

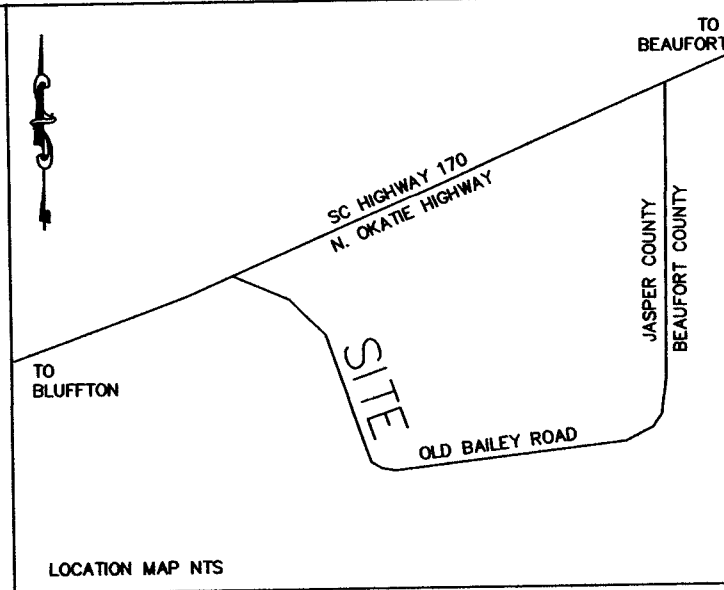
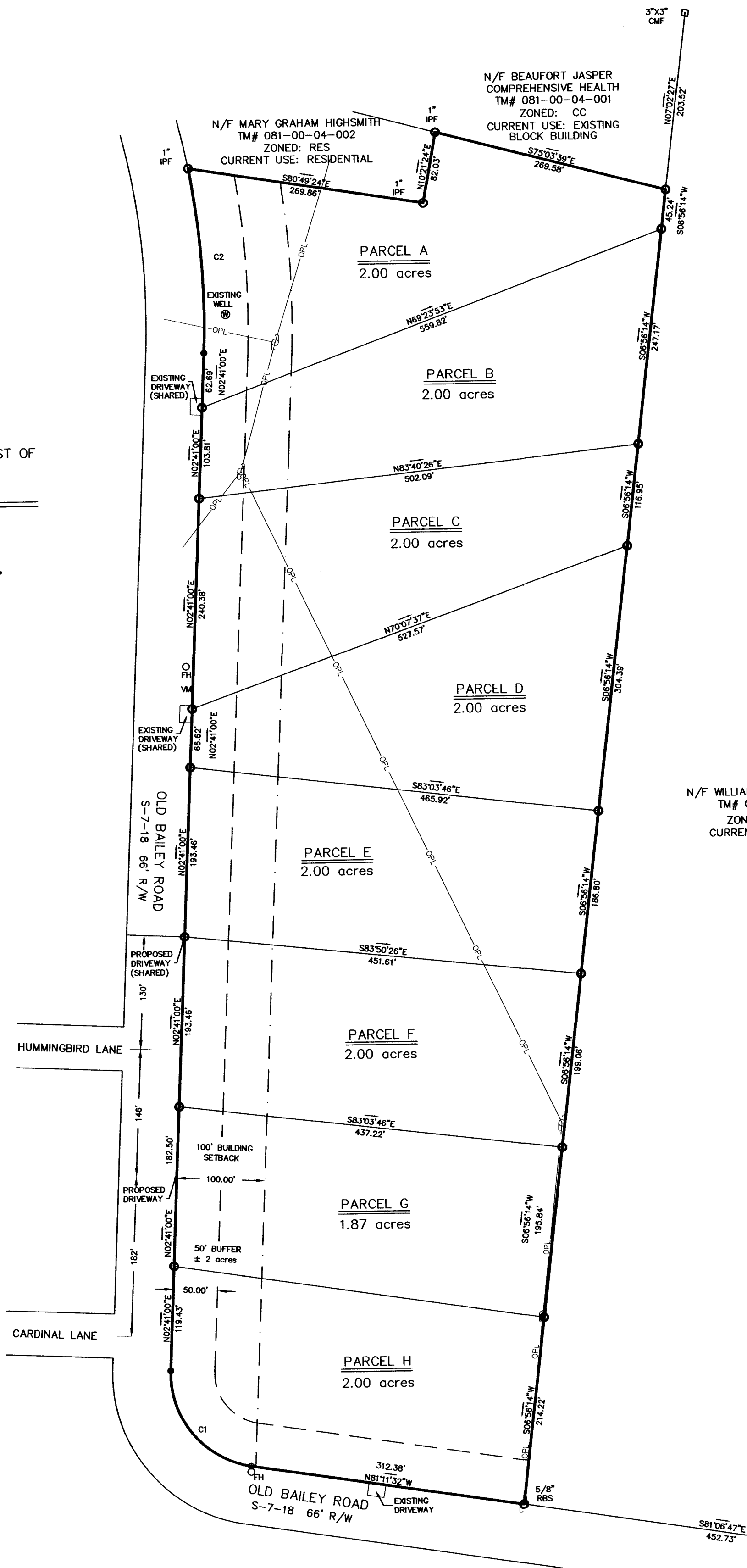


