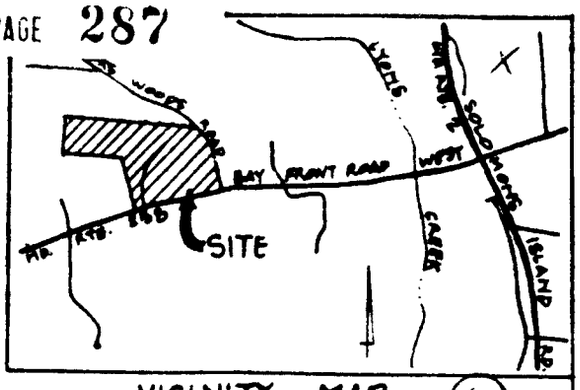
OWNERS DEDICATION

WE, HENRY M. HALL AND LILLIAN S. HALL, WIFE OWNERS OF THE PROPERTY SHOWN HEREON BY DEED DATED MAY 31, 1988 AND RECORDED AMONG THE LAND RECORDS OF ANNE ARUNDEL CO., MD. IN LIBER GTC 1209, FOLIO 420, HEREBY ADOPT THIS PLAN OF SUBDIVISION AND ESTABLISH THE MINIMUM BUILDING RESTRICTION LINES AND DEDICATE THE 15' WIDENING STRIP TO PUBLIC USE.

WE ALSO CERTIFY THAT THERE ARE NO SUITS, ACTIONS AT LAW, LEASES, LIENS, MORTGAGES, TRUSTS, EASEMENTS, RIGHTS OF WAY OR CONTRACTS OF SALE AFFECTING THE PROPERTY INCLUDED IN THIS PLAN OF SUBDIVISION AND ALL PARTIES IN INTEREST THERETO HAVE HEREBY AFFIXED THEIR SIGNATURES THUS INDICATING THEIR ASSENT TO THIS PLAN OF SUBDIVISION.

Henry M. Hall — 1/4/90
HENRY M. HALL — DATE

Lillian S. Hall — Jan 4, 1990
LILLIAN S. HALL — DATE



VICINITY MAP
SCALE: 1" = 2000'

(DJ)

NOTES:

ZONING = RA

SETBACKS:
FRONT = 50'
SIDE = 15' MIN. / 40' COMB.
REAR = 35'

TAX MAP = 77, BLOCKS: 1 & 2, PARCEL: 4

A.A. TOPOGRAPHIC SHEET: P-42

A GRADING PERMIT MAY BE REQUIRED FOR DEVELOPMENT DEPENDING ON THE AMOUNT OF DISTURBANCE PROPOSED.

