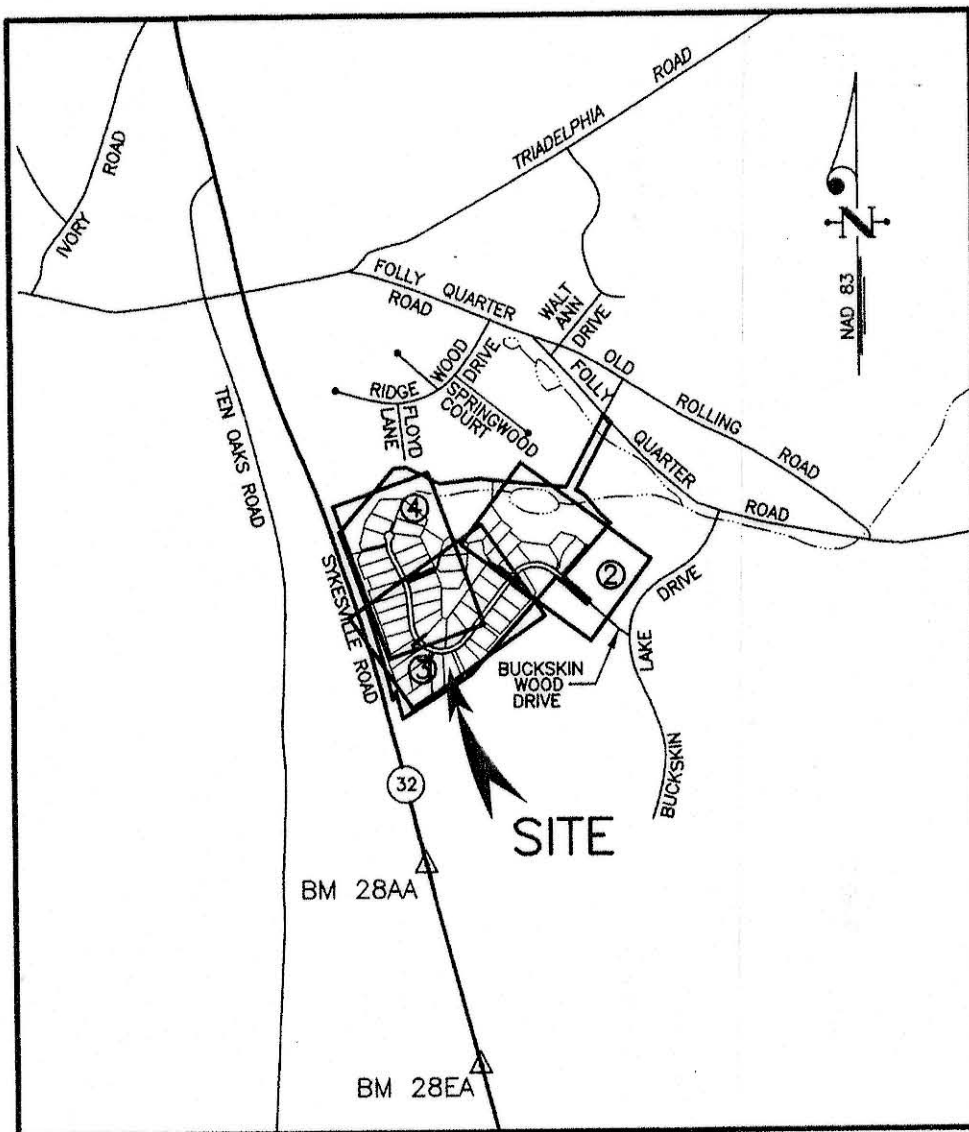


GENERAL NOTES

- The subject property is zoned RR-DEO per the 10-18-93 Comprehensive Zoning Plan.
- Coordinates are based on NAD 83 (91) Maryland Coordinate System as projected by Howard County, Maryland Geodetic Survey Stations 28AA and 28EA.
- O Indicates an Iron Pin with Cap Set.
- All areas are more or less.
- 345.7 Denotes 100 Year Flood Plain elevations.
- This plat is based on a field-run boundary survey performed on or about December, 2000 by Clark, Finerock & Sackett, Inc.
- See County File No: S-00-08, P-01-07 (BUCKSKIN RIDGE) ROMITI PROPERTY TM 2 PARCEL 61 (offsite planting area)
- Non-tidal wetlands are per Wetland Delineation by Environmental Systems Inc., dated December, 1999.
- Driveways shall be provided prior to issuance of a use and occupancy permit for any new dwellings to insure safe access for fire and emergency vehicles per the following minimum requirements:
 - Width --12' (14' serving more than one residence);
 - Surface -- 6" of compacted crusher run base w/tar and chip coating (1-1/2" min.);
 - Geometry -- Max. 15% grade, max. 10% grade change and min. 45' turning radius;
 - Structures (culvert/bridges) -- capable of supporting 25 gross tons (H25 loading);
 - Drainage Elements -- capable of safely passing 100-year flood with no more than 1 foot depth over driveway surface;
 - Maintenance -- sufficient to insure all weather use.
- All driveways will be private and all maintenance will be shared with each homeowner using a common driveway. The use-in-common driveway maintenance agreements for Lots 1, 2, 46, and 47, Lots 14 and 15, Lots 27 and 28 and Lots 39, 40, 41, and 42 will be recorded among the Land Records of Howard County, Maryland concurrently with the recordation of the plats.
- No clearing, grading, or construction is permitted within the wetlands, stream(s), or their buffers except as determined by the Department of Planning and Zoning to be essential for the purpose of a road crossing.
- For flag or pipestem lots, refuse collection, snow removal and road maintenance are provided to the junction of the flag or pipestem and road right-of-way line and not to the pipeline lot driveway.
- The Forest Conservation Easement has been established to fulfill the requirements of Section 16.1200 of the Howard County Code and Forest Conservation Act. No clearing, grading or construction is permitted within the Forest Conservation Easement; however, Forest Management Practices as defined in the Deed of Forest Conservation Easement are allowed.
- Reservation of Public Utility and Forest Conservation Easements
Developer reserves unto itself, its successors and assigns, all easements shown on this plan for water, sewer, storm drainage, other public utilities and forest conservation (designated as "Forest Conservation Area"), located in, on, over and through lots/parcels, any conveyances of the aforesaid lots/parcels shall be subject to the easements herein reserved, whether or not expressly stated in the deed(s) conveying said lot(s)/parcels. Developer shall execute and deliver deeds for the easements herein reserved to Howard County with a metes and bounds description of the forest conservation area. Upon completion of the public utilities and their acceptance by Howard County, and in the case of the forest conservation easement(s), upon completion of the developer's obligations under the forest conservation installation and maintenance agreement executed by the developer and the County, and the release of the developer's surety posted with said agreement. The County shall accept the easements and record the deed(s) of easement in the Land Records of Howard County.
This plat complies with the requirements of Section 16.1200 of Howard County Code for Forest Conservation by retention of onsite areas, reforestation of onsite areas, and reforestation of offsite areas.
- The 65 dBA noise contour line drawn on this subdivision plan is advisory as required by the Howard County Design Manual, Chapter 5, revised February, 1992 and cannot be considered to exactly locate the 65 dBA noise exposure. The 65 dBA noise line was established by Howard County to alert developers, builders and future residents that areas beyond this threshold may exceed generally accepted noise levels established by the U.S. Department of Housing and Urban Development



