SC5593-4-1051

DESCRIPTIONS OF TWO PARCELS OF TOLCHESTER ESTATES, SIXTH DISTRICT, KENT COUNTY, MD.

PARCEL 1

Beginning for the same at a point on the southeast side of Maryland Parkway (100' wide), said point being N 35 05 E - 100.00' from the intersection of the southeast side of said road and the northeast side of AlabamaAvenue (60' wide) as were originally shown on the plat of Tolchester Estates, said point being, further, on the line of the lands of Andre Yon; and running, thence, by and with said Yon lands S 54 55 E - 62.90' to an iron pipe on the north side of Relocated Maryland Parkway (75' wide); thence, by and with the north side of said road N 86 24 W - 73.76' to the southeast side of the original Maryland Parkway; thence, by and with the southeast side of said road N 35 05 E - 38.52' to the place of beginning. Containing in all 0.028 acres of land, more or less.

PARCEL 2

Beginning for the same at the intersection of the northeast side of Alabama Avenue (60' wide) and the south side of Relocated Maryland Parkway (75' wide), said point being S 54 55 E - 43.21' from the intersection of the northeast side of Alabama Avenue and the southeast side of Maryland Parkway as were originally shown on the plat of Tolchester Estates; and running, thence, by and with the south side of Relocated Maryland Parkway S 86 24 E - 167.01' and along an arc the radius of which is 135' and the chord of which is N 81 40 40 E - 55.83' to the lands of Frank R. Dierker; thence, by and with said Dierker lands S 05 41 40 W - 144.13' to the northeast side of Alabama Avenue; thence, by and with the northeast side of said road N 54 55 W - 253.72' to the place of beginning. Containing in all 0.341 acres of land, more or less.

January 27, 1975. William R. Nuttle.

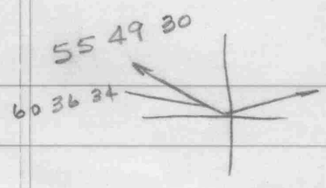
Andre Yon

		N 35°05'E	660	338925	7.781				
		S 54°55'E	400						
		S 35°05'W	200						
		S 04°12'30" E	413.04						
	Chord	S 44°41'50" W	90.43						
		N 86°24'W	97.99						
		N 54°55'W	562.90						

Andre F. Von

Nov. 5, 1971

TRIAL	A - B	N 35°05'E	660	341254 1054 340200	7.810	0.14	-0.22		
	B - C	S54°55'E	400						
	C - D	S35°05'W	200						
	D - E	S04°12'30"E	481.69						
	E - F	N86°24'W	166.99						
	F - A	N54°55'W	562.9						
TRIAL	1 - 2	S35°05'W	460					1000 623.57	1000 735.61
	2 - 3	S54°55'E	162.9					529.94	868.91
	3 - 4	S86°24'E	167						
	4 - 5	N04°12'30"W	68.8						
D	5 - 1	N04°16'20"W	413.26						
	Intersect	S04°12'30"E							
		S86°24'E							
		6						519.47	1035.36
D	6 - 1	N04°12'30"W	481.83						
D	6 - 3	N86°24'02"W	166.78						
	6 - 7	N86°24'W	68.79					523.79	966.71
	6 - 8	N04°12'30"W	68.79					588.07	1030.31
	2 - A3	S54°55'E	26.94					608.09	757.66
	N31°42'E A3 - A5	L87°31'30" S55°49'30"E	161.71					517.25	891.44
D	A5 - 3	N60°36'34"W	25.86						
	A5 - 7	N85°02'03"E	75.55						
	A5 - 8	N62°58'46"E	155.89						
	A3 - 1	N31°43'50"E	460.78						



59 96 34
55 49 30
4 47 00

85 02
55 49 30
140 51 30

55 49 30
62 58 50
118 48 20

A5 - A3 - (3)

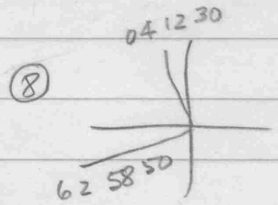
L04°47' — 25.86

A5 - A3 - (7)

R140°51'30" - 75.55

A5 - A3 - (8)

R118°48'20" 155.89



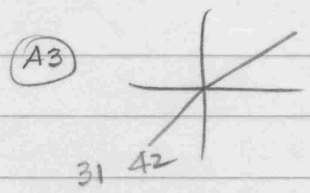
62 58 50
04 12 30
67 11 20
~~67~~ 179 59 60
67 11 20
112 48 40

