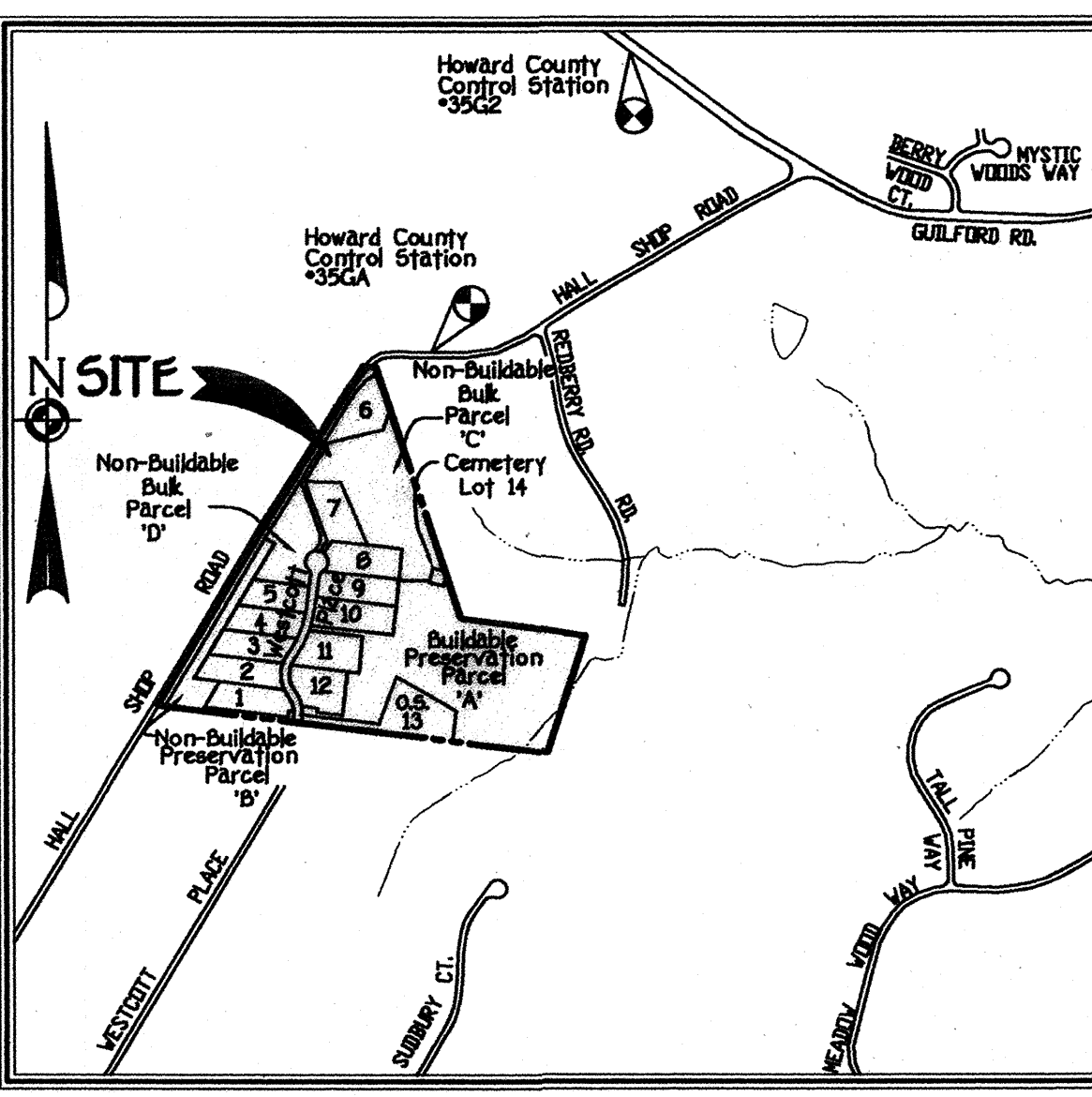


U.S. Equivalent Coordinate Table			Metric Coordinate Table		
Pnt	North	East	Pnt	North	East
17	551357.390002	1333306.272655	17	166054.070288	406392.568819
54	551960.510910	1333242.875506	54	166237.901910	406373.245329
55	551919.756003	1333489.510941	55	166225.479790	406448.419961
66	552007.634729	1332896.062378	66	166252.262579	406267.536476
71	553222.766606	1332482.687855	71	166462.638244	406141.539666
77	552815.551934	1332177.374573	77	166498.517244	406046.475908
86	551506.94825	1331440.698349	86	166124.039783	405823.940628
102	553224.598864	1332427.718381	102	166623.196693	406124.784938
277	552344.284678	1331892.315724	277	166354.874697	405961.589797
279	552694.602015	1332104.617100	279	166461.651635	406026.299386
500	552402.900499	1331927.838429	500	166372.740835	405972.417139
501	551408.062280	1332508.104479	501	166599.866578	406149.281633
502	552955.318267	1332297.074082	502	166541.118092	406084.959257
503	552782.851234	1332192.564336	503	166488.550035	406053.105720
504	552710.455043	1332149.379055	504	166466.483632	406039.942820
505	552403.557976	1331963.189069	505	166372.941219	405983.191999
506	552314.772966	1331909.448444	506	166345.881202	405966.815944
507	552009.467800	1331728.174217	507	166252.824001	405911.563449
508	551897.167874	1331661.238994	508	166218.594914	405891.161552
509	551582.945458	1331473.228245	509	166122.819729	405833.855760
510	551507.302300	1332087.965169	510	166099.763848	406021.227951
511	551535.470939	1332091.431310	511	166108.349467	406022.284433
512	551331.358886	1332064.866746	512	166137.575562	406014.187538
513	551839.026646	1332063.643899	513	166200.873432	406013.814813
514	552047.112186	1332151.058129	514	166264.298032	406040.458724
515	552213.273935	1332175.189217	515	166314.944235	406074.813894
516	552235.301202	1332167.335923	516	166321.658162	406045.420206
517	552226.408605	1332228.568571	517	166318.947691	406064.083954
518	552207.525182	1332214.773959	518	166313.192012	406059.879348
519	552041.363433	1332190.642871	519	166262.545809	406052.524178
520	551814.781400	1332095.458488	520	166193.483467	406023.511919
521	551655.975113	1332096.393606	521	166145.079213	406023.796944
522	551530.585798	1332131.131882	522	166106.860473	406034.385192
523	551502.417159	1332127.665741	523	166098.274654	406033.328710
524	552151.757352	1332206.674993	524	166296.192250	406057.406694
714	552157.508106	1332167.090251	714	166297.944474	406045.341240
715	552190.771295	1331896.750662	715	166308.083724	405962.941569
716	552364.827998	1332001.189552	716	166361.075553	406033.328710
717	552391.801635	1331955.954306	717	166369.357894	405994.774606
734	552105.307084	1332199.929183	734	166282.034180	406055.350567
735	552062.620968	1332582.593404	735	166289.023426	406171.966855

