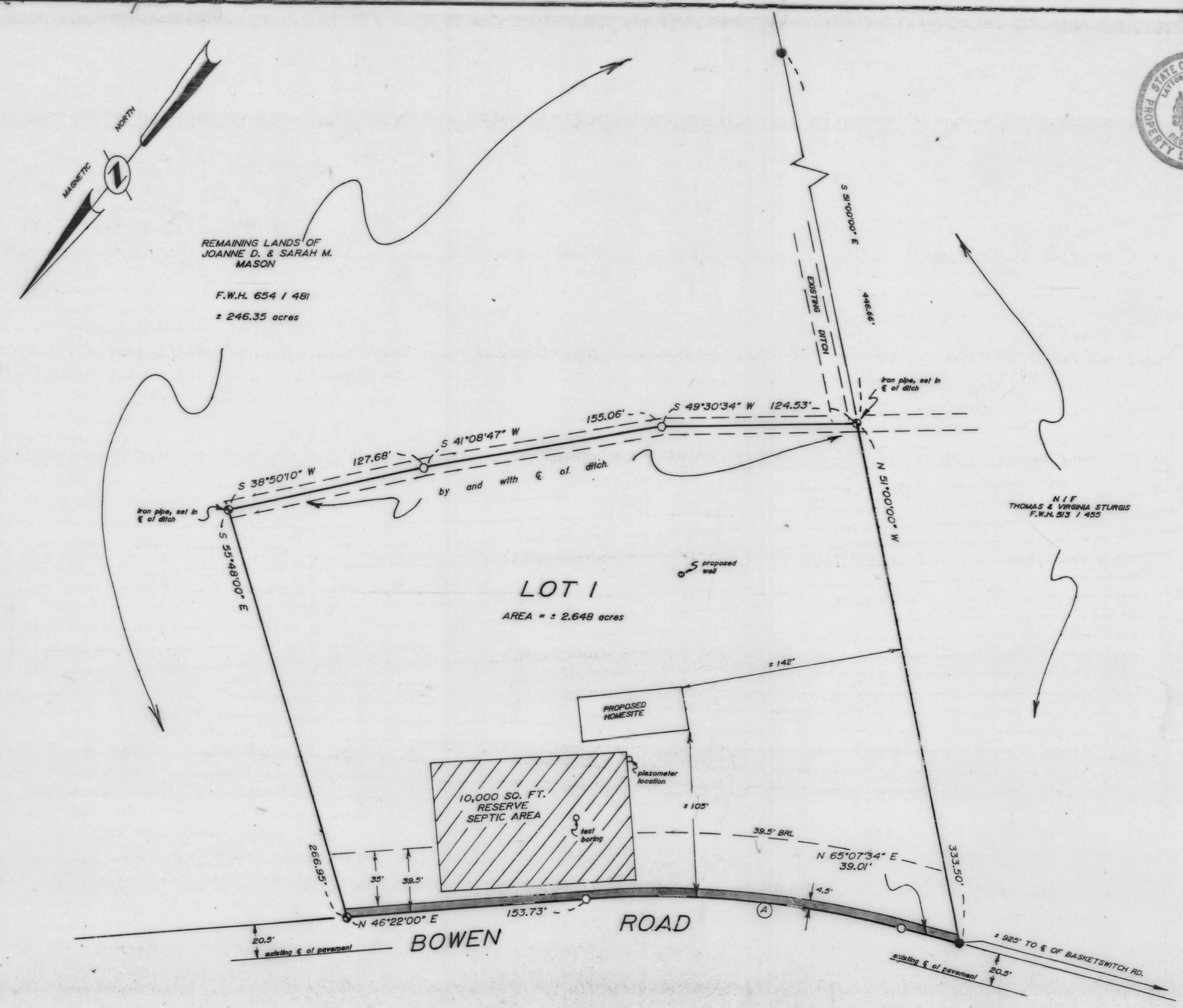
RHO 122/48

RHO 122/48 ✓



Curve	Arc	Radius	Chord	Chord Bearing
(A)	204.81'	625.51'	203.90'	N 55°44'47" E

STATE OF MARYLAND
LAYTON E. BUNTING, JR.
No. 142
REGISTERED
PROPERTY LINE SURVEYOR

SURVEYOR'S CERTIFICATE

I hereby certify that the requirements of Section 3-108 of the Real Property Act of the Annotated Code of Maryland (1974), Article 21, concerning the making of this plat, the setting of markers and the existence of prior recorded plats have been complied with.

