

COORDINATE TABLE

NO	NORTH	EAST
1164	486 227.12	840 124.77
1172	486 484.11	840 442.94
1167	486 529.00	840 403.00
1168	486 693.00	840 619.00
1169	486 742.00	840 582.00
6	486 746.54	840 586.20
7	486 687.45	840 642.54
8	486 718.82	840 694.00
9	486 710.35	840 706.38
10	486 682.11	840 747.64
11	486 682.47	840 804.66
12	486 680.11	840 836.30
13	486 492.60	840 816.70
14	486 437.70	840 733.98
15	486 335.15	840 644.09
16	486 121.65	840 542.70
17	486 109.80	840 509.38
641	486 166.00	840 391.06
101	486 149.06	840 382.48
755	486 157.04	840 367.42

CURVE DATA

NOs	RADIUS	Δ	ARC TAN	CHORD	BEARING	
755-164	615.42	23°40'59"	254.38	129.03	252.57	N73°53'25"W
10-11	50.00	62°31'13"	60.67	34.70	57.02	N89°37'52"W
11-12	25.00	78°46'59"	34.37	20.53	31.73	S85°44'08"E
12-13	120.00	103°23'34"	216.55	151.93	188.94	S05°21'36"W
14-15	250.00	31°39'12"	138.12	70.87	136.37	S41°14'01"W

- NOTES:**
- 4"x4"x36" Concrete Monuments indicated thus:
 - Tax Map # 42, Parcel # 17.
 - This plat and the coordinates shown hereon are based upon the traverse controls for Columbia, established by Maps, Inc. in 1965 and by Purdum and Jeschke in 1968, which controls were tied to Maryland Bureau of Control Survey Monuments and to U.S. Coast and Geodetic Survey Monuments in the Columbia area.
 - Subject property is zoned New Town per the 10/3/1977 Comprehensive Zoning Plan.
 - Minimum building setback restrictions from property lines and right of way of any Public Road of street to be in accordance with the Final Development Plan Criteria Phase 178A, Part 1.
 - See Office Of Planning and Zoning File No. P-81-31c

TABULATION OF FINAL PLAT - SHEETS 1 AND 2

- Total Number of Lots and/or parcels to be recorded: 94
- Total Area of Lots and/or parcels and paths: 8.6963 Acres.
- Total Area of roadways to be recorded including widening strips: 1.1252
- Total area of subdivision to be recorded: 9.8215 Acres.

TABULATION OF FINAL PLAT

- Total number of lots and/or parcels to be recorded: 44
- Total area of lots and/or parcels and paths: 6.5136 Acres.
- Total area of roadways to be recorded including widening strips: None Acres.
- Total area of subdivision to be recorded is 6.5136 Acres.

Plans for Public Water and Public sewerage systems have been approved by the Department of Health and Mental Hygiene, and these facilities will be available to all lots offered for sale.

John L. Troutman APRIL 22, 1982
Date

This subdivision is subject to Section 18.122 B of the Howard County Code Public Water and Sewer Service has been granted under the terms and provisions, thereof, effective 4-16-82, on which date developer agreement No. 74-0990-D was filed and accepted.

The lots or parcels shown on this plat are subject to the supplemental sewer in aid of construction charge created by Section 20-31A of the Howard County Code, and to Executive Order No. 72-9.

APPROVED: FOR PUBLIC WATER & PUBLIC SEWERAGE SYSTEMS; IN CONFORMANCE WITH THE MASTER PLAN OF WATER AND SEWERAGE FOR HOWARD COUNTY

John L. Troutman 4-23-82
COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY OFFICE OF PLANNING AND ZONING ADMINISTRATION

Bill Mueschman 4-23-82
DIRECTOR, ACTING DATE

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE STORM DRAINAGE SYSTEMS & PUBLIC ROADS HOWARD CO. DEPT. OF PUBLIC WORKS

Walter F. Nunnery 4-22-82
DIRECTOR DATE

OWNER'S DEDICATION

We, Riverview Associates, a Maryland Limited Partnership, by Troutman Development Company, general partner, John L. Troutman, President and Diane H. Kluckhohn, Sec'y, owners of the property shown hereon hereby adopt this plat of resubdivision and in consideration of the approval of this Final Plat by the office 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 flood plains 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 flood plains, storm drains, utilities, 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 Our Hands this 16TH day of FEB, 1982

Diane H. Kluckhohn *John L. Troutman*
DIANE H. KLUCKHOHN, Secretary JOHN L. TROUTMAN, President

SURVEYOR'S CERTIFICATE

I hereby certify that the Final Plat shown hereon is correct; that it is a resubdivision of Parcel "A" as shown on a plat of subdivision entitled "Columbia, Village of Kings Contrivance, Section 2, Area 3, Phase I", and recorded among the Land Records of Howard County, Maryland as Plat Nos. 4671 & 4673 said land was obtained by Riverview Associates, a Maryland Limited Partnership, of which Troutman Development Company is a general partner, from 95-32 Corporation, a Maryland Corporation, by deed dated January 28, 1982 and recorded among the aforesaid Land Records in Liber 1089 at Folio 272 and that all monuments are in place or will be in place prior to the acceptance of the street in the subdivision by Howard County as shown, in accordance with the Annotated Code of Maryland, as amended.

