

COORDINATE TABLE		
PT.	NORTH	EAST
1	532741.40	776107.92
2	532112.44	776708.86
3	531450.10	775912.41
4	531756.49	775654.95
5	532002.81	775900.93
6	532233.54	775709.19
7	532771.17	776131.29
8	532138.67	776740.40

COORDINATES SHOWN ON THIS PLAN ARE BASED ON THE MARYLAND STATE GRID SYSTEM

NOTES:

- 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 SEWAGE IS AVAILABLE. THESE EASEMENTS SHALL BECOME NULL AND VOID UPON CONNECTION HEALTH OFFICER SHALL HAVE THE AUTHORITY TO GRANT VARIANCES FOR ENCROACHMENTS INTO THE PRIVATE SEWAGE EASEMENT. RECORDATION OF A MODIFIED SEWAGE EASEMENT SHALL NOT BE NECESSARY.
- 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.
- SUBJECT PROPERTY ZONED "R" PER 10/3/77 COMPREHENSIVE ZONING PLAN.
- FOR FLAG OR PIPESTEM LOTS, REFUSE COLLECTION, SNOW REMOVAL AND ROAD MAINTENANCE ARE PROVIDED TO THE JUNCTION OF THE FLAG OR PIPESTEM AND THE ROAD RIGHT-OF-WAY LINE ONLY AND NOT ONTO THE FLAG OR PIPESTEM LOT DRIVEWAY.
- EXIST STRUCTURES ON LOT #3
- SUBJECT TO Y.P. 84-04

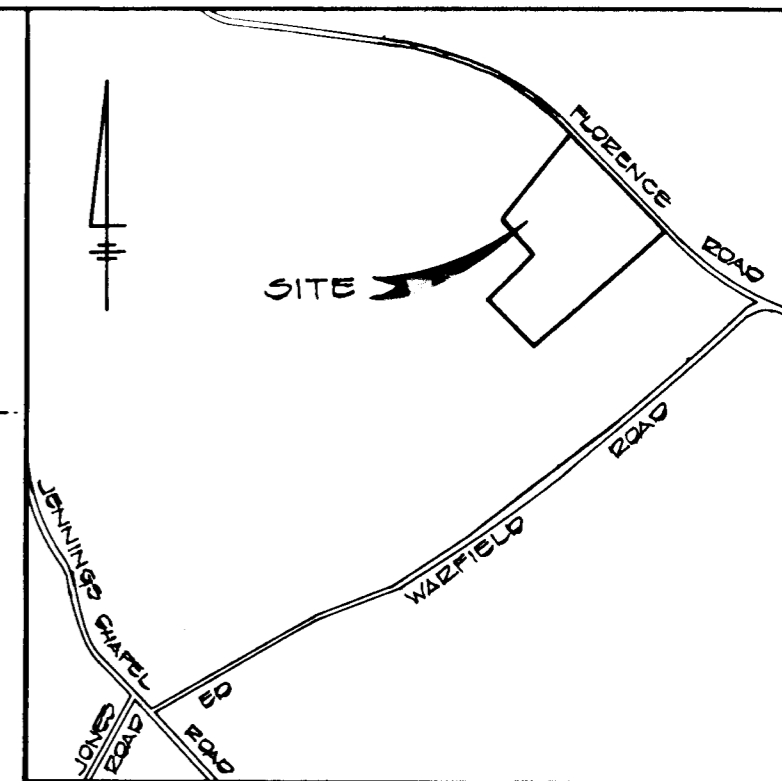
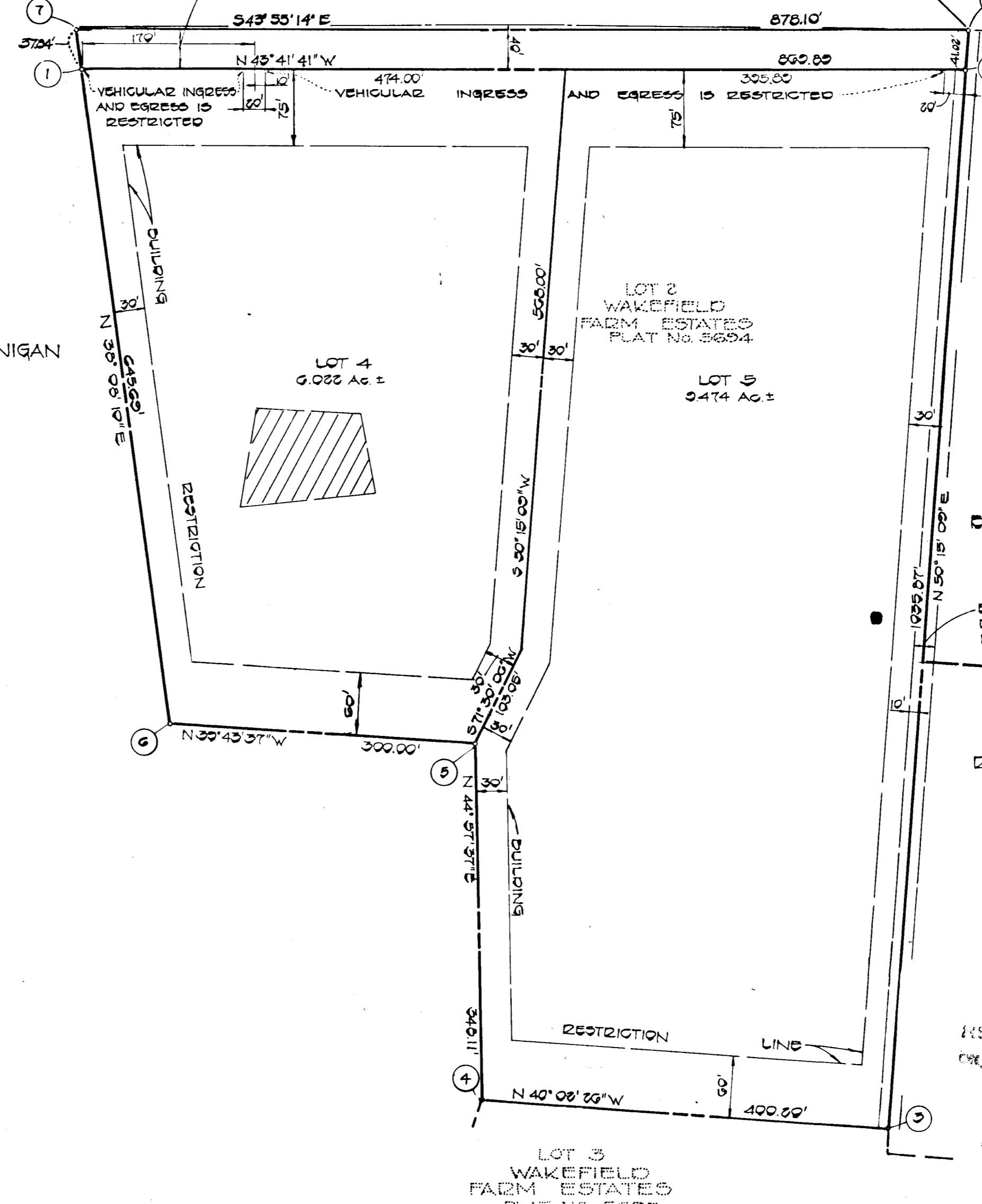
AREA TABULATION

