

GENERAL NOTES

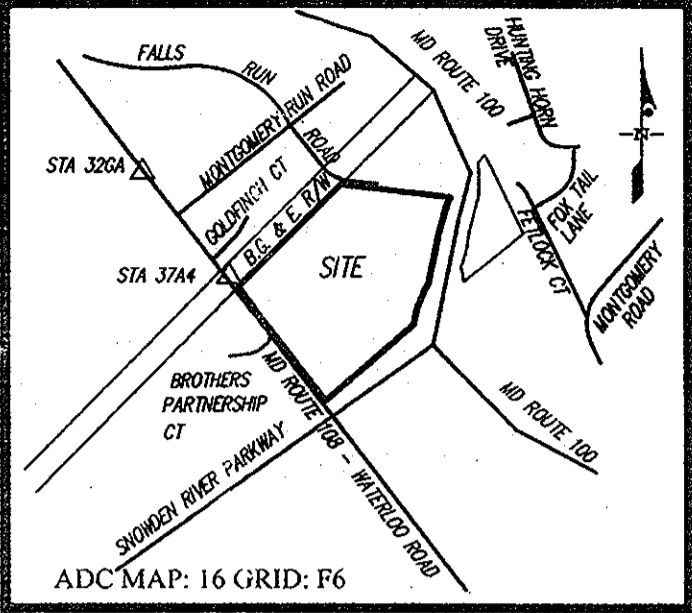
- 4"x4"x36" CONCRETE MONUMENTS SHOWN THUS: □
- IRON PINS SHOWN THUS: ○
- THIS PLAN AND THE COORDINATES SHOWN HEREON, ARE BASED UPON A FIELD RUN BOUNDARY SURVEY PREPARED BY GUTSCHICK, LITTLE & WEBER, P.A. IN MAY, 2003.
- SUBJECT PROPERTY IS ZONED "B-1", & RA-15 PER THE 2-2-04 COMPREHENSIVE ZONING PLAN AND THE COMP LITE ZONING REGULATION AMENDMENTS EFFECTIVE 7/28/06.
- SEE DEPARTMENT OF PLANNING & ZONING FILE NUMBERS: S-04-09, HP-04-105(*), P-06-1 (PHASE I), P-06-4 (PHASE II), HP-06-45 (**), F-06-19 & F-07-01.
- COORDINATES BASED ON NAD '83 MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL STATION Nos. 326A AND 37A4.
- DRIVEWAY(S) SHALL BE CONSTRUCTED PRIOR TO RESIDENTIAL OCCUPANCY TO INSURE SAFE ACCESS FOR FIRE AND EMERGENCY VEHICLES PER THE FOLLOWING MINIMUM REQUIREMENTS:
 - WIDTH - 12 FEET (16 FEET SERVING MORE THAN ONE RESIDENCE).
 - SURFACE - 6 INCHES OF COMPACTED CRUSHER RUN BASE WITH TAR AND CHIP COATING (1/2" MIN).
 - GEOMETRY - MAXIMUM 15% GRADE, MAXIMUM 10% GRADE CHANGE AND MINIMUM 45' TURNING RADIUS.
 - STRUCTURES (CULVERTS/BRIDGES) - CAPABLE OF SUPPORTING 25 GROSS TON (H25 LOADING).
 - DRAINAGE ELEMENTS - CAPABLE OF SAFELY PASSING 100-YEAR FLOOD WITH NO MORE THAN 1 FOOT DEPTH OVER DRIVEWAY SURFACE.
 - STRUCTURES CLEARANCES - MINIMUM 12 FEET.
 - MAINTENANCE - SUFFICIENT TO INSURE ALL WEATHER USE.
- THIS SUBDIVISION IS TO BE CONFORMANT WITH THE HOWARD COUNTY CODE. PUBLIC WATER SERVICE AND PUBLIC SEWER SERVICE HAS BEEN GRANTED UNDER THE TERMS AND PROVISIONS, THEREOF, EFFECTIVE 06/29/07 ON WHICH DATE DEVELOPER'S AGREEMENT No. 24-4355-D WAS FILED AND ACCEPTED.
- THE FOREST CONSERVATION EASEMENT HAS BEEN ESTABLISHED UNDER F-06-19 TO FULFILL THE REQUIREMENTS OF SECTION 16.120 OF THE HOWARD COUNTY CODE AND FOREST CONSERVATION ACT. THE EASEMENT FOR 2.13 ACRES OF AFFORESTATION FOREST CONSERVATION AREA EASEMENT # 5 IS TO BE RECORDED ON THE FUTURE RESUBDIVISION PLAT FOR NON-BUILDABLE PARCEL D. 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 DEED(S) CONVEYING SAID LOT(S)/PARCELS. DEVELOPER SHALL EXECUTE AND DELIVER DEEDS FOR THE EASEMENTS HEREIN RESERVED TO HOWARD COUNTY WITH 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 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.
- A SIGHT DISTANCE ANALYSIS WAS PROVIDED AND APPROVED WITH THE SKETCH PLAN S-04-09.
- NO GRADING, REMOVAL OF VEGETATIVE COVER OR TREES, OR PLACEMENT OF NEW STRUCTURES IS PERMITTED WITHIN THE LIMITS OF WETLANDS, STREAMS, OR THEIR BUFFERS, FOREST CONSERVATION EASEMENT AREAS AND THE FLOODPLAIN, EXCEPT AS PERMITTED BY HP-04-105 AND HP-06-45.
- (*) ON JULY 14, 2004, HP-04-105, A WAIVER OF SECTION 16.120.C(4) WAS GRANTED WHICH REQUIRES SINGLE FAMILY ATTACHED LOTS TO HAVE AT LEAST 15' OF FRONTAGE ONTO A PUBLIC ROAD RIGHT-OF-WAY; SECTION 16.119.E(5), WHICH REQUIRES TRUNCATION OF PUBLIC ROAD RIGHT-OF-WAY BOUNDARIES WHERE PUBLIC ROADS INTERSECT (AT CORNER LOTS); AND SECTION 16.116.A.2.(i) WHICH PROHIBITS DISTURBANCE TO STREAMS AND STREAM BUFFERS, TO ALLOW CONSTRUCTION OF TWO PEDESTRIAN BRIDGES TO CROSS THE STREAMS. SUBJECT TO THE FOLLOWING 2 CONDITIONS IN THE APPROVAL LETTER:
 - THE DISTURBANCE TO THE STREAM AND STREAM BUFFER RELATED TO THE PEDESTRIAN BRIDGES SHALL BE MINIMIZED. THE PRELIMINARY PLAN SHALL SHOW THE LIMIT OF DISTURBANCE AND PROPOSED GRADING ASSOCIATED WITH THE BRIDGES, AND SHALL BE SUBJECT TO REVIEW AND APPROVAL BY THE SUBDIVISION REVIEW COMMITTEE.
 - IF IT IS DETERMINED BY THE DED THAT SIGHT DISTANCE IS INADEQUATE AT THE INTERSECTIONS FOR WHICH TRUNCATION AS WAIVED, THEN THE APPROPRIATE EASEMENTS MUST BE ADDED TO THE PLAN/PLAT.

(GENERAL NOTES CONTINUED)

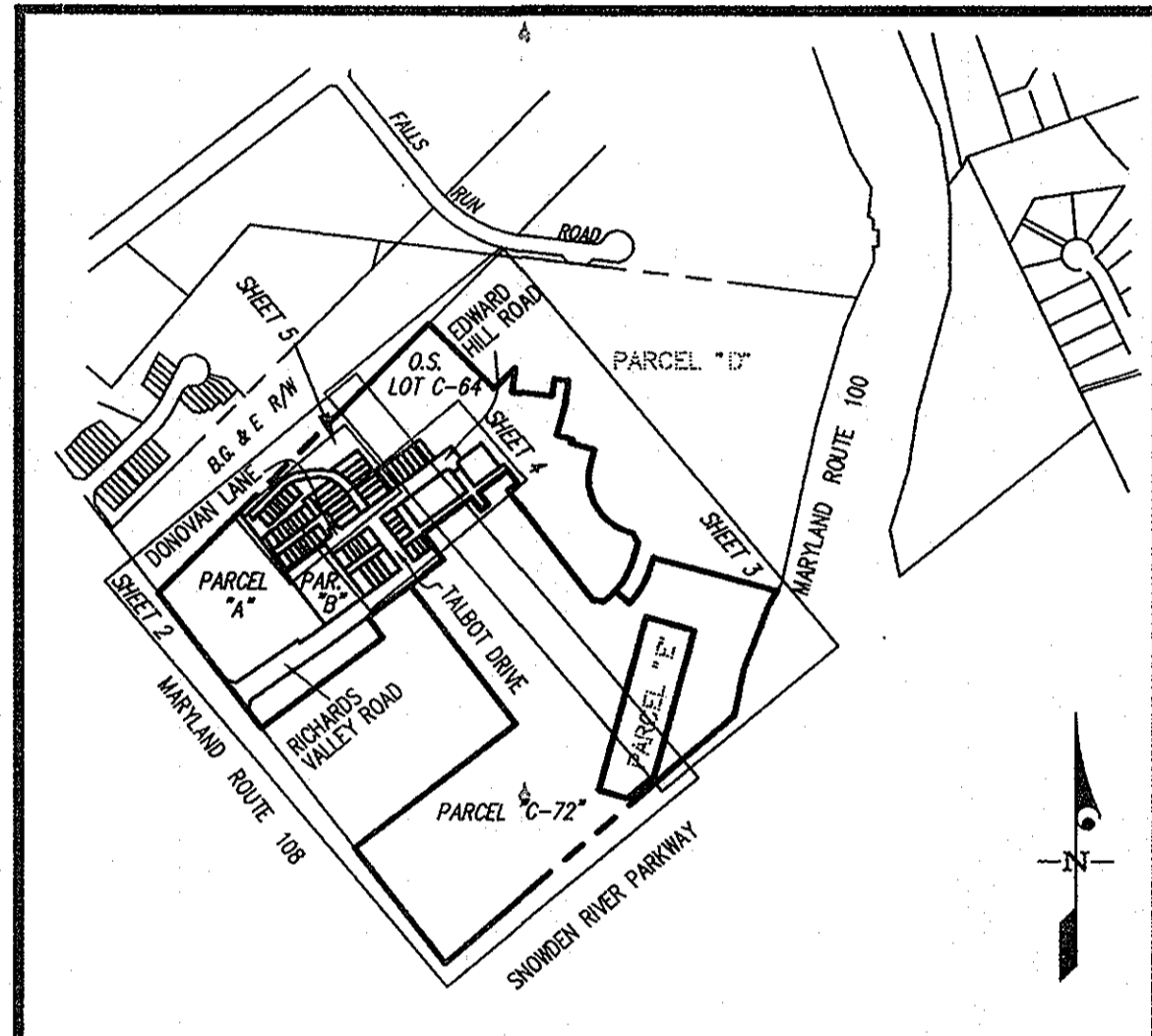
- (**) ON MARCH 23, 2006, HP-06-45, APPROVED THE WAIVERS FOR THE FOLLOWING: SECTION 16.116(c)(1) REQUEST TO BE PERMITTED TO GRADE WITHIN 25 FEET OF A WETLAND; SECTION 16.116(c)(2)(ii), REQUEST TO BE PERMITTED TO GRADE WITHIN 75 FEET OF A PERENNIAL STREAM; SECTION 16.119(f)(1), REQUEST TO BE PERMITTED TO OBTAIN VEHICULAR ACCESS FROM MINOR ARTERIAL ROAD INSTEAD OF A LESSER CLASSIFICATION ROAD FOR A PROPOSED SUBDIVISION THAT FRONTS ON MINOR AND PRINCIPLE ARTERIAL ROADS AND LOCAL ROAD; SECTION 16.120(c)(1), REQUEST TO BE PERMITTED TO CREATE COMMERCIAL AND APARTMENT/MULTIFAMILY PARCELS WITHOUT A MINIMUM OF 60 FEET OF FRONTAGE ON AN APPROVED PUBLIC ROAD, AND SECTION 16.114.(f) REQUEST TO BE PERMITTED TO NOT SUBMIT AND OBTAIN APPROVAL OF THE REQUIRED PRELIMINARY PLAN FOR A MAJOR SUBDIVISION BEFORE SUBMITTING THE REQUIRED FINAL PLAN/PLAT. SUBJECT TO THE FOLLOWING 4 CONDITIONS IN THE APPROVAL LETTER:
 - COMPLIANCE WITH THE DED COMMENTS OF 2/14/06.
 - THE STREAM AND WETLAND BUFFERS SHALL BE AFFORESTED IN ACCORDANCE WITH THE FOREST CONSERVATION PLAN FOR FINAL PLAN/PLAT, F-06-19.
 - THE APPLICANT MUST OBTAIN ALL REQUIRED STATE/COE PERMITS.
 - THE STREAM AND WETLAND BUFFER DISTURBANCES SHALL NOT EXCEED THE ONE SHOWN ON THE HP-06-45 EXHIBIT OF 2/2/06.
- PARCEL 'E' IS A NON-BUILDABLE PARCEL THAT MEETS THE INTENT OF THE SUBDIVISION REGULATION SECTION 16 EXCEPT SECTION 16.120(c)(1) WHICH REQUIRES MINIMUM FRONTAGE ON LOTS ON AN APPROVED PUBLIC ROADWAY (HP 06-45) AND SECTION 16.131(b) WHICH REQUIRES COMMUNITY SEWERAGE AND WATER SUPPLY SYSTEMS BE PROVIDED. ALL REQUIRED ACCESS AND WATER AND SEWER SERVICES WILL BE PROVIDED BY PLANS PROCESSED BY EACH ANNUAL PHASE. NON-BUILDABLE PARCEL 'E' WILL BE CONVERTED TO A BUILDABLE PARCEL WHEN THESE PUBLIC IMPROVEMENTS ARE PROVIDED.

