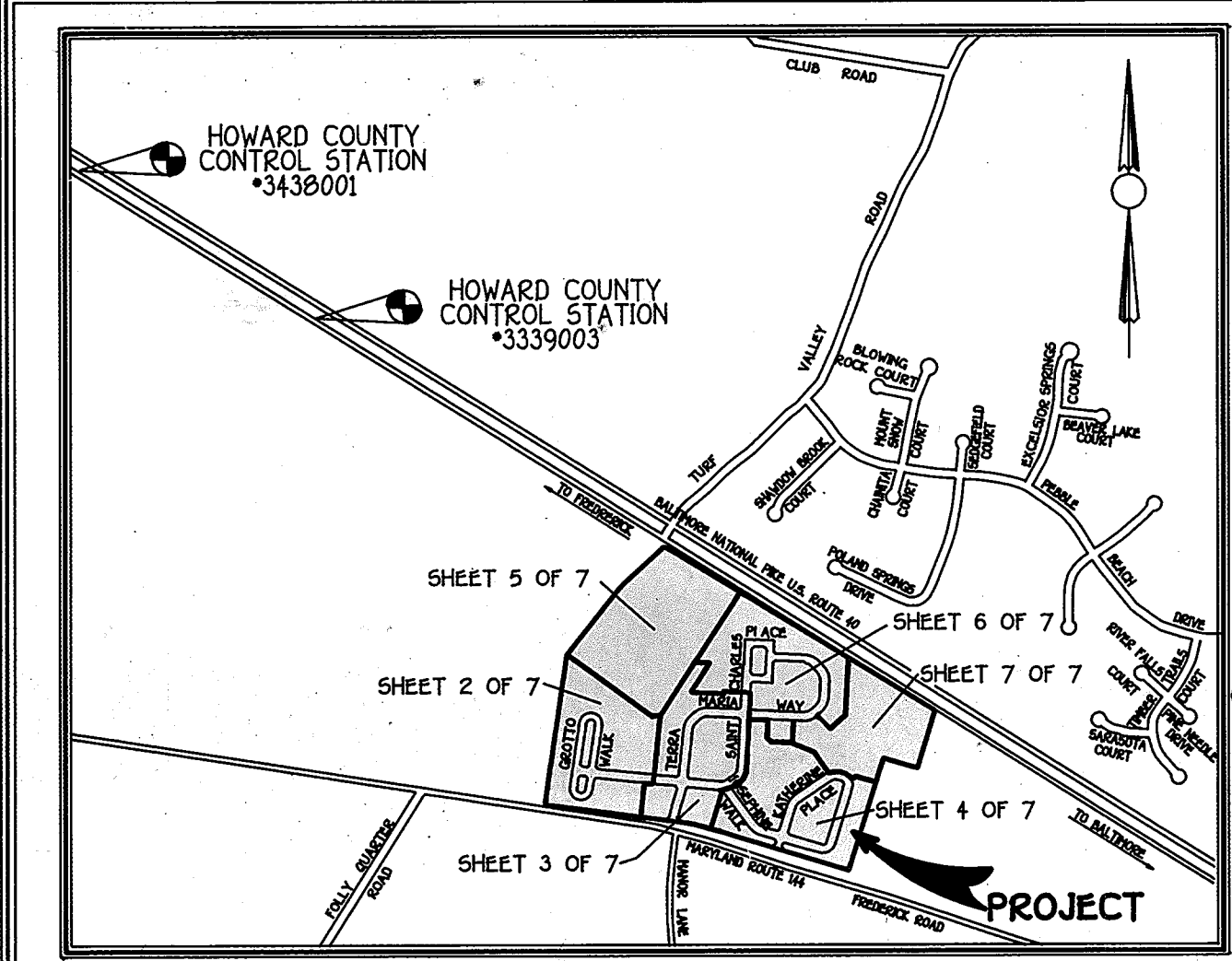


COORDINATE TABLE					
Point	North	East	Point	North	East
5	529411.00	832089.71	1019	529035.69	831381.66
45	528801.54	831232.86	1020	528985.96	831376.44
66	529438.46	832595.92	1025	529007.12	831451.74
67	528534.50	832106.93	1027	528993.40	831449.30
70	529172.00	832304.13	1030	528985.47	831383.26
71	529113.56	832495.41	1031	528977.46	831399.14
72	530366.89	831068.11	1040	529402.58	831309.38
97	529407.40	830999.56	1049	529065.04	831198.10
125	530143.41	830826.62	1050	529054.05	831207.00
128	529786.46	830519.54	1065	529389.48	831270.78
212	528911.21	830393.84	1070	529367.52	831245.28
286	528541.48	832109.08	1072	529331.45	831226.10
323	529087.56	832149.69	1074	529452.51	831312.00
331	529039.31	832242.15	1076	529427.50	831238.31
334	529089.48	832077.97	1078	529405.54	831212.60
336	529041.66	832063.36	1080	528336.68	831176.37
338	529010.45	832079.96	1091	529070.26	831148.37
340	528995.04	832127.78	1093	529061.36	831137.38
342	529044.59	832053.79	1148	529102.90	830742.22
350	529092.40	832068.40	1149	529053.17	830737.00
351	529037.58	832006.97	1150	529107.79	830703.61
352	529079.03	831979.01	1151	529058.34	830698.26
353	528917.66	831829.17	1153	528987.46	830662.99
354	528959.11	831801.21	1154	528993.34	830623.42
355	528888.13	831807.32	1155	529000.70	830573.96
356	528902.74	831759.51	1157	529006.58	830534.40
358	528706.39	831689.06	1158	529359.32	830677.84
359	528754.21	831703.67	1160	529353.44	830717.41
360	528733.76	831770.62	1161	529366.67	830628.39
361	528685.94	831756.01	1163	529372.56	830588.82
363	528679.30	831743.52	1166	529118.45	830631.92
365	528746.25	831763.98	1167	529122.87	830602.24
366	528760.85	831716.16	1168	529073.41	830594.89
367	528693.91	831695.71	1169	529069.00	830624.56
372	528673.86	831966.67	1173	529126.88	830643.28
373	528680.50	831979.16	1174	529057.64	830632.90
757	529204.52	831914.68	1175	529064.99	830583.53
758	529087.32	831993.73	1176	529134.23	830593.82
783	529070.51	831456.30	1244	529029.44	830962.75