VICINITY MAP

SCALE: 1" = 2000'

BENCH MARKS

MONUMENT	DESCRIPTION	ELEVATION	NORTHING	EASTING
28AA	HO. CO. MONUMENT	568.338	576548.454	1318268.852
28EA	HO. CO. MONUMENT	485.757	572158.938	1319400.734

- This area designates a private sewage easement of at least 10,000 square feet (or 10,000 square feet per lot for shared drain fields associated with a shared sewage disposal facility) as required by the Maryland State Department of the Environment for individual sewage disposal (COMAR 26.04.03). Improvements of any nature in this area are restricted until public sewage 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 variances for encroachments into the private sewage easement. Recordation of a modified sewage easement shall not be necessary.
- Stormwater management facilities for this project are to be privately owned and maintained by the Buckskin Ridge Homeowners' Association, Inc., as per the Operation and Maintenance Guidelines as stated in the Developer's Agreement.
- Articles of Incorporation of Buckskin Ridge Homeowners' Association, Inc., were filed with the Maryland State Department of Assessments and Taxation on June 12, 2001 as Account No. D 06337802.
- Financial surety for the required 177 street trees in the amount of \$53,100.00 as part of Developer's Agreement. The landscape buffer obligations are met by retention of existing forest, which constitute equivalent buffers. This plan has been prepared in accordance with the provisions of Section 16.124 of the Howard County Code and the Landscape Manual, with no surety required for retention of existing buffer trees.
- A Tree Maintenance Easement, ten feet in width, running along the edge of the public road right-of-way as shown on this plat of subdivision is reserved upon all lots fronting on said public road right-of-way. This easement allows the H.O.A. the right to access the property, when necessary, for the specific purpose of installation, repair and maintenance of the H.O.A. owned trees located within the boundaries of private lots. No building or structure of any kind shall be located on or over the said easement area. The Tree Maintenance Easement shall be private.

OWNERS:
 JARED T. HEALY
 M. CHARLOTTE POWEL
 10715 CHARTER DRIVE
 COLUMBIA, MARYLAND 21044

AREA TABULATION (ALL SHEETS)

1. TOTAL NUMBER OF LOTS TO BE RECORDED:	48
2. TOTAL NUMBER OF BUILDABLE LOTS:	47
3. TOTAL NUMBER OF PRESERVATION PARCELS:	1
4. TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED:	48,6523 AC.
5. TOTAL AREA OF PRESERVATION PARCELS TO BE RECORDED:	44,0976 AC.
6. TOTAL AREA OF ROAD RIGHT-OF-WAY TO BE RECORDED:	4,1867 AC.
7. TOTAL AREA OF SUBDIVISION TO BE RECORDED:	96.9366 AC.
8. TOTAL AREA OF FLOODPLAIN TO BE RECORDED:	13.4501 AC.

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

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

CHIEF, DEVELOPMENT ENGINEERING DIVISION
 DATE: 7/3/02

DATE: 7/24/02

CLARK • FINEFROCK & SACKETT, INC.
 ENGINEERS • PLANNERS • SURVEYORS
 7135 MINSTREL WAY • COLUMBIA, MD 21045 • (410) 381-7500 BALT. • (301) 621-8100 WASH.

OWNERS' CERTIFICATE

We, Jared T. Healy, Trustee and M. Charlotte Powel, Trustee, 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 Department of Planning and Zoning, establish the minimum building restriction lines, 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 easements shown hereon; (2) the right to require dedication for public use the beds of the streets and/or roads, floodplains and preservation parcels where applicable, and for good and other valuable consideration, hereby grant the right and option to Howard County, Maryland, to acquire the fee simple title to the beds of the streets and/or roads, floodplains, storm drainage facilities and preservation parcel, 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 erected on or over the said easements and rights of way.

Witness our hands this 30th day of May 2002.

JARED T. HEALY, Trustee
 M. CHARLOTTE POWEL, Trustee

MINIMUM LOT SIZE CHART

LOT NO.	GROSS AREA	PIPESTEM AREA	MIN. LOT SIZE
1	50,811 SF	1,247 SF	49,564 SF
14	43,393 SF	2,428 SF	40,965 SF
15	47,890 SF	5,493 SF	42,397 SF
25	42,711 SF	2,393 SF	40,318 SF
27	59,106 SF	2,359 SF	56,747 SF
28	53,299 SF	4,890 SF	48,409 SF
39	52,567 SF	6,441 SF	46,126 SF
40	51,683 SF	3,377 SF	48,306 SF
41	48,335 SF	4,950 SF	43,385 SF
42	52,063 SF	3,270 SF	48,793 SF
47	47,953 SF	1,780 SF	46,173 SF

DENSITY EXCHANGE

PARCEL INFORMATION	BUCKSKIN RIDGE LOTS 1 - 47 TAX MAP 22 BLOCK 20 PARCELS 74, 77, 283
TOTAL AREA OF SUBDIVISION	96.93 AC.±
ALLOWED DENSITY UNITS	96.93 AC.± @ IDU/4.25 AC.=22 D.U.
MAXIMUM DEO DENSITY UNITS ALLOWED	96.93 AC.± @ IDU/2.00 AC.=48 D.U.
PROPOSED DENSITY UNITS	47
NUMBER OF DEO UNITS REQUIRED	25 (47-22 = 25)
SENDING PARCEL INFORMATION	PAYNE PROPERTY 17-DEO FROM TAX MAP NO. 6, BLOCK 16, PARCEL 57 PENN SHOP ROAD PROPERTY 7-DEO FROM TAX MAP NO. 6, BLOCK 2, PARCEL 10 BLY PROPERTY 1-DEO FROM TAX MAP No. 2, BLOCK 10, PARCELS 23 & 61

NOTE: DENSITY WAS SENT VIA RE-02-01.

