SC5593-4-1189

DESCRIPTION OF THREE PARCELS OF THE JOHN B. DeCOURSEY, JR. LANDS, SEVENTH DISTRICT, KENT COUNTY, MD.

PARCEL 1

Beginning for the same at an iron pipe on the northwest side of Md. Rte. 289 (40' wide), said point being the eastern-most corner of the herein described lands and the southern-most corner of the lands of Rita Trew, et. al.; and running, thence, by and with the northwest side of Md. Rte. 289 the four following courses and distances: (1) S 41 12 10 W - 264.94', (2) along a curve the chord of which is S 38 01 30 W 261.81' (Note: This point is N 47 27 10 E - 278.13' from U. S. Coast and Geodetic Survey monument "R115 1971"), (3) S 34 50 40 W - 591.33', and (4) along a curve the chord of which is S 34 32 40 W - 63.70' to an iron pipe and Parcel 2 of this description; thence, by and with said Parcel 2 N 50 21 W - 2667.09' to an iron pipe on the mean high waters of Langford Creek; thence, by and with the mean high waters of said creek the fifteen following courses and distances:

1. N 24 10 50 E - 60.76'
2. N 43 02 40 E - 134.71'
3. N 65 24 40 E - 294.16'
4. S 63 04 10 E - 31.66'
5. N 77 05 00 E - 397.53'
6. S 40 57 20 E - 236.86'
7. S 66 41 30 E - 132.71'
8. N 43 32 10 E - 178.97'
9. N 10 46 30 W - 102.26'
10. N 68 47 50 W - 169.56'
11. N 51 21 20 W - 143.51'
12. S 87 14 10 W - 105.16'
13. N 32 03 20 E - 199.86'
14. S 45 38 30 E - 159.32'
15. N 80 18 00 E - 322.70' to a point at the head of a cove and the lands of Rita Trew, et. al.; thence, by and with said Trew lands S 46 05 10 E - 210.00' to an iron pipe and S 46 05 10 E - 1760.00' to the place of beginning. Containing in all 67.009 acres of land, more or less.

PARCEL 2

Beginning for the same at an iron pipe on the northwest side of Md. Rte. 289 (40' wide), said point being the eastern-most corner of the herein described lands and the southern-most corner of Parcel 1 of this description; and running, thence, by and with the northwest side of said road along a curve the chord of which is S 33 36 W - 136.94' and S 32 57 30 W - 857.72' to an iron pipe and Parcel 3 of this description; thence, by and with Parcel 3 N 50 21 W - 3129.98' to an iron pipe and N 50 21 W - 30.00' to the mean high waters

PARCEL 2 (cont.)
of Langford Creek; thence, by and with the mean high waters of said creek the six following courses and distances: (1) N 23 41 20 E - 223.43', (2) N 11 17 20 W - 168.00', (3) S 73 00 20 E - 290.52', (4) N 88 44 30 E - 376.53', (5) N 55 17 40 E - 192.44', and (6) N 24 10 50 E - 128.24' to an iron pipe and Parcel 1; thence, by and with said Parcel 1 S 50 21 E - 2667.09' to the place of beginning. Containing in all 66.967 acres of land, more or less.

PARCEL 3

Beginning for the same at a concrete monument on the northwest side of Md. Rte. 289 (40' wide), said point being the southernmost corner of the herein described lands and a corner for the lands of James McKay; and running, thence, by and with said McKay lands N 45 00 W - 1972.69' to an iron pipe and N 45 00 W - 24.63' to a point in a marsh at the head of Warrens Cove; thence, still by and with said McKay lands S 70 51 W - 113.70', S 63 55 10 W - 216.92' to a point in a tidal stream in said marsh, and S 20 26 30 W - 111.52' to the mean high waters of Warrens Cove of Langford Creek; thence, by and with the mean high waters of said cove and said creek the sixteen following courses and distances:

1. S 84 02 20 W - 263.25'
2. N 17 56 10 W - 313.80'
3. N 63 50 50 E - 108.92'
4. N 32 00 20 W - 60.81'
5. N 71 10 10 W - 140.72'
6. N 12 10 20 W - 113.78'
7. N 05 04 30 E - 278.61'
8. N 23 48 00 E - 106.95'
9. S 14 12 40 E - 156.26'
10. S 83 12 00 E - 177.17'
11. N 13 26 10 E - 153.34'
12. N 81 54 00 W - 110.23'
13. N 22 08 10 W - 121.42'
14. N 10 59 20 E - 183.94'
15. N 09 14 00 E - 364.16'
16. N 23 41 20 E - 145.00' to Parcel 2; thence, by and with said Parcel 2 S 50 21 E - 30.00' to an iron pipe and S 50 21 E - 3129.98' to an iron pipe on the northwest side of Md. Rte. 289; thence, by and with the northwest side of said road S 32 57 30 W - 1000.00' to the place of beginning. Containing in all 66.929 acres of land, more or less.

August 9, 1976.

William R. Nuttle.

June 30, 1976.

Mr. and Mrs. John B. DeCoursey, Jr.
Quaker Neck
Chestertown, Md.

Dear Mr. and Mrs. DeCoursey:

Enclosed is a plat of my survey of your farm. I have drawn two lines dividing it into three tracts of approximately equal acreage. This is merely for the sake of beginning somewhere to decide on a logical division of the property. For the lack of a better reason, I made the division lines parallel to the existing lane.

I cannot see any logical way to divide this land without cutting through your fields. I presume that each tract will have road frontage and waterfront. I suggest that you give it some thought and call me. I would be happy to come down some evening and talk to you about it.

Sincerely yours,

De Courcy

2017.32
− 20
1997.32

McKay WHG 61/244 - Survey by S & B 1959

Begin ℄ Warrens Branch at pt N45° 21' W - 25' from C.M., said pt. being Corner of De Courcy

w/ De Courcy S45° 21' E - 2017.32 to ℄ pub rd., said point being S45° 21' E - 20' from C.M.

w/ ℄ rd. N33° 06' E - 2635.06 to P.C.

N 38° 12' E - 306.92 on chord. to P.T.

N 40° 57' E - 1851.56 to N W cor. Casper Brown at pt. N 40° 20' W - 35' from C.M.

w/ Brown S 40° 20' E - 1748.26 ---

w/ Langford Bay --- N 33° 51' W - 103.3 to mouth of Warrens Branch

w/ MHW of branch N09° 52' E - 105.0

N62° 50' E - 221.3 to ℄ of branch

N 76° 30' E - 113.7 to begin

32 57 30
45 01 30
77 59 00

28'

45 21
33 06
78 27

2017.32
45
1972.32

2635.06
306.92
1851.56
4793.54

2106.72

1978.80
45
2023.80

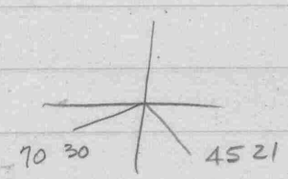
1978.80
1972.32
6.48

Trew - EHP 45/334

Parcel 1 - Bertus Trew farm - 300 acres

S & E - 55.903 acres. RAS 9/215 - parcel on SE side of road.

