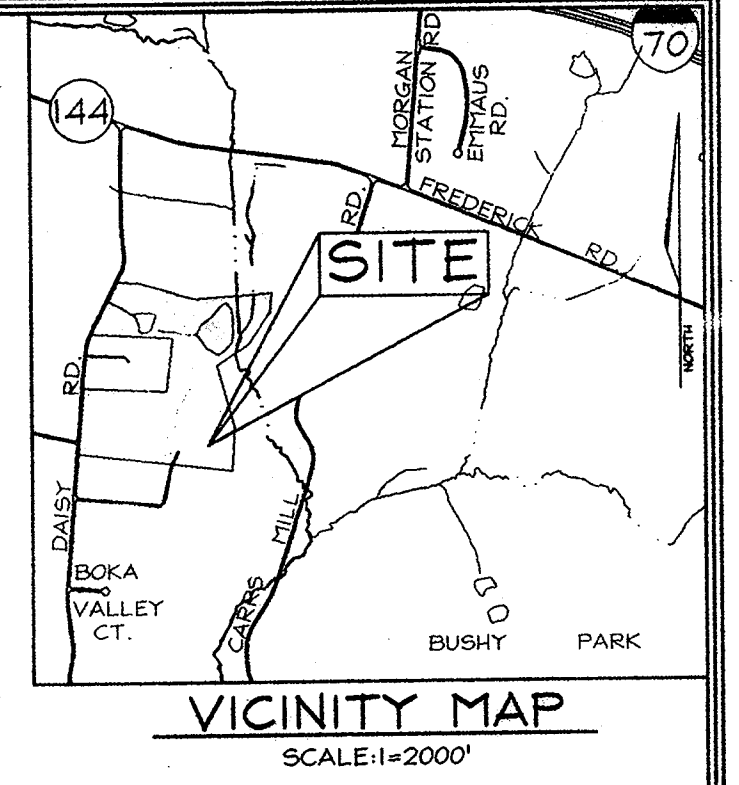
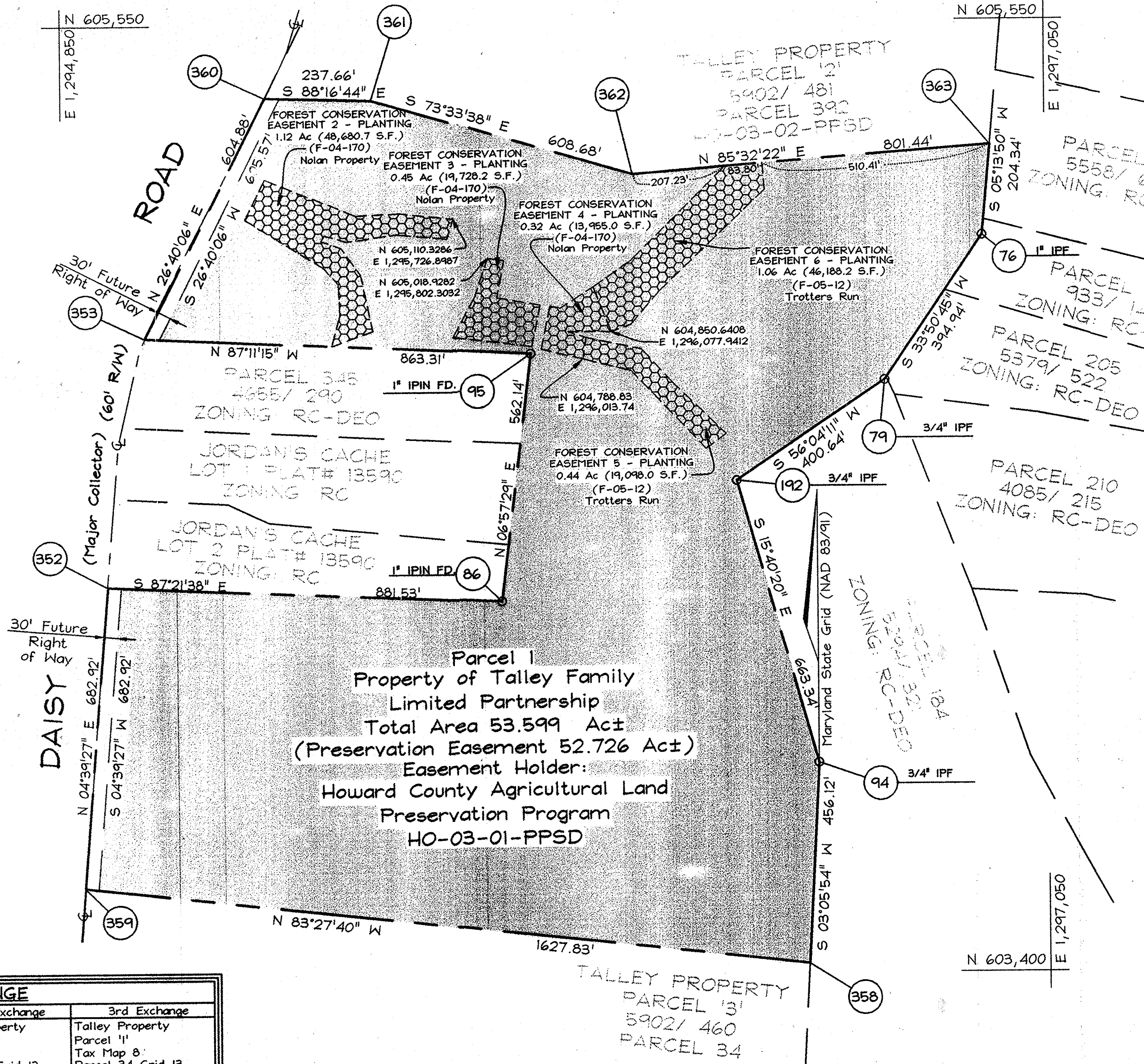


