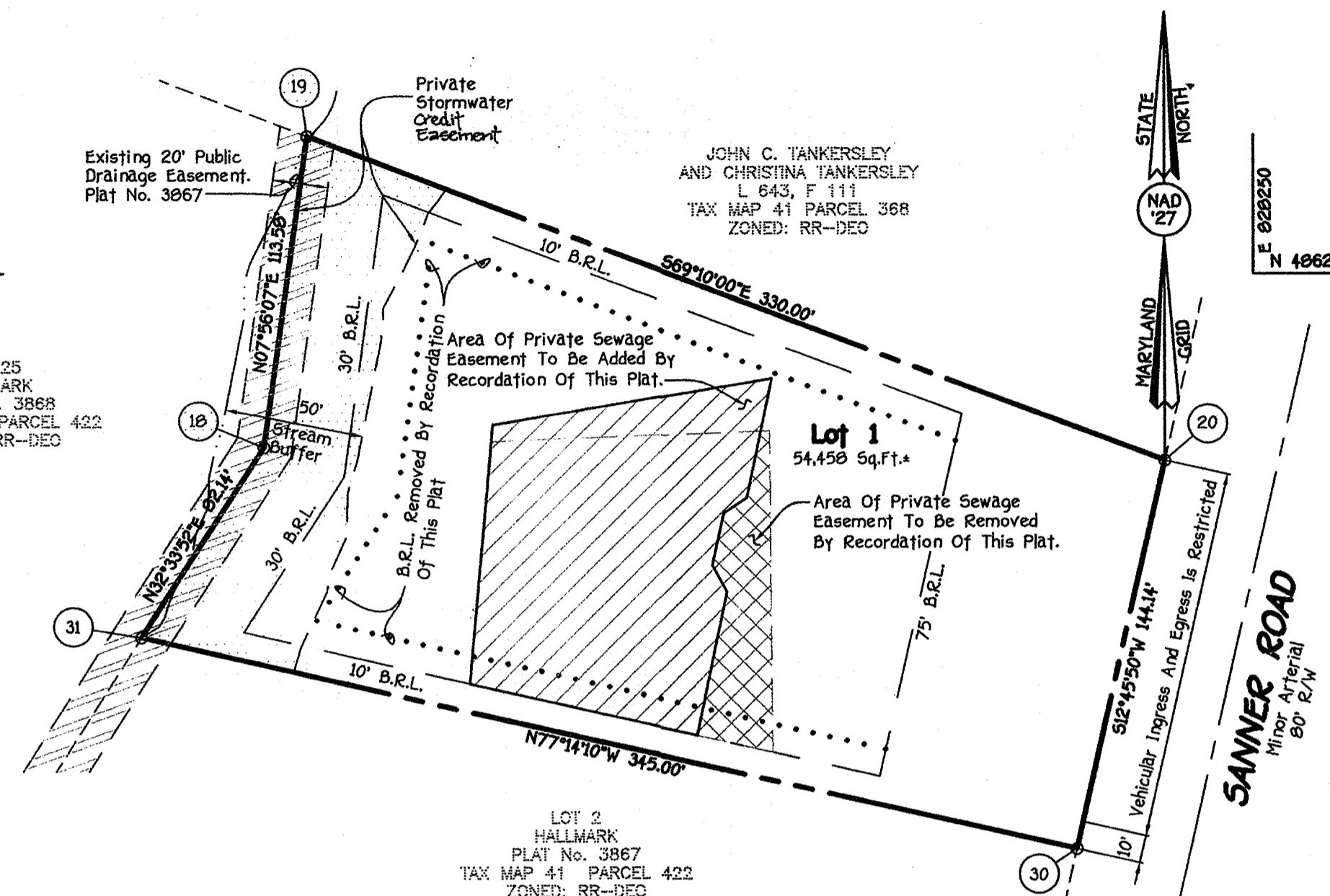
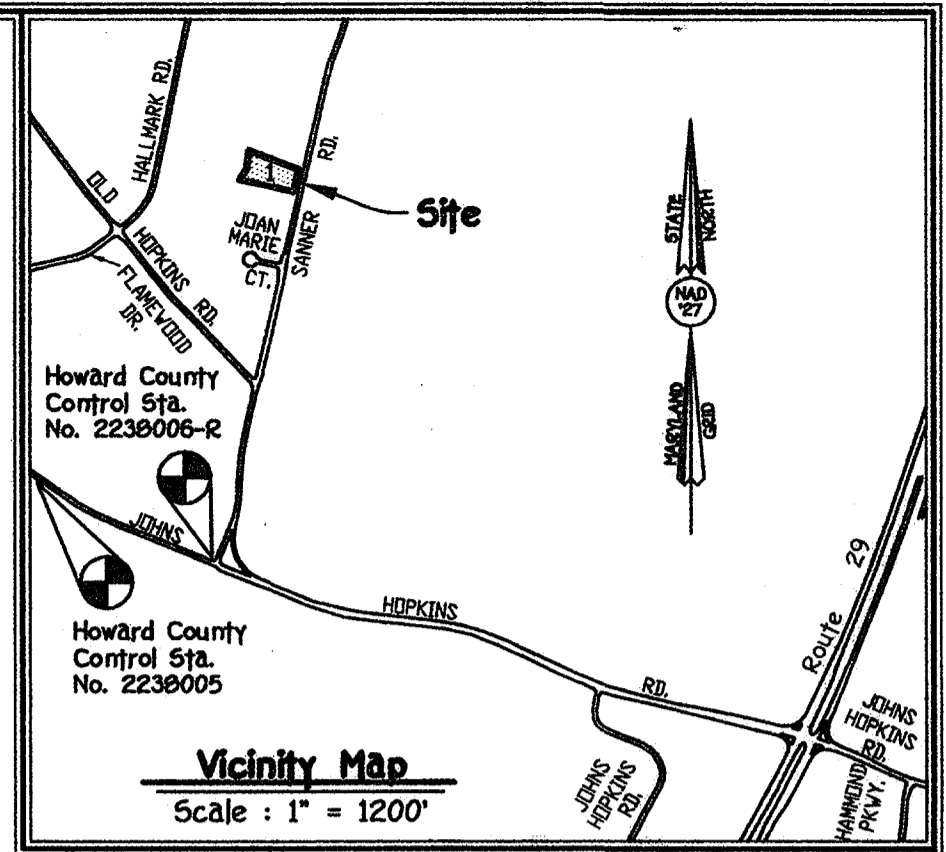


