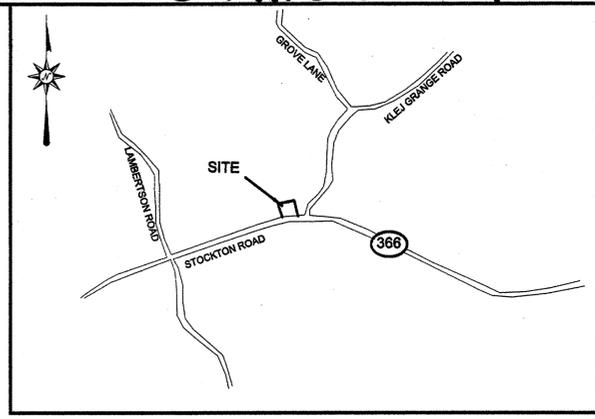


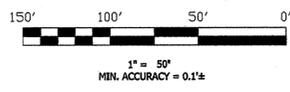
S.V.H. 236/19

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OCT 27 PM 1:49
STEPHEN Y. HALES
WOR. CO.



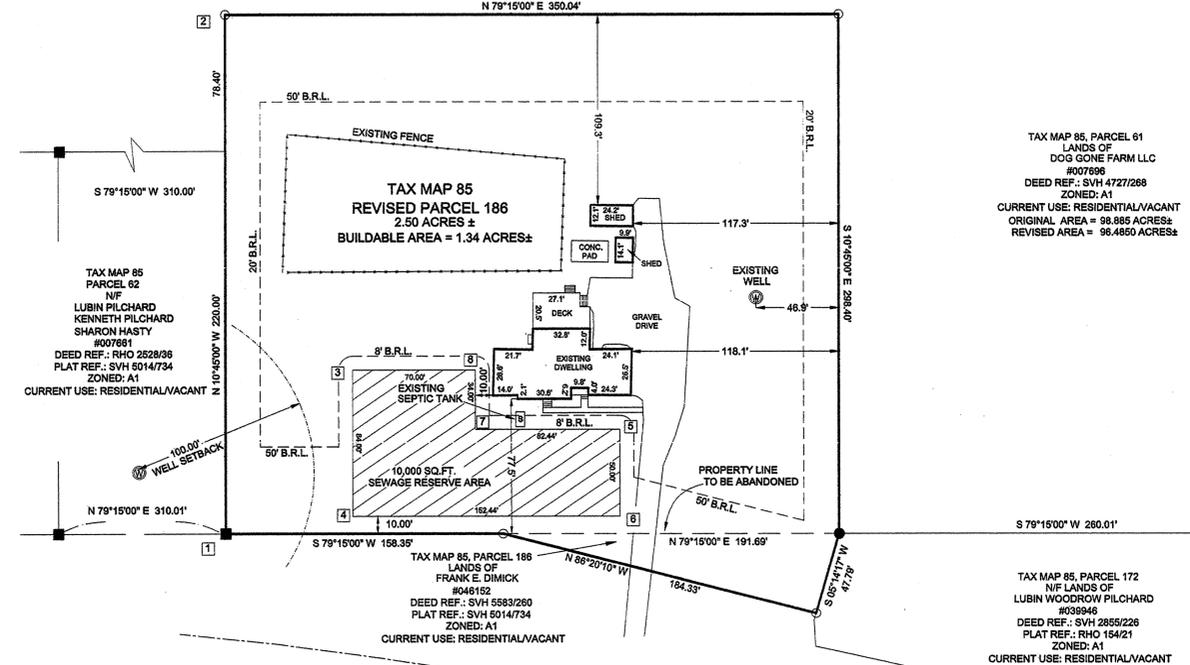
NOTE: THIS PLAT REFLECTS THE DESCRIPTION OF THE LOT/PARCEL AS NOTED IN THE TITLE OF THIS PLAT, AS SHOWN ON THE RECORD PLAT AND DOES NOT VERIFY THE EXISTENCE OR NON-EXISTENCE OF RIGHTS OF WAY OR EASEMENTS PERTAINING TO THIS PROPERTY OTHER THAN THOSE AS SHOWN ON SAID RECORD PLAT. NO TITLE SEARCH OR COVENANTS PROVIDED OR STIPULATED.

