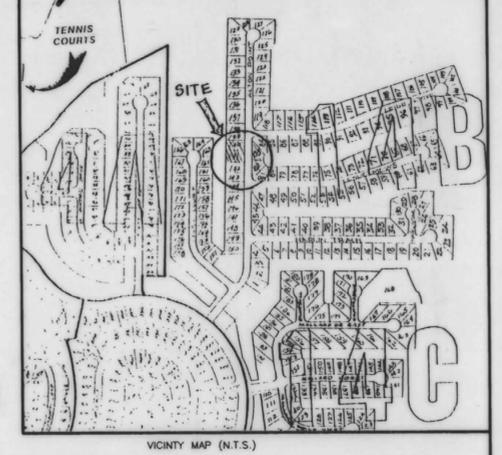


R.H.O. 145/65

FILED

MAR 19 4 17 PM '96

RICHARD H. OUTTEN-  
CLK. CT. CT.  
WOR. CO.



VICINITY MAP (N.T.S.)

REVISED AND REASSEMBLED  
LOTS 82 AND 83  
AND  
LOTS 140 AND 141

SECTION 14B - TERNS LANDING  
OCEAN PINES  
THIRD ELECTION DISTRICT  
WORCESTER COUNTY, MARYLAND

RECORDING FEE 2.50  
PLAT-SUBDIVIS 2.50  
TOTAL 5.00  
Res# MDR1 Rpt# 1704  
RHO 1064 Blk# 163  
Mar 19, 1996 04:11 PM

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.

*Howard C. Wallace* 1/10/90  
OWNER: LOT 82 SECTION 14B OCEAN PINES  
HOWARD C. WALLACE  
113 GILES COURT  
NEWARK, DELAWARE 19702

*Barbara A. Wallace* 1-11-96  
OWNER: LOT 83 SECTION 14B OCEAN PINES  
BARBARA A. WALLACE  
113 GILES COURT  
NEWARK, DELAWARE 19702

*Bernard M. Griffith* 12-28-95  
OWNER: LOT 83 SECTION 14B OCEAN PINES  
BERNARD M. GRIFFITH  
5700 MANSFIELD DRIVE  
CAMP SPRINGS, MARYLAND 20748

*Christine S. Griffith* 12/28/95  
OWNER: LOT 83 SECTION 14B OCEAN PINES  
CHRISTINE S. GRIFFITH  
5700 MANSFIELD DRIVE  
CAMP SPRINGS, MARYLAND 20748

*John P. Henglein* 1/14/96  
OWNER: LOT 140 SECTION 14B OCEAN PINES  
JOHN P. HENGLEIN  
52 PINE BROOK ROAD  
MONSEY, NEW YORK 10952

*Carolyn R. Henglein* 1/16/96  
OWNER: LOT 140 SECTION 14B OCEAN PINES  
CAROLYN R. HENGLEIN  
52 PINE BROOK ROAD  
MONSEY, NEW YORK 10952

*Richard A. Passwater, VP* 12/29/95  
OWNER: LOT 141 SECTION 14B OCEAN PINES  
SOLGAR COMPANY INC.  
410 OCEAN AVENUE  
LYNBROOK, NEW YORK 11563