CURVE TABLE					
CURVE	LENGTH	RADIUS	TANGENT	BEARING	CHORD
C1	155.59	107.72	94.90	S39°09'18"E	142.41
C2	212.13	912.89	106.54	N04°05'05"W	211.65

LEGEND:
CMF - CONCRETE FOUND
CMS - CONCRETE SET
RBS - 3/4" REBAR SET
RBF - REBAR FOUND
IPF - IRON PIPE FOUND
TP - TELEPHONE PEDESTAL
OPL - OVERHEAD POWER
NTS - NOT TO SCALE
R/W - RIGHT OF WAY
TM - TAX MAP
PB - PLAT BOOK
DB - DEED BOOK
POB - POINT OF BEGINNING
VM - VALVE MONUMENT
C/L - CENTERLINE
OP - POWER POLE
OML - OLD MARKED LINE
W - WELL

THIS PLAT PREPARED AT THE REQUEST OF
F.A. NIMMER III, ETAL.

OYSTER PARK
A BOUNDARY SURVEY OF
TAX MAP # 081-00-04-003,
BAILEYS AREA, JASPER COUNTY,
SOUTH CAROLINA



TOTAL AREA
15.87 acres

N/F WILLIAM THOMAS WASDEN III
TM# 081-00-04-007
ZONED: RES / CC
CURRENT USE: WOODED

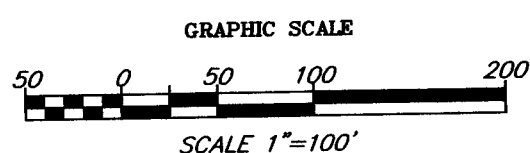
JASPER COUNTY PLANNING COMMISSION
"FINAL PLAT
APPROVED FOR RECORDING"
Aled Pinckney 9-15-23
SIGNATURE DATE

OR BK38 PG 665 - 665 (1)
Doc No: 202300005167
Recorded: 09/18/2023 09:13:30 AM
PLAT Fee Amt: \$25.00
State Tax: \$0.00 Local Tax: \$0.00
Filed for Record in Jasper County, SC ROD
Vanessa Wright, Registrar

OYSTER PARK SUBDIVISION DEED RESTRICTIONS
BUYER UNDERSTANDS AND AGREES THAT THE FOLLOWING DEED RESTRICTIONS APPLY TO SAID PROPERTY:
MOBILE HOMES MAY BE ALLOWED UNDER THE FOLLOWING RESTRICTIONS:
A) MUST BE BRAND NEW
B) MUST BE DOUBLE WIDE OR LARGER
C) MUST BE PERMANENTLY ATTACHED TO THE LOT AND TITLE MUST BE RETIRED
D) MUST HAVE BRICK SKIRTING (COLOR OF BRICK MUST BE APPROVED BY SELLER)
STRUCTURES MUST BE AT LEAST 100 FT SET BACK FROM ROAD
LOT CANNOT BE SUBDIVIDED
ALL SERVICE YARDS MUST BE ENCLOSED
NON OPERABLE CARS ARE NOT ALLOWED ON PROPERTY, MEANING NO JUNK CARS

REFERENCE
1.) DEED BOOK 329 PAGE 139
2.) PLAT BOOK 12 PAGE 340
3.) PLAT BOOK 13 PAGE 12
4.) PLAT BOOK 14 PAGE 465
5.) PLAT BOOK 24 PAGE 80
6.) PLAT BOOK 30 PAGE 188

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 C SURVEY AS SPECIFIED THEREIN.
ALSO THERE ARE NO VISIBLE ENCROACHMENTS OR PROJECTIONS OTHER THAN SHOWN.



BY GRAPHICAL DETERMINATION
NOTE: This Lot Appears To Lie In A Federal Flood Plain
Zone X Minimum Required Elevation N/A Ft. NAVD88
FIRM # 45053C0410D 10/18/2019

JOB # 22026B
DATE: JUNE 6, 2022

TGS LAND SURVEYING
P.O. BOX 2023
RIDGELAND, S.C. 29936
Phone 843-726-9117

9-12-23
Thomas G. Stanley, Jr.
THOMAS G. STANLEY, JR., PLS # 18269