

DESCRIPTION OF A REVISED LOT OF THE GEORGE GRAVELL
LANDS, FIFTH DISTRICT, KENT COUNTY, MD.

Beginning for the same at a concrete monument marking the southeast corner of the herein described lands, the northeast corner of the lands of John W. Tobler, and on the line of the lands of Cora C. Cuchny; and running, thence, by and with said Tobler lands N 73 32 20 W - 330.84' to an iron pipe and N 73 32 20 W - 53' more or less to the mean high waters of the Chesapeake Bay; thence, by and with the mean high waters of the bay N 32 14 40 E - 130.77' to the lands now or formerly of George Gravel; thence, by and with said lands S 71 43 E - 20' more or less to an iron pipe and S 71 43 E - 328.45' to an iron pipe and the lands of Cushman; thence, by and with said Cushman lands S 16 27 40 W - 114.75' to the place of beginning. Containing in all 1.013 acres of land, more or less.

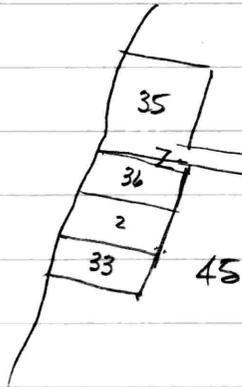
Together with two 30' rights-of-way over the lands now or formerly of George Gravel to the 30' right-of-way running easterly to Swan Creek, Road.

Subject to the two 30' rights-of-way shown on various plats, most recently the plat entitled "Property Line Adjustment, George Gravel Lands", dated January 1989.

March 17, 1989.

William R. Nuttall.

MAP 45



35 - George Gravel 88/78 & 171/347

36 Jas. F. Wonnell 273/131

2 Edith B. Wonnell MCM 14/589

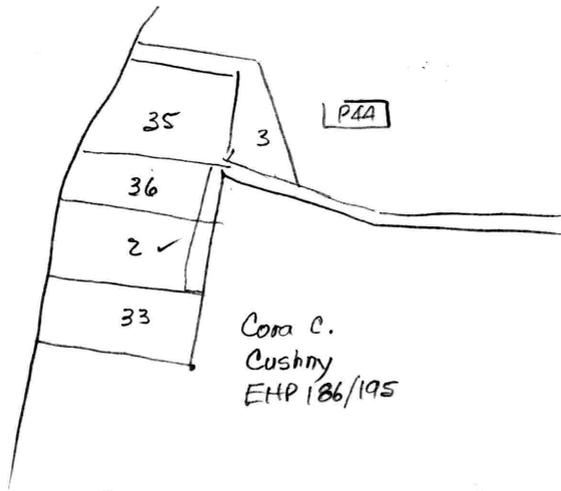
33 John W. Tobler 36/637

45 Cora C. Cushing 186/195

Address - 106 Wayland Rd.

Wilmington DE 19807

MAP 45



- 2. George Gravell EHP 171/344 ✓
- 33. John W. Tobler EHP 36/637
- 35 Gravell EHP 88/78
- 36 " " 171/347 ✓
- Lot 3 Graeme K. Howard Jr. EHP 257/273 O.E.

Gravell EHP 171/344

Begin I.P. at cor. Tobler & McCall

N73°32'20"W - 360.00 to I.P.

" 56' ± to MHU

wfs N dir. 144' ±

S71°43'E - 393' ± to I.P. & McCall

wfs S16°27'40"W - 129.76 to begin

McC. 1972 1.26 acres ±

Together with R/W (30'); & described as follows:

Begin inter @ 30' rd to Swan Point Rd. intersects S16°27'40"W - 35.08

line of Scheeler to Henman

also N16°27'40"E - 19.93 from S.E. cor.

S65°21'50"E - 627.45

S71°04'10"E - 1571.80 to W R/W Swan Point Rd.

Together with R/W in EHP 45/396 - see plats EHP 47/799 & 806

Subject to 30 R/W EHP 36/637

Gravel EHP 171/347

Begin C.M. at NE cor

S 16° 27' 40" W - 160.12 to I.P.

N 71° 43' W - 393± to bay

wfs N dir. 144±

S 74° 24' 30" E - 368.05± to begin

MCC 1972

1.32 acres

Together with ± subject to 30' R/W's

Gravel EHP 88/78

Begin I.P. at inter N side 30' R/W ± McColl line

N 65° 21' 50" W - 30.31

S 16° 27' 40" W - 35.08 to I.P.

N 74° 24' 30" W - 338± to bay

wfs N dir. 415±

wf McColl S 73° 32' 20" E - 48 to C.M.

