SC5593-4-336

PARCEL 1 OF THE HEDGEWOOD LIMITED PARTNERSHIP LANDS,
SECOND DISTRICT, KENT COUNTY, MD.

Beginning for the same at a point on the west side of Stillpond Road (40' wide), said point being the northeast corner of the herein described lands and the southeast corner of the lands of Shepherds Delight Farm; and running, thence, by and with the west side of said road S 03 53 30 E - 1352.24' to an iron pipe and a new division line between the herein described lands and other lands of Hedgewood (Parcel 2); thence, by and with said new division line S 83 16 W - 848.42' to an iron pipe, S 77 47 10 W - 705.32' to an iron pipe, and S 65 56 W - 802.61' to the lands of Jurgen Schulte-Schuren; thence, by and with said lands the seven following courses and distances: (1) N 23 38 40 W - 375.00', (2) N 39 41 30 W - 451.10', (3) N 86 40 30 W - 294.60', (4) N 13 41 30 W - 324.40', (5) N 50 11 30 W - 405.30', (6) N 21 26 30 W - 183.60', and (7) N 00 24 30 W - 186.90' to the lands of Shepherds Delight Farm; thence, by and with said lands N 85 09 20 E - 189.59' to an iron pipe, N 85 09 20 E - 3179.61' to a concrete monument, and N 85 09 20 E - 5.00' to the place of beginning. Containing in all 100.282 acres of land, more or less.

October 9, 1997. William R. Nuttle.

PARCEL 2 OF THE HEDGEWOOD LIMITED PARTNERSHIP LANDS,
SECOND DISTRICT, KENT COUNTY, MD.

Beginning for the same at a point where the extension of the centerline of Big Woods Road crosses a stream dividing the herein described lands from the lands of William S. Sutton; and running, thence, by and with the center of said stream to the northeast corner of the lands of Harry Sampson, said point is N 66 23 10 W - 1696.09' from the beginning point of this description; thence, by and with said Sampson lands and with the lands of Jurgen Schulte-Schuren , generally following said stream, N 66 37 W - 446.22', N 37 41 20 W - 338.94', and N 23 38 40 W - 630.50' to the southwest corner of Parcel 1 of Hedgewood Limited Partnership lands; thence, by and with Parcel 1 N 65 56 E - 802.61' to an iron pipe, N 77 47 10 E - 705.32' to an iron pipe, and N 83 16 E - 848.42' to an iron pipe on the west side of Still Pond Road (40' wide); thence, by and with the west side of said road S 03 33 30 E - 548.41' and along a curve the radius of which is 420' more or less and the chord of which is S 12 50 40 E - 134.65' to the centerline of Big Woods Road; thence, by and with the centerline of said road and with the extension of said road S 03 24 E - 1602.49' to the place of beginning. Containing in all 85.35 acres of land, more or less.

Subject to the right-of-way of Big Woods Road

October 9, 1997.

William R. Nuttle.

WILLIAM R. NUTTLE
REGISTERED SURVEYOR
P.O. BOX 371
CHESTERTOWN, MARYLAND 21620
TELEPHONE 410-778-3490

August 12, 1997.

