

LAND FOR SALE

LOCATION: CLARENDON COUNTY

ADDRESS: ALONG MALLETT ROAD

TAX MAP -#215-00-01-115-00 SIZE: DEEDED: 1.00 +/- ACRES,

FINANCIAL TERMS: Cash at Closing SALES PRICE: \$18,500

COMMENTS: Single Family Residential

Manning, SC

Property highlights:

Located in a rural area of Clarendon County, SC. Cleared lot ready for a residential house.
Subject is zoned SFR by Clarendon County Planning Commission.

DISCLAIMER: The above information is considered correct but is not guaranteed. Acreage information was taken from existing plats and tax assessor's records. Buyer should have a routine title examination performed by an attorney. Robbie Giddens, G & W Company, LLC is a licensed real estate broker representing the seller. G&W Company, LLC is a member of CHS MLS.



215-00-01-029-00

215-00-01-112-00

215-00-01-115-00

215-00-01-116-00

215-00-01-094-00

MALLETT RD

215-00-03-002-00

215-00-03-022-00

215-00-03-023-00

215-00-03-020-00

215-00-03-021-00

215-00-03-017-00

215-00-03-024-00

A PORTION OF TAX MAP #215-00-01-029-00

1. THIS IS NOT A VALID, TRUE COPY OF THIS DOCUMENT UNLESS IT BEARS THE ORIGINAL SIGNATURE, SIGNATURE DATE, AND THE RAISED EMBOSSED SEAL OF THE REGISTERED PROFESSIONAL LAND SURVEYOR NOTED HEREON
2. ANYTHING SHOWN OUTSIDE THE DEFINED BOUNDARY OF THIS PLAT IS FOR DESCRIPTIVE PURPOSES ONLY
3. THE SURVEY SHOWN HEREON IS BASED ONLY ON THE DOCUMENTS SPECIFICALLY LISTED IN THE REFERENCES SECTION OF THIS PLAT. THIS PROPERTY MAY BE SUBJECT TO ANY INFORMATION WHICH A CURRENT AND ACCURATE TITLE REPORT WOULD REVEAL.

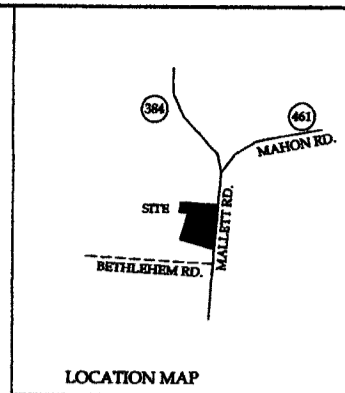
REFERENCE:

1. DEED BOOK A-20, PAGE 176
2. DEED BOOK A-22, PAGE 372
3. PLAT BOOK 22, PAGE 120
4. PLAT BOOK S-46, PAGE 403
5. PLAT BOOK S-51, PAGE 138

