MSA SC 5593-4-96

DESCRIPTION OF PART OF THE FLOYD W. PRICE LANDS,
FIRST DISTRICT, KENT COUNTY, MD.

Beginning for the same at a point on a curve on the south side of Cypress Road (Md. Rte. 291), said point being the northeast corner of the herein described lands and the northwest corner of the lands of Charles Wiest; and running, thence, by and with said Wiest lands S 00 52 20 W - 16.41' to a concrete monument and S 00 52 20 W - 858.59' to an iron pipe and a new division line between the herein described lands and other lands of Price; thence, by and with said new division line N 89 07 40 W - 650.00' to an iron pipe and N 00 52 20 E - 1068.78' to an iron pipe on the south side of Cypress Road (Note: The right-of-way at this point is 20' from the centerline of the road); thence, by and with the south side of said road S 69 20 10 E - 311.69', S 20 39 50 W - 20.00', and along a curve the radius of which is 1185.92' and the chord of which is S 78 18 50 E - 370.06' to the place of beginning. Containing in all 14.201 acres of land, more or less.

Subject to the use of a 5' wide of strip of land lying south of and adjacent to the fifth line of this description (S 69 20 10 E - 311.69') for future road widening.

Subject, also, to the right-of-way of a power line running generally parallel to Cypress Road.

March 30, 1999. William R. Nuttle.

DESCRIPTION OF PART OF THE FLOYD W. PRICE LANDS,
FIRST DISTRICT, KENT COUNTY, MD.

Beginning for the same at a point on the southwest side of Cypress Road (Md. Rte. 291), 40' wide, said point being S 69 31 20 E - 1151.39' from a granite stone marking the northerly end of the division line between the lands of Price and the lands of Franklin D. Simpkins; and running, thence, by and with the southwest side of Cypress Road S 69 20 10 E - 440.00' to a new division line between the herein described lands and other lands of Floyd Price; thence, by and with said new division line S 20 39 50 W - 5.00' to an iron pipe, S 20 39 50 W - 205.00' to an iron pipe, N 69 20 10 W - 440.00' to an iron pipe, N 20 39 50 E - 205.00' to an iron pipe, and N 20 39 50 E - 5.00' to the place of beginning. Containing in all 2.121 acres of land, more or less.

Subject to an easement over a 5' wide strip of land adjacent to Cypress Road for future road widening.

December 24, 1997. William R. Nuttle.

PRICE

DESCRIPTION OF PART OF THE FLOYD W. PRICE LANDS,
FIRST DISTRICT, KENT COUNTY, MD.

Beginning for the same at a point on the on the southwest side of Md. Rte. 291 (40' wide), said point being S 69 31 20 E - 1056.39' from a granite stone marking the northwest corner of Price and the northeast corner of the lands of Franklin D. Simpkins; and running, thence, by and with the southwest side of Md. Rte. 291 S 69 20 10 E - 250.00' to a new division line between the herein described lands and the remaining lands of Price; thence, by and with said new division line the five following courses and distances: (1) S 11 00 50 W - 5.07' to n iron pipe, (2) S 11 00 50 W - 353.50' to an iron pipe, (3) N 69 20 10 W - 250.00' to n iron pipe, (4) N 11 00 50 E - 353.50' to an iron pipe, and (5) N 11 00 50 E - 5.07' to the place of beginning. Containing in all 2.029 acres of land, more or less.

Subject to an easement over a 5' wide strip of land adjacent to the southwest side of Md. Rte. 445 for future road widening.

August 27, 1997.

William R. Nuttle.

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

May 2, 1997.

Floyd:

Enclosed are copies of a subdivision lot on the farm near Peacock Corners. I tipped the side lines off of the perpendicular to conform to the lane and corn rows. If you want to make changes, let me know. Otherwise, the plats are ready for zoning approval.

I checked the markers in the line through the woods. I found the traverse points near the first three markers, so I had a good check on the posts. I found that the first marker nearest the field was on line, the second one had been moved 6.13' on your land, and the third had been moved 3.53' on you. I could not find the traverse points near the last two markers, so I had no definite check on them. My feeling was that they were all right.

