

| NOTES (ecp\1100115\00054)

DATE: April 19, 2001

Database: 1100115

Subject: . Letter from Adam Snyder's secretary, Chavon Thompson, enclosing documents regarding the Potomac View Subdivision.

4/24/01

Richard:

I am assuming that you kept copies of the work you did before you left for Berlin on the Indian Queen South subdivision in P.G. County?

Adam Snyder's most recent letter, 2001-7250, encloses the deed you had already copied, PG 4099-122 ff. According to the enclosed letter, this is the deed in which Great Southwet Life Insurance obtained title to the property. "As you can see at the end of the description, the last five calls are all along the shoreline of Broad Creek. I understand you are going to research the original land grant from the State of Maryland to assue that there was not an intentional retainage of the property along the shoreline."

The question is whether or not this title actually extends to the shore line, or by reserve or prior sale to someone else, etc. there was land between this parcel/these parcels and the shore which was not included in this deed but belongs to someone else?

I need to get back to Adam on this fairly shortly with our preliminary findings (if it should come to the Land Office for resolution, we should consider your work preliminary work to show probable cause for further formal investigation).

The plats that I have are on line at: MSA SC 5330-17-6
(user name: adam
password: potomac) Research notes, Adams Snyder

p.s.

This appears to have been embroiled in an equity case and that the original intended subdivision (the 1909 plat) was abandoned?

SERNO	AGENCY	SERIES	DATE_BEG	DATE_REC	DESCRIPT
DEVELOPER					
VERTICAL		HORIZONTAL		GRIDSYSTEM	TAXMAP_NO RE
F	BEG_PAGE				
END_PAGE		NO_SHEETS		NO_IMAGES	CONDITION AC
CESS_NO	FILM_NO				
FILENAME		QUALIFIER		STAGSER SSU	DECK RANGE SE
CT	CONTAINER				

DATE ACCESSIONED Date Revised Acceptable
 S1250 MARYLAND STATE ARCHIVES (Subdivision Plats, PG) 1980/08/28
 Indian Queen

South Plat Book NLP 107,
 p. 32 32
 1 1 42096 SR 10,034 S 12
 50 1400 3

S1250 MARYLAND STATE ARCHIVES (Subdivision Plats, PG) 1980/08/28
 Indian Queen

South Plat Book NLP 107,
 p. 30 30
 1 1 42094 SR 10,034 S 12
 50 1398 3

s1250 MARYLAND STATE ARCHIVES (Subdivision Plats, PG) 1979/09/28
 Indian Queen

South, Section 1 P1
 at Book NLP 104, p. 35
 35 35 1 1 41925 SR 10,032
 S 1250 1407
 3 2/1/01

s1250 MARYLAND STATE ARCHIVES (Subdivision Plats, PG) 1980/04/25
 Indian Queen

South, Section 2 P1
 at Book NLP 105, p. 92
 92 92 1 1 42037 SR 10,033
 S 1250 1396
 3 2/1/01

S1250 MARYLAND STATE ARCHIVES (Subdivision Plats, PG) 1980/08/28
 Indian Queen

South, Section 3 P1
 at Book NLP 107, p. 29
 29 29 1 1 42093 SR 10,034
 S 1250 1397

S1250 MARYLAND STATE ARCHIVES (Subdivision Plats, PG) 1980/08/28
 Indian Queen

South, Section 5 P1
 at Book NLP 107, p. 31

SR 10034-0033

31 31 1 1 42095 SR 10,034
S 1250 1399
3
S1250 MARYLAND STATE ARCHIVES (Subdivision Plats, PG) 1991/12/03
06/07/93
Indian Queen South, Section 6, Block A, Lots 157-158; Block D, Lot
s 20-24, Outlots A-D
Plat Book VJ 161, p. 13 13
13 1 1
CR 63,622 S 1250 3489 3
70 6 09
S1250 MARYLAND STATE ARCHIVES (Subdivision Plats, PG) 1980/08/28
Indian Queen
South, Section 7 P1
at Book NLP 107, p. 33
33 33 1 1 42097 SR 10,034
S 1250 1401
3

MSA SC 5330-17-6

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Dates: 2000/04/03

Description: Inquiry re: Potomac River and 1977 Subdivision, Indian Queen South, P.G. County. Plat Book NLP 107-31. See image of plat below.

[Notes](#)[Edit Database Entry](#)[End Session](#)[Website Administration](#)**Images**

- [cr47011-0023.jpg](#)
File Size: 14601618 bytes
Date Last Modified: 04/06/2001 11:53:36 AM
- [cr47013-0521.jpg](#)
File Size: 9721174 bytes
Date Last Modified: 04/06/2001 11:30:54 AM
- [cr49147-0419.jpg](#)
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Date Last Modified: 04/06/2001 11:32:36 AM
- [sr10034-0031.jpg](#)
File Size: 11120512 bytes
Date Last Modified: 04/06/2001 11:33:22 AM
- [sr10034-0032.jpg](#)
File Size: 12768463 bytes
Date Last Modified: 04/06/2001 11:35:38 AM
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File Size: 14328837 bytes
Date Last Modified: 04/06/2001 11:50:46 AM
- [sr10034-0034.jpg](#)
File Size: 12450569 bytes
Date Last Modified: 04/06/2001 11:51:28 AM
- [sr10034-0035.jpg](#)
File Size: 9302067 bytes
Date Last Modified: 04/06/2001 11:29:20 AM

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(410) 260-6429 FAX (410) 974-2525
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RECORD REQUEST: SL 01 15080-22148

Code: C Type: C

Dave Shackelford
mdag.net

Receipt No.:
Amt Received: 0.00
Charge: N
Amount Due: 0.00

410-260-6431

Date Answered: 04/04/2001

Thank you for your inquiry received on 04/03/2001 concerning the
record cited below.

MSA No. S517

CHANCERY COURT
(Chancery Record)

Henry Rozer
Eleanor Rozer and Thomas Whitenhall Rozer
volume 20 pp. 59-69
1-35-1-12

Scan using Zeutschel for Potomac River Case.
Save to the following directory
/megafile/msa/stagser/sl600/000001/022100/022148/archtif/

Call Dave is any problems ext. 6431.

Number of Pages: 11

Prepared by: Dave Shackelford
Electronic Archivist

Siber R
(257)

Stones Delight
Patt. Feb. 239

and twenty perches to a marked Oak standing in the woods being the
Exterior side of William Calvert Esq bounding on the South with a
Line drawn South East from the said Oak for the length of Two hundred
and fifty perches to a marked Oak on the East with a Line drawn North
East from the end of the former Line for the length of Three hundred and
twenty perches to a marked Oak standing by the creek side on the North
with the said creek on the West with the Land of William Calvert Esq -
Containing and now laid out for five hundred Acres more or less -
This Land is to be holden of West J. Marius.