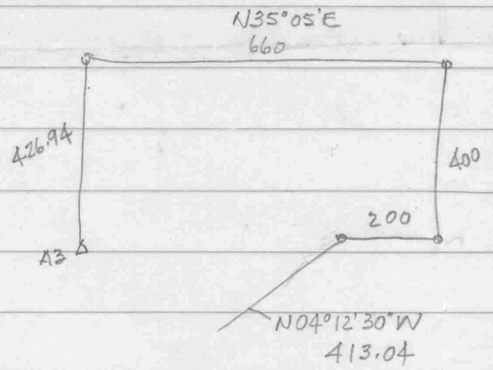
(8) - A5 - (1)

R112°48'40" - 413.04

481.83

481.83
68.79
413.04





Δ = 97°48'30"

R = 60

L = 102.42

tan = 68.79

C = 90.43

a = 1289

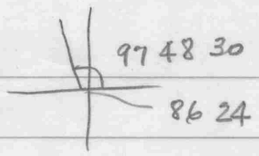
2) 96 108 30
Δ/2 48 54 15

86 24
48 54 15
135 18 15

179 59 60
135 18 15
44 41 45

86° 24'
04 00
~~90 24~~
82 24

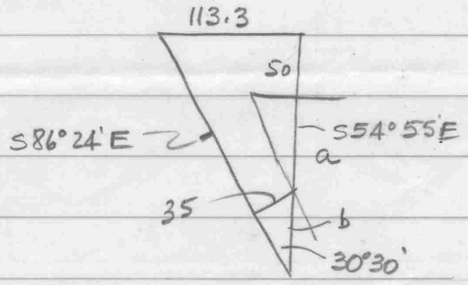
179 60
82 24
97 36



86 24
97 48 30
184 12 30
180
04 12 30

98.2
68.8
167.0

30.0
16.7
13.3



86
85 84
55 54
30 30

85 84
54 55
31 29

~~$\tan \alpha = \frac{113.3}{a}$~~

~~$a = \frac{113.3}{\tan} = 192.35$~~

~~Diff = 173.39~~ 168.46

~~$\sin \alpha = \frac{37.5}{b}$~~

~~$b = \frac{37.5}{\sin} = 68.96$~~ 73.89

$a = \frac{113.3}{\tan 31°29'}$

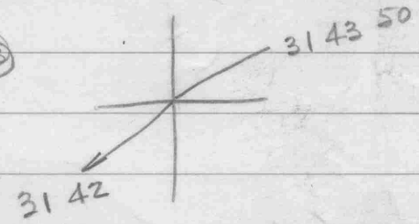
$= 185.01$

$b = \frac{37.5}{\sin 31°29'}$

$= 71.80$

163.21

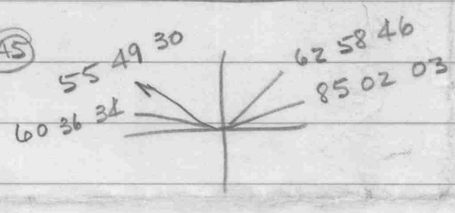
A3



A3-A2 - 1

L 179°58'10" - 460.78

A5



A5-A3 - 3

L 04°47'04" - 25.86

A5-A3 - 7

R140°51'33" - 75.55

A5-A3 - 8

R118°48'16" - 155.89

Yon

Andre F. & Paula F. Yon - EHP 40/163

Parcel 1

Begin at SE cor of Chesapeake & Harford
S dir // with Harford 360'
E " // Chesapeake 400'
N " // Maryland 360
W " // Chesapeake to begin

entire block 9L
2-4, 6 ----- 40
block 8L
Colchester Plat
RRA 9/365
includes roadway

Parcel 2

Begin NW side Md. Pkwy (100' wide) and rear line of lots in 8-L (said rear line 100' from SW side Maine (60' wide and 100' NE from NE side Alabama (60') Crossing Md. Pkwy at line marked "dead end" on plat and along rear line of 2Q
S 54°55'E - 162.9 to N side relocated Md. Pkwy (75' wide)
with N side relocated road S 86°24'E - 98.2 to P.C.
" along curve to west 102.4 to P.T.
(R = 60'; Δ = 97°48'30" tan = 68.8)
" N 04°00'W - 412.9 to NW side Md. Pkwy (100' wide)
" original rd. S 35°05'W - 460' to rear line of lots in Blk 8L and begin.