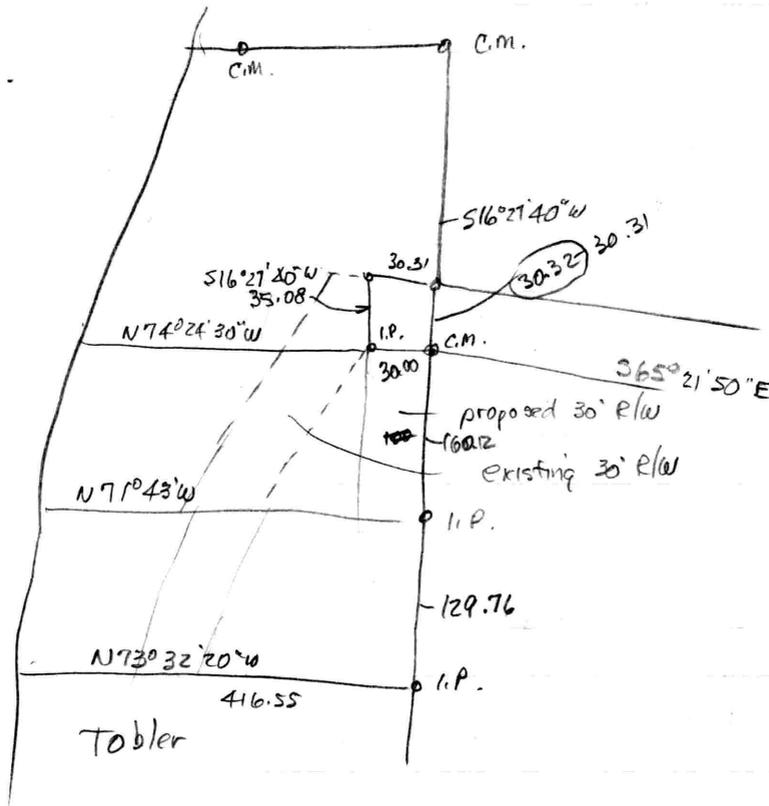
" 180 " "

S 16° 27' 40" W - 351.04 to begin

MCC 1972

2.60 ac.

Plats EHP 47/800, 801, 806



5029.07
5008.60
N 116° 28' 48" E
30.32

71 43
16 27 40
88 10 40

Tobler - EHP 36/637 end 4th line?

--- S73°32'20"E - 56 to I.P. $\dot{=}$ 360.55 to I.P. $\dot{=}$ Jones
of Jones S16°27'40"W 156.77 to begin

Together with 30' R/a - $\dot{=}$ descrip.

Begin pt S73°32'20"E - 118.55 from end of 4th line

N45°13'50"E - 158.00

N54°21'30"E - 217.00

S65°21'50"E - 33.00 to $\dot{=}$ rd to Swan Cr. Rd.

360.55
56
416.55
48.55
298.00

360.55
118.55
242

Nowell

410-639-2408 H

708-2677 C

adjacent
2 wells on prop
plot that does not
show diagonal right
of way

DESCRIPTION OF A REVISED RIGHT-OF-WAY OVER THE LANDS OF
GEORGE GRAVELL, JAMES F. WONNELL, AND EDITH B. WONNELL,
FIFTH DISTRICT, KENT COUNTY, MD.

Beginning for the same at an iron pipe driven over a broken concrete monument on the southwest corner of the northwest end of Glanville Lane, said point being a common corner for the lands of George Gravel, Graeme Howard, and Cora Cushny; and running, thence, by and with the division line between Gravel and Cushny S 16 27 40 W - 45.41' to an iron pipe and the lands of James F. Wonnell; thence, by and with the division line between James Wonnell and Cushny S 16 27 40 W - 129.72' to an iron pipe and the lands of Edith B. Wonnell; thence, by and with the division line between Edith Wonnell and Cushny S 16 27 40 W - 114.75' to a concrete monument and the lands of John W. Tobler; thence, by and with the division line between Edith Wonnell and Tobler N 73 32 20 W - 259.11' to a point where the south side of the new right-of-way intersects the northwest side of the right-of-way being replaced; thence, by and with the northwest side of said old right-of-way N 45 13 50 E - 34.22' to an iron pipe; thence, by and with a line 30' from and parallel to the first four lines of this description S 73 32 20 E - 212.64' to an iron pipe and N 16 27 40 E - 294.50' to intersect the extension of the northeast side of Glanville Lane; thence, by and with the extension of said lane S 65 22 10 E - 30.31'; thence, crossing the end of said lane, S 16 27 40 W - 30.31' to the place of beginning.