(258)

George Thompson
Admiral's Office
October the 16th 1662
2500 Acres
Entered in the Great
Roll
Patt. Feb. (217)

John Swager Deputy Surveyor

To the Honorable the Secretaries General
Laid out for George Thompson of this Province a tract of Land
lying on the East side of Pascalloway River, about eight miles above
the mouth of Pascalloway Creek called Admirals Office beginning at
a marked Oak standing by the water side near an Indian Swamp -
by an old Indian field, and running East North East into the woods
for the length of Three hundred and twenty perches to a marked
white Oak standing near the head of a Valley called St Georges Valley
bounding on the East with a Line drawn South South East from the
said Oak for the length of Six hundred and forty perches to a marked Oak
that standeth by the main fresh Run that falleth into a Creek of the said
River called Phillips Creek on the South with the said Creek to a mar-
ked Oak that standeth by the Riverside near the mouth of the said
Creek on the West with Pascalloway River on the North with the said
East North East Line containing and now laid out for Twelve thousand
five hundred Acres more or less. It is to be held of the Honour of West
J. Marius

October 15 1662

Henry Thickpenny
Called Pennys
Choice
200 Acres

Warrant Lib. 1663
Feb 293. Entered
in the Great Roll

Aug. the 10. 1662. John Swager Deputy Surveyor

Laid out for Henry Thickpenny of this Province a parcel
of Land called Pennys Choice lying on the South side of Salupent river
in Calvert County on the North side of a Creek near to the Land formerly
laid out unto Samuel Griffin beginning at a marked Oak near a
Swamp by the Creek side bounding on the North by a Line drawn
North West up the Creek One hundred perches to a marked Oak on the
West by a Line drawn North East from the said Oak for length Three
hundred and twenty perches on the East by a Line drawn South East

(from)

To: Ed Papenfuse <edp@mdarchives.state.md.us>
From: Richard Richardson <richardr@mdarchives.state.md.us>
Subject: Re: Potomac River Subdivision question.
Cc: daves@mdarchives.state.md.us
Bcc:
Attached:

05/08/01

Ed:

The deed 4099, pp. 122- dated 1972 reads in part, "...thence running with the southerly lines of the East River View Subdivision and generally along the shoreline of Broad Creek..." The plat for the East River View Subdivision appears to show the subdivision's southerly lines not running on the shoreline, but rather parallel with the shoreline with a strip of land between the shoreline and the subdivision [PRINCE GEORGES COUNTY (Plat Book) BDS, p. 89, 1909; CR47,011 - 0023.tif].

In a later subdivision plat for Indian Queen South, Section 5 [PRINCE GEORGES COUNTY (Plat Book) 107, pp. 29-33, 1977; SR 10,034-0031.tif to 0035.tif] the Great Southwest Life Insurance Company dedicated approximately 2.88 acres along the shoreline for public use as an open space easement and a 15 feet wide hiker-biker easement. The plat also identifies this area as a flood plain. The metes and bounds description in the 1972 deed are the same as on the plat and appear to run with the shoreline.

The 1988 tax map shows an area between the subdivision and the shoreline.

Richard

At 03:06 PM 5/7/01 -0400, you wrote:

>See me re: tomorrow a.m.

>

>I have the files you left me before Berlin. I need you to see if any of
>the predecessor deeds, decisions, etc. reserved the waterfront as common
>land, etc. asap.

>

>Ed

>

>

>

>

4099 122

THIS DEED, Made this 15th day of June, in the year one thousand nine hundred and seventy-two, by and between, A. R. APPELQUIST Substituted Trustee, as hereinafter set forth, party of the first part, Grantor; and GREAT SOUTHWEST LIFE INSURANCE COMPANY, a body corporate of the State of Texas, party of the second part, Grantee.

WHEREAS, the party of the first part was appointed Substituted Trustee in the place and stead of D. A. Childre, original Trustee under a certain Deed of Trust dated March 15, 1960 and recorded among the Land Records of Prince George's County in Liber 3573, folio 807; and

WHEREAS, pursuant to the powers contained in said Deed of Trust, the said party of the first part sold the hereinafter described lot of ground unto the said party of the second part at and for the sum of ONE HUNDRED THOUSAND DOLLARS (\$100,000.00): and

WHEREAS, said sale was duly reported to the Circuit Court for Prince George's County in a cause therein pending entitled, "D.A. Childre vs. Marion O. McCaw, et al." (Equity #D-6448), was reported on November 24, 1971 and was the 27th day of April, 1972 finally ratified and confirmed.

NOW, THEREFORE, THIS DEED, WITNESSETH: That in consideration of the sum of ONE HUNDRED THOUSAND DOLLARS (\$100,000.00), the receipt whereof is hereby acknowledged, and in pursuance of the powers vested in him, said A.R. Appelquist, Substituted Trustee as aforesaid, does hereby grant and convey unto the Said Great Southwest Life Insurance Company, all that lot of ground situate in Prince George's County, State of Maryland, and described as follows, that is to say:-

ALL that piece or parcel of land, situate in the Twelfth Election District, Prince George's County, State of Maryland, being known as part of the "Belmont Farm" and also as part of the East Riverview Subdivision recorded among the Land Records of Prince George's County, Maryland in Plat Book BDS No. 1, Plat 89, said plat being abandoned by Equity Case No. 4008 and Equity Case No. C-6633 and all of Lot Six, in the subdivision known as "George Thorne Estate", recorded among the aforesaid Land Records in Plat Book BB No. 14, Plat No. 92, said piece or parcel of land being part of Parcel No. 1, described in a conveyance by The Smoot Sand and Gravel Corporation, a Delaware Corporation, to Elroy McCaw, by Deed dated the 12th day of July, 1963 and recorded among the Land Records of Prince George's County, Maryland, in Liber 2842, folio 260 said piece or parcel also being all of Lots numbered thirty-six (36), thirty-eight (38), forty (40) and forty-two (42) in Block numbered three (3) as delineated on the aforesaid Plat of East River View Subdivision, Plat Book BDS No. 1, Plat No. 89 and described in a conveyance by Milton E. Canter, unmarried, to J. Elroy McCaw, by Deed dated the 26th day of April, 1965 and recorded among the Land Records of Prince George's County, Maryland in Liber 3134, folio 496, said piece or parcel of land also being all of lot numbered six (6) in the subdivision known as "George Thorne Estate", Plat Book BB No. 14, Plat No. 92, and described in a conveyance by Layne E. Leoffler, Sr. and Jean E. Leoffler, his wife, and Severine G. Leoffler, Jr. and Grace H. Leoffler, his wife, to J. Elroy McCaw by Deed dated the 25th day of September, 1963 and recorded among the Land Records of Prince George's County, Maryland in Liber 2879, at folio 621, said piece or parcels of land being more particularly described as follows:-