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

March 9, 1999.

Floyd:

I checked with zoning as to the requirements for your subdivision on Md. 291. Gail said that a forest conservation plan would have to be done by a qualified expert and suggested Thomas Speakman of Speakman Nurseries. I contacted him and sent him a copy of the plat.

I talked to Heather Gsell of the Soil Conservation Service about the stormwater waiver. She gave me a form that you will have to sign.

That seems to be everything necessary for zoning approval, but don't count on it.

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

July 8, 1997.

Mrs. Gail Owings
Planning Office
Court House
Chestertown, Md.

Dear Mrs. Owings:

A check of the Land Records shows a parcel added to but no conveyances out of the Floyd Price farm on Md. Rte. 291, east of Millington since 1969. I could have just added that to the plat, but you know my aversion to cluttering up pretty pictures.

Sincerely yours,

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

July 6, 1998.

Floyd:

Enclosed is a subdivision plat of part of your farm on the other side of Millington. I hope that this is what you had in mind. If not, give me a call and I will change it. I put the septic area about where I thought you told me the test hole was.

I have not done anything about the lot adjacent to Simpkins. A two-acre lot with a width of 200', both minimum, would require a 30' strip along the fence row to meet the forestation requirements. I have some doubts as to whether what growth you now have will be accepted by the powers that be.

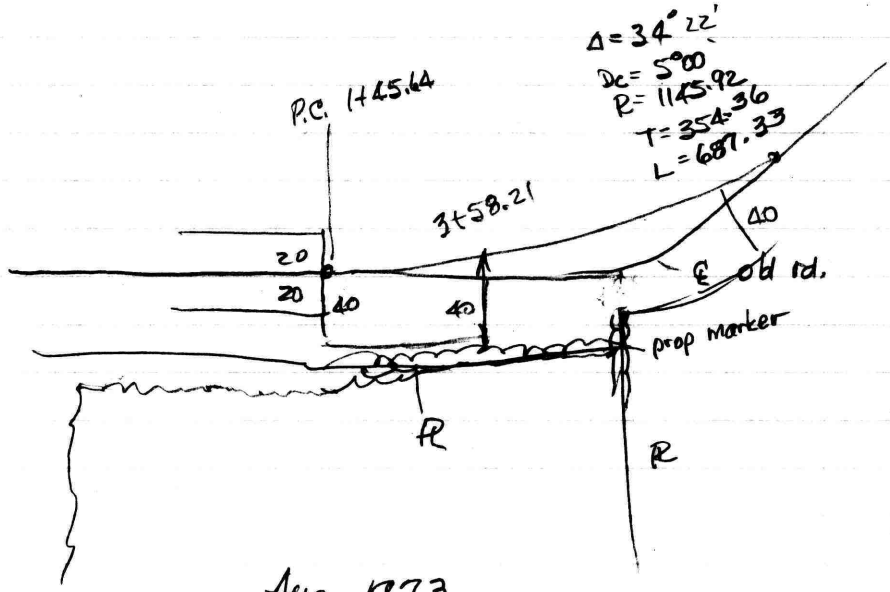
I apologize for the long delay. I seem to have committed myself for more than I can handle in a reasonable length of time.

N. V. Willowbranch EHP 114/77 - 201.88

Parcel 2

Begin on div. line with Voskell (Parcel 1) and s R/W Mt. 291
w/ R/W S69° 00' 00" E - 1797.48 to P.C.
chord S 75° 24' 50" E - 227.10

SHA Plat 44038



Aug. 1973

1056.39
95.85
1152.24

S 75°13'10" W - 240.90
N 75°10'20" W - 429
N 81°08'30" W 474.03
N 53°25'40" W - 973.53
S69°00' E - 1797.48
S75° 24' 50" E - 227.10

