

R.H.O 143/22

**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 (1988) 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.* 6/9/95  
L.E. Bunting, Jr. P.L.S. 142 Date

**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.

*Bessie K. Merritt* 6/29/95  
Bessie K. Merritt Date

**WORCESTER COUNTY ENVIRONMENTAL PROGRAMS**

The purpose of this plat is to approve an addition to a parcel with existing on-site water and sewage disposal systems.

*Richard L. Pallas* 7/12/95  
APPROVING AUTHORITY - WORCESTER COUNTY Date

**WORCESTER COUNTY FOREST CONSERVATION**

In accordance with Subtitle IV, Section 1-403(b)(14) of the Natural Resources Article of the Worcester County Code of Public Local Laws, this subdivision is exempt from the County's Forest Conservation Law since the subdivision is a boundary line adjustment with no accompanying change in land use. Any future approval of this land for a regulated activity shall be subject to the County's Forest Conservation Law.

**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 10' wide strip of land across the front of Parcel A & the adjoining roadway is offered in dedication for the future widening of Sinepuxent 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.

*C. Hall* 7/24/95  
Worcester County Planning Commission Chairman Date

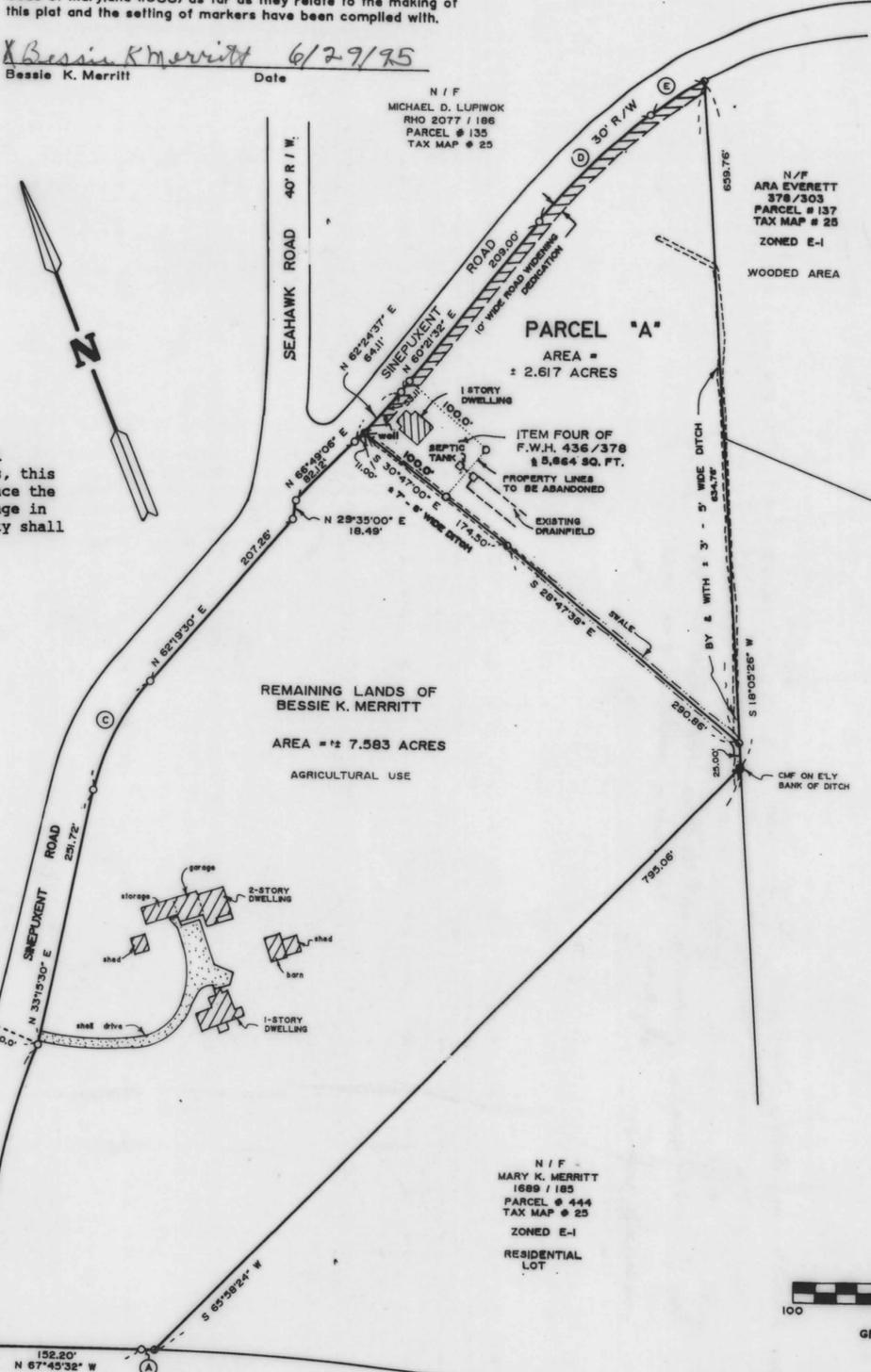
**L. E. BUNTING SURVEYS, INC.**  
MARYLAND & VIRGINIA  
LAND SURVEYING  
24 BROAD STREET  
BERLIN, MARYLAND 21811  
410-641-3313