TAX \$ 500.00 REC # 406
STATE PROPERTY TRANSFER
JUL 26 '72 at County Clerk

JUL 26 1 42 PM '72

25-72 050 5-83 80000
25-72 057 7-83 33000

JUL 26 72 PAID 405
JUL 26 72 PAID 405
CLERK J.P.G.C.
CLERK J.P.G.C.
CLERK J.P.G.C.
950000

BEGINNING for the same at a monument found at the beginning of the first line of Parcel No. 1, Liber 2842, folio 260, said point of beginning also being the southeast corner of Lot 6, "George Thorne Estate", Plat Book BB No. 14, Plat# 92 thence running with the most Southerly line of said Lot 6 and across part of a body of water and marsh land known as "Broad Creek" and in the meridian as established by the Washington Suburban Sanitary Commission (1) South 77 degrees 14 minutes 43 seconds West 100.00 feet to a point, said point being the common corner of Lots 6 and 7 of the aforesaid George Thorne Estate Subdivision, thence running with the common division line of Lots 6 and 7 and across part of the aforesaid "Broad Creek" and marsh land and generally with the most Easterly line of Block "K" and Block "L" as delineated on a Plat of subdivision entitled, "Parts of Blocks G, H, K and L, Indian Queen East, recorded among the Land Records of Prince George's County, Maryland in Plat Book 65, Plat No. 18, (2) North 01 degree 30 minutes 12 seconds East 1888.95 feet to a monument found at the Northwest corner of the aforesaid Lot 6, George Thorne Estate Plat, passing in transit a pipe set on the most Westerly line of Lot 6, 350 feet from the beginning of the herein described second line, also passing in transit a pipe found at the southeast corner of Lot 38, Block "K", of the aforesaid Plat of Indian Queen East, said pipe being 0.98 feet East of the herein described second line, creating an apparent overlap of the aforesaid Plat of Indian Queen East and the most Westerly line of Lot 6, Plat of George Thorne Estate, at this point, thence running with the most Northerly line of Lot 6, George Thorne Estate Plat; (3) South 77 degrees 12 minutes 00 seconds East 628.60 feet to a field stone found set in concrete, said stone being at the northeast corner of the aforesaid Lot 6, George Thorne Estate Plat, thence running with the third, fourth and fifth lines and part of the sixth line of Liber 2842, folio 260 and with the common division lines of the "George Thorne Estate" Subdivision Plat Book BB No. 14, Plat No. 92, and generally with the most Easterly lines of Block "M" and Block "N" as delineated on a Plat of Subdivision entitled, Blocks "M" and "N" and parts of Blocks "G" and "L", Indian Queen East, recorded among the Land Records of Prince George's County, Maryland in Plat Book 65, Plat No. 19; (4) North 10 degrees 31 minutes 12 seconds East 701.50 feet to a field stone found set in concrete, thence (5) North 13 degrees 33 minutes 20 seconds East 659.35 feet to a field stone found set in concrete thence (6) North 21 degrees 55 minutes 38 seconds East 347.16 feet to a pipe found, thence (7) North 00 degrees 09 minutes 36 seconds West 214.71 feet to a pipe set, said point being on the most Southerly right of way line of Fort Foote Road (80 feet wide R/W), said point also being at the end of the 5th line of a conveyance by J. Elroy McCaw and Marion O. McCaw, his wife, to The Board of County Commissioners for Prince George's County, Maryland, by reason of the location and construction or other improvements of Fort Foote Road, by Deed dated the 7th day of February, 1966 and recorded among the Land Records of Prince George's County, Maryland in Liber 3289, folio 547, thence running with the fifth, fourth and third lines reversed of said conveyance and with the most Southerly right of way line of Fort Foote Road, the following three courses and distances and with the arc of a curve to the right having an (8) arc length of 133.77 feet, a radius of 543.13 feet, a chord bearing and length of North 81 degrees 18 minutes 22 seconds East 133.43 feet to a pipe set, at the P. C. of said curve, thence (9) North 88 degrees 21 minutes 42 seconds East 870.91 feet to a pipe set at the P. C. of a curve to the left having an (10) arc length of 16.70 feet, a radius of 1713.95 feet, a chord bearing and length of North 88 degrees 38 minutes 27 seconds East 16.70 feet to a pipe set on said curve, said point being on the most Southerly right of way line of Fort Foote Road (80 feet wide), said point also being on the common division line of the property of J. Elroy McCaw, Liber 2842, folio 260 and the property of John M. Branch, Liber 1631 folio 39, thence leaving the most Southerly right of way line of Fort Foote Road and running with the common division line of John M. Branch and J. Elroy McCaw and the common division line of Louis Brooks, Liber 1967, folio 582 and J. Elroy McCaw, Liber 2842, folio 260 and with the common division line of the property of The Maryland-National Capital Park & Planning Commission, Liber 3706, folio 480 and J. Elroy McCaw property (11) South 23 degrees 57 minutes 50 seconds East 799.64 feet to a monument found at the end of the eleventh line of Parcel No. 1 of a conveyance by J. Elroy McCaw to The Maryland-National Capital Park and Planning Commission, a public corporation, by Deed dated the 11th day of June, 1970, and recorded among the aforesaid Land Records in Liber 3838, folio 443, thence running with the eleventh, tenth, ninth and eighth lines reversed of Parcel No. 1 of said conveyance (Liber 3838, folio 443) and with the common division lines of J. Elroy McCaw and The Maryland-National Capital Park & Planning

4099 124

Commission property (12) South 15 degrees 22 minutes 00 seconds West 2110.62 feet to a monument found, passing in transit a monument found 1015.81 feet from the beginning thereof, thence (13) South 64 degrees 13 minutes 00 seconds East 202.49 feet to a monument found, thence (14) South 03 degrees 18 minutes 00 seconds East 695.00 feet to a monument found, thence (15) South 01 degrees 49 minutes 33 seconds East 426.47 feet to a monument found at the beginning of the eighth line of Parcel No. 1, Liber 3838, folio 443, said point also being at the end of of twenty-first line of Liber 2842, folio 260 said point also being on the Southerly line of the aforesaid East River View Subdivision thence running with the Southerly lines of the East River View Subdivision and generally along the shoreline of Broad Creek, and with the twenty-second, twenty-third, twenty-fourth, twenty-fifth and twenty-sixth lines of Parcel No. 1, Liber 2842, folio 260 (16) South 83 degrees 24 minutes 20 seconds West 214.45 feet to a point, thence (17) North 87 degrees 20 minutes 40 seconds West 560.88 feet to a point, thence (18) South 59 degrees 09 minutes 20 seconds West 494.90 feet to a point, thence (19) North 59 degrees 35 minutes 40 seconds West 379.42 feet to a point, thence (20) North 50 degrees 05 minutes 40 seconds West 615.00 feet to the place of beginning. CONTAINING a computed area of 156.91 acres of land, more or less, in accordance with a survey prepared by Sidney F. Hoffman and Associates, dated December 4, 1970.

