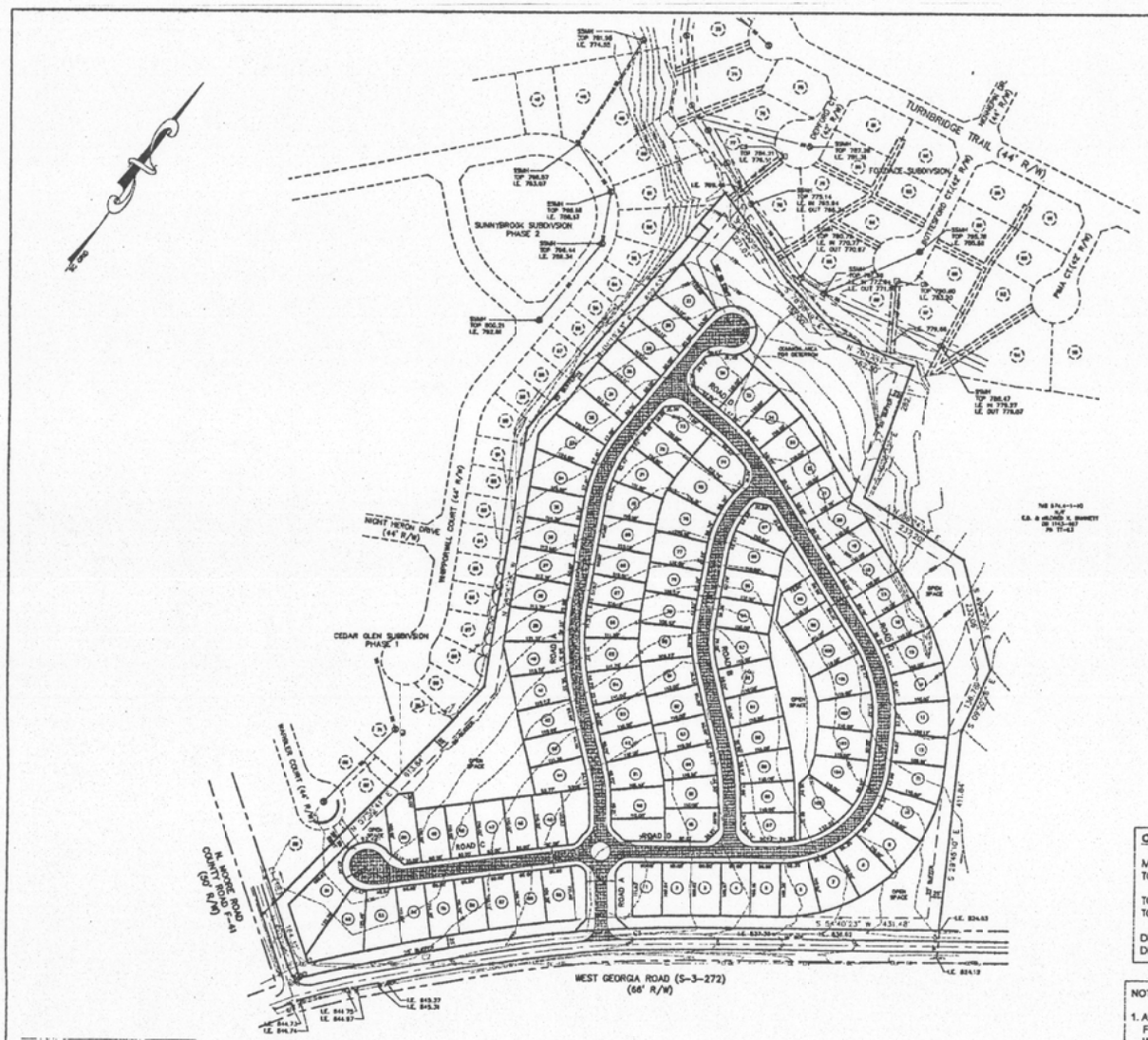


LINE TABLE		
LINE	LENGTH	BEARING
L1 (50')	95.08'	N 53°56'31" W

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	3980.44'	354.52'	177.46'	354.42'	S 53°14'43" W	5°06'14"
C2	4079.29'	521.61'	261.13'	521.29'	S 44°37'31" W	6°56'20"

