

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.

APPROVING AUTHORITY: *[Signature]* DATE: 6-13-12

FOREST CONSERVATION LAW STATEMENT

IN ACCORDANCE WITH SUBTITLE IV, SECTION 1-403(B)(9) 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 PARCEL HAVING AN EXISTING DWELLING WITHIN ITS BOUNDARIES IS BEING CREATED FOR THE USE OF THE OWNER OR IMMEDIATE FAMILY MEMBER OF THE OWNER PROVIDED THAT THE ACTIVITY DOES NOT RESULT IN THE CUTTING, CLEARING OR GRADING OF MORE THAN 20,000 SQUARE FEET OF FOREST; AND IS SUBJECT TO A DECLARATION OF INTENT FILED WITH THE COUNTY. THE DECLARATION OF INTENT-IMMEDIATE FAMILY TRANSFER SHALL REMAIN VALID FOR A PERIOD OF FIVE YEARS FROM THE DATE OF LOCAL AUTHORIZATION. FURTHERMORE, ANY FUTURE APPROVAL OF THIS LAND FOR A REGULATED ACTIVITY SHALL BE SUBJECT TO THE COUNTY'S FOREST CONSERVATION LAW.

WORCESTER COUNTY PLANNING COMMISSION

A. THE GRANT OF A PERMIT OR APPROVAL OF THIS SUBDIVISION SHALL NOT CONSTITUTE A REPRESENTATION, GUARANTY 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.

B. ANY APPROVAL BY THE ENVIRONMENTAL PROGRAMS DIVISION OF ANY POTABLE WATER OR WASTEWATER 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 PERMIT.

APPROVING AUTHORITY: *[Signature]* DATE: 6/15/2012
 WORCESTER COUNTY PLANNING COMMISSION

CURVE	LENGTH	RADIUS	TANGENT	DELTA	BEARING	CHORD
C1	194.13	470.00	98.47	23°39'56"	N16°21'42"E	192.75
C2	136.79	470.00	68.88	16°40'31"	N18°51'24"E	136.31
C3	18.40	470.00	9.20	2°14'37"	N10°23'50"E	18.40
C4	38.94	470.00	19.48	4°44'47"	N06°54'07"E	38.92
C5	256.49	1295.00	128.67	11°20'53"	S10°12'10"W	256.07
C6	359.92	4334.78	180.06	4°45'28"	S18°15'20"W	359.81
C7	22.12	4334.78	11.06	0°17'37"	S18°01'23"W	22.12
C8	282.48	4334.78	141.28	3°44'00"	S18°02'08"W	282.40
C9	55.35	4334.78	27.67	0°43'54"	S20°18'06"W	55.35
C10	202.95	1675.00	101.80	6°56'32"	S24°06'19"W	202.82

LINE	BEARING	LENGTH
L1	S 6°17'30" E	66.28
L2	S 48°07'36" E	88.67
L3	S 61°45'35" E	88.67
L4	S 40°09'55" E	24.91
L5	S 54°38'07" E	54.14
L6	S 48°35'37" E	204.40
L7	S 54°33'28" E	23.91
L8	S 78°29'24" E	17.13
L9	N 78°24'48" E	15.75
L10	N 77°12'02" E	23.48
L11	S 77°57'58" E	60.74
L12	S 58°20'48" E	33.48

TAG	LENGTH	RADIUS	TANGENT	DELTA	BEARING	CHORD
E1	240.00				N 74°20'10" W	
E1	97.73	359.63	49.17	15°34'27"	N 82°48'20" W	97.43
E2	103.36	366.73	52.02	18°08'53"	S 61°18'58" W	103.02
E2	28.05				N 73°15'12" W	
E3	129.32	381.73	65.29	19°24'38"	N 79°41'07" E	128.71
E4	101.90	374.53	51.27	15°35'18"	S 82°48'55" E	101.58
E4	242.31				S 74°20'10" E	
E4	15.18				S 24°04'23" W	

LEGEND
 ☆ DENOTES IRON ROD SET
 ▲ DENOTES UNMARKED POINT
 DENOTES HORSE TRACK EASEMENT

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 (LATEST EDITION) AS FAR AS THEY RELATE TO THE MAKING OF THIS PLAT AND SETTING OF MARKERS HAVE BEEN COMPLIED WITH.