SUBJECT to the rights of others, if any, in and to the use of such channels, streams and marsh land as may cross or abound on the above described parcel of land.

ALSO SUBJECT to a right of way for a sanitary sewer granted to The Washington Suburban Sanitary Commission and recorded among the Land Records of Prince George's County, Maryland in Liber 3245, folio 43.

ALSO SUBJECT to the rights granted to The Board of County Commissioners for Prince George's County, Maryland for such drainage structures, stream changes and facilities as are necessary to adequately drain the highway and/or adjacent property and such slopes as are necessary to retain the said highway and/or adjacent property as described in a Deed by J. Elroy McCaw and Marion O. McCaw, his wife, to The Board of County Commissioners for Prince George's County, Maryland, by Deed dated the 7th day of February, 1966 and recorded among the Land Records of Prince George's County, Maryland in Liber 3289, folio 547.

TOGETHER with the buildings and improvements thereupon; and the rights, alleys, ways, waters, privileges, appurtenances and advantages to the same belonging or in anywise appertaining.

TO HAVE AND TO HOLD the said described lot of ground and premises, unto and to the use of the said Great Southwest Life Insurance Company, in fee simple, forever.

WITNESS the hand and seal of the said party of the first part.

witness:

Jan Rigg

A. R. Appelquist (SEAL)
A. R. Appelquist, Substituted Trustee

STATE OF ~~MARYLAND~~, TEXAS

, TO WIT:

I HEREBY CERTIFY, that on this 15th day of June, 1972, before me, a Notary Public of the State aforesaid, personally appeared, A. R. APPELQUIST, Substituted Trustee as aforesaid, known to me (or satisfactorily proven) to be the person whose name is subscribed to the within instrument, who signed the same in my presence, and acknowledged that he executed the same for the purposes therein contained.

WITNESS my hand and Notarial Seal.

Helen Moore 472-07-5648 Notary Public

3838 443

D E E D

Made this 11 day of June in the year one thousand nine hundred and seventy by and between Marion O. McCaw, individually and as trustee, Leroy M. Backus, Jr., trustee, National Bank of Commerce of Seattle, trustee and Wm. C. Trimble, Jr., ancillary administrator, c.t.a., parties of the first part and The Maryland-National Capital Park and Planning Commission, a public corporation, party of the second part:

WITNESSETH, that in consideration of Ten Dollars (\$10.00) and other valuable considerations, the receipt of which is hereby acknowledged, the said parties of the first part do grant and convey unto The Maryland-National Capital Park and Planning Commission, a public corporation, party of the second part, its successors and assigns, in fee simple all that piece or parcel of ground situate, lying and being in the Oxon Hill District No. 12 and Piscataway District No. 5, Prince George's County, Maryland, being known as part of "Belmont Farm", part of East River View Subdivision abandoned by Equity Case No. 4008, and also as part of "East River View" Subdivision recorded among the Land Records of Prince Georges County, Maryland, in Plat Book BDS-1, Plat No. 89; said piece or parcel of land being part of Parcel No. 1 described in a conveyance by SMOOT SAND AND GRAVEL CORPORATION, a Delaware Corporation, to J. ELROY McCAW, by deed dated the 12th day of July, 1963 and recorded among the Land Records of Prince Georges County, Maryland, in Liber 2842 at Folio 260, said piece or parcel also being part of those tracts of land conveyed by MILTON E. CANTOR, unmarried, to J. ELROY McCAW by deed dated the 26th day of April, 1965 and recorded among the Land Records of Prince George's County, Maryland, in Liber 3134 at Folio 496 and being Lots 19, 38 and 40, Block 43 as delineated on a plat of subdivision entitled East River View Subdivision and recorded among the aforesaid Land Records in Plat Book BDS-1, Plat No. 89, said piece or parcels of land being more particularly described as follows:

Beginning for the same at a stone found at the end of the 10th line of the aforesaid conveyance described in Liber 2842 at Folio 260, said stone being on the Western edge of Oxon Hill Road and on the division line of the said East River View Subdivision and the property of St. John's Episcopal Church, thence running generally with the Western edge of the Old Oxon Hill Road and Livingston Road and in the meridian as established by the Washington Suburban Sanitary Commission.

1. South 02° 22' 22" West, 585.02 feet to a stone found on the Western edge of Livingston Road, said stone also being on the division line of the East River View Subdivision and the property of LESLIE M. KNOTT as described in Liber 1322 at Folio 55 of the aforesaid Land Records, thence leaving the Western edge of Livingston Road and running with said division line and with the 16th line of Parcel No. 1 of Liber 2842 at Folio 260
2. North 89° 52' 13" West, 282.82 feet to an iron pipe found, thence running with the 17th line of Parcel No. 1 of the aforesaid conveyance and with the said division line of the East River View Subdivision and the property of LESLIE M. KNOTT, Liber 1322 at Folio 55

JUN 11 1 41 PM '70

RECORDED
M. W. SCHLEY, JR.
REGISTERED CLERK
LAND RECORDS DEPARTMENT

L. MARSHALL BOSTONSON
THOMAS A. JONES
Mortgage, Insurance
Telephone 7-8866

JUN 11 70 PM 4 5 1 CLK. R. P. G. ACKED 25.00

3. North 73° 38' 07" West, 595.62 feet to an iron pipe found, thence running through part of the East River View Subdivision and with the outlines of the said land of LESLIE M. KNOTT, as recorded in Liber 1322 at Folio 55, and with the outline of the property of GEORGE N. ROLAND as recorded in Liber 275 at Folio 371, and with part of the outline of the property of GEORGE N. BROWN as recorded in Liber 2020 at Folio 429, all of the aforesaid Land Records, the following three courses and distances
4. North 73° 38' 07" West, 31.57 feet to an iron pipe, found, thence
5. South 25° 21' 25" West, 259.39 feet to a Sycamore tree found, thence
6. South 17° 23' 19" West, 1307.81 feet to a point in a canal (generally, 40 feet wide) passing in transit a pipe found 18.92 feet from the end thereof, thence running with the 21st line of Parcel No. 1, Liber 2842 at Folio 260 and generally with the Southerly line of East River View Subdivision
7. North 79° 08' 08" West, 1014.65 feet to a stone monument set generally along the shore line of Broad Creek, passing in transit an iron pipe found 34.55 feet from the beginning thereof, thence leaving Broad Creek and running to cross and include part of Parcel No. 1 described in Liber 2842 at Folio 260
8. North 01° 49' 33" West, 426.47 feet to a stone monument set, thence
9. North 03° 18' 00" West, 695.00 feet to a stone monument set, thence
10. North 64° 13' 00" West, 202.49 feet to a stone monument set, thence
11. North 15° 22' 00" East, 2110.62 feet to a stone monument set, said point being on the 8th line of Parcel No. 1 of the aforesaid Liber 2842 at Folio 260, 1023.18 feet from the end of said 8th line, thence running with the remainder of said 8th line and with the division line of East River View Subdivision and the property of now or formerly Louis Brooks, et ux
12. South 23° 57' 50" East, 1023.18 feet to a stone found, thence continuing to run with the aforesaid division line and with the 9th line of Parcel No. 1, Liber 2842, Folio 260
13. South 68° 49' 18" East, 1525.47 feet to a concrete monument found, said point being the Southwest corner of the St. John's Episcopal Church property, thence running with the 10th line of Parcel No. 1 and with the division line of the East River View Subdivision and the St. John's Episcopal Church property

