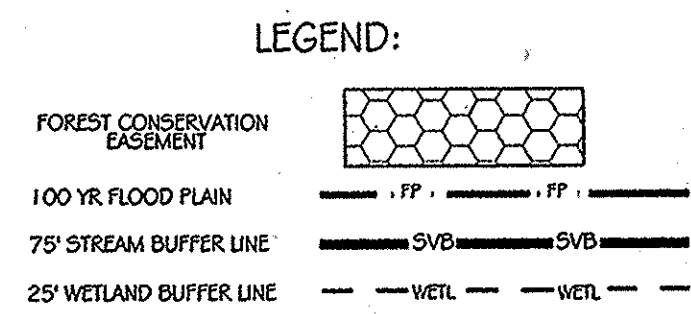
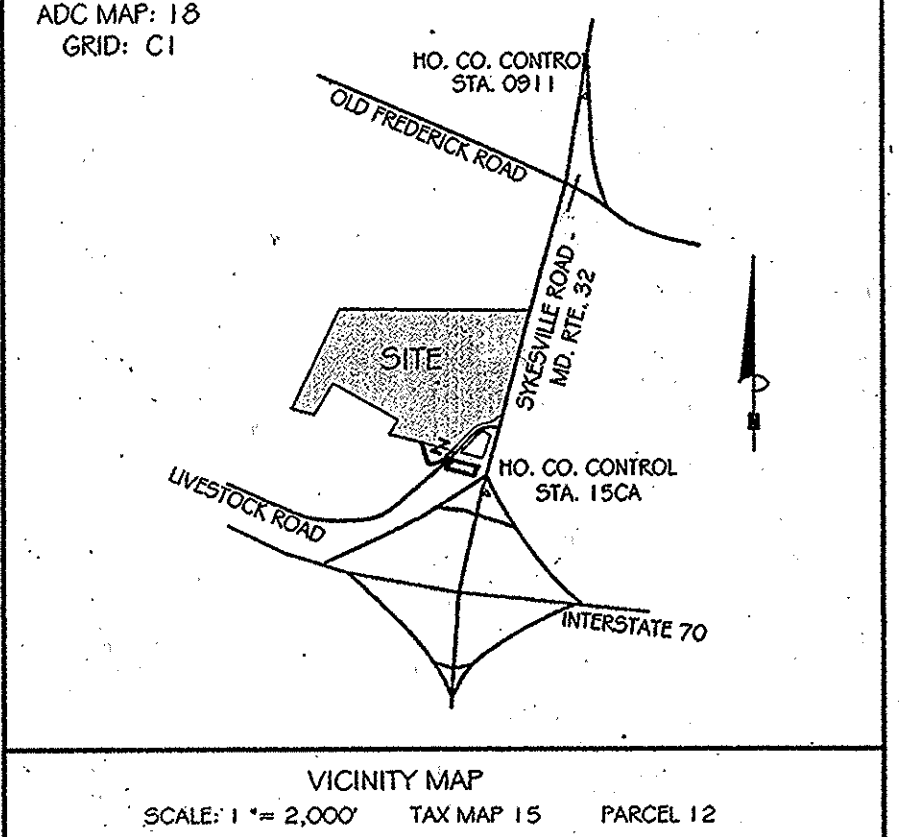


Coordinates			Coordinates		
Point#	Northing	Easting	Point#	Northing	Easting
109	601045.7635	1325079.3718	876	600167.4121	1325079.7319
110	601048.3009	1324394.6855	877	600169.2760	1325054.8764
146	599598.5443	1325274.5017	878	600160.8529	1325031.0726
151	599910.0016	1324127.1465	879	600189.5013	1324984.0651
305	599370.2410	1325346.4294	880	600210.8011	1324959.2308
508	599915.2131	1326130.2353	881	600264.2545	1324906.8927
555	599976.6936	1323888.9736	882	600276.7031	1324902.4634
557	600245.4269	1324330.3967	883	600311.9332	1324851.1271
558	599847.4555	1325023.1274	884	600330.5356	1324847.6661
587	599359.7101	1325395.5154	885	600361.6787	1324869.0384
595	600993.7393	1326364.4776	886	600373.1097	1324763.9866
620	601030.4757	1326370.7023	889	600300.5663	1324562.4346
620	601030.4757	1326370.7023	896	600718.2882	1324600.9281
812	600636.0339	1325741.8532	897	600676.4073	1324834.4783
814	600615.6231	1325741.5946	898	600696.8813	1324833.6144
815	600481.7232	1325679.6664	899	600737.9742	1324604.4582
816	600468.4570	1325645.9864	900	600797.5749	1324558.8862
817	600477.8593	1325622.9257	901	600997.4737	1324617.8174
819	600533.5900	1325550.0400	905	600995.7662	1325078.8987
820	600600.7341	1325498.5919	914	600609.3753	1325491.6324
830	600649.3961	1325307.3130	915	600990.5911	1325583.1112
831	600632.4700	1325367.3239	916	600677.5495	1325742.6977
833	600370.3405	1325458.8902	917	600733.0944	1325267.2929
834	600503.1364	1325510.3393	918	600990.2156	1325613.7021
835	600431.5596	1325604.0495	921	600703.0870	1325824.1928
836	600422.1530	1325627.1201	922	600885.6202	1325794.9538
837	600388.8105	1325642.6909	923	600823.6299	1326080.9677
838	600285.2910	1325624.7279	924	600890.3221	1326165.2520
853	599387.0384	1325472.3394	925	600966.8573	1326038.6855
854	599424.4518	1325456.8541	926	600936.2015	1326201.8372
855	599454.0329	1325425.5811	933	600832.0819	1326288.2117
856	599483.1108	1325422.6768	934	600658.1732	1326262.2961
857	599483.7071	1325428.6471	935	600616.5905	1325978.3904
858	599528.0943	1325424.2579	936	600622.0212	1325824.5549
859	599569.7812	1325401.5024	939	600444.4054	1326064.1245
860	599606.8062	1325414.8230	939	600437.0282	1326104.7417
865	599760.0379	1325328.1338	940	600103.3521	1326207.3406
866	599848.6445	1325310.5387	941	600104.2298	1326045.4841
867	600138.7510	1325615.7287	942	600070.2696	1326047.1270
868	600138.7510	1325615.7287	943	600035.6320	1326056.0541
869	600150.5412	1325418.8607	944	599964.9938	1326039.6564
869	600150.5412	1325418.8607	945	599907.5740	1326056.8148
870	600083.5059	1325391.8489	946	599826.8162	1326009.3671
871	600049.0469	1325381.5551	956	599620.9774	1325435.6477
872	600667.6995	1325228.8343	956	599939.1373	1325310.9950
873	600305.4326	1325181.8622	1100	601035.5093	1326078.5429
873	600305.4326	1325181.8622	1111	599691.1490	1324929.7268
874	600239.8732	1325114.2313	1806	600177.0667	1325431.4232
875	600173.3525	1325093.7616	1806	600177.0667	1325431.4232

**BENCH MARKS (NAD83)**  
 BENCHMARK NO. 1 - HOWARD COUNTY NO. 0911  
 HOWARD COUNTY CONCRETE MONUMENT LOCATED ON NORTHSIDE OF ROUTE #32 500 FEET NORTH OF ROUTE #99 N. 602689.2972 E. 1326281.4643 ELEVATION 652.625  
 BENCHMARK NO. 2 - HOWARD COUNTY NO. 15CA  
 HOWARD COUNTY STAMPED DISK LOCATED IN ISLAND ROUTE #32 RAMPS TO/FRM INTERSTATE #70 WESTBOUND LANES N. 598062.6225 E. 1325913.7532 ELEVATION 515.439

**AREA TABULATION CHART**

TOTAL NUMBER OF LOTS AND/OR PARCELS TO BE RECORDED:	2
BUILDABLE:	0
NON-BUILDABLE:	0
OPEN SPACE:	0
PRESERVATION PARCELS:	2
TOTAL AREA OF LOTS AND/OR PARCELS TO BE RECORDED:	1,396,642 SQ. FT. OR 32.0625 AC. ±
BUILDABLE LOTS:	0
NON-BUILDABLE PRESERVATION PARCELS:	1,235,700 SQ. FT. OR 28.3678 AC. ±
OPEN SPACE:	0
BUILDABLE PRESERVATION PARCELS:	160,942 SQ. FT. OR 3.6947 AC. ±
TOTAL AREA OF ROADWAY TO BE RECORDED INCLUDING WIDENING STRIPS:	0
TOTAL AREA OF SUBDIVISION TO BE RECORDED:	1,396,642 SQ. FT. OR 32.0625 AC. ±



