

S.V. H. 236/20

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 therefore is based upon State and County water system or suitability therefore is based upon State and County water system or suitability therefore is based upon State and County standards existing as of the date of approvals. 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 approval 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.

Brad L. Chaville 11/3/2011
 Worcester County Planning Commission Date

WORCESTER COUNTY FOREST CONSERVATION LAW NOTE:

In accordance with Subtitle IV, Section 1-403(b)(13) 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 for "agricultural purposes only". Any future approval of this land for a regulated activity shall be subject to the County's Forest Conservation Law.

PURPOSE STATEMENT

The purpose of this plat is to subdivide a 33.45 acre parcel from Parcel #17; Tax Map #30, lands of The Laws Corporation, creating Agricultural Parcel 3. This lot is being created for agricultural use only. The remaining lands are also for agricultural use only and neither are approved for building purposes at this time.

REMAINING LANDS OF THE LAWS CORPORATION
 FWH 775/343
 ACCT. ID #04-000072
 PARCEL # 17
 TAX MAP # 30
 ZONED: A-1
 USE: WOODED
 ±451.15 ACRES REMAINING (PER TAX RECORDS)

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 USE: WOODED
 ±451.15 ACRES REMAINING (PER TAX RECORDS)

N / F
 MASON FAMILY LLC
 SVH 3223/244
 ACCT. ID #04-000137
 PARCEL # 55
 TAX MAP # 30
 ZONED: A-1
 USE: WOODED

N / F
 MASON FAMILY LLC
 SVH 3223/244
 ACCT. ID #04-000129
 PARCEL # 69
 TAX MAP # 30
 ZONED: A-1
 USE: WOODED

AGRICULTURAL PARCEL 3
 AREA = ±33.45 ACRES
 (INCLUDES ±10.4 ACRES WOODED)

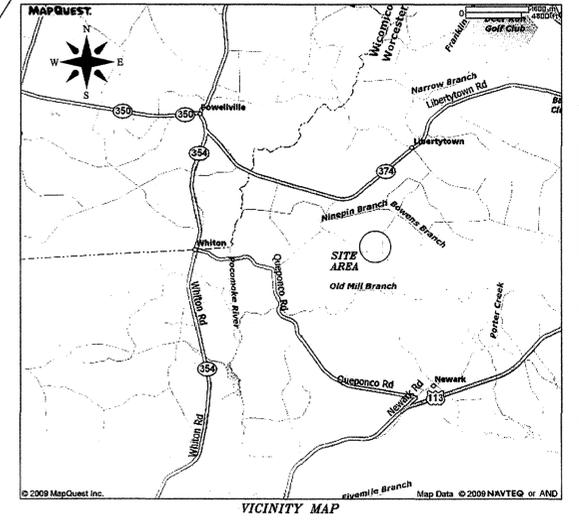
LINE TABLE

LINE	BEARING	DISTANCE
L1	N 11°29'41" W	66.94'
L2	N 18°39'47" W	111.86'
L3	N 23°01'20" W	141.90'
L4	N 72°33'26" E	773.44'
L5	N 70°11'27" E	544.32'
L6	S 34°34'00" E	202.54'
L7	S 03°52'13" W	81.36'
L8	N 67°31'33" E	84.00'
L9	S 86°11'17" E	319.17'
L10	S 02°51'14" E	197.89'
L11	S 02°30'46" E	369.60'
L12	S 01°06'28" E	77.94'
L13	S 50°43'37" W	352.12'
L14	S 46°43'37" W	87.00'
L15	S 57°26'42" W	21.75'
L16	S 54°30'57" W	101.82'
L17	S 60°08'40" W	42.42'
L18	N 53°04'49" W	68.96'
L19	N 50°12'42" W	274.87'
L20	N 49°37'34" W	190.55'
L21	N 49°59'39" W	367.66'
L22	N 52°01'18" W	108.27'
L23	N 55°03'09" W	46.93'
L24	S 69°25'19" W	98.27'

CURVE TABLE

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C1	845.05'	126.03'	125.92'	S 03°09'53" W
C2	125.81'	146.63'	138.47'	N 86°28'05" W
C3	162.69'	157.66'	151.56'	N 82°48'55" W

FILED
 NOV -3 PM 4:07
 STEPHEN V. HALES
 WOR. CO.



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 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. 11/2/11
 L. E. Bunting, Jr. PROP. 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, therefor. The requirements of Section 3-108 of the Real Property Article of the Annotated Code of Maryland as far as they relate to the making of this plat and the setting of markers have been complied with.

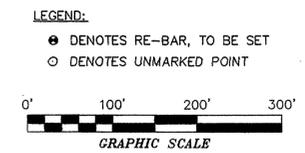
The following streets, roads, amenities and improvements are hereby offered for dedication to the County Commissioners for Worcester County. A 10' wide strip across the front of Agricultural Parcel 3, and the adjoining roadway is offered in dedication for the future widening of Patey Woods Road. Acceptance 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 consent of the County Commissioners.

Billie R. Laws 11/3/11
 Billie R. Laws, President (The Laws Corporation) Date

WORCESTER COUNTY ENVIRONMENTAL PROGRAMS:

This subdivision of lands is approved for agricultural purposes only. Any future approval for water and sewage systems to utilize this land for building purposes will be subject to the regulations in effect at that time. In order to convert said lot(s) to buildable status, a revised subdivision plat is required to be approved and recorded in the Land Records of Worcester County.

Robert Mitchell, P.S. 11-3-11
 Worcester County - Approving Authority Date



NOTES:

- BASED UPON THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE, RATE MAP COMMUNITY-PANEL NUMBER 240083-0100-B, DATED 06/15/83, THIS PROPERTY IS SITUATED IN ZONE C.
- THIS PROPERTY IS NOT WITHIN THE ATLANTIC COASTAL BAYS CRITICAL AREA PROGRAM.
- THIS PROPERTY IS NOT WITHIN THE CHESAPEAKE BAY CRITICAL AREA PROGRAM.
- THIS PROPERTY IS SITUATED IN THE POCOMOKE WATERSHED; UPPER POCOMOKE RIVER SUBWATERSHED.
- THERE ARE NO ANIMAL CONTAINMENT STRUCTURES WITHIN 200' OF A NEW PROPERTY LINE, OR ANY OTHER STRUCTURE WITHIN 50' OF A NEW PROPERTY LINE.
- NONE OF THE DITCHES SHOWN ON THIS PLAT ARE PART OF THE PUBLIC DRAINAGE ASSOCIATION (PDA).

OWNER:
 THE LAWS CORPORATION
 # P.O. BOX 11
 SNOW HILL, MARYLAND 21863

DEED REFERENCE:
 FWH 775/343
 PARCEL # 17
 TAX MAP # 30

TAX ACCOUNT ID:
 #04-000072

PROPERTY ZONED: A-1

REFERENCE PLAT:
 MINOR SUBDIVISION OF THE LANDS OF TRAVIS S. MARTIN
 BY: GEORGE E. YOUNG, III
 RECORDED: 02/24/2004
 PLAT BOOK: SVH 188/21

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

AGRICULTURAL PARCEL 3
MINOR SUBDIVISION
 OF LANDS OF
THE LAWS CORPORATION
 FOURTH TAX DISTRICT
 WORCESTER COUNTY, MARYLAND

SCALE: 1" = 100' DATE: 11/02/11
 JOB NO. 9044MS3/11

PA0952 MSA CSu 2157 8742