LAW OFFICE
 L. HANCOCK SUTHERSON
 THOMAS R. JONES
 Surveyors
 Maryland, District of Columbia
 Member F-3446

3838 445

14. South $76^{\circ} 31' 30''$ East, 252.77 feet to the place of beginning containing a computed area of 96.2204 acres of land, more or less, in accordance with a survey prepared by Sidney F. Hoffman and Associates dated February 28, 1969

The above described parcel of land includes the following lots and parts of lots in the aforesaid East River View Subdivision recorded in Plat Book BDS 1, Plat No. 89:

Part of Lot 57, Block 8, containing 24 square feet; part of Lot 59, Block 8, containing 1123 square feet; part of Lot 61, Block 8, containing 2413 square feet; part of Lot 62, Block 8, containing 384 square feet; all of Lot 63, Block 8; part of Lot 64, Block 8, containing 1446 square feet and all of Lot 65, Block 8, as shown on attached plat prepared by Sidney F. Hoffman and Associates.

All of Lots 55, 56, 57 and 58, Block 20, as delineated on the aforesaid plat East River View Subdivision.

All of Lots 1 through 42, inclusive, Block 25, as delineated on the aforesaid plat East River View Subdivision.

All of Lots 1 through 56, inclusive, Block 30, as delineated on the aforesaid plat East River View Subdivision.

All of Lots 1 through 27, inclusive, Block 31, as delineated on the aforesaid plat East River View Subdivision.

All of Lots 1 through inclusive, Block 36, as delineated on the aforesaid plat East River View Subdivision.

All of Lots 1 through 32, inclusive, Block 37, as delineated on the aforesaid plat East River View Subdivision.

All of Lots 1 through 40, inclusive, Block 43, as delineated on the aforesaid plat East River View Subdivision.

All of Lots 1, 2, 3, 4, 5, 6, 7, 8, 10, 12 and 14, Block 42, as delineated on the aforesaid plat East River View Subdivision and part of Lot 9, Block 42, containing 2444 square feet; part of Lot 11, Block 42, containing 1624 square feet; part of Lot 13, Block 42, containing 561 square feet; part of Lot 15, Block 42, containing 0.5 square feet; part of Lot 16, Block 42, containing 1998 square feet; and part of Lot 17, Block 42, containing 1013 square feet, as shown on attached plat prepared by Sidney F. Hoffman and Associates.

All of Lot 2, Block 48, as delineated on the aforesaid plat East River View Subdivision and part of Lot 1, Block 48, containing 2073 square feet; part of Lot 3, Block 48, containing 617 square feet; part

LAW OFFICES
S. HAROLD SOTERBOOK
THOMAS R. JONES
Boston, Massachusetts
MASSACHUSETTS
NUMBER 7-3488

3838 446

of Lot 4, Block 48, containing 2493 square feet; part of Lot 6, Block 48, containing 1601 square feet; and part of Lot 8, Block 48, containing 238 square feet, as shown on attached plat prepared by Sidney F. Hoffman and Associates.

Together with all rights, title and interest in all public dedicated streets and roadways and also subject to the rights of others, if any, in and to the use of such streams or channels as may cross or adjoin the above described land.

Also subject to rights of way for a sanitary sewer granted to the Washington Suburban Sanitary Commission and recorded among the Land Records of Prince Georges County, Maryland, in Liber 3257 at Folio 463 and Liber 3245 at Folio 43.

And also all rights, title and interest in the following described property; Subject to an apparent overlap of the East River View Subdivision by the properties of LESLIE M. KNOTT, Liber 1322 at Folio 55; GEORGE N. ROLAND, Liber 275 at Folio 371 and GEORGE N. BROWN, Liber 2020 at Folio 429; said overlap being herein described and shown on plat of survey as Parcel "B"; said piece or parcel being all of Parcel No. 3 described in the aforesaid Liber 2842 at Folio 260 and being more particularly described as follows:

Beginning for the same at the end of the 6th line of Parcel No. 1 described above, said point also being the Southwest corner of the property of GEORGE N. BROWN, Liber 2020, Folio 429, said point of beginning also being at the Southeast Corner of that part of East River View Subdivision abandoned in Equity Case No. 4008, thence running with the most Westerly outlines of the (now or formerly) properties of GEORGE N. BROWN, Liber 2020, Folio 429, GEORGE N. ROLAND, Liber 275, Folio 371 and LESLIE M. KNOTT, Liber 1322 at Folio 55, the following two courses and distances

1. North $17^{\circ} 23' 19''$ East, 1307.81 feet to a Sycamore tree found, thence
2. North $25^{\circ} 21' 25''$ East, 259.39 feet to a pipe found, said point being the Northwest corner of the property of LESLIE M. KNOTT, thence running with part of the most Northernly outline of LESLIE M. KNOTT, Liber 1322 at Folio 55
3. South $73^{\circ} 38' 07''$ East, 31.57 feet to a pipe found, thence running with the outline of East River View Subdivision, said outline being overlapped by the above described properties

LAW OFFICES
L. HAROLD SOTERSON
THOMAS R. JONES
Byron B. Broussard
Manassas, Maryland
Phone Y-8188

3838 447

4. South 23° 33' 45" West, 175.61 feet, thence
5. South 14° 54' 54" West 280.50 feet, thence
6. South 09° 24' 54" West, 184.25 feet, thence
7. South 24° 35' 06" East, 363.00 feet, thence
8. South 17° 54' 54" West, 198.00 feet to a pipe found, thence
9. South 53° 49' 57" West, 231.00 feet, thence
10. South 29° 47' 39" West, 248.49 feet, thence
11. North 85° 37' 19" West, 140.25 feet to the place of beginning containing a computed area of 5.6272 acres of land, more or less, in accordance with a survey prepared by Sidney F. Hoffman and Associates dated February 28, 1969.

The above described parcel of land described in said overlap includes the following lots and parts of lots in the aforesaid East River View Subdivision recorded in Plat Book BDS 1, Plat No. 89:

Part of Lot 9, Block 42, containing 56 square feet; part of Lot 11, Block 42, containing 876 square feet; part of Lot 13, Block 42, containing 1882 square feet; part of Lot 15, Block 42, containing 1554 square feet; part of Lot 16, Block 42, containing 502 square feet; and part of Lot 17, Block 42, containing 3259 square feet as shown on attached plat prepared by Sidney F. Hoffman and Associates.

