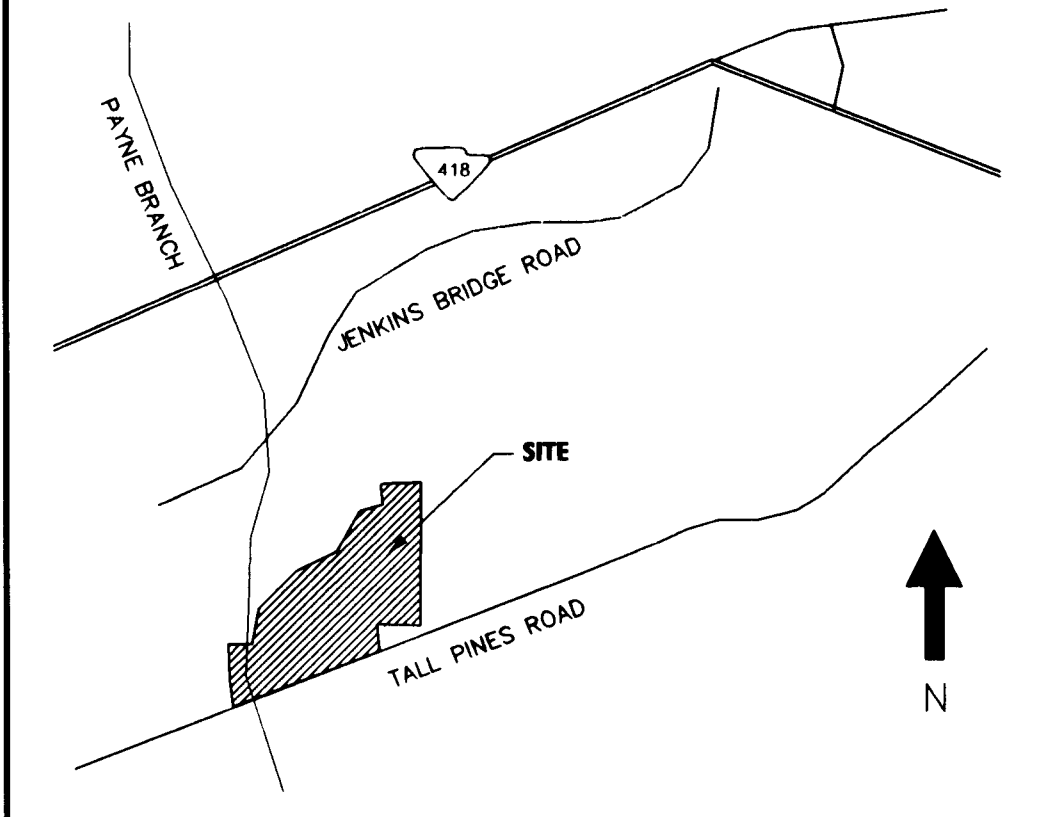


SHEET 1 OF 2

(4S-19)
PLAT BOOK

100 YEAR PLUS TWO FOOT ELEVATIONS	
LOT #	FIRST FLOOR ELEVATION
9	751+
10	752+
11	752+
25	752+
26	754+
28	754+
30	755+
32	756+
34	757+
36	758+
38	758+
39	759+
40	760+
41	761+
43	761+
44	761+
45	762+



LOCATION MAP (N.T.S.)

FINAL PLAT

CERTIFICATE OF OWNERSHIP AND DEDICATION

"THE UNDERSIGNED HEREBY ACKNOWLEDGE THAT I AM (WE ARE) THE OWNER(S) OF THE PROPERTY SHOWN AND DESCRIBED HEREON AND THAT I (WE) HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY (OUR) FREE CONSENT AND THAT I (WE) ESTABLISH THE MINIMUM BUILDING RESTRICTION LINES AND HEREBY DEDICATE TO PUBLIC USE AS ROADS, STREETS, AND EASEMENTS, FOREVER ALL AREAS SO SHOWN OR INDICATED ON SAID PLAT."