(GENERAL NOTES CONTINUED)

- TO FULFILL THE FOREST CONSERVATION REQUIREMENTS OF THIS SITE, AT LEAST 10.09 ACRES OF FOREST CONSERVATION EASEMENT IS REQUIRED. THIS REQUIREMENT IS ADDRESSED BY PROVIDING 8.79 ACRES OF EASEMENT AREA ON-SITE THAT IS COMPRISED OF 1.48 ACRES OF NET TRACT FOREST RETENTION, 1.57 ACRES OF NON-CREDITED FOREST RETENTION WITHIN THE FLOODPLAIN AND 5.74 ACRES OF ON-SITE FOREST PLANTING. 2.13 ACRES OF THE TOTAL 5.74 ACRES OF AFFORESTATION IS IN FOREST CONSERVATION AREA EASEMENT # 5 ON NON-BUILDABLE PARCEL D ON THE APPROVED F-06-19 FCP, AND THE EASEMENT FOR 2.13 ACRES OF AFFORESTATION FOREST CONSERVATION AREA EASEMENT # 5 IS TO BE RECORDED ON THE FUTURE RESUBDIVISION PLAT FOR NON-BUILDABLE PARCEL D. THE OUTSTANDING FOREST CONSERVATION OBLIGATION OF 1.30 ACRES OF AFFORESTATION FOR THIS SUBDIVISION SHALL BE MET BY PROVIDING 1.30 ACRES OF OFFSITE AFFORESTATION OR 2.6 ACRES OF OFFSITE RETENTION BEFORE THE LAST PHASE OF THIS PROJECT CAN OBTAIN APPROVAL BY THE DPZ.
- THE TOTAL AREA OF THE FLOODPLAIN EASEMENT ON THE R-4-15 ZONED LAND IS 1.86 AC. THERE ARE NO REGULATED STEEPS SLOPES ON THIS SITE (AVERAGE SLOPES GREATER THAN 25% WITH A VERTICAL RISE OF 10 FEET OR MORE AND HAVING A MINIMUM CONTIGUOUS AREA OF 20,000 SQUARE FEET).
- STORMWATER MANAGEMENT POND 'A' IS PROVIDED BY THIS PLAN AND IS TO PROVIDE WQv AND Cpv IN ADDITION TO ASSISTING POND 'C' WITH 1-YR ATTENUATION AT STUDY POINT 2. THE REV REQUIREMENT FOR POND 'A' IS TO MEET OR EXCEED THE VALUE AS DESCRIBED BELOW. POND 'A' IS TO BE A NON-MD378 FACILITY. FACILITY 'A' WILL BE PRIVATELY OWNED AND MAINTAINED.
- STORMWATER MANAGEMENT POND 'B' IS PROVIDED UNDER F-06-19 AND IS A WET EXTENDED DETENTION POND (TYPE P-4). POND 'B' HAS BEEN DESIGNED TO PROVIDE WQv, Cpv, 1-YR ATTENUATION, AND SAFE PASSAGE OF THE 100-YR STORM. POND 'B' IS A MD-378 HAZARD CLASS A FACILITY. FACILITY 'B' WILL BE A PUBLIC FACILITY ON HOMEOWNERS ASSOCIATION OWNED PROPERTY, JOINTLY MAINTAINED BY HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS AND THE HOMEOWNER'S ASSOCIATION.
- STORMWATER MANAGEMENT POND 'C' IS PROVIDED UNDER F-06-19 AND IS A POCKET WETLAND (TYPE W-4). POND 'C' HAS BEEN DESIGNED TO PROVIDE WQv, Cpv, 1-YR ATTENUATION, AND SAFE PASSAGE OF THE 100-YR STORM. POND 'C' IS A MD-378 HAZARD CLASS A FACILITY. POND 'C' WILL BE A PUBLIC FACILITY ON HOMEOWNERS ASSOCIATION OWNED PROPERTY, JOINTLY MAINTAINED BY HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS AND THE HOMEOWNER'S ASSOCIATION. THE RECHARGE (REV) REQUIREMENT FOR SHIPLEY'S GRANT PARCELS A, B, & C IS TO BE PROVIDED BY INFILTRATION TRENCHES LOCATED ON EACH RESPECTIVE PARCEL. THE DESIGN AND DETAIL OF THE INFILTRATION TRENCHES IS TO BE FINALIZED UNDER THE FUTURE PHASED PLANS FOR THIS SITE. THE INFILTRATION TRENCH STORAGE VOLUME IS TO BE SIZED TO PROVIDE A MINIMUM OF 703 CU-FT PER ACRE OF DEVELOPED AREA.
- THE OPEN SPACE SHOWN HEREON IS HEREBY DEDICATED TO HOMEOWNER'S ASSOCIATION FOR THE RESIDENTS OF THIS SUBDIVISION AND THE ARTICLES OF INCORPORATION FOR THE SHIPLEY'S GRANT COMMUNITY ASSOCIATION WAS FILED WITH THE MARYLAND STATE DEPARTMENT OF ASSESSMENTS AND TAXATION ON MAY 22, 2007, RECEIPT # D1935273.
- THE PARCELS AND LOTS SHOWN ON THIS PLAN ARE SUBJECT TO A FEE OR ASSESSMENT TO COVER OR DEFRAY ALL OR PART OF THE DEVELOPER'S COST OF INSTALLATION OF WATER AND SEWER FACILITIES. THIS FEE OR ASSESSMENT, WHICH RUNS WITH THE LAND, IS A CONTRACTUAL OBLIGATION BETWEEN THE DEVELOPER AND EACH OWNER OF PART OF THIS PROPERTY AND IS NOT IN ANY WAY A FEE OR ASSESSMENT OF HOWARD COUNTY. THE WATER AND SEWER SERVICE SUPPLIED TO EACH LOT WILL BE FURNISHED AND BILLED SEPARATELY BY HOWARD COUNTY.
- FACILITY 'A' PROVIDES FOR STORMWATER MANAGEMENT MEASURES (WATER QUALITY, GROUNDWATER RECHARGE AND CHANNEL PROTECTION) FOR PARCEL B. HOWEVER, PRIOR TO PARCEL B'S USE OF FACILITY 'A', DEEP RUN PROPERTY MANAGEMENT, LLC, OR ITS SUCCESSORS, MUST EXECUTE A JOINT MAINTENANCE AGREEMENT WITH BA WATERLOO TOWNHOMES, LLC.
- THE APPROVED SKETCH AND PRELIMINARY PLANS FOR THIS SUBDIVISION/PROJECT INDICATED THE 50' AND 75' STREAM BUFFERS REFERENCED FROM THE CENTERLINES OF THE STREAMS, WHICH DID NOT CAUSE THE STREAM BUFFERS TO BE LOCATED ON ANY RESIDENTIAL LOTS. A DPZ AND HSCD POLICY DECISION WAS MADE AT THE FINAL PLAT AND SITE DEVELOPMENT PLAN. STAGES OF THIS SUBDIVISION/PROJECT TO INDICATE 50' AND 75' STREAM BUFFERS REFERENCED FROM THE STREAM BANKS, TO ALLOW THE STREAM BUFFERS ON RESIDENTIAL LOTS LESS THAN 10 ACRES IN SIZE, AND NOT REQUIRE THE 35' STRUCTURE SETBACK REFERENCED FROM A STREAM BUFFER LOCATED ON A RESIDENTIAL LOT AS NORMALLY REQUIRED BY SUBDIVISION SECTION 16.120(b)(4)(iii). THIS "GRAND FATHERING" POLICY DECISION WAS BASED ON THE EARLIER APPROVALS OF THE RELATED SKETCH AND PRELIMINARY PLANS FOR THIS SUBDIVISION/PROJECT.
- SEE THE F-07-43 PLANS FOR THE SPECIFIC AREAS OF RETENTION AND AFFORESTATION WITHIN EACH FOREST CONSERVATION EASEMENT.
- THE HOMEOWNER'S ASSOCIATION DECLARATION OF COVENANTS, CONDITIONS, EASEMENTS AND RESTRICTIONS SHALL BE RECORDED CONCURRENT WITH THE RECORDING OF THIS PLAT.
- IN THE HOMEOWNER'S ASSOCIATION DECLARATION, THE ASSOCIATION'S MAINTENANCE RESPONSIBILITIES ARE DETAILED AND THE COUNTY'S MAINTENANCE RESPONSIBILITIES ARE EXPLAINED. OF PARTICULAR NOTE IS THAT THE COUNTY'S RESPONSIBILITIES ARE LIMITED TO PUBLIC DEDICATED ROADWAYS, PUBLIC STORM MAINTENANCE IN PUBLIC STORM DRAIN EASEMENTS AND TO PUBLIC WATER AND SEWER MAINTENANCE IN PUBLIC WATER AND SEWER EASEMENTS ONLY. ANY PRIVATE FACILITIES, INCLUDING ALLEYS AND STORM DRAINS OUTSIDE PUBLIC DEDICATED ROADWAYS ARE THE RESPONSIBILITY OF THE HOMEOWNER'S ASSOCIATION WHETHER THOSE FACILITIES LIE INSIDE OR OUTSIDE A PUBLIC WATER, SEWER & UTILITY EASEMENT. SEE FINAL ROAD PLANS FOR CONSTRUCTION UNDER F-07-43 AND S0P-07-47 WHERE THESE PRIVATE FACILITIES ARE SHOWN.



ADC MAP: 16 GRID: F6
VICINITY MAP
SCALE: 1"=2000'



SHEET INDEX
1"=600'

TABULATION OF FINAL PLAT - ALL SHEETS

- TOTAL NUMBER OF LOTS AND PARCELS TO BE RECORDED: 74
- TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED: 62
- TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED: 2,151.1 AC.
- TOTAL NUMBER OF COMMON OPEN SPACE LOT TO BE RECORDED: 4
- TOTAL AREA OF COMMON OPEN SPACE LOTS TO BE RECORDED: 0.9363 AC.
- TOTAL NUMBER OF OPEN SPACE LOT TO BE RECORDED: 3
- TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED: 8.5877 AC.
- TOTAL NUMBER OF BUILDABLE PARCEL TO BE RECORDED: 5
- TOTAL AREA OF BUILDABLE PARCEL TO BE RECORDED: 23,800.2 AC.
- TOTAL NUMBER OF NON-BUILDABLE PARCEL TO BE RECORDED: 0
- TOTAL AREA OF NON-BUILDABLE PARCEL TO BE RECORDED: 0 AC.
- TOTAL AREA OF ROADWAYS TO BE RECORDED: 1,956.3 AC.
- TOTAL AREA OF SUBDIVISION TO BE RECORDED: 37,431.6 AC.

OWNERS:

DEEP RUN PROPERTY MANAGEMENT, LLC 191 MILLER HOLLOW LANE LAKE CITY, TENNESSEE 37769 PHONE: 865-494-0016 (PARCEL "D")	SHIPLEY'S GRANT RETAIL, LLC 1966 GREENSPRING DRIVE, SUITE 508 TOWSON, MD 21093 PHONE: 410-560-0300 (PARCEL "A")	BA WATERLOO TOWNHOMES, LLC 7850 WALKER DRIVE, SUITE 400 GREENBELT, MD 20770 PHONE: 301-220-0100 (LOTS C-1 THRU C-69 AND PARCELS C-70 THRU C-72 AND STREETS)
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EXISTING FOREST CONSERVATION EASEMENT AREA TABULATION (SEE F-06-19)

FOREST CONSERVATION EASEMENT (FCE) AREA	1	2	3	4	TOTAL
PARCEL WHERE FCE IS LOCATED	C	C	C	C	
CREDITED FOREST RETENTION AREA ON NET TRACT (IN AC.)	N/A	1.40	0.08	N/A	1.48
NON-CREDITED FOREST RETENTION AREA IN FLOODPLAIN (IN AC.)	N/A	1.21	0.30	0.06	1.57
FOREST PLANTING AREA OUTSIDE THE FLOODPLAIN (IN AC.)	0.27	2.33	0.32	0.46	3.38
FOREST PLANTING AREA WITHIN THE FLOODPLAIN (IN AC.)	N/A	0.14	0.04	0.05	0.23
TOTAL ACRAGE OF AFFORESTATION PROVIDED (IN AC.)	0.27	2.47	0.36	0.51	3.61
NATURAL REGENERATION AREA (IN AC.)	N/A	N/A	N/A	N/A	N/A
MINIMUM TOTAL AREA IN CONSERVATION EASEMENT (IN AC.)	0.27	5.08	0.74	0.57	6.66

THE PURPOSE OF THIS PLAT IS TO MAKE NON-BUILDABLE PARCELS 'A' & 'B' INTO BUILDABLE PARCELS 'A' & 'B' AND SUBDIVIDE NON-BUILDABLE PARCEL 'C' INTO OPEN SPACE LOTS C-63 THRU C-65, COMMON OPEN SPACE LOTS C-66 THRU C-69, BUILDABLE LOTS C-1 THRU C-62 AND BUILDABLE PARCELS C-70 THRU C-72 AND TO CREATE PRIVATE AND PUBLIC EASEMENTS AS SHOWN AND NOTED ON SHEETS 2 THRU 5.

APPROVED: FOR PUBLIC WATER & PUBLIC SEWERAGE SYSTEMS IN CONFORMANCE WITH THE MASTER PLAN OF WATER & SEWERAGE FOR HOWARD COUNTY, MD.

