

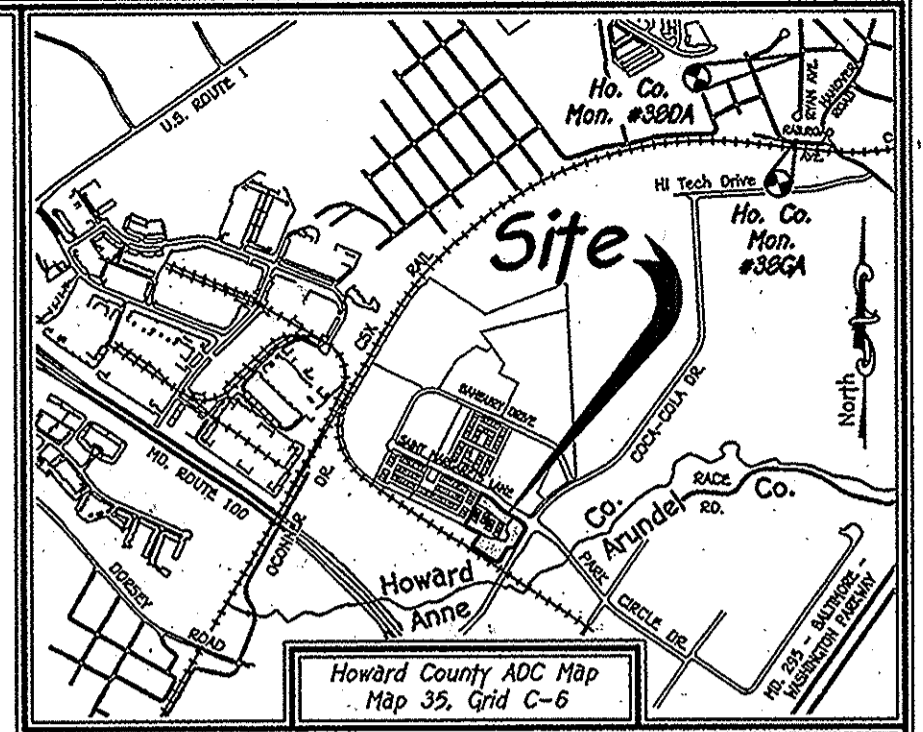
U.S. Equivalent Coordinate Table		Metric Coordinate Table		
POINT	NORTH (feet)	EAST (feet)	NORTH (meters)	EAST (meters)
151	52229.7117	136689.6446	16319.92778	42212.92193
152	52225.9196	136689.5975	16315.74932	42212.44199
153	52222.1275	136689.5504	16311.57086	42211.96206
154	52218.3354	136689.5033	16307.39240	42211.48213
155	52214.5433	136689.4562	16303.21394	42211.00220
156	52210.7512	136689.4091	16299.03548	42206.52227
157	52206.9591	136689.3620	16294.85702	42206.04234
158	52203.1670	136689.3149	16290.67856	42205.56241
159	52199.3749	136689.2678	16286.50010	42205.08248
160	52195.5828	136689.2207	16282.32164	42204.60255
161	52191.7907	136689.1736	16278.14318	42204.12262
162	52188.0000	136689.1265	16273.96472	42203.64269
163	52184.2079	136689.0794	16269.78626	42203.16276
164	52180.4158	136689.0323	16265.60780	42202.68283
165	52176.6237	136688.9852	16261.42934	42202.20290
166	52172.8316	136688.9381	16257.25088	42201.72297
167	52169.0395	136688.8910	16253.07242	42201.24304
168	52165.2474	136688.8439	16248.89396	42200.76311
169	52161.4553	136688.7968	16244.71550	42200.28318
170	52157.6632	136688.7497	16240.53704	42199.80325
171	52153.8711	136688.7026	16236.35858	42199.32332
172	52150.0790	136688.6555	16232.18012	42198.84339
173	52146.2869	136688.6084	16227.99866	42198.36346
174	52142.4948	136688.5613	16223.81720	42197.88353
175	52138.7027	136688.5142	16219.63574	42197.40360
176	52134.9106	136688.4671	16215.45428	42196.92367
177	52131.1185	136688.4200	16211.27282	42196.44374
178	52127.3264	136688.3729	16207.09136	42195.96381
179	52123.5343	136688.3258	16202.90990	42195.48388
180	52119.7422	136688.2787	16198.72844	42195.00395
181	52115.9501	136688.2316	16194.54698	42194.52402
182	52112.1580	136688.1845	16190.36552	42194.04409
183	52108.3659	136688.1374	16186.18406	42193.56416
184	52104.5738	136688.0903	16182.00260	42193.08423
185	52100.7817	136688.0432	16177.82114	42192.60430
186	52096.9896	136687.9961	16173.63968	42192.12437
187	52093.1975	136687.9490	16169.45822	42191.64444
188	52089.4054	136687.9019	16165.27676	42191.16451
189	52085.6133	136687.8548	16161.09530	42190.68458
190	52081.8212	136687.8077	16156.91384	42190.20465
191	52078.0291	136687.7606	16152.73238	42189.72472
192	52074.2370	136687.7135	16148.55092	42189.24479
193	52070.4449	136687.6664	16144.36946	42188.76486
194	52066.6528	136687.6193	16140.18800	42188.28493
195	52062.8607	136687.5722	16136.00654	42187.80500
196	52059.0686	136687.5251	16131.82508	42187.32507
197	52055.2765	136687.4780	16127.64362	42186.84514
198	52051.4844	136687.4309	16123.46216	42186.36521
199	52047.6923	136687.3838	16119.28070	42185.88528
200	52043.9002	136687.3367	16115.09924	42185.40535

