FILED
BETTY L. WILLIAMS
CCCP & GS

96 FEB -7 PM 2:26

GEORGETOWN COUNTY, S.C.
BOOK 192 PAGE 2
Wanda J. Brevatte
Deputy CCCP

LOT AREA CHART

LOT#	SQ. FT.	ACRE
63	18,690.96	0.429
64	16,533.15	0.379
65	15,416.10	0.353
66	14,145.58	0.324
67	13,531.97	0.310
68	13,450.24	0.308
69	14,505.83	0.333
70	16,028.65	0.367
71	26,607.92	0.610
72	9,492.98	0.217
73	8,772.61	0.201
74	8,883.59	0.203
75	8,585.35	0.197
76	9,302.39	0.213
77	14,563.50	0.334
78	12,941.59	0.297
79	10,837.82	0.249
80	11,149.85	0.255
81	11,031.39	0.253
82	11,240.77	0.258
83	11,240.77	0.258
84	11,284.50	0.259
85	12,509.24	0.287
86	16,458.70	0.377
87	12,635.11	0.290
88	10,832.51	0.248
89	9,964.42	0.228
90	10,237.93	0.235
91	11,389.80	0.261
92	11,104.15	0.254
93	10,125.27	0.232
94	10,577.62	0.242
95	9,671.18	0.222
96	12,695.80	0.291
97	14,602.57	0.335
98	21,845.85	0.501
99	11,363.91	0.260
100	11,013.39	0.252
101	11,968.81	0.274
102	11,979.22	0.275
103	13,172.31	0.302
104	10,283.93	0.236
105	12,757.29	0.292
106	13,172.31	0.302
107	9,854.38	0.226
108	9,054.47	0.207
109	9,605.09	0.220
110	9,391.82	0.215
111	8,888.67	0.204
112	9,623.80	0.220
113	9,783.58	0.224

Certification of the Approval of Water and Sewerage Systems.

I hereby certify that the private water supply and/or sewerage disposal utility system or public systems installed, or proposed for installation, fully meet the requirements of the South Carolina Department of Health and Environmental Control and are hereby approved as shown.

FEB 1 19 96

William E. Vanderbilt
Authorized Representative of DHEC or G.C.W.& S.D.

Certification of the Approval of Streets and Drainage.

I hereby certify: ~~(1) that streets, drainage, and improvements have been installed in an acceptable manner and according to the specifications or (2)~~ that a financial guarantee in the amount of $226,465.00 has been posted with the Planning Commission to assure completion of all required improvements in case of default.

2-1 19 96

Darryl Elliott
County Representative

Certificate of Approval for Recording.

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

2-1 19 96

Robert K. Patterson
Chairman, Planning Commission

Certificate of Accuracy.

I hereby certify that the plan shown and described hereon is a true and correct survey to the accuracy required by the Georgetown County Planning Commission and that the monuments have been placed as shown hereon, to the specifications of the Subdivision Regulations.

FEB 1 19 96

Registered Engineer or Surveyor

SCRLS 5933 B
Number

Certificate of Ownership and Dedication.

I (we) hereby certify 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, establish the minimum building restrictions lines, and dedicate all streets, alleys, walks, parks, and other open space to public or private use as noted.

2/1 19 96

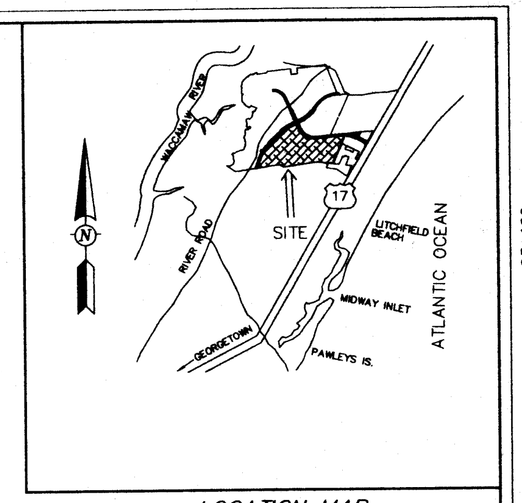
Owner

REFERENCES:

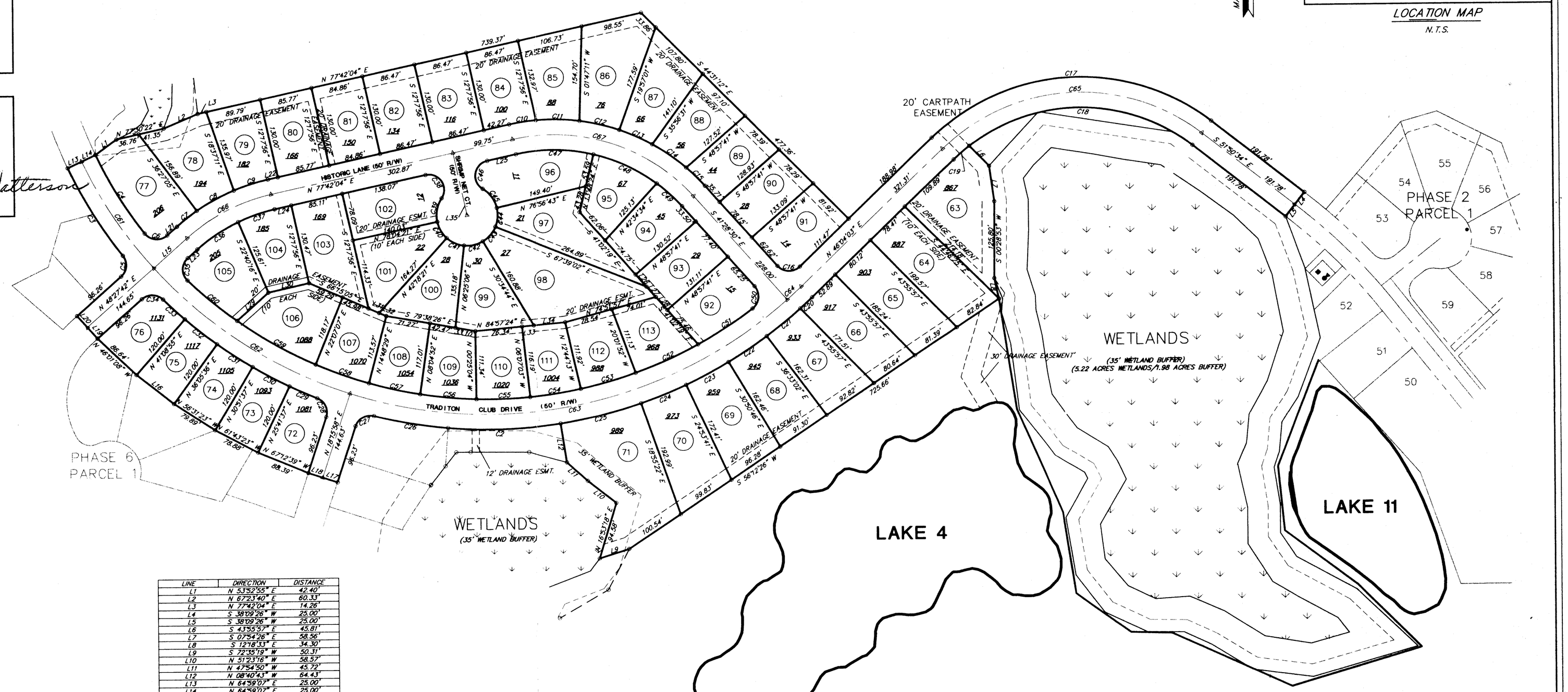
1. *PLAT SHOWING BOUNDARY SURVEY OF "WILLBROOK PLANTATION" COMMUNITY II, (STAGE I), FOR WILLBROOK LINKS INVESTMENT GROUP, INC., AND CENTEX REAL ESTATE CORPORATION, DATED FEBRUARY 2, 1994, BY FREDERICK L. HARRIS, S.C.R.L.S. No. 11314.*
2. *GEORGETOWN COUNTY PARENT TMS 4-409-01.*
3. *MAP ENTITLED "WETLANDS SURVEY OF WILLBROOK PLANTATION", BY ETS-ENGINEERING AND TECHNICAL SERVICES, INC., DATED JANUARY31, 1990.*

NOTES:

1. *THIS PROPERTY LOCATED IN FLOOD ZONE "X", PER F.E.M.A. MAP COMMUNITY-PANEL No. 450085 0276 D, DATED MARCH 16, 1989.*
2. *THE AREA WAS DETERMINED BY D.M.D. METHOD.*
3. *ALL PROPERTY CORNERS SET ARE 3/4" IRON PIPE.*



LOCATION MAP
N.T.S.



CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C2	755.00'	184.78'	92.85'	184.32'	N 88°19'57" E	14°01'22"
C3	755.00'	169.31'	85.01'	168.95'	S 81°28'20" E	12°50'54"
C4	705.00'	151.43'	76.01'	151.14'	S 81°10'05" E	12°18'25"
C5	25.00'	37.67'	23.45'	34.20'	N 05°17'57" E	86°19'29"
C6	25.00'	41.11'	26.91'	36.63'	S 84°23'48" E	94°13'00"
C7	330.00'	41.54'	20.80'	41.51'	S 52°04'04" W	07°12'44"
C8	330.00'	68.54'	34.39'	68.42'	S 61°37'26" W	11°54'00"
C9	330.00'	58.33'	29.24'	58.25'	S 72°38'15" W	10°07'38"
C10	330.00'	44.13'	22.20'	44.30'	S 81°32'59" W	07°41'51"
C11	330.00'	71.30'	35.79'	71.16'	N 88°24'43" W	12°22'45"
C12	330.00'	68.21'	33.21'	68.09'	N 78°28'00" W	11°29'41"
C13	330.00'	58.63'	29.40'	58.57'	N 65°38'09" W	10°11'00"
C14	330.00'	67.15'	33.69'	67.03'	N 54°42'54" W	11°39'31"
C15	330.00'	42.68'	21.37'	42.65'	N 45°10'49" W	07°24'38"
C16	25.00'	40.34'	26.10'	36.11'	S 87°42'14" E	92°27'27"
C17	346.59'	496.57'	301.76'	455.17'	S 87°06'45" W	82°05'23"
C18	296.59'	391.14'	229.90'	363.40'	N 89°37'26" W	75°31'43"
C19	296.59'	33.79'	16.91'	33.77'	S 49°19'53" W	06°31'40"
C20	755.00'	26.49'	13.25'	26.49'	N 47°04'22" E	02°00'38"
C21	755.00'	70.78'	35.42'	70.75'	N 50°45'49" E	05°22'17"
C22	755.00'	75.17'	37.62'	75.14'	N 56°18'06" E	05°42'17"
C23	755.00'	78.42'	39.25'	78.39'	N 62°12'42" E	05°57'05"
C24	755.00'	78.69'	39.38'	78.66'	N 68°05'29" E	05°58'19"
C25	755.00'	134.99'	67.67'	134.81'	N 78°11'57" E	10°14'58"
C26	755.00'	121.85'	61.06'	121.72'	S 80°01'57" E	09°14'49"
C27	25.00'	37.67'	23.45'	34.20'	S 61°25'43" W	86°19'29"
C28	25.00'	37.67'	23.45'	34.20'	N 24°53'46" W	86°19'29"
C29	755.00'	49.44'	24.73'	49.43'	S 88°10'57" E	03°45'07"
C30	755.00'	68.06'	34.07'	68.06'	S 81°43'23" E	05°10'00"
C31	755.00'	68.95'	34.50'	68.93'	S 56°31'23" E	05°13'56"
C32	755.00'	66.62'	33.33'	66.59'	S 51°22'45" E	05°03'19"
C33	755.00'	47.83'	23.97'	47.93'	S 47°01'57" E	03°38'15"
C34	25.00'	37.67'	23.45'	34.20'	N 88°22'34" W	86°19'29"
C35	25.00'	41.11'	26.91'	36.63'	S 01°31'12" W	94°13'00"
C36	280.00'	79.75'	40.15'	79.48'	S 56°37'16" W	16°19'08"
C37	280.00'	63.14'	31.71'	63.01'	S 71°42'27" W	12°55'19"
C38	25.00'	58.52'	62.51'	46.43'	N 34°08'47" W	136°24'20"
C39	50.00'	40.17'	21.24'	39.10'	S 11°05'22" W	46°02'03"
C40	50.00'	31.21'	16.13'	30.71'	S 29°48'39" E	35°46'00"
C41	50.00'	31.32'	16.19'	30.81'	S 65°38'16" E	35°53'15"
C42	50.00'	32.29'	16.73'	31.73'	N 77°55'11" E	36°59'50"
C43	50.00'	31.95'	16.54'	31.41'	N 41°06'48" E	36°36'51"
C44	50.00'	31.29'	16.18'	30.79'	N 04°52'51" E	35°51'17"
C45	50.00'	39.84'	21.04'	38.79'	N 35°53'47" W	45°38'59"
C46	25.00'	59.52'	62.51'	46.43'	S 09°28'54" W	136°24'20"
C47	280.00'	121.58'	64.92'	126.48'	N 89°14'46" W	26°06'51"
C48	280.00'	114.09'	57.85'	113.30'	N 64°31'13" W	23°20'46"
C49	280.00'	55.58'	27.88'	55.48'	N 47°09'40" W	11°22'20"
C50	25.00'	41.11'	26.91'	36.63'	N 05°38'00" E	94°13'00"
C51	705.00'	106.12'	53.16'	106.02'	N 57°53'14" E	08°37'27"
C52	705.00'	111.35'	55.79'	111.24'	N 65°53'26" E	09°02'59"
C53	705.00'	92.78'	46.46'	92.72'	N 74°11'09" E	07°32'26"
C54	705.00'	84.08'	42.09'	84.03'	N 81°22'22" E	06°50'01"
C55	705.00'	87.70'	43.91'	87.65'	N 88°21'13" E	07°07'40"
C56	705.00'	92.11'	46.12'	92.04'	S 84°20'23" E	07°29'09"
C57	705.00'	84.86'	42.48'	84.81'	S 77°08'54" E	06°53'48"
C58	705.00'	91.94'	46.03'	91.87'	S 69°37'51" E	07°28'18"
C59	705.00'	147.28'	73.91'	147.01'	S 60°14'37" E	11°58'10"
C60	705.00'	104.63'	52.41'	104.54'	S 50°00'25" E	08°30'13"
C61	730.00'	210.53'	106.00'	209.80'	S 53°16'36" E	16°31'26"
C62	730.00'	384.75'	196.94'	380.28'	S 56°38'01" E	30°11'43"
C63	730.00'	781.16'	419.27'	727.14'	N 78°31'44" E	59°44'29"
C64	730.00'	31.31'	15.66'	31.31'	N 47°17'46" E	02°27'37"
C65	321.59'	460.75'	279.99'	423.34'	S 87°06'45" W	82°05'23"
C66	325.00'	155.65'	79.56'	153.91'	S 63°04'53" W	29°14'22"
C67	325.00'	323.78'	179.03'	308.79'	N 71°53'13" W	60°49'26"

