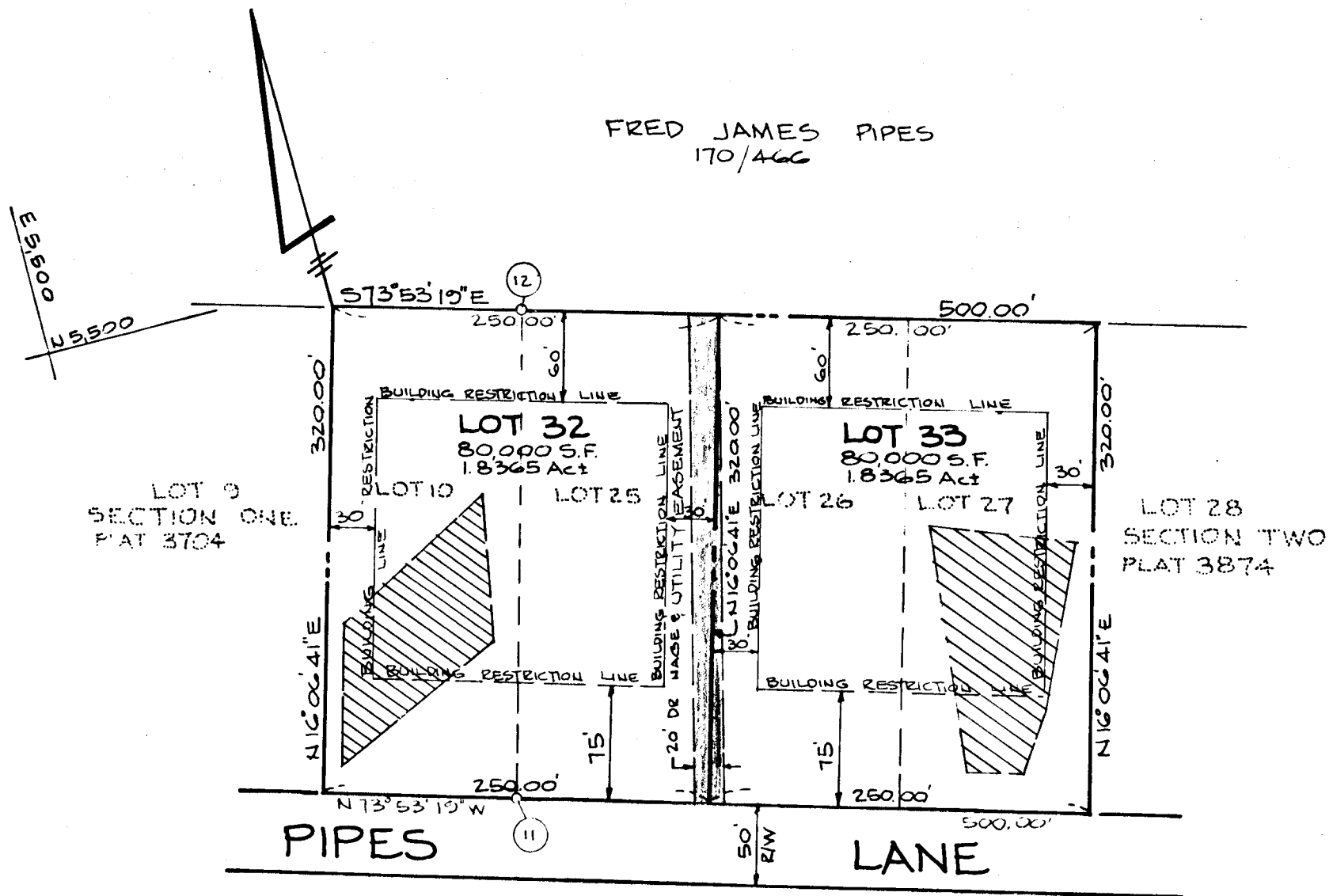
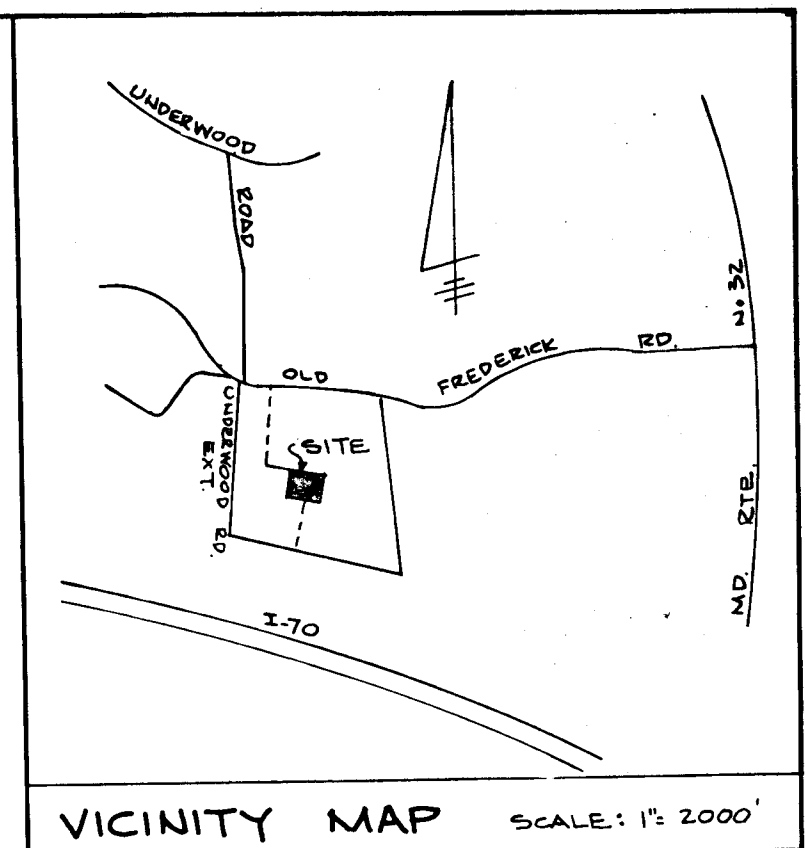