**GENERAL NOTES: (CONT.)**

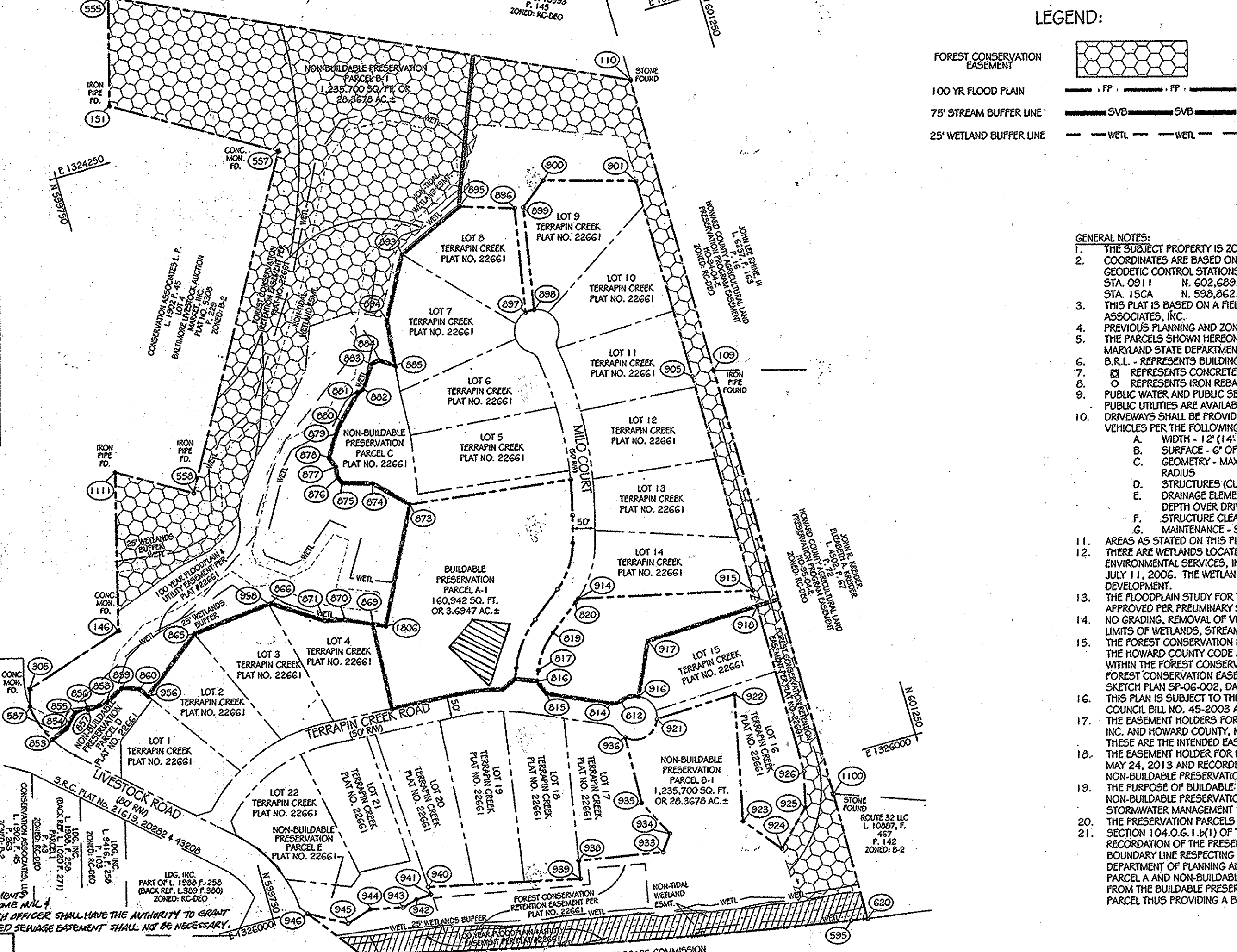
23. DEVELOPER RESERVES UNTO ITSELF, ITS SUCCESSORS AND ASSIGNS, ALL EASEMENTS SHOWN ON THIS PLAN FOR WATER, SEWER, STORM DRAINAGE, OTHER PUBLIC UTILITIES AND FOREST CONSERVATION (DESIGNATED AS FOREST CONSERVATION AREA), LOCATED IN, ON OVER AND THROUGH LOTS/PARCELS, ANY CONVEYANCES OF THE AFORESAID LOTS/PARCELS SHALL BE SUBJECT TO THE EASEMENTS HEREIN RESERVED, WHETHER OR NOT EXPRESSLY STATED IN THE DEEDS CONVEYING SAID LOTS/PARCELS. DEVELOPER SHALL EXECUTE AND DELIVER DEEDS FOR THE EASEMENTS HEREIN RESERVED IN 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 EASEMENTS, 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.

24. PRESERVATION PARCEL 'A-1' IS ENCLUMBERED BY AN EASEMENT AGREEMENT WITH TERRAPIN CREEK HOMEOWNERS ASSOCIATION, INC. AND HOWARD COUNTY, MARYLAND. THIS AGREEMENT PROHIBITS FURTHER SUBDIVISION OF THE PARCEL, OUTLINES THE MAINTENANCE RESPONSIBILITIES OF ITS OWNER AND ENUMERATES THE USES PERMITTED ON THE PROPERTY. NON-BUILDABLE PRESERVATION PARCELS B-1, C AND D ARE ENCLUMBERED BY AN EASEMENT AGREEMENT BETWEEN THE TERRAPIN CREEK HOMEOWNERS ASSOCIATION AND HOWARD COUNTY, MARYLAND. THIS AGREEMENT OUTLINES THE MAINTENANCE RESPONSIBILITIES OF THE PARTIES AND ENUMERATES THE USES OF THE PARCELS.

25. THE ARTICLES OF INCORPORATION FOR THE HOA WERE ACCEPTED BY THE STATE DEPARTMENT OF ASSESSMENT AND TAXATION ON OCTOBER 9, 2007.

26. GROUNDWATER APPROPRIATIONS PERMIT HAS BEEN ISSUED BY MARYLAND DEPARTMENT OF THE ENVIRONMENT.

27. THIS AREA DESIGNATES A PRIVATE SEWAGE EASEMENT AT LEAST 10,000 SQ. FT. AS REQUIRED BY THE MARYLAND STATE DEPT. OF THE ENVIRONMENT FOR INDIVIDUAL SEWAGE DISPOSAL. IF ANY NATURE IN THIS AREA ARE RESTRICTED, THIS EASEMENT SHALL REMAIN VALID UPON A PUBLIC SEWAGE SYSTEM. THE COUNTY HEALTH OFFICER SHALL HAVE THE AUTHORITY TO GRANT ADJUSTMENTS TO THE PRIVATE SEWAGE EASEMENT. RECORDATION OF A REVISED SEWAGE EASEMENT SHALL NOT BE NECESSARY.



