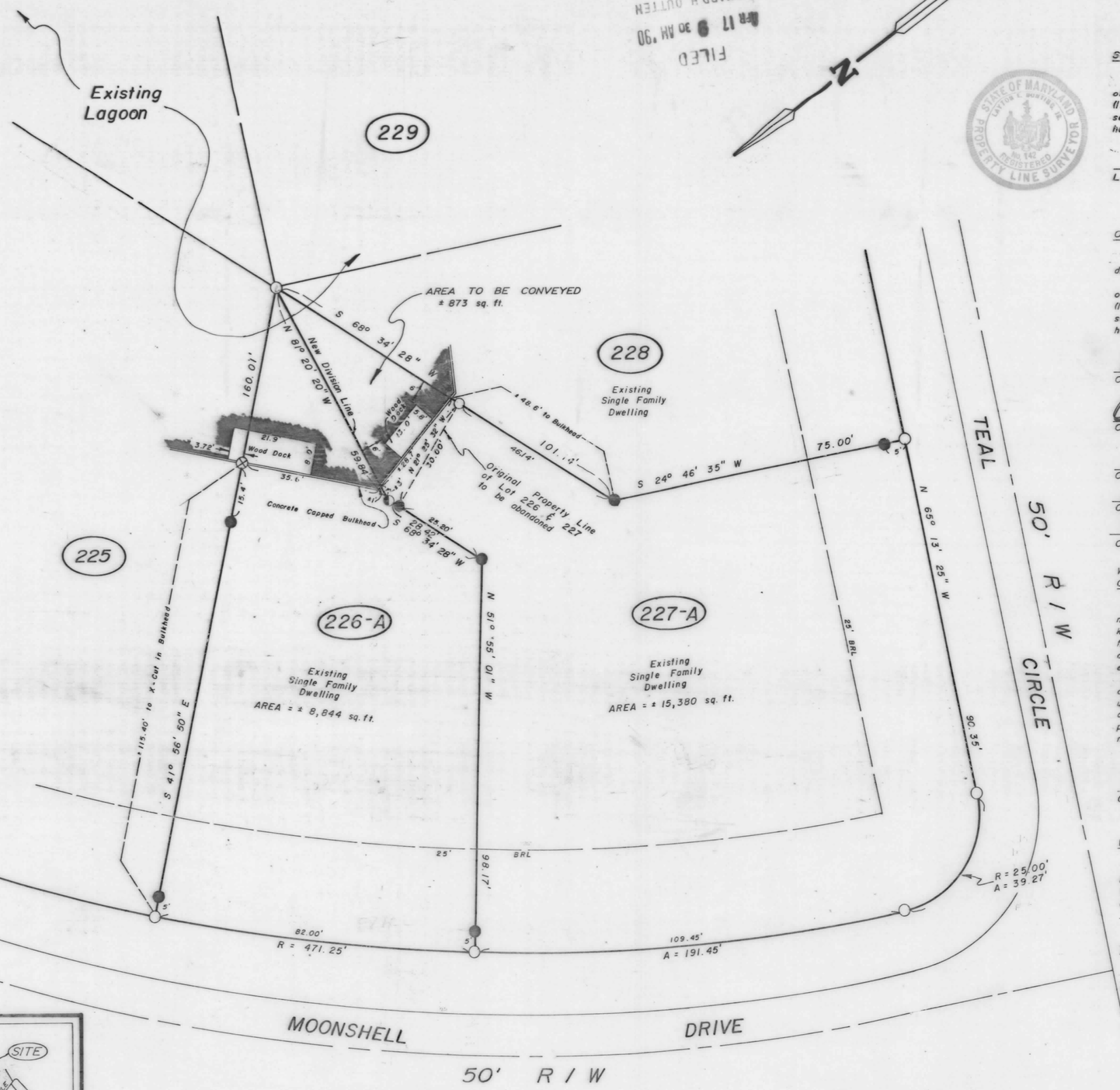
RHO 125/42

FILED
APR 17 9 30 AM '90
MICHARD H. OUTTEN
CLK. CT. CT.
WOR. CO.



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. — Date 12/21/89

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.

Owner — Date 2/12/90

Owner — Date 2/12/90

Owner — Date 2/12/90

Owner — Date 2/15/90

Owner — Date 2/15/90

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.

Chairman - Worcester County Planning Commission — Date 3/1/90

WORCESTER COUNTY APPROVING AUTHORITY

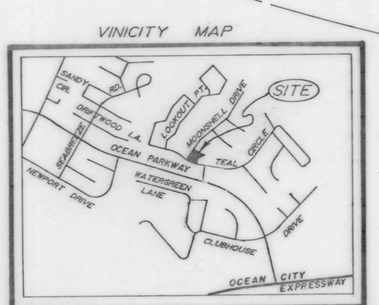
REC FEE 2.50
MISC FEE 2.50
TOTL 5.00
1355CASH 5.00
01990 4-17 A9:29

The resubdivision as shown on this plat is approved as being in conformance with the Worcester County Comprehensive Water and Sewerage Plan providing for Central Water Supply and Central Sewerage.

Approving Authority - Worcester County — Date 4/28/90

Chairman - Worcester County Sanitary Commission — Date 2/27/90

VINICITY MAP



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

ZONING CLASSIFICATION R - 3

Min. Front Yard	25'
Min. Rear Yard	30'
Min. Side Yard	6'
Min. Bulkhead Setback	15'

LEGEND

- Denotes Iron Pipe,
- Denotes X-cut in Bulkhead
- Denotes Unmarked Point
- Denotes Iron Pipe, to be set

OWNERS

LOT 226 - Brian & Colleen McNeils & Carl S. Blankeneyer, 44 Pine Grove, Berkley Hieghts, N.J. 07922

LOT 227 - Emil & Margaret Forthuber, Rt. 4, Box 1637, Berlin, MD. 21811

REFERENCE PLAT:

Ocean Pines, Section 4
Liber 256, Folio 462

By: Prince William Engineering Co.
Feb. 1969

NOTE:

This Resubdivision as shown hereon is located entirely in the 100-year flood plain (zone A 7 - el. 6 ft.) as shown on the Federal Emergency Management Agency FIRM MAP 240083 0025A, dated 2 / 15 / 79, and is therefore subject to the regulations set forth in the current flood plain management ordinance.

RECORD PLAT

LOTS 226-A & 227-A
RESUBDIVISION OF
LOTS 226 & 227
OCEAN PINES
SECTION 4
THIRD ELECTION DISTRICT
WORCESTER COUNTY, MARYLAND

SCALE: 1" = 20' — DATE: 12 / 12 / 89
JOB NO. 3876 / 89

MSA CS4 2157-2764

Maryland State Archives