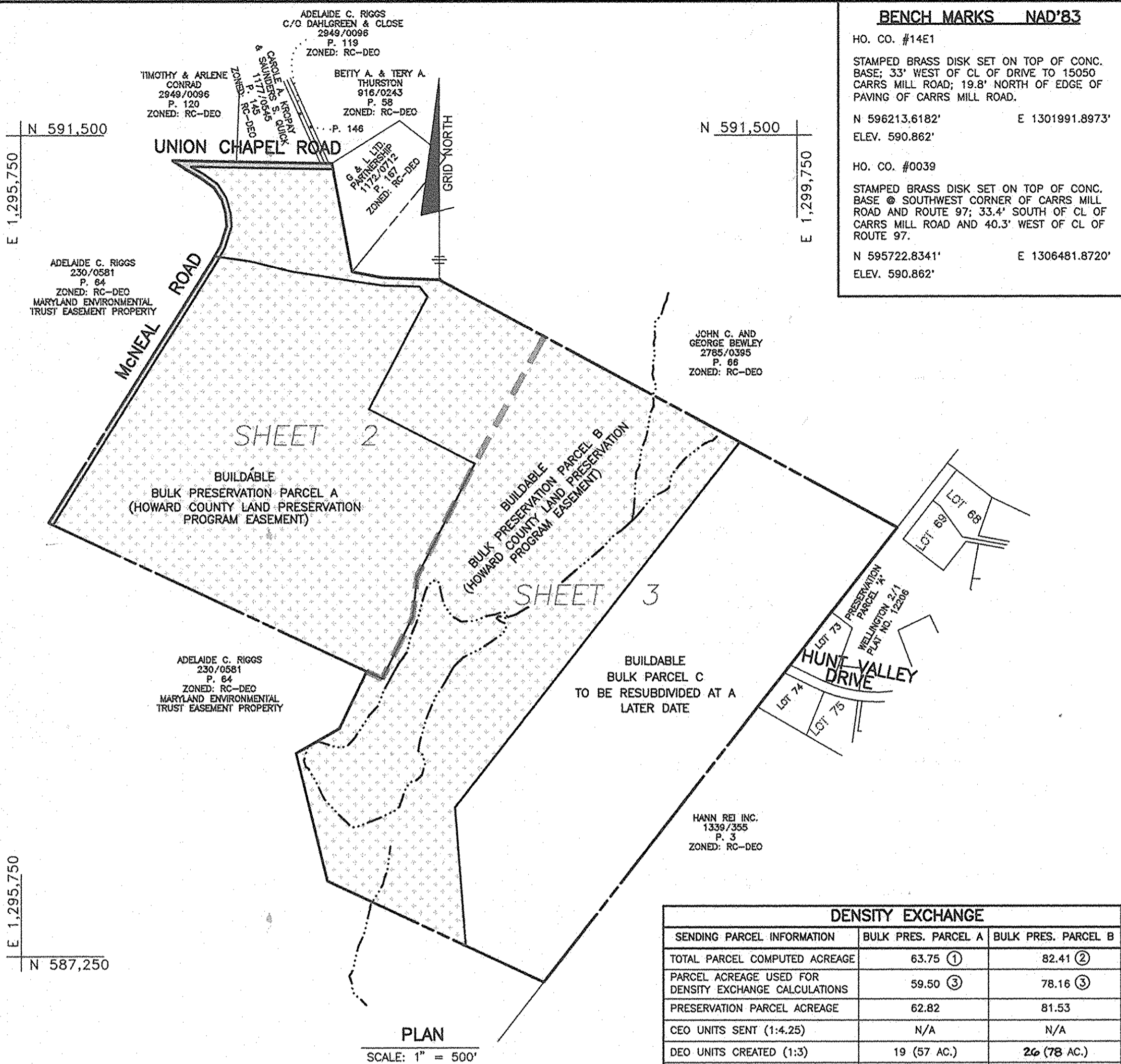


NOTES:

