

COORDINATE LIST		
POINT	NORTH	EAST
87	578937.9478	1314489.0641
88	581672.0074	1314826.1887
89	581104.7489	1314808.6339
90	580634.7810	1314581.4980
91	580311.4726	1314488.7818
92	579717.7208	1314710.3620
278	578945.4855	1314863.7315
278	579540.4875	1315207.2214
285	579485.8407	1314483.0427
302	580885.9282	1314900.3208
458	579173.8824	1314279.9554
464	579869.8577	1316392.1856
466	579300.5541	1316906.8745
470	579894.4203	1318765.4247
475	578268.8709	1316845.3468
477	579001.4386	1316828.9211
480	578996.8549	1316952.2360
486	579272.5899	1316913.0503
488	577988.7480	1314515.1288
497	581618.1730	1315049.0189
501	578065.8937	1318968.1410
541	578370.1880	1315450.8882

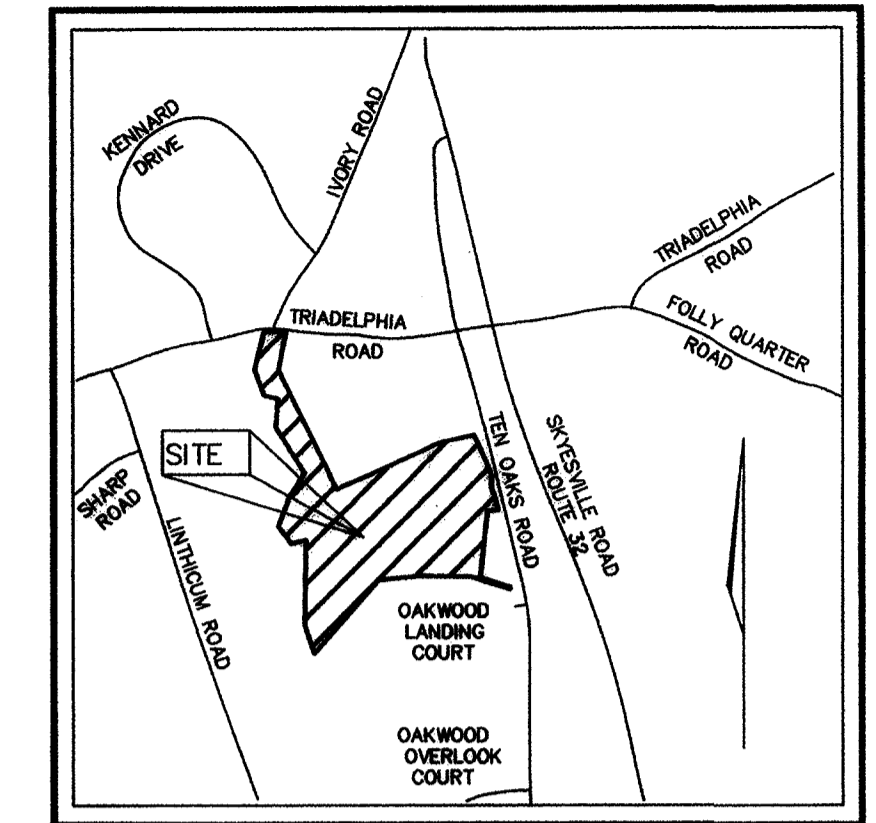
LINE TABLE		
L1	S78°49'02"E	79.79'
L2	S73°32'06"E	58.80'
L3	S11°28'44"W	747.19'
L4	S12°50'56"E	1380.07'
L5	N74°31'18"E	1073.76'
L6	N86°13'53"E	374.04'
L7	S14°24'44"E	28.92'
L8	S15°07'20"E	548.19'
L9	S14°58'56"W	35.94'
L10	S12°25'04"E	28.72'
L11	S06°19'04"E	135.90'
L12	N87°52'17"W	123.40'
L13	S14°58'56"W	280.74'
L14	S13°35'53"W	494.72'
L15	S16°32'35"E	42.25'
L16	S85°29'10"E	124.62'
L17	S67°04'07"E	214.48'
L18	S00°19'52"W	27.20'
L19	N67°04'07"W	222.69'
L20	N65°29'10"W	266.22'
L21	N81°30'50"W	599.10'
L22	N87°44'25"W	477.76'
L23	S48°08'36"W	1147.16'
L24	N11°02'30"W	355.80'
L25	N08°39'03"E	987.97'
L26	S87°31'44"W	174.82'