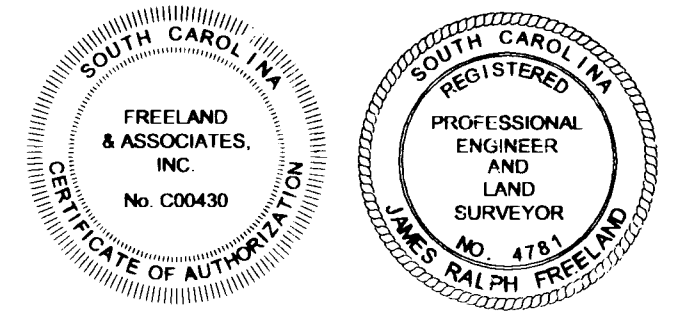
9/15/99 SIGNED *Jan Sargent*
 / / / SIGNED _____

CERTIFICATE OF ACCURACY

"I, JAMES R. FREELAND, CERTIFY THAT THIS PLAT WAS (DRAWN BY ME) (DRAWN UNDER MY SUPERVISION) (AN ACTUAL SURVEY MADE UNDER MY SUPERVISION) FROM (AN ACTUAL SURVEY MADE BY ME) (DEED DESCRIPTION IN BOOK _____, PAGE _____, BOOK _____, PAGE _____, ETC. (OTHER); THAT THE ERROR OF CLOSURE AS CALCULATED BY LATITUDES AND DEPARTURES IS 1:10000 THAT THE BOUNDARIES NOT SURVEYED ARE SHOWN AS BROKEN LINES PLOTTED FROM INFORMATION FOUND IN BOOK _____, PAGE _____; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH THE GREENVILLE COUNTY SUBDIVISION REGULATIONS AS ADOPTED."

9/9/99 SIGNED *Jan R. Freeland*
 DATE LICENSED ENGINEER OR REGISTERED SURVEYOR

S.C. REGISTRATION NO. 4781



CERTIFICATE OF APPROVAL FOR RECORDING

"I HEREBY CERTIFY THAT THE SUBDIVISION PLAN SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS FOR GREENVILLE COUNTY, WITH THE EXCEPTION OF SUCH VARIANCES, IF ANY, AS ARE NOTED IN THE MINUTES OF THE GREENVILLE COUNTY PLANNING COMMISSION OF GREENVILLE COUNTY, SOUTH CAROLINA, AND THAT IT HAS BEEN APPROVED FOR RECORDING IN THE OFFICE OF THE COUNTY REGISTER OF MESSE CONVEYANCE."

