

DESCRIPTION OF A PART OF THE JAMES B. BROWN LANDS,  
FOURTH DISTRICT, QUEEN ANNES COUNTY, MD.

Beginning for the same at an iron pipe at the northeast corner of the ~~lands (formerly a part of the James Brown lands)~~, said point being on the northwest side of a 50' road leading into a 10' access road to Timber Landing Road; and running thence, by and with said ~~lands N 73 15 W - 230.30~~ to an iron pipe and N 73 15 W - 9 more or less to the mean high waters of Cox's Creek; thence, by and with said creek in a northeasterly direction 291' more or less to a point which is N 61 41 30 E - 288.65 from the previously mentioned point; thence, by and with a new division line between the herein described lands and the other lands of James Brown S 62 14 50 E - 16 more or less to an iron pipe and S 62 14 50 E - 210.53 to an iron pipe and the northwest side of a new 50' road; thence, by and with the northwest side of said road S 66 00 10 W - 246.78 to the place of beginning. Containing in all 1.005 acres of land, more or less.

*said point being N 52° 36' E - 120.00' from an iron pipe marking the northeast corner of Parcel 2 of the Ernest Brown lands*

William R. Nuttle  
Registered Surveyor

June 2, 1965.

DESCRIPTION OF LOT 7 OF THE JAMES B. BROWN SUBDIVISION,  
FOURTH DISTRICT, QUEEN ANNES COUNTY, MD.

Beginning for the same at a point on the northeast side of Barren Ridge Road, said point being the southernmost corner of Lot 7 and the westernmost corner of Lot 6 of the James B. Brown Subdivision as recored in the Land Records of Queen Annes County; and running, thence, by and with the northeast side of said road N 68 10 50 W - 126.46' to Lot 8 of said subdivision; thence, by and with the division line between Lots 7 and 8 N 21 58 10 E - 164.82' to Block S, Harborview subdivision; thence, by and with said subdivision S 62 46 40 E - 126.99' to Lot 6 of the Brown subdivision; thence, by and with the division line between Lots 6 and 7 S 21 58 10 W - 153.19' to the place of beginning. Contain- ing in all 0.462 acres of land, more or less.

May 7, 1975.