DATE	6/9/95
REVISIONS	
5/15/95	War. Co. Review

PARCEL "A"  
REVISED & REASSEMBLED LANDS OF  
BESSIE K. MERRITT  
THIRD ELECTION DISTRICT  
WORCESTER COUNTY, MARYLAND

DATE:	4/13/95
REVISIONS:	
5/15/95	War. Co. Review
JOB NO.:	1745 / 95
SCALE:	1" = 100'
SHEET NO.:	1 OF 1



**OWNER'S ADDRESS :**  
BESSIE K. MERRITT  
10714 SINEPUXENT ROAD  
BERLIN, MARYLAND 21811

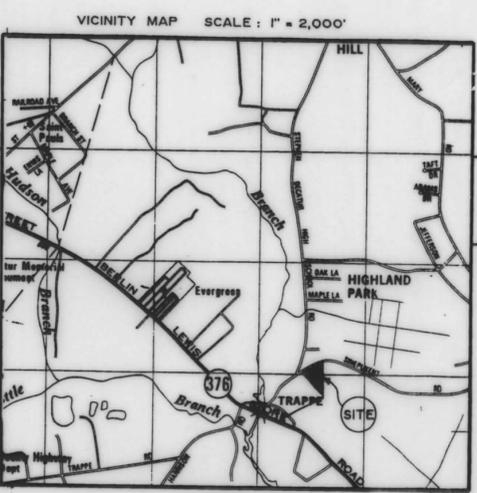
**ZONING DISTRICT :** E-1  
Min. Front setback : 50'  
Min. Side setback : 50'  
Min. Rear setback : 100'

N / F  
ALTON McCABE  
F.W.H. 91 / 81  
PARCEL # 37  
TAX MAP # 32  
ZONED E-1  
AGRICULTURAL USE

CURVE DATA TABLE				
LETTER	RADIUS	ARC	CHORD	CHORD BEARING
A	2,188.59	12.67'	12.67'	N 67°35'09" W
B	686.20	253.73'	252.28'	N 32°50'02" E
C	244.75	119.67'	118.48'	N 48°19'05" E
D	637.94	149.37'	149.03'	N 67°04'01" E
E	391.63	61.85'	61.82'	N 78°18'07" E



TOTAL AREA OF SURVEY = ± 10.20 ACRES



- LEGEND:**
- Denotes Concrete Monument, found
  - ⊙ Denotes Re-bar, found
  - ⊙ Denotes Iron Pipe, set
  - Denotes Unmarked Point

**NOTE:**  
Based upon the Federal Emergency Management Agency Flood Insurance Rate Map Community-panel # 240083 0100 B, dated 6 / 15 / 83, this property is located in zone B & C.

**REFERENCE PLAT :**  
Plat showing extension of Stephen Decatur High School Road at Maryland Route 376  
By: L. E. Bunting, Jr. Dated: 7/23/85  
Platbook : 112/44

**DEED REFERENCE:**  
436 / 378  
PARCEL # 300  
TAX MAP # 25  
1328 / 205 - 218  
See item I, II, IV, & VII