The Requirements 5-108, The Real Property Article, Annotated Code of Maryland, 1989 Reprint Volume (As Supplemented), As Far As They Relate To The Rights Of The Parties To The Conveyance, Have Been Complied With.

Terrell A. Fisher, L.L. #10692
Professional Land Surveyor
1015 Home Corporation, D/B/A Lennar
At: Joseph Fortino, Vice President

Reservation of Public Utility Easements

"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 Lots 224 Thru 241, Open Space Lots 242 And 243 And Parcel 'U'. Any Conveyances of The Aforesaid Lots/Parcel Shall Be Subject To The Easements Herein Reserved, Whether Or Not Expressly Stated In The Deed(s) Conveying Said Lots/Parcel. 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 Deed(s) Of Easement In The Land Records Of Howard County."



General Notes Continued:

29. Plan Is Subject To WP-12-109 Which The Planning Director Approved On June 5, 2012 To Waive Subsections 16.120(c)(1), 16.121(c)(1) And 16.134(a) Which Requires All Commercial Industrial And Apartments To Have A Minimum Of 60' Of Frontage On Public Road. Open Space Lots Will Have Frontage On A Public Road And The Developer Shall Provide For The Construction Of Sidewalks. Waiver Approval Is Subject To The Following Conditions:

a. Petitioner Shall Submit A Final Plan Providing No Less Than 60 Feet Of Frontage On An Approved Public Road To Commercial And Apartment Parcels Prior To Or Concurrent With The Submission Of A Site Development Plan For Commercial Or Residential Development Of Said Parcels.

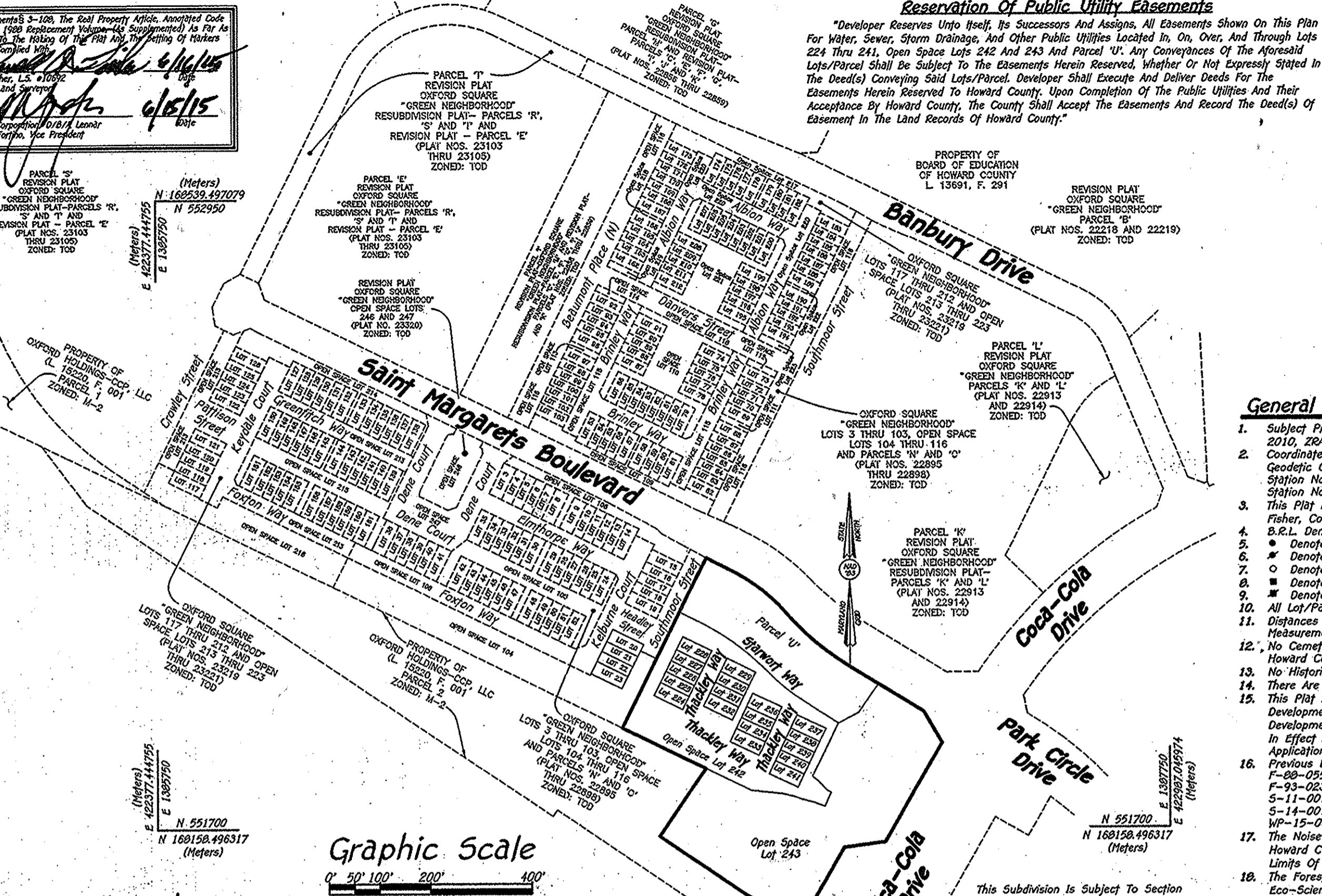
b. Petitioner Shall Provide No Less Than 40 Feet Of Frontage On An Approved Public Road To Open Space Lot 1 For Access By Pedestrians And Maintenance Vehicles Upon Signature Approval Of The Road Construction Drawings Which Include The Traffic Circle Intersection Of Banbury Drive And The Private Road (Road 'B') Located On Parcel 'I' (Final Plan F-12-026). A Developer Agreement Shall Be Submitted And Financial Surety Posted For Construction Of Said Public Road No Later Than 60 Days Following Submission Of The Associated Road Construction Drawing Originals. Public Road Frontage To Open Space Lot 'I' Shall Be Indicated On A Subdivision Plat To Be Submitted For Signature And Recordation No Later Than 120 Days Following Submission Of The Associated Road Construction Drawing Originals.