784	529029.06	831484.26	1261	529542.56	831217.73
785	529113.23	831480.47	1306	528664.95	831739.14
786	529110.61	831530.40	1307	528652.47	831745.78
798	529389.70	831555.04	1309	528679.56	831691.32
800	529384.62	831651.90	1310	528672.92	831678.84
802	529284.76	831646.67	1311	528630.14	831145.27
813	529290.36	831539.82	1312	528836.62	831095.69
815	529380.24	831544.53	1314	528818.92	831153.89
819	529439.64	831557.66	1315	528828.00	831084.48
825	529450.15	831548.20	1322	529052.97	832122.26
836	529377.09	831795.71	1325	529407.63	831934.62
837	529257.25	831789.43	1334	528784.80	831312.65
840	529393.37	831485.14	1336	528818.54	831156.82
849	529382.86	831494.60	1342	528918.14	830394.87
866	529332.86	832001.95	1368	529033.40	832261.26
870	529452.76	831488.26	1370	529263.53	831669.59
872	529424.63	831502.97	1413	528939.84	831121.80
876	529443.30	831487.75	1414	528921.96	831168.50
877	529479.92	831402.11	1415	529000.82	831139.44
906	529838.97	831523.51	1416	528995.57	831189.33
915	529588.67	831675.62	1417	529011.73	831131.31
917	529594.42	831565.77	1418	529004.39	831201.06
919	529584.96	831555.26	1469	529748.20	831862.55
938	529830.33	831688.29	1470	529708.26	831860.46
955	529643.67	831935.53	1473	529718.60	831935.35
956	529677.13	831972.68	1474	529685.14	831898.19
958	529603.99	831949.58	1478	529703.26	831860.20
959	529601.38	831999.51	1491	528680.24	832031.36
960	529054.00	831944.41	1502	528630.43	831937.72
961	529502.79	831994.34	1508	529772.51	831645.20
962	529467.41	831926.29	1509	529776.96	831560.32
963	529430.25	831959.75	1511	529795.88	831581.34
964	529438.15	831893.80	1512	529650.68	831638.81
965	529400.99	831927.25	1513	529631.75	831617.80
966	529424.10	831854.11	1514	529793.53	831626.27
967	529374.17	831851.50	1515	529634.11	831572.86
1007	528780.46	831617.77	1517	529655.13	831553.93
1008	528732.64	831603.16	1530	528846.42	830943.52
1009	528800.73	831589.34	1532	528839.46	830942.79
1010	528771.34	831548.89	1534	529025.09	831004.13
1017	529044.79	831418.17	1535	529074.81	831009.35