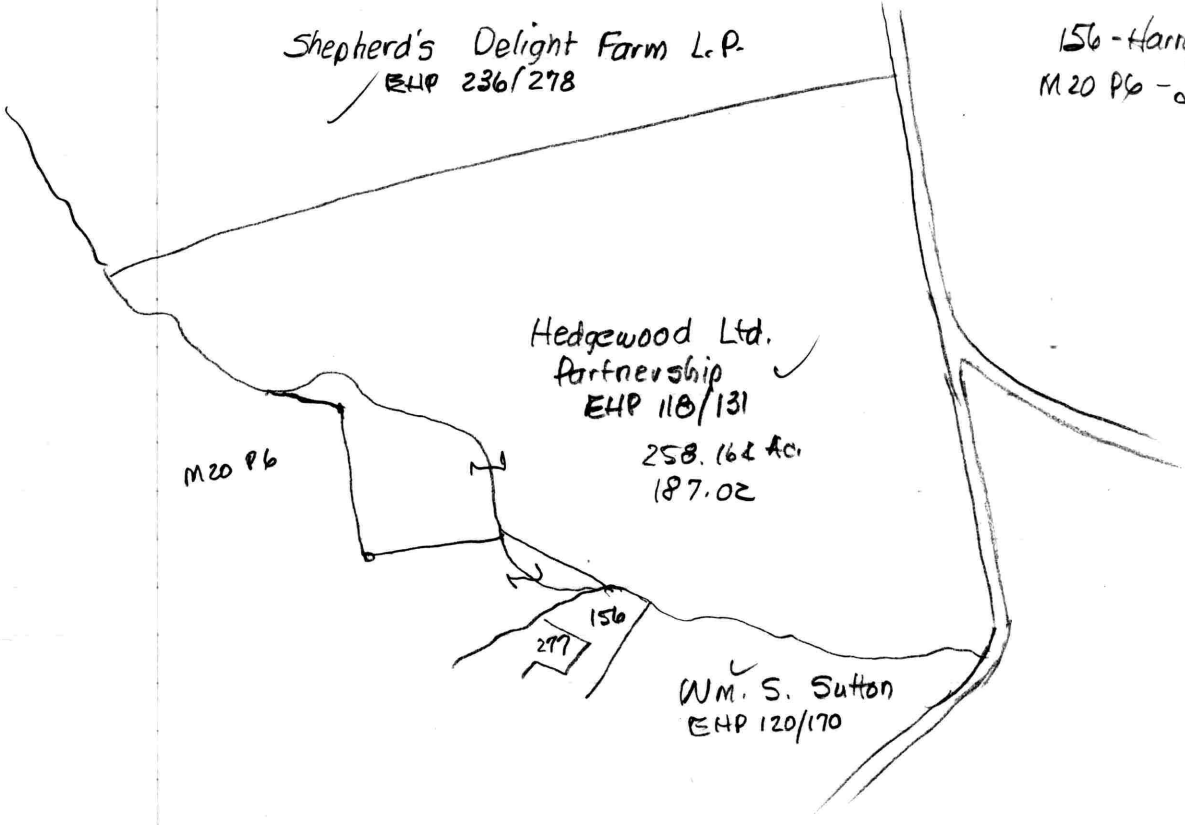
Mr. George Wiedenmayer
11324 Augustine Herman Hwy.
Kennedyville, Md. 21645

Dear Mr. Wiedenmayer:

Enclosed are subdivision plats of your farm on Still Pond Road. If they are satisfactory, you can use them to start them through the zoning process. The new lines are not marked yet, but they follow along the south side of the farm road.

Sincerely yours,

MAP 21



Hedgewood - EHP 118/131

Begin NE cor. on W side 40' rd.
S 83°39' W - 3374.20 to ℄ stream
w/stream 9 courses
1. S01°03'E - 186.90
2. S 22°54'E - 183.60
3. S51°39'E - 405.30
4 S15°09'E - 324.40
5 S88°08'E - 294.60
6. S41°09'E - 451.10
7. S12°15'W - 678.50
8. S66°33'E - 621.90
9. S54°27'E 777.10 to Sampson
w/s S46° 44'W - 747.20 to Stone & Wilson
w/s S39°56'E - 583.80 to post
S46° 39'W - 1306.00 to NW cor. Fountain M.E. Ch.
(said cor. is N46°39'E - 131.60 from ℄ rd.

(cont.)

21320 Green

WILLIAM R. NUTTLE
REGISTERED SURVEYOR
P.O. BOX 371
CHESTERTOWN, MARYLAND 21620
TELEPHONE 410-778-3490

October 14, 1997.

Dear Mr. Wiedenmayer:

Enclosed are copies of your plat and the descriptions of the two parcels. I have also enclosed a stormwater management waiver for you to sign and submit with the plats to zoning.

Sincerely yours,

---- N04°51'W - 1674.70 to inter W side state rd.

Shepherds Delight EHP 236/278
see EHP 51/555 - 246.214 ac.

