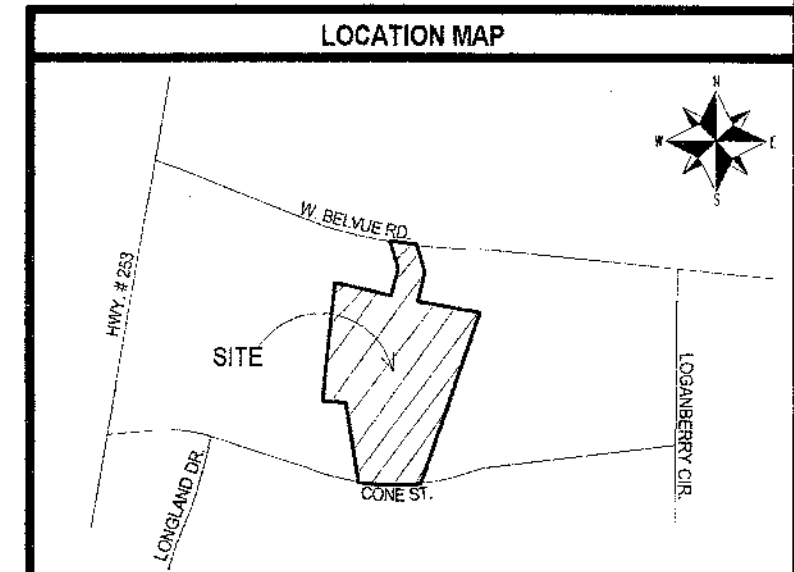


A 2.43 ACRE TRACT OF LAND
(TAX MAP # P028000102000)
SITUATED @
6 CONE STREET
GREENVILLE, SC 29609
GREENVILLE COUNTY

2022038136
PLAT/LG Book: PL 1430 Page: 0067 - 0067 1 Pg
May 10, 2022 01:42:07 PM
Fee: \$25.00
FILED IN GREENVILLE COUNTY, SC *City of Greenville*

LINE TABLE		
Id	Bearing	Distance
L1	N 76°16'35" W	49.80'
L2	N 80°20'20" W	51.90'
L3	S 58°38'11" E	39.99'



N.T.S.
NOTES

I HEREBY STATE THAT TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF, THE SURVEY SHOWN HEREIN 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 B SURVEY AS SPECIFIED THEREIN; ALSO THERE ARE NO VISIBLE ENCROACHMENTS OR PROJECTIONS OTHER THAN SHOWN.

THIS PROPERTY IS SUBJECT TO ANY AND ALL EASEMENTS AND/OR RIGHTS-OF-WAY OF RECORD OR NOT OF RECORD.

ACCORDING TO FEMA FLOODWAY DATA, THIS PROPERTY IS NOT LOCATED WITHIN AN ESTABLISHED FLOOD HAZARD AREA.

EXCEPT AS SPECIFICALLY STATED OR SHOWN HEREON THIS PLAT, THIS SURVEY DOES NOT PURPORT TO REFLECT ANY OF THE FOLLOWING WHICH MAY BE APPLICABLE TO THE SUBJECT REAL ESTATE: EASEMENTS, OTHER THAN POSSIBLE EASEMENTS THAT WERE VISIBLE AT THE TIME OF MAKING OF THIS SURVEY; BUILDING SETBACK LINES; RESTRICTIVE COVENANTS; SUBDIVISION RESTRICTIONS; ZONING OR OTHER LAND USE REGULATIONS AND ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.

THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE LAND SURVEYOR AND REFLECTS ONLY THE REFERENCES RECORDED HEREON UNLESS NOTED.

IRON PINS FOUND AT ALL PROPERTY CORNERS UNLESS NOTED.

I, A. ROMO, PLS DOES NOT WARRANT THE EXISTENCE OR NON-EXISTENCE OF JURISDICTIONAL WETLANDS OR HAZARDOUS MATERIALS ON THE SURVEY SITE.

SURVEY IS VALID ONLY IF PRINT HAS ORIGINAL SEAL AND SIGNATURE OF THE PROFESSIONAL LAND SURVEYOR.