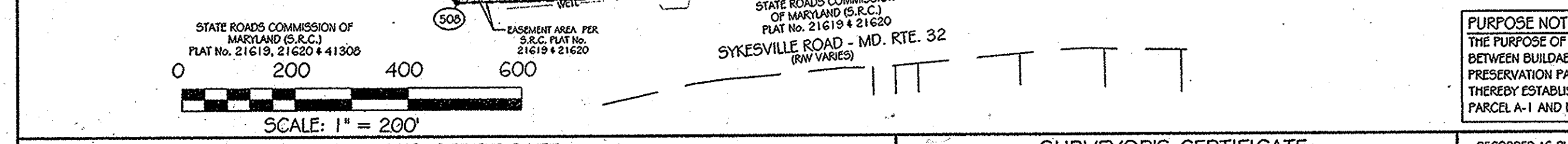
**GENERAL NOTES:**

- THE SUBJECT PROPERTY IS ZONED "RC-DEO" PER THE 10/06/13 COMPREHENSIVE ZONING PLAN.
- COORDINATES ARE BASED ON THE MARYLAND COORDINATE SYSTEM (NAD 83/2011) AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL STATIONS NO. 0911 AND 15CA STA. 0911 N. 602,689.2972 E. 1,326,821.4643 STA. 15CA N. 598,962.6225 E. 1,325,913.7532
- THIS PLAT IS BASED ON A FIELD RUN MONUMENTED SURVEY PERFORMED IN JULY, 2005 BY VANMAR ASSOCIATES, INC.
- PREVIOUS PLANNING AND ZONING FILE NUMBERS: SP-06-002, F-07-086.
- THE PARCELS SHOWN HEREON COMPLY WITH THE MINIMUM OWNERSHIP WIDTH AND LOT AREA AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT REGULATIONS.
- B.R.L. REPRESENTS BUILDING RESTRICTION LINE
- Ø REPRESENTS CONCRETE MONUMENT SET (UNLESS OTHERWISE NOTED)
- REPRESENTS IRON REBAR SET (UNLESS OTHERWISE NOTED)
- PUBLIC WATER AND PUBLIC SEWER ARE NOT AVAILABLE TO THIS SITE. ON-LOT WATER AND SEWER WILL BE PROVIDED UNTIL PUBLIC UTILITIES ARE AVAILABLE.
- DRIVEWAYS SHALL BE PROVIDED PRIOR TO RESIDENTIAL OCCUPANCY TO ENSURE SAFE ACCESS FOR FIRE AND EMERGENCY VEHICLES PER THE FOLLOWING MINIMUM REQUIREMENTS:
  - WIDTH - 12' (14' SERVING MORE THAN ONE RESIDENCE)
  - SURFACE - 6" OF COMPACTED CRUSHER RUN BASE WITH TAR AND CHIP COATING
  - GEOMETRY - MAXIMUM 15% GRADE, MAXIMUM 10% GRADE CHANGE AND MINIMUM 45-FOOT 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 ONE FOOT DEPTH OVER DRIVEWAY SURFACE
  - STRUCTURE CLEARANCES - MINIMUM 12 FEET
  - MAINTENANCE - SUFFICIENT TO ENSURE ALL WEATHER USE
- AREAS AS STATED ON THIS PLAT ARE TO BE TAKEN AS MORE OR LESS, UNLESS OTHERWISE NOTED.
- THERE ARE WETLANDS LOCATED ON THIS SITE IN ACCORDANCE WITH THE WETLAND DELINEATION CONDUCTED BY WILDMAN ENVIRONMENTAL SERVICES, INC., DATED JULY, 2005 AND APPROVED PER PRELIMINARY SKETCH PLAN SP-06-002, DATED JULY 11, 2006. THE WETLANDS ON THIS SITE WILL NOT BE IMPACTED BY THE PROPOSED LOTS OR POTENTIAL DEVELOPMENT.
- THE FLOODPLAIN STUDY FOR THIS PROJECT WAS PREPARED BY VANMAR ASSOCIATES, INC., DATED JULY, 2005 AND APPROVED PER PRELIMINARY SKETCH PLAN SP-06-002, DATED JULY 11, 2006.
- NO GRADING, REMOVAL OF VEGETATIVE COVER OR TREES, OR PLACEMENT OF NEW STRUCTURES IS PERMITTED WITHIN THE LIMITS OF WETLANDS, STREAMS, OR OTHER BUFFERS AND FOREST CONSERVATION EASEMENTS AREAS.
- 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 EASEMENT; HOWEVER, FOREST MANAGEMENT PRACTICES AS DEFINED IN THE DEED OF FOREST CONSERVATION EASEMENT ARE ALLOWED. FOREST CONSERVATION PLAN HAS BEEN APPROVED PER PRELIMINARY SKETCH PLAN SP-06-002, DATED JULY 11, 2006.
- THIS PLAN IS SUBJECT TO THE AMENDED FIFTH EDITION OF THE SUBDIVISION AND LAND DEVELOPMENT REGULATION PER COUNCIL BILL NO. 45-2003 AND THE ZONING REGULATIONS AS AMENDED BY COUNCIL BILL NO. 75-2003.
- THE EASEMENT HOLDERS FOR BUILDABLE PRESERVATION PARCEL 'A' ARE TERRAPIN CREEK HOMEOWNERS ASSOCIATION, INC. AND HOWARD COUNTY, MARYLAND BY DEED DATED MAY 24, 2013 AND RECORDED IN LIBER 15448 AT FOLIO 257. THESE ARE THE INTENDED EASEMENT HOLDERS FOR BUILDABLE PRESERVATION PARCEL 'A-1'.
- THE EASEMENT HOLDER FOR NON-BUILDABLE PRESERVATION PARCEL 'B' IS HOWARD COUNTY, MARYLAND BY DEED DATED MAY 24, 2013 AND RECORDED IN LIBER 15448 AT FOLIO 257. THIS IS THE INTENDED EASEMENT HOLDER FOR NON-BUILDABLE PRESERVATION PARCEL 'B-1'.
- THE PURPOSE OF BUILDABLE PRESERVATION PARCEL 'A-1' IS TO SUPPORT ONE DWELLING. THE PURPOSES OF NON-BUILDABLE PRESERVATION PARCEL 'B-1' IS TO SUPPORT FOREST CONSERVATION EASEMENTS #1, #2 AND PRIVATE STORMWATER MANAGEMENT FACILITIES.
- THE PRESERVATION PARCELS HAVE NO FURTHER SUBDIVISION POTENTIAL.
- SECTION 104.0.G.1.b(1) OF THE ZONING REGULATIONS PERMITS THE SUBDIVISION OF A PRESERVATION PARCEL AFTER RECORDATION OF THE PRESERVATION PARCEL EASEMENT ONLY IF THE SUBDIVISION IS NECESSARY TO ESTABLISH A BOUNDARY LINE RESPECTING AGRICULTURAL, HISTORICAL OR ENVIRONMENTAL FEATURES OR PATTERNS OF USE. THE DEPARTMENT OF PLANNING AND ZONING HAS ALLOWED THE RESUBDIVISION OF EXISTING BUILDABLE PRESERVATION PARCEL A AND NON-BUILDABLE PRESERVATION PARCEL B BECAUSE THE ENVIRONMENTAL FEATURES WILL BE REMOVED FROM THE BUILDABLE PRESERVATION PARCEL AND WILL BE INCORPORATED INTO THE NON-BUILDABLE PRESERVATION PARCEL THUS PROVIDING A BETTER PROTECTION OF THE ENVIRONMENTAL AREAS.

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 HAVE BEEN COMPLIED WITH.

*[Signature]* 3/2/16  
 THOMAS L. FRAZIER, JR., PROF. L.S. NO. 21097 DATE

*[Signature]* 3/3/16  
 LDG, INC. OWNER DATE



**PURPOSE NOTE:**  
 THE PURPOSE OF THIS PLAT IS TO AMEND THE COMMON LOT LINES BETWEEN BUILDABLE PRESERVATION PARCEL A AND NON-BUILDABLE PRESERVATION PARCEL B RECORDED AS PLAT NO. 22661-22664, THEREBY ESTABLISHING AMENDED BUILDABLE PRESERVATION PARCEL A-1 AND NON-BUILDABLE PRESERVATION PARCEL B-1.

OWNER:  
 LDG INC.  
 LEE PLAZA, SUITE 200  
 8601 GEORGIA AVENUE  
 SILVER SPRING, MARYLAND 20910  
 (301) 585-7000

**APPROVED**  
 FOR PRIVATE WATER AND PRIVATE SEWERAGE SYSTEMS.  
 HOWARD COUNTY HEALTH DEPARTMENT

*[Signature]* 4/13/2016  
 DIRECTOR DATE

**APPROVED**  
 HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING  
*[Signature]* 4-25-16  
 CHIEF DEV. ENGR. DATE

*[Signature]* 5-9-16  
 DIRECTOR DATE

**OWNER'S CERTIFICATE**

WE, LDG, INC., OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPT THIS PLAN OF SUBDIVISION, AND IN CONSIDERATION OF THE APPROVAL OF THIS 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 RIGHT-OF-WAYS AND THE SPECIFIC EASEMENTS SHOWN HEREON; (2) THE RIGHT TO REQUIRED 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 STREET AND/OR ROADS AND FLOODPLAINS, STORM DRAINAGE FACILITIES AND OPEN SPACE WHERE APPLICABLE, AND (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 MY HAND THIS 3rd DAY OF March, 2016.