6.688 Ac.

201.882
208.570
- 2.121
-14.201
192.248

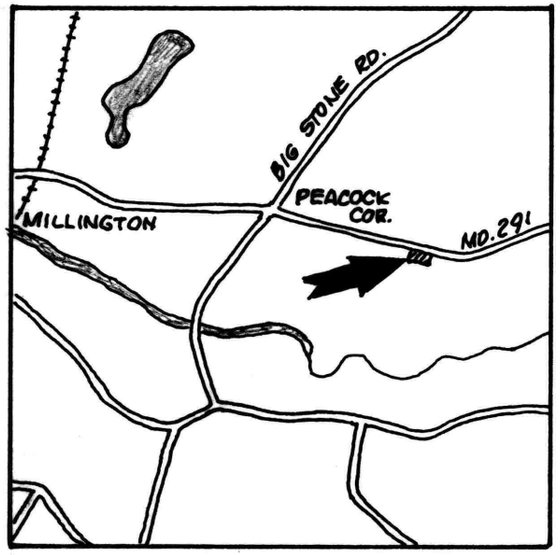
July 27, 1998.

Mrs. Gail Owings
Director of Planning
Court House
Chestertown, Md.

Dear Mrs. Owings:

The Floyd Price farm on Md. Rte. 291 was surveyed by McCrone in 1972, combining two parcels into one. Later, a third parcel was added when the state road was relocated. Out of that was cut one lot of 2.121 acres in May 1997. This proposed 14-acre lot will be the second conveyance out since before 1969.

