

U.S. EQUIVALENT COORDINATE TABLE

POINT	NORTHING	EASTING
76	605,064.9699	1,296,908.3007
79	604,736.9593	1,296,688.3373
86	604,244.6292	1,295,829.2605
94	603,874.6463	1,296,535.1089
95	604,802.6313	1,295,897.3600
192	604,513.3270	1,296,355.9171
352	604,285.2260	1,294,948.6670
353	604,844.9940	1,295,035.0880
358	603,419.1900	1,296,510.4560
359	603,604.5640	1,294,893.2140
360	605,385.5230	1,295,306.5720
361	605,378.3850	1,295,544.1220
362	605,206.1270	1,296,127.91900
363	605,268.4570	1,296,926.9290

METRIC EQUIVALENT COORDINATE TABLE

POINT	NORTHING	EASTING
76	184,424.17167	395,298.44065
79	184,324.19384	395,231.39567
86	184,174.13133	394,969.54854
94	184,061.36031	395,184.69156
95	184,344.21071	394,990.30531
192	184,256.03058	395,130.07379
352	184,186.50526	394,701.14310
353	184,357.12289	394,727.48428
358	183,922.53696	395,177.17734
359	183,979.03907	394,684.24100
360	184,521.87645	394,810.23277
361	184,519.70079	394,882.63815
362	184,467.19644	395,060.57983
363	184,486.19466	395,304.11857

FOREST CONSERVATION EASEMENT LINE TABLE

LINE	LENGTH	BEARING
F1	59.99'	S04°27'38"E
F2	328.99'	S46°14'10"W
F3	97.75'	S40°13'56"W
F4	46.92'	S69°53'45"W
F5	109.39'	N21°27'34"W
F6	103.35'	N54°54'44"E
F7	298.70'	N45°13'20"E
F8	49.29'	N08°55'48"E
F9	126.56'	S77°37'36"E
F10	105.81'	S42°08'49"E
F11	163.64'	S45°52'05"E
F12	55.99'	S53°57'17"W
F13	242.65'	N43°20'37"W
F14	111.30'	N75°48'05"W

OFFSITE FOREST CONSERVATION EASEMENTS ON TALLEY PROPERTY

ESMT. #	Plat #	'F' #	PARCEL	AREA
1	17192	F-04-54	2	2.26 AC
2	17440	F-04-170	1	1.12 AC
3	17440	F-04-170	1	0.45 AC
4	17440	F-04-170	1	0.32 AC
5	18049-52	F-05-12	1	0.44 AC
6	18049-52	F-05-12	1	1.06 AC
7	PENDING	F-05-55	2	0.80 AC
8	PENDING	F-05-94	2	1.06 AC

APPROVED: Howard County Department of Planning and Zoning

Mark J. Loyell 2/9/06
Director Date

The Requirements § 3-108, The Real Property Article, Annotated Code of Maryland, 1988 Replacement Volume, (As supplemented) as far as they relate to the making of this Plat and the Setting of Markers have been complied with.

C. Brooke Miller 11-30-2005
C. Brooke Miller (Maryland Property Line Surveyor #135) Date

John S. Talley 12-1-2005
Richard W. Talley, General Partner by
John S. Talley, Limited Partner/Attorney-in-Fact Date

OWNER'S CERTIFICATE

We, Talley Family Limited Partnership, LLLP, owner of the property shown and described hereon, hereby adopt this plat, and in consideration of the approval of this final plat by the Department of Planning and Zoning, establish the forest conservation easement for offsite forest conservation credits.

Witness my hand this _____ day of _____, 2005.

Richard W. Talley
Richard W. Talley, General Partner by
John S. Talley, Limited Partner/Attorney-in-Fact

Elizabeth D. Dodson
Elizabeth D. Dodson
Witness

SURVEYOR'S CERTIFICATE

I hereby certify that the final easement plat shown hereon is correct; that it is intended to provide a forest conservation easement over an existing recorded preservation easement held by the Howard County Agricultural Land Preservation Program on part of the land conveyed by Talley Family Limited Partnership, LLLP to Talley Family Limited Partnership, LLLP by deed dated January 4, 2002 and recorded in the land records of Howard County in Liber 5902, Folio 481. All monuments are in place.

