RHO 142/95

SURVEYORS CERTIFICATE

I certify that this plat represents a survey made by me, that it is accurate to the best of my knowledge, that all monuments indicated hereon actually exist and their locations and descriptions are correctly shown and that all requirements of Chapter 94 of the Berlin Town Code, Section 3-108 of the Annotated Code of Maryland and all other applicable laws have been complied with.

L. E. Bunting, Jr. — Date 4/12/95

WORCESTER COUNTY ENVIRONMENTAL PROGRAMS

This subdivision is approved for existing public water and sewer systems in accordance with the County Comprehensive Water and Sewer Plan.

Approving Authority - Worcester County — Date 5/9/95

FILED
MAY 9 2 03 PM '95
RICHARD H. OUTTEN
CLK. CT. CT.
WOR. CO.

APPROVED BERLIN PLANNING AND ZONING COMMISSION

Not more than one principal building shall be permitted on any residential lot, and no such lot may ever be resubdivided so as to produce a building site of less area or width than the minimum required by the applicable zoning regulations.

Chairman — Date 4/19/95

Secretary — Date 4/21/95

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 (1988) as far as they relate to the making of this plat and the setting of markers have been complied with.

James B. Davis, Trustee — Date 4/14/95

John P. Davis, Trustee — Date 4/14/95

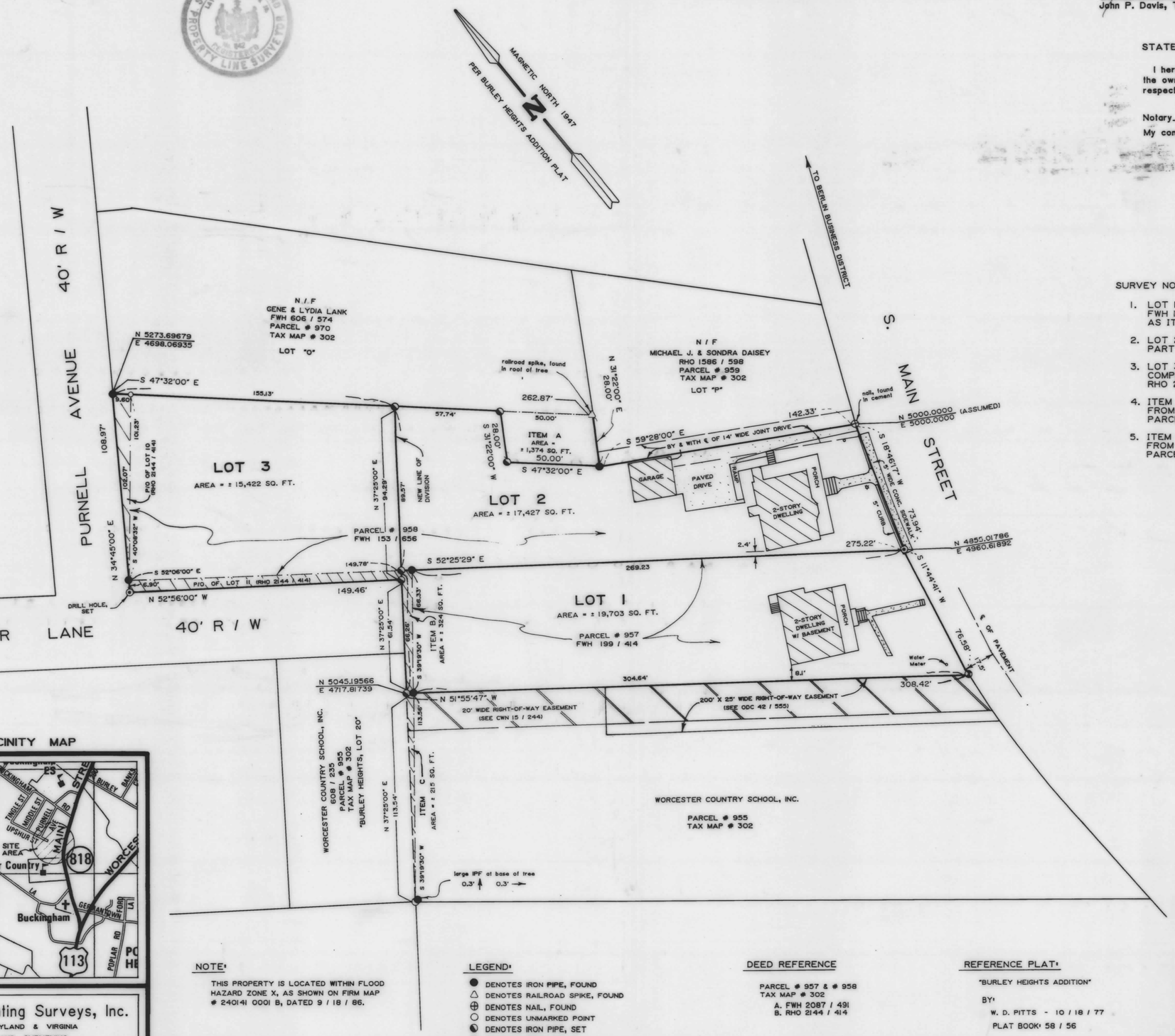
STATE OF MARYLAND - WORCESTER COUNTY
~~DELAWARE~~ NEW CASTLE

I hereby certify that on 4/14/95, personally appeared the owners listed above, and each acknowledge this plat to be their respective act.

Notary _____

My commission expires _____

DAVID M. SAYLOR
NOTARY PUBLIC STATE OF DELAWARE
My Commission Expires October 11, 1995