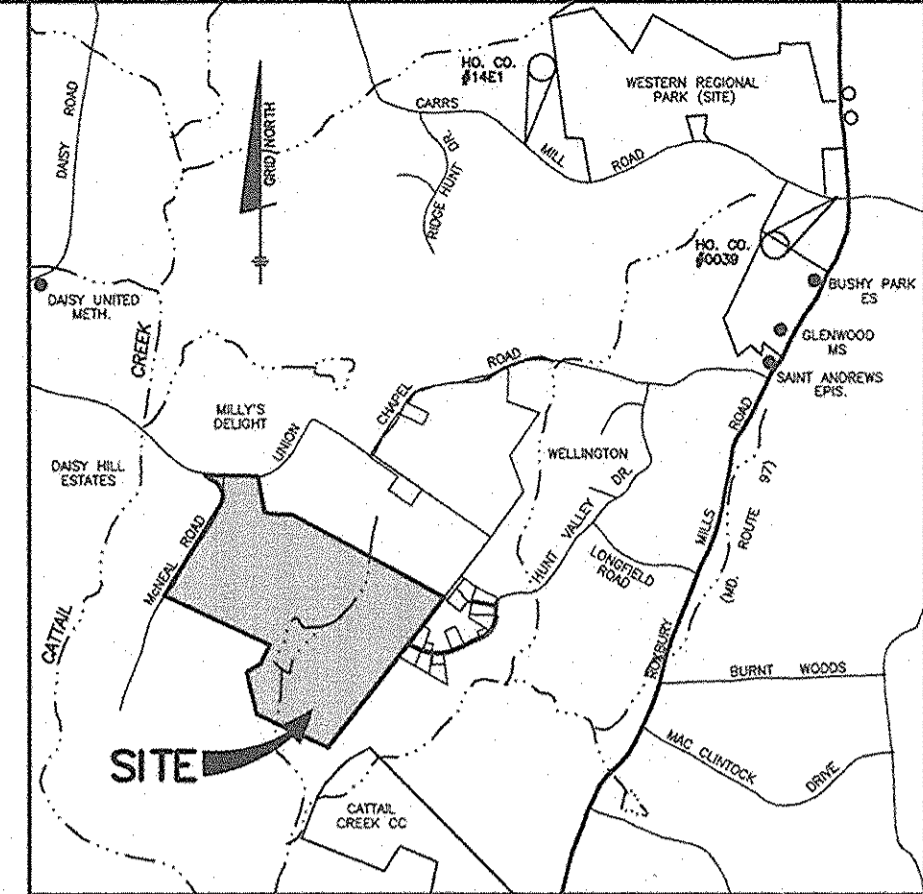
- DENOTES IRON PIPE FOUND.
● DENOTES REBAR AND CAP TO BE SET
- COORDINATES BASED ON NAD 83 MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL STATIONS 14E1 AND 0039.
- BRL INDICATES BUILDING RESTRICTION LINE.
- SUBJECT PROPERTY ZONED RC-DEO PER 10-18-93 COMPREHENSIVE ZONING PLAN.
- ALL AREAS ON THIS PLAT ARE "MORE OR LESS".
- THIS PLAT IS BASED ON A FIELD RUN MONUMENTED BOUNDARY SURVEY PERFORMED ON OR ABOUT OCTOBER, 1999, BY BENCHMARK ENGINEERING, INC.
- 343.3 INDICATES 100-YEAR FLOODPLAIN ELEVATION TAKEN FROM HOWARD COUNTY 200 SCALE TOPO MAP.
- 376 INDICATES COORDINATE DESIGNATION
- NO CLEARING, GRADING OR CONSTRUCTION IS PERMITTED WITHIN THE 100 YEAR FLOODPLAIN, STREAM OR 75' STREAM BUFFER.
- THIS AREA DESIGNATES A PRIVATE SEWAGE EASEMENT AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT FOR INDIVIDUAL SEWAGE DISPOSAL IMPROVEMENTS OF ANY NATURE IN THIS AREA ARE RESTRICTED UNTIL PUBLIC SEWER IS AVAILABLE. THIS EASEMENT SHALL BECOME NULL AND VOID UPON CONNECTION TO A PUBLIC SEWER SYSTEM. THE COUNTY HEALTH OFFICER SHALL HAVE THE AUTHORITY TO GRANT VARIANCES FOR ENCROACHMENT INTO THE PRIVATE SEWAGE EASEMENT. RECORDED OF A MODIFIED SEWAGE EASEMENT PLAT SHALL NOT BE REQUIRED.
- STRUCTURES AND DWELLINGS EXIST AND ARE TO REMAIN ON BULK PRESERVATION PARCELS A AND B. NO BUILDING, EXTENSIONS OR ADDITIONS ARE TO BE CONSTRUCTED AT A DISTANCE LESS THAN THE ZONING REGULATIONS ALLOW.
- THIS SUBDIVISION IS EXEMPT FROM THE PERIMETER LANDSCAPE REQUIREMENTS OF SECTION 16.124 OF THE HOWARD COUNTY CODE AND THE LANDSCAPE MANUAL BECAUSE THE PLAT IS A BULK PARCEL SUBDIVISION WITH EXISTING DWELLINGS TO REMAIN LOCATED ON PRESERVATION PARCELS A AND B. THERE IS NO CHANGE IN LAND USE WITH THE RECORDING OF THIS PLAT. BUT LANDSCAPING REQUIREMENTS FOR BULK PARCEL C WILL BE ADDRESSED UPON ITS FUTURE DEVELOPMENT.
- A WAIVER PETITION (WP-00-57) TO SECTION 16.116(a)(4) AND 16.147(c)(17) OF THE SUBDIVISION AND LAND DEVELOPMENT REGULATIONS WHICH REQUIRES THE WETLAND AND WETLAND BUFFERS TO BE DELINEATED ON FINAL PLATS WAS APPROVED BY THE PLANNING DIRECTOR ON 1-13-00.
- THIS BULK PARCEL SUBDIVISION PLAT WILL NOT IMPACT ANY WETLANDS OR THE 25' WETLANDS BUFFER.