9-15-99 SIGNED *Patricia F. Wells*
 DATE DIRECTOR OF PLANNING
 GREENVILLE COUNTY PLANNING COMMISSION

FILE NUMBER
98-276B

KITTLESON PLACE

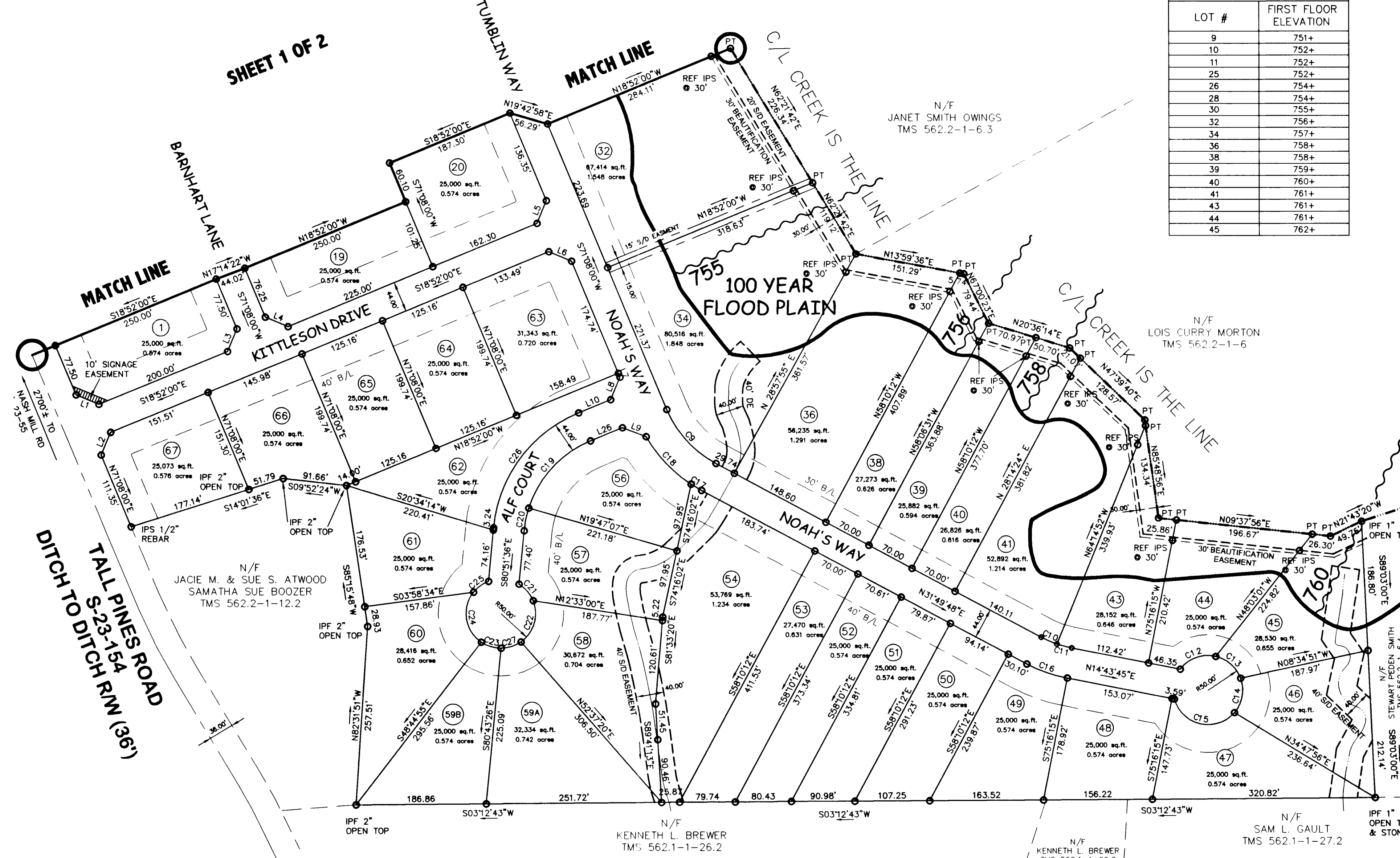
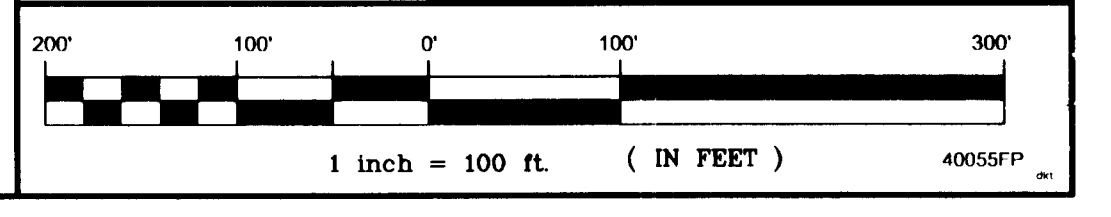
SHEET 2 OF 2

PREFERRED CAPITAL II, LLC
 1212 HAYWOOD ROAD
 GREENVILLE, SC 29615
 (864) 234-7500

FREELAND & ASSOCIATES, INC.
 323 WEST STONE AVE.
 GREENVILLE, S.C. 29609
 (864) 271-4524

OWNER ENGINEER/SURVEYOR

NO OF ACRES 50.25 MILES OF NEW ROAD 0.77
 NO OF LOTS 60 DATE 8-3-99



- NOTES:
- AS A MINIMUM, 5-FOOT DRAINAGE & UTILITY EASEMENTS ESTABLISHED ALONG ALL SIDE & INTERIOR REAR PROPERTY LINES. 10-FOOT EASEMENTS ESTABLISHED ALONG EXTERIOR BOUNDARY OF SUBDIVISION UNLESS ADJOINING PROPERTY OWNERS HAVE ESTABLISHED EASEMENTS.
 - STORMWATER MANAGEMENT & SEDIMENT REDUCTION PLAN HAS BEEN PREPARED FOR THIS PROPERTY AND WILL BE APPLIED FOR LAND DISTURBING ACTIVITIES. EACH PROPERTY OWNER WILL COMPLY WITH THIS PLAN UNLESS AN INDIVIDUAL PLAN IS PREPARED & APPROVED FOR THAT PROPERTY.
 - THERE IS A CREEK/STREAM EASEMENT OF 40' (20' EITHER SIDE) FOR ALL CREEKS AND STREAMS.
 - BEAUTIFICATION EASEMENT TO SERVE AS BUFFER BETWEEN DEVELOPMENT AND CREEK. NO IMPROVEMENTS OR ACTIVITY OF ANY KIND SHALL BE ALLOWED WITHIN THE EASEMENT. OWNERS OF LOTS ALONG CREEK MAY NOT BUILD, GRADE, OR OTHERWISE DISTURB THE EASEMENT IN ANY WAY.
 - THE COMMON AREAS WILL BE OWNED AND MAINTAINED BY THE HOMEOWNERS ASSOCIATION. GREENVILLE COUNTY IS NOT RESPONSIBLE FOR AND DOES NOT MAINTAIN COMMON AREAS.
 - FLOOD STUDY CONDUCTED BY FREELAND AND ASSOC., INC.
 - MINIMUM BUILDING SETBACK LINES: FRONT - 40' FOR ALL LOTS EXCEPT LOTS 24 & 45 WHICH HAVE A SETBACK OF 30'.
 - EACH CUL-DE-SAC HAS A RADIUS OF 50'.
 - EACH ROAD HAS A 44' R/W.
 - TMS 562.2-1-12.1
 - PROPERTY IS UNZONED.

