

U.S. Equivalent Coordinate Table		Metric Coordinate Table			
Point	North	East	Point	North	East
229	609482.0999	1295796.0209	229	185770.515596	394959.417117
555	608881.9872	1296938.1679	555	185587.594810	395307.544237
557	610215.9708	1297919.5114	557	185994.199920	395606.656328
558	609832.2944	1297741.3351	558	185877.255122	395552.350072
559	608863.7022	1297081.7065	559	185502.027624	395351.319278
560	608931.2346	1296806.4324	560	185602.611536	395267.391084
561	609821.3838	1297733.9056	561	185873.929539	395550.085586
562	609657.7235	1297622.4636	562	185824.045796	395516.117970
564	611333.9280	1296595.4933	564	186334.953948	395203.096800
565	61087.6304	1297014.4952	565	186259.822271	395330.808046
566	610937.1703	1297274.7135	566	186214.024380	395410.123529
567	610735.8229	1297628.8180	567	186152.651139	395518.054813
568	610613.1093	1297843.4366	568	186115.247968	395583.470689
569	610433.8570	1298098.7712	569	186060.611750	395661.296817
570	61141.5506	1296357.1037	570	186367.757369	395130.435520

Curve Data Chart						
Point-Point	Radius	Arc Length	Delta	Tangent	Chord Bearing	And Distance
568-569	1685.49'	312.42'	10°37'12"	156.66'	N54°55'48"W	311.97'
565-566	20906.96'	300.50'	00°49'25"	150.29'	N59°57'52"W	300.50'
570-564	1220.58'	262.08'	12°18'05"	131.53'	N65°42'10"W	261.56'

Density Exchange Tabulation		
	INITIAL EXCHANGE (PLAT NO. 20255)	SECOND EXCHANGE (PLAT NO. 2077D)
SENDING PARCEL INFORMATION	PROPERTY OF THE KENNARD WARFIELD, JR. FAMILY, LLLP LIBER 10912, FOLIO 365 TAX MAP NO. 8, PART OF PARCEL NO. 249, GRID 1	PROPERTY OF THE KENNARD WARFIELD, JR. FAMILY, LLLP LIBER 10912, FOLIO 365 TAX MAP NO. 8, PART OF PARCEL NO. 249, GRID 1
TOTAL PARCEL ACREAGE	80.557 AC* (INCLUDES 2.206 ACRES OF DEDICATED ROAD AREA)**	80.557 AC* (INCLUDES 2.206 ACRES OF DEDICATED ROAD AREA)**
PRESERVATION EASEMENT ACREAGE	78.351 AC* (80.557 AC - 2.206 AC)	78.351 AC* (80.557 AC - 2.206 AC)
CEO UNITS CREATED (4:25)	80.557 AC x 10U./4.25 AC = 18.95 D.U. = 18	8.307 AC x 10U./4.25 AC = 1.95 D.U. = 1
CEO UNITS SENT (4:25)	17	0
DEO UNITS CREATED (3:0)	80.557 AC x 10U./3.00 AC = 26.85 D.U. = 26	8.307 AC x 10U./3.00 AC = 2.77 D.U. = 2
DEO UNITS SENT (3:0)	0	1 (***)
ACREAGE OF PRESERVATION EASEMENT REMAINING TO BE SENT	80.557 AC (-) 17 x 4.25 AC = 8.307 AC*	8.307 AC (-) 1 x 3.00 AC = 5.307 AC*
RECEIVING PARCEL INFORMATION	THE WARFIELDS II (F-07-040) Tax Map 21, Parcels 51, 96, 109 & 114 Property Of Mr. And Mrs. Kennard Warfield, Jr., P.O. Box 30 Triadelphia Road Glenelg, Maryland 21737 Liber 3754, Folio 290	Schooley Hill Farm (F-07-014) Tax Map 40, Grids 10 & 11, Parcels 115 & 119 Property Of M. Charlotte Powell, Trustee, et al 6420 Autumn Sky Way Columbia, Md 21044 Liber 10230, Folio 678

\* OF THE 5.307 ACRES THAT REMAIN 1 UNIT AT A RATE OF 4.25 ACRES SHALL BE RESERVED FOR EXISTING / FUTURE DWELLING WITHIN THE PRESERVATION EASEMENT AREA.

