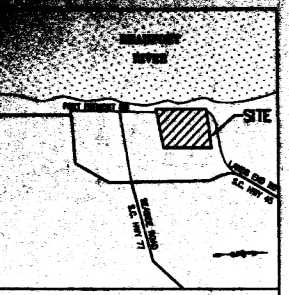


LOCATION MAP
N.T.S.

TOTAL PROJECT AREA	18.39 ACRES
OPEN SPACE INCLUDING WETLANDS	2.33 ACRES
TOTAL NUMBER OF LOTS	27

NOTES:

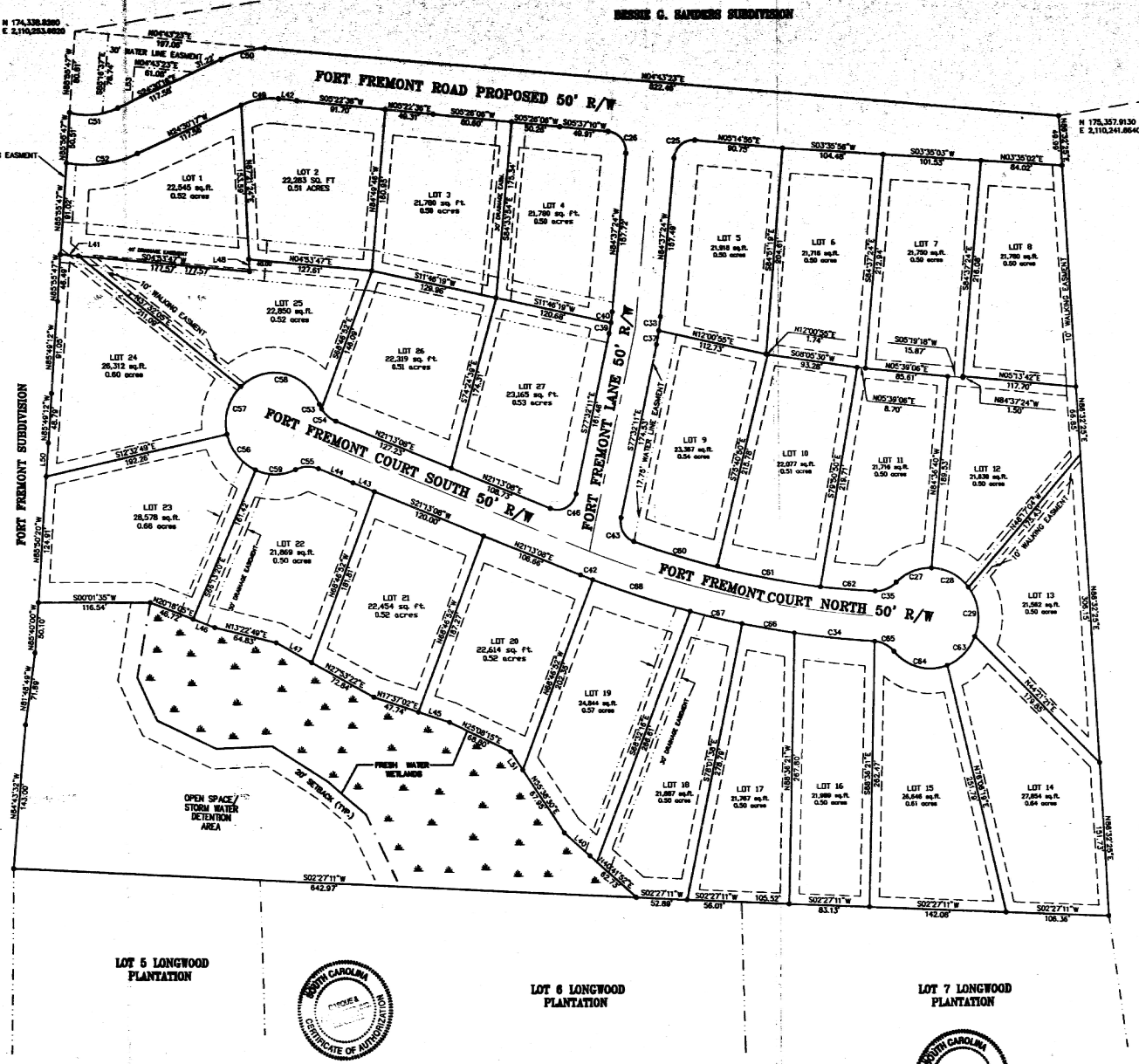
1.) THE BEARINGS SHOWN HEREON ARE MAGNETIC AND AS SUCH ARE SUBJECT TO LOCAL ATTRACTION.
2.) THE PRESENCE OR ABSENCE OF U.S. ARMY CORPS OF ENGINEERS JURISDICTIONAL WETLANDS IS UNDETERMINED AS OF THE DATE OF THIS SURVEY.
3.) THIS PROPERTY LIES IN FLOOD ZONE A-9, BASE ELEV. 13.00 AS DETERMINED BY F.E.M.A. FIRM COMM-PANEL NUMBER 450025 0125 E. DATED 11/04/92
4.) METHOD OF AREA CALCULATION BASED ON COORDINATE METHOD.
5.) ALL CORNERS 1/2" ROD SET UNLESS OTHERWISE SPECIFIED
6.) FRONT SETBACKS 25'; SIDE AND REAR SETBACKS 10'; WETALND SETBACK 20'

