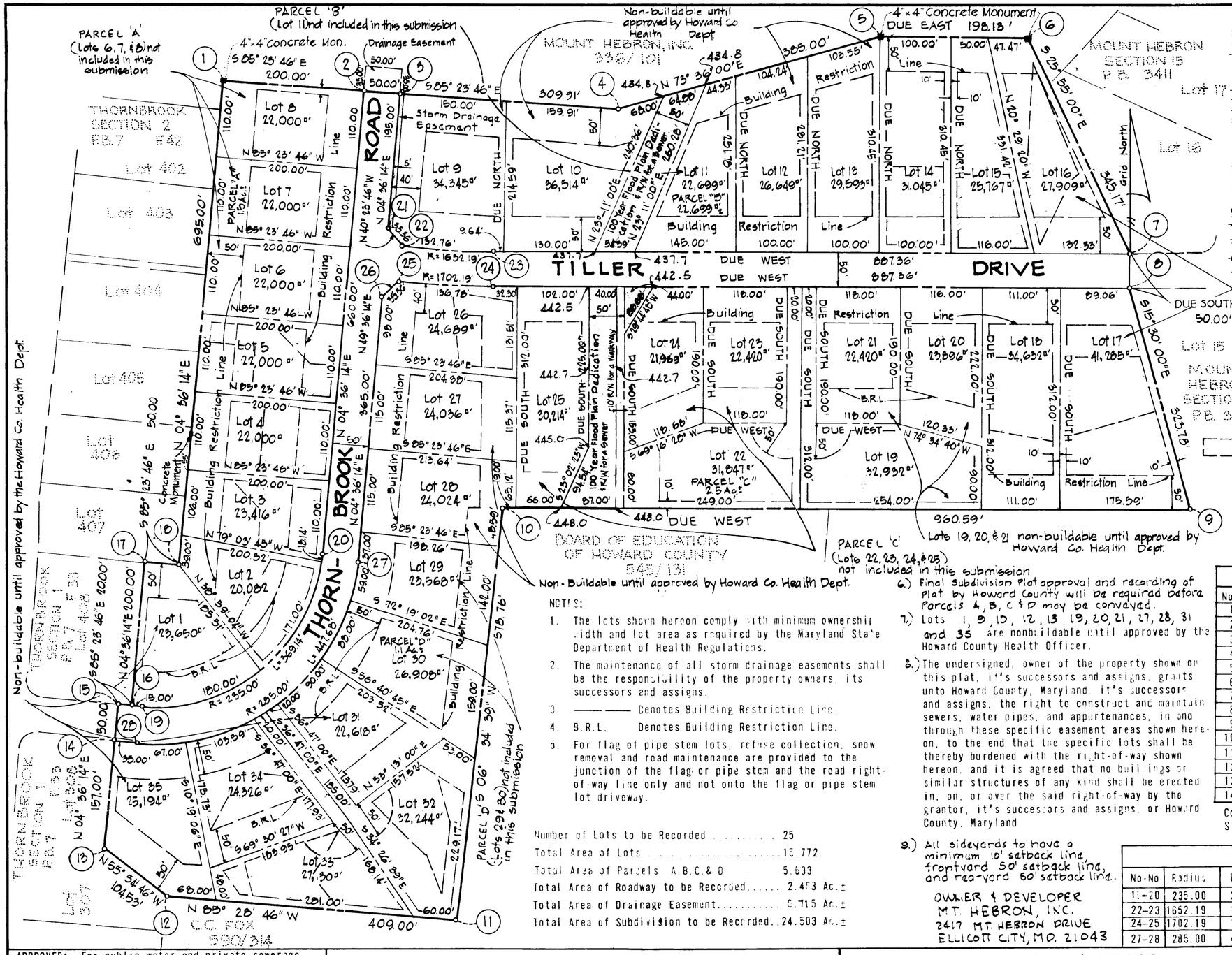

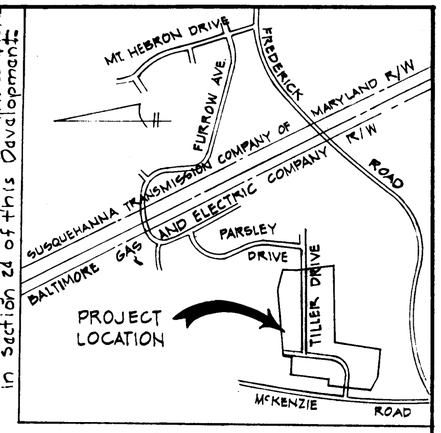

VICINITY MAP
SCALE: 1"= 1200'