SURVEY NOTES:

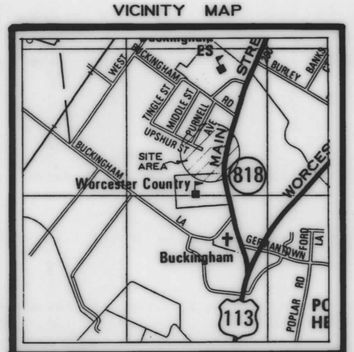
1. LOT 1 IS COMPRISED OF PARCEL # 957 AS DESCRIBED IN FWH 199 / 414 AND A PART OF CWN 15 / 244 SHOWN AS ITEM B.
2. LOT 2 IS A PART OF FWH 153 / 656 AND IS THE NE'LY PART OF PARCEL # 958.
3. LOT 3 IS THE NW'LY PART OF PARCEL # 958 AND IS COMPRISED OF PART OF FWH 153 / 656 AND ALL OF RHO 2144 / 414.
4. ITEM A, A PART OF FWH 153 / 656, IS TO BE CONVEYED FROM THE LANDS OF THE MABEL P. DAVIS TRUST TO PARCEL # 970, LANDS OF GENE & LYDIA LANK.
5. ITEM C, A PART OF CWN 15 / 244, IS TO BE CONVEYED FROM THE LANDS OF THE MABEL P. DAVIS TRUST TO PARCEL 955, LANDS OF WORCESTER COUNTRY SCHOOL, INC.

RECORDING FEE 2.50
PLAT-SUBDIVIS 2.50
TOTAL 5.00
CASH MONI Rcpt # 10188
REC 3219 Blk # 1 Pg 0
May 09, 1995 02:06 PM

ZONING DISTRICT: R-2

Min. Front Yard	30'
Min. Rear Yard	40'
Min. Side Yard	10'
Total Side Yard	25'

VICINITY MAP



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

NOTE:

THIS PROPERTY IS LOCATED WITHIN FLOOD HAZARD ZONE X, AS SHOWN ON FIRM MAP # 240141 0001 B, DATED 9 / 18 / 86.

LEGEND:

- DENOTES IRON PIPE, FOUND
- DENOTES RAILROAD SPIKE, FOUND
- DENOTES NAIL, FOUND
- DENOTES UNMARKED POINT
- DENOTES IRON PIPE, SET
- DENOTES SPIKE, FOUND
- DENOTES DRILL HOLE, FOUND
- DENOTES PROPERTY TO BE ABANDONED

DEED REFERENCE

PARCEL # 957 & # 958
TAX MAP # 302
A. FWH 2087 / 491
B. RHO 2144 / 414

REFERENCE PLAT:

"BURLEY HEIGHTS ADDITION"
BY:
W. D. PITTS - 10 / 18 / 77
PLAT BOOK: 58 / 56

40' 20' 0 40'
GRAPHIC SCALE: 1" = 40'

SUBDIVISION

OF PROPERTY OF

MABEL P. DAVIS TRUST

TOWN OF BERLIN

THIRD ELECTION DISTRICT
WORCESTER COUNTY, MARYLAND

SCALE: 1" = 40' DATE: 4 / 7 / 95
JOB NO.: 3915 / 94

Maryland State Archives