c. Petitioner Shall, Upon Approval Of The First Site Development Plan For A Residential, Office, Commercial, Or Recreational Use Abutting Saint Margarets Lane, Submit A Redline Revision Of Final Plan F-12-026 To Include Sidewalk Improvements On Saint Margarets Lane As Required By Section 16.134 And The Design Manual.

d. Petitioner Shall, Upon Approval Of The First Site Development Plan For A Residential, Office, Commercial, Or Recreational Use Abutting Banbury Drive, Submit A Redline Revision Of Final Plan F-12-026 To Include Sidewalk Improvements On Banbury Drive As Required By Section 16.134 And The Design Manual.

e. Petitioner Shall, Upon Approval Of The First Site Development Plan For A Residential, Office, Commercial, Recreational, Or Institutional Use Within The Limits Of Sketch Plan 5-11-011, Submit A Redline Revision Of The Appropriate Final Road Construction Drawing(s) To The Department Of Planning And Zoning To Include Sidewalk Improvements On Both Sides Of Coca Cola Drive As Required By Section 16.134 And The Design Manual, Including Connection Of The Existing Sidewalk To The Intersection Of Park Circle Drive And Coca Cola Drive.

30. Floodplain Study Shown Hereon Is Based On A FEMA-LOMAR Case No. 15-03-0247-A Dated December, 2014. Previous Floodplain Limits Prior To Amendments Were Based On F-91-06, Plat No. 7506 By Whymann Reardon And Associates. **By Recordation Of This Plat,**



Graphic Scale
Scale: 1" = 200'

Legend

- Existing 100 Year Floodplain & Utility Easement Plat No. 7586, Removed By Recordation Of This Plat
- Existing Public Drainage, Sewer & Utility Easement
- Existing 12' Public Storage, Street Light And Utility Easement
- Existing Public Stormwater Management, Drainage & Utility Easement
- Existing Public Forest Conservation Easement
- Existing Perpetual Easement For Floodplain Extension
- Existing Perpetual Easement For Drainage Facility
- Existing Limit Of Wetlands
- Existing Public Drainage & Utility Easement
- Existing 20' Public Water & Utility Easement
- Existing Private Access Street Easement
- Public Sewer, Water & Utility Easement
- Private Storm Drain Easement
- 30' Private Use-In-Common Access Easement For The Use And Benefit Of Parcel 'U', Lots 224 Thru 241 And Open Space Lot 242
- FEMA-LOMAR Floodplain Case No. 15-03-0247-A

Owner And Developer
U.S. Home Corporation,
D/B/A Lennar
c/o Joseph Fortino, Vice President
10211 Winocoin Circle, Suite 300
Columbia, Maryland 21044
Ph# 410-423-0460

FISHER, COLLINS & CARTER, INC.
CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
CENTENNIAL SQUARE OFFICE PARK - 10272 BALTIMORE NATIONAL PIKE
ELLSWORTH CITY, MARYLAND 21042
(410) 461 - 2995

