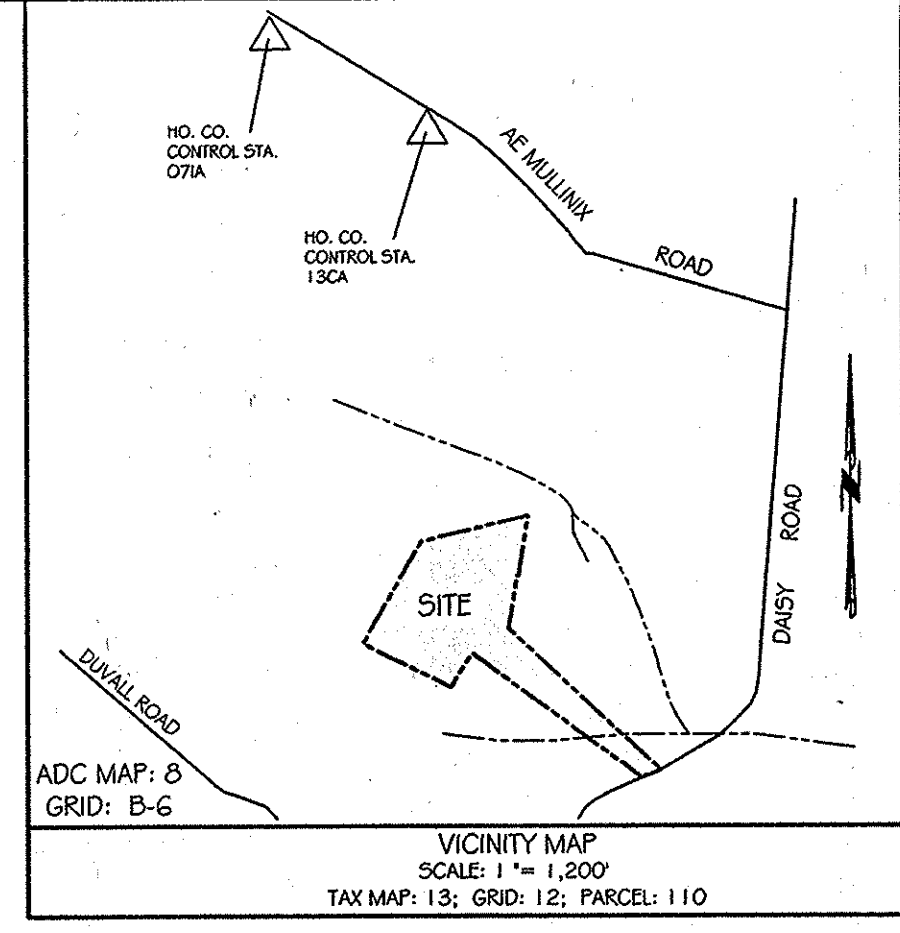


Point#	Northing	Easting
521	594964.6930	1292437.2920
524	595176.6790	1292570.8280
574	595329.0050	1292797.6060
593	596032.0820	1292921.5950
700	594398.0679	1293626.5666
702	594445.6328	1293742.7500
703	595870.0502	1292255.4685
704	595657.2714	1292863.9934
719	594468.3573	1293718.4363
720	594420.3433	1293596.3627
1123	595043.0924	1292280.6092
1125	595117.0596	1292129.4095
1128	595234.5945	1291893.9049
1142	595657.4636	1292854.7876

DENSITY EXCHANGE CHART	
FIRST EXCHANGE	
RECEIVING PARCEL INFORMATION	FULTON MANOR VALLEY, PART TWO T.M. 41, GRID 19, PAR. 78 & 456 F-14-043 ZONED: RR-DEO
TOTAL PARCEL ACREAGE	20.0162 AC.±
PRESERVATION PARCEL ACREAGE	*20.0162 AC.± (INCLUDES 0.0914 ACRES ROAD DEDICATION)
CEO UNITS CREATED (1 : 4.25)	4
CEO UNITS SENT (1 : 4.25)	0
DEO UNITS CREATED (1 : 3.00)	6
DEO UNITS SENT (1 : 3.00)	2
ACREAGE OF REMAINING EASEMENT	20.0162 AC. - 6.00 AC. - *4.25 AC. = 9.7662 AC. (3 UNITS REMAINING)