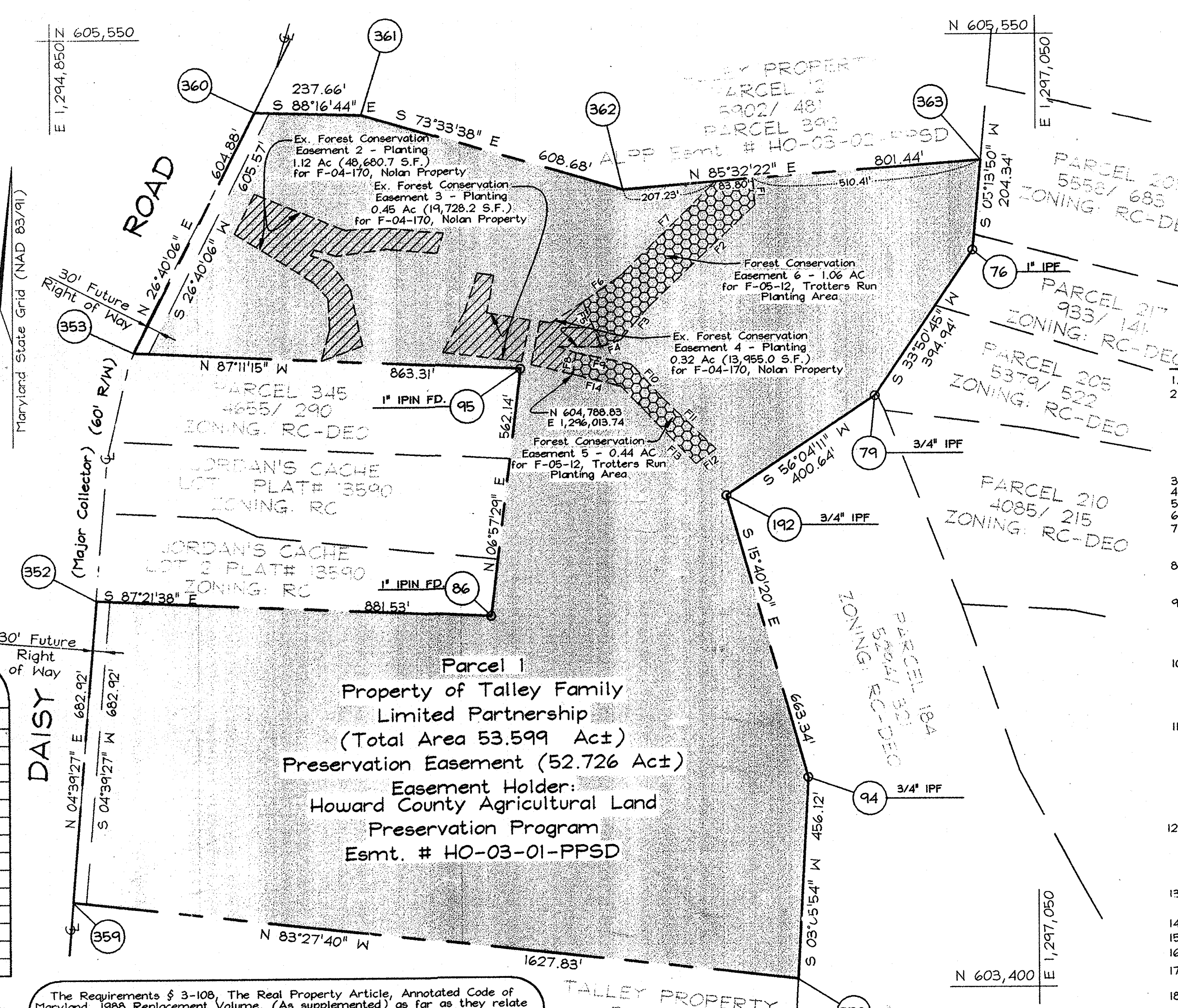
C. Brooke Miller 11-30-2005
C. Brooke Miller (Maryland Property Line Surveyor #135) Date

Recorded as Plat No. 18053 on 2-16-06
Among the Land Records of Howard County, Maryland.

