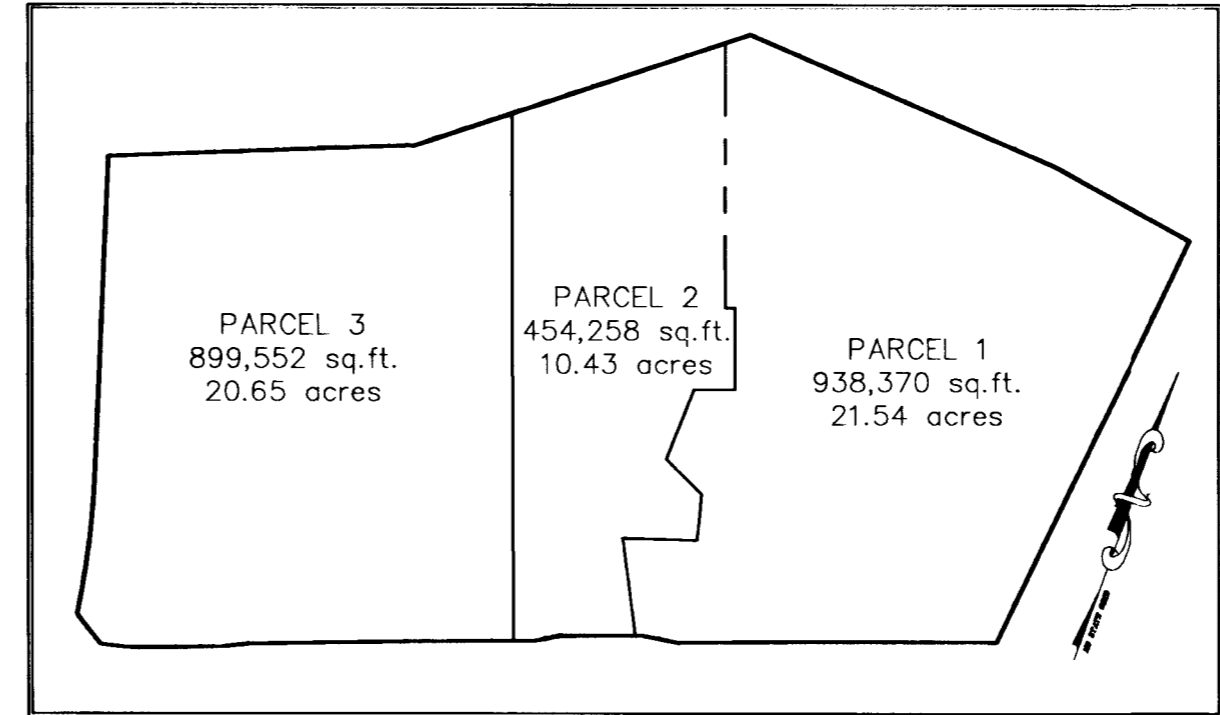


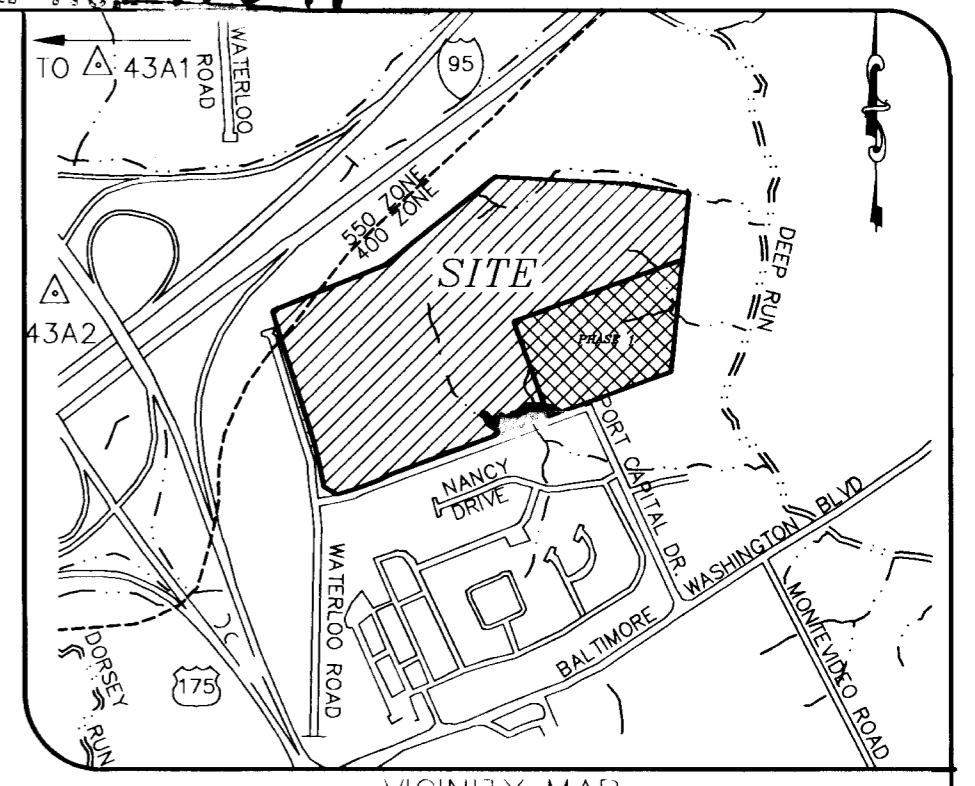
GRANT OF EASEMENT RESERVATION

THE UNDERSIGNED OWNER OF THE PROPERTY SHOWN AND DESCRIBED ON THIS PLAT HEREBY GRANTS UNTO HOWARD COUNTY, MARYLAND, ITS SUCCESSORS AND ASSIGNS, THE RIGHT TO LAY, CONSTRUCT, AND MAINTAIN SEWERS, DRAINS, WATER PIPES, AND OTHER MUNICIPAL UTILITIES AND SERVICES, IN AND THROUGH THE SPECIFIC RESERVED EASEMENT AREA(S) AND AND ROAD(S) SHOWN HEREON. IT IS AGREED THAT NO BUILDINGS OR SIMILAR STRUCTURES OF ANY KIND SHALL BE ERECTED IN, ON OR OVER THE SAID RIGHT-OF-WAY AND EASEMENTS BY THE GRANTOR, ITS SUCCESSORS AND ASSIGNS, OR THE GRANTEE. IT IS AGREED THAT HOWARD COUNTY, MARYLAND IS IN NO WAY BOUND BY THE RECORDING