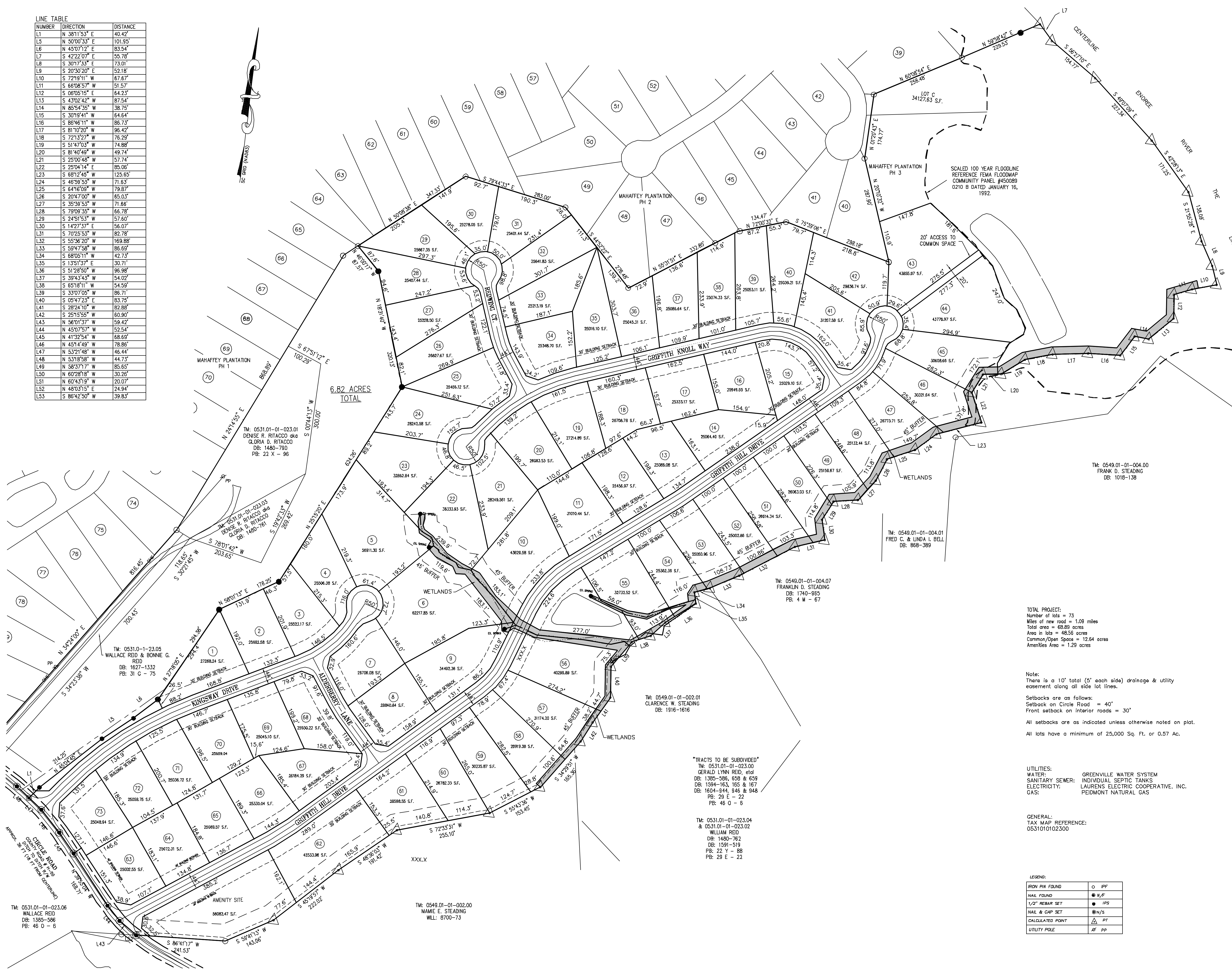
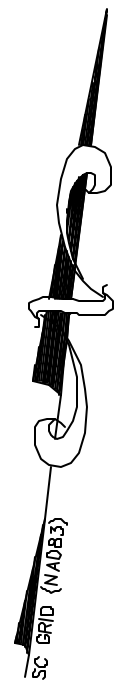


