

RHO 124/28

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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. 12/13/89
L. E. Bunting, Jr. Date



OWNER'S CERTIFICATE

As legal owner of this property, I 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.

Donald L. Rogers 12-13-89
Owner Date

WORCESTER COUNTY APPROVING AUTHORITY

This subdivision is approved for interim individual water supply and sewage disposal systems in accordance with the County Comprehensive Water and Sewer Plan. The applicant or any future owner must discontinue use of these systems and connect to the community system when available. The disposal systems are RESTRICTED to special DESIGNS meeting current Health Department standards. Water supplying the wells shall be from the confined aquifer (approximately 50 feet below the ground level) or some deeper confined aquifer. (For each building unit, a minimum of 10,000 ft. sq., exclusive of buildings easements, right-of-ways and such other permanent or physical objects, shall be provided for the subsurface disposal of sewage.)
The sewage systems are to be limited to 450 gallons of sewage flow per day.

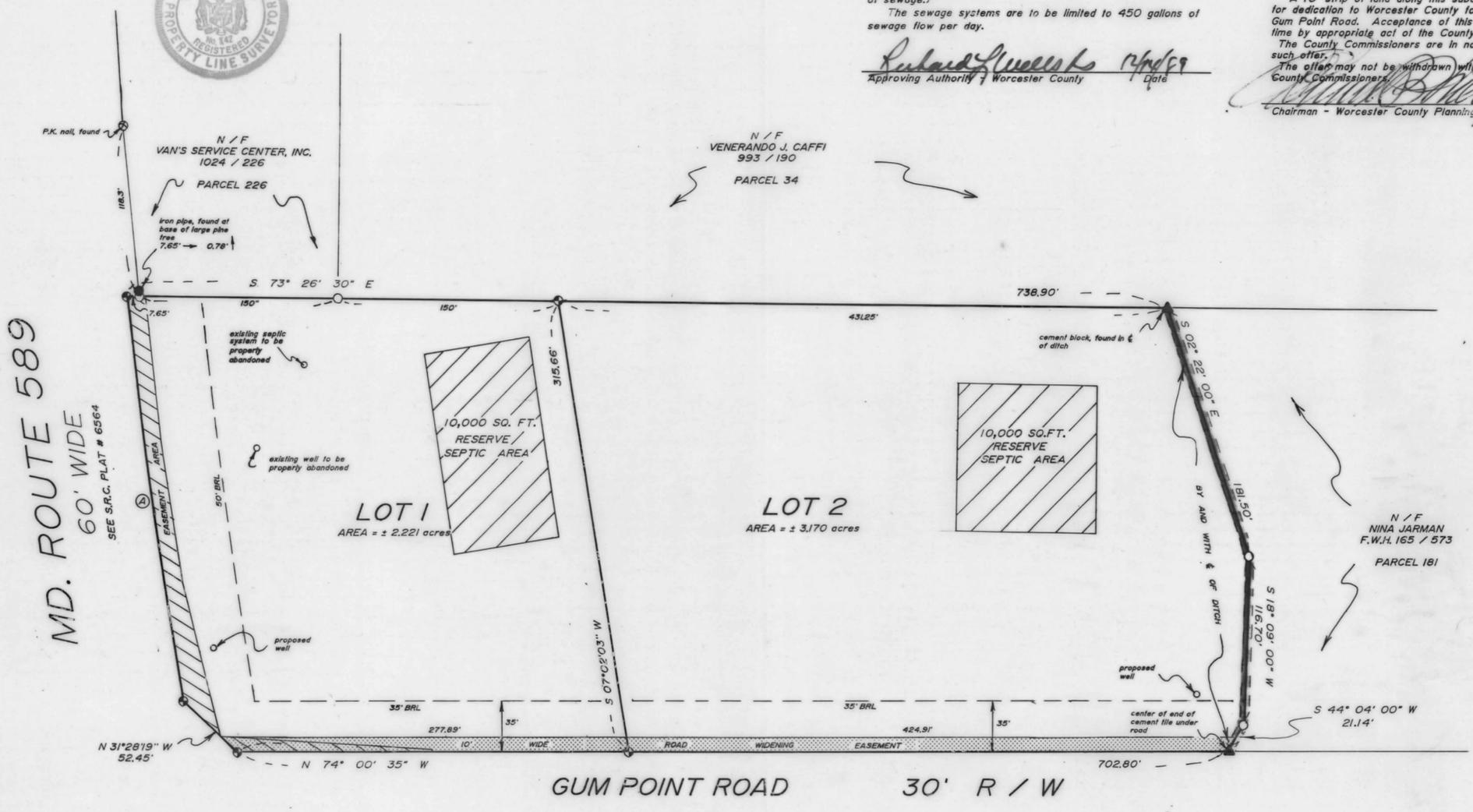
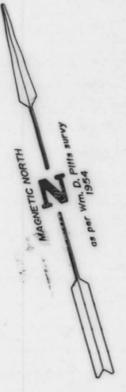
Richard J. Swartz 12/13/89
Approving Authority Worcester County Date

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.

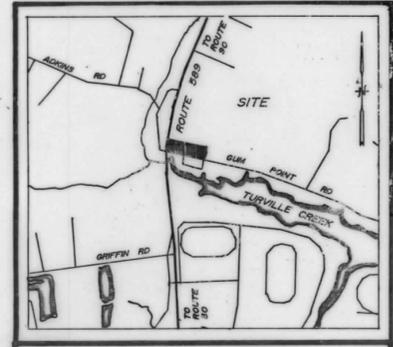
Any approval by the Worcester County Approving Authority of any sewer or water system or suitability therefore is based upon state and county standards existing as of the date of approval, such standards are subject to change and a building permit may be denied in the future in the event standards can not be met as of the date of application for such permit.
A 10' strip of land along this subdivision is hereby offered for dedication to Worcester County for the future widening of Gum Point 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.

William P. Williams 14 Dec 1989
Chairman - Worcester County Planning Commission Date



MD. ROUTE 589
60' WIDE
SEE S.R.C. PLAT # 6564

VICINITY MAP



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

CURVE DATA TABLE

Curve	Radius	Arc	Chord	Chord Bearing
(A)	4,553.67'	282.33'	282.28'	N 07°47'41" E

TOTAL AREA OF LOT 1 & LOT 2
= ± 5.391 acres

- LEGEND**
- DENOTES IRON PIPE, FOUND
 - DENOTES IRON PIPE, SET
 - DENOTES UNMARKED POINT

- DEED REFERENCE**
- 1248 / 122
1192 / 72
 - PARCEL 17
WOR. CO. TAX MAP 21

- REFERENCE PLAT**
- 1.) "Plat of Survey showing property of William L. & Amelia Niblett" by L. E. Bunting Surveys, Inc. 6 / 13 / 86
 - 2.) "State Roads Commission of Maryland Plat # 6564."

- PROPERTY ZONED R-2**
- Min. Front Yard 25'
 - Min. Rear Yard 30'
 - Min. Side Yard 8'

LOT 1 & LOT 2
MINOR SUBDIVISION
OF LANDS OF
DONALD L. ROGERS
ROUTE 589 & GUM POINT RD
THIRD ELECTION DISTRICT
WORCESTER COUNTY, MARYLAND
SCALE: 1" = 60' DATE 12 / 1 / 89
JOB NO.: 2895 / 89 REVISED 12 / 7 / 89

MSA CSU 2157-2643