CURVE DATA TABULATION														
PNT.- PNT.	RADIUS	ARC	DELTA	TANGENT	CHORD BEARING & DISTANCE	PNT.- PNT.	RADIUS	ARC	DELTA	TANGENT	CHORD BEARING & DISTANCE			
334-340	75.00'	117.81'	90°00'00"	75.00'	S28°00'41"E 106.07'	1072-1070	55.00'	41.76'	43°30'00"	21.94'	N27°45'00"E 40.78'			
334-1322	75.00'	58.90'	45°00'00"	31.07'	S50°30'40"E 57.40'	1076-1074	105.00'	79.72'	43°30'01"	41.89'	N71°15'00"E 77.82'			
336-338	25.00'	39.27'	90°00'00"	25.00'	S28°00'41"E 35.35'	1080-1078	105.00'	79.72'	43°30'00"	41.89'	N27°45'00"E 77.82'			
350-758	105.00'	76.52'	41°45'20"	40.05'	S86°06'39"W 35.35'	1-1151	957.18'	-----	02°27'29"	20.54'	N82°46'15"W 41.06'			
351-342	55.00'	48.95'	50°59'19"	26.23'	N81°29'40"E 47.35'	1150-1149	907.18'	38.92'	02°27'29"	19.46'	S82°46'15"E 38.92'			
352-350	105.00'	93.44'	50°59'19"	50.07'	N81°29'40"E 90.39'	1153-1157	65.00'	204.20'	180°00'00"	-----	N81°32'30"W 130.00'			
355-353	55.00'	37.45'	39°00'41"	19.48'	N36°29'40"E 36.73'	1154-1155	25.00'	78.54'	180°00'00"	-----	N81°32'30"E 50.00'			
356-354	105.00'	71.49'	39°00'41"	37.19'	N36°29'40"E 70.12'	1161-1158	25.00'	78.54'	180°00'00"	-----	N81°32'30"E 50.00'			
785-783	55.00'	50.88'	53°00'00"	27.42'	S29°30'00"W 49.08'	1163-1160	65.00'	204.20'	180°00'00"	-----	S81°32'30"E 130.00'			
786-784	105.00'	97.13'	53°00'00"	52.35'	S29°30'00"W 93.70'	1312-1413	453.00'	106.72'	13°29'53"	53.61'	N14°11'48"E 106.47'			
955-958	55.00'	43.20'	45°00'00"	22.78'	S19°30'00"E 42.09'	1334-1336	958.60'	159.63'	09°32'28"	80.00'	N77°46'55"W 159.45'			
956-959	105.00'	82.47'	44°00'00"	43.49'	S19°30'00"E 80.36'	1413-1415	378.00'	63.55'	09°37'58"	31.85'	N16°07'44"E 63.48'			
960-962	55.00'	43.20'	45°00'00"	22.78'	S25°30'00"E 42.09'	1414-1311	403.00'	94.94'	13°29'53"	47.69'	S14°11'48"W 94.72'			
961-963	105.00'	82.46'	45°00'00"	43.49'	S25°30'00"E 80.36'	1416-1414	428.00'	-----	10°15'18"	38.40'	S15°49'04"W 76.50'			
964-966	55.00'	43.20'	45°00'00"	22.78'	S70°30'00"E 42.09'	1469-1473	-----	80.55'	43°57'08"	42.37'	S67°52'11"E 78.59'			
965-967	105.00'	82.47'	45°00'00"	43.49'	S70°30'00"E 80.36'	1478-1474	55.00'	43.20'	45°00'00"	22.78'	S64°30'00"E 42.09'			
1007-1009	55.00'	35.53'	37°00'41"	18.41'	N54°30'20"W 34.91'	1491-1502	75.00'	117.81'	90°00'00"	75.00'	S61°59'19"W 106.07'			
1008-1010	105.00'	67.83'	37°00'41"	35.14'	N54°30'20"W 66.65'	1509-1511	20.00'	31.42'	90°00'00"	20.00'	N48°00'00"E 28.28'			
1017-1019	55.00'	38.40'	40°00'00"	20.02'	S76°00'00"W 37.62'	1512-1513	20.00'	31.42'	90°00'00"	20.00'	S48°00'00"E 28.28'			
1030-1020	105.00'	6.85'	03°44'07"	3.42'	N85°52'03"W 6.84'	1514-1508	20.00'	31.42'	90°00'00"	20.00'	S42°00'00"E 28.28'			
1065-1040	55.00'	41.76'	43°30'01"	21.94'	N71°15'00"E 40.78'	1515-1517	20.00'	31.42'	90°00'00"	20.00'	S48°00'00"W 28.28'			



VICINITY MAP SCALE: 1" = 2000'

PETER HOROWITZ AND BETH HOROWITZ, AS AN ACCOMMODATION TO THE DEVELOPER, TERRA MARIA L.L.C., HAVE EXECUTED THIS PLAT AS OWNER OF A PORTION OF THE SUBJECT PROPERTY. THERE ARE NO STREETS, ROADS, FLOOD PLAINS OR OPEN SPACE LOCATED ON THE HOROWITZ PROPERTY, LOT 106. PETER AND BETH HOROWITZ SHALL NOT BE CONSIDERED THE DEVELOPER OF TERRA MARIA, RESERVING HOWEVER, ANY RIGHTS RESERVED TO THE DEVELOPER, OR OTHERWISE SET FORTH HEREIN, AS MAY APPLY TO LOT 106. NO ONE MAY ENTER OR BE UPON LOT 106 WITHOUT THE SPECIFIC WRITTEN AUTHORIZATION OF THE OWNER OF LOT 106, OR AN EASEMENT TO THAT EFFECT EXECUTED BY THE OWNER OF LOT 106 AND RECORDED SEPARATELY HEREFROM AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND. THE TERM OWNER SHALL REFER TO THE INDIVIDUAL OR ENTITIES WHO SHALL BE THE THEN OWNER OF LOT 106 FROM TIME TO TIME.