Curve Data Chart					
Pnt-Pnt	Radius	Arc Length	Tangent	Delta	Chord Bearing And Distance
501-502	519.00	289.55	148.65	31°57'53"	547°35'35"W 285.80'
502-503	14,549.34	201.66	100.83	00°47'39"	531°12'49"W 201.66'
504-505	24,030.00	358.96	179.49	00°51'21"	531°14'40"W 358.96'
505-506	6112.00	103.78	51.89	00°58'22"	531°11'10"W 103.78'
505-717	6112.00	13.80	6.90	00°07'46"	531°36'28"W 13.80'
507-508	38,611.00	130.73	65.37	00°11'38"	530°47'48"W 130.73'
511-512	130.00	102.10	53.85	45°00'00"	N15°29'06"W 99.50'
512-513	170.00	223.41	131.14	75°17'43"	S00°20'15"E 207.67'
513-514	450.00	228.14	116.58	29°02'50"	N22°47'12"E 225.70'
515-516	25.00	24.33	13.23	55°46'16"	N19°37'21"W 23.39'
516-517	55.00	279.86	—	—	—
517-518	25.00	24.33	13.23	55°46'16"	S38°08'55"W 23.39'
519-520	490.00	248.41	126.94	29°02'50"	N22°47'12"E 245.76'
520-521	130.00	170.84	100.29	75°17'43"	S00°20'15"E 158.81'
521-522	170.00	133.52	70.42	45°00'00"	N15°29'06"W 130.11'
717-506	6112.00	89.98	44.99	00°50'37"	531°07'17"W 89.98'



General Notes Continued:

- Density Calculations:
 - Total Area Of Subdivision = 40.342 Ac. +
 - Allowed Development Rights For Subdivision = 9 D.U. (40.342 Acres X 1 D.U./4.25 Ac.) = 9.492 D.U.
 - Permitted Development Rights Under DEO = 20 D.U. (40.342 Acres/1 D.U. Per 2 Acres = 20.171 D.U.)
- Note: The Maximum Density Is Based On The Gross Acreage Since This Plan Is Grandfathered To Zoning Regulations In Effect Prior To Passage Of Council Bill 20-5001.
- Number Of Buildable Lots And Buildable Preservation Parcels In Subdivision = 13 D.U.
- Total Number Of Density Rights Required To Be Transferred = 4 D.U.
- 3 D.U. = 9 D.U. = 4 D.U.
- Sending Parcel Information: 4 D.U. (DEO) (Blueberry Hill)
 - Tax Map No. 13
 - Parcel No. 94
 - Grid No. 12
 - Ownership: B25 Developers, LLC (Blueberry Hill) Liber 4536, Folio 332
- Using The Density / Cluster Exchange Option Described In Section 106 Of The Zoning Regulations The Development Rights For 4 Of The 13 Residential Lots / Parcels Included On This Subdivision Plat Have Been Transferred From B25 Developers, LLC (Blueberry Hill), Tax Map No. 13, Parcel No. 94, Grid No. 12. The Creation Of These Lots Is Based On A Maximum Density On One Residential Unit For Every Two Acres.
- The Forest Conservation Requirements Per Section 16.1200 Of The Howard County Code And The Forest Conservation Manual Will Be Fulfilled By Providing 0.02 Acres Of On-Site Planting And 3.50 Acres Of On-Site Retention.
- Private Stormwater Quantity And Private Quality Management Is Provided In Ponds #1 And #2 By Micro-Pool Extended Detention Located In Open Space Lot 13 And Non-Buildable Preservation Parcel C And Grass Channel In Non-Buildable Preservation Parcel B; Rev Is Provided By Dry Swales. Stormwater Management Facilities Are Privately Owned And Maintained.
- Forest Conservation Surety In The Amount Of \$205,168.00 Is Posted With The Developer's Agreement Based On \$176,418.00 For Afforestation (Planting) And \$28,750.00 (Retention).

General Notes:

- This Area Designates A Private Sewerage Easement Of 10,000 Square Feet 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 Sewerage Is Available. These Easements Shall Become Null And Void Upon Connection To A Public Sewerage System. The County Health Officer Shall Have The Authority To Grant Variances For Encroachments Into The Private Sewerage Easement. Recordation Of A Modified Easement Shall Not Be Necessary.
- The Lots Shown Hereon Comply With The Minimum Ownership Width And Lot Area As Required By The Maryland State Department Of The Environment. Subject Property Zoned RR-DEO Per 10/18/93 Comprehensive Zoning Plan. Coordinates Based On NAD '83 , Maryland Coordinate System As Projected By Howard County Geodetic Control Stations No. 35GA And No. 35G2. Sta. 35GA N 189554.0491 (Meters) E 406195.8193 (Meters) Sta. 35G2 N 189554.0491 (Meters) E 406279.3856 (Meters)
- This Plat Is Based On Field Run Monumented Boundary Survey Performed On Or About April, 2000, By Fisher Collins And Carter, Inc.
- B.E.L. Denotes Building Restriction Line.
- Denotes Iron Pin Set Capped "C.C. 106".
- Denotes Iron Pipe Or Iron Bar Found.
- Denotes Angular Change In Bearing Of Boundary Or Rights-Of-Way.
- Denotes Concrete Monument Set With Aluminum Plate "C.C. 106".
- Denotes Concrete Monument Or Stone Found.
- For Flag Or Pipestem Lots, Refuse Collection, Snow Removal And Road Maintenance Are Provided To The Junction Of The Flag Or Pipe Stem And Road Right-Of-Way Line.
- Driveways Shall Be Provided Prior To Issuance Of A Use And Occupancy Permit For Any New Dwelling To Insure Safe Access For Fire And Emergency Vehicles Per The Following (Minimum) Requirements:
 - Width - 12 Feet (8 Feet Serving More Than One Residence);
 - Surface - Six (6) Inches Of Compacted Crusher Run Base With Tar And Chip Coating. (1/2" Minimum);
 - Geometry - Maximum 15% Grade, Maximum 10% Grade Change And 45-Foot Turning Radius.
- Structures (Culverts/Bridges) - Capable Of Supporting 25 Gross Tons (4-125-Loading)
- Drainage Elements - Capable Of Safely Passing 100 Year Flood With No More Than 1 Foot Depth Over Surfaces
- Structure Clearances - Minimum 12 Feet
- Maintenance - Sufficient To Ensure All Weather Use.
- All Lot Areas Are More Or Less (±)
- Distances Shown Are Based On Surface Measurement And Not Reduced To NAD '83 Grid Measurement.
- Prior Department Of Planning And Zoning File Nos. 5-01-14 And P-02-01. There Is An Existing Dwelling Located On Lot 9 To Remain. No New Buildings, Extensions Or Additions To The Existing Dwellings Are To Be Constructed At A Distance Less Than The Zoning Regulations Require. Existing Sheds To Remain.
- There Is An Existing Cemetery Located On Lot 14. The Planning Board Approved A Cemetery Access And Accommodation Plan For The Existing Cemetery On February 8, 2001 And Is Listed As #41-8 In The Howard County Cemetery Inventory.
- Non-Buildable Bulk Parcel 'D' Retains The Right To Be Further Subdivided In Accordance With The DEO Cluster Regulations In Section 106 Of The Howard County Zoning Regulations. This Re-subdivision Of Non-Buildable Bulk Parcel 'D' Will Be Subject To Testing For Housing Allocations And Adequate Schools At The Time Of Re-subdivision.
- The Wetlands And Forest Stand Delineation Have Been Prepared By Eco-Science Professionals, Inc. Dated September 18, 2000 And Approved Under P-02-01 On August 30, 2002.
- No Grading, Removal Of Vegetative Cover Or Trees, Or Placement Of New Structures Is Permitted Within The Limits Of Wetlands, Streams, Or Their Buffers And Forest Conservation Easement Areas.
- Denotes Wetlands Area Outline.
- Denotes Existing Centerline Of Stream.
- Denotes Approximate Elevation Of 100 Year Floodplain.
- Articles Of Incorporation By The State Department Of Assessments And Taxation For Hall Shop Manor Homeowner's Association, Inc. Were Accepted And Approved On January 5, 2004 With Receipt No. D07723612.
- Open Space Tabulation
 - Open Space Required = (40.342 Ac. X 5%) = 2.017 Ac. +
 - Open Space Provided = (Lot 13) = 2.019 Ac. +
- This Plat Is In Compliance With The Fourth Edition Of The Subdivision And Land Development Regulations.
- Open Space Lot 13 Is Owned And Maintained By The Hall Shop Manor Homeowner's Association, Inc.
- Public Line Of Sight Easement Within Lots 1, 11 And 12 Shall Be Maintained By The Individual Lot Owner To Allow Unobstructed Vehicular Line Of Sight Along Westcott Place.
- A Landscape Surety In The Amount Of \$53,400.00 For Perimeter Landscape Requirements Of Section 16.124 Of The Howard County Code And Landscape Manual Is Posted With The Developer's Agreement For This Subdivision.
- A Financial Surety In The Amount Of \$13,000.00 For The Street Trees Is Posted With The Developer's Agreement For This Subdivision.
- The Traffic Study Was Prepared By The Traffic Group And Approved On August 30, 2002 Under 5-01-14.
- Buildable Preservation Parcel 'A' And Non-Buildable Preservation Parcels 'B' And 'C' Are Privately Owned And Maintained. These Preservation Parcels Are Encumbered By An Easement Agreement With Hall Shop Manor Homeowner's Association, Inc. And Howard County, Maryland Which Prohibits Further Subdivision Of The Parcel, Outlines The Maintenance Responsibilities Of The Owner And Enumerates The Uses Permitted On The Property.

Minimum Lot Size Chart			
Lot No.	Gross Area	Pipestem Area	Minimum Lot Size
6	59,964 Sq.Ft.*	12,032 Sq.Ft.*	47,932 Sq.Ft.*
7	53,893 Sq.Ft.*	1,191 Sq.Ft.*	52,702 Sq.Ft.*

OWNER AND DEVELOPER
 Iglehart Farm, LLC
 C/O Land Design And Development
 8000 Main Street
 Ellicott City, Maryland 21043