- ANY FUTURE SUBDIVISION OR DEVELOPMENT OF THE SUBJECT THREE BULK PARCELS WILL REQUIRE THE DELINEATION OF ANY WETLANDS AND THEIR 25 FOOT BUFFERS AS REQUIRED BY SECTION 16.116 OF THE HOWARD COUNTY SUBDIVISION AND LAND DEVELOPMENT REGULATIONS.
- A FLOODPLAIN STUDY, WETLAND AND STREAM DELINEATION SHALL BE REQUIRED AT THE TIME OF ANY FUTURE RESUBDIVISION OF THE BULK PARCELS.
- A DECLARATION OF INTENT WAS FILED FOR THIS BULK PARCEL SUBDIVISION IN CONNECTION WITH A REAL ESTATE TRANSACTION TO ESTABLISH PARCELS FOR THE TWO EXISTING DWELLINGS ON BULK PRESERVATION PARCELS A AND B AND SINCE NO CHANGE IN LAND USE WILL OCCUR OR NO NEW DEVELOPMENT IS PROPOSED WITH THIS BULK PARCEL SUBDIVISION IN ACCORDANCE WITH SECTION 16.1202(b)(2)(iv) OF THE HOWARD COUNTY CODE AND THE FOREST CONSERVATION MANUAL, THE FOREST CONSERVATION REQUIREMENTS OF BULK PARCEL C WILL BE ADDRESSED UPON THE PROPOSED DEVELOPMENT OR RESUBDIVISION OF THAT PARCEL.
- PRESERVATION PARCELS A AND B ARE ENCLUMBERED BY AN EASEMENT AGREEMENT WITH THE HOWARD COUNTY AGRICULTURAL LAND PRESERVATION EASEMENT PROGRAM. THIS AGREEMENT PROHIBITS FURTHER SUBDIVISION OF THE PARCELS, OUTLINES THE MAINTENANCE RESPONSIBILITIES OF ITS OWNERS AND ENUMERATES THE USES PERMITTED ON THE PROPERTY.
- ACCESS TO THE EXISTING DWELLING ON BULK PRESERVATION PARCEL 'B' WILL BE VIA THE EXISTING DRIVEWAY THAT RUNS FROM MCNEAL ROAD THROUGH THE 40-FOOT WIDE STRIP BETWEEN BULK PRESERVATION PARCEL 'A' AND THE BENTLEY PROPERTY TO THE DWELLING. ACCESS TO THE EXISTING DWELLING ON BULK PRESERVATION PARCEL 'A' AND THE ADELAIDE RIGGS PROPERTY (PARCEL 84) WILL BE VIA THE EXISTING DRIVEWAY CURRENTLY SERVING THE DWELLING ON PRESERVATION PARCEL 'A' AND THE ADELAIDE RIGGS PROPERTY (PARCEL 84). THIS DRIVEWAY IS UNDER A PRESCRIPTIVE INGRESS/ EGRESS EASEMENT. A MAINTENANCE AGREEMENT FOR THIS USE-IN-COMMON DRIVEWAY WILL BE RECORDED SIMULTANEOUSLY WITH THIS PLAT.
- PRESERVATION PARCELS 'A' AND 'B' WILL HAVE PRIVATE OWNERSHIP AND WILL BE DEDICATED TO THE HOWARD COUNTY AGRICULTURAL LAND PRESERVATION EASEMENT PROGRAM AND WILL EXTINGUISH PERMANENTLY THE RIGHT TO DEVELOP 62.82 ACRES ON PRESERVATION PARCEL 'A' AND 81.53 ACRES ON PRESERVATION PARCEL 'B' BASED ON THE DEO/CEO PROVISION DESCRIBED IN SECTION 106 OF THE ZONING REGULATIONS. BULK PARCEL 'C' IS BEING ESTABLISHED FOR A FUTURE RURAL CLUSTER SUBDIVISION.
- THIS AREA REPRESENTS PRESERVATION EASEMENT AREAS.