Feb. 17, 1982
DATE

Donald B. Sackett
DONALD B. SACKETT
Registered Land Surveyor
Md. No. 6059

RECORDED AS PLAT 5184

On 4-23-82, Among The Land Records of Howard County, Maryland

COLUMBIA
VILLAGE OF KINGS CONTRIVANCE SECTION 2 AREA 3 PHASE 1
LOTS A-1 THRU A-94
A RESUBDIVISION OF PARCEL "A"
SHEET 1 OF 2
6TH ELECTION DISTRICT, HOWARD COUNTY, MARYLAND
SCALE: 1"=50' DATE: MAY, 1981

CLARK, FINEFROCK & SACKETT ENGINEERS, PLANNERS, SURVEYORS
11315 LOOKWOOD DRIVE
SILVER SPRING, MD. 20904

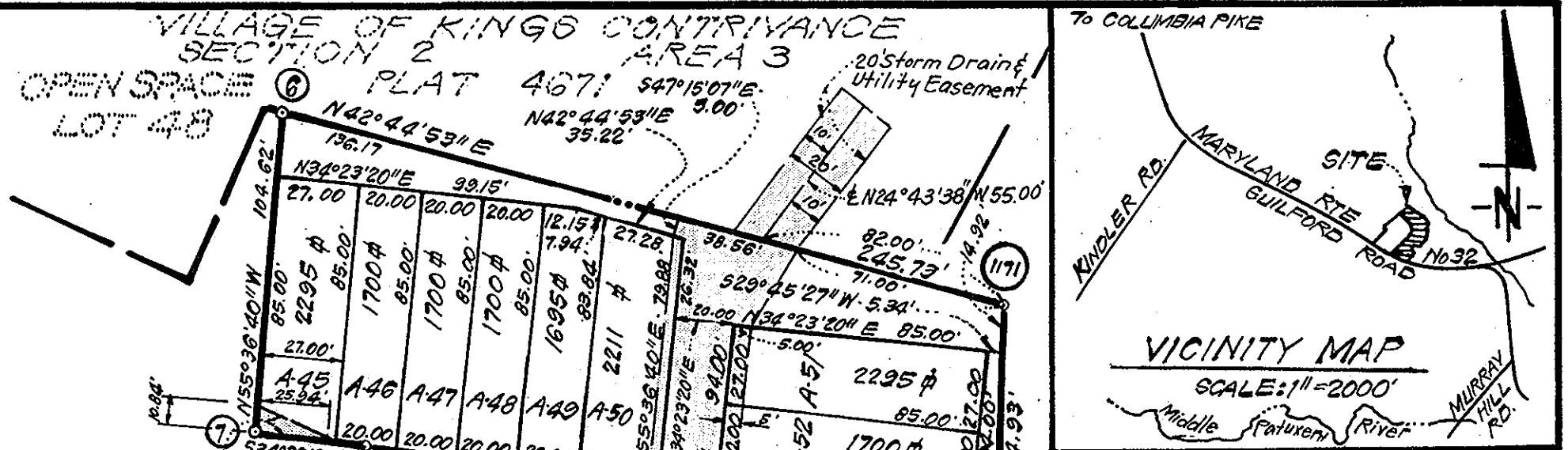
CURVE DATA						
NOS	RADIUS	Δ	ARC	TAN	CHORD	BEARING
15-14	250.00	31°39'12"	138.12	70.87	138.37	N41°42'01"E
13-12	120.00	103°23'32"	216.55	151.93	188.34	N05°21'36"E
12-11	25.00	78°46'59"	34.37	20.53	31.73	N85°44'08"W
11-10	50.00	69°31'13"	60.67	34.70	57.02	S89°37'52"W
23-22	170.00	112°40'07"	334.29	255.23	282.97	S00°43'23"W
21-20	200.00	31°39'11"	110.49	56.69	109.09	S41°13'47"W
A	184.00	14°09'21"	45.46	22.85	45.35	N32°29'37"E
B	184.00	05°52'17"	18.86	9.44	18.85	N54°07'57"E

Plans for Public Water and Public sewerage systems have been approved by the Department of Health and Mental Hygiene and these facilities will be available to all lots offered for sale.