Area Tabulation For All Sheets

	Sheet 2	Sheet 3	Total
Total Number Of Buildable Lots To Be Recorded	8	4	12
Total Number Of Cemetery Lots To Be Recorded	0	1	1
Total Number Of Buildable Preservation Parcels To Be Recorded	1	0	1
Total Number Of Non-Buildable Preservation Parcels To Be Recorded	1	1	2
Total Number Of Open Space Lots To Be Recorded	1	0	1
Total Number Of Lots/Parcels To Be Recorded	11	7	18
Total Area Of Buildable Lots To Be Recorded	8.693 Ac.*	4.962 Ac.*	13.655 Ac.*
Total Area Of Cemetery Lot To Be Recorded	0.000 Ac.	0.112 Ac.*	0.112 Ac.*
Total Area Of Buildable Preservation Parcel To Be Recorded	12.035 Ac.*	0.926 Ac.	12.961 Ac.*
Total Area Of Non-Buildable Preservation Parcels To Be Recorded	1.744 Ac.*	5.395 Ac.*	7.139 Ac.*
Total Area Of Non-Buildable Bulk Parcels To Be Recorded	0.000 Ac.	2.003 Ac.*	2.003 Ac.*
Total Area Of Open Space Lot To Be Recorded	2.019 Ac.*	0.000 Ac.	2.019 Ac.*
Total Area Of Lots/Parcels To Be Recorded	24.491 Ac.*	13.398 Ac.*	37.889 Ac.*
Total Area Of Roadway To Be Recorded	1.298 Ac.*	1.155 Ac.*	2.453 Ac.*
Total Area To Be Recorded	25.789 Ac.*	14.553 Ac.*	40.342 Ac.*

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 Compiled With
 Terrell A. Fisher, L.S. 10692
 Registered Land Surveyor
 Date: 3/2/04
 Date: 3/1/04
 IGLEHART FARM, LLC
 By: Ellicott City Land Holding, Inc., Member
 Donald Reuwer, President

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 1 Thru 14, Buildable Preservation Parcel 'A', Non-Buildable Preservation Parcel 'B' And 'C' And Non-Buildable Bulk Parcel 'D', Any Conveyances Of The Aforesaid Lots Shall Be Subject To The Easements Herein Reserved, Whether Or Not Expressly Stated In The Deeds Conveying Said Lots. 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 Developer And The County, And The Release Of Developer's Surety Posted With Said Agreement, The County Shall Accept The Easements And Record The Deeds Of Easement In The Land Records Of Howard County."

APPROVED: For Private Water And Private Sewerage Systems, Howard County Health Department.

[Signature] 4/8/04
 Howard County Health Officer JAB Date

APPROVED: Howard County Department Of Planning And Zoning.

[Signature] 4/15/04
 Chief, Development Engineering Division Date

[Signature] 5/11/04
 Director Date

OWNER'S CERTIFICATE

Iglehart Farm, LLC, A Maryland Limited Liability Company, By: Ellicott City Land Holding, Inc., Member, Donald R. Reuwer, President, 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 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 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 And Floodplains And Open Space Where Applicable And For Good And Other Valuable Consideration, Hereby Grant The Right And 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 Erected On Or Over The Said Easements And Rights-Of-Way. Witness My Hand This 1st Day Of March 2004.

[Signature]
 By: Ellicott City Land Holding, Inc., Member
 Donald Reuwer, President