MINIMUM LOT SIZE CHART				
LOT No.	GROSS AREA	PIPESTEM AREA	REMAINING AREA	MINIMUM LOT SIZE
4	8958 Sq. Ft.	1200 Sq. Ft.	5758 Sq. Ft.	0
5	6489 Sq. Ft.	600 Sq. Ft.	5889 Sq. Ft.	0

FISHER, COLLINS & CARTER, INC.
 CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
 1000 NATIONAL SQUARE OFFICE PARK - 1072 BALTIMORE NATIONAL PIKE
 ELICOTT CITY, MARYLAND 21042
 410-411-2855

TOTAL AREA TABULATION OF ALL SHEETS							
DESCRIPTION	SHEET 2	SHEET 3	SHEET 4	SHEET 5	SHEET 6	SHEET 7	TOTAL
TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED	21	21	30	1	28	2	103
TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED	4	1	4	0	3	1	13
TOTAL NUMBER OF PARCELS TO BE RECORDED	0	4	1	0	0	0	5
TOTAL OF LOTS/PARCELS TO BE RECORDED	25	26	35	1	31	3	121
TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED	4,459 Ac.	3,601 Ac.	4,553 Ac.	11,124 Ac.	5,415 Ac.	0,433 Ac.	29,585 Ac.
TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED	3,233 Ac.	1,089 Ac.	2,822 Ac.	0,000 Ac.	2,479 Ac.	6,246 Ac.	15,869 Ac.
TOTAL AREA OF PARCELS TO BE RECORDED	0.000 Ac.	1.673 Ac.	0.438 Ac.	0.000 Ac.	0.138 Ac.	0.000 Ac.	2,249 Ac.
TOTAL AREA OF ROADWAY TO BE RECORDED	1,480 Ac.	2,113 Ac.	2,089 Ac.	0,000 Ac.	1,722 Ac.	0,000 Ac.	7,404 Ac.
TOTAL AREA TO BE RECORDED	9,172 Ac.	8,476 Ac.	9,902 Ac.	11,124 Ac.	9,754 Ac.	6,679 Ac.	55,107 Ac.

THE PURPOSE OF THIS PLAT IS TO RESUBDIVIDE LOT 2 AND PROPERTY OF TERRA MARIA L.L.C. AND CREATE LOTS 3 THRU 118.

DEVELOPER
 TERRA MARIA L.L.C.
 c/o LAND DESIGN & DEVELOPMENT, INC.
 10905 HICKORY RIDGE ROAD
 COLUMBIA, MARYLAND 21044

OWNER
 PETER HOROWITZ AND ELIZABETH HOROWITZ
 10890 FREDERICK ROAD
 ELICOTT CITY, MD. 21042

JOHN HORNBERG
 TERRA MARIA L.L.C.
 c/o LAND DESIGN & DEVELOPMENT, INC.
 10905 HICKORY RIDGE ROAD
 COLUMBIA, MARYLAND 21044

THE REQUIREMENTS OF § 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.

Peter Horowitz 11/22/95 DATE
 PETER HOROWITZ

Elizabeth Horowitz 11/22/95 DATE
 ELIZABETH HOROWITZ

John Hornberg 11/21/95 DATE
 JOHN HORNBERG, PRESIDENT
 SYNERGY DEVELOPMENT/VENTURE II, INC. DATE
 MANAGING MEMBER OF TERRA MARIA L.L.C.

TERRELL A. FISHER, L.S. *10692 DATE

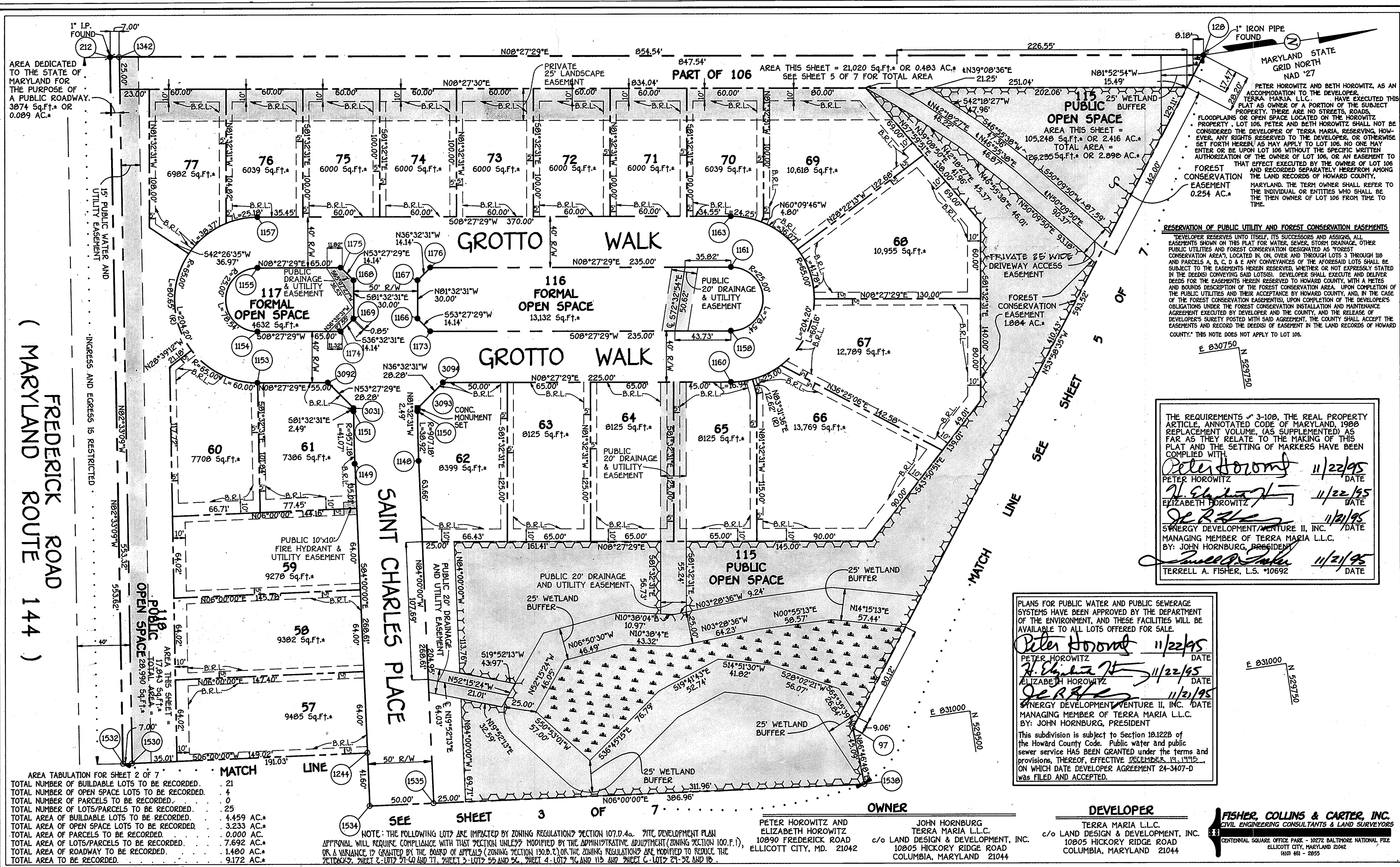
PLANS FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS HAVE BEEN APPROVED BY THE DEPARTMENT OF THE ENVIRONMENT, AND THESE FACILITIES WILL BE AVAILABLE TO ALL LOTS OFFERED FOR SALE.