General Notes:

- Subject Property Zoned TOD Per Zoning Board Case No. ZB-1086M, Dated September 13, 2010, ZBA-140 Dated 8/1/12, ZB-1102M And Per The 2013 Comprehensive Zoning Plan, Coordinates Based On NAD '83 Maryland Coordinate System As Projected By Howard County Geodetic Control Stations No. 380A, N 556,796.322' E 1,390,221.4576' Elev. = 126.08 Station No. 380A, N 555,997.9375' E 1,390,132.0933' Elev. = 80.78 Station No. 380A
- This Plat Is Based On A Field Run Monumented Boundary Survey Dated October 9, 2009 By Fisher, Collins & Carter, Inc.
- B.R.L. Denotes Building Restriction Line.
- Denotes Iron Pin Set Capped "F.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 "F.C.C. 106".
- Denotes Concrete Monument Or Stone Found.
- All Lot/Parcel Areas Are More Or Less (+).
- Distances Shown Are Based On Surface Measurement And Not Reduced To NAD '83 Grid Measurement.
- No Cemeteries Exist On This Site Based On Both A Site Visit And On An Examination Of The Howard County Cemetery Inventory Map.
- No Historic Structures Exist On The Subject Property.
- There Are No Existing Structures Or Dwellings On This Site.
- This Plat Is In Compliance With The Amended Fifth Edition Of The Subdivision And Land Development Regulations And The 10-06-13 Zoning Regulations Per Council Bill No. 32-2013, 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 Application.
- Previous Department Of Planning And Zoning File Numbers: 5-87-066, F-87-070, F-88-055, SDP-89-275, SDP-90-041, F-89-085, F-90-125, F-91-069, SDP-93-055, F-93-023, ZB-1086M, WP-11-130, ECP-11-046, F-11-057, WP-12-051, WP-11-147, S-11-001, WP-12-109, F-12-026, F-13-095, F-13-108, SDP-12-075, ZB-1102M, S-14-001, F-14-011, SDP-14-019, Contract No. 14-4899-D, SDP-14-071 And WP-15-060.
- The Noise Study Was Prepared By MAES Group, Dated November, 2009 And Approved By Howard County DPZ On June 8, 2011. The 65dBA Noise Contour Line Is Located Outside The Limits Of This Subdivision.
- The Forest Stand Delineation And Wetland Delineation For This Project Was Prepared By Eco-Science Professionals, Inc. Dated March 17, 2011 And Approved Under 5-11-001.
- This Property Is Located Within The Metropolitan District.
- Perimeter Landscaping Shall Be Addressed In Accordance With Section 16.124 Of The Howard County Code And The Landscape Manual, As Part Of Site Development Plan (SDP-14-071).
- The Oxford Square Forest Conservation Act Requirements Were Addressed By F-12-026.
- Public Water And/Or Sewer Allocation For This Development Is Subject To Section 18.122B Of The Howard County Code. Allocation Will Be Made At The Time Of Final Plat Approval, If Capacity Is Available At That Time.
- Declaration Of Covenants, Conditions, Restrictions And Easements of Spring Dale And Folly Bridge At Oxford Square Homeowners Association, Inc. Recorded In Liber 115633 At Folio 345.**
- A 30' Private Use-In-Common Access Easement For The Use And Benefit Of Parcel 'U', Lots 224 Thru 241 And Open Space Lot 242 Is Recorded Simultaneously With The Recordation Of This Plat.
- Open Space Lot 242 Has Been Conveyed To Spring Dale And Folly Bridge At Oxford Square Homeowners Association, Inc. Simultaneously With The Recordation Of This Plat.

31. No Clearing, Grading Or Construction Is Permitted Within The Wetlands, Streams, Their Required Buffers Or Their Extended Green Neighborhood Buffers, Unless The Activities Are Considered Necessary Or Waivers Are Approved By The Department Of Planning And Zoning, Activities Proposed In Wetlands, Streams, Their Buffers, And Their Extended Green Neighborhood Buffers As Part Of The Approved Stream And Wetland Restoration And Habitat Management Plans Are Considered Necessary By The Department Of Planning And Zoning.

32. Open Space Lot 243 Has Been Conveyed To Oxford Square Master Association, Inc. Simultaneously With The Recordation Of This Plat.

General Notes Continued On Sheet 2

Area Tabulation This Submission

TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED	18
TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED	2
TOTAL NUMBER OF PARCELS TO BE RECORDED	1
TOTAL NUMBER OF LOTS/PARCELS TO BE RECORDED	21
TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED	0.683 Ac.±
TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED	3.095 Ac.±
TOTAL AREA OF PARCELS TO BE RECORDED	1.061 Ac.±
TOTAL AREA OF LOTS/PARCELS TO BE RECORDED	5.039 Ac.±
TOTAL AREA OF ROADWAY TO BE RECORDED	0.000 Ac.±
TOTAL AREA TO BE RECORDED	5.639 Ac.±

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

Bairdon for Maria Rosemary 6/30/2015
Howard County Health Officer

APPROVED: Howard County Department Of Planning And Zoning.

