RESERVED FOR STAMPING

APPROVED PLAT
DATE 1-11-12
ENGINEERING DIVISION
CITY OF CHARLESTON

RECORDED
DATE: January 18, 2012 TIME: 11:02:13 AM
Book-Page 512 0010 Doc Type Small Plat
Charlie Lybrand, Register, Charleston County, SC

Record Fee	$ 10.00
Postage	$ -
TOTAL	$ 10.00
Drawer	Drawer 2
Clerk	ELW

Filed By:
CITY OF CHARLESTON
ATTENTION: MICHAEL DINUZZO

Location: GOVERNORS WALK

LEGEND

- PROPERTY LINE
- ADJACENT PROPERTY LINE
- EXISTING EASEMENT LINE
- NEW EASEMENT LINE
- SETBACK LINE
- ADJACENT R/W LINE
- PROPERTY CORNER FOUND AS NOTED
- PROPERTY CORNER, 5/8" REBAR, SET
- WATER METER
- ELECTRICAL PEDESTAL
- STORM DRAIN MANHOLE
- TELECOMMUNICATIONS PEDESTAL
- CALCULATED PROPERTY CORNER
- PERC TEST SITE
- TEMPORARY BENCH MARK
- CONCRETE MONUMENT FOUND
- POWER POLE
- UTILITY POLE

MAGNETIC N

NOTES

1. THIS PLAT DELINEATES A BOUNDARY & SUBDIVISION SURVEY OF LOT GOVERNORS WALK, TMS 457-02-04-007. BOUNDARIES WERE ESTABLISHED BY RE-TRACEMENT OF DEEDS AND PLATS REFERENCED HEREON AND LOCATION OF FIELD SURVEY MONUMENTATION FOUND.

2. ONLY THOSE MONUMENTS ON THIS PROPERTY AND ADJOINING PROPERTIES AND RIGHTS-OF-WAY PERTINENT TO THE BOUNDARIES OF THIS TRACT WERE SURVEYED AND SHOWN AS EVIDENCE. THIS PLAT CONSTITUTES A BOUNDARY SURVEY OF ONLY LOT A-1 & LOT B AND IS NOT A SURVEY OF ADJOINING TRACTS.

3. NO SUBSURFACE OR ENVIRONMENTAL INVESTIGATIONS OR SURVEYS WERE PERFORMED FOR THIS PLAT. THEREFORE THIS PLAT DOES NOT REFLECT THE EXISTENCE OR NON-EXISTENCE OF WETLANDS, CONTAMINATION, OR OTHER CONDITIONS WHICH MAY AFFECT THIS PROPERTY.

4. PROPERTY APPEARS TO BE LOCATED IN FLOOD ZONES AE 13, MINIMUM ELEVATION 14, AS PER FIRM MAP 45019C0514J, EFFECTIVE DATE OF NOVEMBER 17, 2004.

7. TOTAL ACREAGE IS 0.70 ACRES.

REFERENCES

1. REFERENCE PLAT CY GEORGE A.Z. JOHNSON JR. INC DATED OCT 1, 1978, RECORDED IN PLAT BOOK AF PAGE 030, CHARLESTON COUNTY RMC.
2. REFERENCE PLAT BY W L GAILLARD DATED NOV 10, 1967 RECORDED IN PLAT BOOK X PAGE 32 CHARLESTON COUNTY RMC
3. REFERENCE PLAT BY CH SEABROOK JR. DATED APRIL 27, 1960 RECORDED IN DEED BOOK D72 PAGE 422 CHARLESTON COUNTY RMC
4. DEED BOOK D627 PAGE 507
5. TMS 457-02-04-007