John B. Slidell 6/26/07
COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING & ZONING

John B. Slidell 6/29/07
DATE

John B. Slidell 6/29/07
CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

John B. Slidell 6/29/07
DIRECTOR DATE

OWNER'S DEDICATION

DEEP RUN PROPERTY MANAGEMENT, LLC, A MARYLAND LIMITED LIABILITY COMPANY, BY ROBERT L. CURTIS, JR., MANAGING MEMBER, SHIPLEY'S GRANT RETAIL, LLC, A MARYLAND LIMITED LIABILITY COMPANY, BY ROBERT A. BAVAR, MANAGER, AND BA WATERLOO TOWNHOMES, LLC, A MARYLAND LIMITED LIABILITY COMPANY, BY JOHN B. SLIDELL, VICE CHAIRMAN, OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPTS THIS PLAN OF SUBDIVISION, AND IN CONSIDERATION OF THE APPROVAL OF THIS FINAL PLAT BY THE DEPARTMENT OF PLANNING AND ZONING, ESTABLISHES THE MINIMUM BUILDING RESTRICTION LINES AND GRANTS 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, FLOODPLAINS AND OPEN SPACE WHERE APPLICABLE AND FOR GOOD AND OTHER VALUABLE CONSIDERATION, HEREBY GRANTS THE RIGHT AND OPTION TO HOWARD COUNTY TO ACQUIRE THE FEE SIMPLE TITLE TO THE BEDS OF THE STREETS AND/OR ROADS, 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 12TH DAY OF JUNE

DEEP RUN PROPERTY MANAGEMENT, LLC BY: *Robert L. Curtis, Jr.*
SHIPLEY'S GRANT RETAIL, LLC BY: *Robert A. Bavar*
BA WATERLOO TOWNHOMES, LLC BY: *John B. Slidell*

ATTEST: *Jane Cooper* ATTEST: *Dennis* ATTEST: *Robert C. Ande*

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF, THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A RESUBDIVISION OF PART OF THE LAND CONVEYED BY LOIS LUCILLE CURTIS, ROBERT L. CURTIS, JR. AND GLENW A. CURTIS TO DEEP RUN PROPERTY MANAGEMENT, LLC, BY A DEED DATED JUNE 23, 2001 AND RECORDED IN LIBER 5551 AT FOLIO 613, PART OF THE LAND CONVEYED BY DEEP RUN PROPERTY MANAGEMENT, LLC TO BA WATERLOO TOWNHOMES, LLC, BY A DEED DATED JULY 17, 2006 AND RECORDED IN LIBER 10135 AT FOLIO 124 AND ALL OF THE LAND CONVEYED BY DEEP RUN PROPERTY MANAGEMENT, LLC TO SHIPLEY'S GRANT OFFICE, LLC, BY A DEED DATED JULY 17, 2006 AND RECORDED IN LIBER 10135 AT FOLIO 118, (SHIPLEY'S GRANT OFFICE, LLC, HAVING CHANGED ITS NAME TO SHIPLEY'S GRANT RETAIL, LLC, BY ARTICLES OF AMENDMENT DATED JULY 26, 2006), ALSO BEING A RESUBDIVISION OF PARCELS "A" AND "B" AS SHOWN ON PLATS OF SUBDIVISION ENTITLED "SHIPLEY'S GRANT, NON-BUILDABLE PARCELS 'A' THRU 'E' AND RECORDED AS PLAT Nos. 18429 THRU 18430 AND PARCEL 'C' AS SHOWN ON REVISION PLATS ENTITLED "REVISION PLAT, SHIPLEY'S GRANT, NON-BUILDABLE PARCELS 'C' AND 'E'," AND RECORDED AS PLAT Nos. 18736 & 18737, ALL AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND; AND THAT ALL MONUMENTS ARE IN PLACE OR WILL BE IN PLACE PRIOR TO ACCEPTANCE OF THE STREETS IN THE SUBDIVISION BY HOWARD COUNTY, IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, AS AMENDED AND MONUMENTATION IS OR WILL BE IN ACCORDANCE WITH THE HOWARD COUNTY SUBDIVISION REGULATIONS.

David S. Weber 12 JUNE 2007
DAVID S. WEBER DATE
PROFESSIONAL LAND SURVEYOR
MARYLAND REGISTRATION NO. 10852

RECORDED AS PLAT NUMBER 19231 ON 7/2/07, AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND

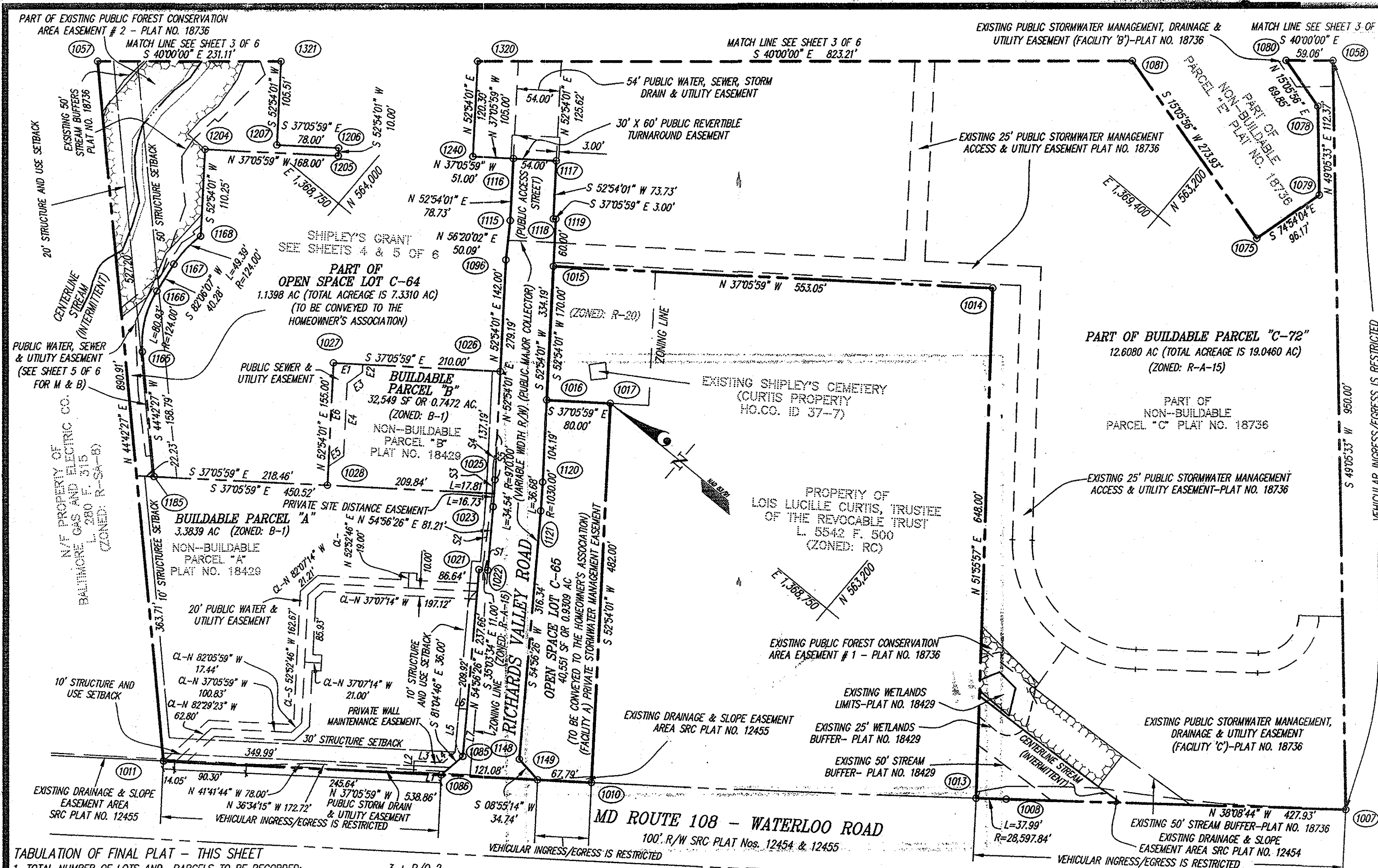
SHIPLEY'S GRANT - PHASE I
LOTS C-1 THRU C-62, OPEN SPACE LOTS C-63 THRU C-65, COMMON OPEN SPACE LOTS C-66 THRU C-69, BUILDABLE PARCELS "A", "B" AND "C-70" THRU "C-72"

(A RESUBDIVISION OF NON-BUILDABLE PARCELS "A" & "B", SHIPLEY'S GRANT, P. Nos. 18429 THRU 18430 AND NON-BUILDABLE PARCEL "C", SHIPLEY'S GRANT, PLAT Nos. 18736 & 18737)

1ST EASEMENT DISTRICT
SCALE: AS SHOWN
CIVIL ENGINEER
DRAWN BY: *JMC* CHECK BY: *SJM*

TM 37, GRID 1 & 2, P/O PARCEL 4 HOWARD COUNTY, MARYLAND JUNE 2007
SHEET 1 OF 6

GUTSCHICK LITTLE & WEBER, P.A.
LAND SURVEYORS, LAND PLANNERS, LANDSCAPE ARCHITECTS
NATIONAL DRIVE - SUITE 250 - BURTONSVILLE OFFICE PARK
BURTONSVILLE, MARYLAND 20886
BALT: 410-560-1620 DC/VA: 301-889-2524 FAX: 301-421-4186



THE REQUIREMENTS OF SECTION 3-108, THE REAL PROPERTY ARTICLE, ANNOTATED CODE OF MARYLAND, 1996 REPLACEMENT VOLUME, (AS SUPPLEMENTED) AS FAR AS THEY RELATE TO THE MAKING OF THIS PLAT AND THE SETTING OF MARKERS, HAVE BEEN COMPLIED WITH.

David S. Weber 12 JUNE 2007
 DAVID S. WEBER
 PROFESSIONAL LAND SURVEYOR
 MD. REG. NO. 10852

DEEP RUN PROPERTY MANAGEMENT, LLC
Robert L. Curtis, Jr. 6-7-07
 ROBERT L. CURTIS, JR., MANAGING MEMBER

SHIPLEY'S GRANT RETAIL, LLC
Robert A. Bavar 6-12-07
 ROBERT A. BAVAR, MANAGER

BA WATERLOO TOWNHOMES, LLC
John B. Slidell 0-8-07
 JOHN B. SLIDELL, VICE CHAIRMAN

VEHICULAR INGRESS/EGRESS IS RESTRICTED
 SNOWDEN RIVER PARKWAY
 VARIABLE WIDTH R/W SRC PLAT Nos. 54190 & 54191

PRIVATE SITE DISTANCE EASEMENT LINE TABLE

LINE	BEARING	LENGTH
L1	N 37°05'59" W	35.00'
L2	N 52°54'01" E	16.00'
S1	N 35°03'34" W	6.74'
S2	N 57°30'15" E	97.96'
S3	N 51°50'36" E	33.97'
S4	N 57°04'57" E	41.94'
S5	S 52°54'01" W	57.28'

PRIVATE WALL MAINTENANCE EASEMENT LINE TABLE

LINE	BEARING	LENGTH
L1	N 37°05'59" W	35.00'
L2	N 52°54'01" E	16.00'
L3	S 37°05'59" E	36.57'
L4	S 81°04'46" E	20.16'
L5	N 54°56'26" E	55.35'
L6	S 35°03'34" E	10.00'
L7	S 52°54'01" W	60.00'

CURVE TABULATION

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
1008-1013	28597.84'	37.99'	18.99'	37.99'	N 38°06'27" W	0°04'34"
1168-1167	124.00'	49.39'	25.03'	49.07'	N 86°29'12" W	22°49'22"
1166-1165	124.00'	80.93'	41.97'	79.50'	S 63°24'17" W	37°23'41"
1023-1025	970.00'	34.54'	17.27'	34.54'	N 53°55'13" E	2°02'25"
1120-1121	1030.00'	36.68'	18.34'	36.68'	S 53°55'13" W	2°02'25"

PUBLIC SEWER & UTILITY EASEMENT LINE TABLE

LINE	BEARING	LENGTH
E1	S 37°05'59" E	37.00'
E2	S 52°54'01" W	9.75'
E3	N 76°18'05" W	23.73'
E4	S 52°54'01" W	92.10'
E5	N 74°20'52" W	23.38'
E6	N 52°54'01" E	131.00'

- TABULATION OF FINAL PLAT - THIS SHEET
- TOTAL NUMBER OF LOTS AND PARCELS TO BE RECORDED: 3 + P/O 2
 - TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED: 0
 - TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED: 0 AC.
 - TOTAL NUMBER OF COMMON OPEN SPACE LOT TO BE RECORDED: 0
 - TOTAL AREA OF COMMON OPEN SPACE LOTS TO BE RECORDED: 0 AC.
 - TOTAL NUMBER OF OPEN SPACE LOT TO BE RECORDED: 1 + P/O 1
 - TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED: 2.0707 AC.
 - TOTAL NUMBER OF BUILDABLE PARCEL TO BE RECORDED: 2 + P/O 1
 - TOTAL AREA OF BUILDABLE PARCEL TO BE RECORDED: 16.7391 AC.
 - TOTAL NUMBER OF NON-BUILDABLE PARCEL TO BE RECORDED: 0
 - TOTAL AREA OF NON-BUILDABLE PARCEL TO BE RECORDED: 0 AC.
 - TOTAL AREA OF ROADWAYS TO BE RECORDED: 1.1510 AC.
 - TOTAL AREA OF SUBDIVISION TO BE RECORDED: 19.9608 AC.