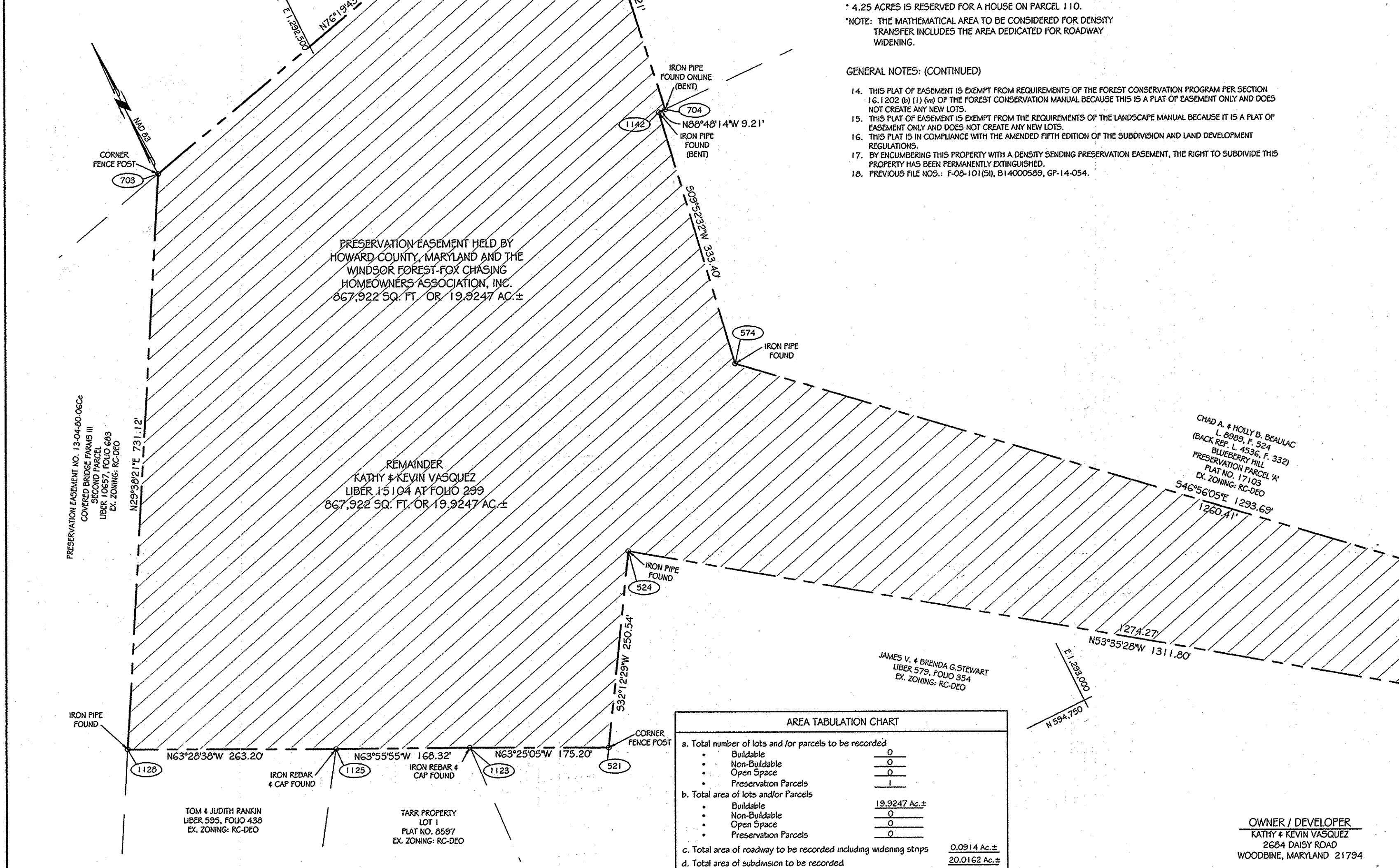
\* 4.25 ACRES IS RESERVED FOR A HOUSE ON PARCEL 110.  
 \*NOTE: THE MATHEMATICAL AREA TO BE CONSIDERED FOR DENSITY TRANSFER INCLUDES THE AREA DEDICATED FOR ROADWAY WIDENING.