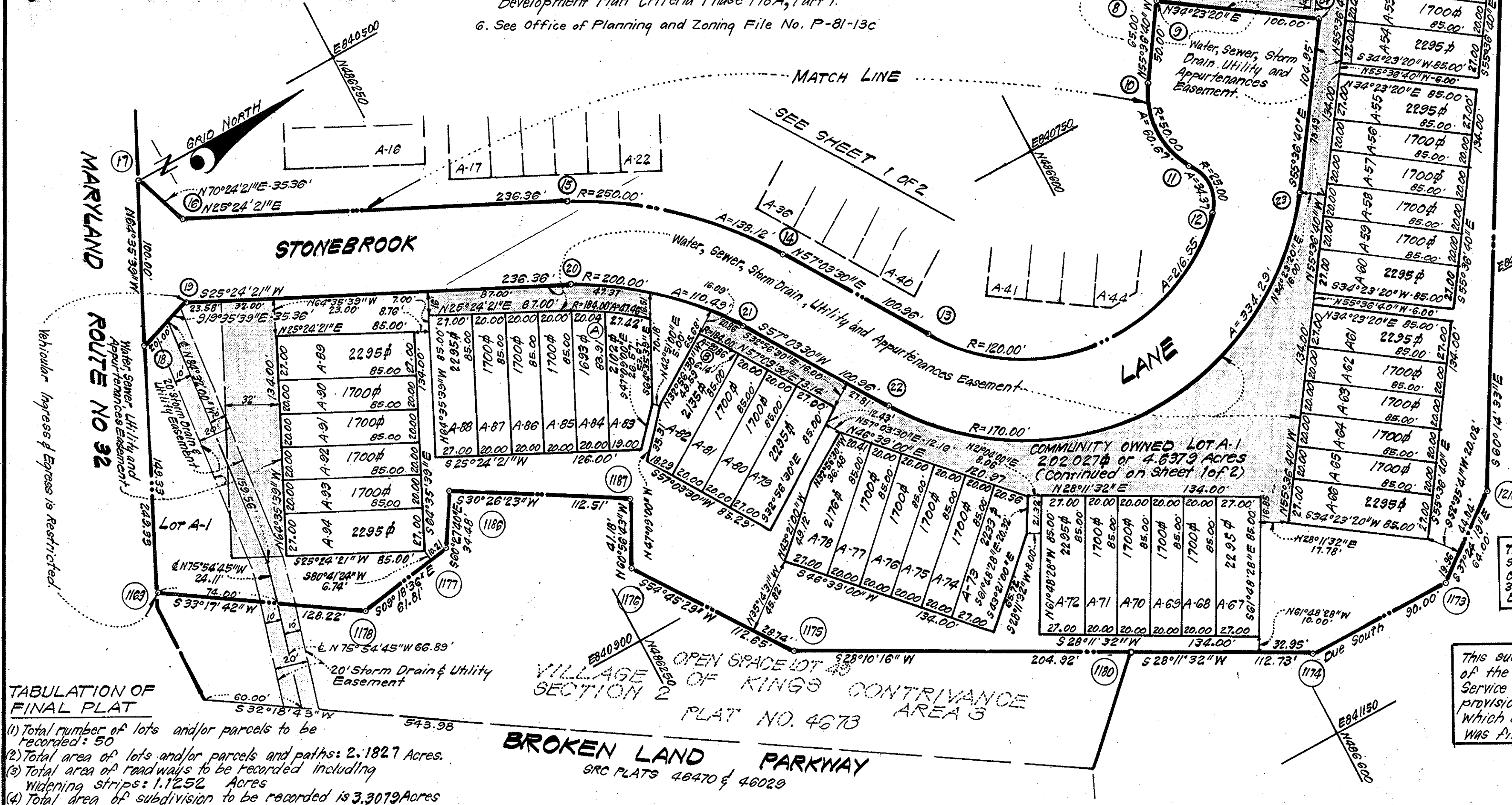
John L. Troutman APRIL 22, 1982
Date

NOTES:

1. 4"x4"x36" Concrete Monuments indicated thus:
2. Tax Map #42, Parcel #17.
3. This plat and the coordinates shown hereon are based upon the traverse controls for Columbia, established by Maps, Inc. in 1965 and by Purdum and Jeschke in 1968, which controls were tied to Maryland Bureau of Control Survey Monuments and to U.S. Coast and Geodetic Survey monuments in the Columbia area.
4. Subject property is zoned New Town per the 10/3/1977 Comprehensive Zoning Plan.
5. Minimum building setback restrictions from property lines and right of way of any Public Road or street to be in accordance with the Final Development Plan Criteria Phase 178A, Part 1.
6. See Office of Planning and Zoning File No. P-81-13c