- MDE NTW Permit Tracking Number is CENAB-OP-RMS (Columbia Builders/Buckskin Ridge) 01-64713-5, for reconstruction of the existing pond, and road crossing.
- Financial surety for the onsite Forest Conservation obligations for this subdivision are \$239,849.00 for retention of 27,5308 acres of forest and \$19,219.00 for 0.8824 acres of reforestation. Financial surety for the offsite Forest Conservation obligations for this subdivision are \$138,521.00 for 6.36 acres of reforestation. Off-site location is Romiti Property, TM 2, Parcel 61.
- Preservation Parcel A will be owned by the Buckskin Ridge Preservation LLC. Preservation Parcel A is encumbered by an easement agreement with Howard County, Maryland and The Buckskin Ridge Homeowners' Association, Inc. This agreement prohibits further subdivision of this parcel, outlines the maintenance responsibilities of their owners and enumerates the uses permitted on the parcel.
- The Grantor acknowledges that the dedication of the Storm Water Management Credit Easement area to the County has benefitted the Grantor by reducing the size of the storm water management facility required by the development of the property associated with the Easement Area. Accordingly, the Grantor for itself and its successors and assigns, shall not and shall not permit others to grade within the Easement Area or mow grassy vegetation within the Easement Area. The Grantor and its successors and assigns shall periodically inspect the Easement Area and take necessary steps to remove debris and trash, and control the growth of noxious weeds. The Grantor shall post and maintain markers at regular intervals no more than fifty (50) feet apart identifying the boundary of the Easement Area. The markers shall contain a statement of the prohibited activities within the Easement Area. The penalties for a violation of the terms of this Easement are set forth in Howard County Code Section 18.907.
- As a consequence of the submission of this project for County review prior to November 15, 2002, this plan is subject to compliance with the Fourth Edition of the Subdivision Regulations. In addition, because the preliminary plan was approved prior to November 1, 2001, it is subject to the 1993 Zoning Regulations (as amended 7-16-00).

RECORDED AS PLAT 15521
 ON 7/30/02 AMONG THE LAND
 RECORDS OF HOWARD COUNTY, MARYLAND.

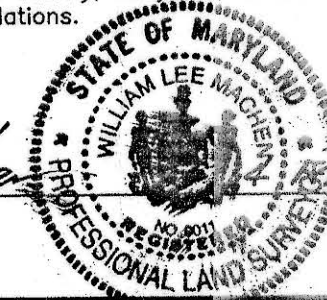
BUCKSKIN RIDGE
 LOTS 1-47 &
 PRESERVATION PARCEL A

TAX MAP 22 GRID 20 PARCELS 74, 77, 283 & 543
 FIFTH (5th) ELECTION DISTRICT
 HOWARD COUNTY, MARYLAND

SCALE: 1" = 100' DATE: MAY, 2002

SHEET 1 OF 6

CAD FILE: #6 D:\DRAWINGS\99153\PLATS\99153RPCOVER.DWG
 CHKD: WLM DRAWN: LAI JOB NO.: 00-008 FILE NO.: 00-008 R



WILLIAM L. MACHEN
 PROFESSIONAL LAND SURVEYOR
 MARYLAND #9011

CURVE DATA

CURVE	RADIUS	DELTA	LENGTH	TANGENT	CHORD	BEARING
130-128	275.00'	94°24'03"	453.09'	296.98'	403.55'	S.84°35'36"W.
129-131	325.00'	94°24'03"	535.47'	350.97'	476.93'	N.84°35'34"E.

COORDINATE TABLE

NO.	NORTH	EAST
51	578,485.42	1,320,184.20
54	578,522.89	1,320,217.52
73	579,087.17	1,319,796.66
74	579,223.44	1,319,918.45
75	579,175.06	1,320,083.09
128	578,761.55	1,319,430.99
129	578,791.91	1,319,391.26
130	578,799.58	1,319,832.74
131	578,836.86	1,319,866.07
136	579,135.65	1,319,508.81
137	579,240.86	1,319,387.87
144	579,150.44	1,319,102.80
145	579,357.92	1,319,306.62
146	579,265.87	1,319,412.44
153	578,417.26	1,318,786.09
154	578,207.76	1,318,944.76
156	578,741.50	1,318,263.53
157	578,351.14	1,318,677.62
170	578,787.46	1,318,932.91
171	578,653.10	1,318,850.56
172	578,859.30	1,318,675.56
177	578,124.58	1,318,961.17
281	578,140.19	1,318,956.05
428	578,763.17	1,318,873.47
467	579,976.46	1,319,170.25
468	579,062.15	1,320,209.41
2983	578,766.31	1,319,944.99

THE REQUIREMENTS OF § 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.

William L. Machen
WILLIAM L. MACHEN
PROFESSIONAL LAND SURVEYOR
P.L.S. #0111

Jared T. Healy, Trustee
JARED T. HEALY, Trustee
M. Charlotte Powel, Trustee
M. CHARLOTTE POWEL, Trustee

AREA TABULATION (SHEET 2)

1. NUMBER OF LOTS TO BE RECORDED:	15
2. NUMBER OF BUILDABLE LOTS:	14
3. NUMBER OF PRESERVATION PARCELS:	1
4. AREA OF BUILDABLE LOTS TO BE RECORDED:	14,333.34 AC.
5. AREA OF PRESERVATION PARCELS TO BE RECORDED:	7,276.9 AC.
6. AREA OF ROAD RIGHT-OF-WAY TO BE RECORDED:	1,979.3 AC.
7. AREA OF SUBDIVISION TO BE RECORDED:	23,589.6 AC.
8. AREA OF FLOODPLAIN TO BE RECORDED:	0.0226 AC.