Peter Horowitz 11/22/95 DATE
 PETER HOROWITZ

Elizabeth Horowitz 11/22/95 DATE
 ELIZABETH HOROWITZ

John Hornberg 11/21/95 DATE
 JOHN HORNBERG, PRESIDENT
 SYNERGY DEVELOPMENT/VENTURE II, INC. DATE
 MANAGING MEMBER OF TERRA MARIA L.L.C.

This subdivision is subject to Section 18.122B of the Howard County



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

Joyce M. Boyd 12/1/95
 HOWARD COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.

Charles Dammann 12/2/95
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

Joseph R. Roth 1/26/96
 DIRECTOR DATE

OWNER'S CERTIFICATE

PETER HOROWITZ AND ELIZABETH HOROWITZ, HIS WIFE AND TERRA MARIA L.L.C., BY SYNERGY DEVELOPMENT/VENTURE II, INC., MANAGING MEMBER OF TERRA MARIA L.L.C. BY JOHN HORNBURG, PRESIDENT OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPT THIS PLAN OF SUBDIVISION AND IN CONSIDERATION OF THE APPROVAL OF THIS FINAL PLAN 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 OR STREET RIGHTS-OF-WAY AND THE SPECIFIC EASEMENT AREAS SHOWN HEREON; (2) THE RIGHT TO REQUIRE DEDICATION FOR PUBLIC USE OF THE BED 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 ERRECTED ON OR OVER THE SAID EASEMENTS AND RIGHTS-OF-WAY.

WITNESS OUR HANDS THIS 21ST DAY OF NOVEMBER, 1995.

Peter Horowitz
 PETER HOROWITZ
Elizabeth Horowitz
 ELIZABETH HOROWITZ
John Hornburg
 SYNERGY DEVELOPMENT/VENTURE II, INC.
 MANAGING MEMBER OF TERRA MARIA L.L.C.
 BY: JOHN HORNBURG, PRESIDENT

Ronald A. Hunter
 WITNESS
Ronald A. Hunter
 WITNESS
Ronald A. Hunter
 WITNESS

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A SUBDIVISION COMPRISED OF (1) ALL THE LAND CONVEYED BY ROBERT J. LANCELOTTA AND DONNA L. LANCELOTTA TO PETER HOROWITZ AND ELIZABETH HOROWITZ BY DEED DATED MAY 14, 1993 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 2859 AT FOLIO 0594; AND (2) ALL THE LAND CONVEYED BY ROBERT J. LANCELOTTA AND DONNA L. LANCELOTTA TO TERRA MARIA L.L.C. BY DEED DATED MAY 14, 1993 AND RECORDED AMONG THE AFORESAID LAND RECORDS IN LIBER 2859 AT FOLIO 0652 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, AS SHOWN IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND AS AMENDED, AND THE BOUNDARY SURVEY IS IN ACCORDANCE WITH THE HOWARD COUNTY SUBDIVISION REGULATIONS. (SEE GENERAL NOTE 27)

Terrell A. Fisher
 TERRELL A. FISHER
 SURVEYOR

Nov. 21, 1995
 DATE

RECORDED AS PLAT No. 11796 ON JANUARY 26, 1996
 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

TERRA MARIA
 LOTS 3-118, PARCELS A,B,C,D & E
 (A RESUBDIVISION OF LOT 2, PLAT No. 10804 AND PROPERTY OF TERRA MARIA L.L.C.)