GENERAL NOTES: (CONTINUED)

- THIS PLAT OF EASEMENT IS EXEMPT FROM REQUIREMENTS OF THE FOREST CONSERVATION PROGRAM PER SECTION 16.1202 (b) (1) (iv) OF THE FOREST CONSERVATION MANUAL BECAUSE THIS IS A PLAT OF EASEMENT ONLY AND DOES NOT CREATE ANY NEW LOTS.
- THIS PLAT OF EASEMENT IS EXEMPT FROM THE REQUIREMENTS OF THE LANDSCAPE MANUAL BECAUSE IT IS A PLAT OF EASEMENT ONLY AND DOES NOT CREATE ANY NEW LOTS.
- THIS PLAT IS IN COMPLIANCE WITH THE AMENDED FIFTH EDITION OF THE SUBDIVISION AND LAND DEVELOPMENT REGULATIONS.
- BY ENCUMBERING THIS PROPERTY WITH A DENSITY SENDING PRESERVATION EASEMENT, THE RIGHT TO SUBDIVIDE THIS PROPERTY HAS BEEN PERMANENTLY EXTINGUISHED.
- PREVIOUS FILE NOS.: F-08-101(5), B14000589, GP-14-054.

GENERAL NOTES:

- THE SUBJECT PROPERTY IS ZONED "RC-DEO" PER THE 10/06/13 COMPREHENSIVE ZONING PLAN.
- USING THE DENSITY/CLUSTER EXCHANGE OPTION DESCRIBED IN SECTION 106 OF THE ZONING REGULATIONS, THE DEVELOPMENT RIGHTS FOR TWO DEOS OF THE RESIDENTIAL LOTS/PARCELS SHOWN ON THE SUBDIVISION PLAN FOR FULTON MANOR VALLEY, PART TWO, F-14-043 HAVE BEEN TRANSFERRED FROM VASQUEZ PROPERTY, TAX MAP 13, PARCEL 110.
- THE BASIS OF BEARINGS FOR THIS PLAN IS THE MARYLAND COORDINATE SYSTEM (NAD83/91) PER HOWARD COUNTY SURVEY CONTROL STATIONS SHOWN BELOW. DISTANCES SHOWN HEREON ARE GROUND DISTANCES.  
071A N601099.93 E1280753.56  
13CA N599676.01 E1290946.54
- THIS PLAT IS BASED ON A FIELD RUN MONUMENTED BOUNDARY SURVEY PERFORMED ON OR ABOUT MAY 7, 2013 BY VANMAR ASSOCIATES, INC.
- AREAS AS STATED ON THIS PLAT ARE TO BE TAKEN AS MORE OR LESS, UNLESS OTHERWISE NOTED.
- DENOTES IRON PIPE FOUND OR AS NOTED HEREON
- ▨ DENOTES AREA OF PRESERVATION EASEMENT WITH HOWARD COUNTY, MARYLAND AND THE WINDSOR FOREST-FOX CHASING HOMEOWNERS ASSOCIATION, INC. THIS AGREEMENT OUTLINES THE MAINTENANCE RESPONSIBILITIES OF THE OWNER, PROHIBITS SUBDIVISION OF THE PARCEL AND ENUMERATES THE USES PERMITTED ON THIS PROPERTY.
- THIS PROPERTY IS ENCUMBERED WITH A PRESERVATION EASEMENT HELD BY HOWARD COUNTY, MARYLAND AND THE WINDSOR FOREST-FOX CHASING HOMEOWNERS ASSOCIATION, INC. THE RESTRICTIONS AND PERMITTED USES ASSOCIATED WITH THE EASEMENT ARE SPECIFIC WITHIN THE DEED OF PRESERVATION EASEMENT RECORDED CONCURRENTLY WITH THIS PLAT OF EASEMENT.
- THERE IS AN EXISTING DWELLING / STRUCTURE (BARN) LOCATED ON VASQUEZ PROPERTY TO REMAIN. NO NEW BUILDINGS, EXTENSIONS OR ADDITIONS TO THE EXISTING DWELLING / STRUCTURE ARE TO BE CONSTRUCTED AT A DISTANCE LESS THAN THE ZONING REGULATIONS REQUIRE.
- THE WINDSOR FOREST FOX CHASING HOMEOWNER ASSOCIATION DOCUMENTS OF INCORPORATION HAVE BEEN FILED WITH THE MARYLAND DEPARTMENT OF ASSESSMENTS AND TAXATION ON DECEMBER 29, 1995 AS RECORDING REFERENCE NUMBER 04299988.
- THE WINDSOR FOREST FOX CHASING HOMEOWNER ASSOCIATION COVENANTS AND RESTRICTIONS HAVE BEEN RECORDED IN THE LAND RECORDS OFFICE OF HOWARD COUNTY, MARYLAND ON NOVEMBER 16, 1998 AS RECORDING REFERENCE NUMBER LIBER 4506 AT FOLIO 351.
- NO CEMETARIES OR HISTORIC STRUCTURES ARE LOCATED ON THIS SITE.
- DAISY ROAD IS A SCENIC ROAD AND WILL NOT BE IMPACTED BY THIS DENSITY SENDING PLAT.