Part of Lot 1, Block 48, containing 427 square feet; part of Lot 3, Block 48, containing 1883 square feet; part of Lot 4, Block 48, containing 7 square feet; part of Lot 6, Block 48, containing 899 square feet; part of Lot 8, Block 48, containing 2262 square feet, as shown on attached plat prepared by Sidney F. Hoffman and Associates and all of Lot 5, Lot 7 and Lot 9, Block 48, as delineated on the aforesaid plat East River View Subdivision.

All of Lots 1 through 8, inclusive, Block 53, as delineated on the aforesaid plat East River View Subdivision.

All of Lots 1 through 15, inclusive, Block 58, as delineated on the aforesaid plat East River View Subdivision.

All of Lots 1 through 4, inclusive Block 63, as delineated on the aforesaid plat East River View Subdivision.

The above described parcel of land described in said overlap also includes 2.6254 acres of land reconverted into acreage property by Equity No. 4008 and as shown on attached plat prepared by Sidney F. Hoffman and Associates.

Together with all rights, title and interest in all public dedicated streets and roadways and also subject to the rights of others, if any, in and to the use of such streams or channels as may cross the above described parcel of land.

Also subject to a right of way for a sanitary sewer granted to the Washington Suburban Sanitary Commission and recorded among the Land Records of Prince Georges County, Maryland, in Liber 3245 at Folio 43.

And also all rights, title and interest in Parcel "C" as shown on plat of survey, said piece or parcel being all of Parcel No. 2 containing 23.0035 acres, more or less, more particularly described as Parcel No. 2 in a conveyance by the SMOOT SAND AND GRAVEL CORPORATION, a Delaware Corporation, to J. Elroy McCaw by deed dated July 12, 1963 and recorded among the Land Records of Prince Georges County, Maryland, in Liber 2842 at Folio 260 to which reference is hereby made for a more complete description of said property and survey made by others.

TOGETHER with the buildings and improvements thereupon, erected, made or being, and all and every, the rights, alleys, ways, waters, privileges, appurtenances, advantages, to the same belonging or in anywise pertaining.

AND the said Marion O. McCaw, individually, of the first part, covenants that she will warrant specially the property hereby conveyed and that she will execute such further assurances of said land as may be requisite.

IN WITNESS WHEREOF, the said Corporation does hereby appoint S. M. Davis, Vice President its true and lawful attorney in fact to acknowledge this instrument as the Deed of the National Bank of Commerce of Seattle, trustee, this Deed having the seal of the Corporation attached and being signed with the name of the Corporation, by its President or other officer.

WITNESS their hands and seals

TEST:

Donald A. Schmehl

Donald A. Schmehl

J. H. C. Murphy

Marion O. McCaw
MARION O. McCaw, individually
and as trustee

Leroy H. Backus, Jr. (seal)
LEROY H. BACKUS, JR., trustee

C. G. ...
C. G. ..., Jr., auxiliary
Administrator, c.t.a.

NATIONAL BANK OF COMMERCE OF
SEATTLE,
trustee

M. Davis
Vice President

[Signature]
Trust Officer

ATTEST:

Secretary



6191 218

CONFIRMATORY DEED

26.50

THIS CONFIRMATORY DEED is made this ~~4th~~ ^{September} day of August, 1985, by (i) INTERCONTINENTAL DEVELOPMENT COMPANY LIMITED PARTNERSHIP, a Maryland limited partnership (the "Grantor") and (ii) FORT FOOTE LIMITED PARTNERSHIP, a Maryland limited partnership, successor by change of name to Intercontinental Development Company Limited Partnership (the "Grantee").

RECITALS

A. I & I Const. Co., Inc. conveyed the Premises (as defined hereafter) to Grantor pursuant to that certain Deed dated December 27, 1984, which was accepted, approved and recorded among the land records of Prince George's County on December 28, 1984 in liber 6026 folio 939 (the "Deed").

B. The partners of Grantor executed that certain Second Amendment to Certificate and Agreement of Limited Partnership, dated as of August 20, 1985, which was duly recorded among the partnership records of the State of Maryland (the "Certificate and Agreement").

C. The Certificate and Agreement changed the name of the Partnership from "Intercontinental Development Company Limited Partnership" to "Fort Foote Limited Partnership."

D. This Confirmatory Deed is being recorded among the land records of Prince George's County to reflect the change in the name of the record owner of the property conveyed by the Deed.

WITNESSETH:

THAT, GRANTOR, without any additional consideration, does by these presents grant, bargain, sell and convey to Grantee forever all that tract or parcel of land and premises situate, lying and being in the 12th Election District in Prince George's County, Maryland, as more particularly described in Exhibit A attached hereto and made a part hereof (the "Premises").

TOGETHER WITH, all and singular, the ways, easements, rights, privileges and appurtenances to the same belonging or in anyway pertaining, and all the estate, right, title, interest, and claim, either at law or in equity, or otherwise however, of the Grantor, of, in, to, or out of the Premises.

Oct 8 3 23 PM '85

CLERK OF THE
CIRCUIT COURT
PRINCE GEORGE'S COUNTY
MARYLAND

OK TO TRANSFER
BYPASS FORM NUMBER W-76-487
DATE 10-4-85

TRANSFERRED
OCT 8 1985
BY [Signature] CLERK
TRANSFER OFFICE

131
8-8-85
206718
26.50

6191 219

TO HAVE AND TO HOLD, all and singular, the Premises, together with the appurtenances, unto Grantee and its proper use and benefit forever in fee simple.

And Grantor covenants that it will warrant specially the Premises hereby conveyed, and that Grantor will execute such further assurances of said Premises as may be required.

IN WITNESS WHEREOF, Grantor has duly executed and delivered this Confirmatory Deed as of the day and year first above written.

ATTEST:

INTERCONTINENTAL DEVELOPMENT
COMPANY LIMITED PARTNERSHIP

By: Georgia J. Investment
Corporation, General
Partner

By Samuel N. Zarpas
Samuel N. Zarpas, President

Georgia J. Zarpas
Secretary

[Corporate Seal]

WITNESS:

Georgia J. Zarpas

and By: Samuel N. Zarpas (SEAL)
Samuel N. Zarpas Limited
Partner

THIS IS TO CERTIFY that the within Instrument was prepared under the supervision of the undersigned, an attorney duly admitted to practice before the Court of Appeals of the State of Maryland.

Jerry R. O'Conor
Jerry R. O'Conor

6191 220

State of VIRGINIA)
CITY of ALEXANDRIA) SS:

I, a Notary Public in and for the jurisdiction aforesaid hereby certify that Samuel N. Sarpas, in his capacity as President of Georgia J. Investment Corporation ("Georgia") personally appeared before me in said jurisdiction, and, being personally well known to me and being by me first duly sworn, did depose and say that Georgia is a party, as the General Partner of Intercontinental Development Company Limited Partnership, to the foregoing Instrument, and that he acknowledged to me that he executed such Instrument, on behalf of Georgia, as his and its free act and deed.