Begin C.M. on W side of rd.
w/ fence S81°29'20"W - 3373.39 to I.P. in stream
w/ stream ---
w/ rd. S07°39'20"E - 2325.50 to begin
w/ str. N & NW dir 2800 ± to R.R.
w/ RR. N56°41'30"E - 668.66

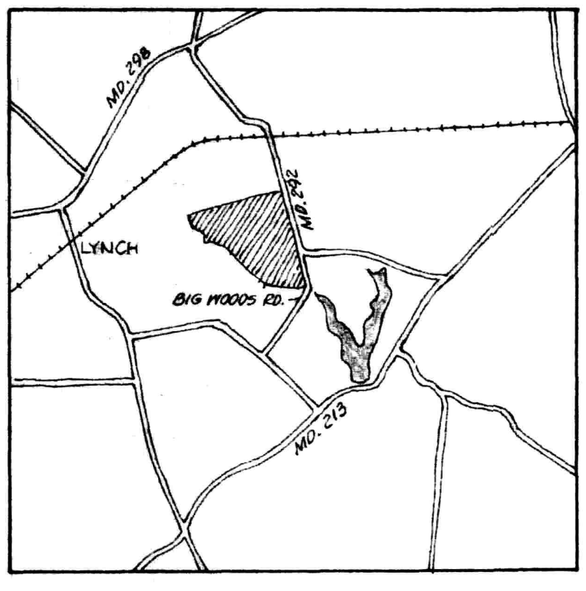
Sutton - EHP 120/170 68.146 acres probably my survey.

Harry Sampson - WHG 1/40 - 6 acres - no descrip

Schulte - Scharen - EHP 223/77

Parcel 1
Begin @ Lynch Rd. —

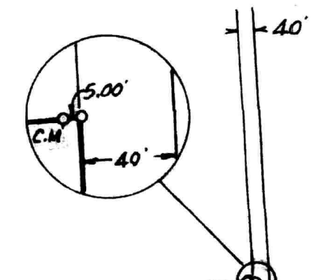
Parcel 2
Begin NW side of RR.
S12°E - 1927 to I stone
S68°W - 906 " "
S19°30'W - 500 " "
N89°E - 663 " "
S56°26'E - 454
S79°36'E - 318 " " on E side private rd.
S 24°50' W - 137 (stones set each way from cor.)
N89°23'E - 360 to stone
N75°23'E - 797 " "
N89°35'E - 321 " "
S67°40'E - 292 " "
S84°25'E - 688 " "
S45°E - 239 " "
N11°25'E - 270
S65½°E - 620
N82°E - 1274 to fork in branch
N29°W - 1256
N10¾°W - 330
N56°W - 297
N74¼°W - 182
N45¼°W - 693
N69¼°W - 217
N05°E - 248
N19½°W - 743
N46¾°W - 660
N07½°E - 353
N34°W - 115
N61°W - 330
N39¼°W - 297
N85½°W - 119
N26¾°E - 106
S53¼°W - 2348
to begin