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

Raymond R. ...
COUNTY HEALTH OFFICER
DATE: 6/2/02

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

William L. Machen
CHIEF, DEVELOPMENT ENGINEERING DIVISION
DATE: 7/3/02

James P. ...
DIRECTOR
DATE: 7/24/02

OWNERS' CERTIFICATE

We, Jared T. Healy, Trustee and M. Charlotte Powel, Trustee, 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 Department of Planning and Zoning, establish the minimum building restriction lines, 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 easements shown hereon; (2) the right to require dedication for public use of the beds of the streets and/or roads, floodplains and preservation parcels where applicable, and for good and other valuable consideration, hereby grant the right and option to Howard County, Maryland, to acquire the fee simple title to the beds of the streets and/or roads, floodplains, storm drainage facilities and preservation parcel, 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 erected on or over the said easements and rights of way.

Witness our hands this 30th day of May 2002.

William L. Machen WITNESS
Jared T. Healy JARED T. HEALY, Trustee
M. Charlotte Powel M. CHARLOTTE POWEL, Trustee

SURVEYOR'S CERTIFICATE

I hereby certify that the Final Plat shown and described hereon is correct; that it is a subdivision of all the land conveyed by Joel Marc Abramson to Jared T. Healy, Trustee and M. Charlotte Powel, Trustee by deed dated January 19, 2000 and recorded in Liber 4997 at Folio 647 among the Land Records of Howard County, Maryland, and all of the land conveyed by G. William Floyd and Myrna W. Floyd to Jared T. Healy, Trustee and M. Charlotte Powel, Trustee by deed dated January 19, 2000 and recorded in Liber 4997 at Folio 657 among the Land Records of Howard County, Maryland 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, Maryland, as shown in accordance with the Howard County Subdivision Regulations.

William L. Machen
WILLIAM L. MACHEN
PROFESSIONAL LAND SURVEYOR
MARYLAND #9011
DATE: 7/24/02



RECORDED AS PLAT 15522
ON 7/26/02 AMONG THE LAND
RECORDS OF HOWARD COUNTY, MARYLAND.

**BUCKSKIN RIDGE
LOTS 1-47 &
PRESERVATION PARCEL A**

TAX MAP 22 GRID 20 PARCELS 74, 77, 283 & 543
FIFTH (5th) ELECTION DISTRICT
HOWARD COUNTY, MARYLAND

SCALE: 1" = 100' DATE: MAY, 2002

SHEET 2 OF 6

CAD FILE: #6 D:\DRAWINGS\99153\PLATS\99153RP-ADWG
CHKD: WLM DRAWN: LAI JOB NO.: 00-008 FILE NO.: 00-008 R

COORDINATE TABLE		
NO.	NORTH	EAST
35	577,592.19	1,318,191.67
36	577,509.59	1,318,160.56
37	577,690.02	1,318,116.00
46	577,752.24	1,318,969.82
119	579,000.93	1,318,136.66
120	578,741.50	1,318,263.53
122	578,579.42	1,318,359.75
123	578,574.98	1,318,309.94
124	578,286.94	1,318,335.61
125	578,291.37	1,318,385.41
126	578,143.59	1,318,895.72
127	578,113.23	1,318,935.44
153	578,417.26	1,318,786.09
154	578,207.76	1,318,944.76
156	578,741.50	1,318,263.53
157	578,351.14	1,318,677.62
163	578,679.82	1,318,675.42
164	578,827.76	1,318,619.40
165	578,712.58	1,318,330.09
235	579,098.14	1,318,108.15
281	578,140.19	1,318,956.05
295	579,006.05	1,317,706.32
401	577,310.96	1,318,261.12
467	577,976.46	1,319,170.25
470	578,695.46	1,318,283.11

NOTE:
LOT 15 HAS DRY WELLS LOCATED ON IT TO OBTAIN STORM WATER MANAGEMENT VOLUME CREDITS USING ROOFTOP RUNOFF DISCONNECTIONS. OPERATION AND MAINTENANCE SCHEDULES HAVE BEEN RECORDED WITH THE HOME OWNERS DOCUMENTATION. FAILURE TO INSTALL OR MAINTAIN THESE FACILITIES MAY RESULT IN THE LOSS OF THOSE CREDITS AND THE BEST MANAGEMENT PRACTICE (BMP) FACILITY'S VOLUME INCREASED APPROPRIATELY.



CURVE DATA						
CURVE	RADIUS	DELTA	LENGTH	TANGENT	CHORD	BEARING
37-295	11558.16'	38°08'18"	316.28'	164.25'	310.47'	S.10°18'56"W.
235-119	300.00'	19°26'28"	101.79'	51.39'	101.31'	S.16°20'44"E.
120-470	475.00'	06°12'56"	51.53'	25.79'	51.50'	S.22°57'08"E.
127-124	335.00'	137°30'57"	804.40'	861.80'	624.48'	N.73°50'59"W.
123-470	475.00'	14°45'12"	122.31'	61.50'	121.97'	N.12°28'06"E.
165-122	525.00'	14°55'51"	136.81'	68.80'	136.42'	S.12°33'25"E.
125-126	285.00'	137°30'57"	684.03'	733.18'	531.27'	S.73°50'59"E.

AREA TABULATION (SHEET 3)	
1. NUMBER OF LOTS TO BE RECORDED:	22
2. NUMBER OF BUILDABLE LOTS:	21
3. NUMBER OF PRESERVATION PARCELS:	1
4. AREA OF BUILDABLE LOTS TO BE RECORDED:	21,5075 AC.
5. AREA OF PRESERVATION PARCELS TO BE RECORDED:	5.7246 AC.
6. AREA OF ROAD RIGHT-OF-WAY TO BE RECORDED:	1.4005 AC.
7. AREA OF SUBDIVISION TO BE RECORDED:	28.6326 AC.

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

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

APPROVED: [Signature] 6/28/02
COUNTY HEALTH OFFICER M.R. DATE

APPROVED: [Signature] 7/3/02
CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

APPROVED: [Signature] 7/24/02
DIRECTOR DATE

THE REQUIREMENTS OF § 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.