L. E. Bunting, Jr. 6/16/89
L. E. Bunting, Jr. Date

OWNER'S CERTIFICATE

As legal owner of this property, we approve of this subdivision and desire that it be recorded.
I hereby certify that the requirements of Section 3-108 of the Real Property Act of the Annotated Code of Maryland (1974), Article 21, concerning the making of this plat, the setting of markers and the existence of prior recorded plats have been complied with.

Sarah M. Mason 6/16/89
Owner Date
Joanne D. Mason 6/22/89
Owner Date

WORCESTER COUNTY PLANNING AND ZONING COMMISSION

The grant of a permit or approval of this subdivision shall not constitute a representation, guarantee or warranty of any kind by Worcester County or by any official or employee thereof of the practicability or safety of any proposed use, and shall create no liability upon the county, its officials or employees.

Any approval by the Worcester County Approving Authority of any sewer or water system or suitability therefore is based upon state and county standards existing as of the date of approval, such standards are subject to change and a building permit may be denied in the future in the event standards can not be met as of the date of application for such permit.

A 4.5' wide strip of land along this subdivision is hereby dedicated to the Worcester County Commissioners for the future widening of Bowen Road. Acceptance of this offer may take place at any time by appropriate act of the County Commissioners. The County Commissioners are in no way required to accept such offer. The offer may not be withdrawn without the consent of the County Commissioners.

29 June 1989
Chairman - Worcester County Planning Commission Date

WORCESTER COUNTY APPROVING AUTHORITY

Lot 1, as shown hereon, is hereby approved for individual sewage and water systems in accordance with Maryland State Dept. of the Environment Regulation 26.04.02

Richard Lewis RS 6/26/89
Approving Authority - Worcester County Date

CLERK OF
CIRCUIT COURT
RICHARD H OUTTEN

REC FEE 2.50
LC MISC 2.50
TOTL 5.00
0141CKEK 5.00
02 01989 7-03 P8:17

LEGEND

- DENOTES IRON PIPE, FOUND
- DENOTES IRON PIPE, SET
- DENOTES UNMARKED POINT
- DENOTES 4.5' WIDE ROAD WIDENING STRIP

DEED REFERENCE

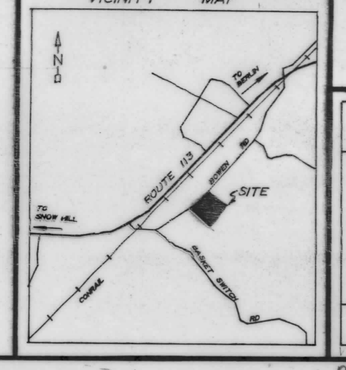
part of Item Two of F.W.H. 654 / 481
Parcel 64
Wor. Co. Tax Map 49

PROPERTY ZONED A-1

Min. Front Yard	35' (60' from ℄ rd.)
Min. Rear Yard	50'
Min. Side Yard	20'

FILED
JUL 3 1 23 PM '89
RICHARD H. OUTTEN
CLK. CT. CT.
WOR. CO.

VICINITY MAP



L. E. Bunting Surveys, Inc.
MARYLAND & VIRGINIA
LAND SURVEYING
24 BROAD STREET
BERLIN, MARYLAND 21811
301-641-3313

LOT 1
MINOR SUBDIVISION
OF LANDS OF
JOANNE D. & SARAH M. MASON
FOURTH ELECTION DISTRICT
WORCESTER COUNTY, MARYLAND
SCALE 1" = 50' DATE 6 / 2 / 89
JOB NO. 3870 / 89 REVISED 6 / 6 / 89

MSA CSU 2157-2483

Maryland State Archives