COORDINATE SYSTEM		
No.	N.	E.
12	5442.64	5810.01
11	5142.21	5721.21

DATUM PLAT 3874
& PLAT 3704



- NOTE:**
- THIS AREA DESIGNATES A PRIVATE SEWAGE EASEMENT OF 10,000 SQUARE FEET AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF HEALTH AND MENTAL HYGIENE FOR INDIVIDUAL SEWAGE DISPOSAL. IMPROVEMENTS OF ANY NATURE IN THIS AREA ARE RESTRICTED UNTIL PUBLIC SEWER IS AVAILABLE. THESE EASEMENTS SHALL BECOME NULL AND VOID UPON CONNECTION TO A PUBLIC SEWAGE SYSTEM. THE COUNTY HEALTH OFFICER SHALL HAVE THE AUTHORITY TO GRANT VARIANCE FOR ENCROACHMENTS INTO THE PRIVATE SEWAGE EASEMENT. RECORDATION OF A MODIFIED SEWAGE EASEMENT SHALL NOT BE NECESSARY.
 - THIS PROPERTY ZONED "R" PER OCTOBER 3, 1977 COMPREHENSIVE ZONING PLAN.
 - THE LOTS SHOWN HEREON COMPLY WITH THE MINIMUM OWNERSHIP WIDTH AND LOT AREA AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF HEALTH AND MENTAL HYGIENE.