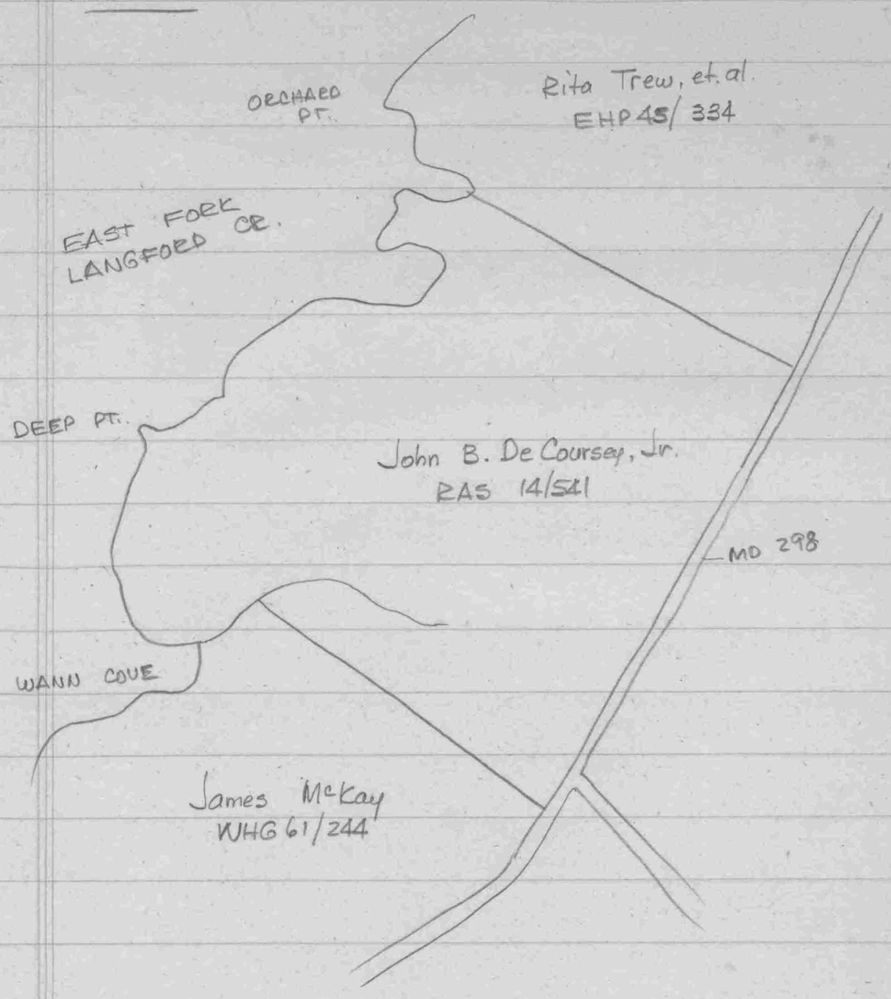
2017.32
− 20
1997.32



45 21
70 30
115 51
45
70 51

De Coursey

MAP 52



De Coursey - RAS 14/541

Begin at large cedar tree at head of a marsh or stream from a cove called Willow Cove

w/ cove S 62½°W - 14.24 234.96 ✓

S 37°W - 12 198 ✓

S 05½°W - 5.08 83.82 ✓

S 80½°W - 11.8 194.7 ✓

N 75½°W - 3.6 59.4 ✓

N 27½°W - 24.32 401.28 to Langford Bay ✓

- w/ bay N 09½°W - 15.28 252.12 ✓

N 05¾°E - 10.88 179.52 ✓

N 18¼°E - 9.32 153.78 ✓

N 30¾°E - 13.8 227.7 ✓

N 04¼°E - 25.28 417.12 ✓

N 23¾°E - 26 429 ✓

N 37½°W - 4.4 72.6 ✓

N 87¾°E - 37.4 617.1 ✓

De Coursey

De Coursey cont.

N 70 3/4° E - 3.84 63.36 ✓

N 29 3/4 E - 21.56 355.74 ✓

N 43 3/4° E - 7 115.5 ✓

N 66 3/4° E - 15.84 261.36 ✓

N 74 1/2° E - 22.4 369.6 ✓

across cove N 04° W - 16 264 ✓

N 46° E - 9 148.5 ✓

S 55 1/2° E - 11.44 188.76 ✓

N 86° E - 20 330 ✓

from Henry Brown S 50° 40' E - 115.6 1907.4 ✓

S 34° 20' W - 38 627 ✓

S 29 1/2° W - 39.6 653.4 ✓

S 28 1/4° W - 131.76 2174.04 ✓

N 38° 20' W - 20.88 344.52

N 41 3/4° W - 109.8 1811.7 to begin

204 acres 1 rood 15 p.

50 40
28 15
78 55

179 60
78 55
101 05

S & E

Part on NW side of road adjoining "Reardon"

Begin @ rd.