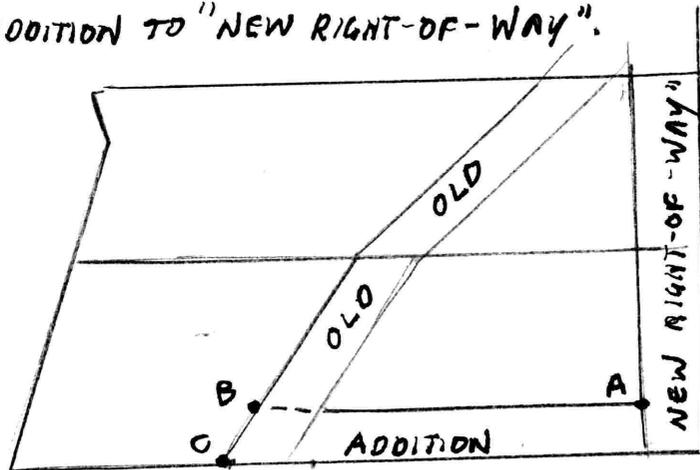
July 5, 1994.

William R. Nuttle.

IN ORDER,

JAN. 1989 - YOUR 'PROPERTY LINE ADJUSTMENT' SURVEY FOR
GEO. GRAVELL.

ABOUT 1993 - YOU PLACED STAKES "A, B, C" TO MARK ABANDONMENT
OF "OLD RIGHT-OF-WAY" AND ADDITION TO "NEW RIGHT-OF-WAY".



FEB. 04 - WE APPLIED FOR PERK TEST, WITH DRAWING "X" I COPIED
FROM YOUR JAN 1989 SURVEY, BUT 1" = 40' AS SHE REQUESTED.

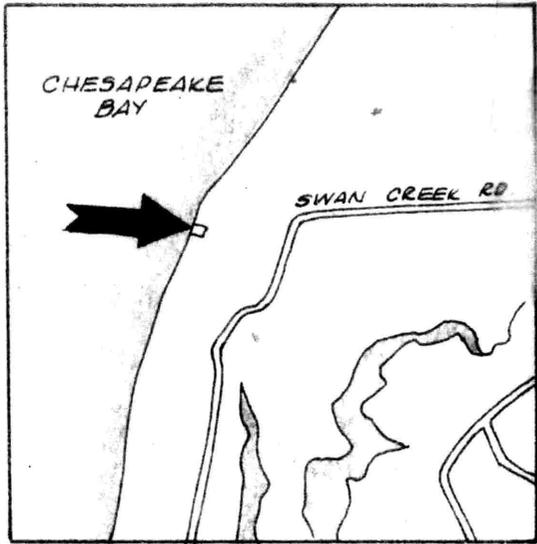
MAY 5, 2004. NONY REPLIED WITH LETTER "Y".

~ MAY 20 I REPLIED WITH DRAWING "Z".

^ JUN 5. LISA RAFETTO MET W/ NONY, WHO NOW WANTS -
A LICENSED SURVEYOR TO SHOW -

- POSITIONS OF TOBLER & WONNELL WELLS.
- POSITIONS OF ALL TEST HOLES FOR PERK.
- REMOVE OLD RIGHT-OF-WAY FROM PLOT PLAN.
- CRITICAL AREA LIMITATIONS.
- SEWAGE RESERVE AREA ?? 10,000 FT.²

[NONY SUGGESTED A VARIANCE TO PUT IT IN THE 100' SETBACK]
[BUT THERE ISN'T ENOUGH SPACE THERE.]



Note: Deed references for the original 3 lots of Gravell are EHP 88/78, EHP 171/347, & EHP 171/344.

This is to certify that the improvements indicated hereon are located as shown.