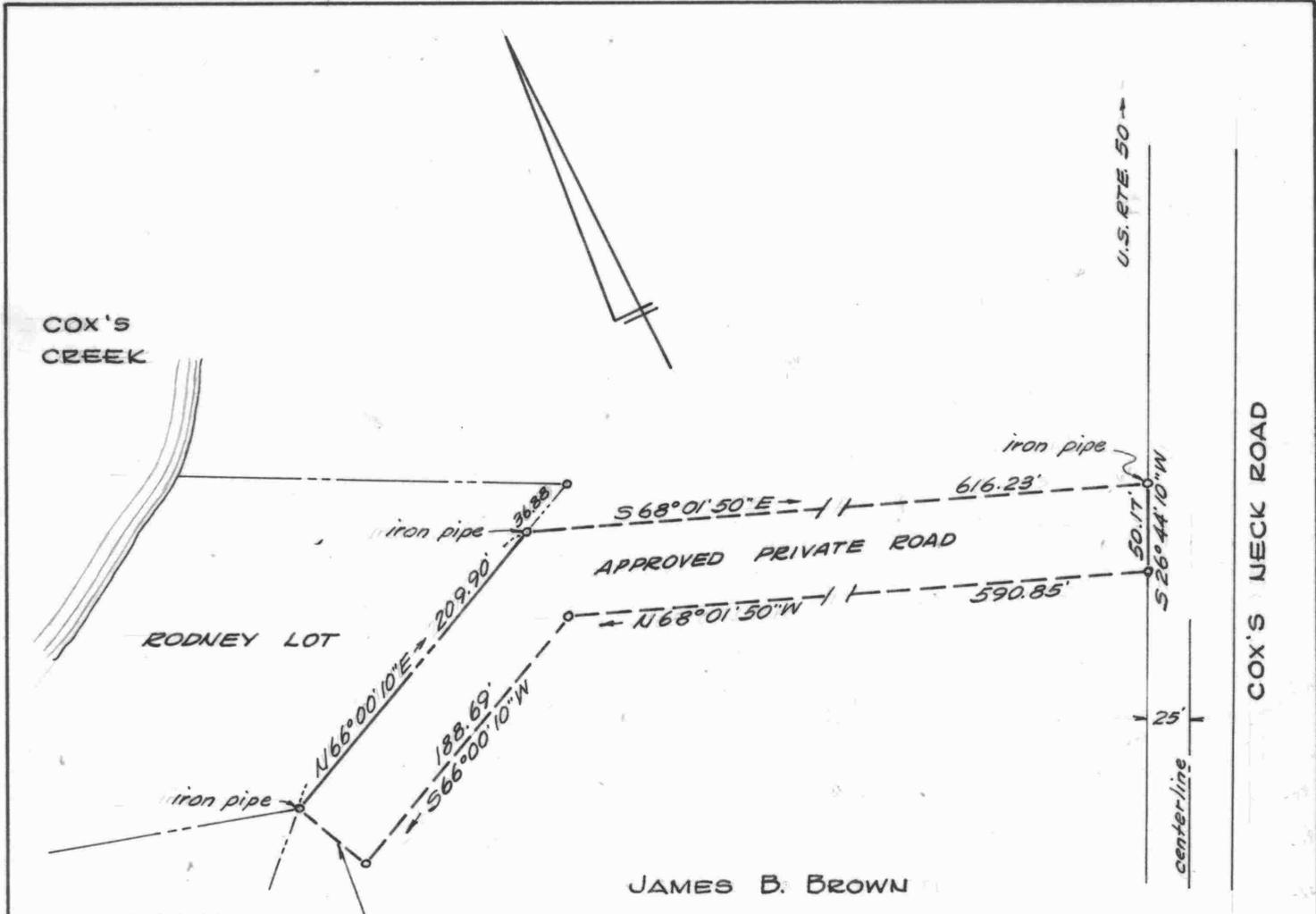
William R. Nuttle.

DESCRIPTION OF A 50-foot RIGHT-OF-WAY OVER  
THE JAMES B. BROWN LANDS, FOURTH DISTRICT  
QUEEN ANNES COUNTY, MD.

Beginning for the same at an iron pipe, said point being S 66 00 10 W - 36.88 from an iron pipe marking the easterly corner of the lot conveyed or to be conveyed from James B. Brown to Martin Rodney; and running, thence, S 68 01 50 E - 616.23 to an iron pipe on the northwest side of Cox's Neck Rd. ( 25' from the centerline ); thence, by and with the northwest side of said road S 26 44 10 W - 50.17; thence, by and with a line parallel to and 50' from the first line of this description N 68 01 50 W - 590.85; thence, S 66 00 10 W - 188.69; thence, N 23 59 50 W - 50.00 to an iron pipe and the southeast corner of the aforementioned Rodney lands; thence, by and with said Rodney lands N 66 00 10 E - 209.90 to the place of beginning.

William R. Nuttle  
Registered Surveyor

June 25, 1965.