\*\*THE 2.206 ACRES DEDICATED FOR PUBLIC ROAD WIDENING IS CREDITED TOWARD THE TOTAL AREA FOR SENDING CALCULATIONS.

\*\*\* DENSITY IS EXHAUSTED FOR THIS SITE.

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* 5/22/13 Date  
 (Professional Land Surveyor)

*Kennard Warfield, Jr.* 10-28-13 Date  
 By: Kennard Warfield, Jr., Member

Public Forest Conservation Easement #2 Line Chart (Reforestation) 0.898 Ac.*		
Line	Bearing	Length
FC1	S 74°37'05" E	318.27'
FC2	S 15°22'55" W	51.13'
FC3	R=390.00'	L=181.51'
FC4	N 85°51'39" W	161.90'
FC5	N 15°58'44" E	162.57'

**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 The Property Of Witching Hour Farm, LLC, Any Conveyances Of The Aforesaid Property Shall Be Subject To The Easements Herein Reserved, Whether Or Not Expressly Stated In The Deed(s) Conveying Said Property. 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.

**Owner**  
 The Kennard Warfield, Jr.  
 Family, LLLP  
 P.O. Box 30  
 14451 Triadelphia Road  
 Glenelg, Maryland 21737  
 Ph\* (410)-442-2337

**Developer**  
 Waverly Woods  
 Development Corp.  
 c/o Mr. Kennard Warfield, Jr.  
 P.O. Box 30  
 14451 Triadelphia Road  
 Glenelg, Maryland 21737  
 Ph\* (410)-442-2337

**FISHER, COLLINS & CARTER, INC.**  
 CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS  
 CENTENNIAL SQUARE OFFICE PARK - 10272 BALTIMORE NATIONAL PIKE  
 ELICOTT CITY, MARYLAND 21042  
 (410) 461 - 2955

**Owner's Certificate**

The Kennard Warfield, Jr., Family, LLLP, By Kennard Warfield, Jr., Member, Owner Of The Property Shown And Described Hereon, Hereby Adopts This Plan In Consideration Of The Approval Of This Plat Of Forest Conservation Easement By The Department Of Planning And Zoning, To Establish A Forest Conservation Easement.

Witness My Hand This 24th Day Of October, 2013.

*Kennard Warfield, Jr.*  
 The Kennard Warfield, Jr., Family, LLLP  
 By: Kennard Warfield, Jr., Partner

**Surveyor's Certificate**

I Hereby Certify That The Final Easement Plat Shown Hereon Is Correct; That It Was Prepared By Me Or Under My Responsible Charge And That I Am A Duly Licensed Professional Land Surveyor Under The Laws Of The State Of Maryland; That It Defines A Forest Conservation Easement On A Portion Of A Parcel Of Ground Conveyed By Witching Hour Farm To The Kennard Warfield, Jr., Family, LLLP By Deed Dated September 27, 2007 And Recorded In The Land Records Of Howard County, Maryland In Liber No. 10912, Folio No. 365. All Monuments Are In Place.

*Terrell A. Fisher*  
 Terrell A. Fisher, Professional Land Surveyor No. 10692  
 Expiration Date: December 13, 2013

5/22/13 Date

RECORDED AS PLAT No. 20779 ON 5/21/14 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

**Amended Forest Conservation Plat Of Easement Witching Hour Farm**

(Being A Revision To A Plat Entitled "Forest Conservation Plat Of Easement, Witching Hour Farm, F-09-057(FC)" And Recorded Among The Land Records Of Howard County, Maryland As Plat No. 20943)