LEGEND:
 CENTERLINE STREAM
 STREAM BUFFER
 WETLANDS
 25' WETLANDS BUFFER
 PUBLIC FOREST CONSERVATION EASEMENT
 SHADING FOR ALL EASEMENTS

OWNERS:
 DEEP RUN PROPERTY MANAGEMENT, LLC
 191 MILLER HOLLOW LANE
 LAKE CITY, TENNESSEE 37769
 PHONE: 865-494-0016
 (PARCEL "B")
 SHIPLEY'S GRANT RETAIL, LLC
 1966 GREENSPRING DRIVE, SUITE 508
 TIMONIUM, MD 21093
 PHONE: 410-560-0300
 (PARCEL "A")
 BA WATERLOO TOWNHOMES, LLC
 7850 WALKER DRIVE, SUITE 400
 GREENBELT, MD 20770
 PHONE: 301-220-0100
 (LOTS C-1 THRU C-69 AND PARCELS C-70 THRU C-72 AND STREETS)

APPROVED: FOR PUBLIC WATER & PUBLIC SEWERAGE SYSTEMS IN CONFORMANCE WITH THE MASTER PLAN OF WATER & SEWERAGE FOR HOWARD COUNTY, MD.
Bradley Peter Zsilek 6/26/07
 COUNTY HEALTH OFFICER

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING & ZONING
John B. Slidell 6/29/07
 DIRECTOR

OWNER'S DEDICATION
 DEEP RUN PROPERTY MANAGEMENT, LLC, A MARYLAND LIMITED LIABILITY COMPANY, BY ROBERT L. CURTIS, JR., MANAGING MEMBER, SHIPLEY'S GRANT RETAIL, LLC, A MARYLAND LIMITED LIABILITY COMPANY, BY ROBERT A. BAVAR, MANAGER, AND BA WATERLOO TOWNHOMES, LLC, A MARYLAND LIMITED LIABILITY COMPANY, BY JOHN B. SLIDELL, VICE CHAIRMAN, OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPTS THIS PLAN OF SUBDIVISION, AND IN CONSIDERATION OF THE APPROVAL OF THIS FINAL PLAT BY THE DEPARTMENT OF PLANNING AND ZONING, ESTABLISHES THE MINIMUM BUILDING RESTRICTIONS AND GRANTS 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, FLOODPLAINS AND OPEN SPACE WHERE APPLICABLE AND FOR GOOD AND OTHER VALUABLE CONSIDERATION, HEREBY GRANTS THE RIGHT AND OPTION TO HOWARD COUNTY TO ACQUIRE THE FEE SIMPLE TITLE TO THE BEDS OF THE STREETS AND/OR ROADS, 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 12TH DAY OF JUNE

DEEP RUN PROPERTY MANAGEMENT, LLC
 BY: *Robert L. Curtis, Jr.*
 ROBERT L. CURTIS, JR., MANAGING MEMBER

SHIPLEY'S GRANT RETAIL, LLC
 BY: *Robert A. Bavar*
 ROBERT A. BAVAR, MANAGER

BA WATERLOO TOWNHOMES, LLC
 BY: *John B. Slidell*
 JOHN B. SLIDELL, VICE CHAIRMAN

ATTEST: *John B. Slidell*
 ATTEST: *John B. Slidell*
 ATTEST: *Robert C. Andra*

SURVEYOR'S CERTIFICATE
 I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF, THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A RESUBDIVISION OF PART OF THE LAND CONVEYED BY LOIS LUCILLE CURTIS, ROBERT L. CURTIS, JR. AND GLENN A. CURTIS TO DEEP RUN PROPERTY MANAGEMENT, LLC, BY A DEED DATED JUNE 23, 2001 AND RECORDED IN LIBER 5551 AT FOLIO 613, PART OF THE LAND CONVEYED BY DEEP RUN PROPERTY MANAGEMENT, LLC TO BA WATERLOO TOWNHOMES, LLC, BY A DEED DATED JULY 17, 2006 AND RECORDED IN LIBER 10135 AT FOLIO 124 AND ALL OF THE LAND CONVEYED BY DEEP RUN PROPERTY MANAGEMENT, LLC TO SHIPLEY'S GRANT OFFICE, LLC, BY A DEED DATED JULY 17, 2006 AND RECORDED IN LIBER 10135 AT FOLIO 118, (SHIPLEY'S GRANT OFFICE, LLC, HAVING CHANGED ITS NAME TO SHIPLEY'S GRANT RETAIL, LLC, BY ARTICLES OF AMENDMENT DATED JULY 26, 2006), ALSO BEING A RESUBDIVISION OF PARCELS "A" AND "B" AS SHOWN ON PLATS OF SUBDIVISION ENTITLED "SHIPLEY'S GRANT, NON-BUILDABLE PARCELS "A" THRU "E" AND RECORDED AS PLAT Nos. 18429 THRU 18430 AND PARCEL "C" AS SHOWN ON REVISION PLATS ENTITLED "REVISION PLAT, SHIPLEY'S GRANT, NON-BUILDABLE PARCELS "C" AND "E," ... AND RECORDED AS PLAT Nos. 18736 & 18737, ALL AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND; AND THAT ALL MONUMENTS ARE IN PLACE OR WILL BE IN PLACE PRIOR TO ACCEPTANCE OF THE STREETS IN THE SUBDIVISION BY HOWARD COUNTY, IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, AS AMENDED AND MONUMENTATION IS OR WILL BE IN ACCORDANCE WITH THE HOWARD COUNTY SUBDIVISION REGULATIONS.

DAVID S. WEBER
 PROFESSIONAL LAND SURVEYOR
 MARYLAND REGISTRATION NO. 10852

DATE
 12 JUNE 2007

RECORDED AS PLAT NUMBER 19232 ON 7/9/07, AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND

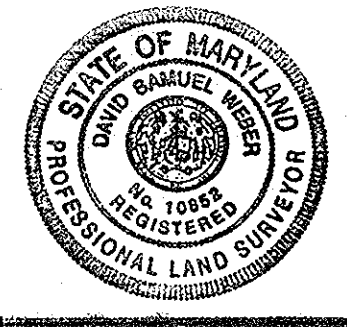
SHIPLEY'S GRANT - PHASE I
 LOTS C-1 THRU C-62, OPEN SPACE LOTS C-63 THRU C-65, COMMON OPEN SPACE LOTS C-66 THRU C-69, BUILDABLE PARCELS "A", "B" AND "C-70" THRU "C-72"

(A RESUBDIVISION OF NON-BUILDABLE PARCELS "A" & "B", SHIPLEY'S GRANT, P. Nos. 18429 THRU 18430 AND NON-BUILDABLE PARCEL "C", SHIPLEY'S GRANT, PLAT Nos. 18736 & 18737)

TM 37, GRID 1 & 2, P/O PARCEL 4
 HOWARD COUNTY, MARYLAND
 1ST ELECTION DISTRICT
 SCALE: 1"=100'
 SHEET 2 OF 6
 JUNE 2007

GLW GUTSCHICK LITTLE & WEBER, P.A.
 CIVIL ENGINEERS, LAND SURVEYORS, LAND PLANNERS, LANDSCAPE ARCHITECTS
 3909 NATIONAL DRIVE - SUITE 250 - BURTONSVILLE OFFICE PARK
 BURTONSVILLE, MARYLAND 20886
 TEL: 301-421-4024 BAL: 410-850-1820 DC/VA: 301-989-2524 FAX: 301-421-4186

DRAWN BY: *PWC* CHECK BY: *SJM*



EXISTING FLOODPLAIN EASEMENT TABLE PLAT No. 18737

* ELEVATIONS ARE AT THE END OF THE LINES

LINE	BEARING	DISTANCE	ELEVATION *	LINE	BEARING	DISTANCE	ELEVATION *
L1	N07°48'45"E	62.76'	375.5	L37	N67°03'32"E	21.46'	402.3
L2	N78°54'37"W	44.89'	376.8	L38	N08°05'15"E	21.53'	402.2
L3	N84°52'16"W	78.92'	379.7	L39	N19°50'05"E	28.03'	402.1
L4	N69°28'21"W	71.17'	380.8	L40	N16°27'35"W	17.27'	402.9
L5	INTENTIONALLY LEFT BLANK			L41	N28°42'15"W	43.31'	403.3
L6	INTENTIONALLY LEFT BLANK			L42	N49°05'22"W	23.77'	403.6
L7	N80°42'54"W	35.46'	381.6	L43	N10°43'02"W	11.26'	401.0
L8	N85°06'28"W	69.38'	383.7	L44	S83°02'59"E	18.88'	402.2
L9	N72°07'44"W	37.31'	385.1	L45	S52°41'58"E	35.24'	402.5
L10	N54°41'56"W	18.99'	385.4	L46	S41°04'59"E	50.56'	401.5
L11	S26°29'07"E	18.83'	385.6	L47	S31°30'00"E	33.16'	400.5
L12	S54°22'49"E	71.31'	381.8	L48	S52°08'08"E	22.36'	400.1
L13	S73°56'30"E	65.34'	379.8	L49	S75°21'14"E	47.74'	399.2
L14	S85°45'08"E	150.79'	375.8	L50	S45°00'39"E	24.52'	398.6
L15	S72°09'22"E	50.27'	374.4	L51	S36°25'54"E	74.63'	397.3
L16	N83°06'15"E	28.65'	374.1	L52	S64°11'50"E	42.37'	396.8
L17	N71°36'20"W	23.48'	373.7	L53	S47°25'00"E	59.71'	396.6
L18	N57°10'53"W	64.89'	387.8	L54	S40°13'25"E	37.77'	395.5
L19	N65°28'50"W	52.57'	389.5	L55	S21°33'57"E	81.27'	393.3
L20	N52°59'09"W	32.10'	390.4	L56	S32°31'28"E	44.47'	393.3
L21	N11°13'13"W	26.34'	390.5	L57	S24°04'49"E	88.35'	390.8
L22	N02°43'38"W	38.44'	390.5	L58	S41°47'58"E	30.33'	390.5
L23	N32°36'09"W	22.31'	390.9	L59	S70°43'45"E	34.62'	390.4
L24	N50°50'13"W	49.00'	392.1	L60	S45°33'01"E	63.27'	388.9
L25	N46°33'32"W	82.85'	393.2	L61	S38°18'41"E	28.49'	388.0
L26	N17°50'22"W	64.10'	393.8	L62	S59°30'35"E	40.28'	387.1
L27	N34°47'46"W	113.24'	396.8	L63	N51°36'55"W	20.43'	374.6
L28	N21°38'22"W	36.72'	396.9	L64	S27°40'58"W	60.81'	374.7
L29	N46°38'28"W	137.35'	400.1	L65	N68°49'31"W	12.10'	375.4
L30	S88°29'07"W	22.83'	400.5				
L31	S48°51'51"W	32.22'	402.3				
L32	S84°53'36"W	53.48'	404.0				
L33	N74°38'22"W	21.48'	401.5				
L34	N03°23'03"E	6.37'	403.0				
L35	N63°42'50"E	20.79'	403.6				
L36	N83°49'56"E	25.08'	402.4				

NOTE: ALL STREAM CENTERLINES, STREAM BUFFERS, WETLAND LIMITS, WETLAND BUFFERS AND FLOODPLAIN EASEMENTS SHOWN HEREON ARE EXISTING, PLAT NO. 18737.

- LEGEND:**
- EXISTING CENTERLINE STREAM
 - EXISTING STREAM BUFFER
 - EXISTING WETLANDS
 - EXISTING 25' WETLANDS BUFFER
 - EXISTING FLOODPLAIN EASEMENT
 - PUBLIC FOREST CONSERVATION EASEMENT SHADING FOR ALL EASEMENTS

TABULATION OF FINAL PLAT - THIS SHEET

- TOTAL NUMBER OF LOTS AND PARCELS TO BE RECORDED: P/O 2
- TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED: 0
- TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED: 0 AC.
- TOTAL NUMBER OF COMMON OPEN SPACE LOTS TO BE RECORDED: 0
- TOTAL AREA OF COMMON OPEN SPACE LOTS TO BE RECORDED: 0 AC.
- TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED: P/O 1
- TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED: 6.1912 AC.
- TOTAL NUMBER OF BUILDABLE PARCEL TO BE RECORDED: P/O 1
- TOTAL AREA OF BUILDABLE PARCEL TO BE RECORDED: 6.4380 AC.
- TOTAL NUMBER OF NON-BUILDABLE PARCEL TO BE RECORDED: 0
- TOTAL AREA OF NON-BUILDABLE PARCEL TO BE RECORDED: 0 AC.
- TOTAL AREA OF ROADWAYS TO BE RECORDED: 0 AC.
- TOTAL AREA OF SUBDIVISION TO BE RECORDED: 12.6292 AC.

APPROVED: FOR PUBLIC WATER & PUBLIC SEWERAGE SYSTEMS IN CONFORMANCE WITH THE MASTER PLAN OF WATER & SEWERAGE FOR HOWARD COUNTY, MD.