w/ rd. N 30° E - 18 297 to Henry Brown

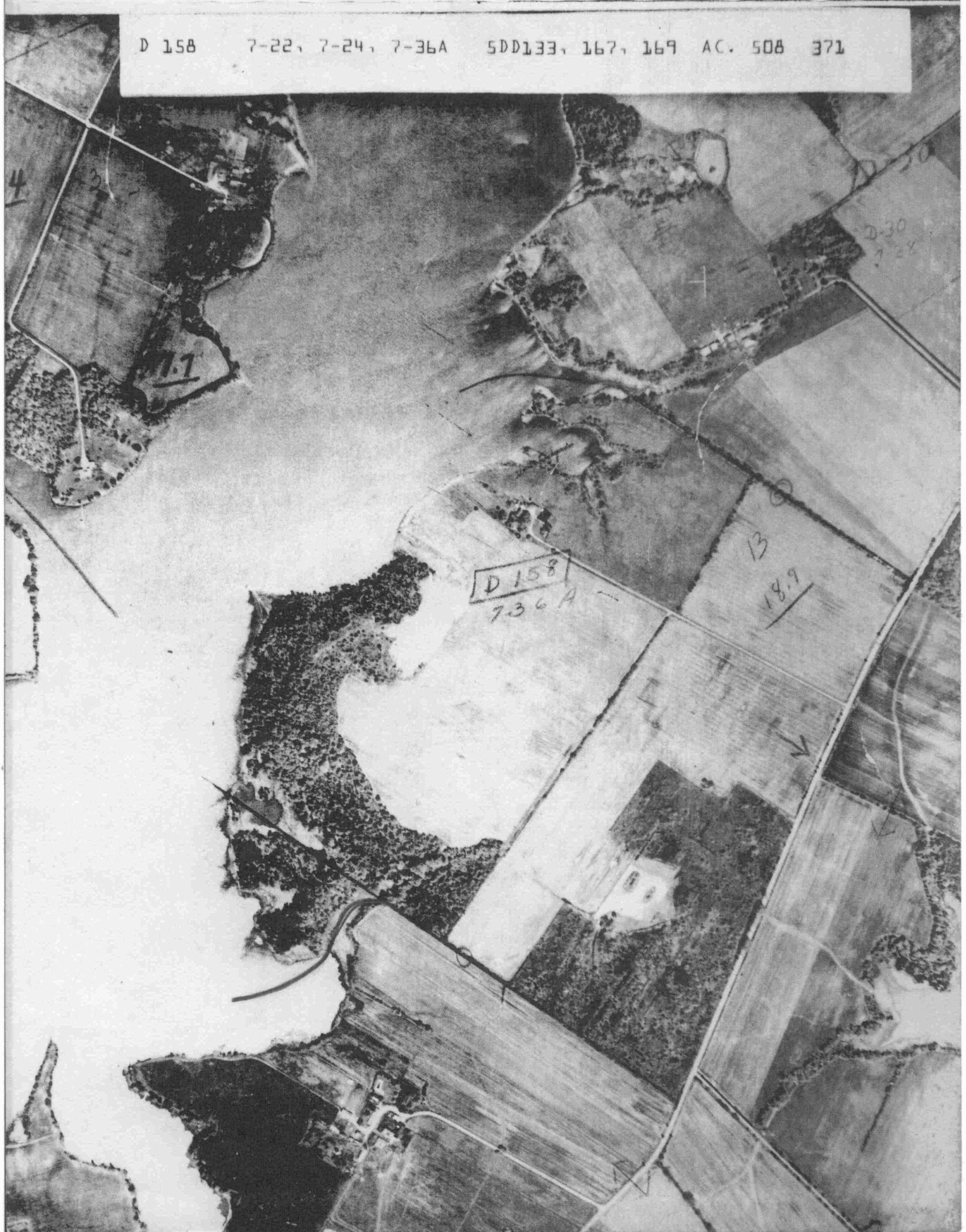
w/ same N 46 1/2° W - 122.72 2024.88 to Warrens Branch