NUMBER	DIRECTION	DISTANCE
L1	N 381°53' E	40.42'
L2	N 50°03'3" E	101.95'
L3	N 45°07'12" E	83.54'
L4	S 42°22'07" E	55.78'
L5	S 30°17'53" E	73.01'
L6	S 20°30'20" E	52.18'
L7	S 72°19'11" W	87.87'
L8	S 66°08'57" W	51.57'
L9	S 06°05'16" E	64.23'
L10	S 43°02'42" W	87.54'
L11	N 85°54'35" W	38.75'
L12	S 30°19'41" W	64.64'
L13	S 86°46'11" W	86.73'
L14	S 81°10'20" W	96.42'
L15	S 72°13'27" W	76.29'
L16	S 51°47'03" W	74.88'
L17	S 81°40'49" W	49.74'
L18	S 25°00'48" W	57.74'
L19	S 25°04'14" E	85.06'
L20	S 68°12'45" W	125.65'
L21	S 46°39'53" W	71.83'
L22	S 64°16'09" W	79.87'
L23	S 20°47'00" W	65.03'
L24	S 35°39'53" W	71.86'
L25	S 79°39'35" W	66.78'
L26	S 24°51'51" W	57.60'
L27	S 142°17'37" E	56.07'
L28	S 70°25'53" W	82.78'
L29	S 55°36'20" W	169.88'
L30	S 59°47'58" W	85.69'
L31	S 68°05'11" W	42.73'
L32	S 135°13'7" E	30.71'
L33	S 51°28'50" W	96.96'
L34	S 39°43'43" W	54.02'
L35	S 65°18'11" W	54.59'
L36	S 33°07'05" W	86.71'
L37	S 08°47'23" E	83.75'
L38	S 28°24'10" W	82.88'
L39	S 25°15'55" W	60.90'
L40	S 50°11'37" W	59.42'
L41	N 45°07'57" W	52.54'
L42	N 41°32'54" W	68.69'
L43	N 45°14'49" W	78.86'
L44	N 53°21'48" W	46.44'
L45	N 53°18'58" W	44.73'
L46	N 58°31'17" W	85.65'
L47	N 60°28'18" W	30.25'
L48	N 60°43'19" W	20.07'
L49	N 48°31'17" W	24.94'
L50	S 86°42'30" W	39.83'



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LOCATION MAP N15

SINCLAIR & ASSOCIATES, LLC  
 ENGINEERING SURVEYING & MAPPING  
 P.O. BOX 1344 DUNCAN, SC 29334  
 (803) 249-0251 FAX (803) 249-1511

- GENERAL NOTES:
- 1) This plot was prepared as a professional service for the exclusive use of the person, persons, or entity named within the hereon statement and/or title. Said statement does not extend to any unnamed person, persons or entity without the expressed permission of SINCLAIR & ASSOCIATES, LLC, naming said person, persons, or entity.
  - 2) Although all visible easements obvious and apparent to the surveyor have been shown, SINCLAIR & ASSOCIATES, LLC, does not warrant the existence or nonexistence of any other easements.
  - 3) The underground utilities shown have been located from field surveys, furnished information, and/or existing drawings. SINCLAIR & ASSOCIATES, LLC, makes no guarantee that the underground utilities shown comprise all such utilities in the area, either in service or abandoned. SINCLAIR & ASSOCIATES, LLC, further does not warrant that the underground utilities shown are in the exact location as indicated although SINCLAIR & ASSOCIATES, LLC, does state that they are located as accurately as possible from the information available. SINCLAIR & ASSOCIATES, LLC, has physically located only those underground utilities which are visibly apparent.
  - 4) SINCLAIR & ASSOCIATES, LLC, does not warrant the existence or nonexistence of any hazardous waste on the survey site.
  - 5) SINCLAIR & ASSOCIATES, LLC, does not warrant the existence or nonexistence of any jurisdictional Wetlands on the survey site.
  - 6) FLOOD CERTIFICATION: According to FEMA FIRM MAP Panel Number 210 of 325 for Greenville County Dated: January 15, 1992; This site is not in a 100 Year Flood Hazard Zone. Community Panel No. 450089 02108