RESERVATION OF PUBLIC UTILITY AND FOREST CONSERVATION EASEMENTS
"DEVELOPER RESERVES UNTO ITSELF, ITS SUCCESSORS AND ASSIGNS, ALL EASEMENTS SHOWN ON THIS PLAT FOR WATER, SEWER, STORM DRAINAGE, OTHER PUBLIC UTILITIES AND FOREST CONSERVATION (DESIGNATED AS "FOREST CONSERVATION AREA"), LOCATED IN, ON, OVER AND THROUGH PRESERVATION PARCEL A. ANY CONVEYANCES OF THE AFORESAID PARCEL SHALL BE SUBJECT TO THE EASEMENTS HEREBY RESERVED, WHETHER OR NOT EXPRESSLY STATED IN THE DEED(S) CONVEYING SAID PARCEL. (A DEVELOPER SHALL EXECUTE AND DELIVER DEEDS FOR THE EASEMENTS HEREBY RESERVED TO HOWARD COUNTY, WITH A METES AND BOUNDS DESCRIPTION OF THE FOREST CONSERVATION AREA. UPON COMPLETION OF THE PUBLIC UTILITIES AND THEIR ACCEPTANCE BY HOWARD COUNTY, AND, IN THE CASE OF THE FOREST CONSERVATION EASEMENT(S), UPON COMPLETION OF THE DEVELOPER'S OBLIGATIONS UNDER THE FOREST CONSERVATION INSTALLATION AND MAINTENANCE AGREEMENT EXECUTED BY THE DEVELOPER AND THE COUNTY, AND RELEASE OF THE DEVELOPER'S SURETY POSTED WITH SAID AGREEMENT, THE COUNTY SHALL ACCEPT THE EASEMENTS AND RECORD THE DEED(S) OF EASEMENT IN THE LAND RECORDS OF HOWARD COUNTY."

OWNERS' CERTIFICATE

We, Jared T. Healy, Trustee and M. Charlotte Powel, Trustee, owners of the property shown and described herein, hereby adopt this plan of subdivision, and in consideration of the approval of this Final Plat by the Department of Planning and Zoning, establish the minimum building restriction lines, 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 easements shown herein; (2) the right to require dedication for public use the beds of the streets and/or roads, floodplains and preservation parcels where applicable, and for good and other valuable consideration, hereby grant the right and option to Howard County, Maryland, to acquire the fee simple title to the beds of the streets and/or roads, floodplains, storm drainage facilities and preservation parcel, 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 erected on or over the said easements and rights of way.

Witness our hands this 30th day of May 2002.

[Signatures]
JARED T. HEALY, Trustee
M. CHARLOTTE POWEL, Trustee

SURVEYOR'S CERTIFICATE

I hereby certify that the Final Plat shown and described herein is correct; that it is a subdivision of all the land conveyed by Joel Marc Abramson to Jared T. Healy, Trustee and M. Charlotte Powel, Trustee by deed dated January 19, 2000 and recorded in Liber 4997 at Folio 647 among the Land Records of Howard County, Maryland, and all of the land conveyed by G. William Floyd and Myrna W. Floyd to Jared T. Healy, Trustee and M. Charlotte Powel, Trustee by deed dated January 19, 2000 and recorded in Liber 4997 at Folio 657 among the Land Records of Howard County, Maryland 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, Maryland, as shown in accordance with the Howard County Subdivision Regulations.

[Signature]
WILLIAM L. MACHEN
PROFESSIONAL LAND SURVEYOR
MARYLAND #9011

RECORDED AS PLAT 15523
ON 7/30/02 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

BUCKSKIN RIDGE
LOTS 1-47 &
PRESERVATION PARCEL A

TAX MAP 22 GRID 20 PARCELS 74, 77, 283 & 543
FIFTH (5th) ELECTION DISTRICT
HOWARD COUNTY, MARYLAND

SCALE: 1" = 100' DATE: MAY, 2002
SHEET 3 OF 6

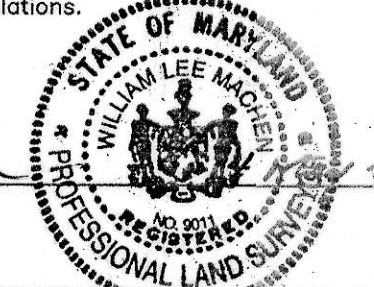
CAD FILE: #6 D:\DRAWINGS\99153\PLATS\99153RP-B.DWG
CHKD: WLM DRAWN: LAI JOB NO.: 00-008 FILE NO.: 00-008 R

NON-BUILDABLE TO BE OWNED BY THE BUCKSKIN RIDGE PRESERVATION LLC EASEMENT HELD BY HOWARD COUNTY, MD. AND THE BUCKSKIN RIDGE HOMEOWNERS ASSOCIATION, INC.

P. 123
N/F J. S. NEUBERTH
L. 1802 F. 8
ZONE: RR-DEO

P. 542
N/F H. GEBERHARTMAN, et ux
L. 2191 F. 235
ZONE: RR-D33

P. 529
N/F H. A. KHAN, et ux
L. 2345 F. 643
ZONE: RR-DEO



CURVE DATA

CURVE	RADIUS	DELTA	LENGTH	TANGENT	CHORD	BEARING
470-120	475.00'	06°12'56"	51.53'	25.79'	51.50'	N.22°57'08"W.
119-235	300.00'	19°26'28"	101.79'	51.39'	101.31'	N.16°20'44"W.
119-117	300.00'	29°48'32"	156.08'	79.85'	154.32'	N.11°09'22"W.
117-96	25.00'	44°35'08"	19.45'	10.25'	18.97'	N.18°32'40"W.
96-97	50.00'	276°06'25"	240.95'	∞	66.84'	S.82°47'02"E.
97-99	25.00'	53°03'58"	23.15'	12.48'	22.34'	S.28°44'13"W.
99-118	250.00'	28°15'51"	123.33'	62.95'	122.08'	S.11°55'43"E.
121-165	425.00'	06°02'18"	55.33'	27.69'	55.30'	S.27°02'29"E.