WEST GEORGIA ROAD			
LOT #	AREA (sq.ft.)	LOT #	AREA (sq.ft.)
1	8,624	56	8,861
2	8,636	57	9,775
3	8,313	58	9,867
4	8,342	59	8,870
5	8,370	60	8,870
6	7,729	61	8,870
7	7,729	62	8,870
8	7,729	63	7,208
9	7,729	64	8,300
10	7,729	65	8,800
11	7,729	66	8,800
12	7,729	67	8,800
13	7,729	68	8,800
14	7,729	69	8,800
15	7,729	70	8,800
16	7,729	71	7,365
17	8,802	72	7,365
18	8,840	73	7,365
19	8,840	74	7,365
20	8,800	75	8,549
21	8,800	76	8,847
22	7,208	77	8,272
23	8,800	78	8,800
24	8,800	79	8,800
25	8,800	80	8,800
26	8,800	81	7,401
27	7,401	82	7,347
28	7,401	83	8,800
29	7,401	84	8,800
30	7,401	85	8,800
31	7,401	86	8,800
32	7,401	87	8,800
33	7,401	88	8,800
34	7,401	89	8,800
35	8,081	90	8,321
36	8,140	91	8,800
37	8,308	92	7,208
38	8,800	93	8,800
39	7,080	94	8,800
40	7,080	95	8,800
41	7,080	96	8,800
42	7,573	97	7,208
43	7,347	98	7,208
44	8,626	99	8,800
45	8,881	100	7,208
46	8,887	101	7,208
47	8,903	102	8,800
48	8,919	103	8,800
49	8,935	104	8,800
50	8,800	105	7,208
51	8,800	106	7,208
52	8,800	107	7,208
53	8,800	108	7,208
54	8,800	109	7,208
55	8,800	110	8,218

UTILITIES

Gas
Piedmont Natural Gas
519 East North Street
Greenville, SC 29607
864-233-7966
Contact: Carlos Sagar

Power
Southern Bell Telephone
P.O. Box 407
Greenville, SC 29602
864-298-0721
Contact: Rita Aldous

Sanitary Sewer
Western Carolina
Sewer Authority
P.O. Box 5242
Greenville, SC 29608
864-298-4035
Contact: Bob Mitchell

Sanitary Sewer
Metropolitan Sewer
120 Augusta Arbor Way
Greenville, SC 29605
864-277-4443
Contact: Robert Jones

Power
Duke Power Co.
425 Halbrook Way
Greenville, SC 29607
864-234-4063
Contact: Jeff Hardin

Water
Greenville Water System
Engineering Dept.
407 W. Broad St.
Greenville, SC 29601
864-241-6100
Contact: Murray Dodd

Cable
Charter Communications
17 Lindsey Ave.
Greenville, SC 29607
864-271-8636
Contact: John Wells

Roads
SCDOT
District Engineer
133 S. Rutherford St.
Greenville, SC 29607
864-241-1010
Contact: Eric Dilque

SCDOT
Encroachment Permits
13 Sulvia Dam Road
Greenville, SC 29611
864-241-1224
Contact: Bill Woodward

Greenville County
Public Services
301 University Ridge
Suite 3600
Greenville, SC 29601
864-467-7004
Contact: AJ Hanson

OPEN SPACE DATA FOR R-12 CLUSTER

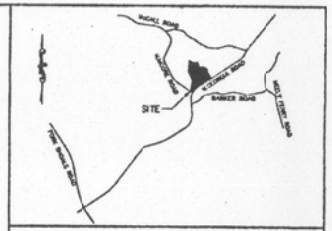
MAXIMUM ALLOWABLE LOTS: 29.18 * 3.6 = **105**
TOTAL LOTS PROVIDED: **105**

TOTAL OS REQUIRED: 29.18 * 15% = **4.38 AC**
TOTAL OS PROVIDED: **5.91 AC**

DEVELOPABLE OS REQUIRED: 4.38 * 0.5 = **2.19 AC**
DEVELOPABLE OS PROVIDED: **3.06 AC**

NOTES:

1. ALL ROADS TO HAVE A R/W WIDTH OF 44', EXCEPT FOR PORTION OF ROAD "A" PRIOR TO TRAFFIC CIRCLE WHICH HAS A 60' R/W.
2. CUL-DE-SACS TO HAVE A R/W RADIUS OF 50'.
3. ZONING: R-12 CLUSTER
4. TAX MAP NUMBER: 574,4-1-11



LOCATION MAP

PRELIMINARY

05-101

CALLAHAN MANOR

LANDCRAFT PROPERTIES, INC.
7 N. LAURENS STREET, SUITE 308
GREENVILLE, SC 29601
(864) 233-4388
OWNER

FREELAND & ASSOCIATES, INC.
323 WEST STONE AVE.
GREENVILLE, S.C. 29609
(864) 271-4324 FAX (864) 233-0315
SURVEYOR

NO. OF ACRES: 29.18
MILES OF NEW ROADS: 0.82
NO. OF LOTS: 105
DATE: 1-3-06
ZONING: R-12 CLUSTER

1 inch = 100 ft. (SK FEET)

56110-PRE