REFERENCES:

ST. HELENA TAX MAP 300-035-0128,0129,0130,131

FRONT AND STREET SETBACKS = 25'
REAR AND SIDE SETBACKS = 10'
WETLAND SETBACK = 20'

LINE	DIRECTION	DISTANCE
L36	N05°13'42"E	33.74'
L37	N06°28'55"E	8.72'
L38	S11°48'19"W	4.81'
L39	N52°40'32"E	9.76'
L40	N40°41'52"E	32.47'
L41	S04°53'47"W	18.56'
L42	S35°29'43"W	19.24'
L43	S21°13'08"W	23.64'
L44	N21°13'08"E	38.12'
L45	N17°37'02"E	33.35'
L46	N20°19'05"E	23.84'
L47	N27°53'22"E	41.51'
L48	N87°21'24"E	12.10'
L50	N85°50'20"W	33.06'
L51	N56°39'30"E	21.92'
L53	S85°16'37"E	34.16'



CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING
C25	20.00'	31.38'	19.94'	28.24'	S38°42'38"E
C26	20.00'	31.33'	19.92'	28.22'	S50°29'53"W
C27	50.00'	40.20'	21.26'	39.13'	S21°16'38"E
C28	50.00'	44.46'	23.82'	43.01'	S27°13'54"W
C29	50.00'	51.68'	28.40'	49.39'	N82°18'17"E
C34	1025.00'	83.42'	41.73'	83.40'	S06°06'48"W
C35	30.00'	25.29'	13.46'	24.55'	N20°08'30"W
C37	225.00'	13.94'	6.97'	13.93'	N79°18'38"W
C38	225.00'	13.89'	6.95'	13.89'	N82°51'15"W
C39	175.00'	10.84'	5.42'	10.84'	N79°18'38"W
C40	175.00'	10.81'	5.40'	10.80'	N82°31'15"W
C42	1025.00'	13.34'	6.67'	13.34'	N20°50'48"E
C43	20.00'	29.17'	17.87'	26.60'	N60°41'12"E
C46	20.00'	34.47'	23.32'	30.36'	N28°09'31"W
C49	75.00'	39.27'	20.10'	38.82'	S06°30'17"E
C50	125.00'	46.73'	23.64'	46.46'	S13°47'43"E
C51	75.00'	51.16'	26.63'	50.20'	N04°57'15"W
C52	125.00'	76.07'	39.25'	74.90'	N07°04'15"W
C53	30.00'	4.99'	2.50'	4.99'	N63°01'14"E
C54	30.00'	19.39'	10.05'	19.06'	N39°44'12"E
C55	30.00'	24.38'	12.91'	23.72'	S02°03'53"E
C56	50.00'	46.84'	25.30'	45.15'	N50°36'53"E
C57	50.00'	51.14'	28.06'	48.94'	S73°14'55"E
C58	50.00'	97.51'	73.76'	82.78'	S11°55'05"W
C59	50.00'	42.87'	22.85'	41.57'	N00°47'07"W
C60	975.00'	89.56'	44.81'	89.52'	S16°35'12"W
C61	975.00'	108.96'	54.54'	108.90'	N10°05'14"E
C62	975.00'	56.65'	28.33'	56.64'	N04°29'30"E
C63	50.00'	41.63'	22.11	40.44'	S44°14'38"E
C64	50.00'	60.36'	34.47'	56.76'	N14°11'41"E
C65	30.00'	23.04'	12.12'	22.48'	N26°46'39"E
C66	1025.00'	54.94'	27.48'	54.94'	N09°36'50"E
C67	1025.00'	54.94'	27.48'	54.94'	S13°03'06"W
C68	1025.00'	105.30'	52.69'	105.25'	S17°31'49"W