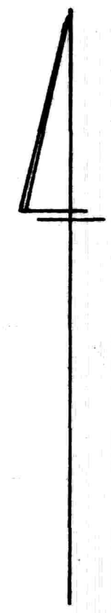


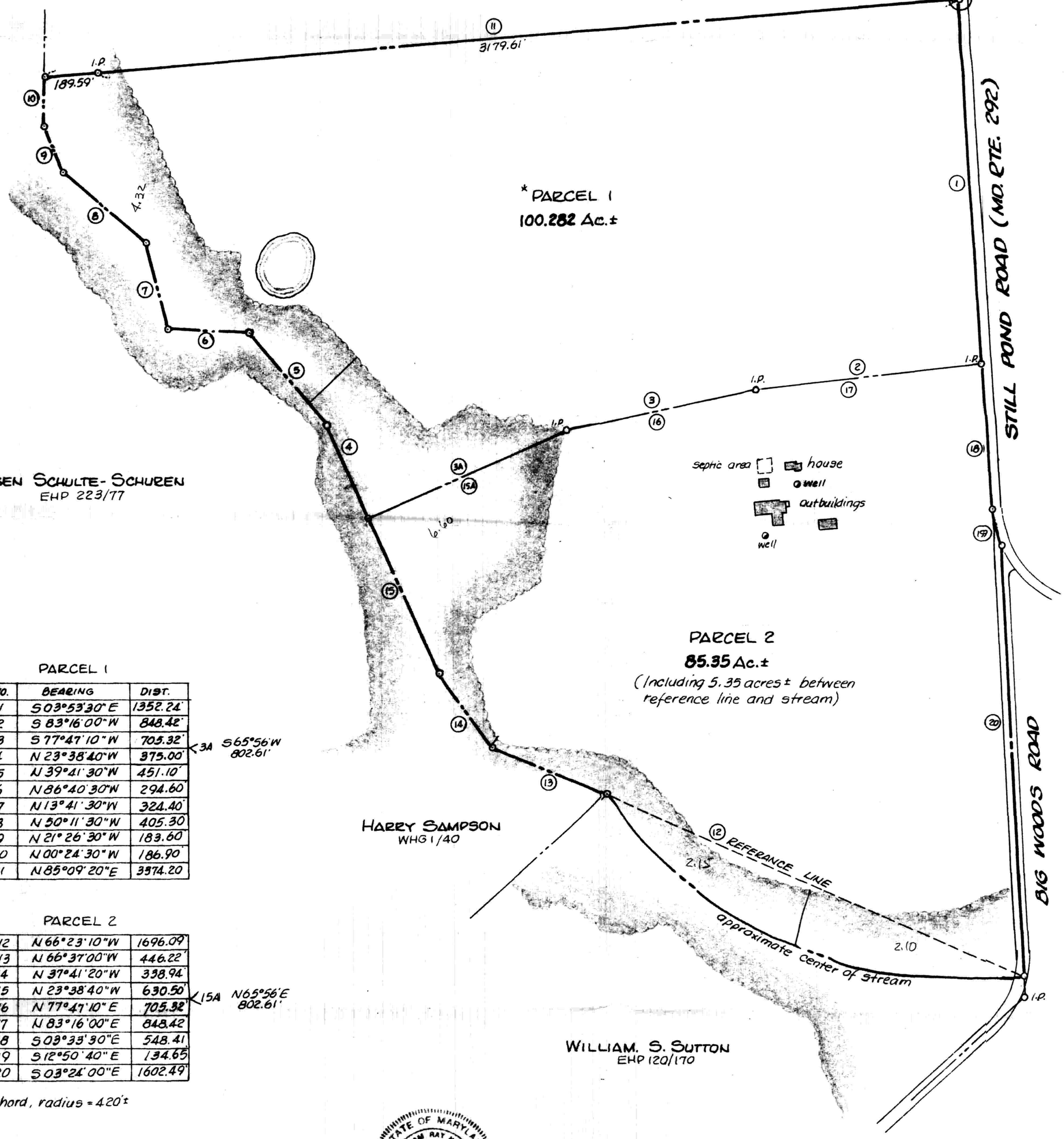
4.32
13.95
7.40
6.55

20.58
13.95
6.63

SHEPHERDS DELIGHT FARM L.P.
EHP 236/278







JURGEN SCHULTE-SCHUREN
EHP 223/77

PARCEL 1

NO.	BEARING	DIST.
1	S03°53'30"E	1352.24'
2	S 83°16'00"W	848.42'
3	S 77°47'10"W	705.32'
4	N 23°38'40"W	375.00'
5	N 39°41'30"W	451.10'
6	N 86°40'30"W	294.60'
7	N 13°41'30"W	324.40'
8	N 50°11'30"W	405.30'
9	N 21°26'30"W	183.60'
10	N 00°24'30"W	186.90'
11	N 85°09'20"E	3974.20

3A S65°56'W 802.61'

PARCEL 2

12	N 66°23'10"W	1696.09'
13	N 66°37'00"W	446.22'
14	N 37°41'20"W	338.94'
15	N 23°38'40"W	630.50'
16	N 77°47'10"E	705.32'
17	N 83°16'00"E	848.42
18	S 03°33'30"E	548.41
* 19	S 12°50'40"E	134.65
20	S 03°24'00"E	1602.49'

15A N65°56'E 802.61'

* Chord, radius = 420'±

*Note: Parcel 1 is approved for agricultural purposes only.

APPROVED BY:
Kent County Director of Planning
_____
Kent County Health Officer
_____

I.P. = iron pipe
C.M. = concrete monument

MINOR SUBDIVISION PLAT
HEDGEWOOD LIMITED PARTNERSHIP LANDS
2ND DISTRICT, KENT COUNTY, MD.

Scale 1" = 300' Aug. 1997.

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

4.32
6.60
2.15
2.10
15.17

31.34 woods
16.9%
need 5.8 ac. additional

185.63
16.9%
37.13
31.34
5.79
Need 5.8 Ac woods

OUTLINE SURVEY & LOT LINE ADJUSTMENT

HEDGEWOOD LIMITED PARTNERSHIP

OF THE LANDS OF

GEORGE W. WIEDENMAYER Etux.