Chad E. Clark 7.31.15
Chief, Development Engineering Division

Walter S. DeLoach 8.10.15
Director

Owner's Certificate

U.S. Home Corporation, D/B/A Lennar, A Delaware Corporation, By Joseph Fortino, Vice President, Owners Of The Property Shown And Described Hereon, Herby 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, Herby 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 JUNE, 2015.

Joseph Fortino
U.S. Home Corporation, D/B/A Lennar
By: Joseph Fortino, Vice President

Terrell A. Fisher
Witness

Surveyor's Certificate

I Herby Certify To The Best Of My Knowledge That The Final 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 Is A Subdivision Of Part Of The Lands Conveyed By Kellogg-CCP, LLC, A Maryland Limited Liability Company, To U.S. Home Corporation, D/B/A Lennar, A Delaware Corporation, By Deed Dated June 27, 2014 And Recorded Among The Land Records Of Howard County, Maryland In Liber 15663 At Folio 315; And Also Being All Of Parcel 'C', As Shown On Plats Entitled "Oxford Square, "Green Neighborhood", Resubdivision Plat-Parcel 'M' And Revision Plat-Parcels 'C', 'E', 'F', 'G', 'I', 'J' And 'K', As Shown On Plats Entitled "Oxford Square, "Green Neighborhood", Resubdivision Plat-Parcel 'M' And Revision Plat-Parcels 'C', 'E', 'F', 'G', 'I', 'J' And 'K', And Recorded Among The Land Records Of Howard County, Maryland As Plat Nos. 22856 Thru 22859; 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, Maryland As Shown, In Accordance With The Annotated Code Of Maryland, As Amended.

Terrell A. Fisher 6/16/15
Terrell A. Fisher, Professional Land Surveyor No. 10692
Expiration Date: December 13, 2015

Purpose Statement

The Purpose Of This Plat Is To (1) To Resubdivide Parcel 'C', As Shown On Plats Entitled "Oxford Square, "Green Neighborhood", Resubdivision Plat-Parcel 'M' And Revision Plat-Parcels 'C', 'E', 'F', 'G', 'I', 'J' And 'K', Recorded As Plat Nos. 22856 Thru 22859, To Create Lots 224 Thru 241, Open Space Lots 242 And 243 And Parcel 'U'; (2) To Create A Public Sewer, Water & Utility Easement; (3) To Create Two (2) Private Storm Drain Easement, One (1) 5' Private Storm Drain Easement And One (1) 3' Private Storm Drain Easement; And (4) To Create A 30' Private Use-In-Common Access Easement For The Use And Benefit Of Parcel 'U', Lots 224 Thru 241 And Open Space Lot 242. **And (5) Remove Floodplain, Plat No. 7586.**

RECORDED AS PLAT No. 22456 ON 8-20-15
AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

Oxford Square
"Green Neighborhood"
Lots 224 Thru 241, Open Space
Lots 242 And 243 And Parcel 'U'

(Being A Resubdivision Of Parcel 'C', As Shown On Plats Entitled "Oxford Square, "Green Neighborhood", Resubdivision Plat-Parcel 'M' And Revision Plat-Parcels 'C', 'E', 'F', 'G', 'I', 'J' And 'K', And Recorded Among The Land Records Of Howard County, Maryland As Plat Nos. 22856 Thru 22859)

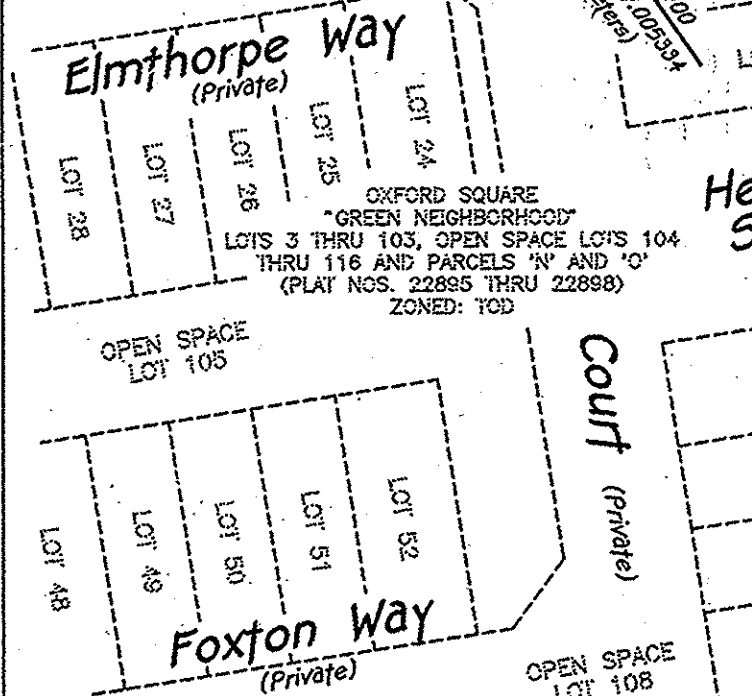
Zoned: TOD
Tax Map: 38, Parcel: 1003, Grid: 20
First Election District - Howard County, Maryland
Date: June 10, 2015 Scale: As Shown Sheet 1 Of 2

The Requirements 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.