COORDINATE TABLE		
No.	NORTH	EAST
6	486 746.54	840 586.20
7	486 687.45	840 672.54
8	486 718.82	840 694.00
9	486 710.35	840 706.38
10	486 682.11	840 747.64
11	486 682.47	840 804.66
12	486 680.11	840 836.30
13	486 492.60	840 818.70
14	486 437.70	840 733.38
15	486 335.15	840 644.09
16	486 121.65	840 542.70
17	486 109.80	840 509.38
18	486 066.89	840 599.73
19	486 100.20	840 587.87
20	486 313.70	840 689.27
21	486 395.74	840 761.16
22	486 450.64	840 845.89
23	486 733.59	840 849.46
24	486 792.87	840 762.85
1171	486 927.00	840 753.00
1216	486 750.84	841 061.12
1173	486 700.00	841 100.00
1174	486 610.00	841 100.00
1180	486 510.64	841 046.74
1175	486 330.00	840 950.00
1176	486 265.00	840 855.00
1187	486 285.00	840 822.00
1186	486 188.00	840 765.00
1177	486 171.00	840 795.00
1178	486 110.00	840 805.00
1163	486 002.82	840 734.61



THE HOWARD RESEARCH & DEVELOPMENT CORPORATION

TABULATION OF FINAL PLAT

(1) Total number of lots and/or parcels to be recorded: 50
 (2) Total area of lots and/or parcels and paths: 2.1827 Acres.
 (3) Total area of roadways to be recorded including widening strips: 1.1252 Acres
 (4) Total area of subdivision to be recorded is 3.3079 Acres

The lots or parcels shown on this plat are subject to the supplemental sewer in aid of construction charge created by Section 20-31A of the Howard County Code, and to Executive Order No. 72-9.

This subdivision is subject to Section 18.122.B of the Howard County Code Public Water and Sewer Service has been granted under the terms and provisions, thereof, effective 4-16-82, on which date developer agreement No. 24-0930-D was filed and accepted.

APPROVED: FOR PUBLIC WATER & PUBLIC SEWERAGE SYSTEMS; IN CONFORMANCE WITH THE MASTER PLAN OF WATER AND SEWERAGE FOR HOWARD COUNTY

John P. Boyles 4-23-82
COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY OFFICE OF PLANNING AND ZONING ADMINISTRATION

Sheldon H. Hershman 4-23-82
DIRECTOR, ACTING DATE

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE STORM DRAINAGE SYSTEMS & PUBLIC ROADS HOWARD CO. DEPT. OF PUBLIC WORKS

James F. Nimmer 4-22-82
DIRECTOR DATE

OWNER'S DEDICATION

We, Riverview Associates, a Maryland Limited Partnership, by Troutman Development Company, general partner, John L. Troutman, President and Diane H. Kluckhuhn, Secretary, owners of the property shown herein hereby adopt this plat of resubdivision and in consideration of the approval of this Final Plat by the Office 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 flood plains 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 flood plains, storm drains, utilities, 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 our Hands this 16th day of FEB, 1982

Diane H. Kluckhuhn
DIANE H. KLUCKHUHN, Secretary

John L. Troutman
JOHN L. TROUTMAN, President

SURVEYOR'S CERTIFICATE

I hereby certify that the Final Plat shown hereon is correct, that it is a resubdivision of Parcel "A" as shown on a plat of subdivision entitled "Columbia, Village of Kings Contrivance, Section 2, Area 3, Phase I" and recorded among the Land Records of Howard County, Maryland as Plat Nos. 4671 & 4673; said land was obtained by Riverview Associates, a Maryland Limited Partnership, of which Troutman Development Company is a general partner, from 35-32 Corporation, a Maryland Corporation, by deed dated January 28, 1982 and recorded among the aforesaid Land Records in Liber 1089 at Folio 272 and that all monuments are in place or will be in place prior to the acceptance of the street in the subdivision by Howard County as shown, in accordance with the Annotated Code of Maryland, as amended.

Feb. 17, 1982
DATE

Donald B. Sackett
DONALD B. SACKETT
Registered Land Surveyor
Md. No. 6059

RECORDED AS PLAT 5185

On 4-24-82, Among The Land Records of Howard County, Maryland

COLUMBIA

VILLAGE OF KINGS CONTRIVANCE SECTION 2 AREA 3

PHASE 1

LOTS A-1 THRU A-94

A RESUBDIVISION OF PARCEL "A" SHEET 2 OF 2

6TH ELECTION DISTRICT, HOWARD COUNTY, MARYLAND
SCALE: 1"=50' DATE: MAY, 1981

CLARK, FINEBROOK & SACKETT ENGINEERS, PLANNERS, SURVEYORS
11315 LOCKWOOD DRIVE
SILVER SPRING, MD. 20904