[Signature]
 Witness

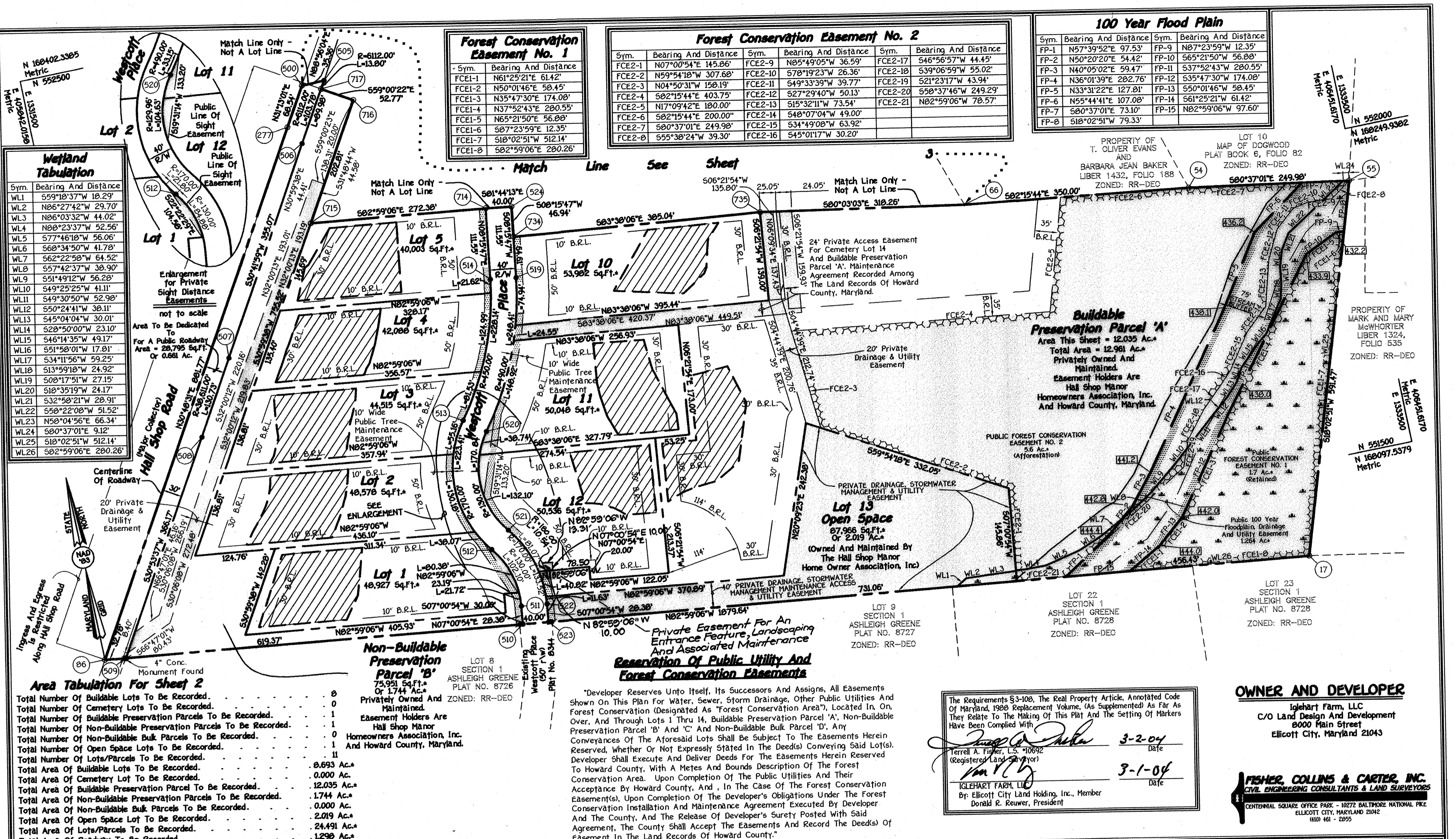
SURVEYOR'S CERTIFICATE

I hereby Certify That The Final Plat Shown Hereon Is Correct; That It Is A Subdivision Of All The Lands Conveyed By Dorothy Carol Fanta, Richard A Fanta, Ann Thompson, Audrey Gaither, Loudell Wright, Mary Lee Mortfeld And Milton Iglehart To Iglehart Farm, LLC by Deed Dated December 30, 2002 And Recorded Among The Land Records Of Howard County, Maryland In Liber No. 6808 At Folio 448 , And That All Monuments Are In Place Or Will Be In Place Prior To Acceptance Of The Streets In The Subdivision By Howard County, Maryland As Shown, In Accordance With The Annotated Code Of Maryland, As Amended, And Monumentation Is In Accordance With The Howard County Subdivision Regulations.

[Signature]
 Terrell A. Fisher, Professional Land Surveyor No. 10692 Date: 3-2-04

RECORDED AS PLAT No. 16674 ON MAY 14, 2004 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

HALL SHOP MANOR
 Lots 1 Thru 14,
 Buildable Preservation Parcel 'A',
 Non-Buildable Preservation Parcels 'B' And 'C'
 And Non-Buildable Bulk Parcel 'D'
 Zoned: RR-DEO
 Tax Map: 41 Grid: 1 Parcel: 138
 Fifth Election District
 Howard County, Maryland
 Scale: As Shown
 Date: March 1, 2004
 Sheet 1 of 3
 F-03-93



Wetland Tabulation

Sym.	Bearing And Distance
WL1	S59°18'37"W 18.29'
WL2	N86°27'42"W 29.70'
WL3	N86°03'32"W 44.02'
WL4	N88°23'37"W 52.56'
WL5	S77°46'18"W 56.06'
WL6	S68°34'50"W 41.78'
WL7	S62°22'58"W 64.52'
WL8	S57°42'37"W 38.90'
WL9	S51°49'12"W 56.28'
WL10	S49°25'25"W 41.11'
WL11	S49°30'50"W 52.98'
WL12	S50°24'41"W 38.11'
WL13	S45°04'04"W 30.01'
WL14	S28°50'00"W 23.10'
WL15	S46°14'35"W 49.17'
WL16	S51°58'01"W 17.81'
WL17	S34°11'56"W 59.25'
WL18	S13°59'18"W 24.92'
WL19	S08°17'51"W 27.15'
WL20	S18°35'19"W 24.17'
WL21	S32°58'21"W 28.91'
WL22	S58°22'08"W 51.52'
WL23	N58°04'56"E 66.34'
WL24	S80°37'01"E 9.12'
WL25	S18°02'51"W 512.14'
WL26	S82°59'06"E 280.26'

Forest Conservation Easement No. 1

Sym.	Bearing And Distance
FCE1-1	N61°25'21"E 61.42'
FCE1-2	N50°01'46"E 58.45'
FCE1-3	N35°47'30"E 174.08'
FCE1-4	N37°52'43"E 280.55'
FCE1-5	N65°21'50"E 56.88'
FCE1-6	S87°23'59"E 12.35'
FCE1-7	S18°02'51"W 512.14'
FCE1-8	S82°59'06"E 280.26'

Forest Conservation Easement No. 2

Sym.	Bearing And Distance	Sym.	Bearing And Distance	Sym.	Bearing And Distance
FCE2-1	N07°00'54"E 145.86'	FCE2-9	N85°49'05"W 36.59'	FCE2-17	S46°58'57"W 44.45'
FCE2-2	N59°54'18"W 307.68'	FCE2-10	S78°19'23"W 26.36'	FCE2-18	S39°06'59"W 55.02'
FCE2-3	N04°50'31"W 158.19'	FCE2-11	S49°33'39"W 39.77'	FCE2-19	S21°23'17"W 43.94'
FCE2-4	S82°15'44"E 403.75'	FCE2-12	S27°29'40"W 50.13'	FCE2-20	S58°37'46"W 249.29'
FCE2-5	N17°09'42"E 180.00'	FCE2-13	S15°32'11"W 73.54'	FCE2-21	N82°59'06"W 78.57'
FCE2-6	S82°15'44"E 200.00'	FCE2-14	S48°07'04"W 49.00'		
FCE2-7	S80°37'01"E 249.98'	FCE2-15	S34°49'08"W 63.92'		
FCE2-8	S55°38'24"W 39.30'	FCE2-16	S45°01'17"W 30.20'		

100 Year Flood Plain

Sym.	Bearing And Distance	Sym.	Bearing And Distance
FP-1	N57°39'52"E 97.53'	FP-9	N67°23'59"W 12.35'
FP-2	N50°20'20"E 54.42'	FP-10	S65°21'50"W 56.88'
FP-3	N40°05'02"E 59.47'	FP-11	S37°52'43"W 280.55'
FP-4	N36°01'39"E 282.76'	FP-12	S35°47'30"W 174.08'
FP-5	N33°31'22"E 127.81'	FP-13	S50°01'46"W 58.45'
FP-6	N55°44'41"E 107.08'	FP-14	S61°25'21"W 61.42'
FP-7	S80°37'01"E 73.10'	FP-15	N82°59'06"W 97.60'
FP-8	S18°02'51"W 79.33'		