THE FOLLOWING STREETS, ROADS, WIDENING STRIPS, AMENITIES AND IMPROVEMENTS: A 10' WIDENING STRIP ALONG CAMPBELLTOWN RD. 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 NO WAY REQUIRED TO ACCEPT SUCH OFFER. THE OFFER MAY NOT BE WITHDRAWN WITHOUT THE CONSENT OF THE COUNTY COMMISSIONERS.

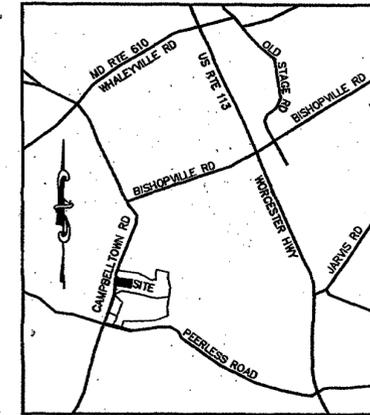
OWNER: RONALD F. DAVIS DATE: 6/6/12
 12224 CAMPBELLTOWN ROAD
 BISHOPVILLE, MD 21813

OWNER: JOAN ANNA ROBINSON DAVIS DATE: 6/6/12
 12224 CAMPBELLTOWN ROAD
 BISHOPVILLE, MD 21813

SVH LIBER 237 FOLIO 39
 RECORDED

06/19/2012

FILED
 JUN 19 PM 3:14
 CLERK OF THE COURT
 STEPHEN A. HALES
 WOR. CO.

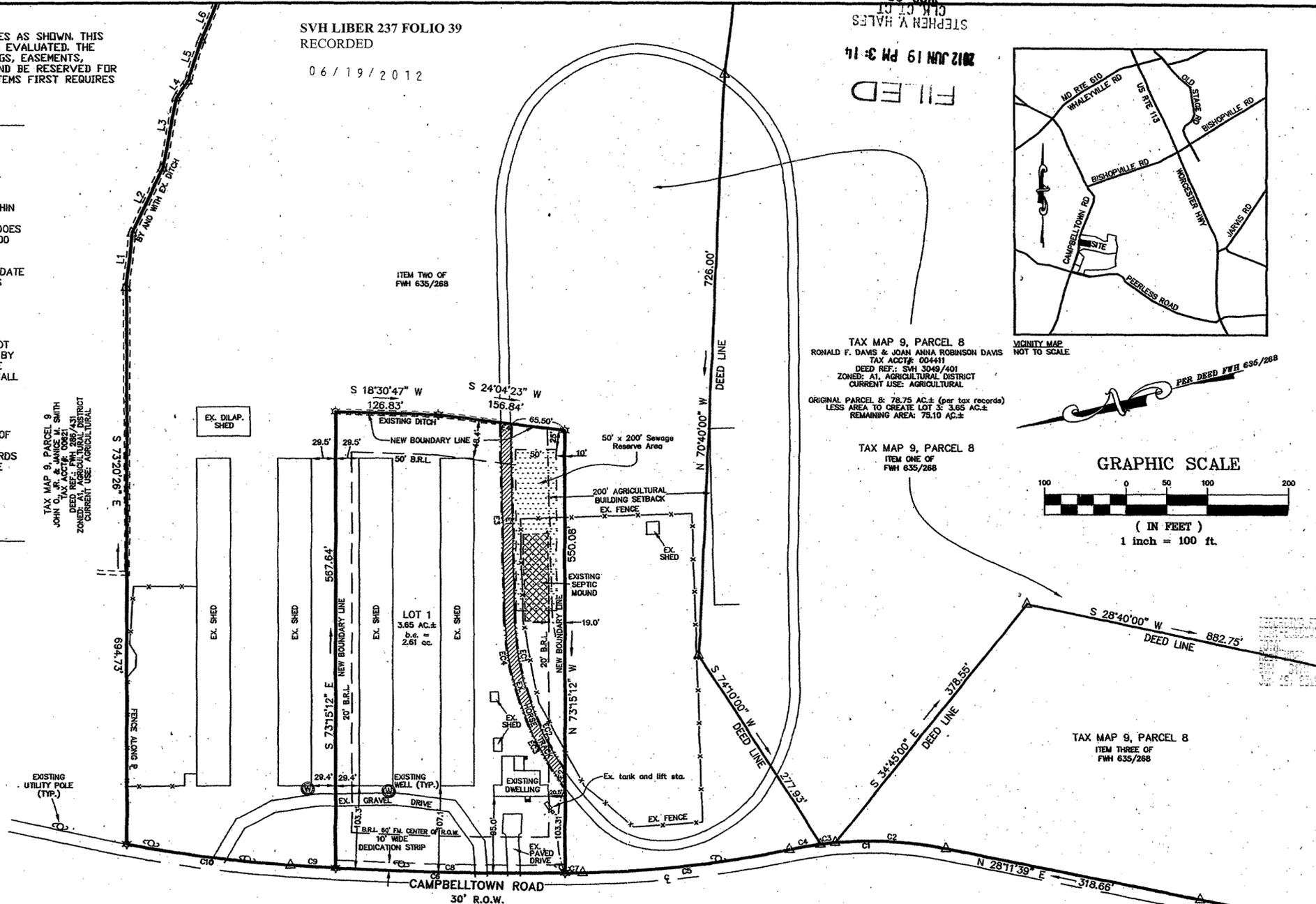
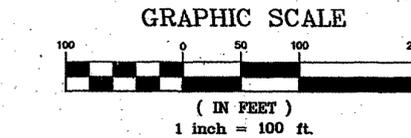