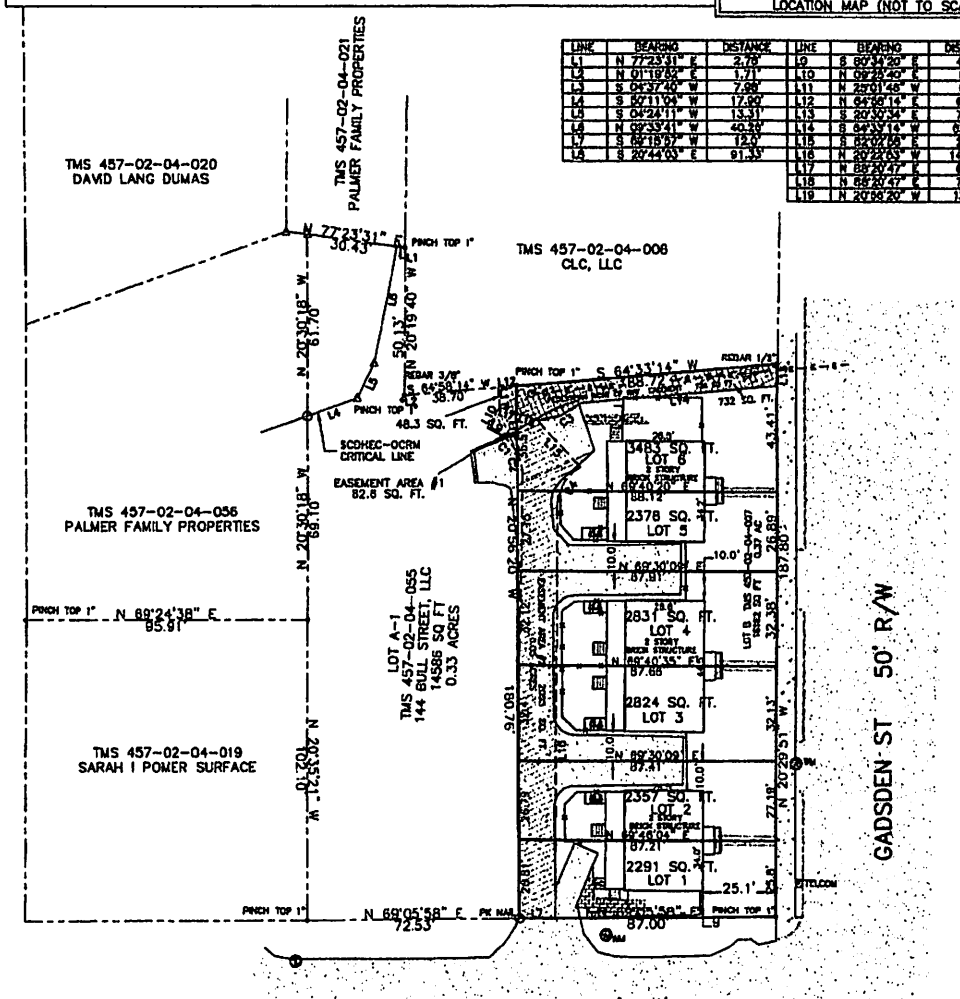
NOTE: ACCESS EASEMENTS SHOWN HEREON ARE PRIVATE. THE CITY OF CHARLESTON IS NOT RESPONSIBLE FOR THEIR MAINTENANCE.

CERTIFICATION STATEMENT:

I hereby certify 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.

12-15-11

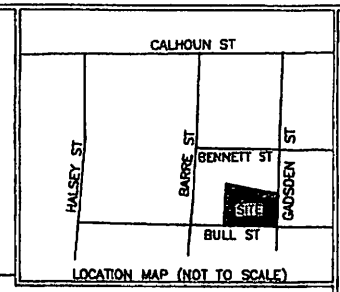
LAWRENCE J. KENNERTY JR. PLS #12520, 42 LORD CALVERT DRIVE
CHARLESTON, SC 29407 (843) 571-2121



LINE	BEARING	DISTANCE	LINE	BEARING	DISTANCE
L1	N 77°23'31" E	2.78'	L9	S 60°34'20" E	4.82'
L2	N 01°19'52" E	1.71'	L10	N 09°28'40" E	8.0'
L3	S 04°37'40" W	7.98'	L11	N 29°01'48" W	6.6'
L4	S 50°11'04" W	17.90'	L12	N 64°58'14" E	6.42'
L5	S 04°24'11" W	13.31'	L13	S 20°30'34" E	7.53'
L6	N 09°33'41" W	40.20'	L14	S 64°33'14" W	67.24'
L7	S 69°19'57" W	12.0'	L15	S 62°07'58" E	31.1'
L8	S 20°44'03" E	91.35'	L16	N 20°22'53" W	140.18'
			L17	N 68°20'47" E	6.29'
			L18	N 68°20'47" E	7.55'
			L19	N 20°58'20" W	13.47'

CURVE	RADIUS	ARC LENGTH	TANGENT	CHORD BEARING	DELTA ANGLE	CHORD LENGTH	DEGREE OF CURVE
C1	15.00'	8.83'	4.44'	S 64°05'41" E	32°57'19"	8.51'	21°58'19"
C2	15.00'	7.30'	3.73'	S 33°40'15" E	27°53'34"	7.23'	21°58'19"
C3	20.00'	15.78'	8.31'	S 46°58'00" W	45°09'58"	15.34'	286°28'44"
C4	15.00'	15.92'	8.80'	N 09°15'15" E	60°48'08"	15.18'	21°58'19"

0' 20' 40' 80'
SCALE: 1" = 20'



LOCATION MAP (NOT TO SCALE)

KENNERTY SURVEYING INC.
42 LORD CALVERT DRIVE
CHARLESTON, SC 29407
843-571-2121
EMAIL: larry@kennertysurveying.com

SOUTH CAROLINA NORTH CAROLINA KENNERTY SURVEYING INC. SC. C02101 CERTIFICATE OF

SOUTH CAROLINA REGISTERED LAND SURVEYOR 12520 LAWRENCE J. KENNERTY JR.

LAWRENCE J. KENNERTY PLS REG. NO. 12520

SUBDIVISION PLAT OF GOVERNORS WALK AND CREATION OF NEW ACCESS EASEMENTS

CITY OF CHARLESTON, CHARLESTON COUNTY SC

PROPERTY OWNED BY 51 GADSDEN STREET, LLC

SCALE: 1" = 1'
DRAWN:
DATE: 08/8/11
CHECKED:
REVISED: 11/28/11
JOB NO#: 000-09

SHEET
1 OF 1