

BOOK 1261 PAGE 269

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BOOK 1137 PAGE 548

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PARCEL "A"

DESCRIPTION FOR WILHELMINA H. STONE LOT SITUATED ON THE WEST BANK OF THE MONOCACY RIVER AND EAST OF HUNT CLUB ROAD, CREAGERSTOWN ELECTION DISTRICT, FREDERICK COUNTY, MARYLAND

Beginning for the same at an iron tee bar with registered land surveyor's cap #2046 now set in the ground, hereinafter referred to as standard marker, at the Northeast corner of the land conveyed by John G. Droneburg et al to Wilhelmina H. Stone by deed dated August 16, 1960 and recorded among the land records of Frederick County in liber 641, folio 417 said point also at the end of the second line now corrected of the land conveyed by John G. Droneburg and Marie K. Droneburg, his wife, to Edward A. Fitzgerald and Ethel V. Fitzgerald, his wife, by deed dated June 29, 1956 and recorded among said land records in liber 566, folio 307 (more particularly described in liber 501, folio 250) thence as now surveyed by D. K. Sutcliffe & Associates, Inc. and running and binding on the outlines of said Stone land the following six courses and distances and in part on the third line now corrected of said Fitzgerald land and running and binding reversely in part on the fourth line of the land conveyed by Grayson E. Shryock to Masten D. Long and Katherine M. Long, his wife, by deed dated March 24, 1953 and recorded among said land records in liber 514, folio 310, (more particularly described in liber 316, folio 600), S 64° 47' 05" W 595.11 feet to a standard marker, thence leaving said original boundary line,

S 25° 12' 55" E 18.31 feet to a railroad spike now set in the ground,
N 86° 41' 02" E 382.56 feet to a railroad spike now set in the ground,
S 45° 41' 03" E 49.04 feet to a railroad spike now set in the ground,
N 21° 45' 58" E 40.00 feet to a reinforcing bar now set in the ground,
thence running and binding on said second line to the end thereof
N 21° 58' 02" E 264.04 feet to the place of beginning.

Containing 1.331 Acre ± of land.

Being the land intended to be conveyed by John G. Droneburg et al to Wilhelmina H. Stone by deed dated August 16, 1960 and recorded among the land records of Frederick County in liber 641, folio 417.

Subject to the use in common of fifteen foot wide right of way along the southern outlines of above described lot.