*[Signature]*  
 LDG INC., OWNER

*[Signature]*  
 WITNESS

**SURVEYOR'S CERTIFICATE**

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A SUBDIVISION OF PART OF THE LANDS CONVEYED BY BROOKE LEE FAMILY, INC., H.B.L. PROPERTIES, INC., GEORGIA AVENUE PROPERTIES, INC., GEORGIA-CONNECTICUT, INC., CONNECTICUT-ASPEN, INC., WOODFIELD NORTH, INC., SOUTH DAMASCUS CORPORATION; AND LEE DEVELOPMENT GROUP, INC. (ALL MARYLAND CORPORATIONS) TO FORM LDG INC. UNTO LDG INC. BY DEED AND CERTIFICATE OF CONSOLIDATION DATED DECEMBER 31, 1988 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 1988 AT FOLIO 258; AND THAT ALL MONUMENTS OR LOT CORNERS ARE IN PLACE OR WILL BE IN PLACE PRIOR TO THE ACCEPTANCE OF THE STREETS IN THE SUBDIVISION BY HOWARD COUNTY AS SHOWN, IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND AS AMENDED.

I HEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED BY ME OR UNDER MY RESPONSIBLE CHARGE AND THAT I AM A LICENSED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MARYLAND; LICENSE NO. 21097, EXPIRATION DATE JULY 26, 2017, IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND AS AMENDED.

*[Signature]* 3/2/16  
 THOMAS L. FRAZIER, JR., PROF. LAND SURVEYOR DATE  
 MARYLAND REGISTRATION NO. 21097

RECORDED AS PLAT NO. 23779 ON 5/15/16 AMONG THE LAND RECORDS OF HOWARD COUNTY, MD.

**RESUBDIVISION PLAT**  
**TERRAPIN CREEK**  
 BUILDABLE PRESERVATION PARCEL A-1 & NON-BUILDABLE PRESERVATION PARCEL B-1  
 (A RESUBDIVISION OF PARCELS A & B AS PREVIOUSLY RECORDED IN PLAT NO. 22661)  
 PREVIOUS PLANNING & ZONING FILE NOS. SP-06-002, F-07-086

TAX MAP: 15  
 GRID NO: 4 & 5  
 PARCEL NO: 12

ELECTION DISTRICT: No. 3  
 HOWARD COUNTY, MARYLAND  
 EX. ZONING: RC-DEO

SCALE: 1" = 200'  
 DATE: AUGUST 2015  
 SHEET 1 OF 4

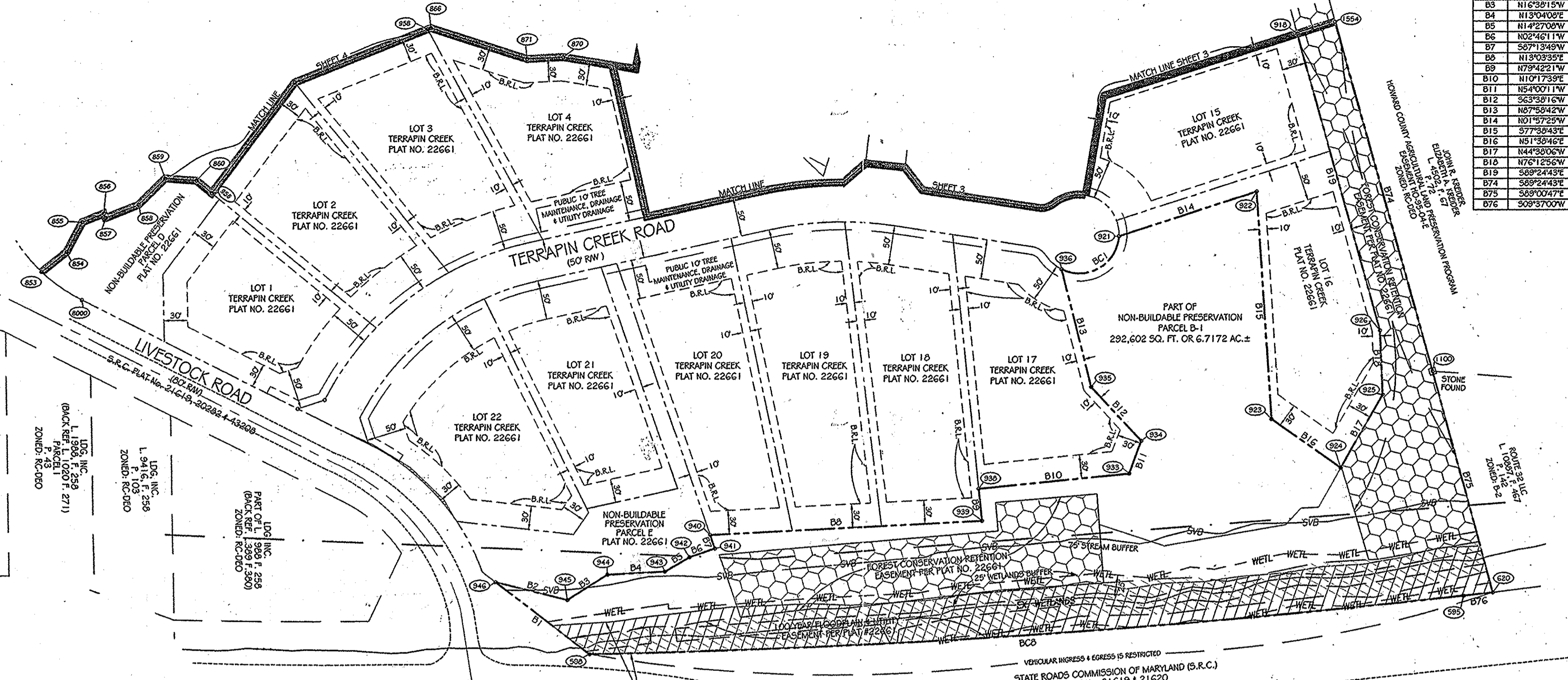
**VANMAR ASSOCIATES, INC.**  
 Engineers Surveyors Planners  
 310 South Main Street Mount Airy, Maryland 21771  
 (301) 829-2890 (301) 831-5015 (410) 831-2751  
 Fax (301) 831-5603 ©Copyright, Latest Date Shown  
 vanmar.com

F-16-089 County File # 07-086

Point#	Northings	Eastings
508	599915.2131	1326130.2353
509	599915.2131	1326130.2353
595	600993.7393	1326364.4778
620	601030.4757	1326370.7023
918	600990.2156	132619.7021
921	600703.0670	1325804.1908
922	600885.6202	1325797.9538
923	600823.6299	1326080.9677
924	600890.3221	1326165.2520
925	600966.8573	1326089.6855
926	600986.2015	1326010.8372
933	600632.0619	1326098.2117
934	600658.1732	1326062.2961
935	600616.5909	1325978.3904
936	600622.0212	1325824.5549
938	600444.4054	1326064.1245
938	600444.4054	1326064.1245
939	600437.0292	1326104.7417
940	600103.3521	1326027.3406
941	600104.2298	1326045.4841
942	600070.2696	1326047.1270
943	600035.6320	1326056.0541
944	599964.9938	1326039.6564
945	599907.5740	1326056.8148
946	599826.8162	1326009.9671
1100	601035.5093	1326078.5429
1554	601040.2334	1326518.2274

CURVE DATA FOR PRESERVATION PARCEL B-1						
CURVE	RADIUS	ARC LENGTH	DELTA ANGLE	CHORD BEARING	CHORD LENGTH	TANGENT
BC1	50.00'	98.97'	113°24'28"	S14°06'04"E	83.58'	76.13'
BC2	11994.71'	1104.06'	05°16'22"	S12°19'31"W	1103.67'	552.42'

