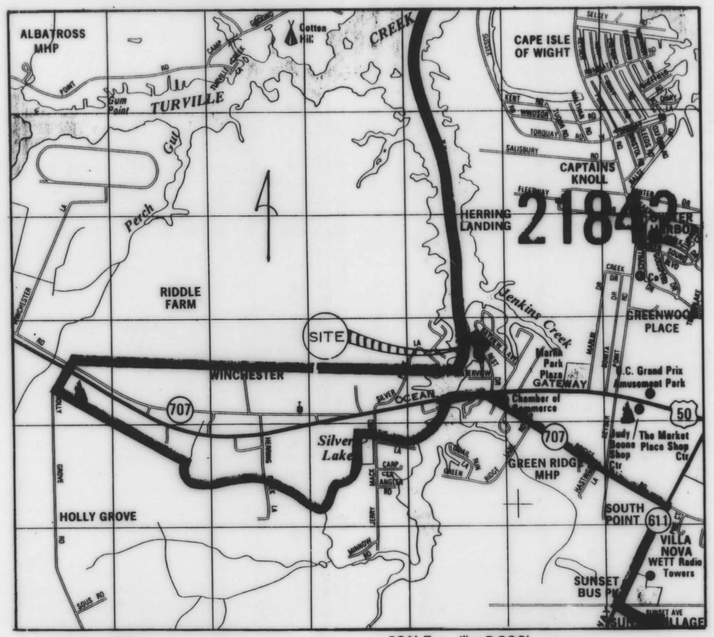
RHO 140/4

QUITCLAIM OF RIVERSIDE AVENUE
&
RESUBDIVISION OF LOTS 112-125, LOT 127 & LOT 145
CHARLES LEWIS FARM PLAT
TENTH ELECTION DISTRICT
WORCESTER COUNTY, MARYLAND

DATE : AUG. 10, 1994 JOB NO. 4845



VICINITY MAP SCALE : 1" = 2,000'

SURVEYOR'S CERTIFICATION

I hereby certify, to the best of my knowledge and belief, that the requirements of section 3-108 of the Real Property Article of the Annotated Code of Maryland (1981) concerning the making of this plat and the setting of markers as well as all of the requirements of the County Commissioners and ordinances of the County of Worcester, Maryland regarding the platting of subdivisions within the County have been complied with.

L. E. Bunting, Jr. P.L.S. 142 — Date 8/12/94

STATE OF MARYLAND — LATTON E. BUNTING JR. — No. 142 — REGISTERED PROPERTY LINE SURVEYOR

OWNER'S CERTIFICATION

The subdivision of land as shown on this plat is with free consent and in accordance with the desires of the owners, proprietors, and trustees, if any, thereof. The requirements of section 3-108 of the Real Property Article of the Annotated Code of Maryland (1981) as far as they relate to the making of this plat and the setting of markers have been complied with.

Helen Scott Brown Estate
Personal Representative, Richard Brown — Date 8/14/94

Lorna E. Fears
Personal Representative, Lynn Hastings — Date 8/14/94

Cynthia Ann Smith — Date 8/14/94

FILED
AUG 23 2 46 PM '94
RICHARD H. OUTTEN-CLK. CT. WOR.

INDEX OF DRAWINGS

SHEET 1	TITLE SHEET
SHEET 2	PLAT OF QUITCLAIM & RESUBDIVISION OF LOTS

GENERAL NOTE :

The quitclaim deed for Riverside Avenue will be recorded concurrently with this plat.

OWNER'S NAME & ADDRESS :

HELEN SCOTT BROWN ESTATE
RICHARD H. BROWN, PERSONAL REPRESENTATIVE
10147 WATERVIEW DRIVE
WEST OCEAN CITY, MD. 21842

LORNA E. FEARS
10141 WATERVIEW DRIVE
WEST OCEAN CITY, MD. 21842

CYNTHIA ANN SMITH
10137 WATERVIEW DRIVE
WEST OCEAN CITY, MD. 21842

L. E. Bunting Surveys, Inc.
MARYLAND & VIRGINIA LAND SURVEYING
24 BROAD STREET
BERLIN, MARYLAND 21811
410-641-3313

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, buildability or safety of any proposed use, and shall create no liability upon the County, its officials or employees.

Any approval by Worcester County Environmental Programs of any sewer or water system or suitability thereof 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 current standards cannot be met as of the date of application for such permit. The approval shown hereon is not sufficient approval for a building permit.

Worcester County does not guarantee the development or construction of any amenities shown on this plat. All such amenities shall be the responsibility of the owner and developer of this subdivision.

The following street is hereby offered for dedication to the County Commissioners for Worcester County. A 5' wide strip of land across the front of Lot A and Lot B and the adjoining roadway is offered in dedication for the future widening of Waterview Drive. 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.

PLAT-SUBDIVIS 5.00
RECORD FEE 5.00
TOTAL 10.00
Reg#WOOP Rcpt#5001
RHO 9681 Blk#1749
Aug 23, 1994 02:46 pm

Worcester County Planning Commission Chairman — Date 8/16/94

WORCESTER COUNTY ENVIRONMENTAL PROGRAMS

Lots A & B are approved for central sewerage disposal and interim individual water supply in accordance with the County Comprehensive Sewer and Water Plan. The applicant or any future owner must discontinue use of these individual water system(s) and connect to the community water system when available.

APPROVING AUTHORITY-Worcester County — Date 8/17/94

Maryland State Archives