CURVE DATA					
CURVE	ARC	RADIUS	TANGENT	DELTA	CHORD
C1	90.81'	985.00'	45.44'	05°16'57"	S76°10'33"E 90.78'
C2	142.72'	1319.74'	71.43'	06°11'46"	S09°46'48"E 142.65'

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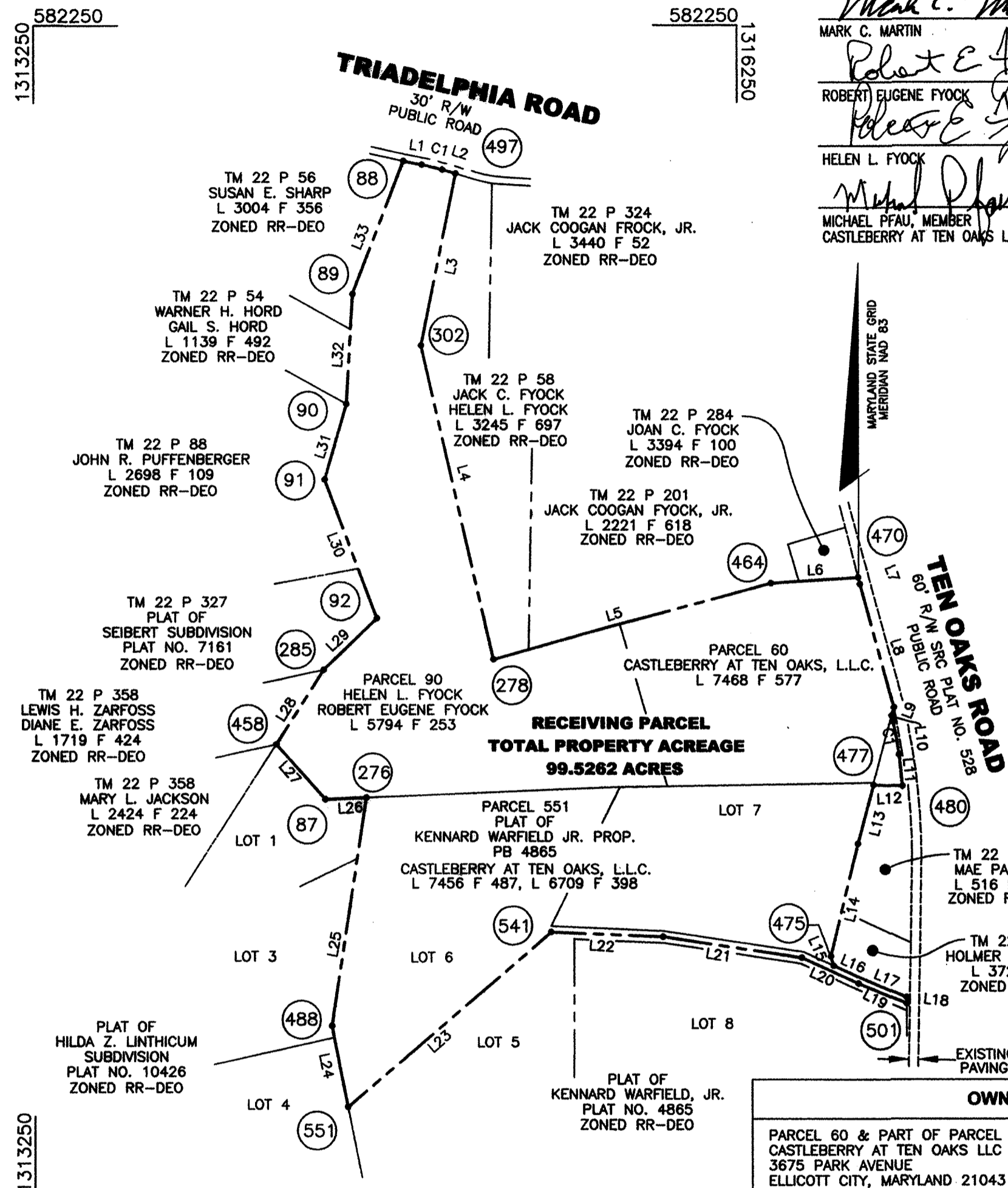
THE REQUIREMENTS § 3-108, THE REAL PROPERTY ARTICLE, ANNOTATED CODE OF MARYLAND, 1988 REPLACEMENT VOLUME, (AS SUPPLEMENTED) AS FAR AS THEY RELATE TO THE MAKING OF THIS PLAT AND THE SETTING OF MARKERS HAVE BEEN COMPLIED WITH.