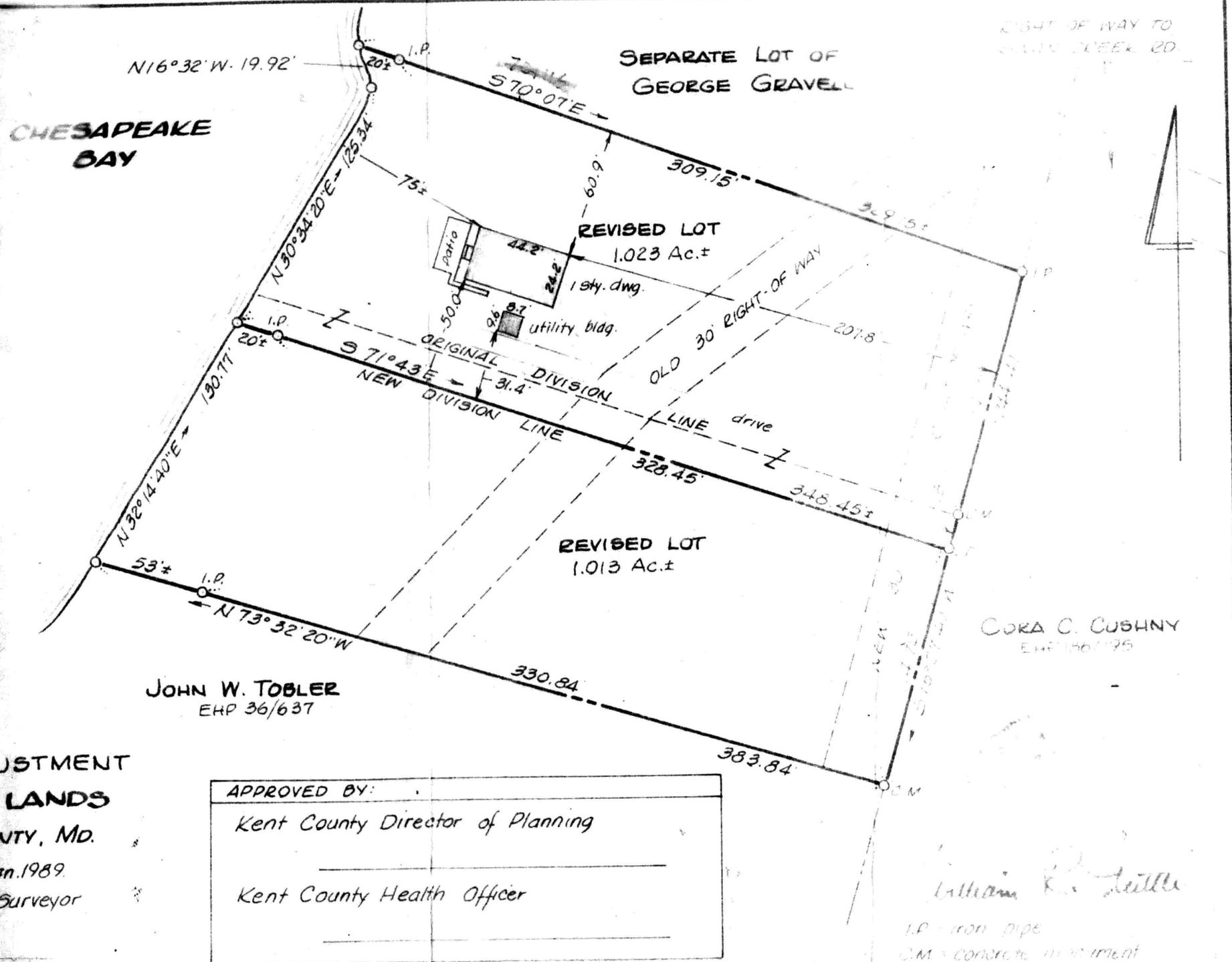
William R. Nuttle
Feb. 23, 1989.

**PROPERTY LINE ADJUSTMENT
GEORGE GRAVELL LANDS**

5TH DISTRICT, KENT COUNTY, MD.

Scale 1"=60' Jan. 1989

William R. Nuttle, Reg. Surveyor
Chester town, Md.



CHESAPEAKE
BAY

⊕ WATER WELL



VAGANT LOT

1" = 40' 0"