Subscribed and sworn to before me this 4th day of ~~August~~^{September}, 1985.

Michael L. Foss
Notary Public

My commission expires: 8-9-88

[Notarial Seal]

State of VIRGINIA)
CITY of ALEXANDRIA) SS:

I, a Notary Public in and for the jurisdiction aforesaid, do hereby certify that Samuel N. Sarpas personally appeared before me in said jurisdiction, and, being personally well known to me and being by me first duly sworn, did depose and say that he is a party, as the Limited Partner of Intercontinental Development Company Limited Partnership, to the foregoing Instrument, and that he acknowledged to me that he executed such document as his free act and deed.

Subscribed and sworn to before me this 4th day of ~~August~~^{September}, 1985.

Michael L. Foss
Notary Public

My commission expires: 8-9-88

[Notarial Seal]

EXHIBIT A

TRACT ONE

6191 221

Lots numbered One (1) through Four (4), both inclusive, and Lots numbered Twenty-seven (27) through Thirty (30), both inclusive, in Block lettered "A", in the subdivision known as "Section 1, INDIAN QUEEN SOUTH", as per plat recorded in Plat Book NLP 104 at Plat 35, among the Land Records of Prince George's County, Maryland; and

TRACT TWO

Lots numbered Fifty-six (56) through Sixty-four (64), both inclusive, in Block lettered "A"; Lots numbered Two (2) through Seventeen (17), both inclusive, in Block lettered "B"; Lots numbered One (1) through Four (4), both inclusive, and Lots numbered Seven (7) through Twenty-four (24), both inclusive, in Block lettered "C"; and ~~Parcel lettered "J", in Block lettered "A"~~, in the subdivision known as "Section 2, INDIAN QUEEN SOUTH", as per plat recorded in Plat Book NLP 105 at Plat 92, among the Land Records of Prince George's County, Maryland; and

TRACT THREE

Lots numbered Twenty-five (25) through Forty-one (41), both inclusive, in Block lettered "C"; Lots numbered Sixty-five (65) through Eighty-seven (87), both inclusive, in Block lettered "A"; Parcels lettered "K" and "L", in Block lettered "A"; and Parcel lettered "M", in Block lettered "C", in the subdivision known as "Section 3, INDIAN QUEEN SOUTH", as per plat recorded in Plat Book NLP 107 at Plat 29, among the Land Records of Prince George's County, Maryland; and

TRACT FOUR

Lots numbered Forty-two (42) through Forty-six (46), both inclusive, in Block lettered "C"; Lots numbered Eighty-eight (88) through One Hundred Twenty-four (124), both inclusive, in Block lettered "A"; and Parcel lettered "N", in Block lettered "A", in the subdivision known as "Section 4, INDIAN QUEEN SOUTH", as per plat recorded in Plat Book NLP 107 at Plat 30, among the Land Records of Prince George's County, Maryland; and

TRACT FIVE

Lots numbered Forty-seven (47) through Seventy-one (71), both inclusive, in Block lettered "C"; and Lots numbered One Hundred Twenty-five (125) through One Hundred Forty-six (146), both inclusive, in Block lettered "A", in the subdivision known as "Section 5, INDIAN QUEEN SOUTH", as per plat recorded in Plat Book NLP 107 at Plat 31, among the Land Records of Prince George's County, Maryland; and

TRACT SIX

Lots numbered One (1) through Nineteen (19), both inclusive, in Block lettered "D"; Lots numbered Seventy-two (72) through Seventy-five (75), both inclusive, in Block lettered "C"; Lots numbered One Hundred Forty-seven (147) through One Hundred Fifty-six (156), both inclusive, in Block lettered "A"; and Parcel lettered "O", in Block lettered "A", in the subdivision known as "Section 6, INDIAN QUEEN SOUTH", as per plat recorded in Plat Book NLP 107 at Plat 32, among the Land Records of Prince George's County, Maryland; and

TRACT SEVEN

Parcel lettered "P", in Block lettered "C", in the subdivision known as "Section 7, INDIAN QUEEN SOUTH", as per plat recorded in Plat Book NLP 107 at Plat 33, among the Land Records of Prince George's County, Maryland.

6191 2??

ADDENDUM

TAX ACCOUNT NUMBERS:

24788-83-002
24788-81-003
24787-98-005
24787-55-006
24787-36-003
24787-35-008
24786-02-001
24786-03-005
24786-04-000
24786-28-005
24786-29-000
24786-30-008
24786-31-003
24786-63-008
24786-64-003
24786-65-007
24786-66-002
24786-67-006
24786-68-001
24786-69-005
24786-70-004
24786-71-008
24787-12-007
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24787-07-001
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24788-75-002
24788-76-006
24788-77-001
24788-78-005
24788-79-000
24788-80-008

STREET ADDRESS OF PARCEL:

Indian Queen South Subdivision
Prince George's County, Maryland

GRANTOR'S NAME AND ADDRESS:

Intercontinental Development Company
Limited Partnership
c/o Samuel N. Zarpas
3005 Friends Road
Annapolis, Maryland 21401

GRANTEE'S NAME AND ADDRESS:

Fort Foote Limited Partnership
~~c/o Samuel N. Zarpas~~ P.O. Box 3638,
~~3005 Friends Road~~ 110 UNIVERSITY BOULEVARD WEST,
~~Annapolis, Maryland 21401~~ SILVER SPRING, MD. 20901.

FOR THE USE OF THE DIRECTOR OF FINANCE IN PRINCE GEORGE'S COUNTY
TRANSFER TAX OFFICE

0380kc2.1a

A

B

C

D

E

F



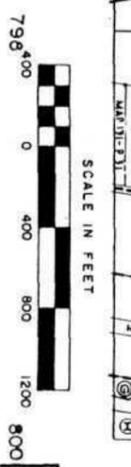
788
 COPYRIGHT - MAP DIVISION - 1967
 MD. DEPT. OF ASSESS. & TAX.