ZONING: R-ED
 TAX MAP No: 16 PARCEL No: 114
 SECOND ELECTION DISTRICT
 HOWARD COUNTY, MARYLAND
 DATE: NOVEMBER 21, 1995

0 50 100 150
 SCALE IN FEET
 SHEET 2 OF 7
 P-94-24 F-95-99

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.

Peter Horowitz 11/22/95
 PETER HOROWITZ DATE

Elizabeth Horowitz 11/22/95
 ELIZABETH HOROWITZ DATE

John Hornburg 11/21/95
 SYNERGY DEVELOPMENT/VENTURE II, INC. DATE
 MANAGING MEMBER OF TERRA MARIA L.L.C.
 BY: JOHN HORNBURG, PRESIDENT

Terrell A. Fisher 11/21/95
 TERRELL A. FISHER, L.S. #0692 DATE

PLANS FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS HAVE BEEN APPROVED BY THE DEPARTMENT OF THE ENVIRONMENT, AND THESE FACILITIES WILL BE AVAILABLE TO ALL LOTS OFFERED FOR SALE.

Peter Horowitz 11/22/95
 PETER HOROWITZ DATE

Elizabeth Horowitz 11/22/95
 ELIZABETH HOROWITZ DATE

John Hornburg 11/21/95
 SYNERGY DEVELOPMENT/VENTURE II, INC. DATE
 MANAGING MEMBER OF TERRA MARIA L.L.C.
 BY: JOHN HORNBURG, PRESIDENT

This subdivision is subject to Section 18.122B of the Howard County Code. Public water and public sewer service HAS BEEN GRANTED under the terms and provisions, THEREOF, EFFECTIVE OCTOBER 15, 1995, ON WHICH DATE DEVELOPER AGREEMENT 24-3407-D WAS FILED AND ACCEPTED.

AREA TABULATION FOR SHEET 2 OF 7

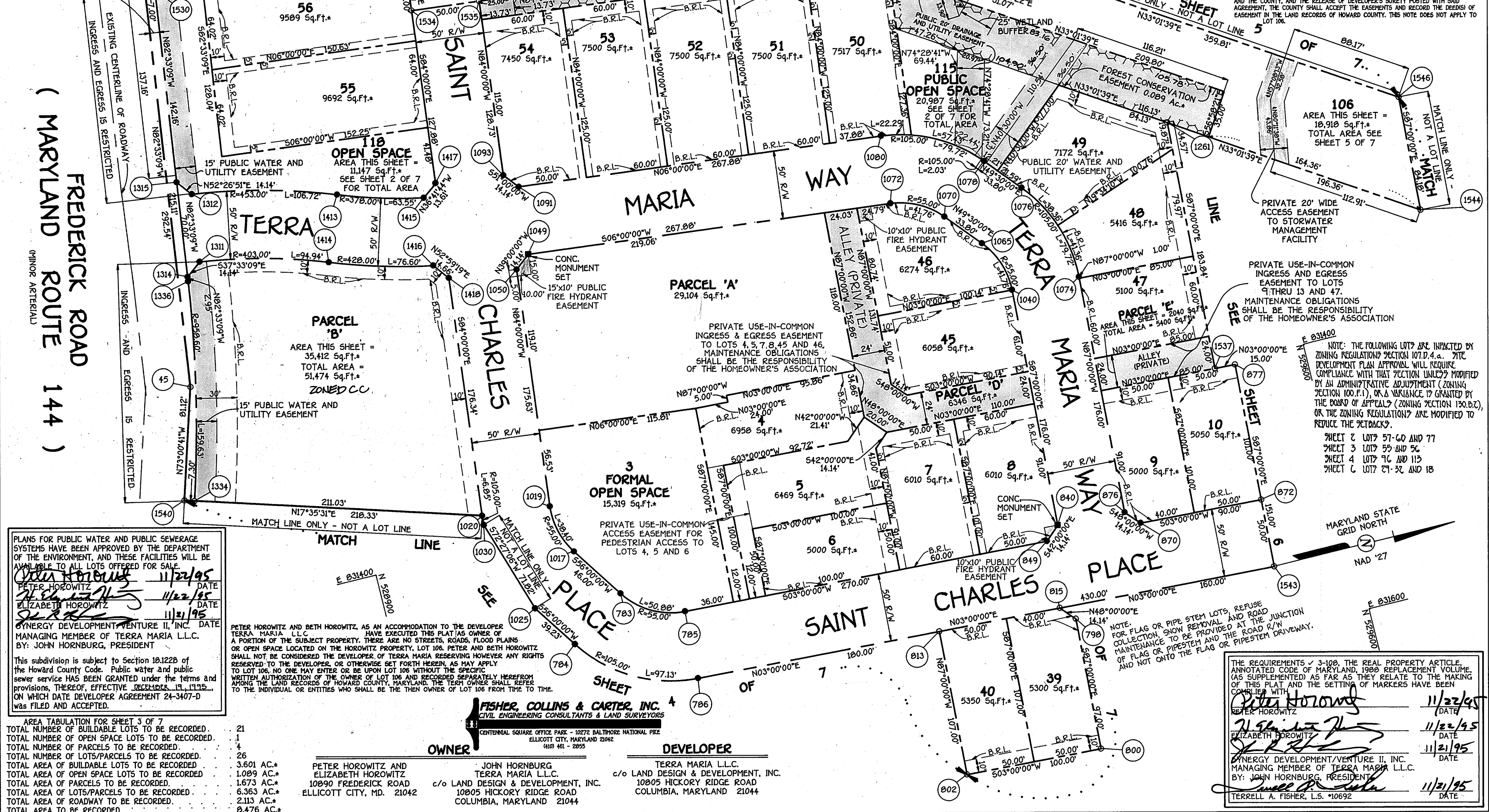
TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED.	21
TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED.	4
TOTAL NUMBER OF PARCELS TO BE RECORDED.	0
TOTAL NUMBER OF LOTS/PARCELS TO BE RECORDED.	25
TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED.	4,459 AC.
TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED.	3,233 AC.
TOTAL AREA OF PARCELS TO BE RECORDED.	0.000 AC.
TOTAL AREA OF LOTS/PARCELS TO BE RECORDED.	7,692 AC.
TOTAL AREA OF ROADWAY TO BE RECORDED.	1,480 AC.
TOTAL AREA TO BE RECORDED.	9,172 AC.