SURVEYED BY W.M. NUTTER

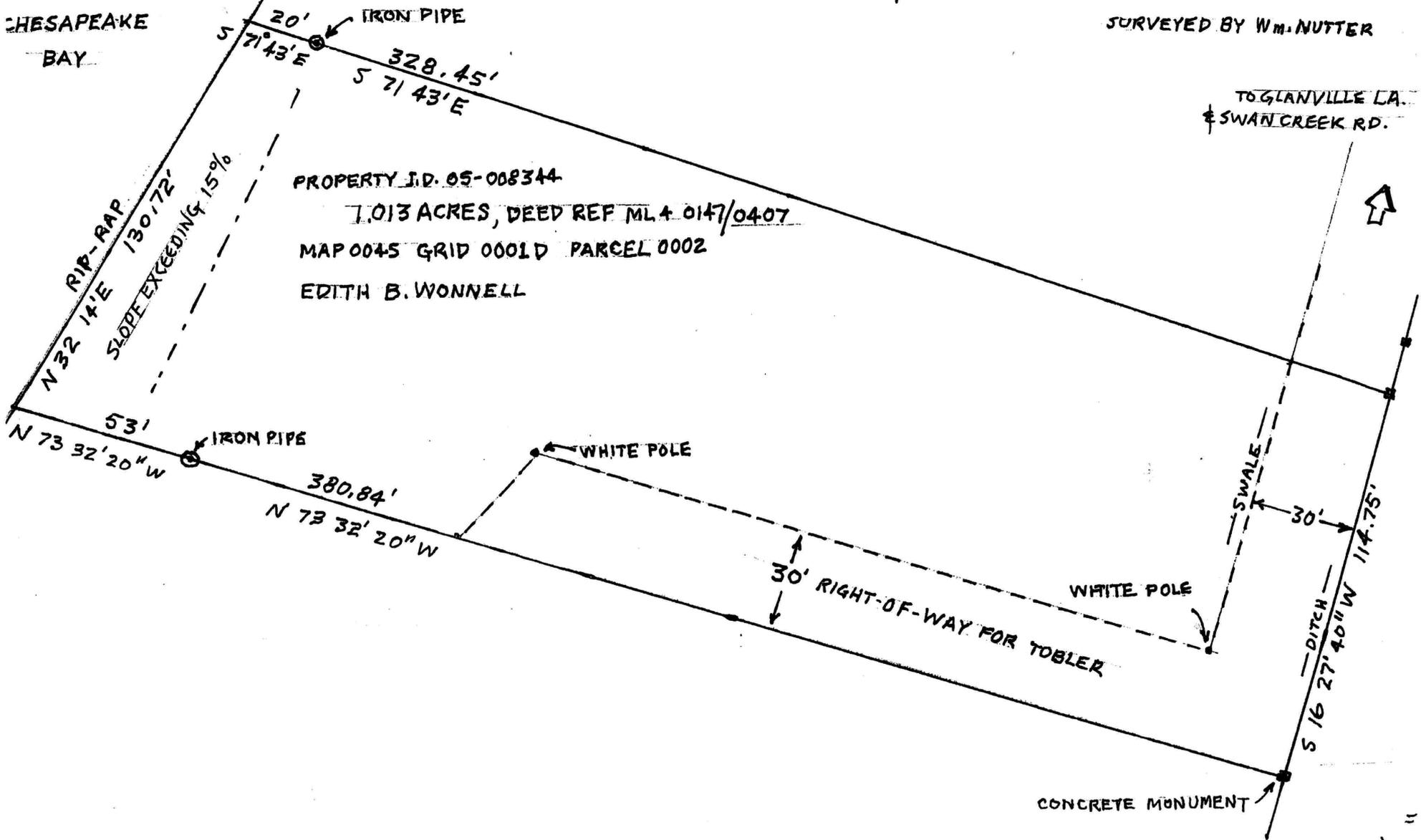
TO GLANVILLE LA.
SWAN CREEK RD.

PROPERTY I.D. 05-008344

1.013 ACRES, DEED REF ML 4 0147/0407

MAP 0045 GRID 0001D PARCEL 0002

EDITH B. WONNELL



X
"
"



KENT COUNTY
HEALTH DEPARTMENT



COUNTY OF KENT

LELAND D. SPENCER, M.D., M.P.H., HEALTH OFFICER
P.O. BOX # 359, CHESTERTOWN, MARYLAND 21620 • PHONE: 410-778-1350

STATE OF MARYLAND

May 5, 2004

Ms. Edith B. Wonnell
P.O. Box 263
Rock Hall, Maryland 21661

Re: Kent County Tax Map 45, Parcel 2
Lot Evaluation #LE-029-04

Dear Ms. Wonnell:

Please be advised that required testing has been completed for the property described above. Pursuant to COMAR 26.04.02 this property has been determined suitable for on-site sewage disposal.

Prior to final approval being granted a surveyed drawing showing the critical area limitations, the water well on Parcel 33, all test holes which were excavated, and the sewage reserve area which using the two test holes closest to the water must be submitted to this office within 6 months or the preliminary approval becomes null and void.

Sincerely,

Nony Howell
Sanitarian Supervisor
Environmental Health

NH:ls

CHESAPEAKE BAY



WELL



N 36'

I.P. 5 71° 43' E

TAX MAP 45, PARCEL 2;
EDITH B. WONNELL

APPROX. 100' SETBACK

1.013 Ac. ±

2004 TEST HOLES

2004 TEST HOLE

1989 TEST HOLE

JOHN W. TOBLER
EHP 36/637

125'

