

KEY MAP
OF
DOVEWOOD ESTATES
PROPERTY LOCATED NORTHEAST OF AIKEN
AIKEN COUNTY — SOUTH CAROLINA
SCALE: 1" = 300' DATE: 15 SEPT. 1994

PREPARED FOR:
T.E. MIXON & L.C. MIXON
P.O. BOX 235 BEECH ISLAND, S.C. 29841
PHONE: (803) 827-0179

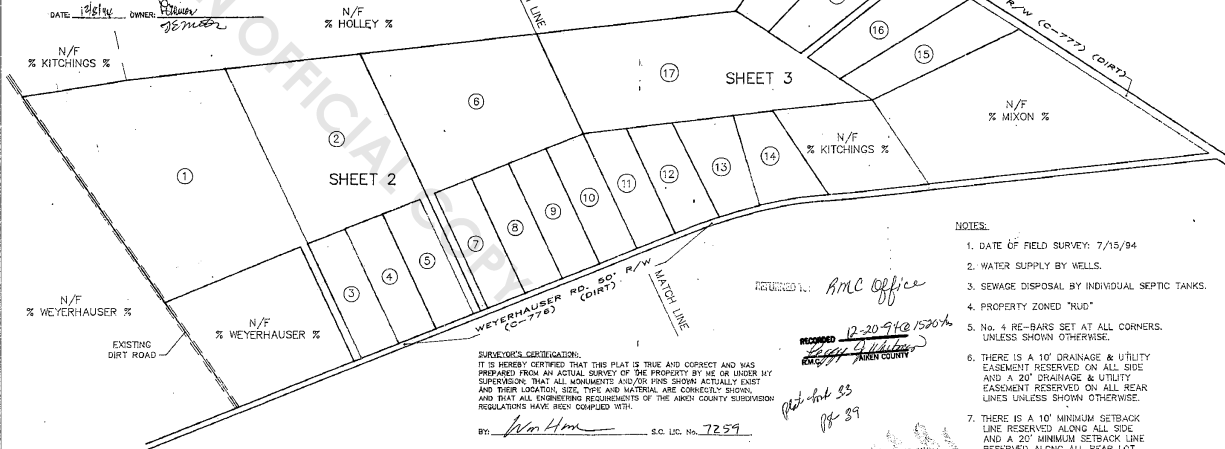
PREPARED BY:
WILLIAM H. MCKIE, III P.L.S.
P.O. BOX 8812 N. AUGUSTA, S.C. 29841
PHONE: (803) 275-0277

| PROJECT DATA | |
|------------------|------------|
| TOTAL AREA | 115.43 AC. |
| TOTAL LOTS | 19 |
| AVERAGE LOT SIZE | 6.08 AC. |
| MINIMUM LOT SIZE | 2.89 AC. |



OWNER'S CERTIFICATION:
I (WE) HEREBY CERTIFY THAT I (WE) ARE THE OWNER(S) OF THE PROPERTY SHOWN ON THIS PLAT; THAT THIS PLAT WAS MADE FROM AN ACTUAL SURVEY; THAT ALL STATE AND COUNTY TAXES OR OTHER ASSESSMENTS NOW DUE ON THIS LAND HAVE BEEN PAID; AND THAT I (WE) ADAPT THIS PLAN OF THE SUBDIVISION WITH MY (OUR) FREE CONSENT AND DEDICATE ALL PARKS, STREETS AND OTHER OPEN SPACES TO PUBLIC OR PRIVATE USE AS NOTED.

DATE: 7/15/94 BY: *William H. McKie, III*



SURVEYOR'S CERTIFICATION:
IT IS HEREBY CERTIFIED THAT THIS PLAT IS TRUE AND CORRECT AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY BY ME OR UNDER MY SUPERVISION. THAT ALL MONUMENTS AND/OR PINS SHOWN ACTUALLY EXIST AND THEIR LOCATION, SIZE, THIS AND MATERIAL ARE CORRECTLY SHOWN, AND THAT ALL ENGINEERING REQUIREMENTS OF THE AIKEN COUNTY SUBDIVISION REGULATIONS HAVE BEEN COMPLIED WITH.

BY: *William H. McKie, III* S.C. LIC. No. 7259

CERTIFICATE OF FINAL APPROVAL

"PURSUANT TO THE SUBDIVISION REGULATIONS OF AIKEN COUNTY, SOUTH CAROLINA, ALL REQUIREMENTS OF WHICH HAVING BEEN FULFILLED, THIS FINAL PLAT WAS GIVEN APPROVAL BY THE AIKEN COUNTY PLANNING COMMISSION ON 10/20/94 1994.
EXECUTED ON BEHALF OF THE AIKEN COUNTY PLANNING COMMISSION:
DATE: 10/20/94 *Philip England*
DIRECTOR AIKEN COUNTY PLANNING AND DEVELOPMENT DEPARTMENT

- NOTES:**
1. DATE OF FIELD SURVEY: 7/15/94
 2. WATER SUPPLY BY WELLS.
 3. SEWAGE DISPOSAL BY INDIVIDUAL SEPTIC TANKS.
 4. PROPERTY ZONED "RUD"
 5. No. 4 RE-BARS SET AT ALL CORNERS, UNLESS SHOWN OTHERWISE.
 6. THERE IS A 10' DRAINAGE & UTILITY EASEMENT RESERVED ON ALL SIDES AND A 20' DRAINAGE & UTILITY EASEMENT RESERVED ON ALL REAR LINES UNLESS SHOWN OTHERWISE.
 7. THERE IS A 10' MINIMUM SETBACK LINE RESERVED ALONG ALL SIDES AND A 20' MINIMUM SETBACK LINE RESERVED ALONG ALL REAR LOT LINES UNLESS SHOWN OTHERWISE.
 8. ALL PRIVATE WELLS MUST HAVE A 30' POLLUTION FREE RADIUS.
 9. LOT 1 SHALL NOT HAVE ACCESS TO EXISTING DIRT ROAD AS MEANS OF INGRESS-EGRESS.

REFERENCE:
1) PLAT FOR L.C. MIXON & T.E. MIXON BY WILLIAM H. MCKIE, III P.L.S., DATED 7/12/94.
2) PORTION OF I.M. 00-252-02-007.

GRAPHIC SCALE