Terrell A. Fisher, L.S. #10692
(Registered Land Surveyor)
Date: 6/16/15
U.S. Home Corporation, D/B/A Lennar
By: Joseph Fortino, Vice President

Property Line Line Table

LINE	BEARING	LENGTH
PL1	S 76°38'33" E	22.98'
PL2	S 68°52'12" E	15.60'
PL3	S 75°49'13" E	24.64'
PL4	S 70°04'04" E	23.43'
PL5	N 23°44'17" E	29.67'
PL6	N 59°11'36" W	9.91'
PL7	N 41°32'26" W	22.36'
PL8	N 50°52'54" W	16.14'
PL9	N 25°28'11" E	110.23'
PL10	N 28°31'10" E	7.90'



General Notes Continued:

33. Plan Is Subject To WP-15-060 Which The Planning Director Approved On November 26, 2014 To Waive Subsections 16.120(c)(4) And 16.134(a)(1) Which Would Allow Single-Family Attached Lots Within The Related Plans To Not Have The Minimum Frontage Required On A Public Road And Would Allow The Related Plans To Be Designed So As To Not Include Sidewalks On Both Sides Of All Streets In The Project. Waiver Approval Is Subject To The Following Conditions:

- The Petitioner Shall Revise The Related Plans To Identify Private Means Of Access Currently Identified As "Alleys" To "Private Streets".
- The Private Roads Shall Be Constructed To The Minimum Public Road Standards As Approved By The Development Engineering Division And Department Of Public Works.
- The Following Are Conditions Of Approval By The Development Engineering Division:
 - The Private Roadway Serving These Lots Will Be Privately Owned And Maintained By The H.O.A.
 - Access Onto This Private Road Shall Be Granted For All Units Developed Under Parcel C (SDP-14-071).

34. Open Space Lot 243 Is Subject To A Habitat Management Agreement Which Allows Periodic Inspections By The Department Of Planning And Zoning As Identified On SDP-15-045, Wetland Stream Restoration And Habitat Management Plan.

Area Tabulation For Sheet 2

TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED	18
TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED	2
TOTAL NUMBER OF PARCELS TO BE RECORDED	21
TOTAL NUMBER OF LOTS/PARCELS TO BE RECORDED	1
TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED	0.683 Ac.*
TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED	3.895 Ac.*
TOTAL AREA OF PARCELS TO BE RECORDED	1.061 Ac.*
TOTAL AREA OF LOTS/PARCELS TO BE RECORDED	5.639 Ac.*
TOTAL AREA OF ROADWAY TO BE RECORDED	0.000 Ac.*
TOTAL AREA TO BE RECORDED	5.639 Ac.*