RESERVATION OF PUBLIC UTILITY AND FOREST CONSERVATION EASEMENTS

"DEVELOPER RESERVES UNTO ITSELF, ITS SUCCESSORS AND ASSIGNS, ALL EASEMENTS SHOWN ON THIS PLAT FOR WATER, SEWER, STORM DRAINAGE, OTHER PUBLIC UTILITIES AND FOREST CONSERVATION (DESIGNATED AS "FOREST CONSERVATION AREA"), LOCATED IN, ON, OVER AND THROUGH PRESERVATION PARCEL A. ANY CONVEYANCES OF THE AFORESAID PARCEL SHALL BE SUBJECT TO THE EASEMENTS HEREIN RESERVED, WHETHER OR NOT EXPRESSLY STATED IN THE DEED(S) CONVEYING SAID PARCEL (A). DEVELOPER SHALL EXECUTE AND DELIVER DEEDS FOR THE EASEMENTS HEREIN RESERVED TO HOWARD COUNTY, WITH A METES AND BOUNDS DESCRIPTION OF THE FOREST CONSERVATION AREA. UPON COMPLETION OF THE PUBLIC UTILITIES AND THEIR ACCEPTANCE BY HOWARD COUNTY, AND, IN THE CASE OF THE FOREST CONSERVATION EASEMENT(S), UPON COMPLETION OF THE DEVELOPER'S OBLIGATION UNDER THE FOREST CONSERVATION INSTALLATION AND MAINTENANCE AGREEMENT EXECUTED BY THE DEVELOPER AND THE COUNTY, AND THE RELEASE OF THE DEVELOPER'S SURETY POSTED WITH SAID AGREEMENT, THE COUNTY SHALL ACCEPT THE EASEMENTS AND RECORD THE DEED(S) OF EASEMENT IN THE LAND RECORDS OF HOWARD COUNTY."

COORDINATE TABLE

NO.	NORTH	EAST
17	579,142.88	1,317,653.60
44	579,232.29	1,317,618.49
96	579,170.32	1,318,100.76
97	579,161.92	1,318,167.08
99	579,142.33	1,318,156.34
117	579,152.33	1,318,106.80
118	579,022.89	1,318,181.57
119	579,000.93	1,318,136.66
120	578,741.50	1,318,263.53
121	578,763.47	1,318,308.44
144	578,150.44	1,319,102.80
145	579,357.92	1,319,306.62
163	578,679.82	1,318,675.42
164	578,827.76	1,318,619.40
165	578,712.58	1,318,330.09
170	578,787.46	1,318,932.91
171	578,653.10	1,318,850.56
172	578,859.30	1,318,675.56
177	578,124.58	1,318,961.17
235	579,098.14	1,318,108.15
2365	579,786.45	1,319,097.34
2366	579,740.91	1,318,669.37
2367	579,913.25	1,318,321.77
2460	579,903.23	1,318,193.05
295	579,006.05	1,317,706.32
326	579,772.48	1,319,231.92
5140	579,505.28	1,319,204.19
470	578,695.46	1,318,263.11

NOTE: PRESERVATION PARCEL A AND ALL PARTS THEREOF TO BE OWNED BY BUCKSKIN RIDGE PRESERVATION LLC. EASEMENTS HELD BY HOWARD COUNTY, MARYLAND; AND THE BUCKSKIN RIDGE HOMEOWNERS ASSOCIATION, INC.

THE REQUIREMENTS OF § 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.

WILLIAM L. MACHEN
PROFESSIONAL LAND SURVEYOR
MD REG. #9011

JARED T. HEALY, Trustee
M. CHARLOTTE POWEL, Trustee

AREA TABULATION (SHEET 4)

1. NUMBER OF LOTS TO BE RECORDED:	13
2. NUMBER OF BUILDABLE LOTS:	12
3. NUMBER OF PRESERVATION PARCELS:	1
4. AREA OF BUILDABLE LOTS TO BE RECORDED:	12,8735 AC.
5. AREA OF PRESERVATION PARCELS TO BE RECORDED:	15,8938 AC.
6. AREA OF ROAD RIGHT-OF-WAY TO BE RECORDED:	0.7440 AC.
7. AREA OF SUBDIVISION TO BE RECORDED:	29.5113 AC.
8. AREA OF FLOODPLAIN TO BE RECORDED:	4.7332 AC.

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

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

APPROVED: CHIEF, DEVELOPMENT ENGINEERING DIVISION

APPROVED: DIRECTOR

OWNERS' CERTIFICATE

We, Jared T. Healy, Trustee and M. Charlotte Powel, Trustee, owners of the property shown and described herein, hereby adopt this plan of subdivision, and in consideration of the approval of this Final Plat by the Department of Planning and Zoning, establish the minimum building restriction lines, 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 easements shown herein; (2) the right to require dedication for public use the beds of the streets and/or roads, floodplains and preservation parcels where applicable, and for good and other valuable consideration, hereby grant the right and option to Howard County, Maryland, to acquire the fee simple title to the beds of the streets and/or roads, floodplains, storm drainage facilities and preservation parcel, 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 erected on or over the said easements and rights of way.

Witness our hands this 30th day of May 2002.

JARED T. HEALY, Trustee
M. CHARLOTTE POWEL, Trustee

SURVEYOR'S CERTIFICATE

I hereby certify that the Final Plat shown and described herein is correct; that it is a subdivision of all the land conveyed by Joel Marc Abramson to Jared T. Healy, Trustee and M. Charlotte Powel, Trustee by deed dated January 19, 2000 and recorded in Liber 4997 at Folio 647 among the Land Records of Howard County, Maryland, and all of the land conveyed by G. William Floyd and Myrna W. Floyd to Jared T. Healy, Trustee and M. Charlotte Powel, Trustee by deed dated January 19, 2000 and recorded in Liber 4997 at Folio 657 among the Land Records of Howard County, Maryland 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, Maryland, as shown in accordance with the Howard County Subdivision Regulations.

WILLIAM L. MACHEN
PROFESSIONAL LAND SURVEYOR
MARYLAND #9011



RECORDED AS PLAT 15524
ON 7/30/02 AMONG THE LAND
RECORDS OF HOWARD COUNTY, MARYLAND.