STREET ADDRESSING INFORMATION
PROVIDED BY BEAUFORT COUNTY GIS

LOT NUMBER	STREET ADDRESS
1	92 FORT FREMONT RD
2	96 FORT FREMONT RD
3	102 FORT FREMONT RD
4	106 FORT FREMONT RD
5	110 FORT FREMONT RD
6	112 FORT FREMONT RD
7	116 FORT FREMONT RD
8	118 FORT FREMONT RD
9	21 FORT FREMONT COURT
10	25 FORT FREMONT COURT
11	29 FORT FREMONT COURT
12	33 FORT FREMONT COURT
13	37 FORT FREMONT COURT
14	36 FORT FREMONT COURT
15	32 FORT FREMONT COURT
16	30 FORT FREMONT COURT
17	28 FORT FREMONT COURT
18	24 FORT FREMONT COURT
19	20 FORT FREMONT COURT
20	1 FORT FREMONT COURT
21	5 FORT FREMONT COURT
22	9 FORT FREMONT COURT
23	13 FORT FREMONT COURT
24	14 FORT FREMONT COURT
25	10 FORT FREMONT COURT
26	6 FORT FREMONT COURT
27	2 FORT FREMONT COURT

BEAUFORT COUNTY ZONING & DEVELOPMENT STANDARDS
FINAL PLAN APPROVAL

This is to certify that the Beaufort County Development Review Team has found the site plan shown hereon to be in compliance with the Beaufort County Zoning & Development Standards Ordinance and has granted tentative approval.

Date of Dev. Rev. Team approval: 6/13/96
Development Permit #:
Certified by: [signature]
Final - 4/29/98
Revised - 6/16/98

THE ROADS SHOWN HEREON ARE HEREBY DEDICATED TO BEAUFORT COUNTY FOR MAINTENANCE AND PUBLIC U

Wyman Vay

PLAT BOOK 65
PAGE 119
DATE 6-16-98

LOT 5 LONGWOOD PLANTATION

LOT 6 LONGWOOD PLANTATION

LOT 7 LONGWOOD PLANTATION

SOUTH CAROLINA GASQUE & ASSOCIATES, INC. CERTIFICATE OF AUTHORIZATION

NOTE:

THIS PLAT SUPERSEDES ANY PLATS PREVIOUSLY RECORDED FOR FORT PLACE ESTATES AS PER THE REVISION DATE OF 06/05/98

I, David E. Gasque, a Registered Professional Land Surveyor in the State of South Carolina, certify to owner(s) shown hereon that 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, also there are no encroachments or projections other than shown. This survey is not valid unless it bears the original signature and has an embossed seal.

David E. Gasque, R.L.S.
S.C. Registration Number 10505

GRAPHIC SCALE

(IN FEET)
1 inch = 60 ft.

GASQUE & ASSOCIATES INC.
LAND SURVEYORS · PLANNERS
701 BLADEN STREET, SUITE 207, BEAUFORT, S.C.
P.O. BOX 1363, BEAUFORT, S.C.
(803) 522-1798

PLAT SHOWING FORT PLACE ESTATES PREPARED FOR WYMAN FORT FREMONT

ST. HELENA ISLAND

BEAUFORT COUNTY-SOUTH CA

DATE 08/14/96
REVISED 05/21/98
REVISED 06/05/98

SCALE 1"=60

FOLDER#
BK
PG
96 JUN 16 PM 4:48
JOHN A. SULLIVAN-RMC
BEAUFORT COUNTY, S.C.
FILED

JOB # 4542REC REF 4542 DRA

22X

ORIGINAL DOCUMENT
POOR CONDITION OR CONTRAST