

LINE TABLE		
LINE	LENGTH	BEARING
L1	32.75	S67°01'55"E
L2	36.06	N08°38'06"E
L3	39.10	N25°24'02"E
L4	13.36	N55°30'48"E
L5	19.82	N13°10'58"E
L6	11.16	S67°01'54"E

LOCATION MAP NOT TO SCALE

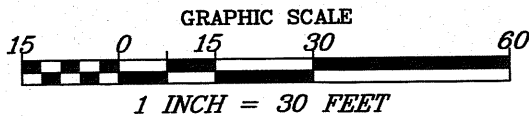
The area shown on this plat is a representation of department (SCDHEC OCRM) permit authority on the subject property. Critical areas by their nature are dynamic and subject to change over time. By delineating the permit authority of SCDHEC OCRM, SCDHEC OCRM in no way waives its right to assert permit jurisdiction at any time in any critical area on the subject property, whether shown hereon or not.

SIGNATURE

DATE

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
- CMS - CONCRETE MONUMENT SET
 - CMF - CONCRETE MONUMENT FOUND
 - IPS - IRON PIN SET
 - IPF - IRON PIN FOUND
 - # - INDICATES STREET ADDRESS
 - ⊙ - TELEPHONE PEDESTAL/COMMUNICATOR
 - ⊙ - SEWER LATERAL
 - ⊙ - SANITARY SEWER MANHOLE
 - ⊙ - ELECTRIC BOX
 - ⊙ - XFMR - TRANSFORMER
 - ⊙ - WATER LATERAL
 - ⊙ - WATER METER
 - ⊙ - ELECTRIC METER
 - ⊙ - FIRE HYDRANT
 - ⊙ - GRATE INLET
 - ⊙ - POWER POLE
 - ⊙ - GUY LINE
 - ⊙ - LIGHT POLE
 - ⊙ - STORM DRAIN MANHOLE
 - ⊙ - FIBEROPTICS MANHOLE
 - ⊙ - PROPANE TANK
 - R/W - RIGHT OF WAY
 - N.T.S. - NOT TO SCALE
 - O.H.P.L. - OVER HEAD POWER LINE
 - TBM - TEMPORARY BENCH MARK
 - BSL - BUILDING SETBACK LINE



- NOTES: 1. According To FEMA Flood Insurance Rate Map # 45013C0426G This Lot Appears To Lie In A Federal Flood Plain Zone X & AE, Minimum Required Elevation 9.0 Ft. NAVD88.
2. This Property May Be Subject To Easements, Protective Covenants And Other Facts That May Be Revealed By A Complete Title Search.
3. All Building Setback Requirements Should Be Verified With The Proper Authorities Prior To Design And Construction.

DIST. 610, MAP 39A, PARCEL 51

THE ABOVE PLAT PREPARED BY ME AT THE REQUEST OF

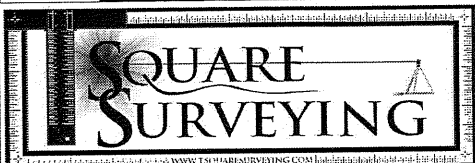
REFERENCE PLAT(S):

PLAT BOOK 54 AT PAGE 104

MHEAD, LLC

AN AS-BUILT SURVEY OF PARCEL 51 PRITCHARD STREET,
DISTRICT 610, TAX MAP 39A,
TOWN OF BLUFFTON, BEAUFORT COUNTY, SOUTH CAROLINA.

DATE: SEPTEMBER 1, 2023



PROFESSIONAL LAND SURVEYORS

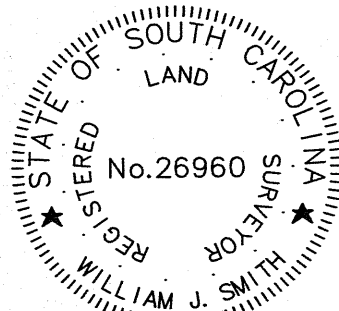
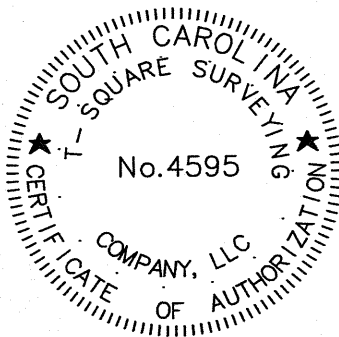
P.O. Drawer 330
139 Burnt Church Road
Bluffton, S.C. 29910
tsquare@hargray.com

Phone 843-757-2650 Fax 843-757-5758

I HEREBY STATE TO THE BEST OF MY KNOWLEDGE, INFORMATION & 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 AFFECTING THE PROPERTY OTHER THAN THOSE INDICATED.

[Signature]
WILLIAM J. SMITH, PLS # 26960



JOB # 23-390A