PRESERVATION PARCEL B-1		
LINE	BEARING	DISTANCE
B1	S53°41'03"W	149.26'
B2	N30°07'05"E	93.36'
B3	N16°38'15"W	59.93'
B4	N13°04'00"E	72.52'
B5	N14°27'08"W	35.77'
B6	N02°46'11"W	34.00'
B7	S67°13'49"W	18.16'
B8	N13°03'35"E	342.54'
B9	N79°42'21"W	41.28'
B10	N10°17'39"E	130.75'
B11	N54°00'11"W	44.39'
B12	S63°38'16"W	93.64'
B13	N67°58'42"W	153.33'
B14	N01°57'25"W	182.64'
B15	S77°38'43"E	289.72'
B16	N41°38'04"E	107.48'
B17	N41°38'04"E	107.55'
B18	N72°12'55"W	81.19'
B19	S89°24'43"E	391.16'
B74	S89°24'43"E	989.22'
B75	S89°00'47"E	232.20'
B76	S03°37'00"W	37.26'



AREA TABULATION CHART	
TOTAL NUMBER OF LOTS AND/OR PARCELS TO BE RECORDED:	2
BUILDABLE:	0
NON-BUILDABLE:	0
OPEN SPACE:	0
PRESERVATION PARCELS:	1
TOTAL AREA OF LOTS AND/OR PARCELS TO BE RECORDED:	0
BUILDABLE LOTS:	0
NON-BUILDABLE PRESERVATION PARCELS:	292,602 SQ. FT. OR 6.7172 AC. ±
OPEN SPACE:	0
BUILDABLE PRESERVATION PARCELS:	0
TOTAL AREA OF ROADWAY TO BE RECORDED INCLUDING WIDENING STRIPS:	0
TOTAL AREA OF SUBDIVISION TO BE RECORDED:	292,602 SQ. FT. OR 6.7172 AC. ±

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 HAVE BEEN COMPLIED WITH.

*Thomas L. Frazier, Jr.* 3/2/16  
 THOMAS L. FRAZIER, JR., PROF. L.S. NO. 21097 DATE

*LDG, INC. OWNER* 3/3/16  
 LDG, INC. OWNER DATE

APPROVED  
 FOR PRIVATE WATER AND PRIVATE SEWERAGE SYSTEMS.  
 HOWARD COUNTY HEALTH DEPARTMENT

*Barbara Rossman* 4/13/2016  
 DIRECTOR DATE

APPROVED  
 HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING  
*David Anderson* 4.25.16  
 CHIEF, DEV. ENG.

*Westbrook* 5.9.16  
 DIRECTOR DATE

**OWNER'S CERTIFICATE**

WE, LDG, INC., OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPT THIS PLAN OF SUBDIVISION, AND IN CONSIDERATION OF THE APPROVAL OF THIS 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 RIGHT-OF-WAYS AND THE SPECIFIC EASEMENT SHOWN HEREON; (2) THE RIGHT TO REQUIRED 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 STREET AND/OR ROADS AND FLOODPLAINS, STORM DRAINAGE FACILITIES AND OPEN SPACE WHERE APPLICABLE; AND (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 3rd DAY OF March, 2016.

*Eric M. Glenn*  
 LDG, INC., OWNER

*Lucey Scott*  
 WITNESS

**SURVEYOR'S CERTIFICATE**

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A SUBDIVISION OF PART OF THE LANDS CONVEYED BY BROOKE LEE FAMILY, INC., H.B.L. PROPERTIES, INC., GEORGIA AVENUE PROPERTIES, INC., GEORGIA-CONNECTICUT, INC., CONNECTICUT-ASPEN, INC., WOODFIELD NORTH, INC., SOUTH DAMASCUS CORPORATION, AND LEE DEVELOPMENT GROUP, INC. (ALL MARYLAND CORPORATIONS) TO FORM LDG, INC. UNTO LDG, INC. BY DEED AND CERTIFICATE OF CONSOLIDATION DATED DECEMBER 31, 1988 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 1988 AT FOLIO 258; AND THAT ALL MONUMENTS OR LOT CORNERS ARE IN PLACE OR WILL BE IN PLACE PRIOR TO THE ACCEPTANCE OF THE STREETS IN THE SUBDIVISION BY HOWARD COUNTY AS SHOWN, IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND AS AMENDED.

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. 21097, EXPIRATION DATE JULY 26, 2017, IN ACCORDANCE WITH:

*Thomas L. Frazier, Jr.* 3/2/16  
 THOMAS L. FRAZIER, JR., PROFESSIONAL LAND SURVEYOR  
 MARYLAND REGISTRATION NO. 21097 DATE

**PURPOSE NOTE:**  
 THE PURPOSE OF THIS PLAT IS TO AMEND THE COMMON LOT LINES BETWEEN BUILDABLE PRESERVATION PARCEL A AND NON-BUILDABLE PRESERVATION PARCEL B RECORDED AS PLAT NO. 22661-22664, THEREBY ESTABLISHING AMENDED BUILDABLE PRESERVATION PARCEL A-1 AND NON-BUILDABLE PRESERVATION PARCEL B-1.

OWNER:  
 LDG, INC.  
 LEE PLAZA, SUITE 200  
 8601 GEORGIA AVENUE  
 SILVER SPRING, MARYLAND 20910  
 (301) 585-7000

RECORDED AS PLAT NO. 23780 ON 5/13/16 AMONG THE LAND RECORDS OF HOWARD COUNTY, MD.

**RESUBDIVISION PLAT**  
**TERRAPIN CREEK**  
 BUILDABLE PRESERVATION PARCEL A-1 & NON-BUILDABLE PRESERVATION PARCEL B-1  
 (A RESUBDIVISION OF PARCELS A & B AS PREVIOUSLY RECORDED IN PLAT NO. 22661) PREVIOUS PLANNING & ZONING FILE NOS. SP-06-002, F-07-086

TAX MAP: 15 ELECTION DISTRICT: No. 3 SCALE: 1" = 100'  
 GRID NO: 4 & 5 HOWARD COUNTY, MARYLAND DATE: AUGUST 2015  
 PARCEL NO: 12 EX. ZONING: RC-DEO SHEET 2 OF 4