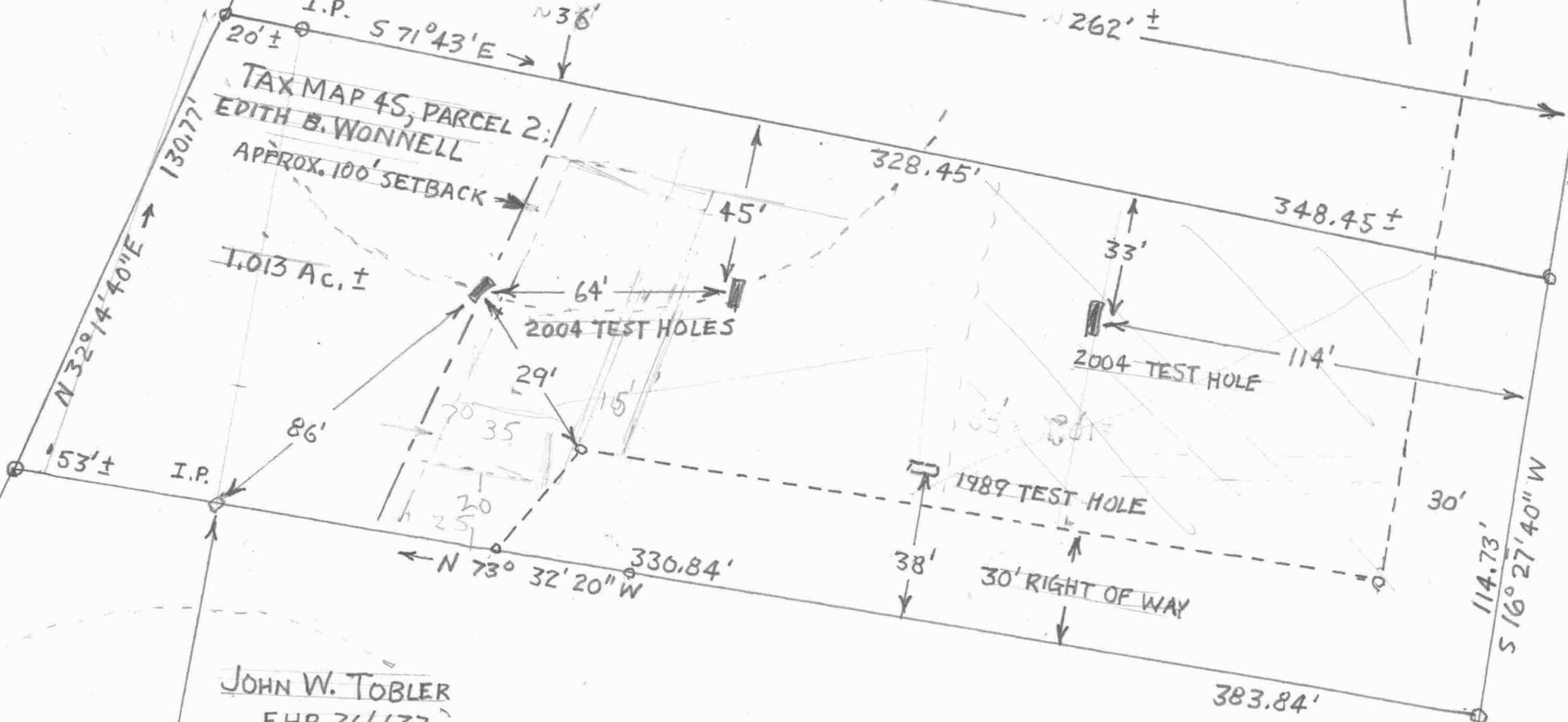
WELL

13'