BENCH MARKS NAD'83

HO. CO. #14E1
 STAMPED BRASS DISK SET ON TOP OF CONC. BASE @ SOUTHWEST CORNER OF CARRS MILL ROAD; 33' WEST OF CL OF DRIVE TO 15050 CARRS MILL ROAD; 19.8' NORTH OF EDGE OF PAVING OF CARRS MILL ROAD.
 N 596213.6182' E 1301991.8973'
 ELEV. 590.862'

HO. CO. #0039
 STAMPED BRASS DISK SET ON TOP OF CONC. BASE @ SOUTHWEST CORNER OF CARRS MILL ROAD AND ROUTE 97; 33.4' SOUTH OF CL OF CARRS MILL ROAD AND 40.3' WEST OF CL OF ROUTE 97.
 N 595722.8341' E 1306481.8720'
 ELEV. 590.862'



COORDINATE CHART (NAD '83) FEET

BOUNDARY COORDINATES			RIGHT-OF-WAY COORDINATES		
No.	NORTH	EAST	No.	NORTH	EAST
47	588766.6668	1297443.5438	400	589485.8568	1295914.9763
201	590795.1686	1297456.6234	401	590273.3988	1296402.3697
230	589032.6915	1299926.9919	402	590841.2202	1296757.2950
233	587981.3231	1299112.6545	403	590919.9484	1296801.3393
235	588541.1144	1299545.9357	404	591028.6230	1296835.2565
370	589470.2081	1300266.1105	405	591100.2743	1296829.7901
108	587115.7227	1298442.7063	406	591178.5208	1296806.4144
107	587641.3100	1297326.8712	407	591248.7742	1296763.5858
104	588302.1675	1297165.9279	408	591301.8924	1296689.4473
103	588430.3881	1297390.2178	409	591339.5131	1296625.7808
102	588726.2340	1297529.4768	410	591335.0566	1296837.1102
376	589496.5701	1295892.2062	411	591325.7768	1297358.7448
377	590286.6025	1296381.1408			
378	590853.9561	1296735.7738			
379	590929.8820	1296778.2503			
380	591031.4980	1296809.9645			
381	591095.9906	1296805.0442			
382	591168.2720	1296785.2982			
383	591231.2608	1296745.1050			
384	591280.9291	1296675.7816			
385	591328.9476	1296594.5185			
386	591371.5216	1296530.8515			
387	591365.0510	1296837.6933			
388	591355.8803	1297353.1917			
389	590765.0223	1297609.6013			
390	590753.8903	1297906.3926			

DENSITY EXCHANGE

SENDING PARCEL INFORMATION	BULK PRES. PARCEL A	BULK PRES. PARCEL B
TOTAL PARCEL COMPUTED ACREAGE	63.75 ①	82.41 ②
PARCEL ACREAGE USED FOR DENSITY EXCHANGE CALCULATIONS	59.50 ③	78.16 ③
PRESERVATION PARCEL ACREAGE	62.82	81.53
CEO UNITS SENT (1:4.25)	N/A	N/A
DEO UNITS CREATED (1:3)	19 (57 AC.)	26 (78 AC.)
DEO UNITS SENT (1:3)	4 (12 AC.) ④	10 (30 AC.) ④
REMAINING PRESERVATION PARCEL ACREAGE AVAILABLE FOR EXCHANGE	475 AC.	48.16 AC.
RECEIVING PARCEL	WINDRIDGE FARM SP-99-12 TAX MAP 21-GRID 17, PARCEL 31	

- ① INCLUDES 0.93 AC. OF ROW DEDICATION
- ② INCLUDES 0.88 AC. OF ROW DEDICATION
- ③ EXISTING DWELLING UNITS EXIST ON PRESERVATION PARCELS A & B. ACREAGE SHOWN OBTAINED FROM SUBTRACTING 4.25 AC. FROM TOTAL PARCEL COMPUTED ACREAGE.
- ④ UNITS SENT AS INITIAL EXCHANGE OF DENSITY RIGHTS.

TOTAL TABULATION THIS SHEET

TOTAL NUMBER OF BUILDABLE PRESERVATION PARCELS TO BE RECORDED	2
TOTAL NUMBER OF BUILDABLE BULK PARCELS TO BE RECORDED	1
TOTAL AREA OF BUILDABLE PRESERVATION PARCELS TO BE RECORDED	144.35 AC.
TOTAL AREA OF BUILDABLE BULK PARCELS TO BE RECORDED	59.50 AC.
TOTAL AREA OF RIGHT OF WAY TO BE RECORDED	1.81 AC.
TOTAL AREA OF 100YR FLOODPLAIN TO BE RECORDED	15.94 AC.
TOTAL AREA OF THIS PLAT TO BE RECORDED	205.66 AC.

APPROVED: FOR PRIVATE WATER AND PRIVATE SEWER SYSTEMS, IN ACCORDANCE WITH THE MASTER PLAN OF WATER AND SEWERAGE FOR HOWARD COUNTY.

Joseph A. DeLoe 3/28/00
 COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

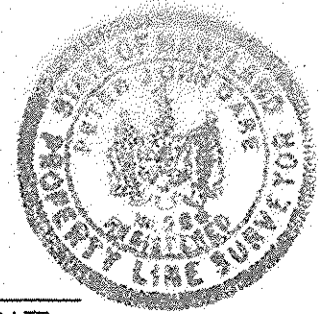
William J. Dammann 4/3/00
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

Joseph A. DeLoe 4/12/00
 DIRECTOR DATE

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF, THAT THE FINAL PLAT IS CORRECT; THAT IT IS A SUBDIVISION OF ALL OF THE LAND CONVEYED BY ADELAIDE C. RIGGS TO DESALES MICHAEL CAVEY BY DEED DATED JUNE 18, 1993, AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 2914, AT FOLIO 389 AND BY DEED DATED SEPTEMBER 9, 1994 RECORDED IN LIBER 3374, AT FOLIO 340 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.

Peter J. Dare 3/16/00
 PETER J. DARE DATE
 MARYLAND PROPERTY LINE SURVEYOR # 224



OWNER'S DEDICATION

I, DESALES MICHAEL CAVEY, OWNER 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 DEPT. OF PLANNING AND ZONING, ESTABLISH THE MINIMUM BUILDING RESTRICTION LINES AND GRANT UPON 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 RIGHTS-OF-WAY AND THE SPECIFIC EASEMENT AREAS SHOWN HEREON, (2) THE RIGHT TO REQUIRE DEDICATION FOR PUBLIC USE THE BEDS OF THE STREETS AND/OR ROADS, FLOODPLAIN AND OPEN SPACE WHERE APPLICABLE, AND FOR GOOD AND OTHER VALUABLE CONSIDERATION, HEREBY GRANTS THE 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 RIGHTS-OF-WAY, WITNESS OUR HANDS THIS 17th DAY OF MARCH, 2000.