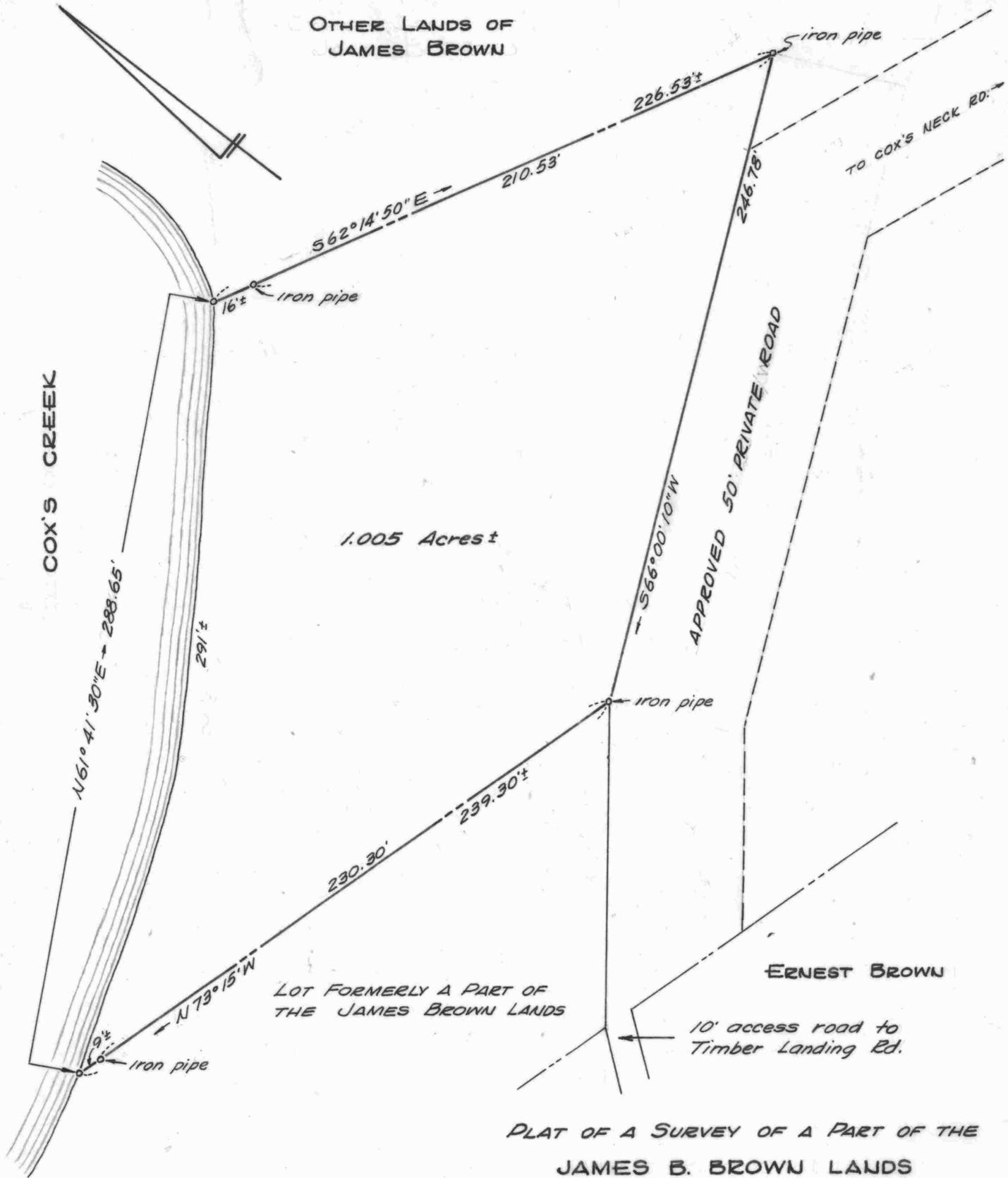


PLAT OF A SURVEY OF A  
 50' PRIVATE ROAD OVER THE  
 JAMES B. BROWN LANDS  
 4<sup>TH</sup> DISTRICT, QUEEN ANNES Co., Md.

Scale 1"=100'      June 1965

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

OTHER LANDS OF  
JAMES BROWN



COX'S CREEK

1.005 Acres ±

APPROVED 50' PRIVATE ROAD

ERNEST BROWN

LOT FORMERLY A PART OF  
THE JAMES BROWN LANDS

10' access road to  
Timber Landing Rd.