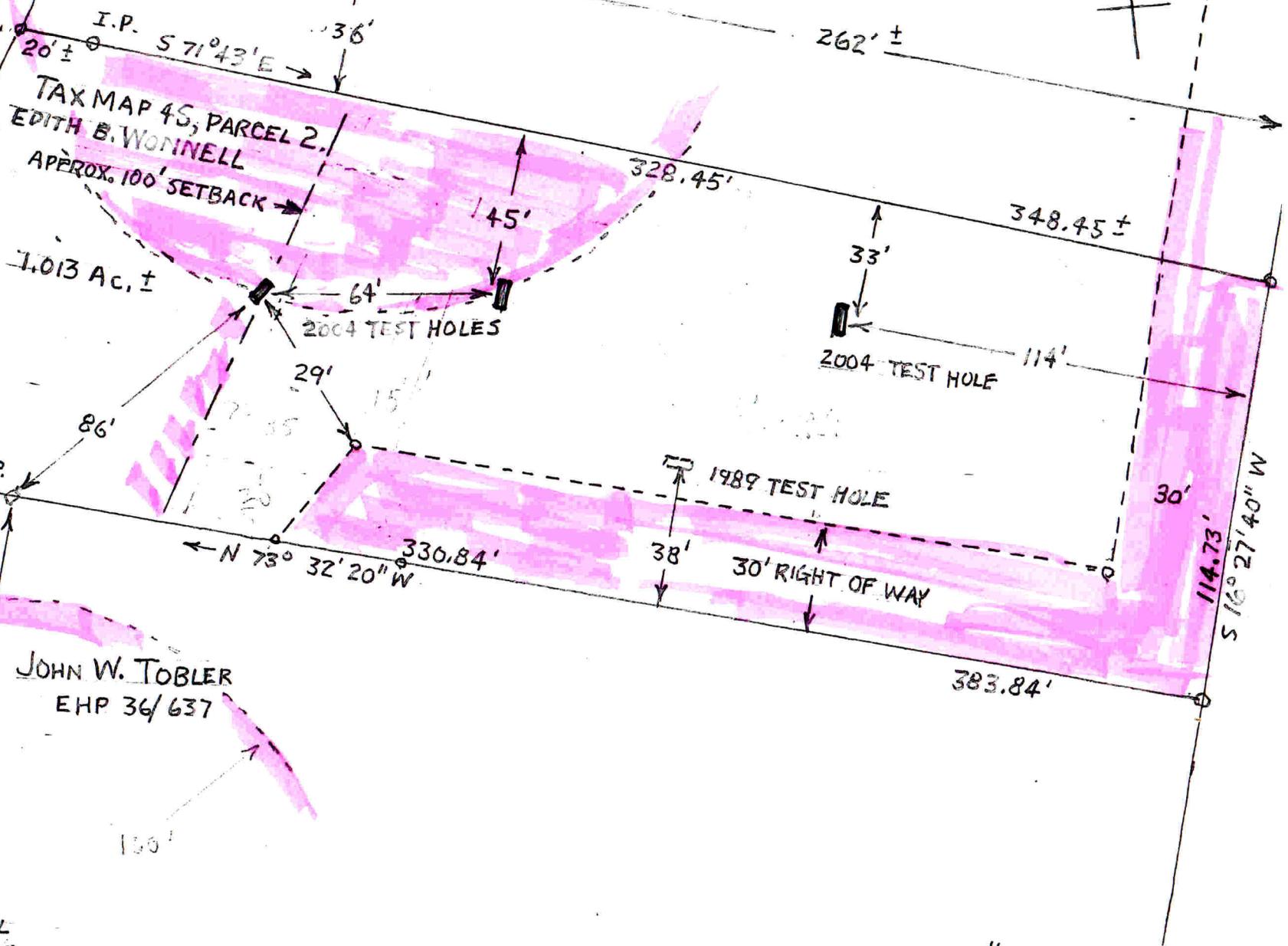
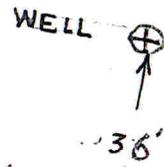
100'

LOT EVALUATION LE-029-0A
1.013 Ac. ± 1" = 40'-0"
ML 0147/0407 05-008344

"Z"



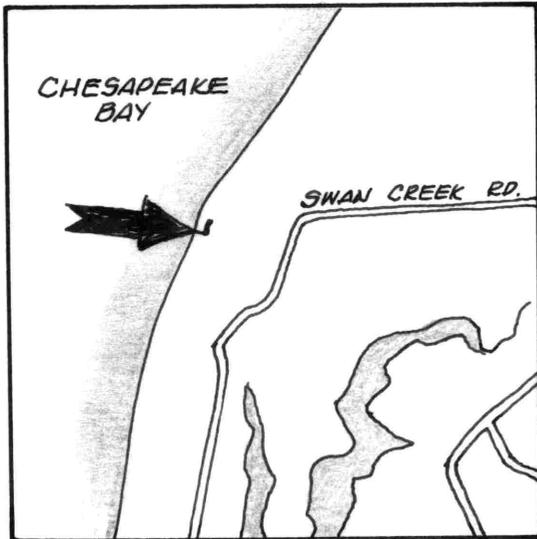
CHESAPEAKE BAY



TAX MAP 45, PARCEL 2.
EDITH B. WONNELL
APPROX. 100' SETBACK
1.013 Ac. ±

JOHN W. TOBLER
EHP 36/637

LOT EVALUATION LE-029-0A
1.013 Ac. ± 1" = 40'-0"
ML 0147/0407 05-008344



GEORGE GRAVELL

JAMES F. WONNELL

CHESAPEAKE BAY

EDITH B. WONNELL

S65°22'10"E
30.31'

GLANVILLE LANE

ORIGINAL 30' RIGHT-OF-WAY

30' RIGHT-OF-WAY

CORA CUSHNY

N45°13'50"E I.P.
34.22

S79°32'20"E

N16°27'40"E
I.P.

REVISED

114.75

S16°27'40"W
C.M.



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

**RIGHT-OF-WAY RELOCATION
WONNELL & GRAVELL LANDS**

5TH DISTRICT, KENT COUNTY, MD.

Scale 1"=60' July 1994.