Desales Michael Cavey
 DESALES MICHAEL CAVEY

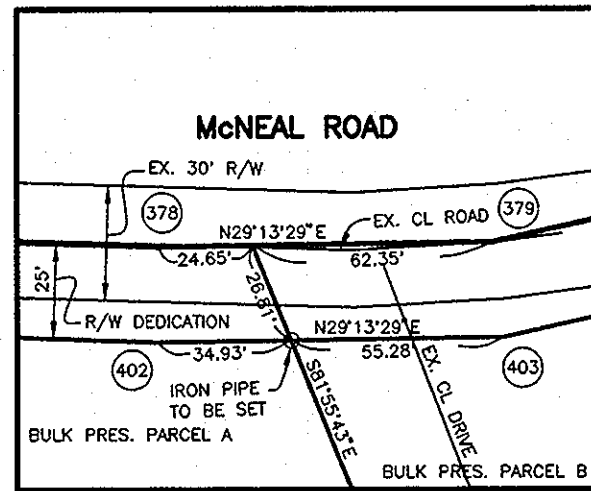
Joseph A. DeLoe
 WITNESS

RECORDED AS PLAT NO. 14188 ON 4/17/00 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

SUBDIVISION PLAT AND PLAT OF EASEMENT
CAVEY PROPERTY
 PRESERVATION PARCELS A AND B AND BULK PARCEL C
 A SUBDIVISION OF PARCEL 246

WP-00-57
 4th ELECTION DISTRICT OF HOWARD COUNTY, MARYLAND
 ZONING: RC-DEO
 TAX MAP: 14, 21
 GRID: 19 & 20, 1 & 2
 PARCEL: 246

SCALE: AS SHOWN
 DATE: MARCH, 2000
 SHEET: 1 of 3



BLOWUP
SCALE: 1" = 50'

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.

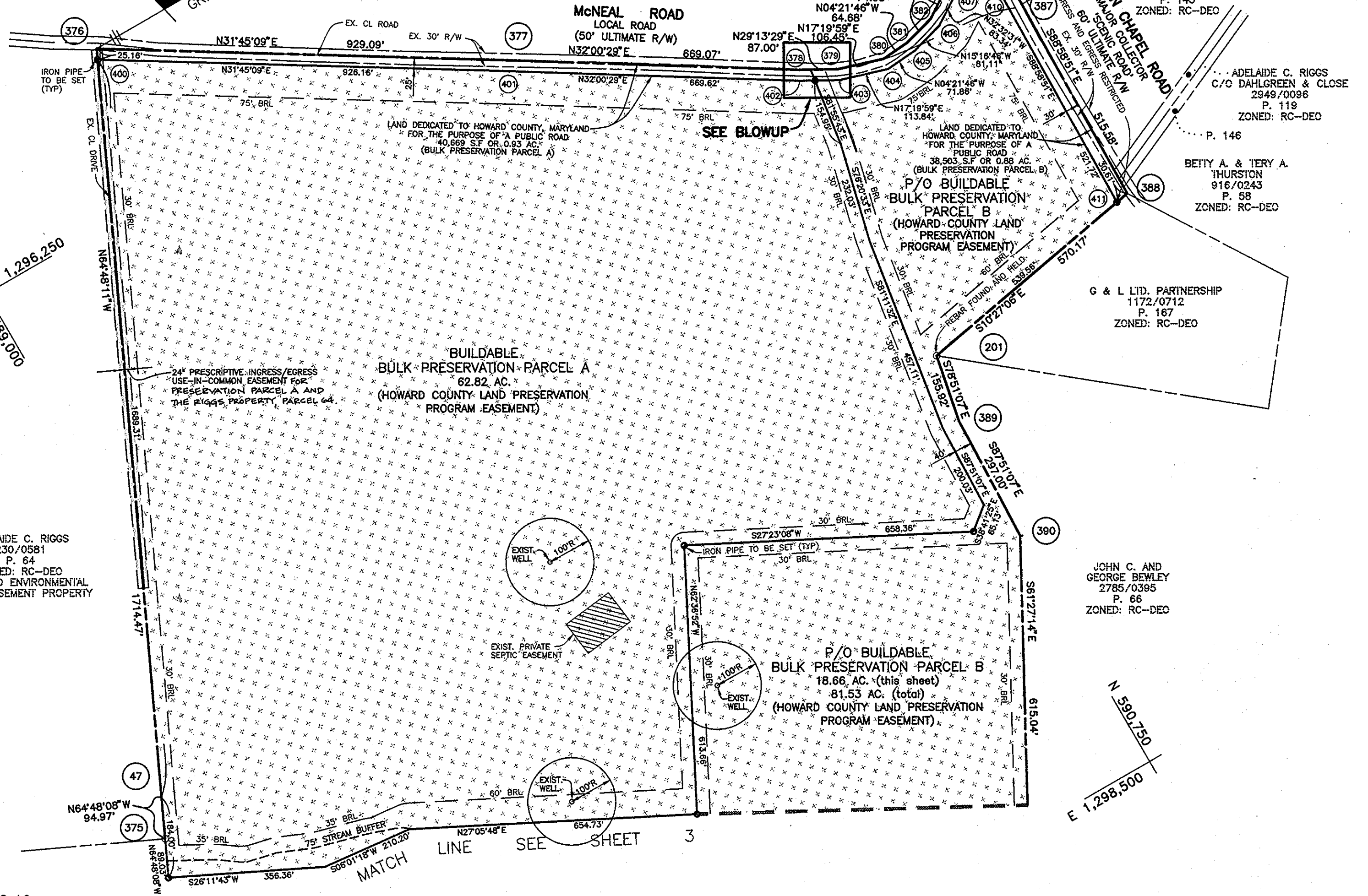
Peter J. Dare 3/16/00
PETER J. DARE DATE
MARYLAND PROPERTY LINE SURVEYOR #224