**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

F-16-089

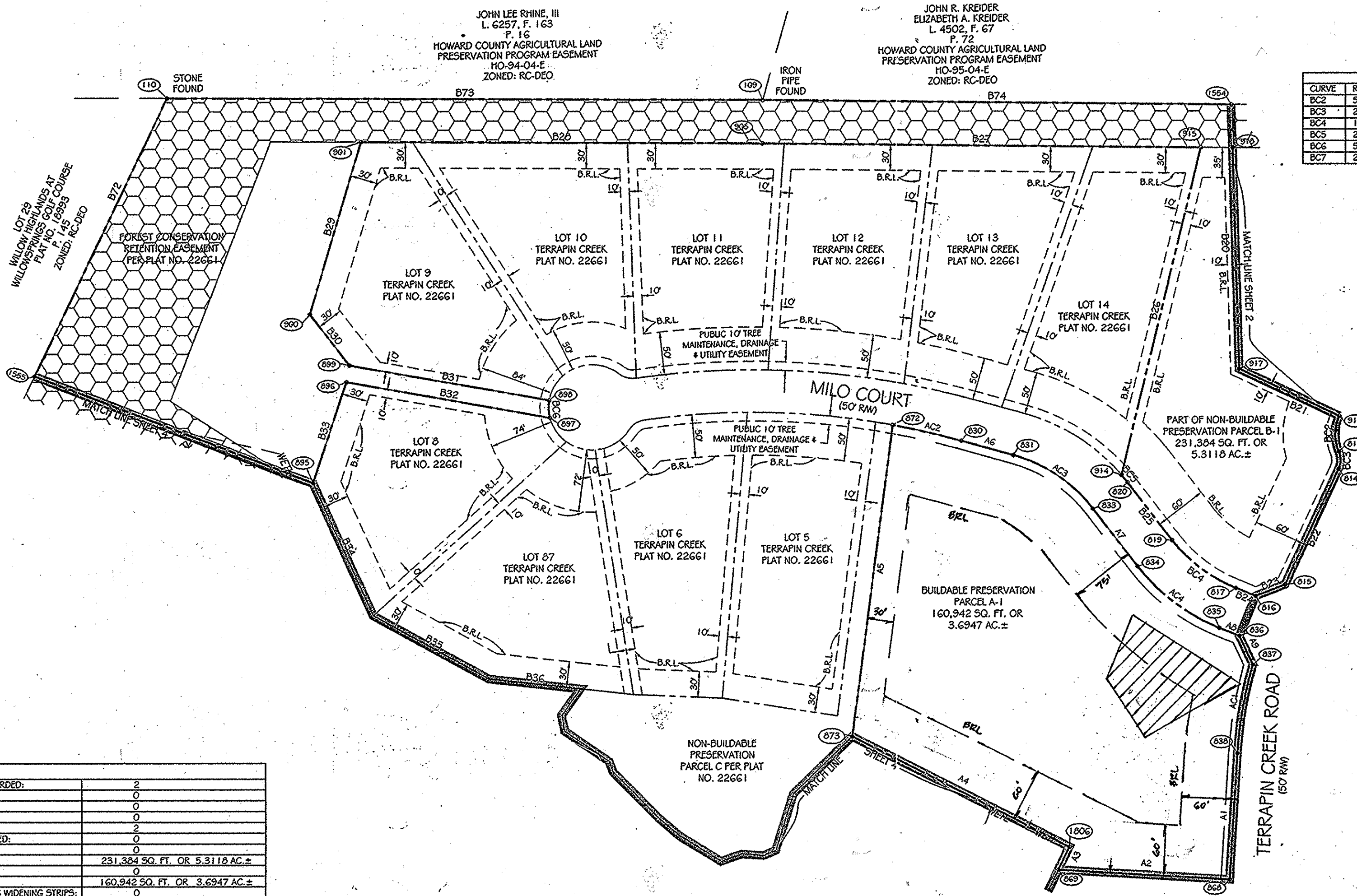
Point#	Northings	Eastings
109	601045.7635	1325079.3718
110	601048.3009	1324394.6855
812	600636.0339	1325741.8532
814	600615.6231	1325741.5948
815	600481.7232	1325679.6664
816	600468.4570	1325645.8664
817	600477.8593	1325622.9257
819	600533.5300	1325550.0400
820	600600.7341	1325498.5919
830	600649.3961	1325307.3130
831	600632.4700	1325367.3239
833	600570.3405	1325458.8902
834	600503.1364	1325510.3383
835	600431.5598	1325604.0485
836	600422.1530	1325627.1201
837	600388.8105	1325642.6809
838	600285.2910	1325624.7279
868	600138.7510	1325615.7287
869	600150.5412	1325418.8607
872	600667.6395	1325228.8343
873	600305.4326	1325181.8622
895	600600.5663	1324562.4346
896	600718.2892	1324600.3281
897	600676.4073	1324834.4783
898	600696.8813	1324833.6144
899	600737.9742	1324604.4582
900	600797.5749	1324558.8862
901	600997.4737	1324617.8174
905	600995.7662	1325078.8587
914	600609.3753	1325491.6324
915	600990.5911	1325563.1112
916	600677.5495	1325742.6977
917	600733.0944	1325627.2829
918	600990.2156	1325619.7021
1554	601040.2334	1325618.2274
1555	600725.4110	1324242.3076
1806	600177.0667	1325431.4232

CURVE DATA FOR PRESERVATION PARCEL A-1						
CURVE	RADIUS	ARC LENGTH	DELTA ANGLE	CHORD BEARING	CHORD LENGTH	TANGENT
AC1	476.88'	105.28'	12°30'56"	S09°50'19"W	105.06'	52.85'
AC2	885.00'	80.61'	05°13'09"	S76°52'18"E	80.58'	40.33'
AC3	175.22'	112.58'	36°48'46"	S55°50'32"E	110.65'	58.31'
AC4	225.00'	119.31'	30°22'57"	S52°37'38"E	117.92'	61.09'

PRESERVATION PARCEL A-1		
LINE	BEARING	DISTANCE
A1	S09°30'51"W	146.82'
A2	N86°34'22"W	197.22'
A3	N25°20'32"E	29.35'
A4	N62°46'49"W	280.64'
A5	N07°23'16"E	365.90'
A6	S74°14'56"E	62.33'
A7	S37°26'09"E	84.64'
A8	S67°48'06"E	24.92'
A9	S25°01'06"E	36.79'

CURVE DATA FOR PRESERVATION PARCEL B-1						
CURVE	RADIUS	ARC LENGTH	DELTA ANGLE	CHORD BEARING	CHORD LENGTH	TANGENT
BC1	50.00'	42.82'	49°04'09"	S01°09'55"W	41.52'	22.82'
BC2	25.00'	21.03'	48°11'23"	S00°43'32"W	20.41'	11.18'
BC3	175.00'	92.60'	30°22'57"	N52°37'38"W	91.71'	47.52'
BC4	225.22'	111.10'	2°49'22"	N38°50'50"W	111.10'	5.55'
BC5	50.00'	20.64'	23°38'59"	S02°24'58"E	20.49'	10.47'
BC7	210.00'	91.75'	25°01'59"	S72°31'42"W	91.02'	46.62'

PRESERVATION PARCEL B-1		
LINE	BEARING	DISTANCE
B20	S01°41'20"E	257.23'
B21	S64°18'01"E	128.08'
B22	S24°48'13"W	147.53'
B23	S68°30'04"W	36.20'
B24	N67°48'06"W	24.90'
B25	N37°26'09"W	84.64'
B26	N13°29'38"E	392.04'
B27	N89°24'43"W	504.28'
B28	N89°47'16"W	461.04'
B29	S16°25'33"W	208.40'
B30	S37°24'08"E	75.03'
B31	S79°50'01"E	232.81'
B32	N79°50'01"W	237.28'
B33	S18°06'25"W	123.86'
B34	S24°07'48"E	168.73'
B35	S61°00'24"E	151.57'
B36	S83°47'24"E	105.67'
B72	S25°15'49"W	827.90'
B73	S69°47'16"E	684.69'
B74	S89°24'43"E	999.22'



AREA TABULATION CHART	
TOTAL NUMBER OF LOTS AND/OR PARCELS TO BE RECORDED:	2
BUILDABLE:	0
NON-BUILDABLE:	0
OPEN SPACE:	0
PRESERVATION PARCELS:	2
TOTAL AREA OF LOTS AND/OR PARCELS TO BE RECORDED:	0
BUILDABLE LOTS:	0
NON-BUILDABLE PRESERVATION PARCELS:	231,384 SQ. FT. OR 5.3118 AC.±
OPEN SPACE:	0
BUILDABLE PRESERVATION PARCELS:	160,942 SQ. FT. OR 3.6947 AC.±
TOTAL AREA OF ROADWAY TO BE RECORDED INCLUDING WIDENING STRIPS:	0
TOTAL AREA OF SUBDIVISION TO BE RECORDED:	392,326 SQ. FT. OR 9.0065 AC.±

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 HAVE BEEN COMPLIED WITH.

*Thomas L. Frazier, Jr.* 3/2/16  
 THOMAS L. FRAZIER, JR., PROF. L.S. NO. 21097 DATE

*Lee D. Inc.* 3/3/16  
 LDG, INC. OWNER DATE

APPROVED  
 FOR PRIVATE WATER AND PRIVATE SEWERAGE SYSTEMS.  
 HOWARD COUNTY HEALTH DEPARTMENT

*Maureen Rossman* 4/13/2016  
 DIRECTOR DATE

APPROVED  
 HOWARD COUNTY DEPARTMENT OF PLANNING  
 AND ZONING

*Kevin E. Clark* 4-25-16  
 CHIEF DEV. EXG.