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

JOHN W. TOBLER

259.11'

N79°32'20"W

212.64'

294.50'

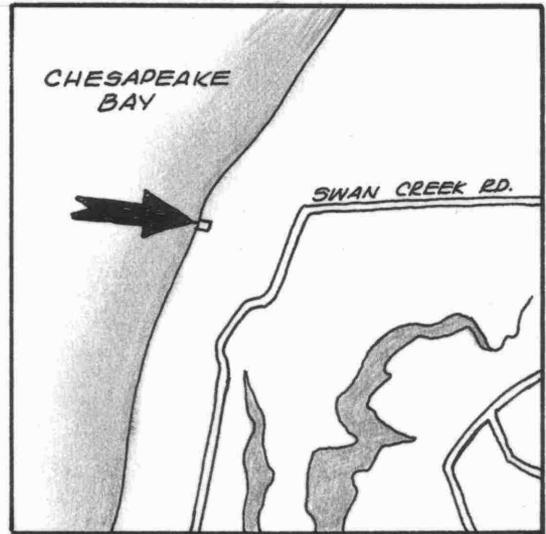
45.41'

I.P. 320.19'

APPROVED BY:

Kent County Director of Planning

Kent County Health Officer



CHESAPEAKE BAY

GEORGE GRAVELL
EHP 88/78

Area to be deleted from
center lot and added to
the north lot of Gravell
0.251 Ac.±

GRAEME K. HOWARD, JR.
EHP 257/273

N0°44'30"W
21.64'

S74°24'30"E

20'
I.P.

N70°07'W



GEORGE GRAVELL
EHP 171/347

Remaining area = 0.901 Ac.±

335±

309.15'

329.15±

C.M.

30' RIGHT-OF-WAY
SWAN CREEK RD.

old 30' R/W

GEORGE GRAVELL
EHP 171/344

new 30' R/W

I.P.

114.71'

S16°27'40"W

C.M.

CORA C. CUSHNY
EHP 186/195

JOHN W. TOBLER
EHP 36/637



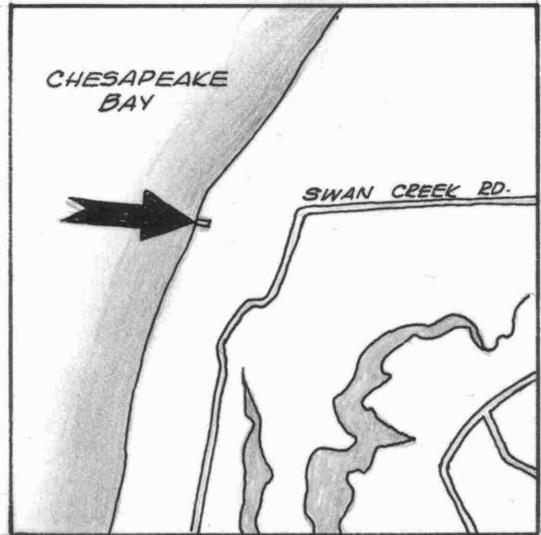
I.P. = iron pipe
C.M. = concrete monument

PROPERTY LINE ADJUSTMENT
GEORGE GRAVELL LANDS
5TH DISTRICT, KENT COUNTY, MD.

Scale 1" = 100' July 1988.

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

CHESAPEAKE BAY



GEORGE GRAVELL
EHP 88/78

AREA TO BE DELETED FROM
CENTER LOT OF GRAVELL AND
ADDED TO NORTH LOT - 0.251 Ac.±

$N0^{\circ}44'30''W$
21.64'

$S74^{\circ}24'30''E$

$N70^{\circ}07'W$



GEORGE GRAVELL - EHP 171/347
REMAINING AREA = 0.901 Ac.±

335'±

309.15'

329.15'±

45.41'

160.12'

30' R/W TO
SWAN CR. RD.

OLD 30' RIGHT-OF-WAY

$N71^{\circ}43'W$

GEORGE GRAVELL
EHP 171/344

CORA C. CUSHNY
EHP 186/195

NEW 30' RIGHT-OF-WAY
129.76'

114.71'

15.01'

$S16^{\circ}27'40''W$

JOHN W. TOBLER
EHP 36/637

APPROVED BY:

Kent County Director of Planning

Kent County Health Officer



PROPERTY LINE ADJUSTMENT
GEORGE GRAVELL LANDS

5TH DISTRICT, KENT COUNTY, MD.

Scale 1" = 60' June 1988.

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

I.P. = iron pipe

C.M. = concrete monument

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



CHESAPEAKE
BAY

Mean high water

approx. top of bank

setback

well

$S71^{\circ}48'E$

100'

100'

test hole
2004

test hole
2004

test hole
2004

test hole
1989

$N73^{\circ}32'20"W$

348.45±

114.75'

30' RIGHT-OF-WAY

383.84±

$S16^{\circ}27'40"W$

JOHN TOBLER

HEALTH DEPT. PLAT
JAMES WONNELL LANDS

Scale 1"=40' June 2004.

well