Area Tabulation For Sheet 2

Total Number Of Buildable Lots To Be Recorded.	0
Total Number Of Cemetery Lots To Be Recorded.	0
Total Number Of Buildable Preservation Parcels To Be Recorded.	1
Total Number Of Non-Buildable Preservation Parcels To Be Recorded.	1
Total Number Of Non-Buildable Bulk Parcels To Be Recorded.	0
Total Number Of Open Space Lots To Be Recorded.	1
Total Number Of Lots/Parcels To Be Recorded.	11
Total Area Of Buildable Lots To Be Recorded.	0.693 Ac.±
Total Area Of Cemetery Lot To Be Recorded.	0.000 Ac.
Total Area Of Buildable Preservation Parcel To Be Recorded.	12.035 Ac.±
Total Area Of Non-Buildable Preservation Parcels To Be Recorded.	1.744 Ac.±
Total Area Of Non-Buildable Bulk Parcels To Be Recorded.	0.000 Ac.
Total Area Of Open Space Lot To Be Recorded.	2.019 Ac.±
Total Area Of Lots/Parcels To Be Recorded.	24.491 Ac.±
Total Area Of Roadway To Be Recorded.	1.298 Ac.±
Total Area To Be Recorded.	25.789 Ac.±

Non-Buildable Preservation Parcel 'B'
 75,951 Sq.Ft.±
 Or 1.744 Ac.±
 Privately Owned And Maintained.
 Easement Holders Are Hall Shop Manor Homeowners Association, Inc. And Howard County, Maryland.

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 1 Thru 14, Buildable Preservation Parcel 'A', Non-Buildable Preservation Parcel 'B' And 'C' And Non-Buildable Bulk Parcel 'D'. Any Conveyances Of The Aforesaid Lots Shall Be Subject To The Easements Herein Reserved, Whether Or Not Expressly Stated In The Deed(s) Conveying Said Lot(s). 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 Developer. And The County, And The Release Of 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."

The Requirements S3-108, 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.

Terrell A. Fisher 3-2-04 Date
 Terrell A. Fisher, L.S. #10692 (Registered Land Surveyor)

Donald R. Reuwer 3-1-04 Date
 IGLEHART FARM, LLC
 By: Ellicott City Land Holding, Inc., Member
 Donald R. Reuwer, President

OWNER AND DEVELOPER
 Iglehart Farm, LLC
 C/O Land Design And Development
 8000 Main Street
 Ellicott City, Maryland 21043

FISHER, COLLINS & CARTER, INC.
 CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
 CENTENNIAL SQUARE OFFICE PARK - 10272 BALTIMORE NATIONAL PIKE
 ELLICOTT CITY, MARYLAND 21042
 (410) 461 - 2295

APPROVED: For Private Water And Private Sewerage Systems, Howard County Health Department.

[Signature] 4/8/07 Date
 Howard County Health Officer JAD

APPROVED: Howard County Department Of Planning And Zoning.

[Signature] 4/15/04 Date
 Chief, Development Engineering Division

[Signature] 5/14/04 Date
 Director

OWNER'S CERTIFICATE
 Iglehart Farm, LLC, A Maryland Limited Liability Company, By: Ellicott City Land Holding, Inc., Member, Donald R. Reuwer, President, 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 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, And 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 And Floodplains And Open Space Where Applicable And For Good And Other Valuable Consideration, Hereby Grant The Right And 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 Erected On Or Over The Said Easements And Rights-Of-Way. Witness My Hand This 15th Day Of March, 2004.

[Signature]
 Ellicott City Land Holding, Inc., Member
 By: Donald R. Reuwer, President

[Signature]
 Witness

SURVEYOR'S CERTIFICATE

I Herby Certify That The Final Plat Shown Hereon Is Correct; That It Is A Subdivision Of All The Lands Conveyed By Dorothy Carol Fanta, Richard A Fanta, Ann Thompson, Audrey Gaither, Louell Wright, Mary Lee Mortfield and Milton Iglehart To Iglehart Farm, LLC By Deed Dated December 30, 2002 And Recorded Among The Land Records Of Howard County, Maryland In Liber No. 6808 At Folio 448. And That All Monuments Are In Place Or Will Be In Place Prior To Acceptance Of The Streets In The Subdivision By Howard County, Maryland As Shown, In Accordance With The Annotated Code Of Maryland, As Amended, And Monumentation Is In Accordance With The Howard County Subdivision Regulations.

[Signature] 3-2-04 Date
 Terrell A. Fisher, Professional Land Surveyor No. 10692

RECORDED AS PLAT No. 16675 ON May 14, 2004 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

HALL SHOP MANOR
 Lots 1 Thru 14,
 Buildable Preservation Parcel 'A',
 Non-Buildable Preservation Parcels 'B' And 'C'
 And Non-Buildable Bulk Parcel 'D'

Zoned: RR-DEO
 Tax Map: 41 Grid 1 Parcel 138
 Fifth Election District
 Howard County, Maryland

Scale: 1" = 100'
 Date: March 1, 2004
 Sheet 2 of 3
 F-03-93

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 1 Thru 14, Buildable Preservation Parcel 'A', Non-Buildable Preservation Parcel 'B' and 'C' and Non-Buildable Bulk Parcel 'D'. Any Conveyances of the Aforesaid Lots shall be subject to the Easements herein reserved, whether or not expressly stated in the Deeds(s) Conveying said Lot(s). 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 Developer and the County, and the release of 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."