William Peter Beilenson, MD 6/26/07
COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING & ZONING

[Signature] 6/25/07
CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

[Signature] 6/29/07
DIRECTOR DATE

OWNER'S DEDICATION

DEEP RUN PROPERTY MANAGEMENT, LLC, A MARYLAND LIMITED LIABILITY COMPANY, BY ROBERT L. CURTIS, JR., MANAGING MEMBER, SHIPLEY'S GRANT RETAIL, LLC, A MARYLAND LIMITED LIABILITY COMPANY, BY ROBERT A. BAVAR, MANAGER, AND BA WATERLOO TOWNHOMES, LLC, A MARYLAND LIMITED LIABILITY COMPANY, BY JOHN B. SLIDELL, VICE CHAIRMAN, OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPTS THIS PLAN OF SUBDIVISION, AND IN CONSIDERATION OF THE APPROVAL OF THIS FINAL PLAT BY THE DEPARTMENT OF PLANNING AND ZONING, ESTABLISHES THE MINIMUM BUILDING RESTRICTION LINES AND GRANTS 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, FLOODPLAINS AND OPEN SPACE WHERE APPLICABLE AND FOR GOOD AND OTHER VALUABLE CONSIDERATION, HEREBY GRANTS THE RIGHT AND OPTION TO HOWARD COUNTY TO ACQUIRE THE FEE SIMPLE TITLE TO THE BEDS OF THE STREETS AND/OR ROADS, 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 12TH DAY OF JUNE

DEEP RUN PROPERTY MANAGEMENT, LLC BY *[Signature]* ROBERT L. CURTIS, JR., MANAGING MEMBER
SHIPLEY'S GRANT RETAIL, LLC BY *[Signature]* ROBERT A. BAVAR, MANAGER
BA WATERLOO TOWNHOMES, LLC BY *[Signature]* JOHN B. SLIDELL, VICE CHAIRMAN

ATTEST: *[Signature]* ATTEST: *[Signature]* ATTEST: *[Signature]*

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF, THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A RESUBDIVISION OF PART OF THE LAND CONVEYED BY LOIS LUCILLE CURTIS, ROBERT L. CURTIS, JR. AND GLENN A. CURTIS TO DEEP RUN PROPERTY MANAGEMENT, LLC, BY A DEED DATED JUNE 23, 2001 AND RECORDED IN LIBER 5551 AT FOLIO 613, PART OF THE LAND CONVEYED BY DEEP RUN PROPERTY MANAGEMENT, LLC TO BA WATERLOO TOWNHOMES, LLC, BY A DEED DATED JULY 17, 2006 AND RECORDED IN LIBER 10135 AT FOLIO 124 AND ALL OF THE LAND CONVEYED BY DEEP RUN PROPERTY MANAGEMENT, LLC TO SHIPLEY'S GRANT OFFICE, LLC, BY A DEED DATED JULY 17, 2006 AND RECORDED IN LIBER 10135 AT FOLIO 118, (SHIPLEY'S GRANT OFFICE, LLC, HAVING CHANGED ITS NAME TO SHIPLEY'S GRANT RETAIL, LLC, BY ARTICLES OF AMENDMENT DATED JULY 26, 2006), ALSO BEING A RESUBDIVISION OF PARCELS "A" AND "B" AS SHOWN ON PLATS OF SUBDIVISION ENTITLED "SHIPLEY'S GRANT, NON-BUILDABLE PARCELS "A" THRU "E" AND RECORDED AS PLAT Nos. 18429 THRU 18430 AND PARCEL "C" AS SHOWN ON REVISION PLATS 18736 & 18737, ALL AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND; AND THAT ALL MONUMENTS ARE IN PLACE OR WILL BE IN PLACE PRIOR TO ACCEPTANCE OF THE STREETS IN THE SUBDIVISION BY HOWARD COUNTY, IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, AS AMENDED AND MONUMENTATION IS OR WILL BE IN ACCORDANCE WITH THE HOWARD COUNTY SUBDIVISION REGULATIONS.

DAVID S. WEBER 12 JUNE 2007
PROFESSIONAL LAND SURVEYOR
MARYLAND REGISTRATION NO. 10852

STATE OF MARYLAND
DAVID S. WEBER
PROFESSIONAL LAND SURVEYOR
REGISTERED

RECORDED AS PLAT NUMBER 19233 ON 6/29/07, AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND

SHIPLEY'S GRANT - PHASE I
LOTS C-1 THRU C-62, OPEN SPACE LOTS C-63 THRU C-65, COMMON OPEN SPACE LOTS C-66 THRU C-69, BUILDABLE PARCELS "A", "B" AND "C-70" THRU "C-72"

(A RESUBDIVISION OF NON-BUILDABLE PARCELS "A" & "B", SHIPLEY'S GRANT, P. Nos. 18429 THRU 18430 AND NON-BUILDABLE PARCEL "C", SHIPLEY'S GRANT, PLAT Nos. 18736 & 18737)

1ST ELECTION DISTRICT SCALE: 1"=100'

TM 37, GRID 1 & 2, P/O PARCEL 4 HOWARD COUNTY, MARYLAND
SHEET 3 OF 6 JUNE 2007

GLW GUTSCHICK LITTLE & WEBER, P.A.
CIVIL ENGINEERS, LAND SURVEYORS, LAND PLANNERS, LANDSCAPE ARCHITECTS
3909 NATIONAL DRIVE - SUITE 250 - BURTONSVILLE OFFICE PARK
BURTONSVILLE, MARYLAND 20884
TEL: 301-421-4024 BALT: 410-880-1820 DC/VA: 301-989-2524 FAX: 301-421-4186
DRAWN BY: *[Signature]* CHECK BY: *[Signature]*

THE REQUIREMENTS OF SECTION 3-108, THE REAL PROPERTY ARTICLE, ANNOTATED CODE OF MARYLAND, 1996 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] 12 JUNE 2007
DAVID S. WEBER DATE
PROFESSIONAL LAND SURVEYOR
MD. REG. NO. 10852

DEEP RUN PROPERTY MANAGEMENT, LLC
[Signature] 6-7-07
ROBERT L. CURTIS, JR., MANAGING MEMBER DATE

SHIPLEY'S GRANT RETAIL, LLC
[Signature] 6-12-07
ROBERT A. BAVAR, MANAGER DATE

BA WATERLOO TOWNHOMES, LLC
[Signature] 6-8-07
JOHN B. SLIDELL, VICE CHAIRMAN DATE

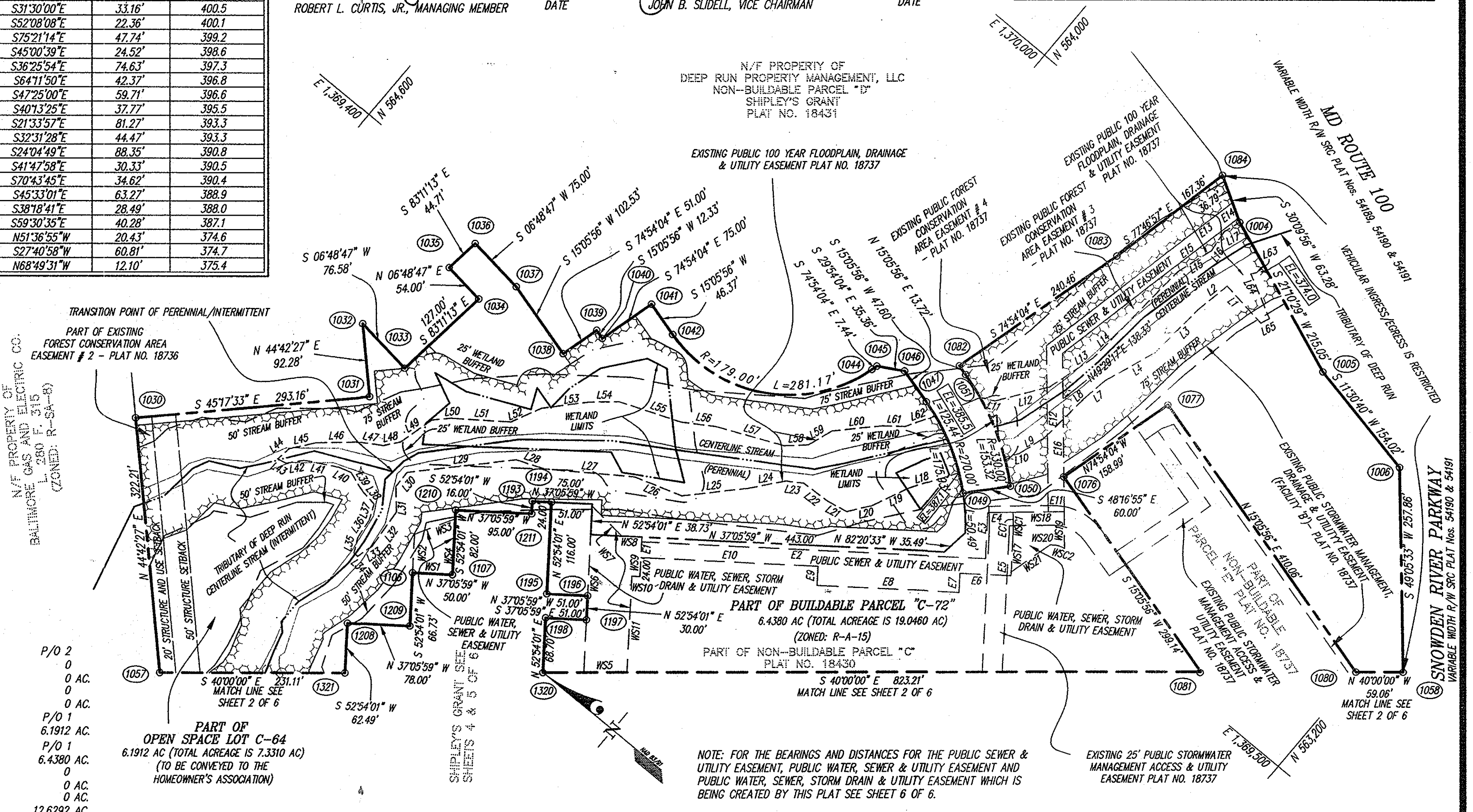
OWNERS:
DEEP RUN PROPERTY MANAGEMENT, LLC
191 MILLER HOLLOW LANE
LAKE CITY, TENNESSEE 37769
PHONE: 865-494-0016
(PARCEL "B")

SHIPLEY'S GRANT RETAIL, LLC
1966 GREENSPRING DRIVE, SUITE 508
TIMONIUM, MD 21093
PHONE: 410-560-0300
(PARCEL "A")

BA WATERLOO TOWNHOMES, LLC
7850 WALKER DRIVE, SUITE 400
GREENBELT, MD 20770
PHONE: 301-220-0100
(LOTS C-1 THRU C-69 AND PARCELS C-70 THRU C-72 AND STREETS)

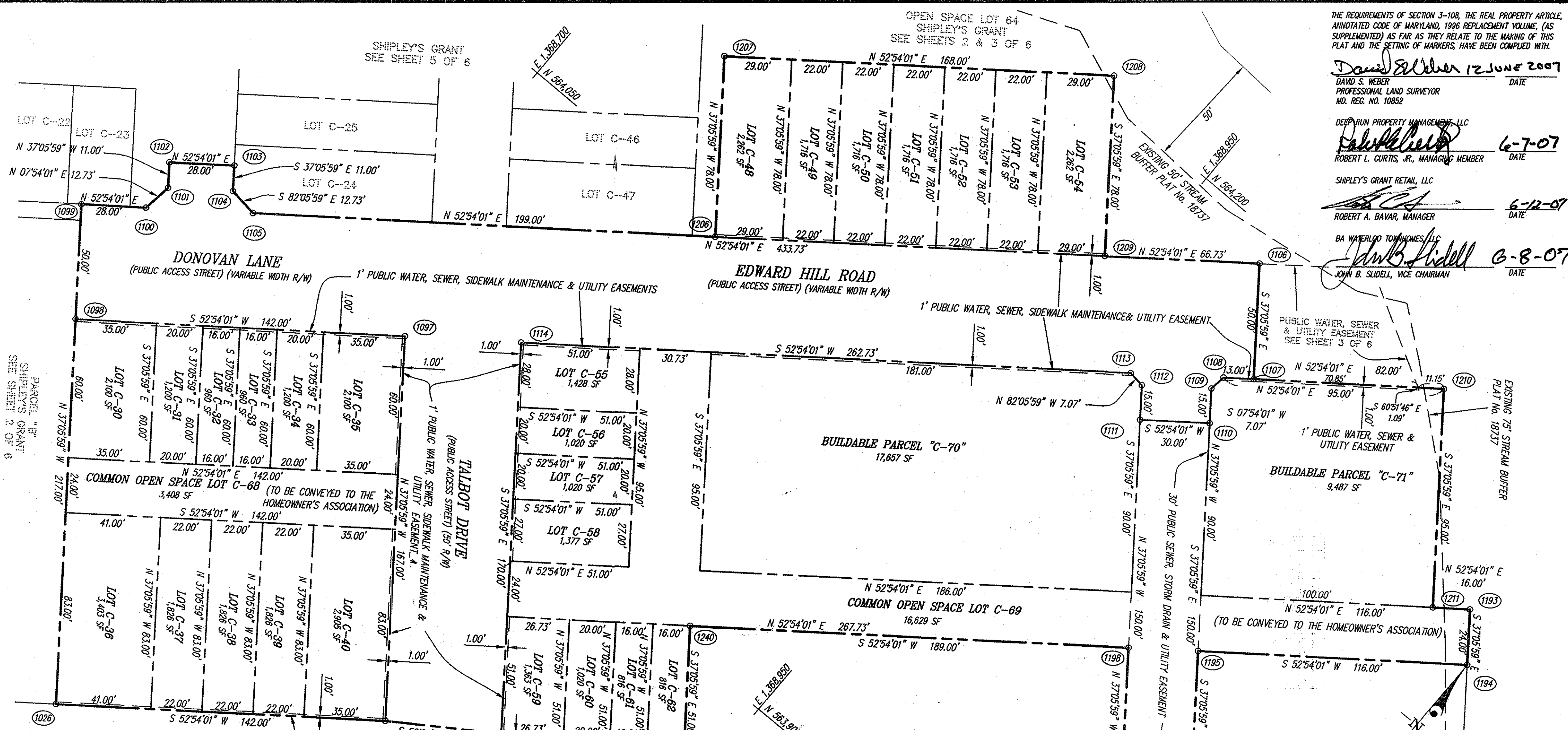
CURVE TABULATION

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
1042-1044	179.00'	281.17'	179.00'	253.14'	S 29°54'04" E	90°00'00"
1047-1049	270.00'	125.44'	63.87'	124.32'	S 28°24'31" W	26°37'10"
1050-1051	330.00'	153.32'	78.07'	151.94'	N 28°24'31" E	26°37'10"



NOTE: FOR THE BEARINGS AND DISTANCES FOR THE PUBLIC SEWER & UTILITY EASEMENT, PUBLIC WATER, SEWER & UTILITY EASEMENT AND PUBLIC WATER, SEWER, STORM DRAIN & UTILITY EASEMENT WHICH IS BEING CREATED BY THIS PLAT SEE SHEET 6 OF 6.