Zoned: RC-DEO  
 Tax Map: 8, Part Of Parcel: 249, Grid: 1  
 Fourth Election District - Howard County, Maryland

Scale: 1" = 200'

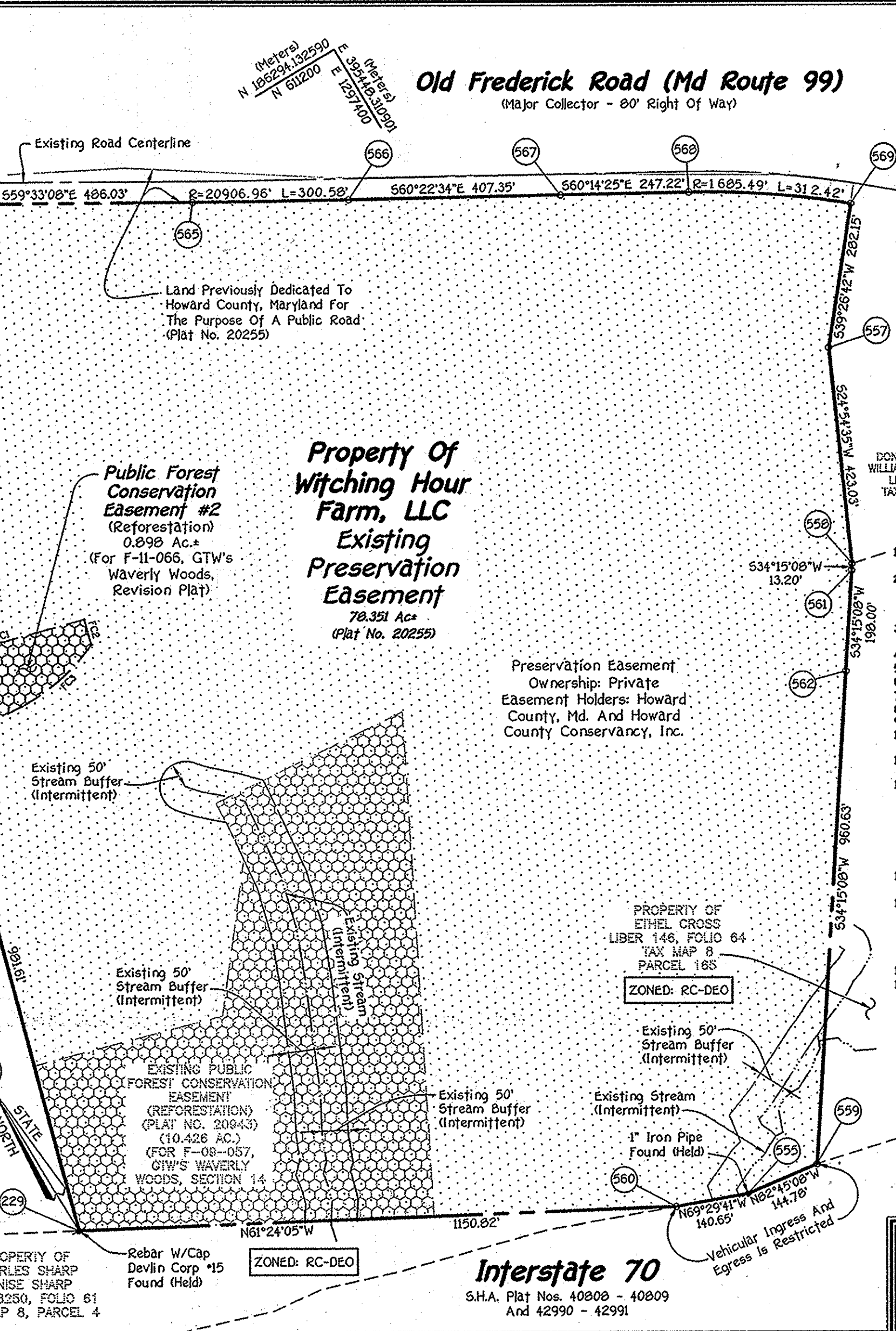
Date: May 22, 2013 Sheet 1 of 1

APPROVED: Howard County Department Of Planning And Zoning.