E 1331500
E 406242.0156
N 553000
N 168254.7388
Metric

OWNER AND DEVELOPER

Iglehart Farm, LLC
C/O Land Design And Development
8000 Main Street
Ellicott City, Maryland 21043

E 1331500
E 406242.0156
N 552500
N 168402.3385
Metric

Area Tabulation For Sheet 3

Total Number Of Buildable Lots To Be Recorded	4
Total Number Of Cemetery Lots To Be Recorded	1
Total Number Of Buildable Preservation Parcels To Be Recorded	0
Total Number Of Non-Buildable Preservation Parcels To Be Recorded	1
Total Number Of Non-Buildable Bulk Parcels To Be Recorded	1
Total Number Of Open Space Lots To Be Recorded	0
Total Number Of Lots/Parcels To Be Recorded	7
Total Area Of Buildable Lots To Be Recorded	4.962 Ac.±
Total Area Of Cemetery Lot To Be Recorded	0.112 Ac.±
Total Area Of Buildable Preservation Parcel To Be Recorded	0.926 Ac.±
Total Area Of Non-Buildable Preservation Parcels To Be Recorded	5.395 Ac.±
Total Area Of Non-Buildable Bulk Parcels To Be Recorded	2.003 Ac.±
Total Area Of Open Space Lot To Be Recorded	0.000 Ac.±
Total Area Of Lots/Parcels To Be Recorded	13.398 Ac.±
Total Area Of Roadway To Be Recorded	1.155 Ac.±
Total Area To Be Recorded	14.553 Ac.±

APPROVED: For Private Water And Private Sewerage Systems,
Howard County Health Department.

[Signature] 4/8/04
Howard County Health Officer JAB Date

APPROVED: Howard County Department of Planning And Zoning.

[Signature] 4/15/04
Chief, Development Engineering Division Date

[Signature] 5/11/04
Director Date

OWNER'S CERTIFICATE

Iglehart Farm, LLC, A Maryland Limited Liability Company, By: Ellicott City Land Holding, Inc., Member, Donald R. Reuwer, President, 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 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 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 and Floodplains and Open Space Where Applicable and For Good and Other Valuable Consideration, hereby Grant The Right and 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 Erected On or Over The Said Easements and Rights-Of-Way. Witness My Hand This 1st Day of March, 2004.

[Signature]
Ellicott City Land Holding, Inc. Member
By: Donald R. Reuwer, President

[Signature]
Witness

SURVEYOR'S CERTIFICATE

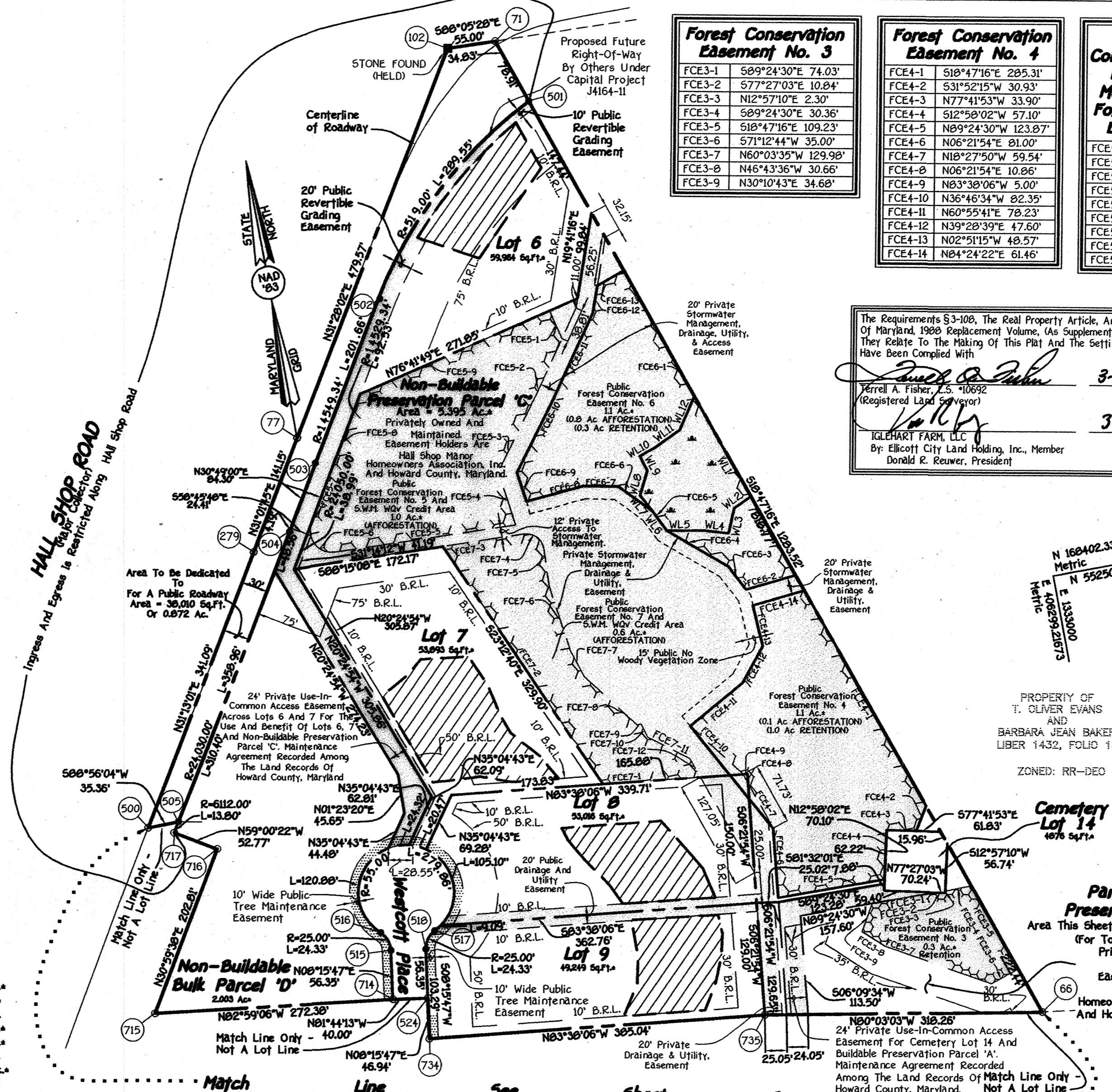
I hereby Certify That The Final Plat Shown Hereon is Correct; That It is a Subdivision of All The Lands Conveyed by Dorothy Carol Fanta, Richard A Fanta, Ann Thompson, Audrey Gaitner, Louell Wright, Mary Lee Mortfield and Milton Iglehart To Iglehart Farm, LLC By Deed Dated December 30, 2002 and Recorded Among The Land Records of Howard County, Maryland in Liber No. 6808 At Folio 448, and That All Monuments are in Place or Will be in Place Prior to Acceptance of The Streets in The Subdivision by Howard County, Maryland as Shown, in Accordance With The Annotated Code of Maryland, as Amended, and Monumentation is in Accordance With The Howard County Subdivision Regulations.