OF THIS PLAT TO THE OWNERSHIP OF THESE EASEMENT AREAS UNTIL SUCH TIME AS THE PUBLIC FACILITIES LOCATED WITHIN THE EASEMENT AREAS ARE ACCEPTED INTO THE PUBLIC SYSTEM BY HOWARD COUNTY, MARYLAND AND THE DEED OF EASEMENT, SIGNED BY THE GRANTOR HEREIN, IS RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND. NEVERTHELESS, GRANTOR HEREBY EXPRESSLY AGREES THAT ANY AND ALL SALES OF THE PROPERTY OR PROPERTIES DESCRIBED ON THIS PLAT PRIOR TO THE RECORDATION OF THE DEED OF EASEMENT SHALL SPECIFICALLY REFER TO THIS PLAT AND SHALL BE MADE SUBJECT TO THE RESERVED EASEMENT GRANTED HEREIN.

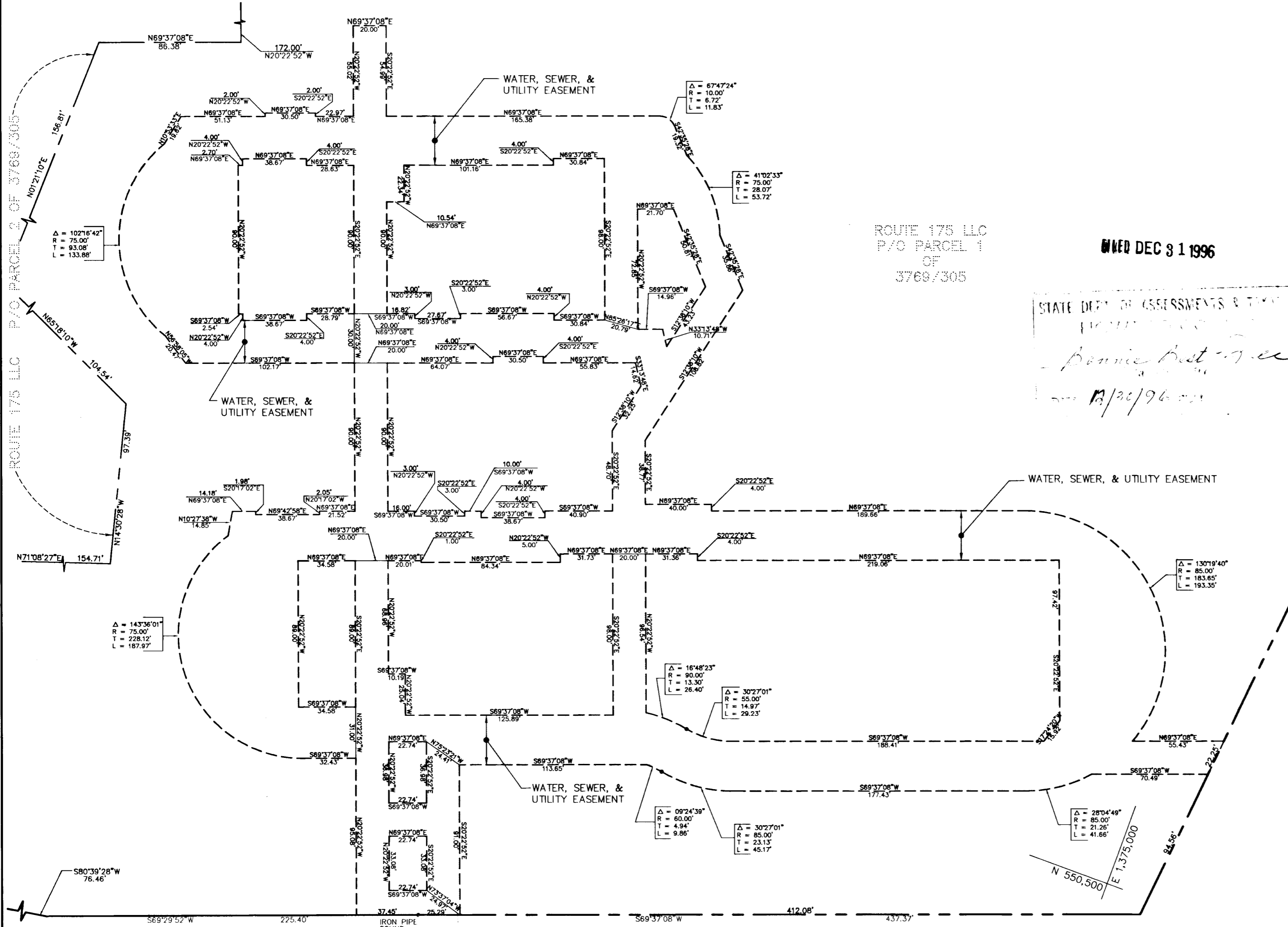
WITNESS MY HAND, THIS DAY OF Nov. 1996
R. Wayne Boender
 R. WAYNE BOENDER
 ROUTE 175 LLC



