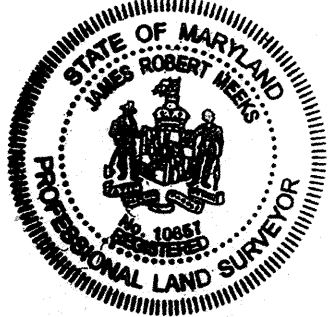


LINE	BEARING	LENGTH
L1	N02°46'17"W	61.91
L2	N21°02'23"E	39.37
L3	S83°29'27"W	9.45
L4	S07°54'26"W	27.15
L5	S12°52'44"W	60.13
L6	S07°57'54"E	19.38
L7	S19°00'16"E	31.67
L8	S23°16'24"E	94.11
L9	S27°38'05"W	31.61
L10	S00°04'32"W	41.87
L11	S89°47'47"E	20.00
L12	N00°04'32"E	79.81
L13	N19°27'55"W	120.61
L14	S88°48'00"W	21.61
L15	S21°02'23"W	62.69
L16	S11°17'14"E	32.06
L17	S01°44'04"E	7.38
L18	N21°02'23"E	104.76

NO.	NORTHING	EASTING
360	475557.5116	851822.9841
361	475411.9105	851822.4907
362	475411.8761	851829.3606
363	475344.1296	851835.2268
295	475344.4549	851770.2276
296	475139.1629	851786.0400
298	475139.4439	851706.1605
179	475218.3959	851708.2616
272	475344.8462	851690.5730
271	475345.2551	851610.4189
359	475552.6477	851590.7841

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 HAVE BEEN COMPLIED WITH.



James R. Meeks 11/01/02
 JAMES ROBERT MEEKS DATE
 REG. PROFESSIONAL LAND SURVEYOR NO. 10857

Robert B. Phelps 10/11/02
 ROBERT B. PHELPS DATE
 SIGNATURE OF OWNER

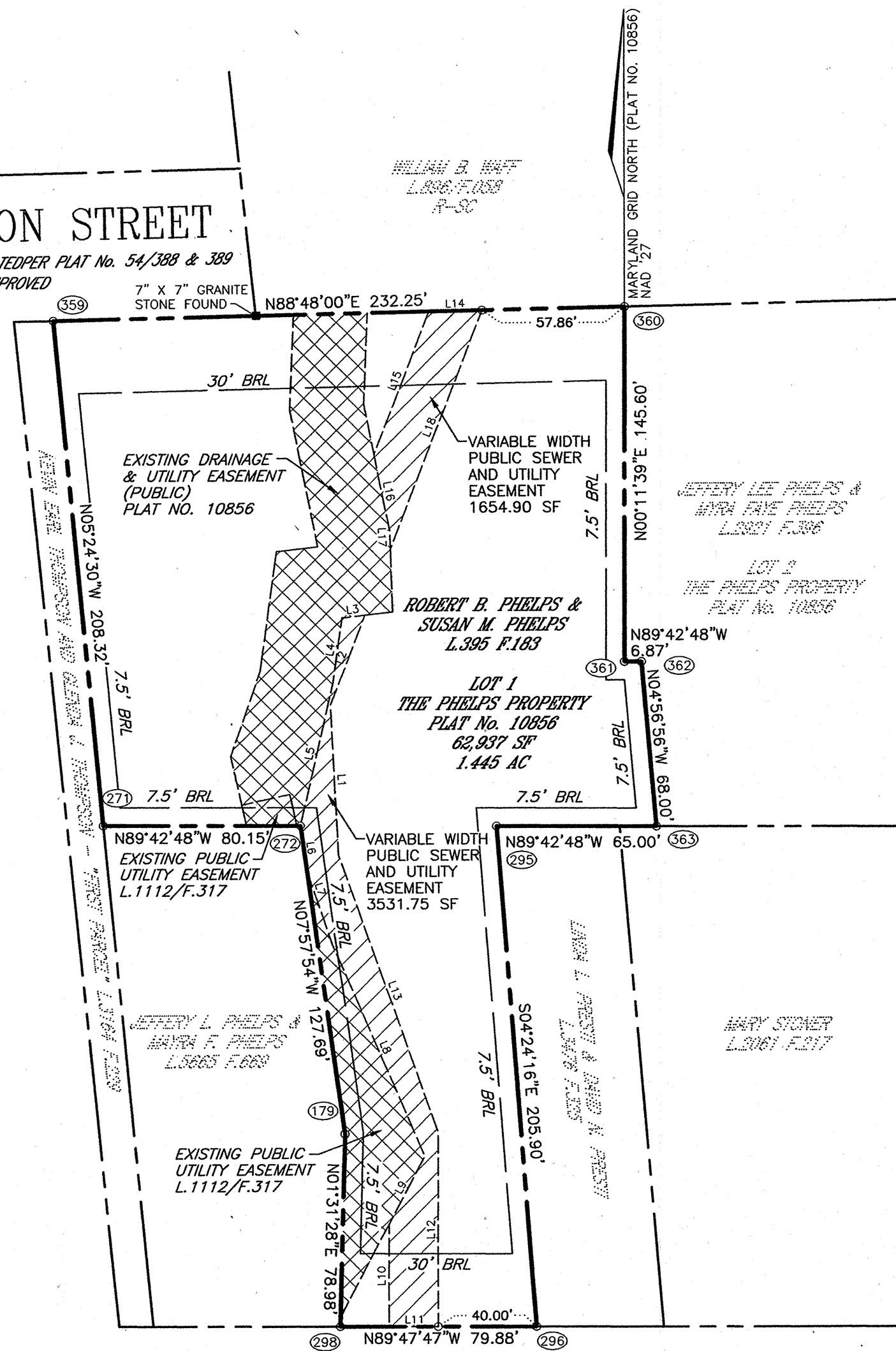
Susan M. Phelps 10/11/02
 SUSAN M. PHELPS DATE
 SIGNATURE OF OWNER