EXISTING 25' PUBLIC STORMWATER MANAGEMENT ACCESS & UTILITY EASEMENT PLAT NO. 18737



THE REQUIREMENTS OF SECTION 3-108, THE REAL PROPERTY ARTICLE, ANNOTATED CODE OF MARYLAND, 1986 REPLACEMENT VOLUME, (AS SUPPLEMENTED) AS FAR AS THEY RELATE TO THE MAKING OF THIS PLAT AND THE SETTING OF MARKERS, HAVE BEEN COMPLIED WITH.

David S. Weber 12 JUNE 2007
 DAVID S. WEBER
 PROFESSIONAL LAND SURVEYOR
 MD. REG. NO. 10852

Robert L. Curtis, Jr. 6-7-07
 DEEP RUN PROPERTY MANAGEMENT, LLC
 ROBERT L. CURTIS, JR., MANAGING MEMBER

Robert A. Bavar 6-12-07
 SHIPLEY'S GRANT RETAIL, LLC
 ROBERT A. BAVAR, MANAGER

John B. Slidell 6-8-07
 BA WATERLOO TOWNHOMES, LLC
 JOHN B. SLIDELL, VICE CHAIRMAN

TABULATION OF FINAL PLAT - THIS SHEET

1. TOTAL NUMBER OF LOTS AND PARCELS TO BE RECORDED:	30
2. TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED:	26
3. TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED:	0.9704 AC.
4. TOTAL NUMBER OF COMMON OPEN SPACE LOT TO BE RECORDED:	2
5. TOTAL AREA OF COMMON OPEN SPACE LOTS TO BE RECORDED:	0.4600 AC.
6. TOTAL NUMBER OF OPEN SPACE LOT TO BE RECORDED:	0
7. TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED:	0 AC.
8. TOTAL NUMBER OF BUILDABLE PARCEL TO BE RECORDED:	2
9. TOTAL AREA OF BUILDABLE PARCEL TO BE RECORDED:	0.6231 AC.
10. TOTAL NUMBER OF NON-BUILDABLE PARCEL TO BE RECORDED:	0
11. TOTAL AREA OF NON-BUILDABLE PARCEL TO BE RECORDED:	0 AC.
12. TOTAL AREA OF ROADWAYS TO BE RECORDED:	0.8053 AC.
13. TOTAL AREA OF SUBDIVISION TO BE RECORDED:	2.8588 AC.

OWNERS:

DEEP RUN PROPERTY MANAGEMENT, LLC 191 MILLER HOLLOW LANE LAKE CITY, TENNESSEE 37769 PHONE: 865-494-0016 (PARCEL "B")	SHIPLEY'S GRANT RETAIL, LLC 1966 GREENSPRING DRIVE, SUITE 508 TIMONIUM, MD 21093 PHONE: 410-560-0300 (PARCEL "A")	BA WATERLOO TOWNHOMES, LLC 7850 WALKER DRIVE, SUITE 400 GREENBELT, MD 20770 PHONE: 301-220-0100 (LOTS C-1 THRU C-69 AND PARCELS C-70 THRU C-72 AND STREETS)
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APPROVED: FOR PUBLIC WATER & PUBLIC SEWERAGE SYSTEMS IN CONFORMANCE WITH THE MASTER PLAN OF WATER & SEWERAGE FOR HOWARD COUNTY, MD.

Bradley for Peter Bieleman, MD 6/26/07
 COUNTY HEALTH OFFICER

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING & ZONING

John J. Laffer 6/29/07
 CHIEF, DEVELOPMENT ENGINEERING DIVISION

John J. Laffer 6/29/07
 DIRECTOR

OWNER'S DEDICATION

DEEP RUN PROPERTY MANAGEMENT, LLC, A MARYLAND LIMITED LIABILITY COMPANY, BY ROBERT L. CURTIS, JR., MANAGING MEMBER, SHIPLEY'S GRANT RETAIL, LLC, A MARYLAND LIMITED LIABILITY COMPANY, BY ROBERT A. BAVAR, MANAGER, AND BA WATERLOO TOWNHOMES, LLC, A MARYLAND LIMITED LIABILITY COMPANY, BY JOHN B. SLIDELL, VICE CHAIRMAN, OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPTS THIS PLAN OF SUBDIVISION, AND IN CONSIDERATION OF THE APPROVAL OF THIS FINAL PLAT BY THE DEPARTMENT OF PLANNING AND ZONING, ESTABLISHES THE MINIMUM BUILDING RESTRICTION LINES AND GRANTS 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, FLOODPLAINS AND OPEN SPACE WHERE APPLICABLE AND FOR GOOD AND OTHER VALUABLE CONSIDERATION, HEREBY GRANTS THE RIGHT AND OPTION TO HOWARD COUNTY TO ACQUIRE THE FEE SIMPLE TITLE TO THE BEDS OF THE STREETS AND/OR ROADS, 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 12TH DAY OF JUNE

DEEP RUN PROPERTY MANAGEMENT, LLC
 BY: *Robert L. Curtis, Jr.*
 ROBERT L. CURTIS, JR., MANAGING MEMBER

SHIPLEY'S GRANT RETAIL, LLC
 BY: *Robert A. Bavar*
 ROBERT A. BAVAR, MANAGER

BA WATERLOO TOWNHOMES, LLC
 BY: *John B. Slidell*
 JOHN B. SLIDELL, VICE CHAIRMAN

ATTEST: *John Kopp*
 ATTEST: *David S. Weber*
 ATTEST: *Robert C. Anderson*

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF, THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A RESUBDIVISION OF PART OF THE LAND CONVEYED BY LOIS LUCILLE CURTIS, ROBERT L. CURTIS, JR. AND GLENN A. CURTIS TO DEEP RUN PROPERTY MANAGEMENT, LLC, BY A DEED DATED JUNE 23, 2001 AND RECORDED IN LIBER 5551 AT FOLIO 613, PART OF THE LAND CONVEYED BY DEEP RUN PROPERTY MANAGEMENT, LLC TO BA WATERLOO TOWNHOMES, LLC, BY A DEED DATED JULY 17, 2006 AND RECORDED IN LIBER 10135 AT FOLIO 124 AND ALL OF THE LAND CONVEYED BY DEEP RUN PROPERTY MANAGEMENT, LLC TO SHIPLEY'S GRANT OFFICE, LLC, BY A DEED DATED JULY 17, 2006 AND RECORDED IN LIBER 10135 AT FOLIO 118, (SHIPLEY'S GRANT OFFICE, LLC, HAVING CHANGED ITS NAME TO SHIPLEY'S GRANT RETAIL, LLC, BY ARTICLES OF AMENDMENT DATED JULY 26, 2006), ALSO BEING A RESUBDIVISION OF PARCELS "A" AND "B" AS SHOWN ON PLATS OF SUBDIVISION ENTITLED "SHIPLEY'S GRANT, NON-BUILDABLE PARCELS "A" THRU "E" AND RECORDED AS PLAT Nos. 18429 THRU 18430 AND PARCEL "C" AS SHOWN ON REVISION PLATS ENTITLED "REVISION PLAT, SHIPLEY'S GRANT, NON-BUILDABLE PARCELS "C" AND "E," ... AND RECORDED AS PLAT Nos. 18736 & 18737, ALL AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND; AND THAT ALL MONUMENTS ARE IN PLACE OR WILL BE IN PLACE PRIOR TO ACCEPTANCE OF THE STREETS IN THE SUBDIVISION BY HOWARD COUNTY, IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, AS AMENDED AND MONUMENTATION IS OR WILL BE IN ACCORDANCE WITH THE HOWARD COUNTY SUBDIVISION REGULATIONS.

David S. Weber 12 JUNE 2007
 DAVID S. WEBER
 PROFESSIONAL LAND SURVEYOR
 MARYLAND REGISTRATION NO. 10852

RECORDED AS PLAT NUMBER 19234 ON 7/9/07, AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND

SHIPLEY'S GRANT - PHASE I
 LOTS C-1 THRU C-62, OPEN SPACE LOTS C-63 THRU C-65, COMMON OPEN SPACE LOTS C-66 THRU C-69, BUILDABLE PARCELS "A", "B" AND "C-70" THRU "C-72"

(A RESUBDIVISION OF NON-BUILDABLE PARCELS "A" & "B", SHIPLEY'S GRANT, P. Nos. 18429 THRU 18430 AND NON-BUILDABLE PARCEL "C", SHIPLEY'S GRANT, PLAT Nos. 18736 & 18737)

TM 37, GRID 1 & 2, P/O PARCEL 4
 1ST ELECTION DISTRICT
 SCALE: 1"=30' SHEET 4 OF 6

GLW GUTSCHICK LITTLE & WEBER, P.A.
 CIVIL ENGINEERS, LAND SURVEYORS, LAND PLANNERS, LANDSCAPE ARCHITECTS
 3009 NATIONAL DRIVE - SUITE 250 - BURTONSVILLE OFFICE PARK
 BURTONSVILLE, MARYLAND 20868
 TEL: 301-421-4024 BALT: 410-250-1820 DC: 301-421-2524 FAX: 301-421-4186

DRAWN BY: *PWC* CHECK BY: *SJM*

OWNERS:
 DEEP RUN PROPERTY MANAGEMENT, LLC
 191 MILLER HOLLOW LANE
 LAKE CITY, TENNESSEE 37769
 PHONE: 865-494-0016
 (PARCEL "B")

SHIPLEY'S GRANT RETAIL, LLC
 1966 GREENSPRING DRIVE, SUITE 508
 TIMONIUM, MD 21093
 PHONE: 410-560-0300
 (PARCEL "A")

BA WATERLOO TOWNHOMES, LLC
 7850 WALKER DRIVE, SUITE 400
 GREENBELT, MD 20770
 PHONE: 301-220-0100
 (LOTS C-1 THRU C-69 AND
 PARCELS C-70 THRU C-72
 AND STREETS)

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
1165-1166	124.00'	80.93'	41.97'	79.50'	N 63°24'17" E	37°23'41"
1167-1168	124.00'	49.39'	25.03'	49.07'	S 86°29'12" E	22°49'22"
A	96.00'	54.12'	27.80'	53.41'	N 53°15'02" W	32°18'06"
B	100.00'	52.25'	26.73'	51.65'	N 82°55'51" W	29°56'03"
C	100.00'	65.26'	33.84'	64.11'	S 63°24'17" W	37°23'41"
D	128.00'	81.74'	42.32'	80.36'	S 55°23'42" E	36°35'27"

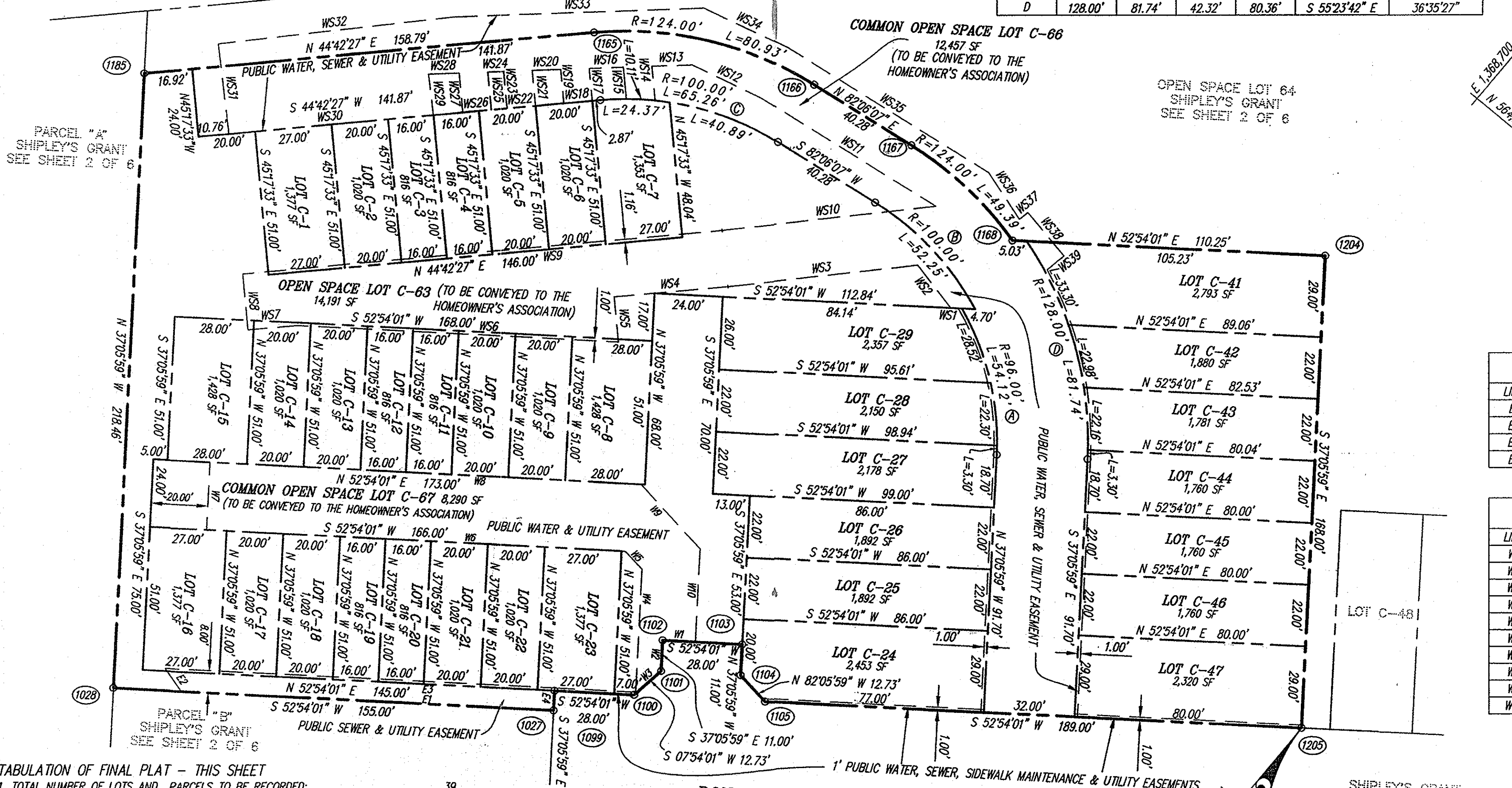
THE REQUIREMENTS OF SECTION 3-108, THE REAL PROPERTY ARTICLE, ANNOTATED CODE OF MARYLAND, 1986 REPLACEMENT VOLUME, (AS SUPPLEMENTED) AS FAR AS THEY RELATE TO THE MAKING OF THIS PLAT AND THE SETTING OF MARKERS, HAVE BEEN COMPLIED WITH.