Desales Michael Cavey 3/17/00
DESALES MICHAEL CAVEY DATE

OWNER/DEVELOPER:
DESALES MICHAEL CAVEY
3090 McNEAL ROAD
WOODBINE, MARYLAND 21797

ENGINEER:
BENCHMARK ENGINEERING, INC.
8480 BALT. NATL. PIKE, SUITE 418
ELLCOTT CITY, MARYLAND 21043
410-465-6105

ADELAIDE C. RIGGS
230/0581
P. 64
ZONED: RC-DEO
MARYLAND ENVIRONMENTAL
TRUST EASEMENT PROPERTY



TOTAL TABULATION THIS SHEET

TOTAL NUMBER OF BUILDABLE PRESERVATION PARCELS TO BE RECORDED	1
TOTAL NUMBER OF BUILDABLE BULK PARCELS TO BE RECORDED	0
TOTAL AREA OF BUILDABLE PRESERVATION PARCELS TO BE RECORDED	81.48 AC.
TOTAL AREA OF BUILDABLE BULK PARCELS TO BE RECORDED	0.00 AC.
TOTAL AREA OF RIGHT OF WAY TO BE RECORDED	1.81 AC.
TOTAL AREA OF 100YR FLOODPLAIN TO BE RECORDED	0.00 AC.
TOTAL AREA OF THIS PLAT TO BE RECORDED	83.29 AC.

APPROVED: FOR PRIVATE WATER AND PRIVATE SEWER SYSTEMS, IN ACCORDANCE WITH THE MASTER PLAN OF WATER AND SEWERAGE FOR HOWARD COUNTY.

Dirck M. Hester 3/28/00
COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

Michael Damiano 4/3/00
CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

James S. Butler 4/12/00
DIRECTOR DATE

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF, THAT THE FINAL PLAT IS CORRECT; THAT IT IS A SUBDIVISION OF ALL OF THE LAND CONVEYED BY ADELAIDE C. RIGGS TO DESALES MICHAEL CAVEY BY DEED DATED JUNE 18, 1993, AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 2914, AT FOLIO 389 AND BY DEED DATED SEPTEMBER 9, 1994 RECORDED IN LIBER 3374 AT FOLIO 340 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.

Peter J. Dare 3/16/00
PETER J. DARE DATE
MARYLAND PROPERTY LINE SURVEYOR # 224



OWNER'S DEDICATION

I, DESALES MICHAEL CAVEY, OWNER 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 DEPT. 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 RIGHTS-OF-WAY AND THE SPECIFIC EASEMENT AREAS SHOWN HEREON, (2) THE RIGHT TO REQUIRE DEDICATION FOR PUBLIC USE THE BEDS OF THE STREETS AND/OR ROADS, FLOODPLAIN AND OPEN SPACE WHERE APPLICABLE, AND FOR GOOD AND OTHER VALUABLE CONSIDERATION, HEREBY GRANTS THE 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 RIGHTS-OF-WAY, WITNESS OUR HANDS THIS 17TH DAY OF MARCH, 2000.