NOTE: THE FOLLOWING LOTS ARE IMPACTED BY ZONING REGULATIONS SECTION 107.D.4. A SITE DEVELOPMENT PLAN APPROVAL WILL REQUIRE COMPLIANCE WITH THAT SECTION UNLESS MODIFIED BY THE ADMINISTRATIVE ADJUSTMENT (ZONING SECTION 100.F.1), OR A VARIANCE IS GRANTED BY THE BOARD OF APPEALS (ZONING SECTION 130.B.2) OR THE ZONING REGULATIONS ARE MODIFIED TO REDUCE THE REQUIREMENTS. SHEET C- LOTS 71-74 AND 77, SHEET 3- LOTS 95 AND 96, SHEET 4- LOTS 76 AND 115 AND SHEET C- LOTS 27-32 AND 118.

AREA DEDICATED TO THE STATE OF MARYLAND FOR THE PURPOSE OF A PUBLIC ROADWAY. AREA = 0.057 AC.

FREDERICK ROAD (MARYLAND ROUTE 144)

RESERVATION OF PUBLIC UTILITY AND FOREST CONSERVATION EASEMENTS
 DEVELOPER RESERVES UNTO ITSELF, ITS SUCCESSORS AND ASSIGNS, ALL EASEMENTS SHOWN ON THIS PLAT FOR WATER, SEWER, STORM DRAINAGE, OTHER PUBLIC UTILITIES AND FOREST CONSERVATION DESIGNATED AS "FOREST CONSERVATION AREA", LOCATED IN, ON, OVER AND THROUGH LOTS 3 THROUGH 110 AND PARCELS A, B, C, D, AND E. ANY CONVEYANCES OF THE AFORESAID LOTS SHALL BE SUBJECT TO THE EASEMENTS HEREIN RESERVED, WHETHER OR NOT EXPRESSLY STATED IN THE DEEDS CONVEYING SAID LOTS. 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 EASEMENTS, 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 DEEDS OF EASEMENT IN THE LAND RECORDS OF HOWARD COUNTY. THIS NOTE DOES NOT APPLY TO LOT 106.



PLANS FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS HAVE BEEN APPROVED BY THE DEPARTMENT OF THE ENVIRONMENT, AND THESE FACILITIES WILL BE AVAILABLE TO ALL LOTS OFFERED FOR SALE.

Peter Horowitz 11/22/95 DATE
 PETER HOROWITZ
Elizabeth Horowitz 11/22/95 DATE
 ELIZABETH HOROWITZ
John Hornburg 11/21/95 DATE
 JOHN HORNBURG
 SYNERGY DEVELOPMENT/VENTURE II, INC. DATE
 MANAGING MEMBER OF TERRA MARIA L.L.C.
 BY: JOHN HORNBURG, PRESIDENT

This subdivision is subject to Section 10.122B of the Howard County Code. Public water and public sewer service HAS BEEN GRANTED under the terms and provisions, THEREOF, EFFECTIVE DECEMBER 13, 1975, ON WHICH DATE DEVELOPER AGREEMENT 24-3407-D WAS FILED AND ACCEPTED.

AREA TABULATION FOR SHEET 3 OF 7

TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED.	21
TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED.	1
TOTAL NUMBER OF PARCELS TO BE RECORDED.	4
TOTAL NUMBER OF LOTS/PARCELS TO BE RECORDED.	26
TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED.	3,601 AC.
TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED.	1,089 AC.
TOTAL AREA OF PARCELS TO BE RECORDED.	1,673 AC.
TOTAL AREA OF LOTS/PARCELS TO BE RECORDED.	6,363 AC.
TOTAL AREA OF ROADWAY TO BE RECORDED.	2,113 AC.
TOTAL AREA TO BE RECORDED.	8,476 AC.