Sincerely yours,

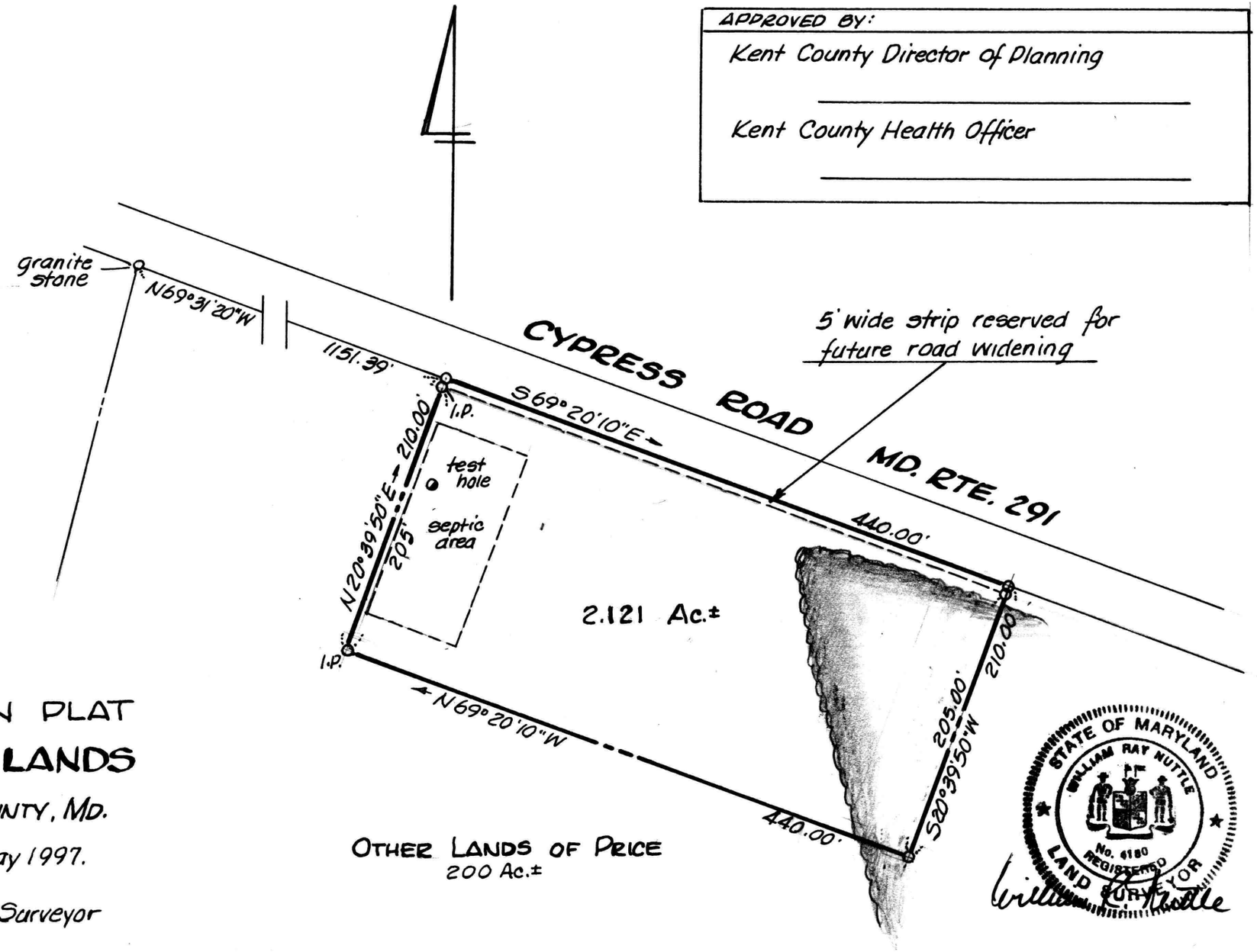


FRANKLIN D. SIMPKINS
WHG 46/374

APPROVED BY:

Kent County Director of Planning

Kent County Health Officer



MINOR SUBDIVISION PLAT

FLOYD W. PRICE LANDS

1ST DISTRICT, KENT COUNTY, MD.

Scale 1"=100' May 1997.

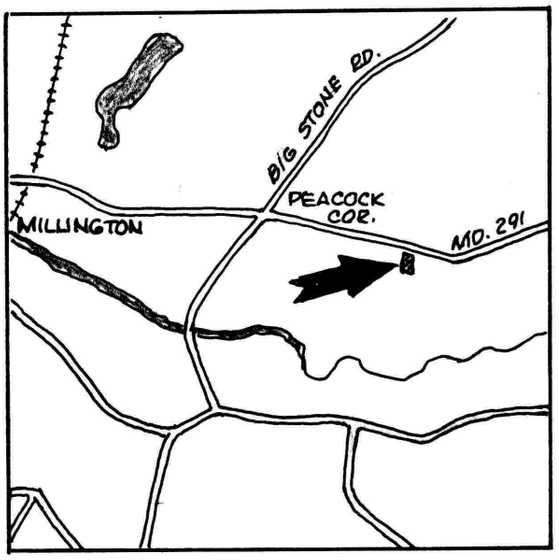
William R. Nuttle, Reg. Surveyor
Chestertown, Md.