NO. OF LOTS TO BE RECORDED	2
TOTAL AREA OF LOTS	15.400 AC.±
TOTAL AREA OF ROAD DEDICATION	0.000 AC.±
TOTAL AREA OF SUBDIVISION	15.400 AC.±

FLORENCE ROAD

ROAD

MICHAEL J. & CYNTHIA W. DUNIGAN
1213/419



VICINITY MAP
SCALE: 1" = 1000'

LOT 1
BUZNS PROPERTY
PLAT 4635

EXIST. 30' USE IN COMMON
R/W FOR INGRESS AND
EGRESS. LIBER 1207, FOLIO 700

ROBERT D. VEGHERY & WIFE
1169/973

OWNER & DEVELOPER

ALBERT G. WARFIELD III
8300 COURT AVENUE
ELLIGOTT CITY, MARYLAND 21043

RECORDED PLAT 5761
OCT 3-12 1984

AMONG THE RECORDS OF
HOWARD COUNTY, MD

FISHER, COLLINS & CARTER, INC.

CONSULTING ENGINEERS AND LAND SURVEYORS
8300 COURT AVENUE
ELLIGOTT CITY, MARYLAND 21043

APPROVED: FOR PRIVATE WATER AND PRIVATE SEWERAGE SYSTEMS, HOWARD COUNTY HEALTH DEPARTMENT.

Howard County Health Officer 3/6/84
HOWARD COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY OFFICE OF PLANNING AND ZONING.
Director 3-12-84
DIRECTOR DATE

APPROVED: FOR STORM DRAINAGE SYSTEMS, AND PUBLIC ROADS.
HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS
Director 3-9-84
DIRECTOR DATE

OWNER'S CERTIFICATE

I, ALBERT G. WARFIELD, III, EXECUTOR OF THE ESTATE OF ALBERT G. WARFIELD, 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, MARYLAND, 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 STREET RIGHT-OF-WAYS AND THE SPECIFIC EASEMENT AREAS SHOWN HEREON; (2) THE RIGHT TO REQUIRE DEDICATION FOR PUBLIC USE THE BEDS OF THE STREETS AND/OR ROADS, THE 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; AND (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 MY/OUR HANDS THIS DAY OF JANUARY 23, 1984
Albert G. Warfield III
ALBERT G. WARFIELD, III, EXECUTOR

Victoria M. Bolton
WITNESS

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT: THAT IT IS A RESUBDIVISION OF LOT 2, WAKEFIELD FARM ESTATES RECORDED IN THE LAND RECORDS OF HOWARD COUNTY, MARYLAND AS PLAT NO. 5694 AND IT IS PART OF THE LAND CONVEYED BY VICTORIA M. BOLTON, STRAW PARTY TO A. GALLATIN WARFIELD, III, PERSONAL REPRESENTATIVE OF THE ESTATE OF ALBERT G. WARFIELD BY DEED DATED OCTOBER 7, 1983 AND RECORDED AMONG THE AFORESAID LAND RECORDS IN LIBER 1207 AT FOLIO 431 AND THAT ALL MONUMENTS ARE 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.

Terrell A. Fisher 1/23/84
TERRELL A. FISHER, L.S. #10692 DATE

WAKEFIELD FARM ESTATES
(RESUBDIVISION LOT 2)
LOTS 4 & 5

TAX MAP #13 PARCEL #201
4TH ELECTION DISTRICT
HOWARD COUNTY, MARYLAND
SCALE: 1" = 100' JANUARY 23, 1984
SHEET 1 OF 1

1042

F-84-110