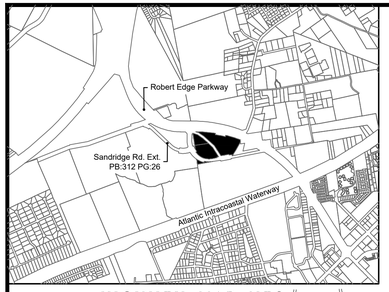

~VICINITY MAP N.T.S.

Easement

LINE TABLE		
LINE #	DIRECTION	LENGTH
D1	N59° 11' 11"E	33.33
D2	N46° 39' 59"W	50.00
D3	N43° 20' 01"E	50.24
D4	N81° 23' 27"E	393.63
D5	N59° 11' 11"E	29.93

LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	N44° 05' 03"E	36.74
L2	N44° 05' 03"E	14.47
L3	S79° 45' 13"W	14.12

Sandridge Loop (Old Sanders Road)

Firetower Road

North Myrtle Beach Connector

Right of Way Varies

Controlled Access

Hogwire Fence on or Near Property Line

Abandoned Right of Way Property Line (typ)

New Property Line

Existing S.C.P.S.A. 10' Distribution Easement (D.B. 2825, Pg. 72)

50' Access Easement

Created by Court Order: Civil Action #2024-CP-26-06419 Deed Book 4916, Page 652

Portion of 66' Right-of-Way Abandoned and closed by Court Order; Civil Action #2024-CP-26-06419 Deed Book 4916, Page 652 17,563 sq.ft. 0.40 Acres

Portion of 66' Right-of-Way Abandoned and closed by Court Order: Civil Action #2024-CP-26-06419 Deed Book 4916, Page 652 48,009 sq.ft. 1.10 Acres

Fire Tower Road Closure 66' Right-of-Way Per P.B. 215, Pg. 82

Previously Abandoned Right of Way Per Deed Book 3467 Page 284 Also Shown on Plat Book 313 Page 4

536 sq.ft. Overlapped Portion Per P.B. 313, Pg. 4

Overhead Power

Power Pole

Guy Anchor X4

Guy Anchor X3

Sandridge Rd Ext.

PIN:349-14-02-0001
TMS:144-00-01-118
20,597 sq.ft.
0.47 Acres
To be Combined Into PIN:349-13-01-0004
Current Owner
Permenter Brothers Holdings, LLC
Deed Book 3239 Page 1647

PIN:349-14-02-0002
TMS:144-00-01-026
78,956 sq.ft.
1.82 Acres
The Holy Temple
Deed Book 3036 Page 30

Total Combined Area
PIN: 349-14-02-0002 &
A Portion of 66' Right-of-Way
96,519 sq.ft.
2.22 ACRES

A Portion of
PIN:349-14-02-0003
TMS:144-00-01-030
192,541 sq.ft.
4.42 Acres
To be Combined Into PIN:349-13-01-0004
Current Owner
Canal Land & Timber LLC
Deed Book 3029 Page 101

Lot 3
PIN:349-13-01-0004
TMS:144-00-01-123
400,465 sq.ft.
9.19 Acres
Current Owner
Canal Land & Timber LLC

Total Combined Area
PIN: 349-13-01-0004,
PIN: 349-14-02-0001,
A Portion of 66' Private Right-of-Way &
A Portion of PIN: 349-14-02-003
661,612 sq.ft.
15.18 ACRES

PIN:349-13-01-0003
TMS:144-00-01-124
Current Owner
Hooks Holding LLC
Deed Book 4691 Page 2746

PIN:349-00-00-0044
Current Owner
Lakeshore Resorts LLC
Deed Book 3935 Page 1045

PIN:349-00-00-0020
TMS:144-00-01-016
Current Owner
RLS (Outpost) LLC
Deed Book 4779 Page 2472

Remainder of
PIN:349-14-02-0003
TMS:144-00-01-030
15,266 sq.ft.
0.35 Acres
Current Owner
Canal Land & Timber, LLC
Deed Book 3029 Page 101

NOTES:

1. Tax Parcel: PIN: 349-14-02-0001
TMS: 144-00-01-118
Owner of Record: Permenter Brothers Holding, LLC
1390 Highway 57 S.
Little River, SC 29566
Tax Parcel: PIN: 349-14-02-0002
TMS: 144-00-01-026
Owner of Record: The Holy Temple C/O Joseph's Missionary Baptist
1005 Sandridge Rd.
Little River, SC 29566-7558
Tax Parcel: PIN: 349-14-02-0003
TMS: 144-00-01-030
Owner of Record: Canal Land & Timber, LLC
2430 Main St.
Conway, SC 29526-3344
Tax Parcel: PIN: 349-13-01-0004
TMS: 144-00-01-123
Owner of Record: Canal Land & Timber, LLC
PO Box 5566
Florence, SC 29502-5566
2. This property appears to be located in Flood Zone "X" , According to FEMA flood zones per F.I.R.M. 45051C 0604 K, dated Dec. 16th, 2021. This property does not appear to be the located in Horry County supplemental flood zone;
Reference to Ordinance filed in Deed Book 4442 at page 2393.
Any Flood zone lines shown hereon are based on provided data. This plat is not the basis for flood zone determination or flood zone related issues.
3. Declaration is made to original purchaser of the survey. It is not transferable to additional institutions or subsequent owners.
4. This survey is only valid if print of same has original signature and embossed seal of the surveyor.
5. Surveyor has made no investigation or independent search for easements of record, encumbrances, restrictive covenants, ownership title evidence, or any other facts that an accurate and current title search may disclose.
6. Subsurface and environmental conditions were not examined or considered as a part of this survey. No statement is made concerning the existence of underground or overhead containers or facilities that may affect the use or development of this tract.
8. This property is subject to all easements or restrictions of record.
9. Last property transfer Deed Book 3029 Page 101 & Deed Book 3036 Page 30
10. 1/2" Iron Pipes Set at all corners unless noted otherwise.
11. All Bearings are based upon the South Carolina State Plane Coordinate System (NAD83)(2011). All distances shown are Horizontal not grid distances.
12. Date of Field Survey: April, 2024

REFERENCES:

1. Recombination / Boundary Survey on North and South Side of Sandridge Loop dated September 9th, 2005. Prepared for Carl K. Rust by Russ Courtney & Assoc. Land Surveying & Design and recorded in the Horry County Register of Deeds in Plat Book 210 Page 204
2. Boundary Survey showing Canal Land & Timber Property dated September 9th, 2005. Prepared for Bob Hotchkiss by Russ Courtney & Assoc. Land Surveying & Design and recorded in the Horry County Register of Deeds in Plat Book 215 Page 82

GRAPHIC SCALE
60 0 30 60 120 240
(IN FEET)
1 inch = 60 ft.

LEGEND
- Iron Pipe Found (IPF)
- Iron Rebar Found (IRF)
- Calculated Point
- Right of Way Monument Found (RWMF)
- Overhead Power
- Power Pole (PP)
- Guy Anchore (GA)
- Area To Be Abandoned
- Area To Be Abandoned

SPACE RESERVED FOR PLANNING APPROVAL ONLY

"I hereby state that to the best of my professional knowledge, information, and belief, the survey shown hereon was made in accordance with the requirements of the Standards of Practice Manual for Surveying in South Carolina, and meets or exceeds the requirements as specified therein.

Michael D. Oliver, P.L.S. No. 13520
as agent

drg
Development Resource Group, LLC
4703 Oleander Drive
Myrtle Beach, SC 29577
Telephone: 843-839-3350
www.drgpllc.com

SOUTH CAROLINA DEVELOPMENT RESOURCE GROUP LLC No. 006089 CERTIFICATE OF AUTHORIZATION

JOB No. 24.517
DATE: 02-27-2025
DRAFTED BY: J.G.H.
CHECKED BY: M.D.O.
SCALE: 1" = 60'
FILE: P:/24517/SURVEY

COMBINATION PLAT OF PIN: 349-13-01-0004, PIN: 349-14-02-0002 & PIN: 349-14-02-0001 AND RIGHT-OF-WAY ABANDONMENT

HORRY COUNTY, SOUTH CAROLINA
PREPARED FOR:
CANAL LAND & TIMBER, LLC

SOUTH CAROLINA PROFESSIONAL No. 13520 LAND SURVEYOR MICHAEL DEAN OLIVER
mike@drgpllc.com

REVISION	DATE

24.517

DWG NAME: P:\24517 - CANAL LAND & TIMBER - ROBERT EDGE SURVEY\SURVEY_SURVEY CAD DRAWINGS\24517 COMBINATION PLAT.DWG