SECOND ELECTION DISTRICT, KENT COUNTY, MARYLAND

DATE	REVISION

DATE	SCALE
02-02-96	1"=200'
JOB NO. 803	DRAWN BY RAH
FOLDER NO. A-110	

MICHAEL A. SCOTT INC.
310 PARK AVE CHESTERTOWN, MD 21620 (410)778-2310

SURVEYOR'S CERTIFICATE
I HEREBY CERTIFY THAT THE BOUNDARY SHOWN HEREON IS THE RESULT OF A SURVEY MADE BY ME OR UNDER MY SUPERVISION AND THAT ALL MONUMENTS SHOWN HEREON EXIST OR WILL BE SET AS SHOWN.
STATE OF MARYLAND
MICHAEL A. SCOTT
No. 10788
LAND SURVEYOR

15' CONTOUR LINE COURSES & DISTANCES ALONG PEALE LAKE

LINE	DIRECTION	DISTANCE
1	N 12°27'38" W	35.81'
2	N 16°08'14" W	62.48'
3	N 2°03'29" E	63.69'
4	N 16°57'19" W	63.60'
5	N 3°52'47" E	27.69'
6	N 0°28'18" E	28.75'
7	N 35°58'6" W	58.18'
8	N 19°36'0" E	44.58'
9	N 13°26'0" E	44.58'
10	N 49°03'51" E	29.10'
11	N 39°37'19" E	47.57'
12	N 24°55'48" E	24.74'
13	N 4°55'46" E	24.74'
14	N 0°10'27" E	23.77'
15	N 58°33'33" E	43.68'
16	N 22°19'05" W	32.84'
17	N 78°37'58" W	38.00'
18	N 89°48'35" E	18.00'
19	N 12°08'51" E	65.33'
20	N 21°40'53" E	36.22'
21	N 0°09'27" E	40.49'
22	N 4°53'32" E	40.49'
23	N 10°46'52" W	62.11'
24	N 22°19'05" W	31.88'
25	N 78°37'58" W	66.00'
26	N 05°18'19" W	38.31'
27	N 56°30'58" E	35.58'
28	N 77°24'43" E	38.87'
29	N 61°56'45" E	44.98'
30	N 28°52'11" E	50.10'
31	N 11°48'12" E	42.75'
32	N 2°12'38" W	28.95'
33	N 10°48'13" E	40.58'
34	N 10°11'33" W	41.40'
35	N 57°33'56" W	61.40'
36	N 06°16'13" E	45.53'
37	N 30°55'40" E	54.96'
38	N 10°45'3" E	43.90'
39	N 55°43'01" E	51.40'
40	N 02°57'13" W	41.95'
41	N 27°08'34" E	95.00'
42	N 23°38'30" E	41.41'
43	N 30°24'37" W	30.66'
44	N 44°47'16" W	23.76'
45	N 21°00'48" E	18.59'
46	N 02°01'02" W	10.94'
47	N 15°31'59" E	28.84'
48	N 17°48'22" W	29.10'
49	N 21°57'33" W	24.76'
50	N 21°57'33" W	49.10'
51	N 21°57'33" W	27.78'
52	N 29°48'02" W	24.51'
53	N 64°40'02" W	35.37'
54	N 21°39'55" E	33.44'
55	N 16°00'56" W	55.39'
56	N 10°32'58" E	43.93'
57	N 02°25'48" W	45.86'
58	N 08°40'57" W	72.97'
59	N 17°55'01" E	34.82'
60	N 17°55'01" E	28.82'
61	N 17°55'01" E	29.10'
62	N 27°16'57" E	35.37'
63	N 21°39'55" E	33.44'
64	N 14°16'20" E	27.53'
65	N 10°32'58" E	43.93'
66	N 04°53'49" W	51.34'
67	N 01°45'0" E	43.04'
68	N 13°48'34" W	39.11'
69	N 27°35'01" W	18.96'
70	N 27°35'01" W	78.22'
71	N 76°00'16" W	62.78'
72	S 48°38'29" W	23.02'
73	N 12°09'50" E	22.00'
74	N 35°57'44" E	6.39'
75	N 79°39'29" E	24.57'
76	N 30°05'57" E	24.57'