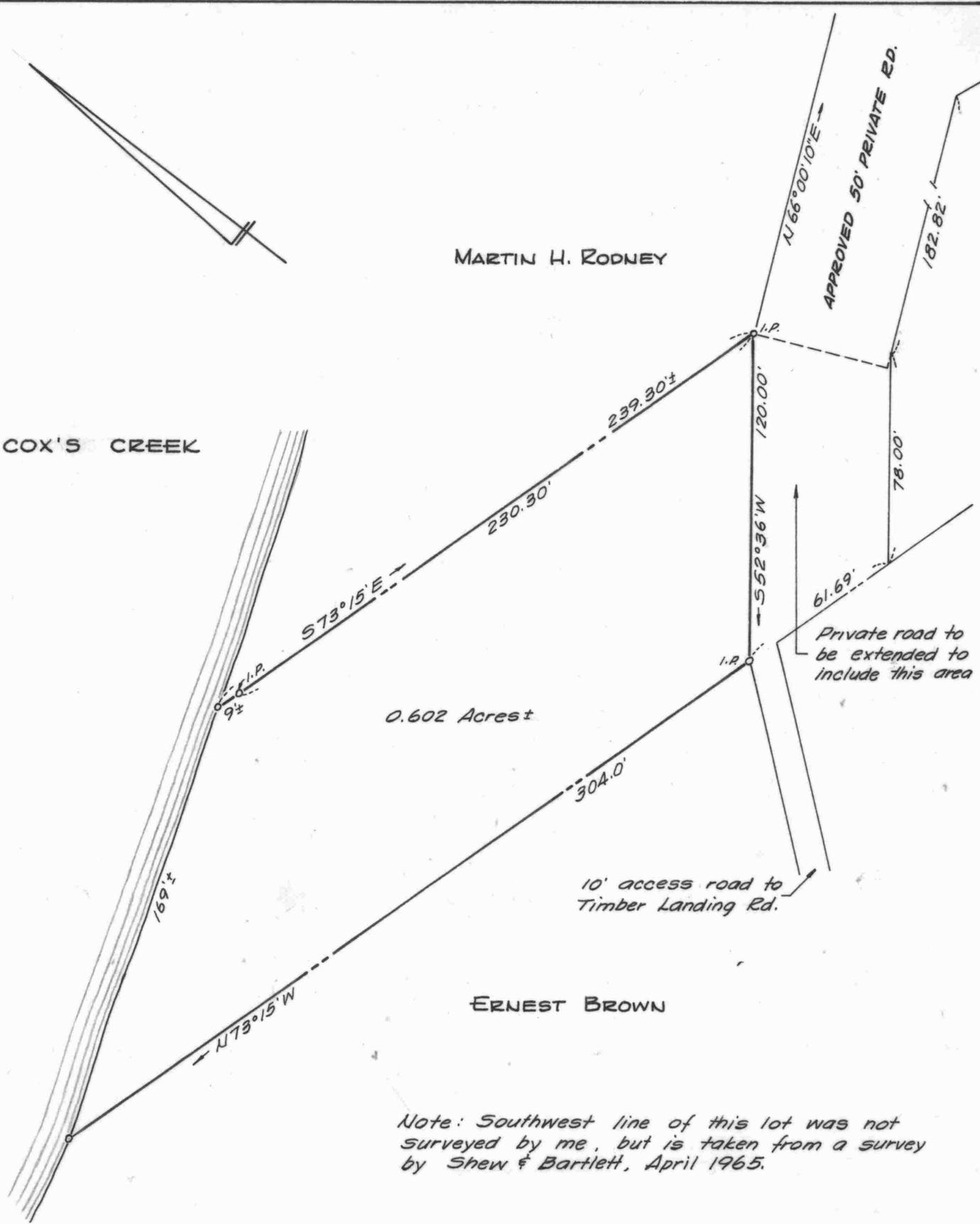
PLAT OF A SURVEY OF A PART OF THE  
JAMES B. BROWN LANDS  
4<sup>TH</sup> DISTRICT, QUEEN ANNES Co., Md.

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

for Dr. Martin H. Rodney  
Scale 1" = 50' June 1965.

MARTIN H. RODNEY

COX'S CREEK



0.602 Acres

10' access road to Timber Landing Rd.

Private road to be extended to include this area

ERNEST BROWN

Note: Southwest line of this lot was not surveyed by me, but is taken from a survey by Shew & Bartlett, April 1965.

PLAT OF A PART OF THE  
 JAMES B. BROWN LANDS  
 4<sup>TH</sup> DISTRICT, QUEEN ANNES Co., MD.  
 Scale 1"=50' Dec. 1966  
 William R. Nuttle, Reg. Surveyor  
 Chestertown, Md.