PLAT OF FOREST CONSERVATION EASEMENT
TALLEY PROPERTY
PARCEL '1'
for Trotters Run, Lots 1-12 and O.S. Lots 13-15
F-05-12

TAX MAP 8 GRID 13 PARCEL 481
4TH ELECTION DISTRICT
HOWARD COUNTY, MARYLAND
Scale: 1"=200'
Date: Nov. 29, 2005
Sheet 1 of 1

F-05-02 FC



GENERAL NOTES

- Subject property zoned RC-DEO per 02/02/04 Comprehensive Zoning Plan.
- Coordinates based on NAD '83, Maryland Coordinate System as projected by Howard County, Geodetic Control Stations no. 08ga and no. 08gb. Denotes approximate location (see location map).
Sta. 08GA N 183,540.3179 (m) E 394,654.2750 (m) El. 168.0758 (m)
N 602,165.193 (ft) E 1,294,794.900 (ft) El. 551.429 (ft)
Sta. 08GB N 184,027.8879 (m) E 394,683.8408 (m) El. 173.8522 (m)
N 603,764.828 (ft) E 1,294,891.901 (ft) El. 570.380 (ft)
- Denotes iron pipe found.
- Denotes rebar and cap set.
- Denotes concrete monument found.
- Denotes concrete monument set.
- This plat is based on field run Monumented Boundary Survey performed on or about February 1, 2001 By C.B. Miller and Associates, Inc. All lot areas are more or less (+/-).
- Distances shown are based on surface measurement and not reduced to NAD '83 grid measurement and are rounded to the nearest 1 square Foot and to the nearest 0.001 Acre.
- This property is encumbered with an Agricultural Land preservation Easement Agreement with the Howard County Agricultural Land preservation program; Easement number HO-03-01-PPSD. This agreement outlines the maintenance responsibilities of the owner, prohibits subdivision of the parcel and enumerates the uses permitted on the property.
- The forest conservation easements have been established to fulfill the requirements of Section 16.1200 of the Howard County Code and the Forest Conservation Manual. No clearing, grading or construction is permitted within the forest conservation easements, however, forest management practices as defined in the Deed of Forest Conservation Easement are allowed.
- The forest conservation obligation for the Trotters Run property is 1.50 acres and has been satisfied with 1.50 acres of reforestation planting. Forest conservation surety in the amount of \$32,670.00 has been posted for this project (65,340 sq.ft. @ \$0.50/s.f.) with the Department of Public Works, Developer's Agreement for Trotters Run, F-05-12. Previously, Easements 2, 3 and 4 were created for F-04-170, Nolan Property, P.N. 17440. Easement 1 was recorded for F-04-54, Wesley Woods 2, P.N. 17192, and is located on Parcel 2 of Talley Property. See chart this sheet.
- This Property is encumbered by a forest conservation easement and is restricted by an accompanying easement agreement. The easement agreement entered into by the property owner and developer, outlines the maintenance responsibilities of the easement owner and enumerates the uses permitted in the easement area. *F.D.S. 012 off-site*
- This plat is subject to a developers agreement, executed by the developer with Howard County on *January 12, 2006* under F-05-012, Trotters Run.
- Denotes Areas of forest conservation easement.
- Denotes Areas of existing forest conservation easement.
- Site deed reference: Liber 5902, Folio 481.
- The forest conservation easement areas shown hereon were delineated by Exploration Research, Inc.
- Existing reference numbers: RE-03-02 DSI, P.N. 15815, F-03-28-S, P.N. 16071 F-04-170, P.N. 17440

OWNER
TALLEY FAMILY
LIMITED PARTNERSHIP
1525 Daisy Road
Woodbine, Maryland 21797
410.442.2300

FSH Associates
Engineers Planners Surveyors
8318 Forrest Street Ellicott City, MD 21043
Tel: 410-750-2251 Fax: 410-750-7350
E-mail: FSHAssociates@cs.com

The purpose of this plat is to record an off-site forest conservation easement for the Trotters Run Subdivision, F-05-012