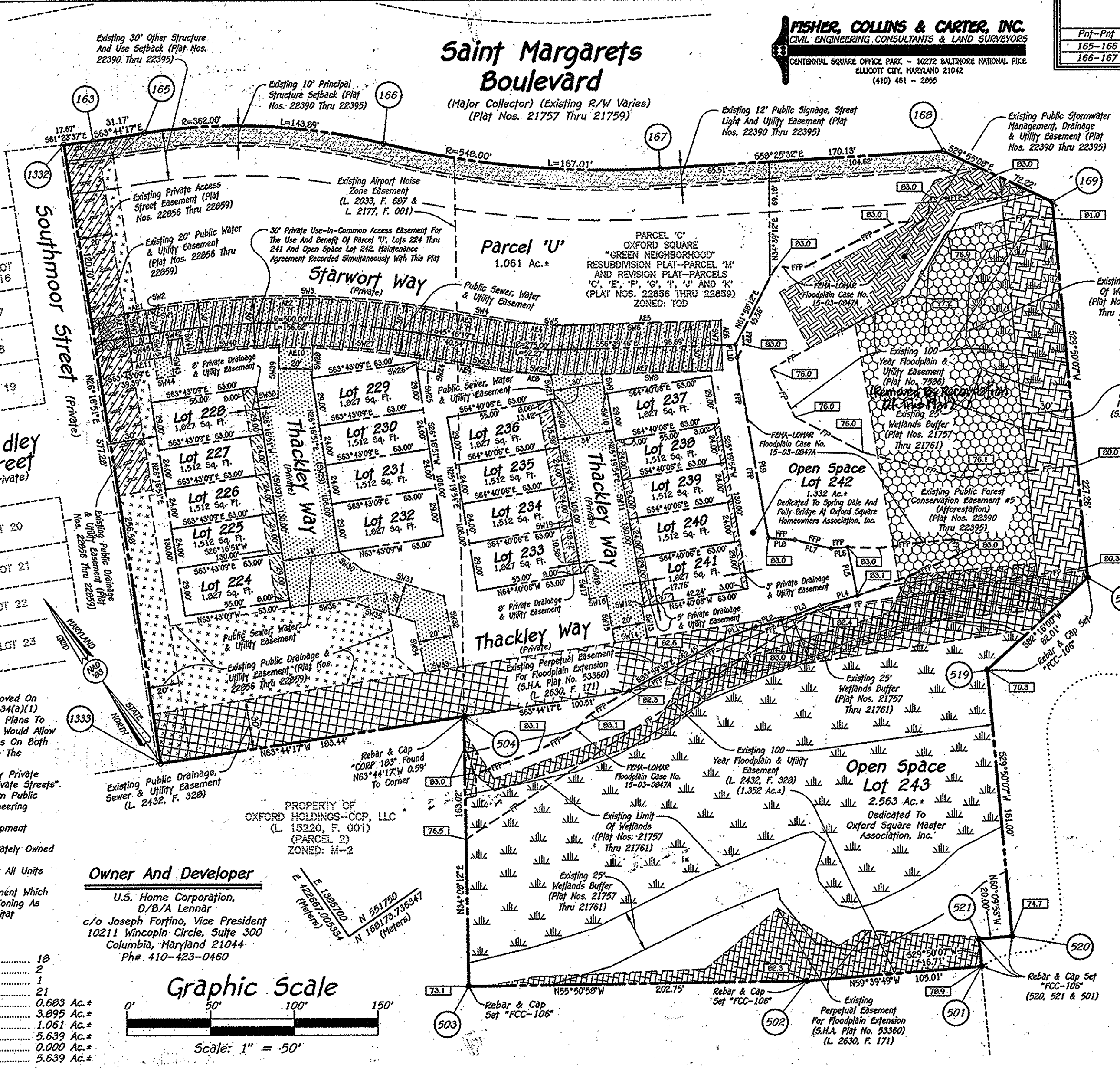
APPROVED: For Public Water And Public Sewerage Systems.
Howard County Health Department.

Signature: *Maureen Roseman* Date: 6/30/2015
Howard County Health Officer

APPROVED: Howard County Department Of Planning And Zoning.

Signature: *Chad E. ...* Date: 7-31-15
Chief, Development Engineering Division

Signature: *Kathleen ...* Date: 8-10-15
Director



Owner's Certificate

U.S. Home Corporation, D/B/A Lennar, A Delaware Corporation, By Joseph Fortino, Vice President, 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 15th Day Of JUNE, 2015.

Signature: *Joseph Fortino*
U.S. Home Corporation, D/B/A Lennar
By: Joseph Fortino, Vice President

Witness: *[Signature]*

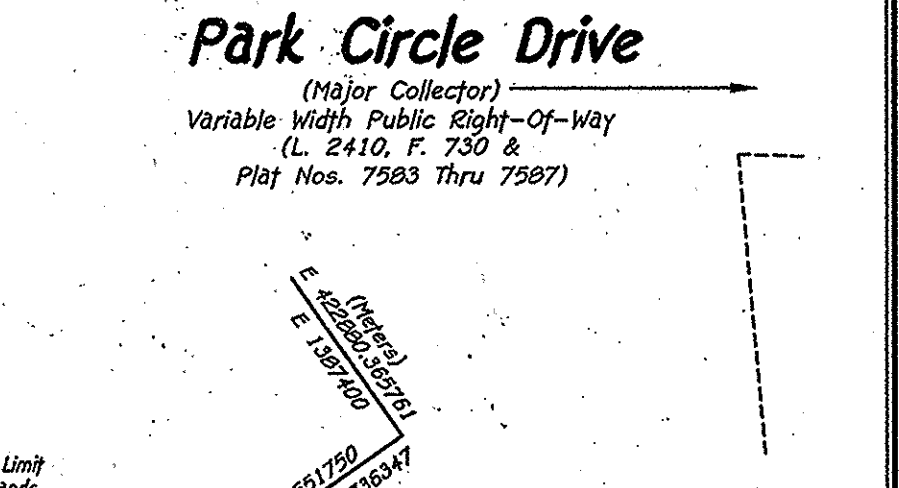
Surveyor's Certificate

I Hereby Certify To The Best Of My Knowledge That The Final 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 Is A Subdivision Of Part Of The Lands Conveyed By Kellogg-CCP, LLC, A Maryland Limited Liability Company, To U.S. Home Corporation, D/B/A Lennar, A Delaware Corporation, By Deed Dated June 27, 2014 And Recorded Among The Land Records Of Howard County, Maryland In Liber 15663 At Folio 315; And Also Being All Of Parcel 'C', As Shown On Plats Entitled "Oxford Square, 'Green Neighborhood', Resubdivision Plat-Parcel 'M' And Revision Plat-Parcels 'C', 'E', 'F', 'G', 'H', 'I' And 'K'" And Recorded Among The Land Records Of Howard County, Maryland As Plat Nos. 22056 Thru 22059; 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, Maryland As Shown, In Accordance With The Annotated Code Of Maryland, As Amended.