David S. Heber 12 JUNE 2007
 DAVID S. WEBER
 PROFESSIONAL LAND SURVEYOR
 MD. REG. NO. 10852

DEEP RUN PROPERTY MANAGEMENT, LLC
Robert L. Curtis, Jr. 6-7-07
 ROBERT L. CURTIS, JR., MANAGING MEMBER

SHIPLEY'S GRANT RETAIL, LLC
Robert A. Bavar 6-12-07
 ROBERT A. BAVAR, MANAGER

BA WATERLOO TOWNHOMES, LLC
John B. Slidell 6-8-07
 JOHN B. SLIDELL, VICE CHAIRMAN



PUBLIC SEWER & UTILITY EASEMENT LINE TABLE

LINE	BEARING	LENGTH
E1	S 52°54'01" W	131.00'
E2	N 74°20'52" W	10.05'
E3	N 52°54'01" E	137.08'
E4	S 37°05'59" E	8.00'

PUBLIC WATER, SEWER & UTILITY EASEMENT LINE TABLE

LINE	BEARING	LENGTH
WS1	S 52°54'01" W	2.71'
WS2	N 77°16'03" W	19.13'
WS3	S 43°32'01" W	67.14'
WS4	S 44°42'27" W	40.14'
WS5	S 45°17'33" E	16.14'
WS6	S 52°54'01" W	113.25'
WS7	S 44°42'27" W	17.12'
WS8	N 45°17'33" W	20.00'
WS9	N 44°42'27" E	169.14'
WS10	N 43°32'01" E	75.58'
WS11	S 82°02'40" W	72.56'
WS12	S 75°35'51" W	26.85'
WS13	S 47°49'22" W	14.04'
WS14	S 45°17'33" E	12.11'
WS15	N 45°17'33" W	11.22'
WS16	S 47°49'22" W	12.02'
WS17	S 45°17'33" E	11.46'
WS18	S 44°42'27" W	10.00'
WS19	N 45°17'33" W	12.00'
WS20	N 47°49'22" W	10.01'
WS21	S 45°17'33" E	12.55'
WS22	S 44°42'27" W	10.00'
WS23	N 45°17'33" W	13.09'
WS24	N 47°49'22" W	5.60'
WS25	S 45°17'33" E	13.39'
WS26	S 44°42'27" W	10.00'
WS27	N 45°17'33" W	13.94'
WS28	S 47°49'22" W	10.77'
WS29	S 46°38'45" E	14.53'
WS30	S 44°42'27" W	72.24'
WS31	N 46°38'45" W	32.03'
WS32	N 43°21'15" E	83.12'
WS33	N 47°49'22" E	88.07'
WS34	N 75°35'51" E	32.92'
WS35	N 82°02'40" E	83.24'
WS36	S 73°02'47" E	19.73'
WS37	N 10°29'03" E	3.77'
WS38	S 79°30'57" E	20.00'
WS39	S 10°29'03" W	7.61'

TABULATION OF FINAL PLAT - THIS SHEET

1. TOTAL NUMBER OF LOTS AND PARCELS TO BE RECORDED:	39
2. TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED:	36
3. TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED:	1.1807 AC.
4. TOTAL NUMBER OF COMMON OPEN SPACE LOT TO BE RECORDED:	2
5. TOTAL AREA OF COMMON OPEN SPACE LOTS TO BE RECORDED:	0.4763 AC.
6. TOTAL NUMBER OF OPEN SPACE LOT TO BE RECORDED:	1
7. TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED:	0.3258 AC.
8. TOTAL NUMBER OF BUILDABLE PARCEL TO BE RECORDED:	0
9. TOTAL AREA OF BUILDABLE PARCEL TO BE RECORDED:	0 AC.
10. TOTAL NUMBER OF NON-BUILDABLE PARCEL TO BE RECORDED:	0
11. TOTAL AREA OF NON-BUILDABLE PARCEL TO BE RECORDED:	0 AC.
12. TOTAL AREA OF ROADWAYS TO BE RECORDED:	0 AC.
13. TOTAL AREA OF SUBDIVISION TO BE RECORDED:	1.9828 AC.

APPROVED: FOR PUBLIC WATER & PUBLIC SEWERAGE SYSTEMS IN CONFORMANCE WITH THE MASTER PLAN OF WATER & SEWERAGE FOR HOWARD COUNTY, MD.

Peter Beilenson 6/26/07
 COUNTY HEALTH OFFICER

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING & ZONING

John Kapp 6/29/07
 DIRECTOR

OWNER'S DEDICATION

DEEP RUN PROPERTY MANAGEMENT, LLC, A MARYLAND LIMITED LIABILITY COMPANY, BY ROBERT L. CURTIS, JR., MANAGING MEMBER, SHIPLEY'S GRANT RETAIL, LLC, A MARYLAND LIMITED LIABILITY COMPANY, BY ROBERT A. BAVAR, MANAGER, AND BA WATERLOO TOWNHOMES, LLC, A MARYLAND LIMITED LIABILITY COMPANY, BY JOHN B. SLIDELL, VICE CHAIRMAN, OWNERS OF THE PROPERTY PLAT BY AND DESCRIBED HEREON, HEREBY ADOPTS THIS PLAN OF SUBDIVISION, AND IN CONSIDERATION OF THE APPROVAL OF THIS FINAL PLAT BY THE DEPARTMENT OF PLANNING AND ZONING, ESTABLISHES THE MINIMUM BUILDING RESTRICTION LINES AND GRANTS 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, FLOODPLAINS AND OPEN SPACE WHERE APPLICABLE AND FOR GOOD AND OTHER VALUABLE CONSIDERATION, HEREBY GRANTS THE RIGHT AND OPTION TO HOWARD COUNTY TO ACQUIRE THE FEE SIMPLE TITLE TO THE BEDS OF THE STREETS AND/OR ROADS, 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 12TH DAY OF JUNE

DEEP RUN PROPERTY MANAGEMENT, LLC
 BY: *Robert L. Curtis, Jr.*
 ROBERT L. CURTIS, JR., MANAGING MEMBER

SHIPLEY'S GRANT RETAIL, LLC
 BY: *Robert A. Bavar*
 ROBERT A. BAVAR, MANAGER

BA WATERLOO TOWNHOMES, LLC
 BY: *John B. Slidell*
 JOHN B. SLIDELL, VICE CHAIRMAN

ATTEST: *John Kapp* ATTEST: *John Kapp* ATTEST: *Robert A. Bavar*

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF, THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A RESUBDIVISION OF PART OF THE LAND CONVEYED BY LOIS LUCILLE CURTIS, ROBERT L. CURTIS, JR. AND GLENN A. CURTIS TO DEEP RUN PROPERTY MANAGEMENT, LLC, BY A DEED DATED JUNE 23, 2001 AND RECORDED IN LIBER 5551 AT FOLIO 613, PART OF THE LAND CONVEYED BY DEEP RUN PROPERTY MANAGEMENT, LLC TO BA WATERLOO TOWNHOMES, LLC, BY A DEED DATED JULY 17, 2006 AND RECORDED IN LIBER 10135 AT FOLIO 124 AND ALL OF THE LAND CONVEYED BY DEEP RUN PROPERTY MANAGEMENT, LLC TO SHIPLEY'S GRANT OFFICE, LLC, BY A DEED DATED JULY 17, 2006 AND RECORDED IN LIBER 10135 AT FOLIO 118, (SHIPLEY'S GRANT OFFICE, LLC, HAVING CHANGED ITS NAME TO SHIPLEY'S GRANT RETAIL, LLC, BY ARTICLES OF AMENDMENT DATED JULY 26, 2006), ALSO BEING A RESUBDIVISION OF PARCELS "A" AND "B" AS SHOWN ON PLATS OF SUBDIVISION ENTITLED "SHIPLEY'S GRANT, NON-BUILDABLE PARCELS "A" THRU "E" AND RECORDED AS PLAT Nos. 18429 THRU 18430 AND PARCEL "C" AS SHOWN ON REVISION PLATS ENTITLED "REVISION PLAT, SHIPLEY'S GRANT, NON-BUILDABLE PARCELS "C" AND "E", ... AND RECORDED AS PLAT Nos. 18736 & 18737, ALL AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND; AND THAT ALL MONUMENTS ARE IN PLACE OR WILL BE IN PLACE PRIOR TO ACCEPTANCE OF THE STREETS IN THE SUBDIVISION BY HOWARD COUNTY, IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, AS AMENDED AND MONUMENTATION IS OR WILL BE IN ACCORDANCE WITH THE HOWARD COUNTY SUBDIVISION REGULATIONS.

DAVID S. WEBER
 PROFESSIONAL LAND SURVEYOR
 MARYLAND REGISTRATION NO. 10852

DATE: 12 JUNE 2007

RECORDED AS PLAT NUMBER 19235 ON 7/9/07, AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND

SHIPLEY'S GRANT - PHASE I
 LOTS C-1 THRU C-62, OPEN SPACE LOTS C-63 THRU C-65, COMMON OPEN SPACE LOTS C-66 THRU C-69, BUILDABLE PARCELS "A", "B" AND "C-70" THRU "C-72"

(A RESUBDIVISION OF NON-BUILDABLE PARCELS "A" & "B", SHIPLEY'S GRANT, P. Nos. 18429 THRU 18430 AND NON-BUILDABLE PARCEL "C", SHIPLEY'S GRANT, PLAT Nos. 18736 & 18737)

1ST ELECTION DISTRICT
 SCALE: 1"=30'

TM 37, GRID 1 & 2, P/O PARCEL 4
 HOWARD COUNTY, MARYLAND
 JUNE 2007

GLW GUTSCHICK LITTLE & WEBER, P.A.
 CIVIL ENGINEERS, LAND SURVEYORS, LAND PLANNERS, LANDSCAPE ARCHITECTS
 3909 NATIONAL DRIVE - SUITE 250 - BURTONSVILLE OFFICE PARK
 BURTONSVILLE, MARYLAND 20888
 TEL: 301-421-4024 BALT: 410-680-1020 DC/VA: 301-989-2524 FAX: 301-421-4186

DRAWN BY: *PWC* CHECK BY: *DSM*

THE REQUIREMENTS OF SECTION 3-108, THE REAL PROPERTY ARTICLE, ANNOTATED CODE OF MARYLAND, 1996 REPLACEMENT VOLUME, (AS SUPPLEMENTED) AS FAR AS THEY RELATE TO THE MAKING OF THIS PLAT AND THE SETTING OF MARKERS, HAVE BEEN COMPLIED WITH.

David S. Weber 12 JUNE 2007
 DAVID S. WEBER DATE
 PROFESSIONAL LAND SURVEYOR
 MD. REG. NO. 10852

DEEP RUN PROPERTY MANAGEMENT, LLC
Robert L. Curtis, Jr. 6-7-07
 ROBERT L. CURTIS, JR., MANAGING MEMBER DATE

SHIPLEY'S GRANT RETAIL, LLC
Robert A. Bavar 6-12-07
 ROBERT A. BAVAR, MANAGER DATE

BA WATERLOO TOWNHOMES, LLC
John B. Slidell 6-8-07
 JOHN B. SLIDELL, VICE CHAIRMAN DATE

PUBLIC SEWER & UTILITY EASEMENT
 LINE TABLE SHEET 3 OF 6

LINE	BEARING	LENGTH
E1	N 52°54'01" E	20.00'
E2	S 37°05'59" E	430.83'
E3	N 52°54'01" E	58.48'
E4	S 40°25'20" E	31.57'
EC1	R=330.00' L=31.35'	
CHD	S 50°10'42" W	31.34'
E5	S 52°54'01" W	49.00'
E6	N 37°05'59" W	68.00'
E7	S 52°54'01" W	24.00'
E8	N 37°05'59" W	178.00'
E9	N 52°54'01" E	24.00'
E10	N 37°05'59" W	221.83'
E11	N 40°25'20" W	20.00'
E12	N 49°29'17" E	210.04'
E13	S 77°46'57" E	294.74'
E14	S 30°09'56" W	21.02'
E15	N 77°46'57" W	278.35'
E16	S 49°29'17" W	200.16'

PUBLIC WATER, SEWER & UTILITY
 EASEMENT LINE TABLE SHEET 3 OF 6

LINE	BEARING	LENGTH
WS1	N 37°05'59" W	50.00'
WS2	N 52°54'01" E	48.83'
WS3	S 60°31'46" E	54.63'
WS4	S 52°54'01" W	70.85'