*Kevin E. Clark* 5-9-16  
 DIRECTOR DATE

OWNER'S CERTIFICATE

WE, LDG, INC., OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPT THIS PLAN OF SUBDIVISION, AND IN CONSIDERATION OF THE APPROVAL OF THIS 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 RIGHT-OF-WAYS AND THE SPECIFIC EASEMENT SHOWN HEREON; (2) THE RIGHT TO REQUIRED 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 STREET AND/OR ROADS AND FLOODPLAINS, STORM DRAINAGE FACILITIES AND OPEN SPACE WHERE APPLICABLE; AND (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 MY HAND THIS 3rd DAY OF March, 2016.

*Lee D. Inc.*  
 LDG, INC., OWNER

*Lucy Pratt*  
 WITNESS

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT, THAT IT IS A SUBDIVISION OF PART OF THE LANDS CONVEYED BY BROOKE LEE FAMILY, INC., H.B.L. PROPERTIES, INC., GEORGIA AVENUE PROPERTIES, INC., GEORGIA-CONNECTICUT, INC., CONNECTICUT-ASPEN, INC., WOODFIELD NORTH, INC., SOUTH DAMASCUS CORPORATION, AND LEE DEVELOPMENT GROUP, INC. (ALL MARYLAND CORPORATIONS) TO FORM LDG, INC. UNTO LDG, INC. BY DEED AND CERTIFICATE OF CONSOLIDATION DATED DECEMBER 31, 1988 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 1988 AT FOLIO 258; AND THAT ALL MONUMENTS OR LOT CORNERS ARE IN PLACE OR WILL BE IN PLACE PRIOR TO THE ACCEPTANCE OF THE STREETS IN THE SUBDIVISION BY HOWARD COUNTY AS SHOWN, IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND AS AMENDED.

I HEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED BY ME OR UNDER MY RESPONSIBLE CHARGE AND THAT I AM A LICENSED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MARYLAND LICENSE NO. 21097, EXPIRATION DATE JULY 26, 2017, IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND AS AMENDED.

*Thomas L. Frazier, Jr.* 3/2/16  
 THOMAS L. FRAZIER, JR., PROFESSIONAL LAND SURVEYOR DATE

PURPOSE NOTE:  
 THE PURPOSE OF THIS PLAT IS TO AMEND THE COMMON LOT LINES BETWEEN PRESERVATION PARCEL A AND NON-BUILDABLE PRESERVATION PARCEL B RECORDED AS PLAT NO. 22661-22664, THEREBY ESTABLISHING AMENDED BUILDABLE PRESERVATION PARCEL A-1 AND NON-BUILDABLE PRESERVATION PARCEL B-1.

OWNER:  
 LDG, INC.  
 LEE PLAZA, SUITE 200  
 8601 GEORGIA AVENUE  
 SILVER SPRING, MARYLAND 20910  
 (301) 585-7000

RECORDED AS PLAT NO. 23781 ON 5/13/16 AMONG THE LAND RECORDS OF HOWARD COUNTY, MD.

RESUBDIVISION PLAT  
 TERRAPIN CREEK  
 BUILDABLE PRESERVATION PARCEL A-1 & NON-BUILDABLE PRESERVATION PARCEL B-1  
 (A RESUBDIVISION OF PARCELS A & B AS PREVIOUSLY RECORDED IN PLAT NO. 22661) PREVIOUS PLANNING & ZONING FILE NOs. SP-06-002, F-07-086

TAX MAP: 15 ELECTION DISTRICT: No. 3 SCALE: 1" = 100'  
 GRID NO: 4 & 5 HOWARD COUNTY, MARYLAND DATE: AUGUST 2015  
 PARCEL NO: 12 EX. ZONING: RC-DEO SHEET 3 OF 4

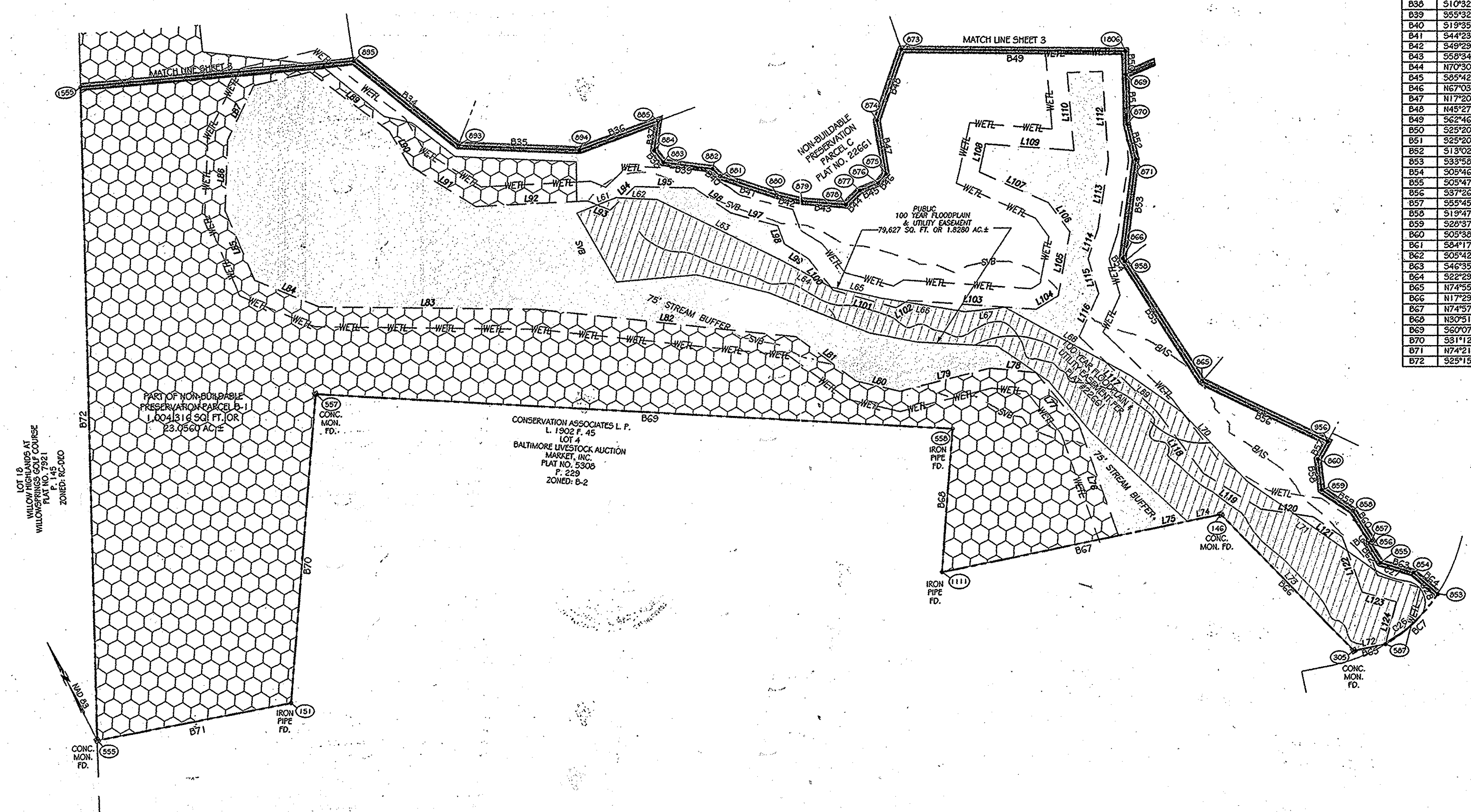
**VANMAR ASSOCIATES, INC.**  
 Engineers Surveyors Planners  
 310 South Main Street Mount Airy, Maryland 21771  
 (301) 829-2890 (301) 831-5015 (410) 549-2751  
 Fax (301) 831-5603 ©Copyright, Latest Date Shown