CURVE TABLE						
CURVE	RADIUS	LENGTH	CHORD	BEARING	TANGENT	DELTA
C1	50.00'	59.24'	55.84'	N41°10'52"E	33.65'	67°53'16"
C2	50.00'	42.63'	41.35'	S80°27'02"E	22.71'	48°50'57"
C3	50.00'	61.87'	57.99'	S20°34'46"E	35.59'	70°53'34"
C4	50.00'	46.87'	45.17'	S41°43'07"W	25.31'	53°42'12"
C5	50.00'	58.00'	54.80'	N78°12'00"W	32.76'	66°27'32"
C6	50.00'	104.49'	86.49'	N67°06'15"E	86.14'	119°44'01"
C7	50.00'	52.36'	50.00'	S23°01'45"E	28.87'	60°00'00"
C8	50.00'	111.75'	89.90'	S71°00'01"W	102.65'	128°03'31"
C9	156.00'	107.01'	104.93'	N51°28'54"E	55.71'	39°18'12"
C10	156.00'	24.61'	24.58'	N27°18'39"E	12.33'	09°02'19"
C11	156.00'	21.95'	21.93'	N18°45'37"E	10.99'	08°03'44"
C12	50.00'	57.56'	54.44'	S16°11'06"E	32.45'	65°57'51"
C13	50.00'	49.41'	47.43'	S45°06'32"W	26.94'	56°37'24"
C14	50.00'	52.89'	50.46'	N76°16'34"W	29.22'	60°36'25"
C15	50.00'	108.73'	88.54'	N16°19'35"E	95.23'	124°35'53"
C16	200.00'	59.69'	59.47'	N23°16'47"E	30.07'	17°06'03"
C17	200.00'	17.44'	17.43'	N34°19'41"E	8.73'	04°59'45"
C18	200.00'	94.69'	93.81'	N50°23'22"E	48.25'	27°07'36"
C19	156.00'	135.45'	131.24'	S43°44'28"E	72.33'	49°44'56"
C20	156.00'	33.34'	33.27'	S74°44'16"E	16.73'	12°14'40"
C21	50.00'	31.66'	31.14'	S53°23'10"W	16.38'	36°17'04"
C22	50.00'	67.14'	62.21'	N70°00'19"W	39.72'	76°55'57"
C23	50.00'	30.35'	29.89'	N20°37'41"E	15.66'	34°46'41"
C24	50.00'	82.08'	73.17'	N85°02'52"E	53.68'	94°03'43"
C25	50.00'	27.02'	26.69'	S32°26'33"E	13.85'	30°57'27"
C26	200.00'	216.40'	205.99'	S49°51'48"E	120.16'	61°59'36"
C27	50.00'	30.35'	29.89'	N14°09'00"W	15.66'	34°46'41"

LINE TABLE		
LINE	LENGTH	BEARING
L1	35.36	N26°08'00"E
L2	35.36	S63°52'00"E
L3	35.36	S63°52'00"E
L4	35.36	N26°08'00"E
L5	35.36	S63°52'00"E
L6	35.36	N26°08'00"E
L7	6.07	S71°08'00"W
L8	35.36	S63°52'00"E
L9	36.48	N24°23'28"E
L10	49.49	N18°52'00"W
L11	75.88	N13°27'48"W
L12	75.88	N13°27'48"W
L13	61.11	N06°25'56"E
L14	10.89	N06°25'56"E
L17	47.44	S82°57'39"E
L18	22.61	S50°57'54"E
L19	72.82	S50°57'54"E
L26	49.49	N18°52'00"W

FILED FOR RECORD IN GREENVILLE COUNTY SC R.O.D. OFFICE AT 02:17 PM 09 15 99 RECORDED IN PLAT BOOK 40-J PAGE 0086 THRU 0000 DOC # 1999079677
Judy B. Hill

40-J 86

79677