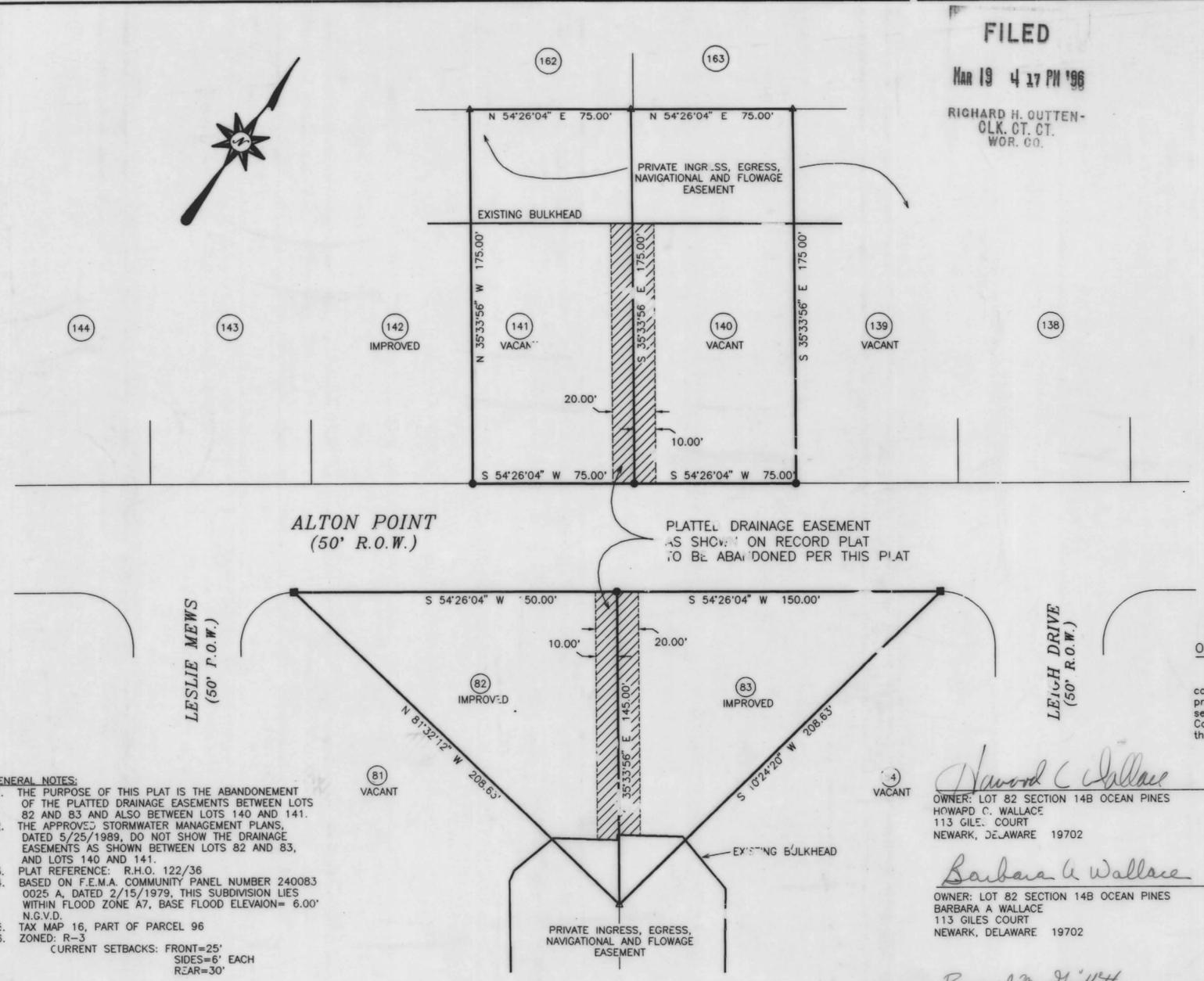
APPROVED BY  
WORCESTER COUNTY SOIL CONSERVATION DISTRICT  
P.O. BOX #97  
SNOW HILL, MARYLAND 21863

OCEAN PINES ASSOCIATION, INC.  
*Anthony G. Kang* 1/20/96  
PRESIDENT

APPROVED BY  
WORCESTER COUNTY SOIL CONSERVATION DISTRICT  
P.O. BOX #97  
SNOW HILL, MARYLAND 21863

MADISON J. BUNTING, JR.  
SURVEYOR, INC.  
11623 BACK CREEK ROAD  
BISHOPVILLE, MARYLAND 21813  
(410)641-5718 - FAX 641-6266

SCALE: 1" = 40' DATE: 12/21/1995  
DRAWING: 1212F.DWG DRAWN BY: R.T.H.2 JOB NO.: 1212/1995



- GENERAL NOTES:
1. THE PURPOSE OF THIS PLAT IS THE ABANDONEMENT OF THE PLATTED DRAINAGE EASEMENTS BETWEEN LOTS 82 AND 83 AND ALSO BETWEEN LOTS 140 AND 141.
  2. THE APPROVED STORMWATER MANAGEMENT PLANS, DATED 5/25/1989, DO NOT SHOW THE DRAINAGE EASEMENTS AS SHOWN BETWEEN LOTS 82 AND 83, AND LOTS 140 AND 141.
  3. PLAT REFERENCE: R.H.O. 122/36
  4. BASED ON F.E.M.A. COMMUNITY PANEL NUMBER 240083 0025 A, DATED 2/15/1979, THIS SUBDIVISION LIES WITHIN FLOOD ZONE A7, BASE FLOOD ELEVATION= 6.00' N.G.V.D.
  5. TAX MAP 16, PART OF PARCEL 96
  6. ZONED: R-3  
CURRENT SETBACKS: FRONT=25'  
SIDES=6' EACH  
REAR=30'



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 the Department of the Environment 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 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 streets, roads, widening strips, amenities and improvements are hereby offered for dedication to the County Commissioners for Worcester County. A N/A wide strip across the front of Parcel # N/A and the adjoining roadways are offered in dedication for the future widening of N/A. Acceptance of such 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.

ENVIRONMENTAL PROGRAMS

This subdivision as shown hereon is approved as being in conformance with the Worcester County Comprehensive Water and Sewerage Plan providing for Central Water Supply and Central Sewerage.

*Richard H. Outten* 3/12/96  
APPROVING AUTHORITY WORCESTER COUNTY DATE

*Louis J. Pagliarini* 3-15-96  
WORCESTER COUNTY PLANNING COMMISSION DATE

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.

*Madison J. Bunting, Jr.* 12/27/95  
MADISON J. BUNTING, JR. DATE  
LICENSE NO. 365