1
2
3
4
5
6



- LEGEND**
- These standard symbols will be found in the drawing.
- FOUND CONCRETE MONUMENT
 - FOUND IRON PIPE
 - IRON ROD SET
 - ⊙ SEPTIC TANK
 - ⊗ EXISTING WELL

TAX MAP 85, PARCEL 61
LANDS OF
DOG GONE FARM LLC
#007698
DEED REF.: SVH 4727/268
ZONED: A1
CURRENT USE: RESIDENTIAL/VACANT
ORIGINAL AREA = 98.885 ACRES±
REVISED AREA = 96.4850 ACRES±



TAX MAP 85, PARCEL 61
LANDS OF
DOG GONE FARM LLC
#007698
DEED REF.: SVH 4727/268
ZONED: A1
CURRENT USE: RESIDENTIAL/VACANT
ORIGINAL AREA = 98.885 ACRES±
REVISED AREA = 96.4850 ACRES±

TAX MAP 85, PARCEL 113
N/F LANDS OF
KATHRYN F. JONES
#007408
DEED REF.: RHO 4803/999
ZONED: A1
CURRENT USE: RESIDENTIAL/VACANT

TAX MAP 85
PARCEL 82
N/F
LUBIN PILCHARD
KENNETH PILCHARD
SHARON HASTY
#007681
DEED REF.: RHO 2828/38
PLAT REF.: SVH 5014/734
ZONED: A1
CURRENT USE: RESIDENTIAL/VACANT

TAX MAP 85, PARCEL 186
LANDS OF
FRANK E. DIMICK
#046152
DEED REF.: SVH 5583/260
PLAT REF.: SVH 5014/734
ZONED: A1
CURRENT USE: RESIDENTIAL/VACANT

TAX MAP 85, PARCEL 172
N/F LANDS OF
LUBIN WOODROW PILCHARD
#038946
DEED REF.: SVH 2855/226
PLAT REF.: RHO 154/21
ZONED: A1
CURRENT USE: RESIDENTIAL/VACANT

GENERAL NOTES:

- OWNER(S) OF RECORD: TAX MAP 85 - PARCEL 61
DOG GONE FARM LLC
FRANK E. DIMICK, SOLE MEMBER
4137 STOCKTON ROAD
POCOMOKE CITY, MD 21851
- TAX MAP 85, PARCEL 61, TAX ACCOUNT NO. 007698
TAX MAP 85, PARCEL 186, TAX ACCOUNT NO. 046152
TOTAL AREA OF PARCEL 61 = 98.885 ACRES± (PER TAX RECORDS)
EXISTING USE: AGRICULTURAL/RESIDENTIAL
TOTAL AREA OF PARCEL 186 = 0.100 ACRES±
EXISTING USE: AGRICULTURAL
- DEED REFERENCE: TAX MAP 85 PARCEL 61 - SVH 4727/268
TAX MAP 85 PARCEL 186 - SVH 5583/260
- PLAT REFERENCE: TAX MAP 85 PARCEL 186 - SVH 5014/734
TAX MAP 85 PARCEL 61 - DEED BOOK FWH 281/852
DEED BOOK FWH 283/558
DEED BOOK FWH 217/598
PLAT BOOK SVH 224/38
- ZONED: A-1
SETBACKS: FRONT = 50' (MINOR COLLECTOR HIGHWAY)
SIDES = 20'
REAR = 50'
- THERE ARE NO AGRICULTURAL STRUCTURES WITHIN 200' OF A NEW PROPERTY LINE AND ALL STRUCTURES WITHIN 50' OF A NEW PROPERTY LINE HAVE BEEN SHOWN.
- BASED UPON THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP COMMUNITY-PANEL NO. 240083-0225 A, DATED FEBRUARY 15, 1979, THIS SUBDIVISION IS LOCATED IN ZONE C.
- THERE ARE NO DITCHES LOCATED WITHIN A PUBLIC DRAINAGE ASSOCIATION (P.D.A.) ON THIS PROPERTY.
- THE PURPOSE OF THE PLAT IS TO ADJUST THE BOUNDARY LINE BETWEEN TAX MAP 85 PARCEL 61 AND TAX MAP 85 PARCEL 186 BY ADDING 2.40 ACRES TO PARCEL 186 FROM PARCEL 61.

MARYLAND ROUTE 366
(PLAT NO. 32026)
(PLAT NO. 56981)

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 ATLANTIC COASTAL BAYS CRITICAL AREA NOTE

THIS PROPERTY LIES OUTSIDE THE LIMITS OF THE WORCESTER COUNTY ATLANTIC COASTAL BAYS CRITICAL AREA.

WORCESTER COUNTY PLANNING 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 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 THAT 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.

Barry J. O'Neill
APPROVING AUTHORITY - WORCESTER COUNTY
10/27/2011
DATE

WORCESTER COUNTY ENVIRONMENTAL PROGRAMS

THIS LOT IS APPROVED WITH EXISTING WATER AND SEWAGE FACILITIES AS SHOWN. THIS DOES NOT INDICATE THAT THE QUALITY OF THESE SYSTEMS HAS BEEN EVALUATED. THE 10,000 SQ. FT. SEWAGE RESERVE AREA MUST REMAIN FREE OF BUILDINGS, EASEMENTS, RIGHT-OF-WAYS AND ANY OTHER PERMANENT OR PHYSICAL OBJECTS AND BE RESERVED FOR FUTURE SEWAGE DISPOSAL. ALSO ANY FUTURE CHANGE TO THESE SYSTEMS FIRST REQUIRES AN EVALUATION AND PERMIT FROM ENVIRONMENTAL PROGRAMS.

