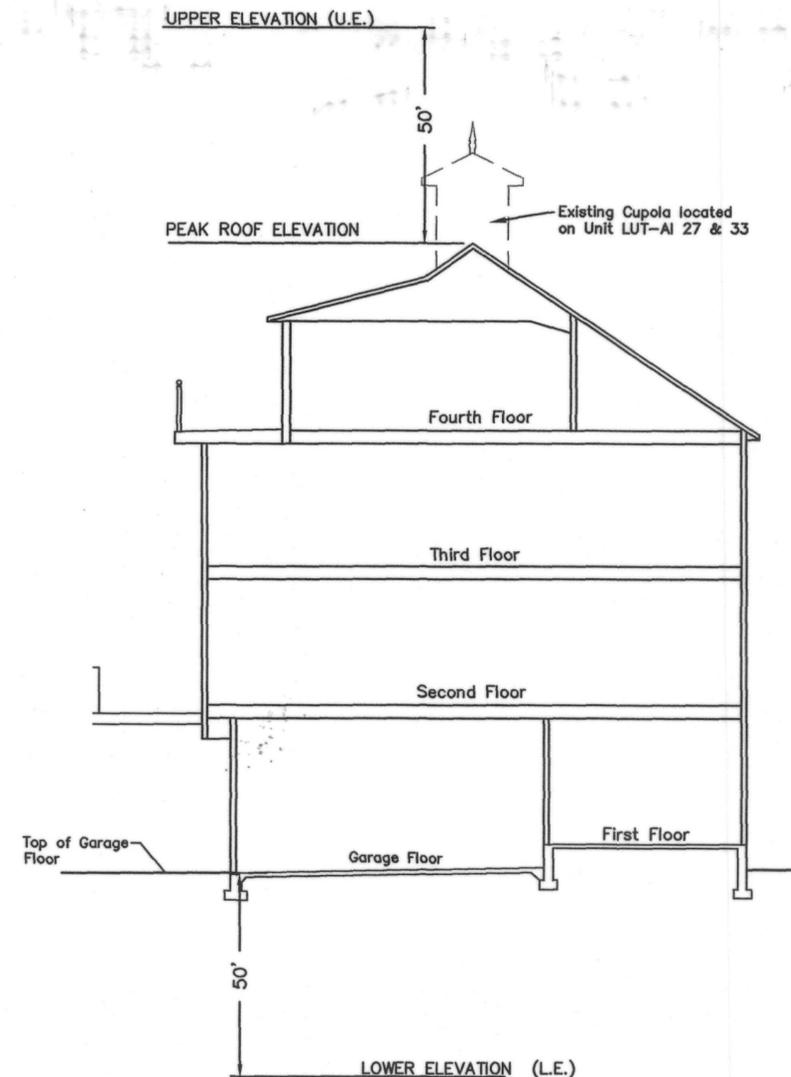
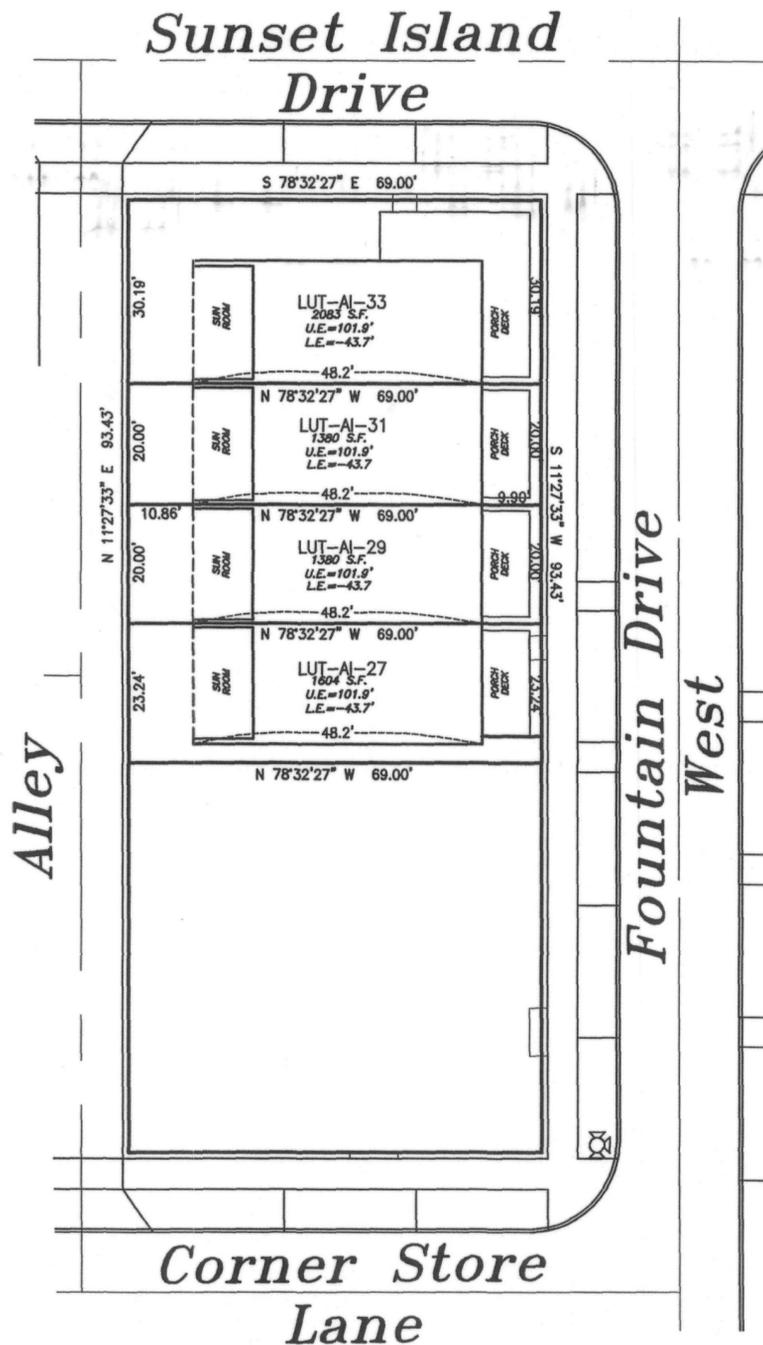
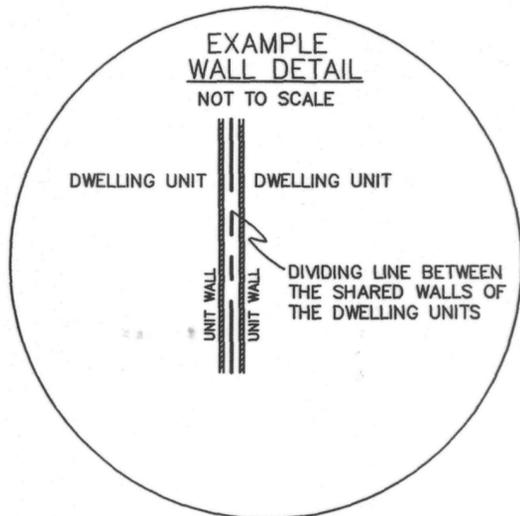