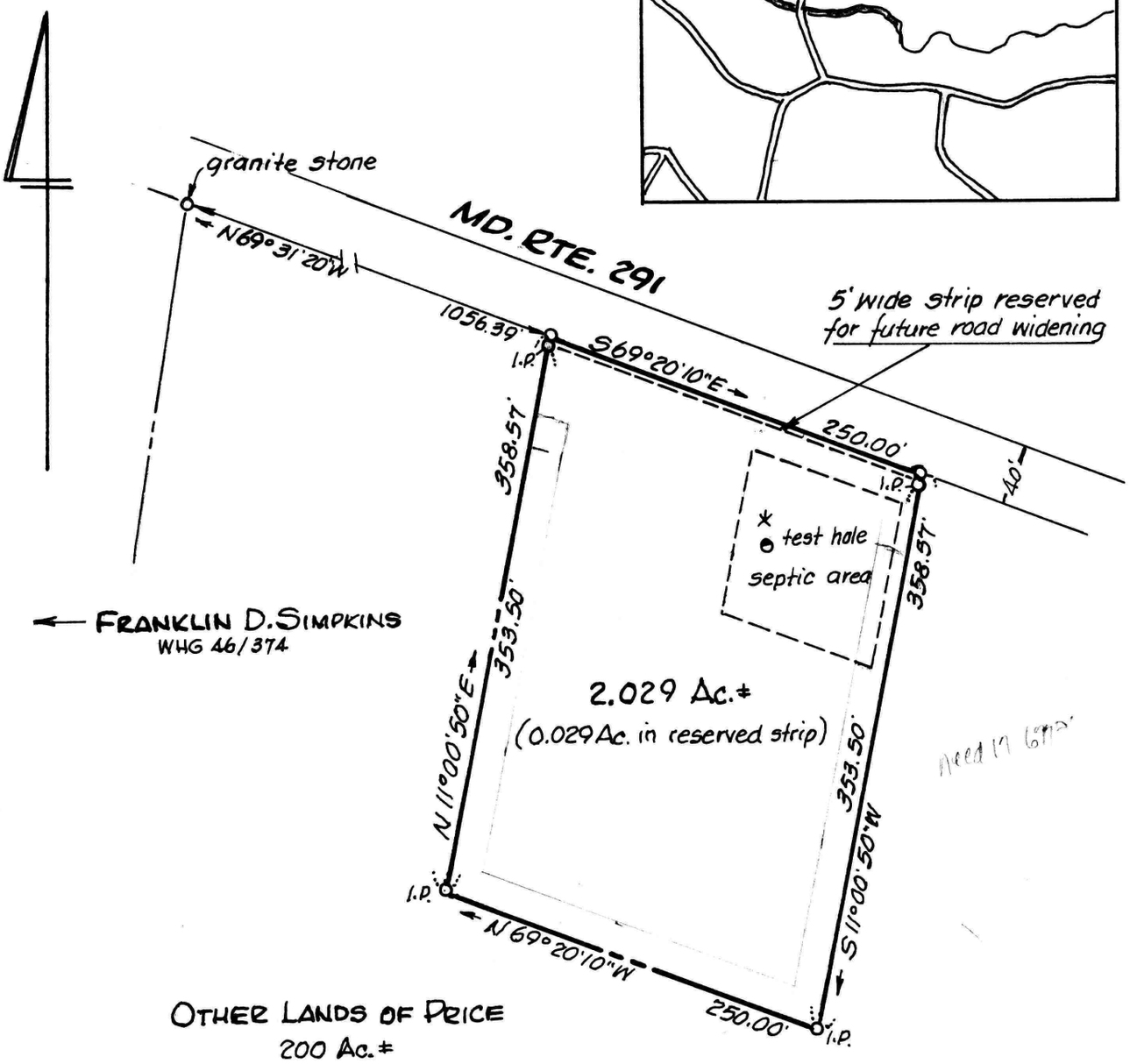
I.P. = iron pipe

APPROVED BY:

Kent County Director of Planning

Kent County Health Officer





* Approved for mound system only.