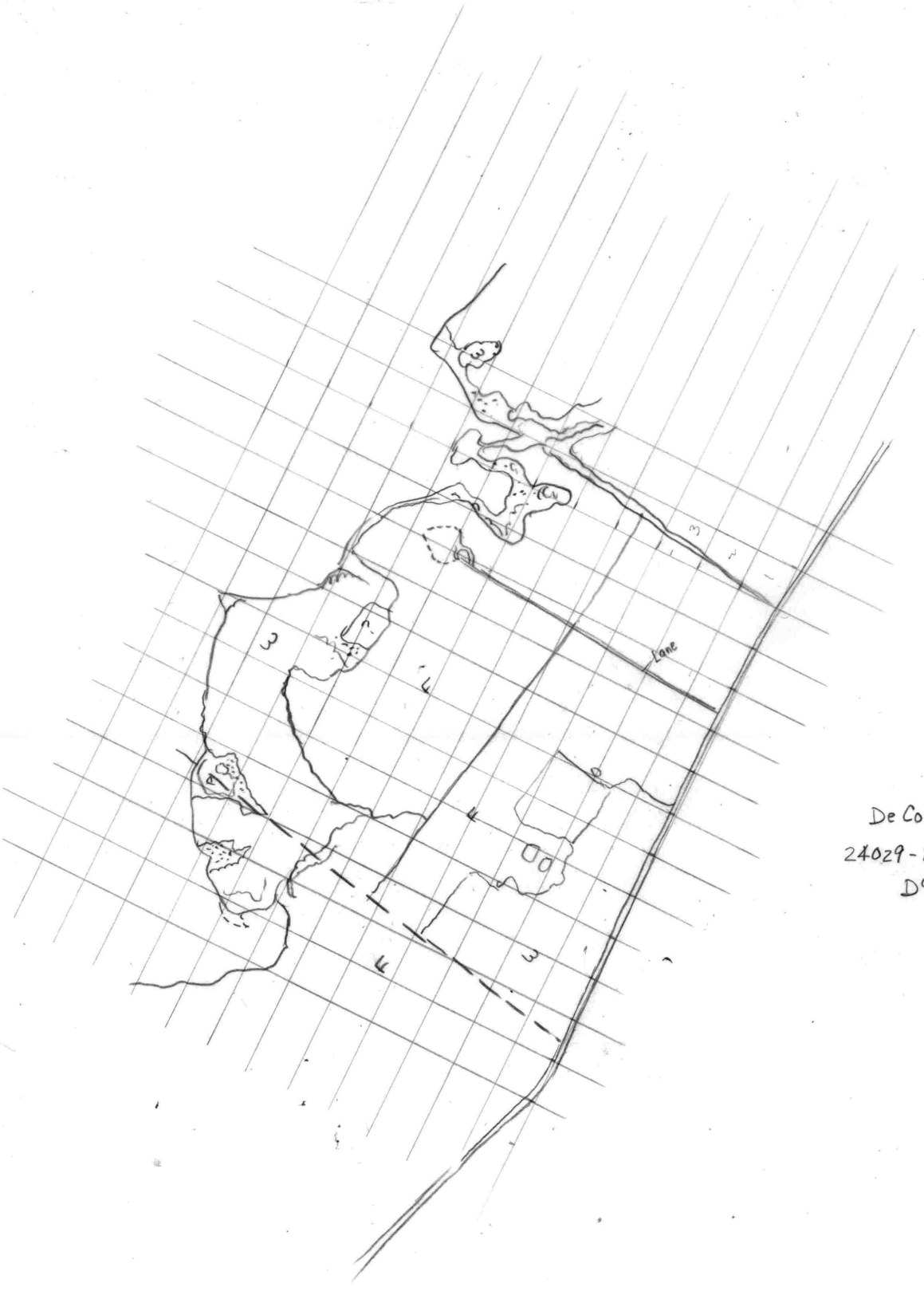
w/ Bert Wallace S 39° E - 127.68 2106.72 to begin

6 acres, 32 p.