Desales Michael Cavey
DESALES MICHAEL CAVEY
James H. ...
WITNESS

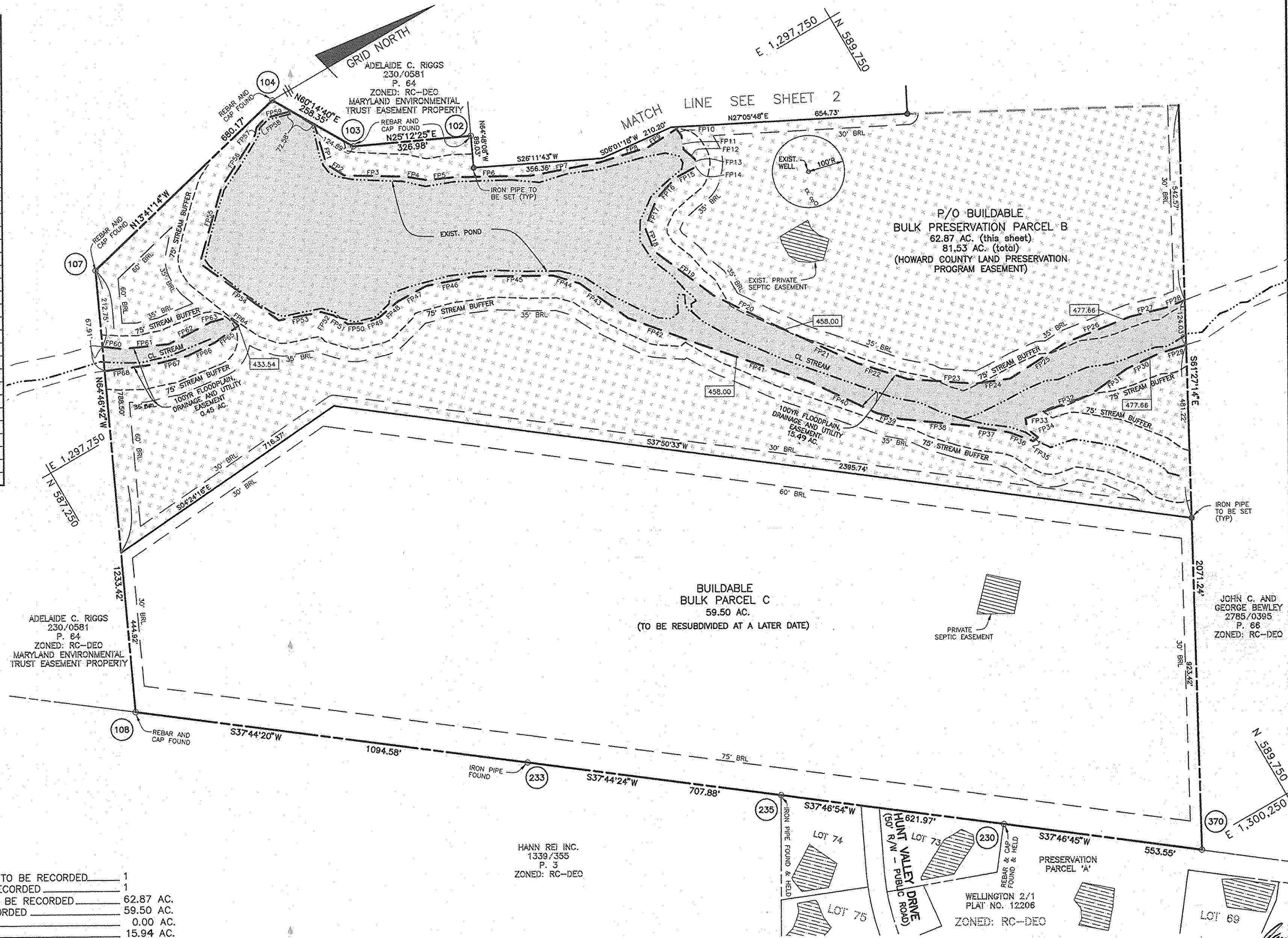
RECORDED AS PLAT NO. 14153
ON 4/17/2000 AMONG THE LAND
RECORDS OF HOWARD COUNTY, MARYLAND.

SUBDIVISION PLAT AND PLAT OF EASEMENT
CAVEY PROPERTY
PRESERVATION PARCELS A AND B
AND BULK PARCEL C

A SUBDIVISION OF PARCEL 246

WP-00-57
4th ELECTION DISTRICT OF HOWARD COUNTY, MARYLAND
ZONING: RC-DEO
TAX MAP: 14, 21
GRID: 19 & 20, 1 & 2
PARCEL: 246
SCALE: 1" = 200'
DATE: MARCH, 2000
SHEET: 2 of 3

FLOODPLAIN CHART (NAD '83)					
No.	NORTH	EAST	No.	NORTH	EAST
1	S76°37'59"E	115.99'	35	S08°38'49"E	16.78'
2	N62°52'55"E	58.66'	36	S50°43'01"W	70.74'
3	N31°27'22"E	167.82'	37	S39°18'12"W	122.77'
4	N39°34'23"E	62.65'	38	S36°03'28"W	180.47'
5	N24°03'35"E	74.94'	39	S44°37'44"W	68.21'
6	N29°19'30"E	212.39'	40	S55°30'33"W	206.99'
7	N19°22'04"E	194.72'	41	S49°14'56"W	321.62'
8	N13°01'50"E	141.30'	42	S50°32'38"W	210.17'
9	N02°54'13"E	92.11'	43	S65°59'47"W	164.35'
10	N81°55'00"E	22.43'	44	S47°12'45"W	75.37'
11	S68°30'41"E	39.72'	45	S29°40'14"W	223.76'
12	N70°44'37"E	40.84'	46	S18°54'02"W	131.42'
13	S75°40'08"E	15.74'	47	S01°46'09"W	89.49'
14	S27°27'54"E	11.01'	48	S10°01'24"E	68.05'
15	S01°54'18"W	59.46'	49	S08°09'44"W	44.27'
16	S17°44'17"E	77.34'	50	S28°18'26"W	46.22'
17	S38°15'14"E	87.16'	51	S61°43'33"W	46.26'
18	S81°33'37"E	70.33'	52	S45°01'54"W	35.44'
19	N67°20'34"E	203.83'	53	S19°10'04"W	119.31'
20	N56°31'05"E	159.41'	54	S66°25'55"W	270.11'
21	N55°07'38"E	282.02'	55	N43°52'28"W	219.30'
22	N48°02'31"E	145.04'	56	N27°03'24"E	172.24'
23	N34°18'50"E	187.55'	57	N48°02'40"W	21.07'
24	N22°03'49"E	98.49'	58	N18°27'14"W	34.65'
25	N02°36'16"W	183.18'	59	N15°16'16"E	76.19'
26	N08°18'45"E	188.83'	60	N36°42'47"E	57.02'
27	N16°04'21"E	103.05'	61	N24°20'05"E	127.75'
28	N08°51'15"E	58.32'	62	N02°38'46"E	131.42'
29	S12°51'14"W	80.09'	63	N15°38'42"E	52.86'
30	S04°56'23"W	96.64'	64	N74°01'22"E	34.30'
31	S05°05'20"E	125.25'	65	S05°20'11"E	79.32'
32	S10°01'44"W	191.21'	66	S04°12'01"W	84.69'
33	S69°43'24"E	28.90'	67	S16°03'26"W	96.79'
34	N69°23'02"E	38.20'	68	S22°46'35"W	136.89'