MINOR SUBDIVISION PLAT

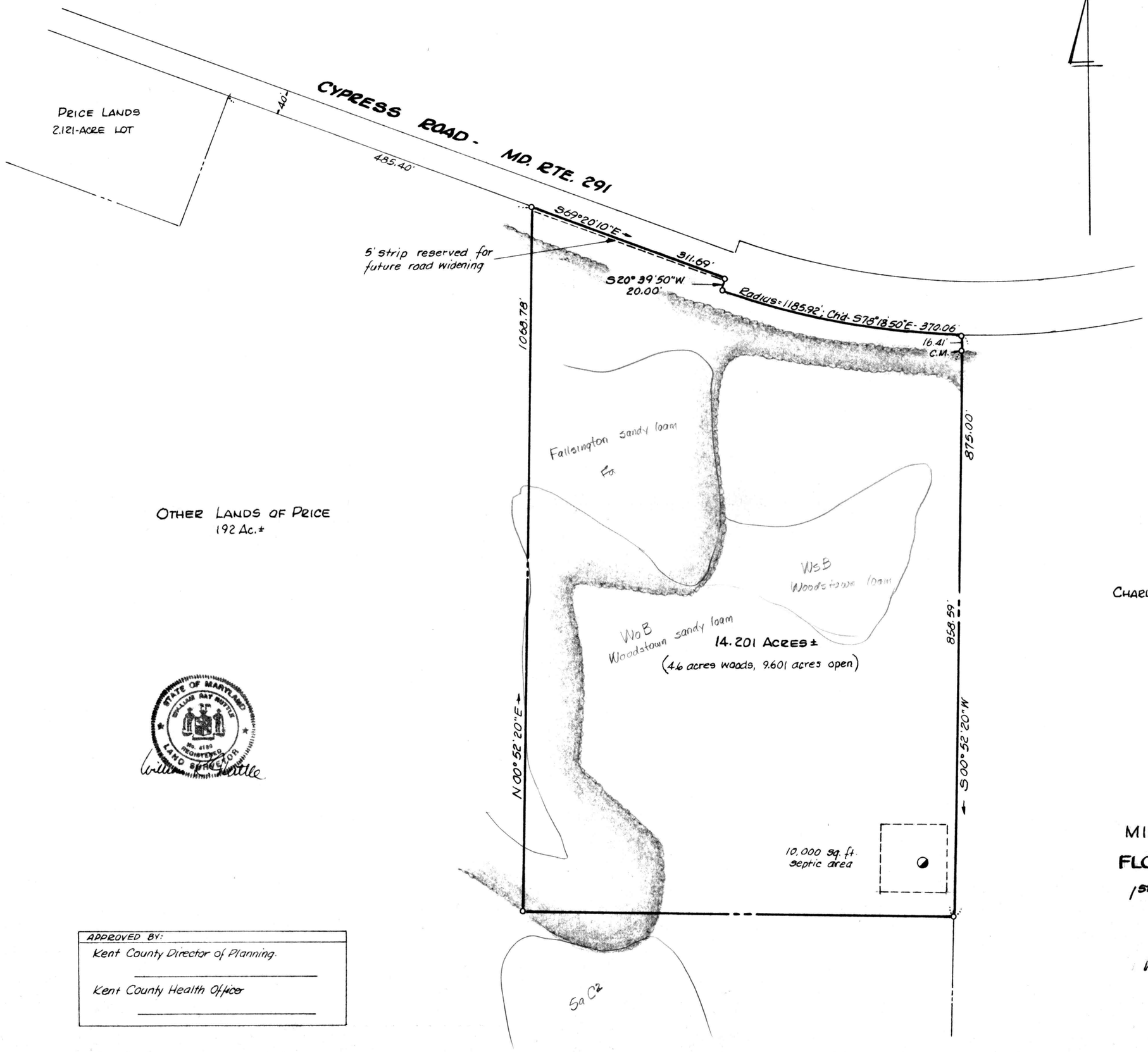
FLOYD W. PRICE LANDS

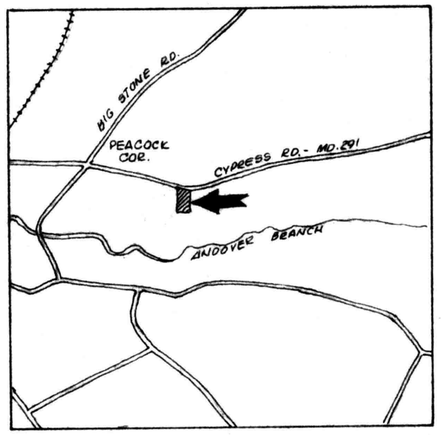
1ST DISTRICT, KENT COUNTY, MD.

Scale 1"=100' May 1997.

