

ANNE ARUNDEL COUNTY

BEING ALL THAT PROPERTY OWNED BY FRANCIS PAUL DORR, SR. AND RECORDED IN THE LAND RECORDS OF ANNE ARUNDEL COUNTY, MARYLAND, LIBER 1839, FOLIO 114 AND LIBER 307, FOLIO 353. A SITE OF 3.9 ACRES + LOCATED ON THE NORTHEAST CCRNER OF GENERAL'S HIGHWAY AND HERALD HARBOR ROAD.

(62) MAPS NOS. U 24 AND U 25 (REVISED 3/6/72) BE, AND THEY ARE HEREBY AMENDED AS FOLLOWS, SAID AMENDMENT BEING DESIGNATED ON SAID MAPS AS "(G-1)":

CHANGE THE LEON J. KATCEF, ET. AL. PROPERTY FROM R15 - LOW DENSITY MULTI-FAMILY DISTRICT AND TC - TOWN CENTER DISTRICT TO C4 - HIGHWAY COMMERCIAL DISTRICT, SAID PROPERTY BEING DESCRIBED AS FOLICWS: BEGINNING FOR THE SAME AT A POINT WHICH MARKS THE BEGINNING OF THE NORTH 87 DEGREES 45 MINUTES EAST 191.32 FOOT LINE OF A CONVEYANCE FROM HENRY HERNDON AND MAGGIE PARKER TO LEON J. KATCEF, ET. AL., BY DEED DATED MAY 29, 1963, AND RECORDED AMONG THE LAND RECORDS OF ANNE ARUNDEL COUNTY, MARYLAND, IN LIBER L.N.P. 1661, FOLIO 95; AND RUNNING FROM THE PLACE OF BEGINNING SO FIXED AND WITH THE SAID 191.32 FOOT LINE, NORTH 87 DEGREES 45 MINUTES EAST 191.32 FEET TO A POINT AT THE BEGINNING OF THE SOUTH 2 DEGREES 15 MINUTES EAST 944.76 FOOT LINE OF THE ABOVE MENTIONED CONVEYANCE; THENCE RUNNING WITH PART OF THE 944.76 FOOT LINE, SOUTH 02 DEGREES 15 MINUTES EAST 615 FEET, + TO A POINT; THENCE LEAVING SAID OUTLINE AND RUNNING WITH THE NORTHEAST LIMITS OF A FLOOD PLAIN AREA, NORTH 32 DEGREES 15 MINUTES WEST 238', +, NORTH 20 DEGREES 30 MINUTES WEST 103 FEET, +, NORTH 33 DEGREES 15 MINUTES WEST 170', +, NORTH 26 DEGREES 30 MINUTES WEST 75 FEET, +, NORTH 22 DEGREES 30 MINUTES WEST 85 FEET, +, NORTH 69 DEGREES 30 MINUTES WEST 230' + TO A POINT ON THE SOUTHEAST RIGHT OF WAY LINE OF MARYLAND ROUTE 2; THENCE RUNNING WITH SAID SOUTHEAST SIDE OF MD. RT. 2, NORTH 61 DEGREES 38 MINUTES 44 SECONDS WEST 18.50'; THENCE RUNNING NORTH 27 DEGREES 31 MINUTES 13 SECONDS EAST 170.32 FEET TO A POINT OF CURVE; THENCE RUNNING WITH THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 539.02 FEET, AN ARC DISTANCE OF 163.75 FEET TO A POINT OF TANGENCY; THENCE RUNNING NORTH 61 DEGREES 46 MINUTES 41 SECONDS EAST 85.46', NORTH 28 DEGREES 13 MINUTES 59 SECONDS WEST 21.33 FEET TO THE SOUTHERLY SIDE OF OLD MARYLAND ROUTE 2; THENCE LEAVING THE RIGHT OF WAY LINE OF THE NEW MARYLAND ROUTE 2 AND RUNNING WITH THE SOUTHERLY SIDE OF OLD MARYLAND ROUTE 2, NORTH 62 DEGREES 10 MINUTES EAST 11.0 FEET: THENCE LEAVING SAID OLD MARYLAND ROUTE 2 AND RUNNING SOUTH 27 DEGREES