Mark C. Martin 12/29/05
 MARK C. MARTIN DATE
Robert E. Fyock 2/23/06
 ROBERT EUGENE FYOCK DATE
Robert E. Fyock 2/23/06
 ROBERT EUGENE FYOCK DATE
Helen L. Fyock DATE
 HELEN L. FYOCK DATE
Michael Pfauf 2/13/06
 MICHAEL PFAU, MEMBER DATE
 CASTLEBERRY AT TEN OAKS LLC



VICINITY MAP
SCALE: 1"=2000'

DENSITY EXCHANGE		
RECEIVING PARCEL INFORMATION	OWNER: CASTLEBERRY AT TEN OAKS 3675 PARK AVENUE, SUITE 301 ELLCOTT CITY, MARYLAND 21043 7468/577, 6709/398, 7456/487 TAX MAP 10, BLOCK 13, PARCELS 60 & P/O 551 OWNER: HELEN L. FYOCK ROBERT EUGENE FYOCK 4109 TEN OAKS ROAD DAYTON, MARYLAND 21036 5794/253 TAX MAP 22, BLOCK 20; PARCEL 90	
TOTAL AREA OF SUBDIVISION	99.5262 ACRES	
ALLOWED DENSITY UNITS	99.5262/4.25 = 23	
NET ACREAGE OF SUBDIVISION	99.5262 ACRES	
NUMBER OF UNITS PROPOSED	46 UNITS	
MAXIMUM DEO UNITS ALLOWED	99.5262/2 = 49	
DEO DENSITY UNITS TO BE RECEIVED FROM SENDING PARCELS	23 UNITS	
SENDING PARCEL INFORMATION	DORIS FOLLMER HOGG PROPERTY TM 9, GRID 4, PARCEL 120	11 UNITS
SENDING PARCEL INFORMATION	DONNA L. SHAPIRO PROPERTY TM 12, GRID 5, PARCEL 9	10 UNITS
SENDING PARCEL INFORMATION	CHASE AT STONEY BROOK TM 7, GRID 17, PARCEL 133	2 UNITS



GENERAL NOTES

- DEED REFERENCE: L.7456 F.487 (PARCEL 60) L.5794 F.253 (PARCEL 90) L.6709 F.426, L.7468 F. 577 (P/O PARCEL 551)
- PROPERTY ZONED RR PER 2/2004 COMPREHENSIVE ZONING PLAN.
- THIS PLAT IS BASED ON A FIELD RUN BOUNDARY SURVEY PERFORMED BY VOGAL AND ASSOCIATES, INC. ON OR ABOUT JANUARY 2001.
- THE BEARINGS SHOWN ON THIS PLAT ARE REFERRED TO THE SYSTEM OF COORDINATES ESTABLISHED IN THE MARYLAND COORDINATE SYSTEM (NAD 83) AS PROJECTED BY THE FOLLOWING HOWARD COUNTY GEODETIC CONTROL STATIONS:
 28 A1 576723.51 1314261.60
 28 AC 578041.90 1314261.60
- DENOTES IRON PIN W/CAP SET
- DENOTES IRON PIPE OR IRON BAR FOUND.
- DENOTES ANGULAR CHANGE IN BEARING OF BOUNDARY OR RIGHTS-OF-WAY.
- DENOTES STONE OR MONUMENT FOUND.
- ALL AREAS SHOWN ARE MORE OR LESS.
- USING THE DENSITY/CLUSTER EXCHANGE OPTION DESCRIBED IN SECTION 106 OF THE ZONING REGULATIONS, THE DEVELOPMENT RIGHTS 23 OF THE RESIDENTIAL LOTS/PARCELS SHOWN ON THE SUBDIVISION PLAN FOR CASTLEBERRY AT TEN OAKS, P-05-04 HAVE BEEN TRANSFERRED FROM DORIS FOLLMER HOGG PROPERTY, TAX MAP 9, GRID 4, PARCEL 120, DONNA L. SHAPIRO PROPERTY, TAX MAP 12, GRID 5, PARCEL 9, CHASE AT STONEY BROOK, TAX MAP 7, GRID 17, PARCEL 133.

OWNERS	
PARCEL 60 & PART OF PARCEL 551 CASTLEBERRY AT TEN OAKS LLC 3675 PARK AVENUE ELLCOTT CITY, MARYLAND 21043	PARCEL 90 ROBERT EUGENE FYOCK PO BOX 56 GLENELG, MARYLAND 21737

11. THIS SUBDIVISION COMPLIES WITH THE 4TH EDITION OF THE SUBDIVISION AND LAND DEVELOPMENT REGULATIONS. IT IS SUBJECT TO THE 4TH EDITION BECAUSE THE SKETCH PLAN WAS SUBMITTED NOVEMBER 15, 2000 AND THE 1993 ZONING REGULATIONS, AS AMENDED BY CSO-2003, BECAUSE IT WAS TECHNICALLY COMPLETE ON FEBRUARY 14, 2001. THEREFORE, THE DENSITY IS BASED ON GROSS ACREAGE OF THE RECEIVING PARCEL.