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

I.P. = iron pipe





MINOR SUBDIVISION PLAT

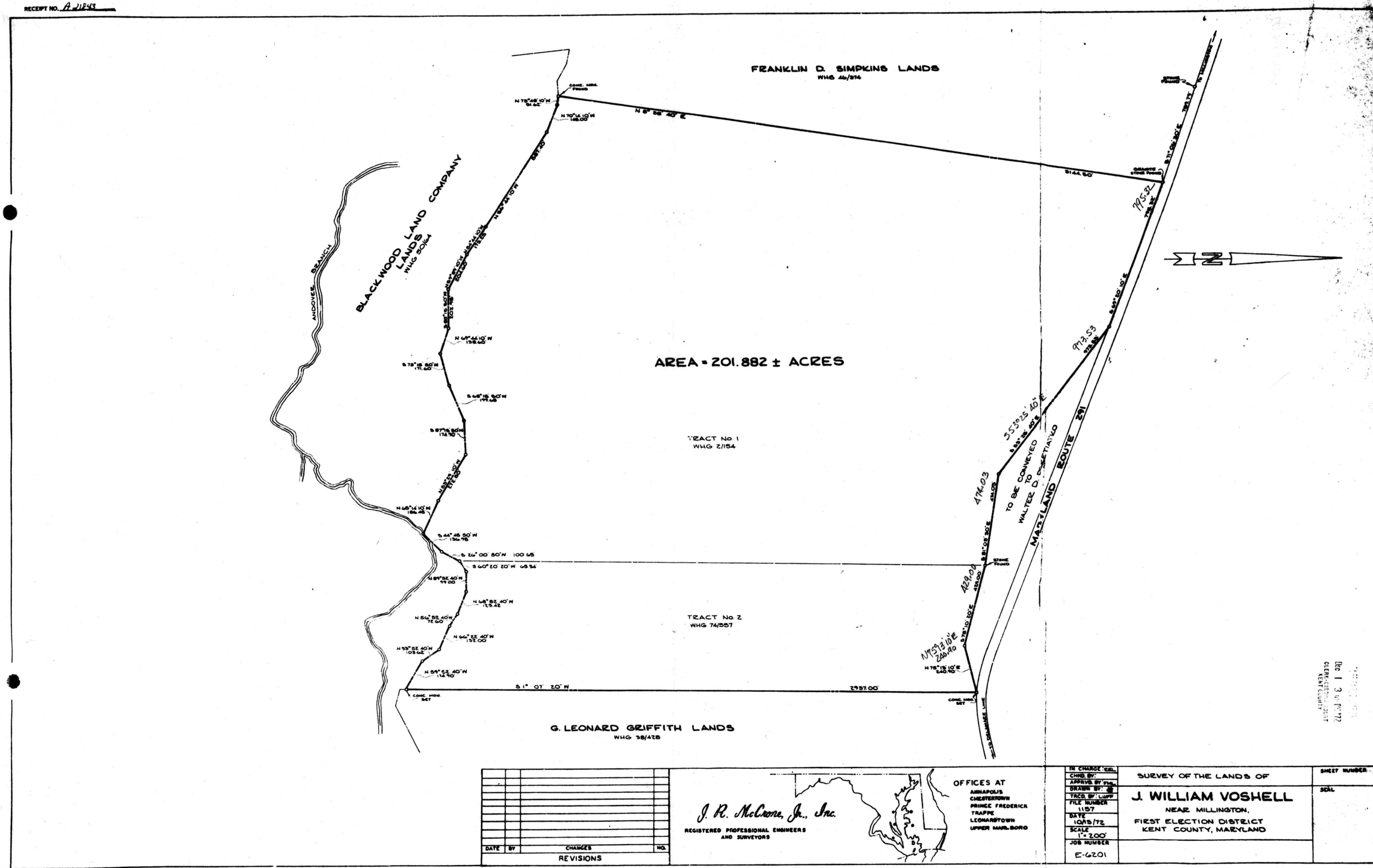
FLOYD W. PRICE LANDS

1ST DISTRICT, KENT COUNTY, MD.

Scale 1"=100' July 1998.

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

RECEIPT NO. A 21843



DATE	BY	CHANGES	NO.

REVISIONS

J. R. McCrone, Jr., Inc.
REGISTERED PROFESSIONAL ENGINEERS AND SURVEYORS

OFFICES AT
ANNAPOLIS
CHESTERTOWN
PRINCE FREDERICK
TRAPPE
LEONARDTOWN
UPPER MARLBORO

IN CHARGE: EEL
CHKD. BY:
APPRVD. BY: FML
DRAWN BY:
TRCD. BY: LUFF
FILE NUMBER 1157
DATE 10/13/72
SCALE 1" = 200'
JOB NUMBER E-6201

SURVEY OF THE LANDS OF

J. WILLIAM VOSHELL
NEAR MILLINGTON,
FIRST ELECTION DISTRICT
KENT COUNTY, MARYLAND

SHEET NUMBER
SEAL

Filed Dec 1, 1972 by Earl H. Pinder, Clerk

PLAT 646 128