OVERALL PARCEL CONFIGURATION PER LIBER 3769 FOLIO 305
 SCALE: 1" = 400'



VICINITY MAP
 SCALE: 1" = 1000'



ROUTE 175 LLC
 P/O PARCEL 1
 OF
 3769/305

REC'D DEC 8 1 1996

STATE DEPT. OF ASSESSMENTS & TAXATION
Bonnie Best Tree
 12/22/96

GENERAL NOTES

- BOUNDARY SHOWN HEREON IS BASED ON A FIELD RUN & MONUMENTED SURVEY ON OR ABOUT MARCH 1995 BY MILDENBERG, BOENDER & ASSOCIATES, INC., AND ON APPROVED SDP-96-20.
- HORIZONTAL AND VERTICAL DATUMS ARE RELATED TO THE MARYLAND STATE PLANE COORDINATE SYSTEM AS PROJECTED FROM HOWARD COUNTY CONTROL STATIONS NO. 43A1 AND 43A2.
 STATION 43A2 STATION 43A1
 NORTHING 550784.342654 NORTHING 552081.810532
 EASTING 1372040.182420 EASTING 1370625.809590
 ELEVATION 292.55 ELEVATION 306.79
- DENOTES A WATER, SEWER, & UTILITY EASEMENT (89,184 SQ. FT. OR 2.05 ACRES).

THE REQUIREMENTS OF §3-108, THE REAL PROPERTY ARTICLE, ANNOTATED CODE OF MARYLAND, 1988 REPLACEMENT VOLUME (AS SUPPLEMENTED) APPLY AS THEY RELATE TO THE MAKING OF THIS PLAT AND THE SETTING OF MARKERS HAVE BEEN COMPLIED WITH.

R. Wayne Boender
 R. WAYNE BOENDER
 DATE: 11/22/96

BLUE STREAM PARTNERSHIP
 844/547
 678/428
 PARCEL 5

RECORDED AS PLAT ON AMONG THE LAND RECORDS OF HOWARD COUNTY, MD.

PLAT FOR GRANT OF EASEMENTS FOR WATER, SEWER, UTILITY, AND APPURTENANCES
 - NEW COLONY VILLAGE, PHASE I -

TAX MAP: 43 PARCEL NO. P/O 4 BLOCK 3 LOT N/A	ELECTION DISTRICT: FIRST HOWARD COUNTY, MARYLAND EX. ZONING: R-MH	SCALE: 1"=50' DATE: NOV 1996 DPZ FILE NOS. S-94-39; SDP-96-20; SDP-97-03; CONTRACT # 14-3564-D
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MILDENBERG, BOENDER & ASSOC., INC.
 Engineers Planners Surveyors
 5072 Dorsey Hall Drive, Suite 202, Ellicott City, Maryland 21042
 (410) 997-0296 Balt. (301) 621-5521 Wash. (410) 997-0298 Fax.

UTILITY EASEMENTS APPROVED
 HOWARD COUNTY DEPARTMENT OF PLANNING & ZONING
R. Wayne Boender
 CHIEF DEVELOPMENT ENGINEERING DIVISION
 DATE: 12/19/96

CONTRACT #14-3564-D

PORT CAPITAL CENTER, SECTION 1
 678/18
 ZONED M-1

BLUE STREAM PARTNERSHIP
 PARCEL 647
 894/547

OWNER AND DEVELOPER
 ROUTE 175 LLC
 C/O ROCK REALTY, INC.
 25 MAIN STREET
 REISTERSTOWN, MARYLAND 21136
 (410) 526-4030

EASEMENT.DWG