POINT	NORTHING	EASTING
76	605,064.9699	1,296,908.3007
79	604,736.9593	1,296,688.3373
86	604,244.6292	1,295,829.2605
94	603,874.6463	1,296,535.1089
95	604,802.6313	1,295,897.3600
192	604,513.3270	1,296,355.9171
352	604,285.2260	1,294,948.6670
353	604,844.9940	1,295,035.0880
358	603,419.1900	1,296,510.4560
359	603,604.5640	1,294,893.2140
360	605,385.5230	1,295,306.5720
361	605,378.3850	1,295,544.1220
362	605,206.1270	1,296,127.91900
363	605,268.4570	1,296,926.9290



- ### GENERAL NOTES
- Subject property zoned RC-DEO per 2/2/04 Comprehensive Zoning Plan.
  - Coordinates based on NAD '83, Maryland Coordinate System as projected by Howard County Geodetic Control Stations no. 08ga and no. 08gb. Denotes approximate location (see location map).  
Sta. 08GA N 183,540.3179 (m) E 394,654.2750 (m) El. 168.0758 (m)  
N 602,165.193 (ft) E 1,294,794.900 (ft) El. 551.429 (ft)  
Sta. 08GB N 184,027.8879 (m) E 394,683.8408 (m) El. 173.8522 (m)  
N 603,764.828 (ft) E 1,294,891.901 (ft) El. 570.380 (ft)
  - Denotes iron pipe found.
  - Denotes rebar and cap set.
  - Denotes rebar and cap found.
  - Denotes concrete monument found.
  - Denotes concrete monument set.
  - This plat is based on field run Monumented Boundary Survey performed on or about February 1, 2001 By C.B. Miller and Associates, Inc. All lot areas are more or less (+/-).
  - Distances shown are based on surface measurement and not reduced to NAD '83 grid measurement and are rounded to the nearest 1 square Foot and to the nearest 0.001 Acre.
  - The purpose of this amended plat of easement is to record the transfer of 9 density exchange option (DEO) units from the preservation easement established by recordation of the original plat of easement entitled Talley Property Parcel 1 and recorded as plat RE-03-02, F-03-28-S, Easement HO-03-01-PPSD and recordation of a deed of Agricultural Preservation easement dated February 21, 2003, and recorded among the Land records of Howard County Maryland in Liber 6890 Folio 394 on February 21, 2003.
  - This property is encumbered with an Agricultural Land preservation Easement Agreement with the Howard County Agricultural Land preservation program. This agreement outlines the maintenance responsibilities of the owner, prohibits subdivision of the parcel and enumerates the uses permitted on the property. The Easement was donated, not purchased, thereby allowing density to be sold through the DEO/CEO provisions of Zoning, Section 106.