F.16-089

Point#	Northings	Eastings
146	599590.5443	1325274.5017
151	599910.0016	1324127.1465
305	599370.2410	1325346.4294
555	599976.6996	1323888.9736
557	600245.4269	1324330.3967
558	599847.4555	1325023.1274
587	599359.7101	1325385.5154
853	599387.0384	1325472.3394
854	599424.4518	1325456.8541
855	599454.0329	1325425.5811
856	599483.1108	1325422.6768
857	599483.7071	1325428.6471
858	599528.0943	1325424.2579
859	599569.7812	1325401.5024
860	599606.8062	1325414.8230
865	599760.0679	1325329.1338
866	599943.6445	1325310.5387
869	600150.5412	1325418.8607
870	600093.5069	1325391.8489
871	600049.0469	1325381.5551
873	600305.4326	1325181.8622
874	600238.8732	1325114.2313
875	600173.3525	1325093.7616
876	600167.4121	1325079.7319
877	600169.2760	1325054.8784
878	600160.8529	1325031.0726
879	600189.5813	1324984.0651
880	600210.8011	1324959.2308
881	600264.2545	1324906.8927
882	600276.7031	1324902.4634
883	600311.9332	1324851.1271
884	600330.5356	1324847.6661
885	600361.6787	1324869.0384
886	600446.5756	1324631.4143
889	600373.1097	1324763.9866
895	600600.5663	1324562.4346
956	599620.9774	1325435.6477
958	599939.1373	1325310.9950
1111	599691.1490	1324929.7268
1555	600725.4110	1324242.3076
1806	600177.0667	1325431.4232

CURVE	RADIUS	ARC LENGTH	DELTA ANGLE	CHORD BEARING	CHORD LENGTH	TANGENT
BC7	210.00'	91.75'	25°01'59"	S72°31'42"W	91.02'	46.62'

LINE	BEARING	DISTANCE
B34	S24°07'48"E	168.73'
B35	S61°00'24"E	151.57'
B36	S83°47'24"E	105.67'
B37	S34°27'37"W	37.77'
B38	S10°32'23"E	18.92'
B39	S55°32'23"E	62.26'
B40	S19°35'08"E	13.21'
B41	S44°23'45"E	74.81'
B42	S49°29'16"E	32.67'
B43	S58°34'08"E	55.09'
B44	N70°30'54"E	25.25'
B45	S09°42'40"E	24.92'
B46	N67°03'05"E	15.24'
B47	N17°20'59"E	68.64'
B48	N45°27'27"E	84.89'
B49	S62°46'49"E	280.64'
B50	S25°20'32"W	29.35'
B51	S25°20'32"W	63.11'
B52	S13°02'10"W	45.64'
B53	S33°58'14"W	127.09'
B54	S09°46'52"E	4.53'
B55	S05°47'05"E	179.97'
B56	S37°26'26"E	175.21'
B57	S55°45'53"W	25.19'
B58	S19°47'15"W	39.35'
B59	S28°37'43"E	47.49'
B60	S05°38'50"E	44.60'
B61	S84°17'46"W	6.00'
B62	S05°42'14"E	29.22'
B63	S46°35'33"E	43.05'
B64	S22°29'05"E	40.49'
B65	N74°55'15"W	40.48'
B66	N17°29'14"W	239.37'
B67	N74°57'56"W	356.99'
B68	N50°51'37"E	182.09'
B69	S60°07'22"E	798.91'
B70	S31°12'48"W	392.20'
B71	N74°21'25"W	247.33'
B72	S25°15'49"W	827.90'



AREA TABULATION CHART	
TOTAL NUMBER OF LOTS AND/OR PARCELS TO BE RECORDED:	2
BUILDABLE:	0
NON-BUILDABLE:	0
OPEN SPACE:	0
PRESERVATION PARCELS:	1
TOTAL AREA OF LOTS AND/OR PARCELS TO BE RECORDED:	0
BUILDABLE LOTS:	0
NON-BUILDABLE PRESERVATION PARCELS:	1,004,316 SQ. FT. OR 23.0560 AC.±
OPEN SPACE:	0
BUILDABLE PRESERVATION PARCELS:	0
TOTAL AREA OF ROADWAY TO BE RECORDED INCLUDING WIDENING STRIPS:	0
TOTAL AREA OF SUBDIVISION TO BE RECORDED:	1,004,316 SQ. FT. OR 23.0560 AC.±

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 HAVE BEEN COMPLIED WITH.

*Thomas L. Frazer, Jr.* 3/2/16  
 THOMAS L. FRAZER, JR., PROF. L.S. NO. 21097 DATE

*LDG, INC. OWNER* 3/3/16  
 LDG, INC. OWNER DATE

APPROVED  
 FOR PRIVATE WATER AND PRIVATE SEWERAGE SYSTEMS.  
 HOWARD COUNTY HEALTH DEPARTMENT

*Director for Mauna Rogman* 4/3/2016  
 DIRECTOR DATE

APPROVED  
 HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING  
*Chief, Dev. Eng.* 4-25-16  
 CHIEF, DEV. ENG. DATE

*Director* 5-9-16  
 DIRECTOR DATE

**OWNER'S CERTIFICATE**

WE, LDG, INC., OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPT THIS PLAN OF SUBDIVISION, AND IN CONSIDERATION OF THE APPROVAL OF THIS 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 RIGHT-OF-WAYS AND THE SPECIFIC EASEMENT SHOWN HEREON; (2) THE RIGHT TO REQUIRED 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 STREET AND/OR ROADS AND FLOODPLAINS, STORM DRAINAGE FACILITIES AND OPEN SPACE WHERE APPLICABLE; AND (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 MY HAND THIS 3rd DAY OF March, 2016.

*LDG, INC. OWNER*  
 LDG, INC., OWNER

*Lucy Scott*  
 WITNESS

**SURVEYOR'S CERTIFICATE**

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A SUBDIVISION OF PART OF THE LANDS CONVEYED BY BROOKE LEE FAMILY, INC., H.B.L. PROPERTIES, INC., GEORGIA AVENUE PROPERTIES, INC., GEORGIA-CONNECTICUT, INC., CONNECTICUT-ASPEN, INC., WOODFIELD NORTH, INC., SOUTH DAMASCUS CORPORATION, AND LEE DEVELOPMENT GROUP, INC. (ALL MARYLAND CORPORATIONS) TO FORM LDG, INC. UNTO LDG, INC. BY DEED AND CERTIFICATE OF CONSOLIDATION DATED DECEMBER 31, 1988 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 1988 AT FOLIO 258; AND THAT ALL MONUMENTS OR LOT CORNERS ARE IN PLACE OR WILL BE IN PLACE PRIOR TO THE ACCEPTANCE OF THE STREETS IN THE SUBDIVISION BY HOWARD COUNTY AS SHOWN, IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND AS AMENDED.

I HEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED BY ME OR UNDER MY RESPONSIBLE CHARGE AND THAT I AM A QUALIFIED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MARYLAND, LICENSE NO. 21097, EXPIRATION DATE JULY 26, 2017, IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND AS AMENDED.

*Thomas L. Frazer, Jr.* 3/2/16  
 THOMAS L. FRAZER, JR., PROFESSIONAL LAND SURVEYOR DATE  
 MARYLAND REGISTRATION NO. 21097

**PURPOSE NOTE:**  
 THE PURPOSE OF THIS PLAT IS TO AMEND THE COMMON LOT LINES BETWEEN BUILDABLE PRESERVATION PARCEL A AND NON-BUILDABLE PRESERVATION PARCEL B RECORDED AS PLAT NO. 22661-22664, THEREBY ESTABLISHING AMENDED BUILDABLE PRESERVATION PARCEL A-1 AND NON-BUILDABLE PRESERVATION PARCEL B-1.

OWNER:  
 LDG, INC.  
 LEE PLAZA, SUITE 200  
 SILVER SPRING, MARYLAND 20910  
 (301) 585-7000

RECORDED AS PLAT NO. 25182 ON 5/13/16 AMONG THE LAND RECORDS OF HOWARD COUNTY, MD.

**RESUBDIVISION PLAT**  
**TERRAPIN CREEK**  
 BUILDABLE PRESERVATION PARCEL A-1 & NON-BUILDABLE PRESERVATION PARCEL B-1  
 (A RESUBDIVISION OF PARCELS A & B AS PREVIOUSLY RECORDED IN PLAT NO. 22661)  
 PREVIOUS PLANNING & ZONING FILE NOS. SP-06-002, F-07-086,

TAX MAP: 15 ELECTION DISTRICT: No. 3 SCALE: 1" = 100'  
 GRID NO: 4 & 5 HOWARD COUNTY, MARYLAND DATE: AUGUST 2015  
 PARCEL NO: 12 EX. ZONING: RC-DEO SHEET 4 OF 4

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