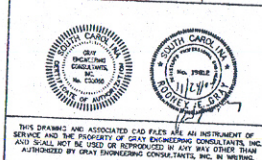
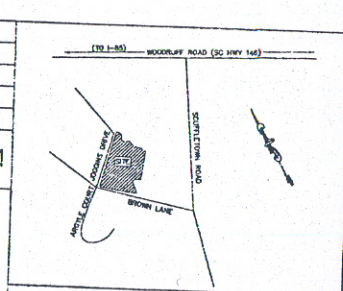


FOR ANY ADDITIONAL INFORMATION CONCERNING THIS PROJECT CONTACT REGISTERED SIGNING ENGINEER	
BY: 1/17/04	
FILE NO. 04-000000	
A 25/04	FOR REVIEW AND APPROVAL - PRELIMINARY PLAN
NO. DATE BY	REVISION

STAKEOUT PLAN
BROWN LANE SUBDIVISION
 GREENVILLE SOUTH CAROLINA
 GRAY ENGINEERING CONSULTANTS, INC.
 132 PILGRIM ROAD
 GREENVILLE, SOUTH CAROLINA 29697
 PHONE: (864) 287-3027 FAX: (864) 287-3187



THIS DRAWING AND ASSOCIATED CAD FILES ARE AN INSTRUMENT OF SERVICE AND THE PROPERTY OF GRAY ENGINEERING CONSULTANTS, INC. AND SHALL NOT BE USED OR REPRODUCED IN ANY WAY OTHER THAN AUTHORIZED BY GRAY ENGINEERING CONSULTANTS, INC. IN WRITING.

On any Road NOT having a designated Right-of-way width, the Area in the Right-of-way will be computed as per Greenville County Planning standards: 25' from the Centerline of a County Road, 33' from the Centerline of a State Road.

NOTES:
 1. THIS BEING A PORTION OF THAT WHICH IS SHOWN ON A PLAT FOR ALTON JOHN MORGAN, JR., BY R.B. BRUCE SURVEYORS DATED OCTOBER 21, 1986 AND RECORDED IN PLAT BOOK 13-A AT PAGE 78 AT THE GREENVILLE R.M.C.
 2. TOTAL SITE ACREAGE: 18.99 ACRES
 COUNTY R.O.W. AVERAGE: 4.8 ACRES
 SITE AVERAGE: 19.11 ACRES

GREENVILLE COUNTY GENERAL NOTES

1. ALL NEW LOTS TO HAVE INTERNAL ACCESS ONLY.
2. ALL NEW ROADS WILL HAVE A 44' R/W.
3. THERE IS A 5' DRAINAGE AND UTILITY EASEMENT ALONG EACH SIDE OF ALL INTERIOR LOT LINES AND A 10' DRAINAGE AND UTILITY EASEMENT INSIDE ALL EXTERIOR LOT LINES AND SEDIMENT REDUCTION PLAN HAS BEEN PREPARED FOR THIS PROPERTY AND WILL BE APPLIED FOR LAND DISTURBING ACTIVITIES. EACH PROPERTY OWNER WILL COMPLY WITH THIS PLAN UNLESS AN INDIVIDUAL PLAN IS PREPARED AND APPROVED FOR THAT PROPERTY.
4. GREENVILLE COUNTY IS NOT RESPONSIBLE FOR THE MAINTENANCE OF THE DETENTION AREA.

R-15 CLUSTER LEGEND

- NON-BUILDABLE OPEN SPACE
- BUILDABLE OPEN SPACE

OPEN SPACE CALCULATIONS:

1. TOTAL OPEN SPACE REQUIRED: (18.99 AC x 0.30) = 5.7 AC
2. TOTAL OPEN SPACE PROVIDED: 8.0 AC

04-251

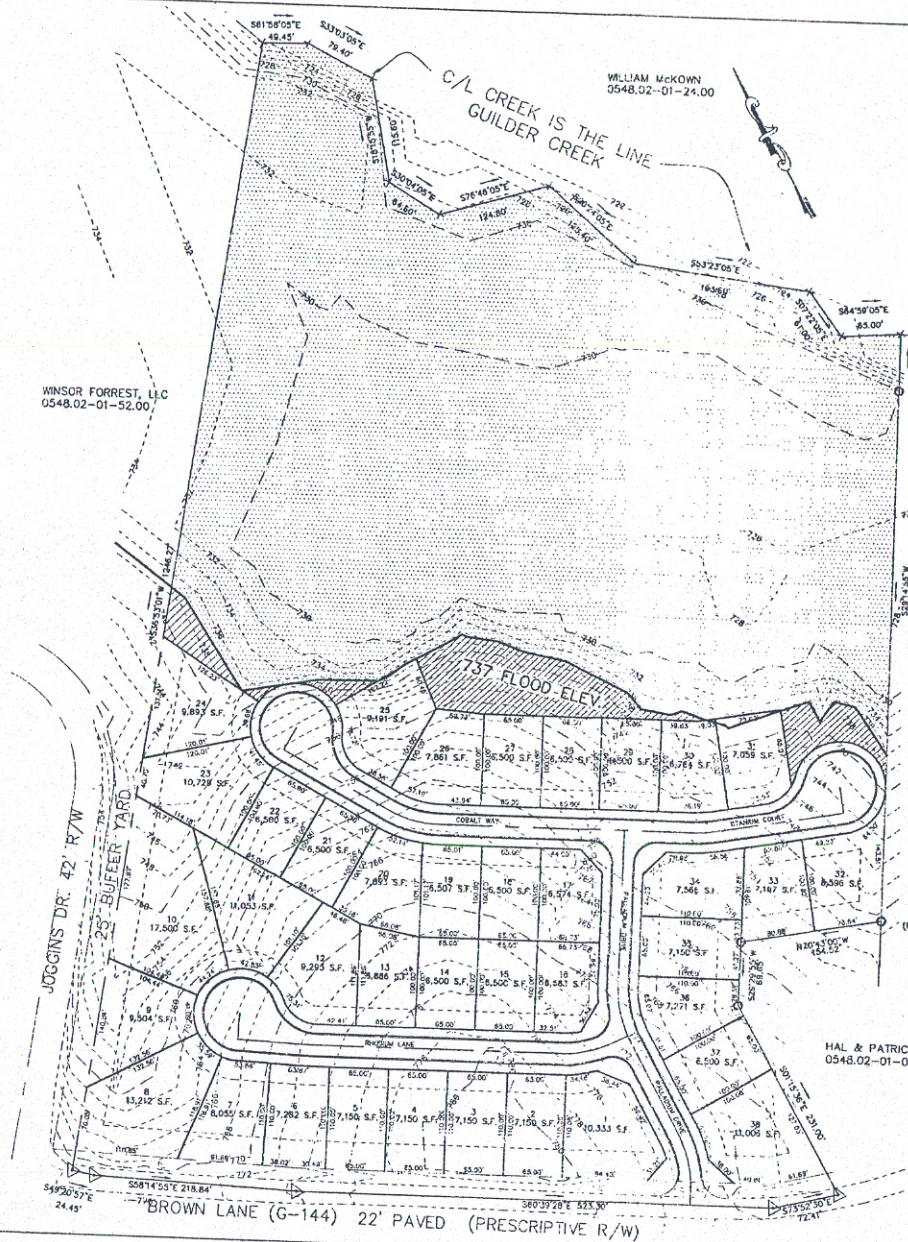
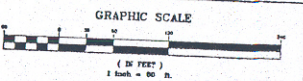
BROWN LANE SUBDIVISION
 TYPE OF DEVELOPMENT: R-15 (CLUSTER)

OWNER: BROWN LANE INVESTORS
 POST OFFICE BOX 3105
 GREENVILLE, SC 29604
 PHONE: (864) 235-0442

ENGINEER: GRAY ENGINEERING
 RICHIE GRAY, P.E.
 132 PILGRIM ROAD
 GREENVILLE, SC 29697
 864-287-3027

NO. OF ACRES: 18.99 AC
 NO. OF LOTS: 30 LOTS
 MILES OF NEW ROAD: 0.3 MILES
 DATE: 11/29/04

TYPICAL LOT SIZE: 65'x100'
 TAX MAP #: 0548-02-01-021.05



WINSOR FORREST, LLC
 0548.02-01-52.00

JOHN MILLER ETAL.
 0548.02-01-021.C5

HAL & PATRICIA GOSS
 0548.02-01-021.13

BROWN LANE (G-144) 22' PAVED (PRESCRIPTIVE R/W)