TAX MAP 9, PARCEL 8
 RONALD F. DAVIS & JOAN ANNA ROBINSON DAVIS
 TAX ACCT#: 004411
 DEED REF.: SVH 3049/401
 ZONED: A1, AGRICULTURAL DISTRICT
 CURRENT USE: AGRICULTURAL

VICINITY MAP NOT TO SCALE

ORIGINAL PARCEL 8: 78.75 AC.± (per tax records)
 LESS AREA TO CREATE LOT 3: 3.65 AC.±
 REMAINING AREA: 75.10 AC.±

TAX MAP 9, PARCEL 8
 ITEM ONE OF FWH 635/288



**MINOR SUBDIVISION OF THE LANDS OF
 RONALD F. DAVIS & JOAN ANNA ROBINSON DAVIS**

TAX MAP 9, PARCEL 8
 FIFTH TAX DISTRICT, WORCESTER COUNTY, MARYLAND
 DEED REF.: SVH 3049/401



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 (LATEST EDITION) 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.

[Signature] DATE: 6-06-2012
 FRANK G. LYNCH, JR.
 REG # 10782

REFERENCE

- TRACT AREA PER TAX RECORDS: 78.75 AC.±
- EX. ZONING: A1, AGRICULTURAL DISTRICT
 ZONING SETBACKS:
 FRONT: 60' FROM CENTER OF R.O.W.
 SIDES: 20', REAR: 50'
- BASED UPON THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP COMMUNITY-PANEL NUMBER 2400B3 0025 A, DATED FEBRUARY 15, 1979. THIS SUBDIVISION IS LOCATED IN ZONE C.
- THE PURPOSE OF THIS PLAT IS TO SUBDIVIDE A 3.65 ACRE LOT, LOT 1, FROM PARCEL 8, LEAVING A RESIDUE OF 75.10 ACRES.
- An easement is hereby created over Lot 1 for the existing fence and horse track for use and maintenance by Ronald and Joan Davis and their assigns.
- There are no public drainage association ditches which affect Lot 1.

Frank G. Lynch, Jr. & Associates, Inc. DISK: BENCD#7
 SURVEYING · LAND PLANNING
 10536 RACETRACK ROAD · BERLIN, MARYLAND 21811
 (410) 641-5353 · 641-5773

DESIGNED BY	N/A	SURVEYED BY	BO/FGL3	FILE #	10929-12
DRAWN BY	B. OVERHOLT	DATE	5-31-12	SHEET 1 OF 1	
CHECKED BY	FRANK G. LYNCH	SCALE	1" = 100'		

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MSA CU 2167 8802