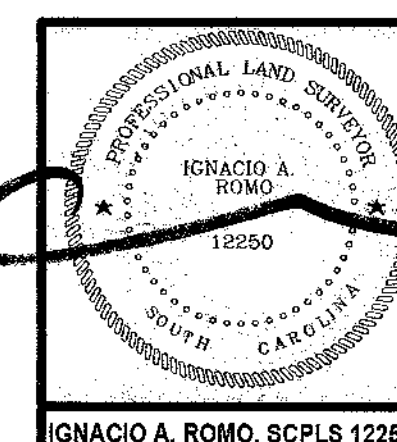
REFERENCES

BB	P028000102000	DB	2523-4511	PB		HAL JAMES DILLARD
BB		DB		PB		
BB		DB		PB		
BB		DB		PB		
BB		DB		PB		
BB		DB		PB		

PROPERTY SURVEY FOR
HENRY RESTREPO
&
MARIE ELIZABETH RESTREPO

SCALE					
RESEARCH	TR	CAD	BW/JR	CHECK	TR/JR
DATE	05-09-2022				
1"=40'	FIELD WORK	JR	JOB NO.	22161	

I.A. ROMO, PLS
PO BOX 8327
GREENVILLE, SC 29604-8327
TEL OR TEXT: 864-905-6052
EMAIL: TONY@IAROMPLS.COM



THIS PLAT IS NOT A SUBDIVISION AS
DEFINED BY THE GREENVILLE COUNTY
LAND DEVELOPMENT REGULATIONS
5-10-22 *Ignacio A. Romo*
Date Authorized Representative of
Greenville County Planning Commission

THIS PLAT IS NOT A SUBDIVISION AS DEFINED
IN THE GREENVILLE COUNTY LAND DEVELOPMENT
REGULATIONS, ARTICLE 2, DEFINITIONS.

N/F KURT A. SCHNEIDER & MARY K. SCHNEIDER
TAX MAP # P028000100400
DEED BOOK: 2083 DEED PAGE: 1282
PLAT BOOK: 48-M PLAT PAGE: 37

N/F GREEN FAMILY REVOCABLE TRUST
TAX MAP # P028000101900
DEED BOOK: 2563 DEED PAGE: 1654
PLAT BOOK: UU PLAT PAGE: 117

N/F GREEN FAMILY REVOCABLE TRUST
TAX MAP # P028000100709
DEED BOOK: 2583 DEED PAGE: 1854
PLAT BOOK: NN PLAT PAGE: 101

NOTE:
WATER LINE IS SUBJECT
TO EASEMENT
AS PER DEED: 2523-4511
AND PLAT: UU-117A
CONTACT THE WATER COMPANY FOR
A MORE PRECISE LOCATION.

2.43 ACRES
(105,782 SQ. FT.)

CONE STREET

W. BELVUE ROAD

N/F HAL JAMES DILLARD
TAX MAP # P028000100500
DEED BOOK: 2523 DEED PAGE: 4511
PLAT BOOK: 47-Y PLAT PAGE: 73

N/F 905 W. BELVUE RD
TAX MAP # P028000100503
DEED BOOK: 2474 DEED PAGE: 988
PLAT BOOK: 47-Y PLAT PAGE: 73

N/F BETTY R. BRUCE
TAX MAP # P028000100502
DEED BOOK: 1954 DEED PAGE: 1104
PLAT BOOK: 44-A PLAT PAGE: 84

N/F KERRY A. FLORKE
TAX MAP # P028000100501
DEED BOOK: 2371 DEED PAGE: 212
PLAT BOOK: 1139 PLAT PAGE: 21

N/F JANE E. MONTERO
TAX MAP # P028000100500
DEED BOOK: 2482 DEED PAGE: 5852

N/F HUONG THI HO & AN NGOC NGUYEN
TAX MAP # P028000100504
DEED BOOK: 2144 DEED PAGE: 835
PLAT BOOK: 49-X PLAT PAGE: 29

I.O. REBAR

I.O.O.T.

I.O.C.T.

I.O. REBAR

I.O.O.T.

1' TALL
I.O.O.T.
(BENT)

I.O.C.T.

I.O.C.T.

(BENT)

I.O.O.T.

I.O. REBAR

I.O. REBAR

I.O.O.T.

WATER
METER

WATERLINE

I.O.C.T.

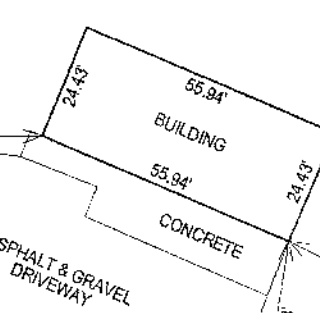
(BENT)

I.O.C.T.

I.O.C.T.

(BENT)

LIGHT
POLE



GRAVEL

N 81°18'06" W 104.68'