AREA TABULATION CHART	
a. Total number of lots and/or parcels to be recorded	
• Buildable	0
• Non-Buildable	0
• Open Space	0
• Preservation Parcels	1
b. Total area of lots and/or parcels	19.9247 Ac.±
• Buildable	0
• Non-Buildable	0
• Open Space	0
• Preservation Parcels	0
c. Total area of roadway to be recorded including widening strips	0.0914 Ac.±
d. Total area of subdivision to be recorded	20.0162 Ac.±

OWNER / DEVELOPER  
 KATHY & KEVIN VASQUEZ  
 2684 DAISY ROAD  
 WOODBINE, MARYLAND 21794

PURPOSE NOTE:  
 THE PURPOSE OF THIS PLAT OF EASEMENT IS TO RECORD THE TRANSFER OF TWO DEO UNITS TO F-14-043 FULTON MANOR VALLEY, PART TWO, (TAX MAP 41, GRID 19, PARCELS 78 & 456)

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.

*T. Michael Vansant* 8/20/2014  
 T. MICHAEL VANSANT, Prof. L.S. NO. 21266 DATE

*Kathy Vasquez* 9/11/2014  
 KATHY VASQUEZ, OWNER DATE

*Kevin Vasquez* 9/11/2014  
 KEVIN VASQUEZ, OWNER DATE

APPROVED  
 HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING  
 OF PLANNING AND ZONING

*Net Sanderovich* 12-12-14  
 DIRECTOR DATE

OWNER'S CERTIFICATE

WE, KATHY VASQUEZ AND KEVIN VASQUEZ, OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPT THIS PLAT, AND IN CONSIDERATION OF APPROVAL OF THIS PLAT BY THE DEPARTMENT OF PLANNING AND ZONING, ESTABLISH THE PRESERVATION EASEMENT FOR WEST ZONING DISTRICTS TO BE CONSIDERED A SENDING PARCEL FOR TRANSFER OF DEVELOPMENT RIGHTS.

WITNESS MY OUR HANDS THIS 11 DAY OF September, 2014

*Kathy Vasquez*  
 KATHY VASQUEZ, OWNER

*Kevin Vasquez*  
 KEVIN VASQUEZ, OWNER

WITNESS

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL EASEMENT SHOWN HEREON IS CORRECT; THAT IT DEFINES A PRESERVATION PARCEL EASEMENT FOR THE WEST ZONING DISTRICTS OF 20.0162 ACRES ON ALL OF THE LAND CONVEYED BY JAMES A. RAYMO AND BONITA L. RAYMO TO KATHY VASQUEZ AND KEVIN VASQUEZ BY DEED DATED JULY 18, 2013 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 15104 FOLIO 299. ALL MONUMENTS ARE IN PLACE IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, AS AMENDED.

I HEREBY CERTIFY THAT THESE DOCUMENTS WERE 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, LICENSE NO. 21266, EXPIRATION DATE SEPTEMBER 9, 2015, IN ACCORDANCE WITH COMAR 09.13.06.12

*T. Michael Vansant* 8/20/2014  
 T. MICHAEL VANSANT, PROF. LAND SURVEYOR DATE  
 MARYLAND REGISTRATION NO. 21266

RECORDED AS PLAT NO. 2337 ON 12/12/14 AMONG THE LAND RECORDS OF HOWARD COUNTY, MD.

PLAT OF EASEMENT, DENSITY SENDING

VASQUEZ PROPERTY  
 (LIBER 15104 AT FOLIO 299)

TAX MAP: 13 ELECTION DISTRICT: No. 4 SCALE: 1" = 100'  
 GRID NO: 12 HOWARD COUNTY, MARYLAND DATE: FEBRUARY, 2014  
 PARCEL NO: 110 EX. ZONING: RC-DEO SHEET 1 OF 1

**VANMAR ASSOCIATES, INC.**  
 Engineers Surveyors Planners  
 310 South Main Street Mount Airy, Maryland 21771  
 (301) 829-2890 (301) 831-5015 (410) 549-2751  
 Fax (301) 831-5603 © Copyright, Latest Date Shown

vanmar.com