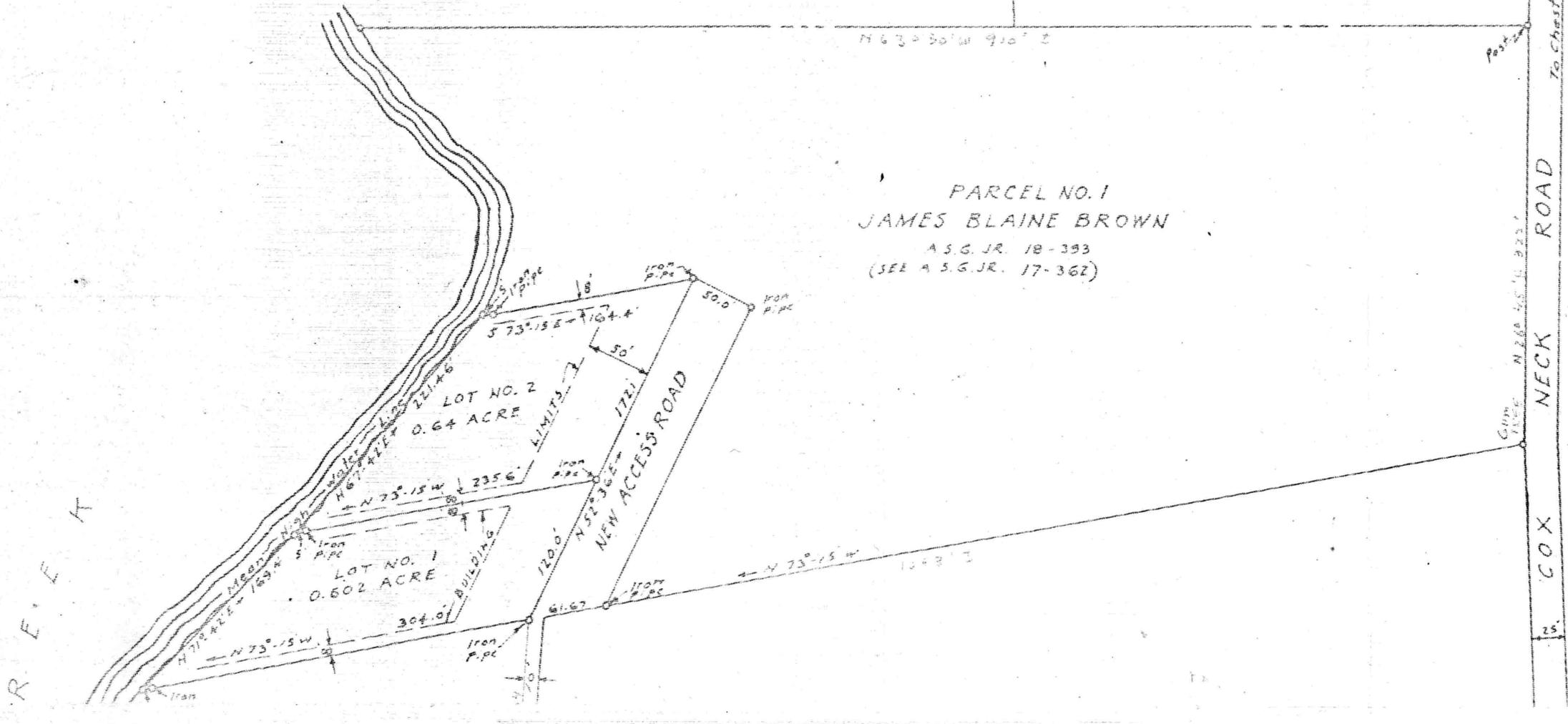
I.P. = iron pipe

Shew and Bartlett  
April 25, 1963

RAYMOND LAND

FORMERLY DAVID M. NICHOLS  
("HARBORVIEW")

PARCEL NO. 1  
JAMES BLAINE BROWN  
A.S.G. JR. 18-393  
(SEE A.S.G. JR. 17-362)



52 36  
73 15  
125 51

RAYMOND LAND  
P100 Tax Map 57

"HARBORVIEW"  
(FORMERLY DAVID M. NICHOLS)