790

792

794

DEPT. OF ASSESSMENTS & TAXATION
 TAX MAP DIVISION
 SUB-DIVISION BOUNDARY - Z 1E - Z 2
 CONTINUING OWNERSHIP - P 3491
 PARCEL NUMBER - P 3491
 SCALE 1" = 400'
 REVISION TO: JAN. 76



MAP NO. 22

113

123

328

330

332

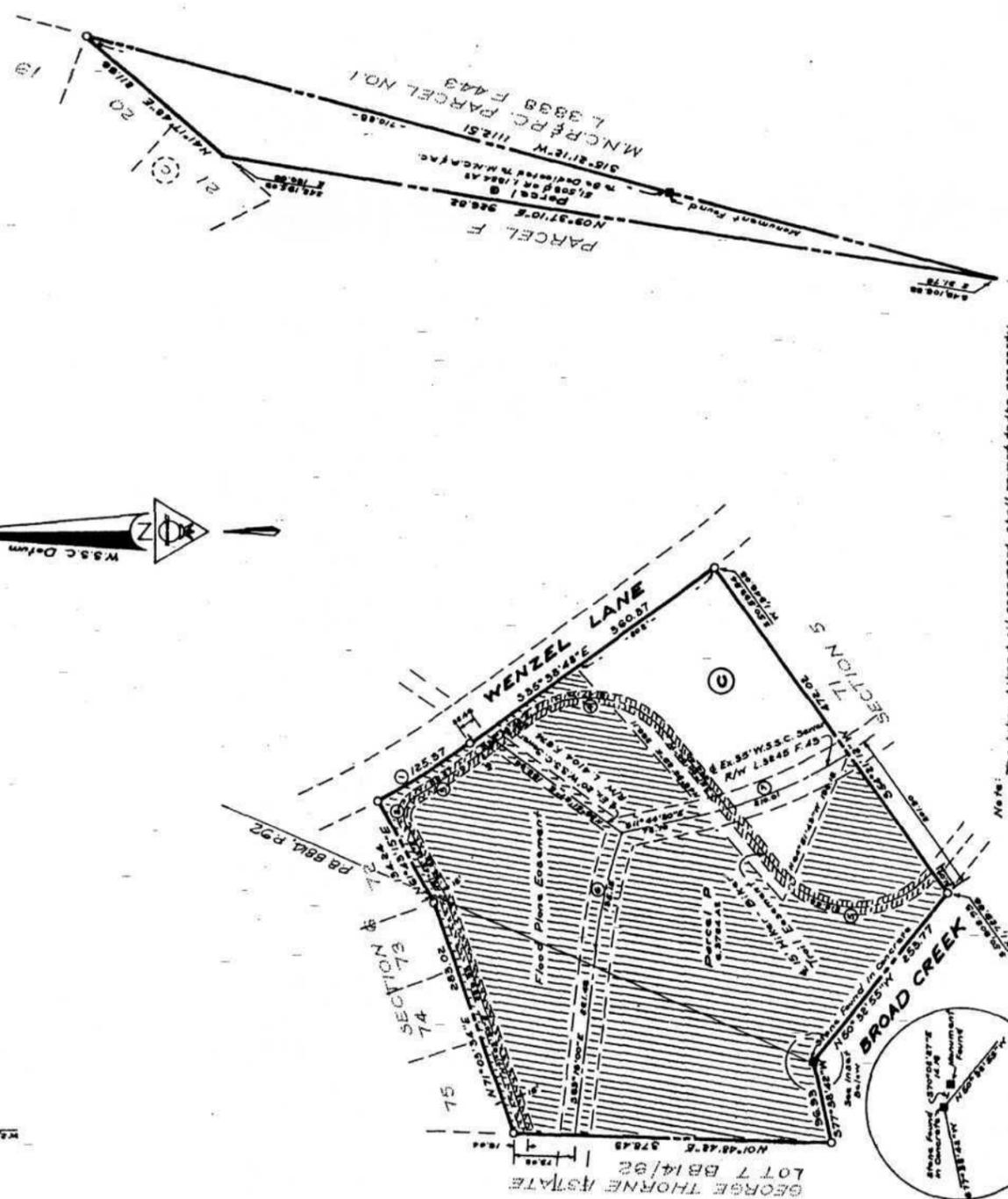
334

336

107-33

CURVE DATA

No.	RADIUS	Δ	ARC TAN	CHORD BEARING
1	872.00	07°31'03"	152.57	152.57
2	872.00	07°31'03"	152.57	152.57
3	872.00	07°31'03"	152.57	152.57
4	872.00	07°31'03"	152.57	152.57
5	872.00	07°31'03"	152.57	152.57
6	872.00	07°31'03"	152.57	152.57
7	872.00	07°31'03"	152.57	152.57
8	872.00	07°31'03"	152.57	152.57
9	872.00	07°31'03"	152.57	152.57



OWNERS DEDICATION

We, the undersigned, Great Southwest Life Insurance Company, Texas Company, by D.A. Childre, President, and the undersigned, Harry owners of the, by D.A. Childre, President, of the Great Southwest Life Insurance Company, do hereby certify that we have adopted this plan of subdivision, establish the minimum building set-back lines, dedicate Parcel 8 to M.N.C.P.C., establish on easement shown for the construction, reconstruction, operation and maintenance of storm drains, establish a 15-foot wide hiker-biker easement.

There are no suits of action, leases, liens or trusts on the property included in this plan of subdivision.

Date: 6-17-77

Great Southwest Life Insurance Company
 Attest: *[Signature]* by D.A. Childre, President
 Vice President

to the Washington Suburban Sanitary Commission

SURVEYORS CERTIFICATE

I hereby certify that the plan shown herein is correct; that it is a subdivision of part of the land conveyed by A.R. Applegate, substitute trustee, to Great Southwest Life Insurance Company by deed dated June 15, 1972 and recorded in Liber 2033 of Folio 122 among the Land Records of Prince Georges County, Maryland. The iron pipes marked thus: O have been set where indicated. The total area of this plat is 353,266 square feet or 7.6588 acres of land.

There is no street dedication by this plat.

Date: June 23, 1977

[Signature]
 Rodney L. Hanson
 Reg. Land Surveyor, Md. #3084

and being a resubdivision of Lot 6, George Thorne Estate as recorded in Plat Book B14, Plat 92



**SECTION ~ 7
 INDIAN QUEEN SOUTH**
 OXON DISTRICT
 PRINCE GEORGES COUNTY, MARYLAND
 SCALE: 1"=100'

HANSON & DEN OUTER, LTD.
 ENGINEERS - LAND SURVEYORS
 LAND PLANNING CONSULTANTS
 172 ROLLING AVENUE
 ROCKVILLE, MARYLAND -- Phone -501-881-8770

RECORDED: 8-28-80
 PLAT BOOK: GHP-182
 PLAT NO: 33

Note: The hiker-biker trail easement shall revert to the property owner over whom land the easement passes if the hiker-biker trail, six (6) feet in width, by the M.N.C.P.C. or its successor, within 10 years from the date of the recording of this subdivision per the plat showing Section 5.

Note: This property is plotted in accordance with the provisions of a water development. Resubdivision is strictly controlled.

This property is subject to a Declaration of Owners' Conditions and Restrictions dated August 2, 1977 and recorded in Liber 450 of Folio 33 among the Land Records of Prince Georges County, Maryland.

For Public Sewer and Water Systems Only
 THE HEALTH AND NATIONAL CAPITAL AUTHORITY, JAMES R. HANSEN
 PRINCE GEORGES COUNTY PLANNING BOARD
 APPROVED: SEPTEMBER 1, 1977
[Signature]
 Chairman

M.N.C.P.C. RECORD FILE # 8-27-78
 T.P.O. HANSON