LINE	DIRECTION	DISTANCE
L1	N 51°52'05" E	42.40'
L2	N 67°23'40" E	60.33'
L3	N 77°42'04" E	14.26'
L4	S 38°09'26" W	25.00'
L5	S 38°09'26" W	25.00'
L6	S 43°55'57" E	45.81'
L7	S 07°54'26" E	58.56'
L8	S 12°18'33" E	34.30'
L9	S 72°35'19" W	50.31'
L10	N 51°23'16" W	58.53'
L11	N 47°54'50" W	45.72'
L12	N 08°40'43" W	64.43'
L13	N 64°59'07" E	25.00'
L14	N 64°59'07" E	25.00'
L15	N 48°27'42" E	73.12'
L16	N 51°22'45" W	77.18'
L17	N 71°44'02" W	25.00'
L18	N 71°44'02" W	25.00'
L19	N 41°32'18" W	25.00'
L20	N 41°32'18" W	25.00'
L21	N 48°27'42" E	21.28'
L22	N 77°42'04" E	16.80'
L23	N 48°27'42" E	21.28'
L24	N 77°42'04" E	27.97'
L25	N 77°42'04" E	48.01'
L26	S 41°02'19" E	26.41'
L27	S 41°02'19" E	22.65'
L28	S 41°02'19" E	26.34'
L29	N 48°23'08" E	68.87'
L30	N 77°33'00" E	67.97'
L31	S 68°15'05" E	18.71'
L32	S 68°15'05" E	12.65'
L33	N 84°57'24" E	19.46'
L34	N 84°57'24" E	51.81'
L35	S 12°17'56" E	104.32'

TOTAL # LOTS = 51
LOT ACREAGE = 14.319
SMALLEST LOT (75) = 0.197
LARGEST LOT (71) = 0.610
ROW ACREAGE = 4.574
TOTAL ACREAGE = 18.893

SOUTH CAROLINA
TRICO ENVIROMETRICS INC
No. C00516
CERTIFICATE OF AUTHORIZATION

GRAPHIC SCALE
100 0 50 100 200 400
(IN FEET)
1 inch = 100 ft.

LEGEND

- PROPERTY LINE WITH PROPERTY CORNER FOUND (AS DESCRIBED)
- PROPERTY LINE WITH PROPERTY CORNER SET
- RIGHT OF WAY LINE
- CENTERLINE
- ADJACENT PROPERTY LINE
- EASEMENT LINE

TRICO ENVIROMETRICS Inc.
A SUBSIDIARY OF ENVIROMETRICS, INC.

4055 Faber Place Dr., Suite 201
North Charleston, S.C. 29405
Phone (803) 740-7700
Fax. (803) 740-7707

I HEREBY STATE TO THE BEST OF MY KNOWLEDGE, INFORMATION AND 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.

REGISTERED LAND SURVEYOR 5933 B ANDREW C. GILLETTE

ANDREW C. GILLETTE P.L.S. 5933-B

PLAT

SHOWING PHASE 7 OF THE TRADITION CLUB SUBDIVISION, BEING A PORTION OF PARCEL 1, LOCATED IN WILLBROOK PLANTATION, ABOUT TO BE CONVEYED TO CENTEX REAL ESTATE CORPORATION, LOCATED IN LITCHFIELD BEACH, GEORGETOWN COUNTY, SOUTH CAROLINA.

DATE: FEBRUARY 1, 1996

SCALE: 1"=100'

JOB NO. 93-169 RC3

93-169