Coordinate Table

POINT	NORTH	EAST
18	486187.15	827933.86
19	486299.64	827909.54
20	486182.28	828217.96
30	486041.70	828186.12
31	486117.92	827849.64

Reservation Of Public Utility

"Developer Reserves unto itself, its Successors And Assigns, All Easements Shown On This Plan For Water, Sewer, Storm Drainage And Other Public Utilities, Located In, On, Over, And Through Lot 1. 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. Upon Completion Of The Public Utilities And Their Acceptance By Howard County, The County Shall Accept The Easements And Record The Deeds Of Easement In The Land Records Of Howard County."



General Notes:

- Subject Property Zoned RR-DEO Per 02/02/04 Comprehensive Zoning Plan.
- Coordinates Based On Nad '27, Maryland Coordinate System As Projected By Howard County Geodetic Control Stations No. 2238005 And No. 2238006-R.
- This Plat Is Based On The Plat Meridian Of A Plat Entitled "Hallmark, Section One, Lots 1 thru 47" - Plat Nos. 3867-3870.
- B.R.L. Denotes Building Restriction Line.
- Denotes Iron Pin Set Capped "F.C.C. 105".
- ⦿ Denotes Iron Pipe Or Iron Bar Found.
- Denotes Angular Change In Bearing Or Rights-Of-Way.
- ⦿ Denotes Concrete Monument Set With Aluminum Plate "F.C.C. 106".
- Denotes Concrete Monument Or Stone Found.
- Driveways Shall Be Provided Prior To Issuance Of A Residential Occupancy Permit For Any New Dwelling To Insure Safe Access For Fire And Emergency Vehicles Per The Following Minimum Requirements:
 - Width - 12 Feet (14 Feet Serving More Than One Residence);
 - Surface - Six (6") Inches Of Compacted Crusher Run Base With Tar And Chip Coating (1-1/2" Minimum);
 - Geometry - Maximum 15% Grade, Maximum 10% Grade Change And 45-Foot Turning Radius;
 - Structures (Culverts/Bridges) - Capable Of Supporting 25 Gross Tons (1-125-Loading);
 - Drainage Elements - Capable Of Safety Passing 100 Year Flood With No More Than 1 Foot Depth Over Surface;
 - Structure Clearances - Minimum 12 Feet;
 - Maintenance - Sufficient To Ensure All Weather Use.
- All Lot Areas Are More Or Less (+ or -).
- 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.
- Previous Department Of Planning And Zoning File Numbers: VP-78-13 And F-78-72.
- This Plat Is In Compliance With The Amended Fifth Edition Of The Subdivision And Land Development Regulations Per Council Bill 45-2003 And The Zoning Regulations As Amended By Council Bill 75-2003. Development Or Construction On These Lots Must Comply With Setback And Buffer Regulations In Effect At The Time Of Submission Of The Site Development Plan, Waiver Petition Application, Or Building/Grading Permit.
- This Subdivision Is Exempt From The Requirements Of Section 16.124 Of The Howard County Code And The Landscape Manual, Since It Is A Plat Of Revision.
- This Plan Is Exempt From Forest Conservation With Section 16.1202(b)(1)(vii) Of The Howard County Code And Forest Conservation Manual Since It Is A Resubdivision That Does Not Create Any Additional Lots.
- This Area Designates A Private Sewerage Easement Of 10,000 Square Feet As Required By The Maryland State Department Of The Environment For Individual Sewerage 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 Adjustments To 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.
- Private Stormwater Credit Easement Is A Partial Easement Of Varying Width For The Purpose Of A Street Plan To Buffer Stormwater Management Credit.