PUBLIC WATER, SEWER, STORM DRAIN
 & UTILITY EASEMENT LINE TABLE
 SHEET 3 OF 6

LINE	BEARING	LENGTH
WS5	N 40°00'00" W	54.07'
WS6	N 52°54'01" E	209.48'
WS7	S 05°38'43" W	53.17'
WS8	S 37°05'59" E	25.12'
WS9	S 52°54'01" W	50.00'
WS10	N 37°05'59" W	10.17'
WS11	S 52°54'01" W	120.65'
WS12	INTENTIONALLY LEFT	BLANK
WS13	INTENTIONALLY LEFT	BLANK
WS14	INTENTIONALLY LEFT	BLANK
WS15	INTENTIONALLY LEFT	BLANK
WS16	INTENTIONALLY LEFT	BLANK
WS17	N 52°54'01" E	44.24'
WSC1	R=330.00' L=31.35'	
CHD	N 50°10'42" E	31.34'
WS18	S 40°25'20" E	64.02'
WS19	S 49°29'17" W	46.88'
WSC2	R=25.00' L=15.91'	
CHD	N 22°17'05" W	15.64'
WS20	N 40°30'43" W	3.36'
WS21	N 74°54'04" W	59.17'

COORDINATE TABLE FOR ALL SHEETS

POINT	NORTHING	EASTING	POINT	NORTHING	EASTING
1004	563677.29	1369995.17	1085	563429.94	1368312.56
1005	563476.76	1369917.49	1086	563435.52	1368276.99
1006	563325.84	1369886.76	1096	563792.85	1368830.49
1007	562534.89	1368973.90	1097	563926.04	1368729.75
1008	562871.43	1368709.58	1098	563840.39	1368616.49
1010	563284.88	1368390.92	1099	563880.27	1368586.33
1011	563714.66	1368065.88	1100	563897.16	1368608.67
1013	562901.32	1368686.13	1101	563909.77	1368610.42
1014	563300.87	1369196.29	1102	563918.54	1368603.78
1015	563741.98	1368862.69	1103	563935.43	1368626.11
1016	563639.43	1368727.10	1104	563926.66	1368632.75
1017	563575.62	1368775.36	1105	563924.91	1368645.35
1021	563566.45	1368507.10	1106	564186.53	1368991.29
1022	563557.45	1368513.42	1107	564146.65	1369021.45
1023	563604.10	1368579.89	1108	564141.23	1369014.27
1025	563624.44	1368607.81	1109	564128.62	1369012.52
1026	563707.19	1368717.23	1110	564119.84	1369019.16
1027	563874.69	1368590.56	1111	564101.75	1368995.23
1028	563781.19	1368466.93	1112	564110.52	1368988.60
1030	564576.84	1368919.29	1113	564112.27	1368975.99
1031	564370.61	1369127.64	1114	563956.20	1368769.63
1032	564436.19	1369192.56	1115	563820.61	1368872.18
1033	564360.15	1369183.47	1116	563868.11	1368934.97
1034	564345.08	1369309.58	1117	563825.04	1368967.54
1035	564398.70	1369315.98	1118	563780.56	1368908.74
1036	564393.40	1369360.37	1119	563778.17	1368910.55
1037	564318.93	1369351.48	1120	563576.58	1368644.00
1038	564219.93	1369324.77	1121	563554.98	1368614.36
1039	564206.65	1369374.01	1148	563373.27	1368355.42
1040	564194.74	1369370.80	1149	563338.95	1368350.03
1041	564175.20	1369443.21	1165	564068.28	1368446.86
1042	564130.43	1369431.13	1166	564103.87	1368517.95
1044	563910.99	1369557.32	1167	564109.41	1368557.85
1045	563909.05	1369564.51	1168	564106.40	1368606.82
1046	563878.40	1369582.13	1185	563955.43	1368335.15
1047	563832.44	1369569.73	1193	564130.00	1369156.92
1049	563723.09	1369510.59	1194	564110.86	1369171.40
1050	563683.17	1369555.37	1195	564040.88	1369078.88
1051	563816.81	1369627.66	1196	564000.21	1369109.64
1057	564347.84	1368692.63	1197	563982.11	1369085.71
1058	563156.99	1369691.87	1198	564022.79	1369054.95
1075	563086.26	1369457.95	1204	564172.91	1368694.76
1076	563639.54	1369607.22	1205	564038.91	1368796.10
1077	563598.13	1369760.73	1206	564044.94	1368804.07
1078	563134.79	1369635.72	1207	564107.16	1368757.02
1079	563061.21	1369550.79	1208	564208.49	1368891.02
1080	563202.23	1369653.91	1209	564146.28	1368938.07
1081	563350.73	1369529.30	1210	564196.12	1369086.85
1082	563830.06	1369631.23	1211	564120.35	1369144.16
1083	563767.42	1369863.40	1240	563908.78	1368904.21
1084	563732.00	1370026.97	1320	563981.35	1369000.15
			1321	564170.80	1368841.18

DEVELOPMENT TRACKING CHART AND SITE ANALYSIS

PHASE No.	CO. FLIE No.	R-A-15 ZONE AREAS														B-1 ZONE		POR ZONE	
		GROSS	100 YR. FLOOD PLAIN	NET	SFA LOTS	MIN. REQ'D. O/S ¹	CREDITED O/S PROV. ²	NON-CREDITED O/S PROVIDED	TOTAL O/S PROVIDED	MIN. REQ'D. REC. O/S ³	REC. O/S PROVIDED	MIN. REQ'D. TND O/S ⁴	TND O/S PROVIDED	APT. PARCELS	PUBLIC ROADS	PRIVATE ROADS	GROSS ACREAGE	GROSS ACREAGE	
PHASE I	P 06-001 / F-07-043	13.63 AC.	1.36 AC.	12.27 AC.	2.15 AC.	3.4 AC.	8.2 AC. (60%)	0.4 AC.	8.6 AC.	24,800 S.F.	56,477 S.F.	0.7 AC./29,612 S.F.	0.9 AC./39,810 S.F.	0 AC.	2.0 AC.	0.9 AC.	4.2 AC.*	0 AC.	
CUMULATIVE TOTAL		13.63 AC.	1.36 AC.	12.27 AC.	2.15 AC.	3.4 AC.	8.2 AC. (60%)	0.4 AC.	8.6 AC.	24,800 S.F.	57,245 S.F.	0.7 AC./29,612 S.F.	0.9 AC./39,810 S.F.	0 AC.	2.0 AC.	0.9 AC.	4.2 AC.	0 AC.	

* PARCELS 'A' AND 'B' PREVIOUSLY RECORDED UNDER F 06-019

- NOTES:
 1. MINIMUM REQUIRED OPEN SPACE (O/S) IS CALCULATED AS 25% OF THE GROSS AREA.
 2. PERCENT OPEN SPACE PROVIDED IS OF THE GROSS AREA.
 3. MINIMUM REQUIRED RECREATION OPEN SPACE (ROS) IS CALCULATED AS 400 S.F. PER UNIT.
 4. MINIMUM REQUIRED TRADITIONAL NEIGHBORHOOD O/S IS CALCULATED AS 20% OF THE REQUIRED OPEN SPACE.

R-A-15 UNIT TABULATION

PHASE No.	CO. FLIE No.	REQUIRED/MAXIMUM R-A-15 UNITS				PROPOSED R-A-15 UNITS			
		MAX. NO. OF UNITS PROPOSED	MAX. NUMBER OF UNITS PERMITTED (15 UNITS/NET AC.)	REQ. MIHU's @ 10% OF TOTAL UNITS PROP.	SFA UNITS	APT. UNITS	TOTAL UNITS	PROPOSED UNIT DENSITY	
PHASE I	P 06-001 / F-07-043	62	185	6.2	52	10	62	5 UNITS / NET AC.	
CUMULATIVE TOTAL		62	185	6.2	52	10	62	5 UNITS / NET AC.	

OWNERS:
 DEEP RUN PROPERTY MANAGEMENT, LLC 191 MILLER HOLLOW LANE LAKE CITY, TENNESSEE 37769 PHONE: 865-494-0016 (PARCEL "B")
 SHIPLEY'S GRANT RETAIL, LLC 1966 GREENSPRING DRIVE, SUITE 508 TIMONUM, MD 21083 PHONE: 410-560-0300 (PARCEL "A")
 BA WATERLOO TOWNHOMES, LLC 7850 WALKER DRIVE, SUITE 400 GREENBELT, MD 20770 PHONE: 301-220-0100 (LOTS C-1 THRU C-69 AND PARCELS C-70 THRU C-72 AND STREETS)

APPROVED: FOR PUBLIC WATER & PUBLIC SEWERAGE SYSTEMS IN CONFORMANCE WITH THE MASTER PLAN OF WATER & SEWERAGE FOR HOWARD COUNTY, MD.

Brian P. Oster 6/26/07
 COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING & ZONING

Diagh Coffey 6/29/07
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE
 DIRECTOR DATE

OWNER'S DEDICATION

DEEP RUN PROPERTY MANAGEMENT, LLC, A MARYLAND LIMITED LIABILITY COMPANY, BY ROBERT L. CURTIS, JR., MANAGING MEMBER, SHIPLEY'S GRANT RETAIL, LLC, A MARYLAND LIMITED LIABILITY COMPANY, BY ROBERT A. BAVAR, MANAGER, AND BA WATERLOO TOWNHOMES, LLC, A MARYLAND LIMITED LIABILITY COMPANY, BY JOHN B. SLIDELL, VICE CHAIRMAN, OWNERS OF THIS PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPTS THIS PLAN OF SUBDIVISION, AND IN CONSIDERATION OF THE APPROVAL OF THIS FINAL PLAT BY THE DEPARTMENT OF PLANNING AND ZONING, ESTABLISHES THE MINIMUM BUILDING RESTRICTION LINES AND GRANTS INTO 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, FLOODPLAINS AND OPEN SPACE WHERE APPLICABLE AND FOR GOOD AND OTHER VALUABLE CONSIDERATION, HEREBY GRANTS THE RIGHT AND OPTION TO HOWARD COUNTY TO ACQUIRE THE FEE SIMPLE TITLE TO THE BEDS OF THE STREETS AND/OR ROADS, 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 12TH DAY OF JUNE

DEEP RUN PROPERTY MANAGEMENT, LLC BY *Robert L. Curtis, Jr.* ROBERT L. CURTIS, JR., MANAGING MEMBER
 SHIPLEY'S GRANT RETAIL, LLC BY *Robert A. Bavar* ROBERT A. BAVAR, MANAGER
 BA WATERLOO TOWNHOMES, LLC BY *John B. Slidell* JOHN B. SLIDELL, VICE CHAIRMAN
 ATTEST: *Janet Kopp* ATTEST: *Dennis* ATTEST: *Robert C. Ande*

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF, THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A RESUBDIVISION OF PART OF THE LAND CONVEYED BY LOIS LUCILLE CURTIS, ROBERT L. CURTIS, JR. AND GLENN A. CURTIS TO DEEP RUN PROPERTY MANAGEMENT, LLC, BY A DEED DATED JUNE 23, 2001 AND RECORDED IN LIBER 5551 AT FOLIO 613, PART OF THE LAND CONVEYED BY DEEP RUN PROPERTY MANAGEMENT, LLC TO BA WATERLOO TOWNHOMES, LLC, BY A DEED DATED JULY 17, 2006 AND RECORDED IN LIBER 10135 AT FOLIO 124 AND ALL OF THE LAND CONVEYED BY DEEP RUN PROPERTY MANAGEMENT, LLC TO SHIPLEY'S GRANT OFFICE, LLC, BY A DEED DATED JULY 17, 2006 AND RECORDED IN LIBER 10135 AT FOLIO 118, (SHIPLEY'S GRANT OFFICE, LLC, HAVING CHANGED ITS NAME TO SHIPLEY'S GRANT RETAIL, LLC, BY ARTICLES OF AMENDMENT DATED JULY 26, 2006), ALSO BEING A RESUBDIVISION OF PARCELS "A" AND "B" AS SHOWN ON PLATS OF SUBDIVISION ENTITLED "SHIPLEY'S GRANT, NON-BUILDABLE PARCELS "A" THRU "E" AND RECORDED AS PLAT Nos. 18429 THRU 18430 AND PARCEL "C" AS SHOWN ON REVISION PLATS ENTITLED "REVISION PLAT, SHIPLEY'S GRANT, NON-BUILDABLE PARCELS "C" AND "E", ... AND RECORDED AS PLAT Nos. 18736 & 18737, ALL AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND; AND THAT ALL MONUMENTS ARE IN PLACE OR WILL BE IN PLACE PRIOR TO ACCEPTANCE OF THE STREETS IN THE SUBDIVISION BY HOWARD COUNTY, IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, AS AMENDED AND MONUMENTATION IS OR WILL BE IN ACCORDANCE WITH THE HOWARD COUNTY SUBDIVISION REGULATIONS.

David S. Weber 12 JUNE 2007
 DAVID S. WEBER DATE
 PROFESSIONAL LAND SURVEYOR
 MARYLAND REGISTRATION NO. 10852



RECORDED AS PLAT NUMBER 19236 ON 7/9/07, AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND

SHIPLEY'S GRANT - PHASE I
 LOTS C-1 THRU C-62, OPEN SPACE LOTS C-63 THRU C-65, COMMON OPEN SPACE LOTS C-66 THRU C-69, BUILDABLE PARCELS "A", "B" AND "C-70" THRU "C-72"

(A RESUBDIVISION OF NON-BUILDABLE PARCELS "A" & "B", SHIPLEY'S GRANT, P. Nos. 18429 THRU 18430 AND NON-BUILDABLE PARCEL "C", SHIPLEY'S GRANT, PLAT Nos. 18736 & 18737)

1ST ELECTION DISTRICT TM 37, GRID 1 & 2, P/O PARCEL 4
 SCALE: NO SCALE SHEET 6 OF 6 HOWARD COUNTY, MARYLAND JUNE 2007

GLW GUTSCHICK LITTLE & WEBER, P.A.
 CIVIL ENGINEERS, LAND SURVEYORS, LAND PLANNERS, LANDSCAPE ARCHITECTS
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 DRAWN BY: *pw* CHECK BY: *SJW*