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 COMPLETED WITH.

Peter J. Dare 3/16/00 DATE
 PETER J. DARE MARYLAND PROPERTY LINE SURVEYOR #224

Desales Michael Cavey 3/17/00 DATE
 DESALES MICHAEL CAVEY

OWNER/DEVELOPER:
 DESALES MICHAEL CAVEY
 3090 McNEAL ROAD
 WOODBINE, MARYLAND 21797

ENGINEER:
 BENCHMARK ENGINEERING, INC.
 8480 BALT. NATL. PIKE, SUITE 418
 ELLICOTT CITY, MARYLAND 21043
 410-465-6105

TOTAL TABULATION THIS SHEET

TOTAL NUMBER OF BUILDABLE PRESERVATION PARCELS TO BE RECORDED	1
TOTAL NUMBER OF BUILDABLE BULK PARCELS TO BE RECORDED	1
TOTAL AREA OF BUILDABLE PRESERVATION PARCELS TO BE RECORDED	62.87 AC.
TOTAL AREA OF BUILDABLE BULK PARCELS TO BE RECORDED	59.50 AC.
TOTAL AREA OF RIGHT OF WAY TO BE RECORDED	0.00 AC.
TOTAL AREA OF 100YR FLOODPLAIN TO BE RECORDED	15.94 AC.
TOTAL AREA OF THIS PLAT TO BE RECORDED	122.37 AC.

APPROVED: FOR PRIVATE WATER AND PRIVATE SEWER SYSTEMS, IN ACCORDANCE WITH THE MASTER PLAN OF WATER AND SEWERAGE FOR HOWARD COUNTY.

Dina M. Miller 3/28/00 DATE
 COUNTY HEALTH OFFICER

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

William D. ... 4/2/00 DATE
 CHIEF, DEVELOPMENT ENGINEERING DIVISION

James B. ... 4/12/00 DATE
 DIRECTOR

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF, THAT THE FINAL PLAT IS CORRECT; THAT IT IS A SUBDIVISION OF ALL OF THE LAND CONVEYED BY ADELAIDE C. RIGGS TO DESALES MICHAEL CAVEY BY DEED DATED JUNE 18, 1993, AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 2914, AT FOLIO 389 AND BY DEED DATED SEPTEMBER 9, 1994 RECORDED IN LIBER 3374 AT FOLIO 340 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.



Peter J. Dare 3/16/00 DATE
 PETER J. DARE MARYLAND PROPERTY LINE SURVEYOR # 224

OWNER'S DEDICATION

I, DESALES MICHAEL CAVEY, OWNER 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 DEPT. 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 RIGHTS-OF-WAY AND THE SPECIFIC EASEMENT AREAS SHOWN HEREON, (2) THE RIGHT TO REQUIRE DEDICATION FOR PUBLIC USE THE BEDS OF THE STREETS AND/OR ROADS, FLOODPLAIN AND OPEN SPACE WHERE APPLICABLE, AND FOR GOOD AND OTHER VALUABLE CONSIDERATION, HEREBY GRANTS THE 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 RIGHTS-OF-WAY, WITNESS OUR HANDS THIS 17TH DAY OF MARCH 2000.

Desales Michael Cavey
 DESALES MICHAEL CAVEY

Witness
 WITNESS

RECORDED AS PLAT NO. 14184 ON 4/12/00 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

SUBDIVISION PLAT AND PLAT OF EASEMENT
CAVEY PROPERTY
 PRESERVATION PARCELS A AND B AND BULK PARCEL C
 A SUBDIVISION OF PARCEL 246

WP-00-57
 4th ELECTION DISTRICT OF HOWARD COUNTY, MARYLAND
 ZONING: RC-DEO
 TAX MAP: 14, 21
 GRID: 19 & 20, 1 & 2
 PARCEL: 246

SCALE: 1" = 200'
 DATE: MARCH, 2000
 SHEET: 3 of 3