Maryland State Archives



TYPICAL BUILDING SECTION
N.T.S.



NOTE: THE COMMON DIVIDING LINE BETWEEN ANY SHARED WALLS OF A DWELLING UNIT ARE DESIGNATED SUCH THAT THE DIVIDING LINE FALLS IN THE CENTERLINE BETWEEN SUCH SHARED WALLS OF THE DWELLING UNIT.

GENERAL NOTES

1. THE DIMENSIONS AND AREAS OF THE UNITS SHOWN ON THIS CONDOMINIUM PLAT ARE BASED ON UNIT BOUNDARIES AS DESCRIBED IN THE DECLARATION AND REFLECT THE FIELD MEASURED DIMENSIONS OF THE UNITS AS CONSTRUCTED. SQUARE FOOTAGES ARE COMPUTED ACCORDINGLY AND DESIGNATED "S.F." HEREON. ALL IMPROVEMENTS WITHIN THE BOUNDARIES OF ANY UNIT SHOWN HEREON SHALL BE PART OF THE UNIT.
2. THE UPPER BOUNDARY OF EACH UNIT IS A HORIZONTAL (OR IN SOME CASES INCLINED) PLANE OR PLANES AS DESCRIBED IN THE DECLARATION AND AS SHOWN ON THIS CONDOMINIUM PLAT EXTENDED TO INTERSECT THE LATERAL OR PERIMETRICAL BOUNDARIES THEREOF. THE LOWER BOUNDARY OF EACH UNIT IS A HORIZONTAL PLANE OR PLANES AS DESCRIBED IN THE DECLARATION AND AS SHOWN ON THIS CONDOMINIUM PLAT EXTENDED TO INTERSECT THE LATERAL OR PERIMETRICAL BOUNDARIES THEREOF.
3. THE LATERAL OR PERIMETRICAL BOUNDARY OF EACH UNIT IS A VERTICAL PLANE (OR PLANES) AS DESCRIBED IN THE DECLARATION AND AS SHOWN ON THIS CONDOMINIUM PLAT EXTENDED TO INTERSECT THE UPPER AND LOWER HORIZONTAL BOUNDARIES THEREOF AND TO INTERSECT THE OTHER LATERAL OR PERIMETRICAL BOUNDARIES OF THE UNIT.
4. "UNIT" SHALL MEAN A THREE-DIMENSIONAL AREA AS SUCH UNITS ARE DESCRIBED IN THE DECLARATION AND AS SHOWN ON THIS CONDOMINIUM PLAT. EACH UNIT AS SHOWN HEREON IS DESIGNATED BY NUMBER AND/OR LETTER. A TYPICAL EXAMPLE IS: "UNIT LUT-AI-27".
5. UNIT BOUNDARIES ARE SHOWN THUS: ———— . NOT ALL INTERIOR WALLS ARE SHOWN.
6. THIS UNIT GROUP IS A 4-STORY STRUCTURE AND CONTAINS 4 UNITS.
7. L.E. = LOWER ELEVATION (COINCIDES WITH THE UNIT LOWER BOUNDARY)
8. U.E. = UPPER ELEVATION (COINCIDES WITH THE UNIT UPPER BOUNDARY)
9. THE ELEVATIONS SHOWN HEREON ARE BASED ON VERTICAL DATUM "NCVD 20".
10. S.C.E. - "GENERAL COMMON ELEMENTS". THE GENERAL COMMON ELEMENTS SHALL CORRESPOND TO ALL OF THE PROPERTY SHOWN WITHIN THIS PHASE EXCEPT THE UNITS.
11. THERE WERE NO SIDEWALKS OR DRIVES AT THE TIME OF THE SURVEY.



CONDOMINIUM PLAT
PHASE 1
THE TOWNHOUSE CONDOMINIUM II
AT SUNSET ISLAND
OCEAN CITY, MARYLAND

SHEET 3 OF 3

UNIT PLAN			
SCALE	1"=20'	DATE	08/26/05
DEED REF.	SVH 3388/581	SUBD.	
PLAT REF.	195/13		
COUNTY	WORCESTER	DISTRICT	TENTH
TAX MAP	114	ZONING	BMUD
F.I.R.M. MAP NO.	245207 0002 F	FLOOD HAZARD ZONE	A6
PROJ. NO.	D 2020108		

McCRONE
ENGINEERING □ ENVIRONMENTAL SCIENCES
LAND PLANNING & SURVEYING □ CONSTRUCTION SERVICES
119 NAYLOR MILL ROAD
BLDG 1, SUITE 6
SALISBURY, MARYLAND
(410) 548-1492
mccsal@dmv.com
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