Parcel 3 All lots in 5M including Chesapeake Ave

Curve data

R = 60

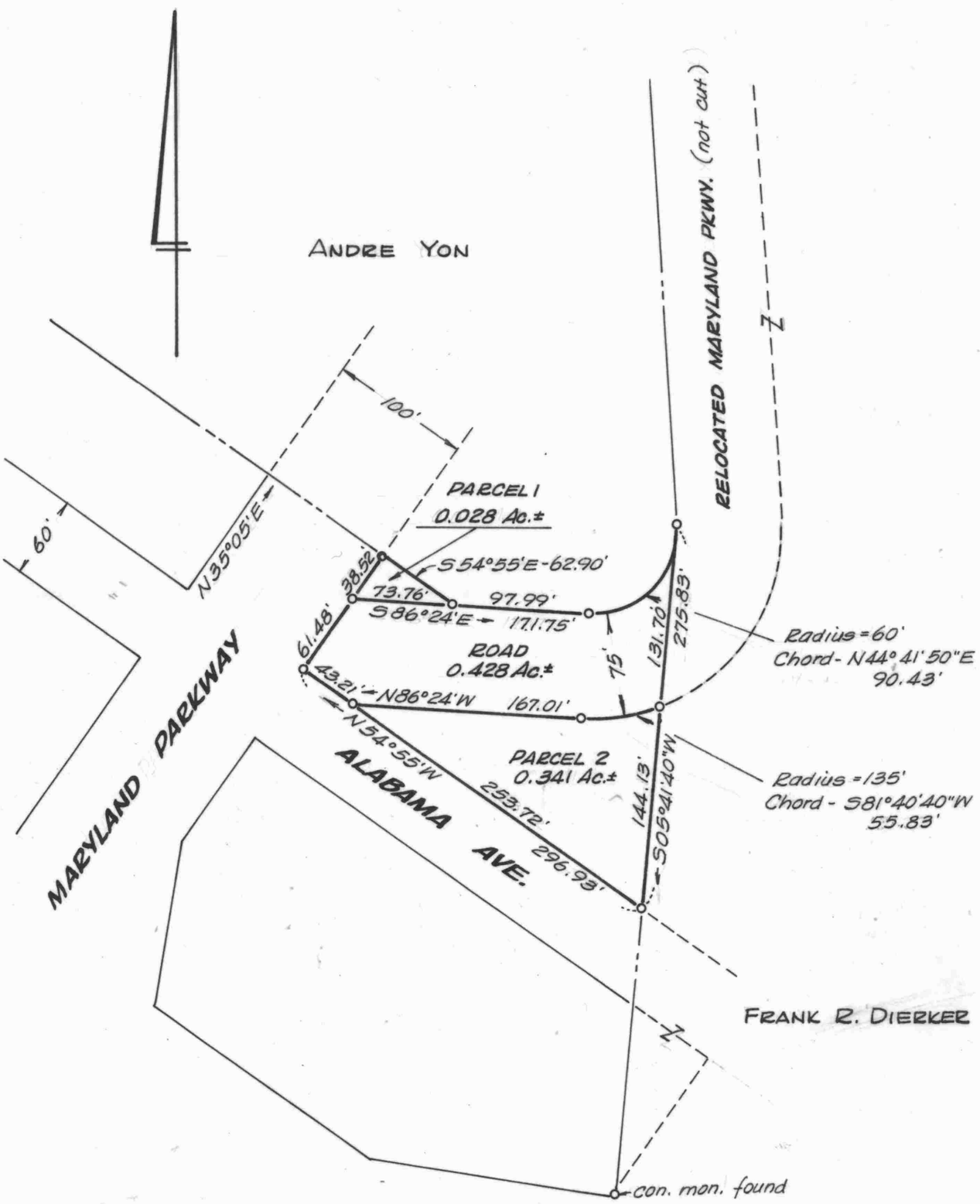
Δ = 97°48'30"

Lc = 102.42

tan = 68.79

D = 30°13

Mrs. Yon called Nov. 3, 1971 - ordered survey of 9½ acre tract on Colchester Rd. - about 12 months - old brick house