*Terrell A. Fisher* 12/12/13 Date  
 Director

*Kennard Warfield, Jr.*  
 The Kennard Warfield, Jr., Family, LLLP  
 By: Kennard Warfield, Jr., Partner

Witness



**Vicinity Map**  
 Scale: 1" = 1200'

PROPERTY OF DONNA J. BRADLEY BROWN WILLIAM EDWARDS BROWN, JR. LIBER 655, FOLIO 255 TAX MAP 8, PARCEL 308

ZONED: RC-DEO

- General Notes:**
- Subject Property Zoned RC-DEO Per 02/02/04 Comprehensive Zoning Plan And The Comp-Life Zoning Amendments Dated 07-28-06.
  - Coordinates Based On Nad 83, Maryland Coordinate System As Projected By Howard County Geodetic Control Stations No. 08AB And No. 08AC. Sta. 08AB N 610602.2558 E 1297911.2078 Sta. 08AC N 609403.2054 E 1299178.0295
  - This Plat Is Based On Field Run Monumented Boundary Survey Performed On Or About August 2007, By Fisher, Collins And Carter, Inc.
  - 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. 105".
  - Denotes Concrete Monument Or Stone Found.
  - All Areas Are More Or Less (±).
  - Distances Shown Are Based On Surface Measurement And Not Reduced To Nad 83 Grid Measurement.
  - Denotes Existing Preservation Easement Area Containing 78.351 Acres.
  - Denotes Planting (Reforestation) Conservation Easement (FCE #2) Containing 0.898 Acres To Satisfy The Off-Site Forest Conservation For CTV's Waverly Woods, Section 4, Area 1-Non-Buildable Golf Course Lots 9 And 171 And Open Space Lot 172, Section 5-Non-Buildable Golf Course Lot 168 And Open Space Lot 173, Section 7-Non-Buildable Golf Course Lot 3, Open Space Lot 5 And Buildable Parcel 'B' (F-11-066) By The Placement Of 0.898 Acres Of Reforestation Into Forest Conservation Easement FCE #2. Plat Subject To Prior Department Of Planning And Zoning File Nos: F-07-040(SI), F-09-004(SI), F-09-057(FC) And F-11-066.
  - The Forest Conservation Easement Has Been Established To Fulfill The Requirements Of Section 16.1200 Of The Howard County Code And Forest Conservation Act. No Clearing, Grading Or Construction Is Permitted Within The Forest Conservation Easements; However, Forest Management Practices As Defined In The Deed Of Forest Conservation Easement Are Allowed. Existing Structures On Property Are To Remain.
  - Surety In The Amount Of \$19,559.00 Will Be Posted As Part Of The F-11-066 DPW Developer's Agreement For Off-Site 0.898 Ac. Reforestation Forest Conservation Easement #2 Located On Witching Hour Farm, TM Parcel 249, TM 8, Grid 1, As Shown On F-11-066(FC).

**Legend**

- Public Forest Conservation Easement #2 (Reforestation) 0.898 Acres
- Existing Public Forest Conservation Easement (Reforestation) (Plat No. 20943)
- Existing Preservation Easement (Plat No. 20255)

**Purpose Statement**

The Purpose Of This Plat Is To Create A New Public Forest Conservation Easement To Satisfy Off-Site Forest Conservation Obligation For CTV's Waverly Woods, Section 4, Area 1-Non-Buildable Golf Course Lots 9 And 171 And Open Space Lot 172, Section 5-Non-Buildable Golf Course Lot 168 And Open Space Lot 173, Section 7-Non-Buildable Golf Course Lot 3, Open Space Lot 5 And Buildable Parcel 'B' (F-11-066) By The Placement Of 0.898 Acres Of Reforestation Into New Forest Conservation Easement #2.

F-11-066(FC)