CARROLLTON STREET

60' RIGHT-OF-WAY - DEDICATED PER PLAT No. 54/388 & 389 UNIMPROVED

N 475,500
 E 851,500

N 475,250
 E 851,500



BALTIMORE STREET

60' RIGHT-OF-WAY - DEDICATED PER PLAT No. 54/388 & 389 STATE HIGHWAY ADMINISTRATION PLAT No. 45956

SUBDIVISION TABULATIONS

TOTAL NUMBER OF LOTS TO BE RECORDED:	1
TOTAL AREA OF LOTS TO BE RECORDED:	1.445 AC
TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED:	0
TOTAL AREA OF LOTS TO BE RECORDED:	1.445 AC
TOTAL AREA OF ROADWAY TO BE RECORDED:	0
TOTAL AREA TO BE RECORDED:	1.445 AC

OWNER / DEVELOPER

ROBERT B. PHELPS
 SUSAN M. PHELPS
 8816 BALTIMORE STREET
 SAVAGE, MARYLAND 20763

FREDERICK WARD ASSOCIATES, INC.
 ENGINEERS 7125 Riverwood Drive Columbia, Maryland 21046-2354
 ARCHITECTS Phone: 410-290-9550 Fax: 410-720-6226
 SURVEYORS Bel Air, Maryland Columbia, Maryland Warrenton, Virginia

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS IN CONFORMANCE WITH THE MASTER PLAN FOR HOWARD COUNTY.

Penny Brenstein 12/23/02
 HOWARD COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

[Signature] 11/16/02
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE
[Signature] 12/31/02
 DIRECTOR DATE

OWNER'S CERTIFICATE

WE, ROBERT B. PHELPS AND SUSAN M. PHELPS, OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPT THIS FINAL 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 AND GRANT UNTO HOWARD COUNTY, MARYLAND, ITS SUCCESSORS AND ASSIGNS: 1) THE RIGHT TO LAY, CONSTRUCT AND MAINTAIN SEWERS, DRAINS, WATER PIPES AND OTHER DRAINS WATER PIPES AND OTHER MUNICIPAL UTILITIES AND SERVICES IN AND UNDER ALL ROADS OR STREET RIGHT-OF-WAYS AND THE SPECIFIC EASEMENTS SHOWN HEREON AND 2.) THE RIGHT TO REQUIRE DEDICATION FOR PUBLIC USE OF THE BEDS OF THE STREETS AND/OR ROADS AND FLOOD PLAINS, STORM DRAINAGE FACILITIES AND OPEN SPACE WHERE APPLICABLE, 3.) THE RIGHT TO REQUIRE DEDICATION OF WATERWAYS AND DRAINAGE EASEMENTS FOR SPECIFIC PURPOSE OF THEIR CONSTRUCTION, REPAIR AND MAINTENANCE, 4.) THAT NO BUILDING OR SIMILAR STRUCTURE OF ANY KIND SHALL BE ERRECTED ON OR OVER THE SAID RIGHT-OF-WAY.

WITNESS OUR HANDS THIS 11 DAY OF OCT. 2002.

Robert B. Phelps
 ROBERT B. PHELPS, OWNER
Susan M. Phelps
 SUSAN M. PHELPS, OWNER

Busele Eaton
 WITNESS
Busele Eaton
 WITNESS

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A PLAT OF AMENDMENT OF PART OF THE LAND CONVEYED BY TEMPIE L. BASFORD AND ALTA J. BASFORD TO ROBERT B. PHELPS AND SUSAN M. PHELPS BY DEED DATED JANUARY 26, 1963, AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 395 FOLIO 183 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.