32 57 30
45 25
78 22 30

32 57 30
46 05
79 02 30


D 158 7-22, 7-24, 7-36A SDD133, 167, 169 AC. 508 371
11.7
D158
7-36A
13
18.9



De Coursey

24029-272 44L

D9

NO.	BEARING	DIST.
1	N 45°00'00"W	1997.32'
2	S 70°51'00"W	113.70'
3	S 63°55'10"W	216.92'
4	S 20°26'30"W	111.52'
5	S 84°02'20"W	263.25'
6	N 17°56'10"W	313.80'
7	N 63°50'50"E	108.92'
8	N 32°00'20"W	60.81'
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12	N 23°48'00"E	106.95'
13	S 14°12'40"E	156.26'
14	S 83°12'00"E	177.17'
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16	N 81°54'00"W	110.23'
17	N 22°08'10"W	121.42'
18	N 10°59'20"E	183.94'
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23	N 88°44'30"E	376.53'
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40	S 46°05'10"E	1970.00'
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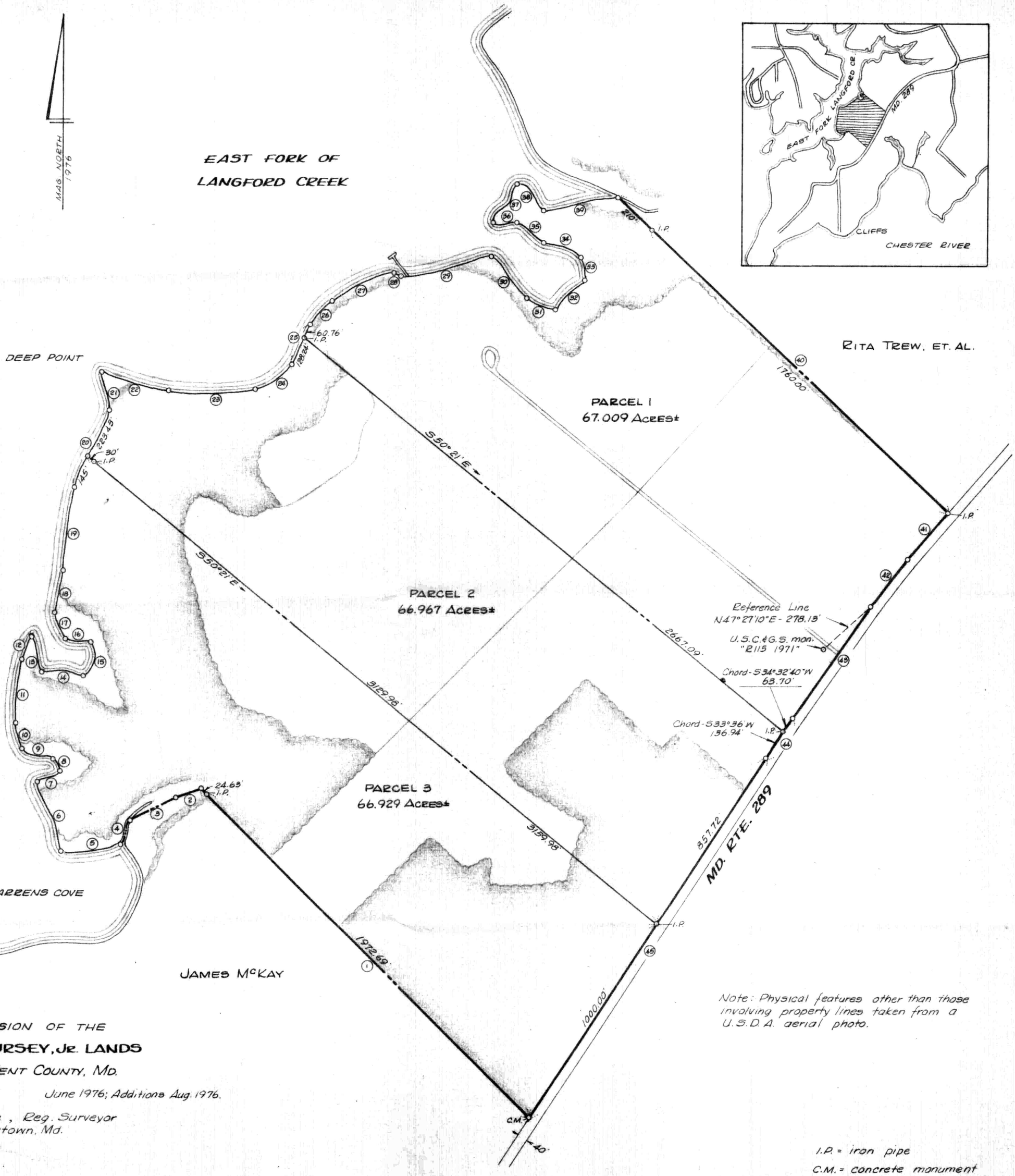
* 42	S 38°01'30"W	261.81'
43	S 34°50'40"W	591.33'
* 44	S 33°54'00"W	200.63'
45	S 32°57'30"W	1857.72'

* Chord of a curve



SURVEY & DIVISION OF THE

JOHN B. DeCOURSEY, Jr. LANDS

7TH DISTRICT, KENT COUNTY, MD.