PARCEL NO. 1  
JAMES BLAINE BROWN  
A.S.G. JR. 18-393  
(SEE A.S.G. JR. 17-362)

LOT NO. 2  
MARTIN H. RODNEY  
0.64 ACRE

PARCEL NO. 1  
ERNEST BROWN

PARCEL NO. 2  
ERNEST BROWN

PARCEL NO. 2  
JAMES BLAINE BROWN  
A.S.G. JR. 18-393

C  
O  
X  
C  
R  
E  
E  
K

R  
O  
A  
D  
N  
E  
C  
K  
C  
O  
X

40' rd?  
To Turkey Point

M.M.

TIMBER  
LANDING  
ROAD

EXIST. ACCESS ROAD

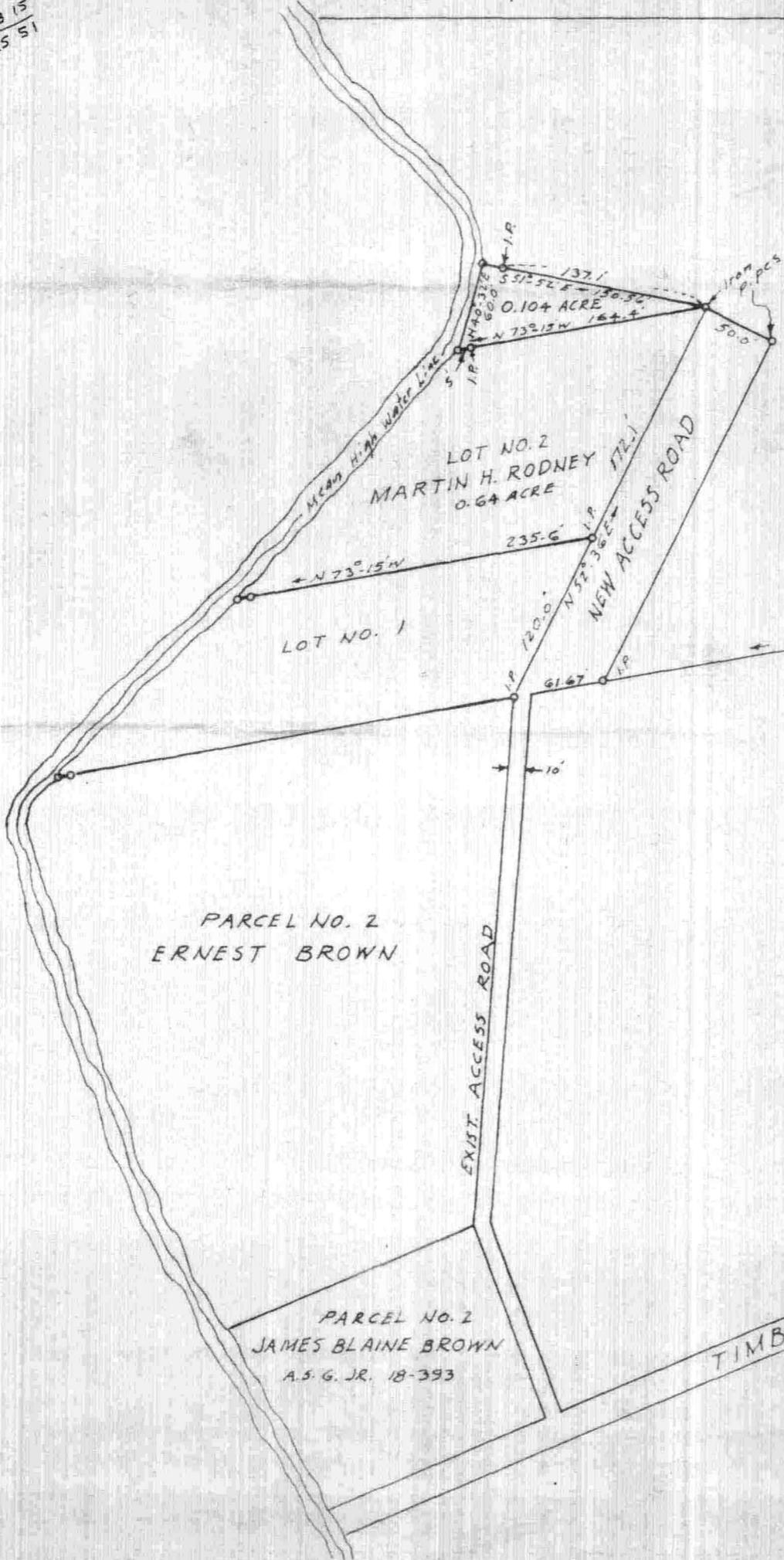
NEW ACCESS ROAD

MEAN HIGH WATER LINE

MAP SHOWING SURVEY OF  
ADDITION TO LOT NO. 2

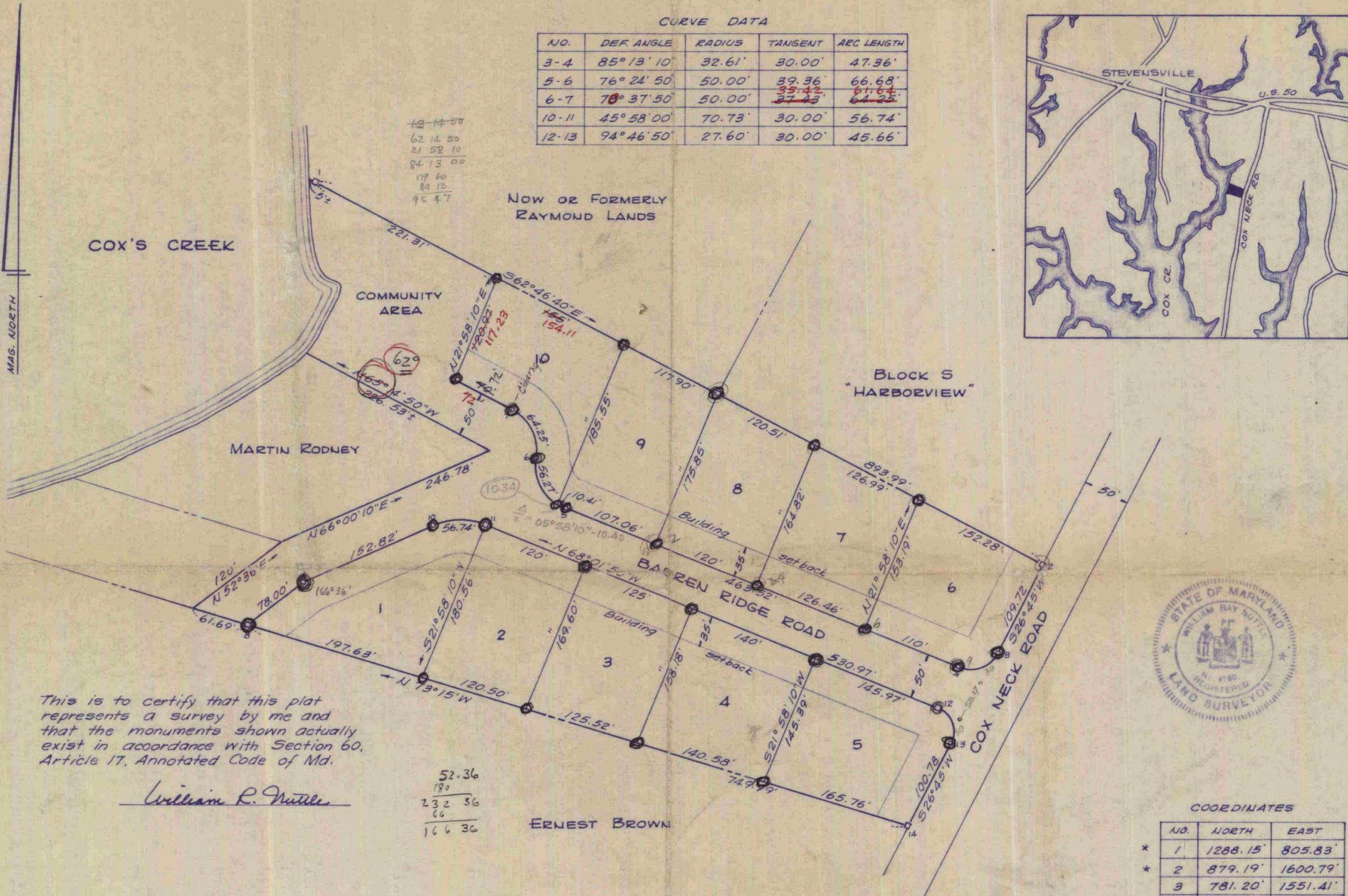
FOR  
MARTIN H. RODNEY & WIFE

Cox Neck, 4th El. Dist. Queen Anne's Co., Maryland  
Scale: 1"=100' Apr. 13, 65 Shew & Bartlett, Engrs. Reg. 1676  