James R. Meeks 11/01/02
 JAMES ROBERT MEEKS DATE
 LAND SURVEYOR NO. 10857

THE PURPOSE OF THIS PLAT IS TO CREATE TWO VARIABLE WIDTH SEWER AND UTILITY EASEMENTS ACROSS THE PHELPS PROPERTY, LOT 1, AS SHOWN ON RECORD PLAT NO. 10856.

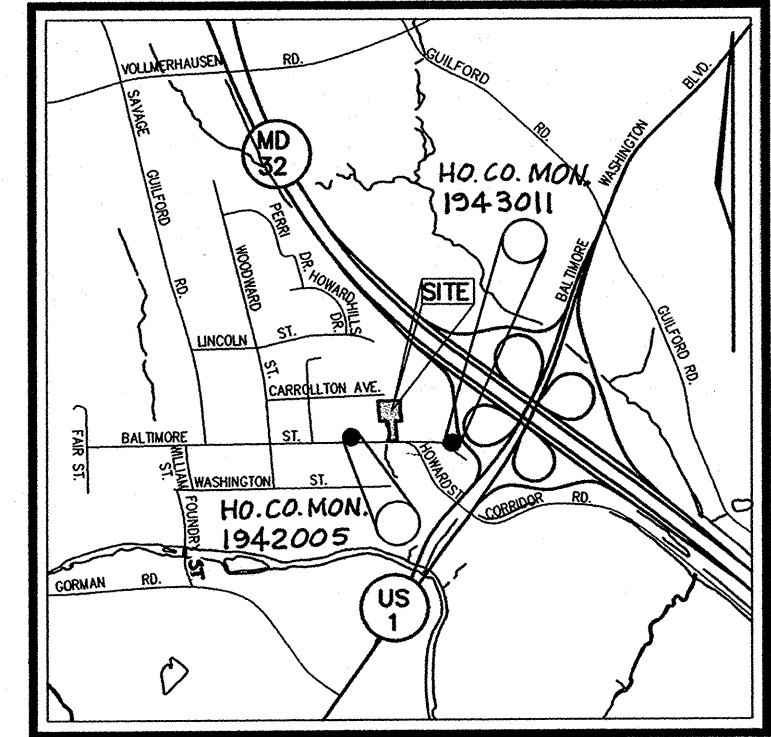
RECORDED AS PLAT NO. 15739 ON Jan. 3, 2003 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

PLAT OF AMENDMENT THE PHELPS PROPERTY LOT 1

TAX MAP NO: 47 BLOCK: 12 PARCEL NO: P/O '425'
 SECOND ELECTION DISTRICT
 HOWARD COUNTY, MARYLAND
 DPZ REF.: WP 92-171
 F-95-40
 ZONED: R-12
 DATE: OCTOBER 2002

SCALE: 1"=50'

SHEET 1 OF 1



VICINITY MAP
 SCALE: 1"=2000'

GENERAL NOTES

- SUBJECT PROPERTY IS ZONED R-12 AS PER THE 10/10/43 COMPREHENSIVE ZONING PLAN.
- COORDINATES BASED ON THE NAD '27 MARYLAND STATE PLANE COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL STATION #1942005 AND #1943011 AS PER RECORD PLAT 10856.
 #1942005 N 475130.139 E 851125.660
 #1943011 N 475099.926 E 852008.348
- THE BOUNDARY SHOWN ON THIS PLAT FOR THE PHELPS PROPERTY, LOT 1, IS BASED ON RECORD PLAT NO. 10856, THE PHELPS PROPERTY, LOTS 1 AND 2.
- BRL DENOTES BUILDING RESTRICTION LINE.
- DENOTES STONE OR MONUMENT FOUND AS SHOWN ON PLAT NO. 10856, THE PHELPS PROPERTY, LOTS 1 AND 2.
- THE AREAS SHOWN HEREON ARE MORE OR LESS.
- THIS FINAL PLAT IS EXEMPT FROM THE FOREST CONSERVATION REQUIREMENTS IN ACCORDANCE WITH SECTION 16-1202.(b)(1)(vii) OF THE HOWARD COUNTY CODE FOR A PLAT OF AMENDMENT THAT DOES NOT CREATE ADDITIONAL LOTS.
- THERE IS AN EXISTING DWELLING AND OTHER STRUCTURES LOCATED ON LOT 1 TO REMAIN. NO NEW BUILDINGS, EXTENSIONS, OR ADDITIONS TO THE EXISTING DWELLING ARE TO BE CONSTRUCTED A DISTANCE LESS THAN THE ZONING REGULATIONS REQUIRE.
- SEE PLAT NO. 10856 FOR ALL OTHER RELEVANT GENERAL NOTES FOR LOT 1.
- EXISTING EASEMENTS TO REMAIN.