ROBERT H. VOGEL ENGINEERING, INC.
8407 MAIN STREET
ELLCOTT CITY, MARYLAND 21043
410-461-7666

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS ALL OF THE LAND CONVEYED BY:
 HELEN L. FYOCK AND ROBERT EUGENE FYOCK TO HELEN L. FYOCK AND ROBERT EUGENE FYOCK BY DEED DATED NOVEMBER 8, 2001 AND RECORDED IN LAND RECORDS OF HOWARD COUNTY IN LIBER 5794 FOLIO 253
 RONDA J. CARPENTER TO CASTLEBERRY AT TEN OAKS, L.L.C. BY DEED DATED JULY 22, 2003 AND RECORDED IN LIBER 7468 FOLIO 577
 HERMAN M. BRAUDE TO CASTLEBERRY AT TEN OAKS, L.L.C. BY DEED DATED DECEMBER 12, 2002 AND RECORDED IN LIBER 6709 FOLIO 398 ALL RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND
 DARREN A. LILLY AND TINA M. LILLY TO CASTLEBERRY AT TEN OAKS, L.L.C. BY DEED DATED JULY 24, 2003 AND RECORDED IN LIBER 7456 FOLIO 487 AMONG THE AFOREMENTIONED LAND RECORDS.
 ALL MONUMENTS ARE IN PLACE IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND.
Mark C. Martin
 MARK C. MARTIN, PROFESSIONAL LAND SURVEYOR #10884 DATE

THE PURPOSE OF THIS PLAT IS TO IDENTIFY A 99.5262 ACRE PARCEL AS A RECEIVING PARCEL FOR DENSITY EXCHANGE, AND TO IDENTIFY THE SENDING PARCEL FOR THE REQUIRED DEO UNITS BEING TRANSFERRED. THE SENDING PARCEL IS REQUIRED TO SUPPORT THE CLUSTER LOT DENSITY FOR CASTLEBERRY AT TEN OAKS

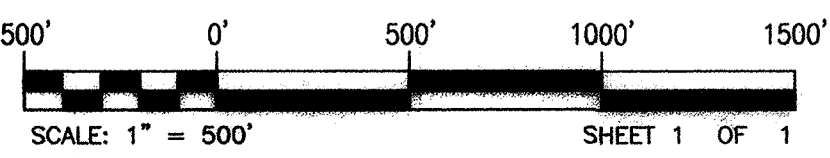
RECORDED AS PLAT No. 18204 ON 4/17/06 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

APPROVED: FOR PRIVATE WATER AND PRIVATE SEWERAGE SYSTEMS, HOWARD COUNTY HEALTH DEPARTMENT.
 HOWARD COUNTY HEALTH OFFICER DATE
 APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING
Mark C. Martin 2/23/06
 DIRECTOR DATE

OWNER'S CERTIFICATE

WE, ROBERT EUGENE FYOCK, HELEN L. FYOCK AND CASTLEBERRY AT TEN OAKS, L.L.C. BY MICHAEL PFAU, MEMBER, OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON, ADOPT THIS FINAL DENSITY RECEIVING PLAT OF EASEMENT, AND IN CONSIDERATION OF THE APPROVAL OF THIS PLAT BY THE DEPARTMENT OF PLANNING AND ZONING, ESTABLISH THE PRESERVATION EASEMENT TO BE CONSIDERED A RECEIVING PARCEL FOR 23 DEVELOPMENT UNITS.
 WITNESS OUR HANDS THIS 23 DAY OF February, 2006.
Robert E. Fyock
 ROBERT EUGENE FYOCK
Robert E. Fyock
 HELEN L. FYOCK
Michael Pfauf
 MICHAEL PFAU, MEMBER
 CASTLEBERRY AT TEN OAKS, L.L.C.
James Keane
 WITNESS
James Keane
 WITNESS
James Keane
 WITNESS

DENSITY RECEIVING PLAT
 CASTLEBERRY AT TEN OAKS
 ZONED RR-DEO
 TAX MAP NO. 22, BLK: 13, PARCEL NO. 60, 90, & P/O 551
 5TH ELECTION DISTRICT, HOWARD COUNTY, MARYLAND
 SEPTEMBER 1, 2005



RE-05-04 R