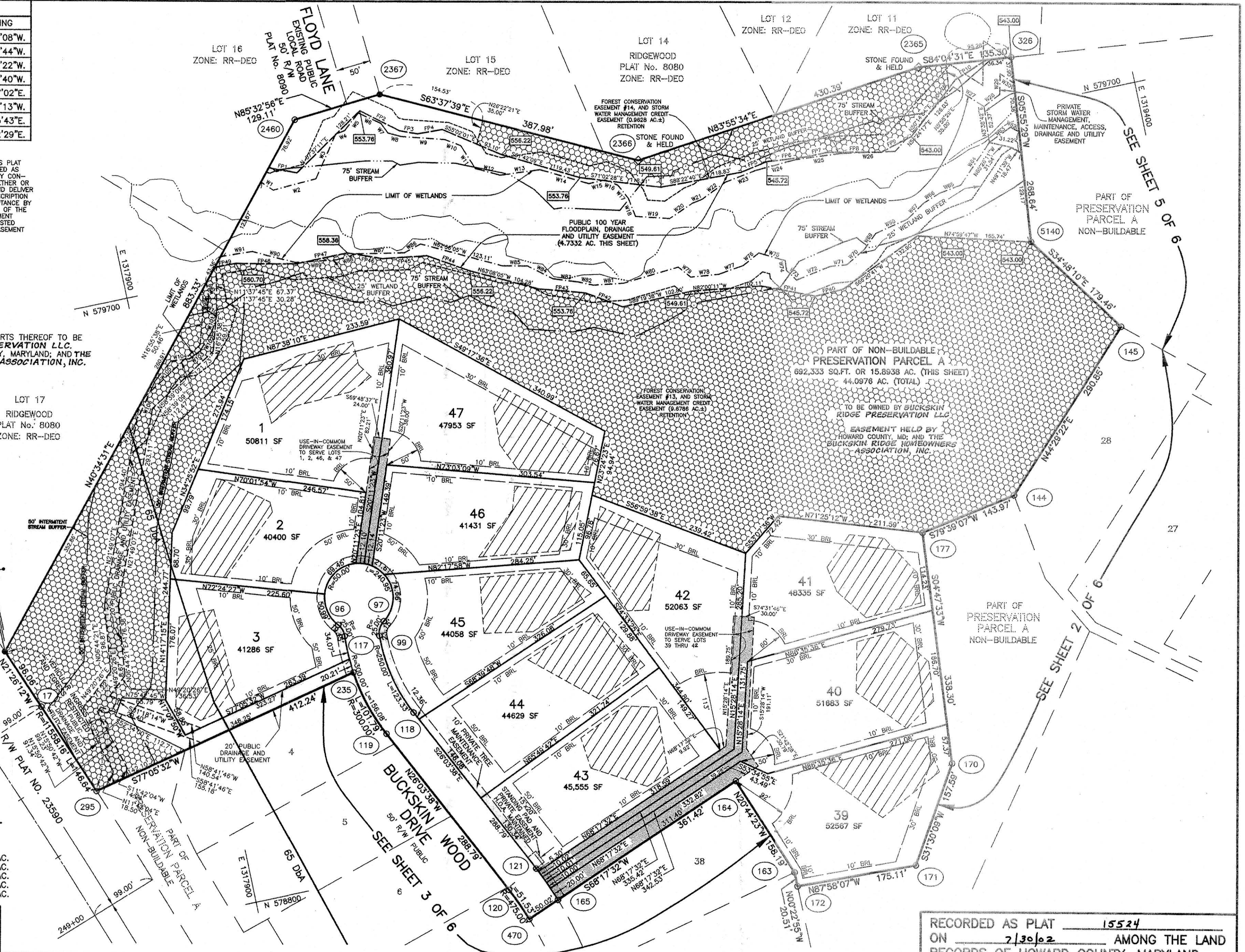
**BUCKSKIN RIDGE
LOTS 1-47 &
PRESERVATION PARCEL A**

TAX MAP 22 GRID 20 PARCELS 74, 77, 2834543
FIFTH (5th) ELECTION DISTRICT
HOWARD COUNTY, MARYLAND

SCALE: 1" = 100' DATE: MAY, 2002.

