW ROAD.

12-23-81 A 30' DRAINAGE EASEMENT EXIST ALONG CREEK - 15' EACH SIDE

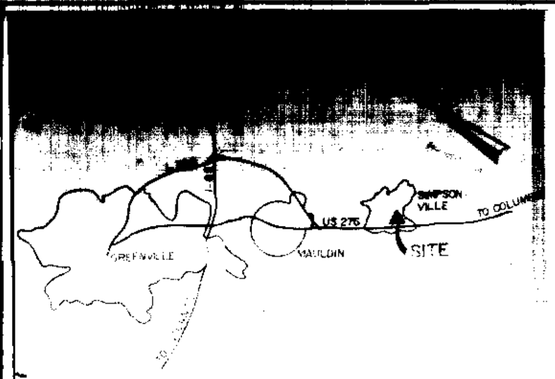
LEGEND

- ○ NEW IRON PIN
- ● OLD IRON PIN
- R/W RIGHT-OF-WAY
- ℄ CENTERLINE

2.27 ACRES IN R/W OF CORPORATE DRIVE

TABLE OF CURVES

CURVE	Δ	D	T	L.Chord	R
No 1	20°00'00"	12°43'57"	79.35'	156.28'	450.00'
No 2	4°45'00"	2°51'53"	82.95'	165.76'	2,000.00'
No 3	11°51'17"	12°43'57"	46.72'	92.94'	450.00'



LOCATION MAP

FINAL PLAT

CERTIFICATE OF OWNERSHIP AND DEDICATION

"The undersigned hereby acknowledge that I am (we are) the owner(s) of the property shown and described hereon and that I (we) hereby adopt this plan of subdivision with my (our) free consent and that I (we) establish the minimum building restriction lines, and hereby dedicate to public use as roads, streets, and easements, forever all areas so shown or indicated on said plat.

___ / ___ / ___ Signed _____

___ / ___ / ___ Signed _____

___ / ___ / ___ Signed _____

___ / ___ / ___ Signed _____

CERTIFICATE OF ACCURACY

"I, Thuri M. Amick, certify that this plat was ~~drawn by me~~ (drawn under my supervision) (an actual survey made under my supervision) from ~~an actual survey made by me~~ (deed description recorded in Book 879, Page 489, Book _____, Page _____, etc.) (other); that the error of closure as calculated by latitudes and departures is 1/10,000, ~~that the boundaries not surveyed are shown as broken lines plotted from information found in Book _____, Page _____~~; that this plat was prepared in accordance with the Greenville County Subdivision Regulations as adopted.

JULY 28, 1981 — DATE

LICENSED ENGINEER OR REGISTERED SURVEYOR

S. C. Registration No. 4032

CERTIFICATE OF APPROVAL FOR RECORDING

"I hereby certify that the subdivision plat shown hereon has been found to comply with the Subdivision Regulations for Greenville County, with the exception of such variances, if any, as are noted in the minutes of the Greenville County Planning Commission of Greenville County, South Carolina, and that it has been approved for recording in the office of the County Register of Mesne Conveyance."

1/29/82 — DATE

Grace L. Carter — DIRECTOR OF PLANNING, GREENVILLE COUNTY PLANNING COMMISSION

FILE NUMBER

80-179

REVISED

SECTION I — PARK 276 EAST

OWNER	SURVEYOR
SIMCO INC. c/o FURMAN CO. DANIEL BLDG GREENVILLE, SC. 29602	ENWRIGHT ASSOCIATES INC. ENGINEERS; ENWRIGHT SURVEYING INC.

NO. OF ACRES: 19.34 Total (BY D.M.D. METHOD OF AREA CALCULATION)

MILES OF NEW ROAD 0.30

NO. OF LOTS: 5

DATE: NOV. 14, 1980
REVISED: FEB 19, 1981
JULY 28, 1981
DEC. 23, 1981

ERROR OF CLOSURE 1/10,000

100 50 0 100 200 300

FEB 4 1982 1753I

8-P-61

Filed This 4 day of Feb. 1982
in Vol. 8-P Page 61 at 2:58 P.M.
Mesne Conveyance Greenville County, S. C.

FOR DEDICATION OF ROADS SEE DEDICATION BOOK 1 PAGE 418

ENGINEERING REPROGRAPHICS 84272A PC4-2 6-74

REF NO | 80156-00-2-00