South Carolina Coastal Zone / Beach Management Act
Notice of Disclosure

In reference to Agreement of Sale and Purchase, dated _____,
between _____, the Buyer(s),
and _____, the Seller(s),
covering the real property know as: _____,
the undersigned acknowledge the following:

Pursuant to the SC Code of Laws, Section 48-39-330 (1988 Supp.), the Seller discloses to the Buyer that the property or a portion thereof is or may be subject to statutory regulation imposed by The South Carolina Zone Act of 1977, SC Code of Laws, Section 49-39-10 et. Seq. (1988 Supp.), as amended by The South Carolina Beach Management Act, SC Code of Laws, Section 48-39-270 et. Seq. (1988 Supp.), hereinafter collectively call "the Acts". The Acts involve, and may subject the property to, the creation and existence of interim and final baselines, setback lines, the velocity zone and an erosion rate, all as is more fully defined in the Acts. Part or all of the property is or may be located seaward of the setback line, the minimum setback line or interim baseline. All or part of the property is or may be within the velocity zone as determined by the Federal Emergency Management Agency. The Acts may also restrict the Buyer's right to build, repair or rebuild structures on the property. No structure may be constructed seaward of the setback line without a permit issued by the South Carolina Coastal Council. Pursuant to the Acts, the locations of the baselines and interim and final setback lines are subject to change. The methodology utilized in determining the exact location of the setback lines and baselines on the property and the currently applicable erosion rate may be obtained from the South Carolina Coastal Council. The methodology described above must be utilized in a case-by-case, property-by-property manner in order for an exact, surveyed determination to be made of the location of the baselines and setback lines. The Seller makes no representation to the Buyer concerning the location of such baselines, setback lines, or the velocity zone, the effect of such regulation on the property, or the accuracy of the foregoing disclosure.

_____	_____
Seller Date	Buyer Date
_____	_____
Seller Date	Buyer Date