RECORD FEE 14.50
POSTAGE .50
#086630 C237 R02 T12:13
05/07/91
MARY M. ROSE
AA CO. CIRCUIT COURT

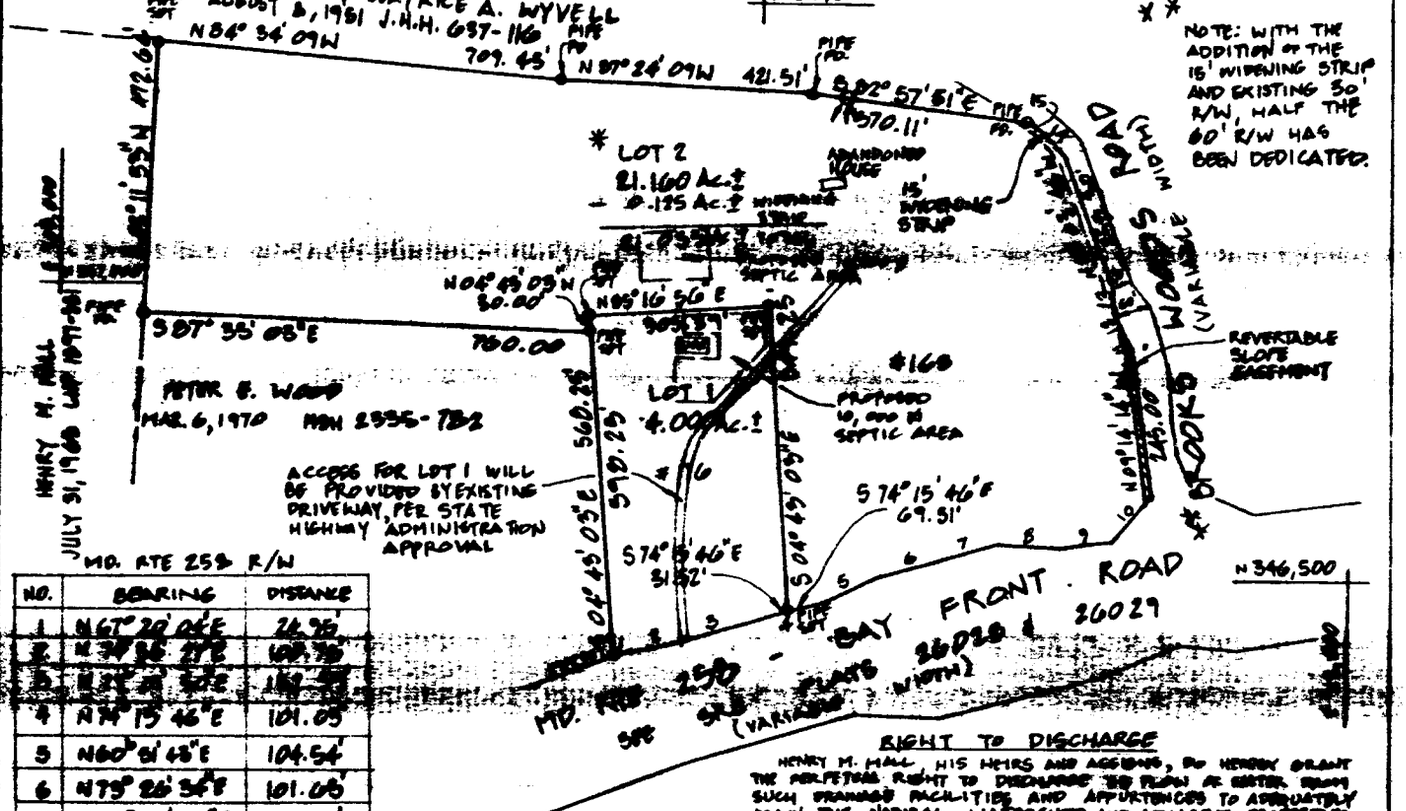
NOTES

1. SUBDIVISION POTENTIAL OF LOT 2 PER BILL 70-89 ALLOWS 1 BONUS LOT PLUS FAMILY CONVEYANCE LOTS. LOT 1 IS ALLOWED FAMILY CONVEYANCE ONLY.

* 2. ACCESS TO LOT 2 AND ANY RESUBDIVISION OF LOT 2 SHALL BE TO BROOKS WOODS ROAD.

A.A. COUNTY GRID NORTH

NOTE: WITH THE ADDITION OF THE 15' WIDENING STRIP AND EXISTING 30' R/W, HALF THE 60' R/W HAS BEEN DEDICATED.



NO.	BEARING	DISTANCE
1	N 67° 20' 04" E	24.36'
2	N 39° 26' 27" E	109.76'
3	N 23° 41' 50" E	184.97'
4	N 74° 15' 46" E	101.09'
5	N 60° 21' 48" E	104.54'
6	N 79° 26' 34" E	101.08'
7	N 77° 15' 46" E	101.57'
8	S 87° 52' 55" E	104.39'
9	N 82° 42' 55" E	101.25'
10	N 87° 26' 59" E	97.64'
11	N 16° 05' 36" W	57.64'
12	N 25° 44' 10" W	36.00'
13	N 06° 08' 17" W	52.20'
14	N 34° 43' 52" W	53.18'
15	N 41° 09' 55" W	19.66'

RIGHT TO DISCHARGE

HENRY M. HALL, HIS HEIRS AND ASSIGNS, DO HEREBY GRANT THE PERPETUAL RIGHT TO DISCHARGE THE FLOW OF WATER FROM SUCH DRAINAGE FACILITIES AND APPURTENANCES TO ADEQUATELY DRAIN THE NATURAL WATERSHED AND ADJACENT PROPERTIES INTO EXISTING WATERWAYS AND/OR NATURAL DRAINAGE COURSES AND/OR UPON THE EXISTING GROUND. SUCH DISCHARGE POINTS ARE INDICATED BY THE SYMBOL ⊗ RESPECTIVELY AS SHOWN GRAPHICALLY ON THIS PLAT.

OUTFALL STATEMENT

THE EXISTING OUTFALL IS NON-DESTRUCTIVE. THERE ARE NO DRAINAGE IMPROVEMENTS PLANNED FOR THE MINOR SUBDIVISION AND THIS DEVELOPMENT SHOULD NOT ADVERSELY IMPACT DOWN STREAM PROPERTIES.

SEPTIC AREA STATEMENT

THE 10,000 SQUARE FOOT SEPTIC AREA SHALL REMAIN UNENCUMBERED BY BUILDINGS, EASEMENTS, RIGHTS-OF-WAY AND OTHER PERMANENT AND PHYSICAL OBJECTS.

STATE OF MARYLAND — RICHARD W. WALKER — REGISTERED — LAND SURVEYOR

NO TITLE REPORT FURNISHED

THE REQUIREMENTS OF THE A.A. CO. HEALTH DEPARTMENT HAVE BEEN MET.

Richard W. Walker 12/20/89

HEALTH OFFICER, A.A. CO., MD. — DATE 3/18/91

FAMILY CONVEYANCE
MINOR SUBDIVISION
HENRY M. HALL PROPERTY
McKENDREE

8TH TAX DISTRICT — A.A. CO., MD.
SCALE: 1" = 200' — DECEMBER, 1989

RICHARD W. WALKER AND ASSOCIATES, INC.
REGISTERED PROFESSIONAL LAND SURVEYORS
ANNAPOLIS, MARYLAND — 266-6686

THIS PLAT APPROVED FOR RECORDING.

CHIEF, DEVELOPMENT PLANNING OFFICER, ANNE ARUNDEL CO., MD. — DATE 4/17/91

S.D.C. & PSC FEES PAID 4/17/91. (CR067347B)

ANNE ARUNDEL COUNTY CIRCUIT COURT (Land Records) MSA CE 55-5672 LIBER 5308, p. 0287 Printed 08/24/2009 Image Available as of 09/24/2009

87-122 MS89-441