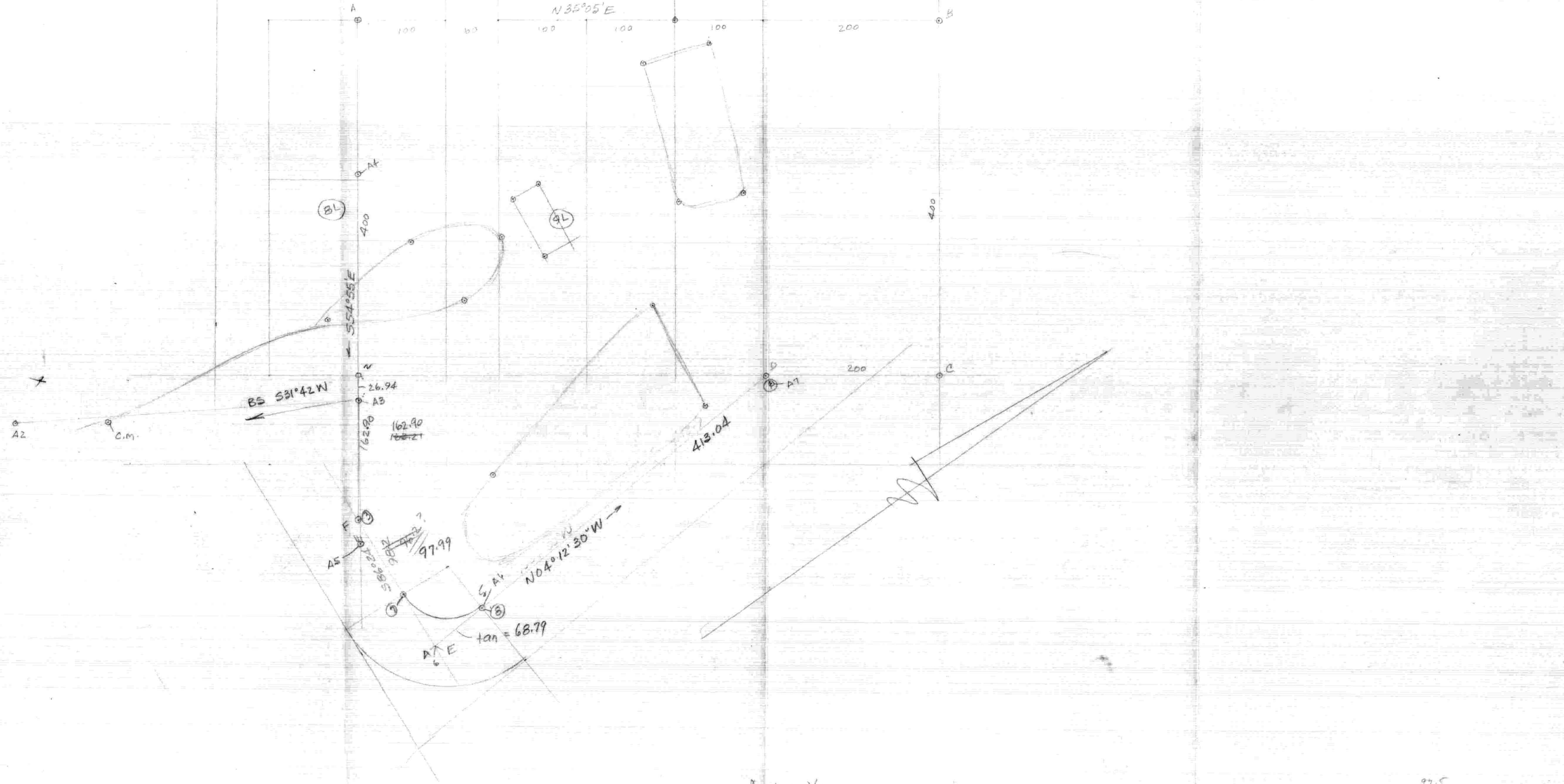
PLAT OF A SURVEY OF PART OF

TOLCHESTER ESTATES

6TH DISTRICT, KENT COUNTY, MD.

Scale 1"=100' Oct. 1972.

William R. Nuttle, Reg. Surveyor
Chestertown, Md.



Andre Yon
Tolchester Estates
1" = 100
Nov. 1971
Mar. 1972

50.00
23.06
26.94

93 23
31 42
125 05
179 60
125 05
54 55
31 42
3 23
5

54 55
86 37
85 97
54 55
31 42

413.26
68.79
344.47

413.26
412.9
.36

166.78
68.79
97.99

481.83
68.79
413.04

412.9
68.79
481.69

98.2
68.79
166.99

97.5
37.5

123 60
86 24
97 36

97 48 30
86 24

86 24
97 48 30
184 12 30