Signature: *Terrell A. Fisher*
Terrell A. Fisher, Professional Land Surveyor, No. 10692
Expiration Date: December 13, 2015.

Curve Data Tabulation

Prnt-Prnt	Radius	Arc Length	Delta	Tangent	Bearing & Distance
165-166	362.00'	143.89'	22°46'28"	72.91'	S 52°21'03" E 142.95'
166-167	548.00'	167.01'	17°27'43"	84.16'	S 49°41'40" E 166.37'



Public Sewer, Water & Utility Easement Line Table

LINE	BEARING	LENGTH
SW1	S 63°43'09" E	19.50'
SW2	N 26°16'51" E	2.00'
SW3	R=516.58'	L=160.09'
SW4	S 45°46'19" E	66.57'
SW5	R=96.42'	L=18.33'
SW6	S 56°39'46" E	86.70'
SW7	S 33°20'14" W	30.00'
SW8	N 56°39'46" W	65.77'
SW9	S 25°19'54" W	12.01'
SW10	S 64°40'08" E	1.42'
SW11	S 25°19'54" W	130.00'
SW12	N 64°40'08" W	1.42'
SW13	S 25°19'54" W	19.13'
SW14	N 63°44'17" W	20.00'
SW15	N 25°19'54" E	20.80'
SW16	N 64°40'08" W	10.00'
SW17	N 25°19'54" E	16.02'
SW18	N 64°40'08" W	2.58'
SW19	N 25°19'54" E	106.00'
SW20	S 64°40'08" E	2.58'
SW21	N 25°19'54" E	14.56'
SW22	R=126.42'	L=14.61'
SW23	S 45°46'19" W	54.84'
SW24	S 44°00'00" W	8.14'
SW25	N 46°00'00" W	10.00'
SW26	N 44°00'00" E	8.10'
SW27	R=486.58'	L=64.62'
SW28	S 36°14'42" W	19.64'
SW29	S 26°16'51" W	106.00'
SW30	S 17°09'53" E	10.56'
SW31	S 37°14'59" W	50.23'
SW32	S 23°42'32" W	43.73'
SW33	N 63°44'17" W	20.02'
SW34	N 23°42'32" E	31.07'
SW35	N 37°14'59" W	45.01'
SW36	N 63°43'40" W	31.98'
SW37	N 26°16'51" E	125.05'
SW38	S 63°43'09" E	12.18'
SW39	N 36°14'42" E	31.69'
SW40	R=486.58'	L=56.95'
SW41	N 33°20'14" W	30.00'
SW42	N 63°43'09" W	8.31'
SW43	S 26°16'51" W	21.59'
SW44	N 63°43'09" W	10.00'
SW45	N 26°16'51" E	21.59'
SW46	N 63°43'09" W	12.04'
SW47	N 26°16'51" E	20.00'

30' Private Use-In Common Access Easement Line Table

LINE	BEARING	LENGTH
AE1	S 63°43'09" E	19.38'
AE2	R=515.00'	L=161.32'
AE3	S 45°46'19" E	40.54'
AE4	R=260.00'	L=49.42'
AE5	S 56°39'46" E	80.33'
AE6	S 33°20'14" W	30.00'
AE7	N 56°39'46" W	80.33'
AE8	R=290.00'	L=55.12'
AE9	N 45°46'19" W	40.54'
AE10	R=485.00'	L=151.92'
AE11	N 63°43'09" W	19.38'
AE12	N 26°16'51" E	30.00'

Reservation Of Public Utility Easements

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 Buildable Lots 224 Thru 241, Open Space Lots 242 And 243 And Parcel 'U'. Any Conveyances Of The Aforesaid Lots/Parcel Shall Be Subject To The Easements Herein Reserved, Whether Or Not Expressly Stated In The Deed(s) Conveying Said Lots/Parcel, 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 Deed(s) Of Easement-In The Land Records Of Howard County.

RECORDED AS PLAT No. 03451 ON 8/20/15
AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

Oxford Square
"Green Neighborhood"
Lots 224 Thru 241, Open Space
Lots 242 And 243 And Parcel 'U'

(Being A Resubdivision Of Parcel 'C', As Shown On Plats Entitled "Oxford Square, 'Green Neighborhood', Resubdivision Plat-Parcel 'M' And Revision Plat-Parcels 'C', 'E', 'F', 'G', 'H', 'I' And 'K'" And Recorded Among The Land Records Of Howard County, Maryland As Plat Nos. 22056 Thru 22059)

Zoned: TOD
Tax Map: 38, Parcel: 1003, Grid: 20
First Election District - Howard County, Maryland
Date: June 10, 2015 Scale: 1"=50' Sheet 2 of 2