TOTAL PROJECT:  
 Number of lots = 73  
 Miles of new road = 1.09 miles  
 Total area = 68.89 acres  
 Area in lots = 48.58 acres  
 Common/Open Space = 12.84 acres  
 Amenities Area = 1.29 acres

Notes:  
 There is a 10' total (5' each side) drainage & utility easement along all side lot lines.  
 Setbacks are as follows:  
 Setback on Circle Road = 40'  
 Front setback on interior roads = 30'  
 All setbacks are as indicated unless otherwise noted on plot.  
 All lots have a minimum of 25,000 Sq. Ft. or 0.57 Ac.

UTILITIES:  
 WATER: GREENVILLE WATER SYSTEM  
 SANITARY SEWER: INDIVIDUAL SEPTIC TANKS  
 ELECTRICITY: LAURENS ELECTRIC COOPERATIVE, INC.  
 GAS: PIEDMONT NATURAL GAS

GENERAL:  
 TAX MAP REFERENCE:  
 0531010102300

LEGEND:

IRON PIN FOUND	○	IPF
NAIL FOUND	●	N/F
1/2" REBAR SET	●	IPS
NAIL & CAP SET	●	N/S
CALCULATED POINT	△	PT
UTILITY POLE	⊗	PP

PRELIMINARY

**GRIFFITH FARM**  
 GREENVILLE COUNTY  
 GREENVILLE, SOUTH CAROLINA

OWNER: **BJ&B GROUP, INC** SURVEYOR: **SINCLAIR & ASSOCIATES, LLC**  
 PO BOX 1344, DUNCAN, SC 29334

NO. OF ACRES: 68.89 MILES OF NEW ROAD: 1.09 MI.  
 NO. OF LOTS: 73 DATE: 8-30-2005  
 ZONE: R-S

GRAPHIC SCALE  
 1 inch = 100 ft.

\*TRACTS TO BE SUBDIVIDED\*  
 TM: 0531.01-01-023.04  
 & 0531.01-01-023.02  
 WILLIAM ROYD  
 DB: 1480-782  
 DB: 1591-519  
 PB: 22 Y - 88  
 PB: 29 E - 22

TM: 0531.01-01-023.06  
 WALLACE ROYD  
 DB: 1385-586  
 PB: 46 O - 6

TM: 0549.01-01-002.00  
 MAMIE E. STEADING  
 WILL: 8700-73

TM: 0549.01-01-004.07  
 FRANKLIN D. STEADING  
 DB: 1740-865  
 PB: 4 W - 67

TM: 0549.01-01-004.00  
 FRANK D. STEADING  
 DB: 1018-138

TM: 0549.01-01-004.01  
 FRED C. & LINDA I. BELL  
 DB: 868-389

TM: 0549.01-01-002.01  
 CLARENCE W. STEADING  
 DB: 1916-1616

TM: 0531.01-01-023.01  
 DENISE R. RITACCO aka  
 GLORIA D. RITACCO  
 DB: 1480-790  
 PB: 22 X - 96

TM: 0531.01-01-023.03  
 DENISE R. RITACCO aka  
 GLORIA D. RITACCO  
 DB: 1480-801

TM: 0531.0-1-23.05  
 WALLACE ROYD & BONNIE G.  
 ROYD  
 DB: 1627-1332  
 PB: 31 G - 78