APPROVED
FOR RECORDING BY THE
CLARENDON COUNTY PLANNING COMMISSION

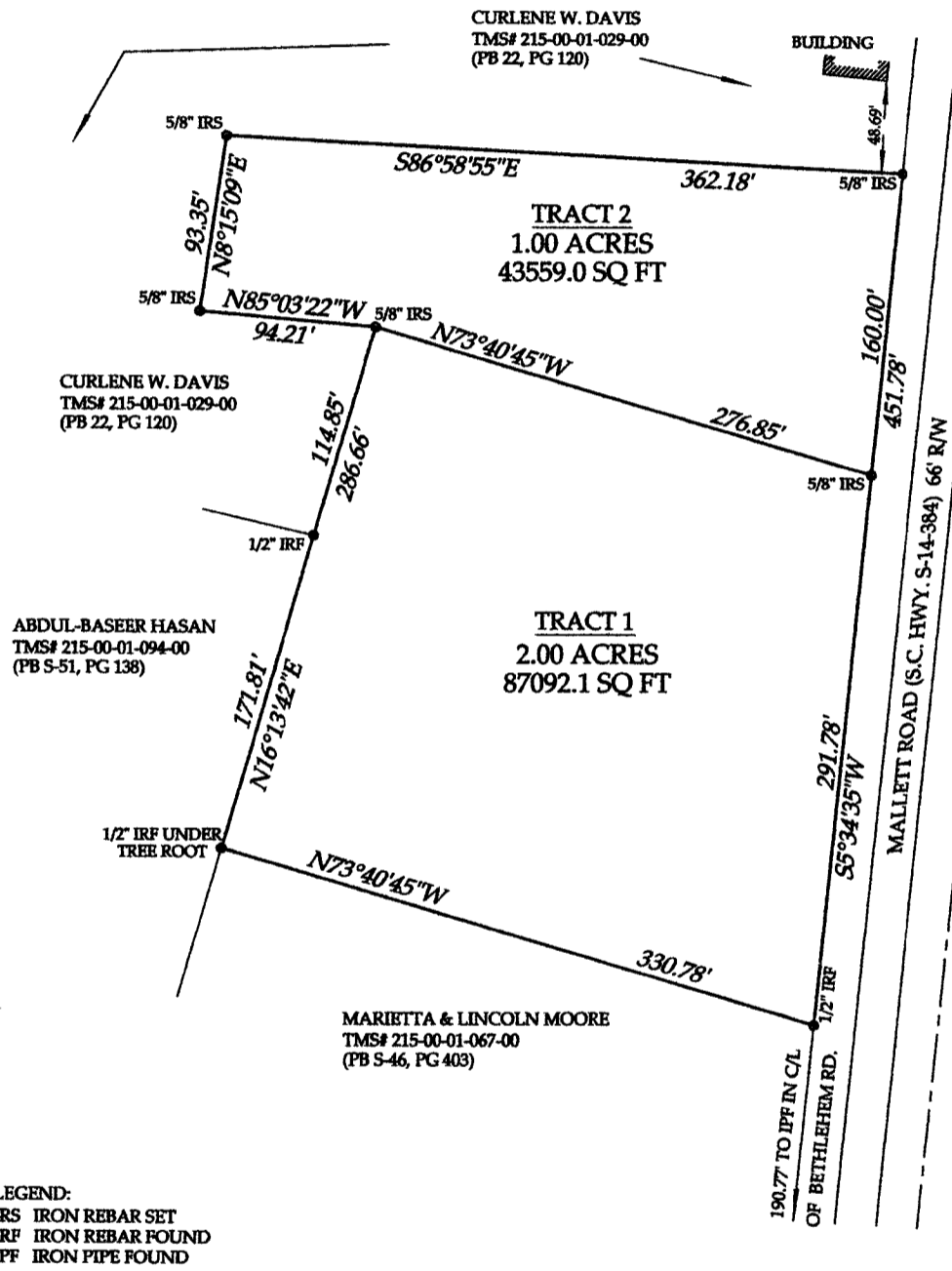
Date: 3 November 15

Phillip OB



LOCATION MAP
NOT TO SCALE

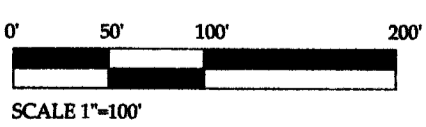
THIS PROPERTY LIES IN ZONE X ACCORDING TO FLOOD INSURANCE RATE MAP #45027C0270C EFFECTIVE DATE; AUGUST 19, 2013.



LEGEND:
 IRS IRON REBAR SET
 IRF IRON REBAR FOUND
 IPF IRON PIPE FOUND

SCHOOL DISTRICT TWO
 CLARENDON COUNTY
 SOUTH CAROLINA

PLAT
 OF
 TWO LOTS
LOT 1 FOR MARIETTA MOORE
LOT 2 FOR JAMES CONYERS
 SURVEY COMPLETED OCTOBER 14, 2015



I HEREBY STATE TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, INFORMATION, AND BELIEF, THE SURVEY SHOWN HEREIN WAS MADE IN ACCORDANCE WITH THE REQUIREMENTS OF THE STANDARDS OF PRACTICE MANUAL FOR SURVEYING IN SOUTH CAROLINA AND MEETS OR EXCEEDS THE REQUIREMENTS FOR A CLASS "A" SURVEY AS SPECIFIED THEREIN; ALSO THERE ARE NO VISIBLE ENROACHMENTS OR PROJECTIONS OTHER THAN SHOWN.

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F. Davis Mitchum 19 OCT 2015

F. DAVIS MITCHUM, S.C.P.L.S. NO. 24279 DATE
 DAVIS MITCHUM LAND SURVEYING, LLC
 P.O. BOX 758, 5038 SILVER ROAD
 MANNING, SC 29102
 TELEPHONE (803) 473-6565