Earleville, Md.



CURVE DATA

NO.	DEF. ANGLE	RADIUS	TANGENT	ARC LENGTH
3-4	85° 13' 10"	32.61'	30.00'	47.36'
5-6	76° 24' 50"	50.00'	39.36'	66.68'
6-7	70° 37' 50"	50.00'	<del>35.42'</del> 37.43'	<del>61.64'</del> 61.25'
10-11	45° 58' 00"	70.73'	30.00'	56.74'
12-13	94° 46' 50"	27.60'	30.00'	45.66'



MAG. NORTH

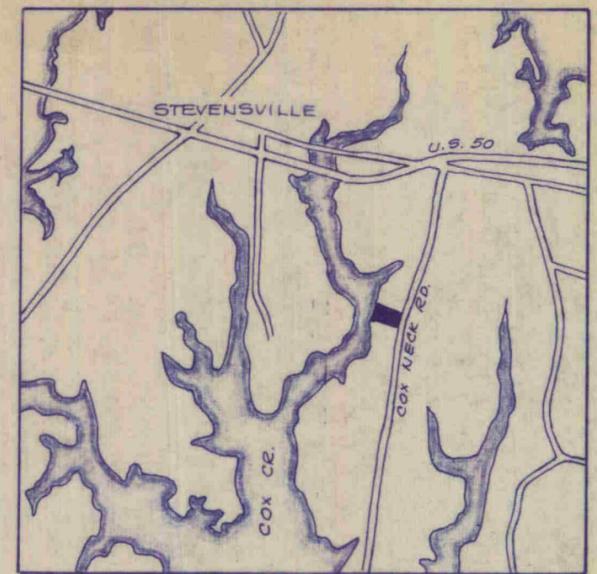
42 14 50  
62 14 50  
21 58 10  
84 13 00  
17 60  
84 13  
95 4.7

NOW OR FORMERLY  
RAYMOND LANDS

BLOCK S  
'HARBORVIEW'

MARTIN RODNEY

ERNEST BROWN



This is to certify that this plat represents a survey by me and that the monuments shown actually exist in accordance with Section 60, Article 17, Annotated Code of Md.

*William R. Nuttle*

52.36  
180  
232 36  
66  
166 36

SUBDIVISION PLAT  
**JAMES B. BROWN SUBDIVISION**  
4<sup>TH</sup> DISTRICT, QUEEN ANNES CO., MD.  
Scale 1"=100' July 1968  
William R. Nuttle, Reg. Surveyor  
Chestertown, Md.

Approved by the Queen Annes County Health Department.

Approved by the Queen Annes County Planning & Zoning Commission.



COORDINATES

NO.	NORTH	EAST
* 1	1288.15'	805.83'
* 2	879.19'	1600.79'
3	781.20'	1551.41'
4	765.64'	1510.08'
5	939.05'	1080.23'
6	992.71'	1049.47'
7	1045.41'	1020.94'
* 8	808.97'	738.29'
9	856.35'	800.26'
10	918.50'	939.86'
* 11	919.47'	995.09'
* 12	720.83'	1487.50'
13	682.82'	1501.82'
* 14	592.83'	1456.46'

\* concrete monument

221.31  
89  
22.20

129.72  
50.17  
189.89