[Signature] 3/2/04
Terrell A. Fisher, Professional Land Surveyor No. 10692 Date

RECORDED AS PLAT No. 16676 ON May 14, 2004
AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

HALL SHOP MANOR
Lots 1 Thru 14,
Buildable Preservation Parcel 'A',
Non-Buildable Preservation Parcels 'B' and 'C'
And Non-Buildable Bulk Parcel 'D'

Zoned: RR-DEO
Tax Map: 41 Grid 1 Parcel 138
Fifth Election District
Howard County, Maryland
Scale: 1" = 100'
Date: March 1, 2004
Sheet 3 of 3
F-03-93



Forest Conservation Easement No. 3

FCE3-1	S89°24'30"E 74.03'
FCE3-2	S77°27'03"E 10.84'
FCE3-3	N12°57'10"E 2.30'
FCE3-4	S89°24'30"E 30.36'
FCE3-5	S18°47'16"E 109.23'
FCE3-6	S71°12'44"W 35.00'
FCE3-7	N60°03'35"W 129.98'
FCE3-8	N46°43'36"W 30.66'
FCE3-9	N30°10'43"E 34.68'

Forest Conservation Easement No. 4

FCE4-1	S18°47'16"E 285.31'
FCE4-2	S31°52'15"W 30.93'
FCE4-3	N77°41'53"W 33.90'
FCE4-4	S12°58'02"W 57.10'
FCE4-5	N89°24'30"W 123.87'
FCE4-6	N06°21'54"E 81.00'
FCE4-7	N18°27'50"W 59.54'
FCE4-8	N06°21'54"E 10.86'
FCE4-9	N83°38'06"W 5.00'
FCE4-10	N36°46'34"W 82.35'
FCE4-11	N60°55'41"E 78.23'
FCE4-12	N39°28'39"E 47.60'
FCE4-13	N02°51'15"W 48.57'
FCE4-14	N84°24'22"E 61.46'

Natural Area Conservation Credit For Stormwater Management and Forest Conservation Easement No. 5

FCE5-1	S13°18'11"E 35.00'
FCE5-2	S35°04'42"W 70.19'
FCE5-3	S36°29'30"W 99.00'
FCE5-4	S07°21'46"E 65.00'
FCE5-5	N88°15'08"W 209.05'
FCE5-6	R=25.00' L=51.95'
FCE5-7	N30°49'00"E 67.04'
FCE5-8	R=14.529.34' L=92.53'
FCE5-9	N76°41'49"E 236.85'

Forest Conservation Easement No. 6

FCE6-1	S18°47'16"E 402.71'
FCE6-2	S84°24'22"W 59.06'
FCE6-3	N27°15'03"W 33.71'
FCE6-4	N49°01'10"W 81.52'
FCE6-5	N25°18'15"W 27.78'
FCE6-6	N43°24'33"W 48.03'
FCE6-7	N78°29'14"W 40.60'
FCE6-8	S85°10'07"W 67.56'
FCE6-9	N07°21'46"W 35.00'
FCE6-10	N36°29'30"E 91.20'
FCE6-11	N35°04'42"E 111.95'
FCE6-12	N19°41'16"E 32.12'
FCE6-13	N71°12'44"E 35.00'

Natural Area Conservation Credit For Stormwater Management and Forest Conservation Easement No. 7

FCE7-1	N83°38'06"W 111.88'
FCE7-2	N23°12'40"W 329.90'
FCE7-3	S88°15'08"E 93.93'
FCE7-4	R=20.00' L=31.85'
FCE7-5	S02°59'30"W 43.50'
FCE7-6	S07°30'18"E 78.01'
FCE7-7	S17°45'11"E 34.77'
FCE7-8	S36°59'09"E 81.19'
FCE7-9	N89°27'08"E 5.00'
FCE7-10	S16°46'04"E 17.00'
FCE7-11	S52°11'15"E 54.00'
FCE7-12	S18°47'17"E 24.95'

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.

[Signature] 3-2-04
Terrell A. Fisher, L.S. #10692 (Registered Land Surveyor) Date

[Signature] 3-1-04
IGLEHART FARM, LLC
By: Ellicott City Land Holding, Inc., Member
Donald R. Reuwer, President Date

N 168402.3385
Metric
E 1333000
E 406299.2673

PROPERTY OF
T. OLIVER EVANS
AND
BARBARA JEAN BAKER
LIBER 1432, FOLIO 188
ZONED: RR-DEO

Wetland Tabulation

Sym.	Bearing And Distance
WL1	S18°47'16"E 132.68'
WL2	S65°01'32"W 23.41'
WL3	S23°32'43"W 29.83'
WL4	N72°27'07"W 28.55'
WL5	N80°02'04"W 42.37'
WL6	N25°18'15"W 27.78'
WL7	N27°45'38"W 23.06'
WL8	N26°37'22"E 29.96'
WL9	N16°45'33"W 19.00'
WL10	N71°03'00"E 18.61'
WL11	N65°05'59"E 36.21'
WL12	N33°52'35"E 42.30'