DEPARTMENT OF NATURAL RESOURCES
WATER RESOURCE ADMINISTRATION
FLOOD PLAIN STUDY
KENT COUNTY, MARYLAND
PEALE LAKE

APPROVED:
3-6-96
DATE
Kenneth Cronin
KENT COUNTY DIRECTOR OF PLANNING

APPROVED:
2/16/96
DATE
Mary Ann M. Lynch
KENT COUNTY HEALTH OFFICER

THIS SIGNATURE DOES NOT INCLUDE APPROVAL UNDER COMAR 26.04.03 FOR THE DISPOSAL OF SEWAGE FOR LOTS 1,3,4 & 5

COURSES & DISTANCES ALONG STATE HIGHWAY

LINE	DIRECTION	DISTANCE
77	S 6°52'48" E	15.00'
78	S 27°09'30" W	69.98'
79	S 27°09'30" W	69.98'
80	S 28°14'31" W	34.77'
81	S 28°14'31" W	28.86'

VICINITY MAP
SITE

UNIVILLE COMMUNITY LAKE
W.H.G. 42/28

LOT 1 AREA 21.61 ACS±

LOT 2 AREA 36.62 ACS± FOR DEED REFERENCE SEE E.H.P. 118/131

LOT 3 AREA 20.11 ACS±

LOT 4 AREA 53.60 ACS± FOR DEED REFERENCE SEE E.H.P. 89/313

LOT 5 AREA 38.61 ACS± FOR DEED REFERENCE SEE E.H.P. 89/313

LANDS OF EDWARD F. McDOWELL E.H.P. 50/836

LANDS OF ARTHUR P. PARKER Etux. A.H.S. 39/493

LANDS OF LARKIN SPENCER Jr. E.H.P. 230/271

LANDS OF LARRY G. HASTINGS E.H.P. 128/213 & E.H.P. 140/345

LANDS OF LARKVIEW MENNONITE CHURCH E.H.P. 0/829

LANDS OF JANE B. SPRINKLE W.H.G. 33/448

LANDS OF MARK L. BROWN Sr. W.H.G. 57/336

LANDS OF FRANCIS M. HUGGINS Jr. Etal A.H.S. 39/481

MARYLAND ROUTE 282

U.S. ROUTE 213

AUGUSTINE HERMAN HIGHWAY

PERKINS MILL ROAD

MORGAN CREEK

EASEMENT AREA

EXISTING BUILDING

EXISTING WELLS

CONCRETE MONUMENT FOUND

IRON PIPE FOUND

IRON ROD SET

NOTE: THE 15' CONTOUR ALONG PEALE LAKE IS BASED ON A TOPOGRAPHIC SURVEY BY S.A. LONG ASSOC. DATED 4-19-95

APPROXIMATE MEAN HIGH WATER LINE COURSES AND DISTANCES ALONG MORGAN CREEK

LINE	DIRECTION	DISTANCE
1	N 86°26'4" A	14.4
2	N 81°4'22" A	28.2
3	S 71°18'35" A	28.2
4	S 39°39'51" A	44.2
5	S 28°59'01" A	44.2
6	S 49°26'25" A	7.4
7	S 59°8'44" A	7.4
8	S 0°0'33" W	24
9	S 22°2'35" W	21.36
10	S 86°13'31" W	14.34
11	N 11°7'39" W	25.59
12	S 42°52'38" W	25.5
13	S 42°5'34" W	6.39
14	S 79°44'39" W	59.03

LINE	DIRECTION	DISTANCE
15	N 74°49'08" E	25.91'
16	N 88°9'4" E	25.91'
17	S 4°58'05" E	9.6
18	S 38°2'19" E	7.96'
*	AREA = 0.819AC±	