Scale 1"=300' June 1976; Additions Aug. 1976.

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

Note: Physical features other than those involving property lines taken from a U.S.D.A. aerial photo.

I.P. = iron pipe

C.M. = concrete monument

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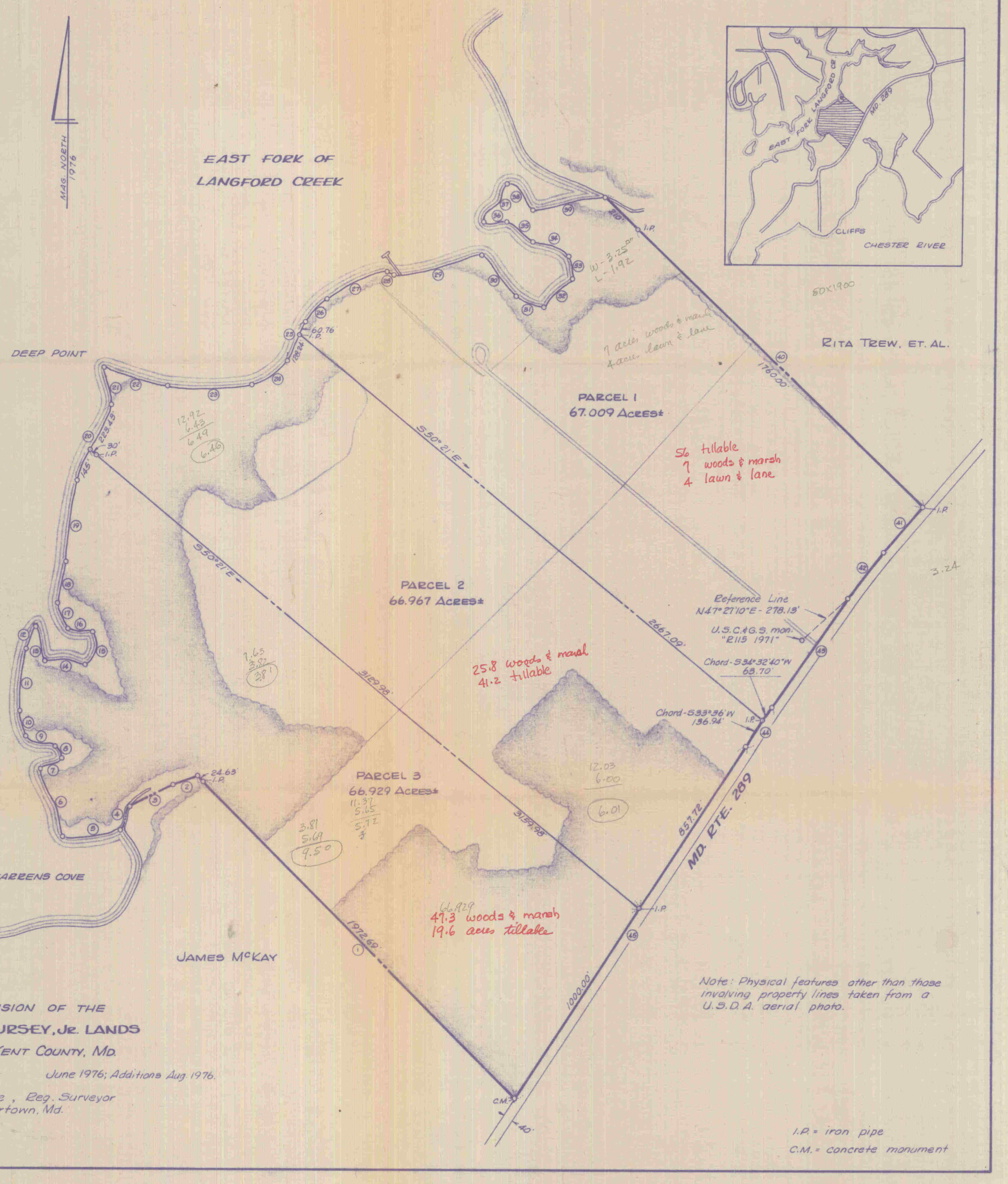

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