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.

*C. Brooke Miller* 1-3-2006  
C. Brooke Miller (Maryland Property Line Surveyor #135) Date

*John Sidney Talley*  
John Sidney Talley, Limited Partner, Attorney-in-Fact for Richard W Talley Jr. / General Partner Date

**OWNER**  
TALLEY FAMILY  
LIMITED PARTNERSHIP  
1525 Daisy Road  
Woodbine, Maryland 21797  
410.442.2300

**FSH Associates**  
Engineers Planners Surveyors  
8318 Forrest Street Ellicott City, MD 21043  
Tel: 410-750-2251 Fax: 410-750-7350  
E-mail: info@fsha.biz

DENSITY EXCHANGE			
	1st Exchange	2nd Exchange	3rd Exchange
<b>SENDING PARCEL INFORMATION</b>	Talley Property Parcel '1' Tax Map 8 Parcel 34 Grid 13	Talley Property Parcel '1' Tax Map 8 Parcel 34 Grid 13	Talley Property Parcel '1' Tax Map 8 Parcel 34 Grid 13
<b>TOTAL PARCEL AREA:</b>	53.599 Acres± (Preservation Easement: 52.726 Act + Right of way 0.837 Act±)	53.599 Acres± (Preservation Easement: 52.726 Act + Right of way 0.837 Act±)	53.599 Acres± (Preservation Easement: 52.726 Act + Right of way 0.837 Act±)
<b>DEO Units Created:</b>	N/A	(1 : 3) = 4 units	(1 : 3) = 9 units
<b>DEO Units Sent:</b>	N/A	(1 : 3) = 4 units	(1 : 3) = 9 units
<b>CEO Units Created:</b>	(1 : 4.25) = 12 units	N/A	N/A
<b>CEO Units Sent:</b>	(1 : 4.25) = 1 unit	N/A	N/A
<b>Acres of Easement Remaining</b>	49.349 Ac.	37.349 Ac. *	10.349 Ac. *
<b>RECEIVING PARCEL:</b>	Waterford Farm Parcel '13' Tax Map 20 Parcel 20 Grid 12 P-02-28	Pindell Chase Lots 1 thru 24 and Open Space Lot 25 Non-Buildable Preservation Parcels A Thru C Tax Map 41 Parcel 59 Grid 4 F-03-28	Sheppard Manor Parcel 268 Tax Map 29 Grid 01 SP-05-08

\* Out of 10.349 Acres Remaining, one unit (4.25 Ac.) is retained for a dwelling on the parcel.

**OWNER'S CERTIFICATE**

We, Talley Family Limited Partnership, LLLP owners of the property shown and described hereon, hereby adopt this plat, and in consideration of the approval of this final plat by the Department of Planning and Zoning, establish the preservation easement to be considered a sending parcel for development Rights. Witness my hand this 20th day of Dec., 2005

*John Sidney Talley*  
John Sidney Talley, Limited Partner, Attorney-in-Fact for Richard W Talley Jr. / General Partner

*[Signature]*  
Witness

**SURVEYOR'S CERTIFICATE**

I hereby certify that the final easement plat shown hereon is correct; that it defines a preservation parcel easement of 52.726 acres on part of the land conveyed by Talley Family Limited Partnership, LLLP to Talley Family Limited Partnership, LLLP by deed dated January 4, 2002 and recorded in the land records of Howard County in liber 5902, folio 481. All monuments are in place.

*C. Brooke Miller*  
C. Brooke Miller (Maryland Property Line Surveyor #135) Date

1-3-2006

Recorded as Plat No. 17996 on 2/3/06  
Among the Land Records of Howard County, Maryland.

**AMENDED PLAT OF AGRICULTURAL EASEMENT**  
DENSITY SENDING PARCEL  
**TALLEY PROPERTY**  
PARCEL '1'  
TAX MAP 8 GRID 13 PARCEL 34  
4TH ELECTION DISTRICT  
HOWARD COUNTY, MARYLAND  
Scale: 1"=200'  
Date: December 19, 2005  
Sheet 1 of 1  
RE-03-02

APPROVED: Howard County Department of Planning and Zoning

*[Signature]*  
Director

*JA* 1/13/06 Date