* - DENOTES PROPERTY LINE ACROSS MARSH

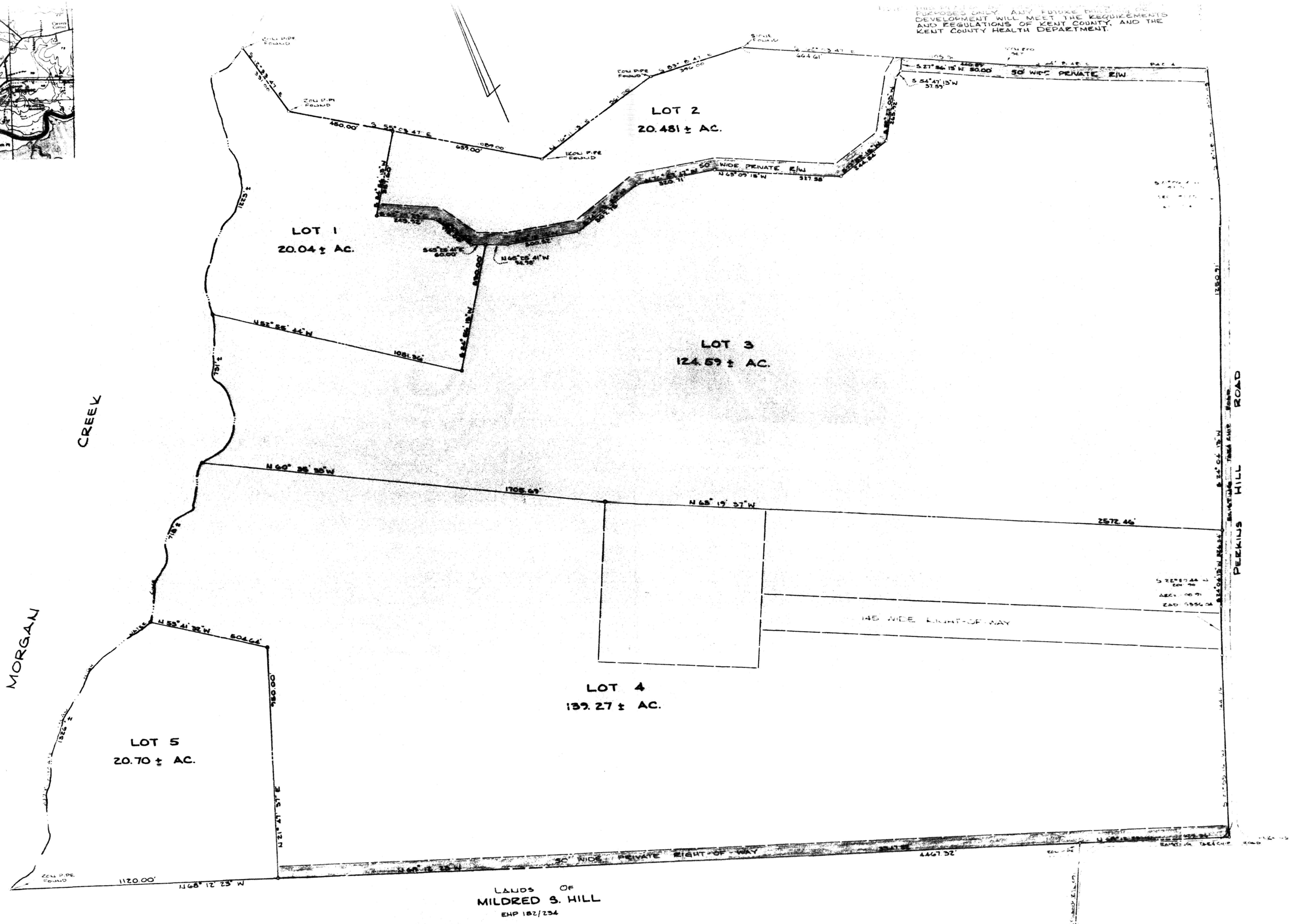
LINE	DIRECTION	DISTANCE
82	S 29°7'40" E	66.87'
83	S 38°2'19" E	55.28'
84	S 38°2'19" E	53.86'
85	S 7°14'06" W	18.81'
86	S 56°33'03" W	6.97'
87	S 40°10'52" W	73.62'
88	S 27°35'01" W	78.22'
89	S 19°55'18" W	61.86'
90	S 55°31'44" W	27.07'

RADIUS	ENG**
5162.52'	59.91'

Maryland State Archives

FILED 3/7/96 IN PLAT BOOK MLM #1, FOLIO #457

MSA SU 2123-238



NOTE: PRIVATE ROADS ARE NOT THE RESPONSIBILITY OF KENT COUNTY.

FOR DEED REFERENCE, SEE WHG 29/274 & EHP 60/768