Robert M. Mitchell, P.S.
APPROVING AUTHORITY - WORCESTER COUNTY
10-26-11
DATE

OWNER'S CERTIFICATION

THE SUBDIVISION OF LAND AS SHOWN ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE OWNERS, PROPRIETORS AND TRUSTEES, IF ANY, THEREOF. THE REQUIREMENTS OF TITLE 3, SECTION 108 OF THE REAL PROPERTY ARTICLE OF THE ANNOTATED CODE OF THE STATE OF MARYLAND, LATEST EDITION, AS FAR AS THEY RELATE TO THE MAKING OF THIS PLAT AND THE SETTING OF MARKERS HAVE BEEN COMPLIED WITH.

C. THE FOLLOWING LISTED WIDENING STRIPS, AMENITIES AND IMPROVEMENTS ARE HEREBY OFFERED FOR DEDICATION TO THE COUNTY COMMISSIONERS FOR WORCESTER COUNTY. ACCEPTANCE OF SUCH OFFER MAY TAKE PLACE AT ANY TIME BY APPROPRIATE ACT OF THE COUNTY COMMISSIONERS. THE COUNTY COMMISSIONERS ARE IN WAY REQUIRED TO ACCEPT SUCH OFFER. THE OFFER MAY NOT BE WITHDRAWN WITHOUT THE CONSENT OF THE COUNTY COMMISSIONERS.

- A N/A STRIP ALONG N/A IS OFFERED AS A DEDICATION STRIP FOR FUTURE WIDENING OF SAID ROAD.

Frank E. Dimick
TAX MAP 85 - PARCEL 61
OWNER: DOG GONE FARM LLC
FRANK E. DIMICK, SOLE MEMBER
4137 STOCKTON ROAD
POCOMOKE CITY, MD 21851
10-19-11
DATE

Frank E. Dimick
TAX MAP 85 - PARCEL 186
OWNER: FRANK E. DIMICK
4381 PARTNERSHIP DRIVE
MANCHESTER, MD 21102
10-19-11
DATE

SURVEYOR'S CERTIFICATION

I DO HEREBY ATTEST THAT, TO THE BEST OF MY BELIEF AND KNOWLEDGE, THE REQUIREMENTS OF TITLE 3, SECTION 108 OF THE REAL PROPERTY ARTICLE OF THE ANNOTATED CODE OF THE STATE OF MARYLAND (LATEST EDITION) CONCERNING THE MAKING OF THIS PLAT AND THE SETTING OF MARKERS AS WELL AS THE REQUIREMENTS OF THE COUNTY COMMISSIONERS AND THE ORDINANCES OF THE COUNTY OF WORCESTER, MARYLAND REGARDING THE PLATTING OF SUBDIVISIONS HAVE BEEN COMPLIED WITH.

Russell T. Hammond
RUSSELL T. HAMMOND
PROFESSIONAL LAND SURVEYOR #21329
10/21/11
DATE

BOUNDARY LINE ADJUSTMENT

BETWEEN LANDS OF
DOG GONE FARM LLC
- AND -
FRANK E. DIMICK
FIRST TAX DISTRICT, WORCESTER COUNTY, MARYLAND

AREA TABLE:

PARCEL	ORIGINAL AREA	ADDITION	SUBTRACTION	REVISED AREA	BUILDABLE AREA
PARCEL 61	98.885 ACRES±	N/A	2.40 ACRES±	96.4850 ACRES±	N/A
PARCEL 186	0.100 Acres±	2.40 ACRES±	N/A	2.50 ACRES±	1.34 ACRES±

COORDINATE TABLE:

POINT	NORTHING	EASTING
1	N=5717.878	E=5304.507
2	N=5711.040	E=5248.848
3	N=5823.785	E=5358.388
4	N=5741.259	E=5374.054
5	N=5818.815	E=5514.490
6	N=5769.692	E=5523.816
7	N=5803.438	E=5433.600
8	N=5836.841	E=5427.158

REVISION	DATE	CHKD
REVISED PER COMMENTS FROM ENVIRONMENTAL PROGRAMS	10/05/2011	
REVISED PER COMMENTS FROM WORCESTER COUNTY D.R.P.	10/12/2011	

*PROFESSIONAL CERTIFICATION: I HEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED BY ME OR UNDER MY RESPONSIBLE CHARGE, AND THAT I AM A DULY LICENSED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MARYLAND LICENSE NO. 21329, EXPIRATION DATE 1/08/2013.



RUSSELL T. HAMMOND
Surveying, LLC

SURVEYING - LAND PLANNING
10310 Hotel Road Bishopville, MD 21813
(410) 352-5674 - (410) 726-8076

DESIGNED BY	N/A	SURVEYED BY	R.T. Hammond	FILE #	2010-0080
DRAWN BY	R.T. Hammond	DATE	09/16/2011		
CHECKED BY	R.T. Hammond	SCALE	1" = 50'		SHEET 1 OF 1

M SA CSU 2157 8741
P190397