Purdum & Jeschke
Consulting Engineers & Land Surveyors
1023 North Calvert Street
Baltimore, Maryland 21202

This area designates a private sewage easement of approximately 10,000 sq.ft. as required by the Maryland State Health Department for individual sewage disposal. Improvements of any nature in this area are restricted until Public Sewage is available and servicing any residential structure constructed on these building sites. This easement shall become null and void upon connection to a Public Sewage system.

NOTES:

1. The lots shown hereon comply with minimum ownership width and lot area as required by the Maryland State Department of Health Regulations.
2. The maintenance of all storm drainage easements shall be the responsibility of the property owners, its successors and assigns.
3. ——— Denotes Building Restriction Line.
4. B.R.L. Denotes Building Restriction Line.
5. For flag of pipe stem lots, refuse collection, snow removal and road maintenance are provided to the junction of the flag or pipe stem and the road right-of-way line only and not onto the flag or pipe stem lot driveway.
6. Final Subdivision Plat approval and recording of plat by Howard County will be required before Parcels A, B, C & D may be conveyed.
7. Lots 1, 9, 10, 12, 13, 19, 20, 21, 27, 28, 31 and 35 are nonbuildable until approved by the Howard County Health Officer.
8. The undersigned, owner of the property shown on this plat, it's successors and assigns, grants unto Howard County, Maryland, it's successors and assigns, the right to construct and maintain sewers, water pipes, and appurtenances, in and through these specific easement areas shown hereon, to the end that the specific lots shall be thereby burdened with the right-of-way shown hereon, and it is agreed that no buildings or similar structures of any kind shall be erected in, on, or over the said right-of-way by the grantor, it's successors and assigns, or Howard County, Maryland.
9. All sideyards to have a minimum 10' setback line, frontyard 50' setback line, and rear-yard 60' setback line.

Number of Lots to be Recorded	25
Total Area of Lots	13.772
Total Area of Parcels A,B,C,& D	5.633
Total Area of Roadway to be Recorded	2.493 Ac.±
Total Area of Drainage Easement	0.715 Ac.±
Total Area of Subdivision to be Recorded	24.503 Ac.±

OWNER & DEVELOPER
MT. HEBRON, INC.
2417 MT. HEBRON DRIVE
ELLICOTT CITY, MD. 21043

COORDINATES

No.	North	East	No.	North	East
1	535040.93	843971.93	15	534154.43	843830.32
2	535024.87	844171.28	16	534152.83	843850.25
3	535020.86	844221.12	17	534352.16	843866.31
4	534995.98	844530.03	18	534348.17	843916.15
5	535104.68	844899.40	19	534151.62	843865.20
6	535104.68	845097.50	20	534367.00	844118.31
7	534794.23	845248.36	21	534826.49	844205.47
8	534744.23	845248.36	22	534799.56	844228.38
9	534432.23	845334.89	23	534794.23	844361.00
10	534432.23	844374.30	24	534744.23	844361.00
11	533857.28	844306.00	25	534749.73	844224.37
12	533889.52	843900.27	26	534726.81	844197.44
13	533949.10	843813.70	27	534362.99	844168.15
14	534104.59	843826.30	28	534101.78	843861.19

Coordinates shown hereon are based on the Maryland State Grid System.

PLAT #3880

TABLE OF CURVE DATA

No-No	Radius	Length	Tangent	△	Chord Bearing & Dist.
1-20	235.00	369.14	235.00	90°00'00"	N 49°36'14" E 367.70
22-23	1652.19	132.76	66.41	04°36'14"	N 87°41'53" W 132.72
24-25	1702.19	136.78	68.42	04°36'14"	N 87°41'53" W 136.74
27-28	285.00	447.68	285.00	90°00'00"	N 49°36'14" E 403.05

APPROVED: For public water and private sewerage systems, Howard County Health Department.

County Health Officer — Date 10-18-77

APPROVED: Howard County Office of Planning and Zoning.

Director — Date 10-12-77

APPROVED: For storm drainage systems, public water and public roads.