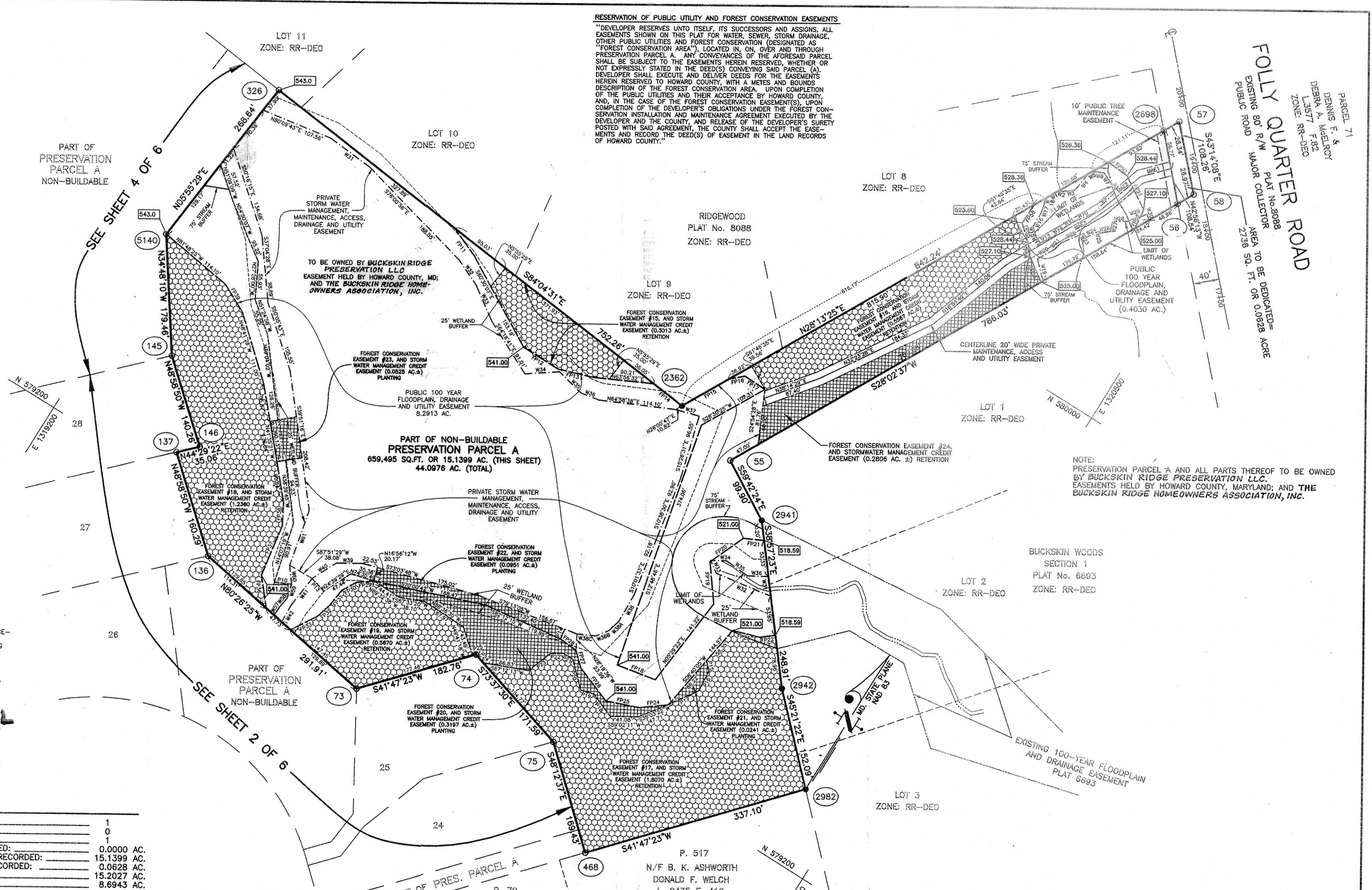
SHEET 4 OF 6

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CHKD: WLM DRAWN: LAI JOB NO.: 99-153 FILE NO.: 00-006 R



COORDINATE TABLE		
NO.	NORTH	EAST
55	579,664.32	1,320,083.09
56	580,334.26	1,320,439.95
57	580,436.94	1,320,378.47
58	580,358.06	1,320,452.63
73	579,087.17	1,319,796.66
74	579,223.44	1,319,918.45
75	579,175.06	1,320,083.09
136	579,135.65	1,319,508.81
137	579,240.86	1,319,387.87
145	579,357.92	1,319,306.62
146	579,265.87	1,319,412.44
326	579,772.48	1,319,231.92
468	579,062.15	1,320,209.41
2362	579,694.83	1,319,980.16
2698	580,413.73	1,320,366.01
2941	579,613.93	1,320,169.35
2942	579,420.37	1,320,325.84
2982	579,313.50	1,320,434.06
5140	579,505.28	1,319,204.19

MAINTENANCE AND ACCESS EASEMENT CHART		
LINE	BEARING	DISTANCE
MAE1	S 43°18'17"W	46.67'
MAE2	S 17°50'59"W	74.06'
MAE3	S 27°45'16"W	161.75'



THE REQUIREMENTS OF § 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.

William L. Machen 6/14/02
 WILLIAM L. MACHEN
 PROFESSIONAL LAND SURVEYOR
 MD. REG. #9011

Jared T. Healy
 JARED T. HEALY, Trustee

M. Charlotte Powel
 M. CHARLOTTE POWEL, Trustee

AREA TABULATION (SHEET 5)

1. NUMBER OF LOTS TO BE RECORDED:	1
2. NUMBER OF BUILDABLE LOTS:	0
3. NUMBER OF PRESERVATION PARCELS:	1
4. AREA OF BUILDABLE LOTS TO BE RECORDED:	0.0000 AC.
5. AREA OF PRESERVATION PARCELS TO BE RECORDED:	15.1399 AC.
6. AREA OF ROAD RIGHT-OF-WAY TO BE RECORDED:	0.0628 AC.
7. AREA OF SUBDIVISION TO BE RECORDED:	15.2027 AC.
8. AREA OF FLOODPLAIN TO BE RECORDED:	8.6943 AC.

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

[Signature] 6/28/02
 COUNTY HEALTH OFFICER MR DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

[Signature] 7/3/02
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

[Signature] 7/24/02
 DIRECTOR DATE

OWNERS' CERTIFICATE

We, Jared T. Healy, Trustee and M. Charlotte Powel, Trustee, 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 Department of Planning and Zoning, establish the minimum building restriction lines, grant to 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 easements shown hereon; (2) the right to require dedication for public use the beds of the streets and/or roads, floodplains and preservation parcels where applicable, and for good and other valuable consideration, hereby grant the right and option to Howard County, Maryland, to acquire the fee simple title to the beds of the streets and/or roads, floodplains, storm drainage facilities and preservation parcels, 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 erected on or over the said easements and rights of way.

Witness our hands this 30th day of May 2002.

[Signature] WITNESS
[Signature] WITNESS

JARED T. HEALY, Trustee
 M. CHARLOTTE POWEL, Trustee

SURVEYOR'S CERTIFICATE

I hereby certify that the Final Plat shown and described hereon is correct; that it is a subdivision of all the land conveyed by Joel Marc Abramson to Jared T. Healy, Trustee and M. Charlotte Powel, Trustee by deed dated January 19, 2000 and recorded in Liber 4997 at Folio 647 among the Land Records of Howard County, Maryland, and all of the land conveyed by G. William Floyd and Myrna W. Floyd to Jared T. Healy, Trustee and M. Charlotte Powel, Trustee by deed dated January 19, 2000 and recorded in Liber 4997 at Folio 657 among the Land Records of Howard County, Maryland, 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, Maryland, as shown in accordance with the Howard County Subdivision Regulations.

[Signature] 6/24/2002
 WILLIAM L. MACHEN
 PROFESSIONAL LAND SURVEYOR
 MARYLAND #9011

RECORDED AS PLAT 15525
 ON 7/30/02 AMONG THE LAND
 RECORDS OF HOWARD COUNTY, MARYLAND.

BUCKSKIN RIDGE
 LOTS 1-47 &
 PRESERVATION PARCEL A

TAX MAP 22 GRID 20 PARCELS 74,77,283 & 543
 FIFTH (5th) ELECTION DISTRICT
 HOWARD COUNTY, MARYLAND

SCALE: 1" = 100' DATE: MAY, 2002.

SHEET 5 OF 6

CAD FILE: #6 D:\DRAWINGS\99153\PLATS\99153RP-D.DWG
 CHKD: WLM DRAWN: LAI JOB NO.: 00-008 FILE NO.: 00-008 R