NOTE:
THE PURPOSE OF THIS PLAT IS TO ELIMINATE THE PROPERTY LINE BETWEEN LOTS 10; 25 AND LOTS 26 & 27

TABULATION
 1. TOTAL NUMBER OF LOTS = 2
 2. TOTAL AREA OF LOTS = 3.6730 Act
 3. AREA OF ROAD DEDICATION = 0
 4. TOTAL AREA OF PLAT = 3.6730 Act

APPROVED: FOR PRIVATE WATER & PRIVATE SEWERAGE SYSTEMS,
 HOWARD COUNTY HEALTH DEPARTMENT
Stephen Boyles 7-1-83
 COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY OFFICE OF PLANNING & ZONING
Walter Park 7-5-83
 DIRECTOR DATE

APPROVED: FOR STORM DRAINAGE SYSTEMS & PUBLIC ROADS,
 HOWARD COUNTY DEPT. OF PUBLIC WORKS.
George F. ... 6-27-83
 DIRECTOR DATE

SURVEYORS CERTIFICATE
 I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A SUBDIVISION OF PART OF THE LANDS CONVEYED BY FEDERAL LAND BANK OF BALTIMORE TO FRED J. PIPES AND HATTIE Y. PIPES, HIS WIFE, DEED DATED JUNE 9, 1941, AND RECORDED IN THE LAND RECORDS OF HOWARD COUNTY, IN LIBER 170 FOLIO 446, AND THAT ALL MONUMENTS ARE IN PLACE OR WILL BE IN PLACE PRIOR TO THE ACCEPTANCE OF THE STREETS IN THE SUBDIVISION BY HOWARD COUNTY AS SHOWN, IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, AS AMENDED.
Walter Park 5/10/1983
 WALTER PARK REG. PROF. L.S. No 5539 DATE

DEDICATION FOR INDIVIDUALS
 WE, FRED JAMES PIPES AND HATTIE PIPES, OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPT THIS PLAN OF SUBDIVISION, AND IN CONSIDERATION OF THE APPROVAL OF THIS FINAL PLAT BY THE OFFICE OF PLANNING AND ZONING, ESTABLISH THE MINIMUM BUILDING RESTRICTION LINES AND GRANT UNTO HOWARD COUNTY, MD, ITS SUCCESSORS AND ASSIGNS; (1) THE RIGHT TO LAY, CONSTRUCT AND MAINTAIN SEWERS, DRAINS, WATER PIPES AND OTHER MUNICIPAL UTILITIES AND SERVICES, IN AND UNDER ALL ROADS AND STREETS, RIGHT OF WAYS AND THE SPECIFIC EASEMENTS AREAS SHOWN HEREON; (2) THE RIGHT TO REQUIRE DEDICATION FOR PUBLIC USE THE BEDS OF THE STREETS AND/OR ROADS AND FLOODPLAINS AND OPEN SPACE WHERE APPLICABLE, AND FOR GOOD AND OTHER VALUABLE 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, STORM DRAINAGE FACILITIES AND OPEN SPACE WHERE APPLICABLE; (3) THE RIGHT TO REQUIRE DEDICATION OF WATERWAYS AND DRAINAGE EASEMENTS FOR THE SPECIFIC PURPOSE OF THEIR CONSTRUCTION, REPAIR AND MAINTENANCE, AND (4) THAT NO BUILDING OR SIMILAR STRUCTURE OF ANY KIND SHALL BE ERRECTED ON OR OVER THE SAID EASEMENTS AND RIGHT OF WAYS.
 WITNESS OUR HANDS THIS 11 MAY 1983
Fred James Pipes 5/11/83
 FRED JAMES PIPES
Hattie Pipes 5/11/83
 HATTIE PIPES

RECORDED ON _____ AS PLAT No. 5736 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND

FINAL PLAT
ANNANDALE, SECT. II
 LOTS 32 AND 33 A RESUBDIVISION OF LOT 10 SECT. ONE & LOTS 25, 26 & 27 SECT. TWO
 3RD ELECTION DISTRICT HOWARD COUNTY MD.
 SCALE: 1" = 100' MAY 9, 1983
 TAX MAP 9 PARCEL 300 & 302

SURVEYORS
 HUDKINS ASSOCIATES INC.
 231 JOSEPH SQUARE, COLUMBIA, MD. 21044

543

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