Director — Date

OWNER'S CERTIFICATE

WE, MT. HEBRON, INCORPORATED, A STATE OF MARYLAND CORPORATION BY H. JONES BAKER, JR. PRESIDENT AND LOUDELLE BAKER SECRETARY AND THORNBROOK CORPORATION, A STATE OF MARYLAND CORPORATION BY H. JONES BAKER PRESIDENT AND LOUDELLE BAKER, SECRETARY, AND H. JONES BAKER ET AL. OWNERS OF THE PROPERTY SHOWN HEREON HEREBY ADOPT THIS PLAN OF SUBDIVISION; AND IN CONSIDERATION OF THE APPROVAL OF THE FINAL PLAT BY THE OFFICE OF PLANNING AND ZONING ESTABLISH THE MINIMUM BUILDING RESTRICTION LINE AND GRANT TO HOWARD COUNTY, MARYLAND ITS SUCCESSORS AND ASSIGNS, (1) THE RIGHT TO CONSTRUCT AND INSTALL SEWERS, WATER PIPES AND OTHER EQUIPMENT AND APPLIANCES IN, ON, OVER AND UNDER ALL OF AND AT ANY TIME IN THE SPECIFIC EASEMENT AREAS SHOWN HEREON FOR THE PURPOSE OF PUBLIC USE, THE BEDS OF THE STREETS AND/OR ROADS AND FLOODPLAINS AND OPEN SPACE WHERE APPLICABLE AND FOR ONE DOLLAR ($1.00) CONSIDERATION HEREBY GRANT THE RIGHT AND OPTION TO HOWARD COUNTY TO ACQUIRE THE FEE SIMPLE TITLE TO THE BEDS OF THE STREETS AND/OR ROADS AND FLOODPLAINS AND OPEN SPACE WHERE APPLICABLE (3 THAT NO BUILDING OR SIMILAR STRUCTURES OF ANY KIND SHALL BE ERECTED ON OR OVER THE SAID EASEMENTS AND RIGHT-OF-WAYS AND (4) IT IS FURTHER AGREED THAT MAINTENANCE OF ALL WATERWAYS, DRAINAGE EASEMENTS AND/OR FLOODPLAINS SHOWN HEREON ARE THE RESPONSIBILITY OF THE PROPERTY OWNER ITS SUCCESSORS AND ASSIGNS.

WITNESS OUR HANDS THIS 12TH DAY OF OCTOBER 1977.

MT. HEBRON, INC. — PRESIDENT — SECRETARY

THORNBROOK CORPORATION — PRESIDENT — SECRETARY

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A SUBDIVISION OF PART OF THE LANDS CONVEYED BY MARTHA C. BAKER AND H. JONES BAKER HER HUSBAND TO CHARLES C. BAKER AND ELEANOR E. BAKER HIS WIFE ET AL. BY DEED DATED NOVEMBER 4, 1949 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER W.M.W.S. 213 AT FOLIO 338 AND PART OF THE LANDS CONVEYED BY ELEANOR E. BAKER WIDOW ET AL TO H. JONES BAKER JR. AND IRENE L. BAKER HIS WIFE BY DEED DATED AUGUST 12, 1963 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER W.H.H. 405 AT FOLIO 396 AND PART OF THE LANDS CONVEYED BY CHARLES C. BAKER AND LOIS C. BAKER HIS WIFE ET AL TO H. JONES BAKER JR., AND IRENE LOUDELLE BAKER HIS WIFE BY DEED DATED JULY 15, 1959 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER R.H.W. 336 AT FOLIO 101 AND PART OF THE LANDS CONVEYED BY C. COSMUS FOX AND MARY KEITH KEYES FOX, HIS WIFE, TO THORNBROOK CORPORATION BY DEED DATED JUNE 17, 1959 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER R.H.M. 334 AT FOLIO 144 AND THAT ALL MONUMENTS ARE IN PLACE AS SHOWN IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, AS AMENDED.

WILLIAM G. RASCH, II — DATE

LOTS 1-5, 9, 10, 12, 21, 26, 28, 31-35

MT. HEBRON SECTION SIXTEEN

RECEIVED NOV 2 1977

Tax Map 17 Parcel No. 395

BUREAU OF ENGINEERING
Second Election District
Howard County, Maryland

October 12, 1977 Scale: 1"=100'

Done

10-18-77 388C

#16

F-78-84 Lots 1-5, 9, 10, 12-21, 26-28 & 31-35