LOT 25 HALLMARK PLAT No. 3868 TAX MAP 41 PARCEL 422 ZONED: RR-DEO

JOHN C. TANKERSLEY AND CHRISTINA TANKERSLEY L 643, F 111 TAX MAP 41 PARCEL 368 ZONED: RR-DEO

LOT 2 HALLMARK PLAT No. 3867 TAX MAP 41 PARCEL 422 ZONED: RR-DEO

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

Terrell A. Fisher 3/14/06 Date
Terrell A. Fisher, L.S. #10692 (Registered Land Surveyor)

Ademuyiwa Adetunji 3-14-06 Date
Ademuyiwa Adetunji (Owner)

Adekemi Adetunji 3-14-06 Date
Adekemi Adetunji (Owner)

N 486000
E 828000

AREA TABULATION

TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED	1
TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED	0
TOTAL NUMBER OF LOTS TO BE RECORDED	1
TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED	1.250 Ac.*
TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED	0.000 Ac.*
TOTAL AREA OF LOTS TO BE RECORDED	1.250 Ac.*
TOTAL AREA OF ROADWAY TO BE RECORDED	0.000 Ac.
TOTAL AREA TO BE RECORDED	1.250 Ac.*

OWNER AND DEVELOPER

Ademuyiwa Adetunji And Adekemi Adetunji
6432 Highbanks Court
Elkridge, Maryland
21075-6190

FISHER, COLLINS & CARTER, INC.
CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
CENTENNIAL SQUARE OFFICE PARK - 10272 BALTIMORE NATIONAL PIKE
ELLCOTT CITY, MARYLAND 21042
(410) 481 - 2895

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

Robert J. Wahn 5/3/06 Date
Howard County Health Officer KN/138D

APPROVED: Howard County Department Of Planning And Zoning.

Terrell A. Fisher 5/3/06 Date
Chief, Development Engineering Division

Mark A. Leyle 5/10/06 Date
Director

OWNER'S CERTIFICATE

Ademuyiwa Adetunji And Adekemi Adetunji, 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 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 14th Day Of March, 2006.

Ademuyiwa Adetunji Ademuyiwa Adetunji
Adekemi Adetunji Adekemi Adetunji

Terrell A. Fisher Terrell A. Fisher
Terrell A. Fisher Terrell A. Fisher

SURVEYOR'S CERTIFICATE

I Hereby Certify That The Final Plat Shown Hereon Is Correct; That It Is A Subdivision Of All Of The Lands Conveyed By Olivia S. Yeager And Thomas M. Yeager, Attorney In Fact For John Clarke Tankersley And Christina Tankersley By Deed Dated January 6, 2005 And Recorded In The Land Records Of Howard County In Liber No. 9014 Folio 033, 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.

Terrell A. Fisher 3/14/06 Date
Terrell A. Fisher, Professional Land Surveyor No. 10692

RECORDED AS PLAT No. 18260 ON May 14, 2006
AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

REVISION PLAT
HALLMARK
SECTION ONE
LOT 1

(Hallmark, Section One - Plat Nos. 3867 Thru 3870)
Zoned: RR-DEO
Tax Map: 41 Parcel: 422 Grid: 16
Fifth Election District
Howard County, Maryland

0 50' 100' 150'

Scale: 1" = 50'
Date: March 13, 2006
Sheet 1 of 1