PETER HOROWITZ AND BETH HOROWITZ, AS AN ACCOMMODATION TO THE DEVELOPER TERRA MARIA L.L.C. HAVE EXECUTED THIS PLAT AS OWNER OF A PORTION OF THE SUBJECT PROPERTY. THERE ARE NO STREETS, ROADS, FLOOD PLAINS OR OPEN SPACE LOCATED ON THE HOROWITZ PROPERTY. LOT 106, PETER AND BETH HOROWITZ SHALL NOT BE CONSIDERED THE DEVELOPER OF TERRA MARIA RESERVING HOWEVER ANY RIGHTS RESERVED TO THE DEVELOPER, OR OTHERWISE SET FORTH HEREIN, AS MAY APPLY TO LOT 106. NO ONE MAY ENTER OR BE UPON LOT 106 WITHOUT THE SPECIFIC WRITTEN AUTHORIZATION OF THE OWNER OF LOT 106 AND RECORDED SEPARATELY HEREFROM AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND. THE TERMS OWNERS SHALL REFER TO THE INDIVIDUAL OR ENTITIES WHO SHALL BE THE THEN OWNER OF LOT 106 FROM TIME TO TIME.

FISHER, COLLINS & CARTER, INC.
 CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
 CENTENNIAL SQUARE OFFICE PARK - 10272 BALTIMORE NATIONAL PIKE
 ELLICOTT CITY, MARYLAND 21042
 (410) 461-2225

OWNER
 PETER HOROWITZ AND ELIZABETH HOROWITZ
 10090 FREDERICK ROAD
 ELLICOTT CITY, MD. 21042

DEVELOPER
 TERRA MARIA L.L.C.
 c/o LAND DESIGN & DEVELOPMENT, INC.
 10805 HICKORY RIDGE ROAD
 COLUMBIA, MARYLAND 21044

NOTE: THE FOLLOWING LOTS ARE IMPACTED BY ZONING REGULATIONS SECTION 107.D.4.a. SITE DEVELOPMENT PLAN APPROVAL WILL REQUIRE COMPLIANCE WITH THAT SECTION UNLESS MODIFIED BY AN ADMINISTRATIVE ADJUSTMENT (ZONING SECTION 100.F.1), OR A VARIANCE IS GRANTED BY THE BOARD OF APPEALS (ZONING SECTION 130.B.C), OR THE ZONING REGULATIONS ARE MODIFIED TO REDUCE THE SETBACKS.

SHEET 2 LOTS 57-60 AND 77
 SHEET 3 LOTS 95 AND 56
 SHEET 4 LOTS 76 AND 113
 SHEET 5 LOTS 27-32 AND 18

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

James M. Boyd 12/1/95 DATE
 HOWARD COUNTY HEALTH OFFICER

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.

William D. ... 12/29/95 DATE
 CHIEF, DEVELOPMENT ENGINEERING DIVISION

James M. ... 1/26/96 DATE
 DIRECTOR

OWNER'S CERTIFICATE

PETER HOROWITZ AND ELIZABETH HOROWITZ, HIS WIFE AND TERRA MARIA L.L.C., BY SYNERGY DEVELOPMENT/VENTURE II, INC., MANAGING MEMBER OF TERRA MARIA L.L.C. BY JOHN HORNBURG, 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 OR STREET RIGHTS-OF-WAY AND THE SPECIFIC EASEMENT AREAS SHOWN HEREON; (2) THE RIGHT TO REQUIRE DEDICATION FOR PUBLIC USE OF THE BED 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 ERRECTED ON OR OVER THE SAID EASEMENTS AND RIGHTS-OF-WAY.

WITNESS OUR HANDS THIS 21st DAY OF November, 1995.

Peter Horowitz
 PETER HOROWITZ
Elizabeth Horowitz
 ELIZABETH HOROWITZ
John Hornburg
 SYNERGY DEVELOPMENT/VENTURE II, INC.
 MANAGING MEMBER OF TERRA MARIA L.L.C.
 BY: JOHN HORNBURG, PRESIDENT

Ronald A. Neuter
 WITNESS
Ronald A. Neuter
 WITNESS
Ronald A. Neuter
 WITNESS

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A SUBDIVISION COMPRISED OF (1) ALL THE LAND CONVEYED BY ROBERT J. LANCELOTTA AND DONNA L. LANCELOTTA TO PETER HOROWITZ AND ELIZABETH HOROWITZ BY DEED DATED MAY 14, 1993 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 2859 AT FOLIO 0594; AND (2) ALL THE LAND CONVEYED BY ROBERT J. LANCELOTTA AND DONNA L. LANCELOTTA TO TERRA MARIA L.L.C. BY DEED DATED MAY 14, 1993 AND RECORDED AMONG THE AFORESAID LAND RECORDS IN LIBER 2859 AT FOLIO 0652 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, AS SHOWN IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND AS AMENDED, AND THE BOUNDARY SURVEY IS IN ACCORDANCE WITH THE HOWARD COUNTY SUBDIVISION REGULATIONS (SEE GENERAL NOTE 27)

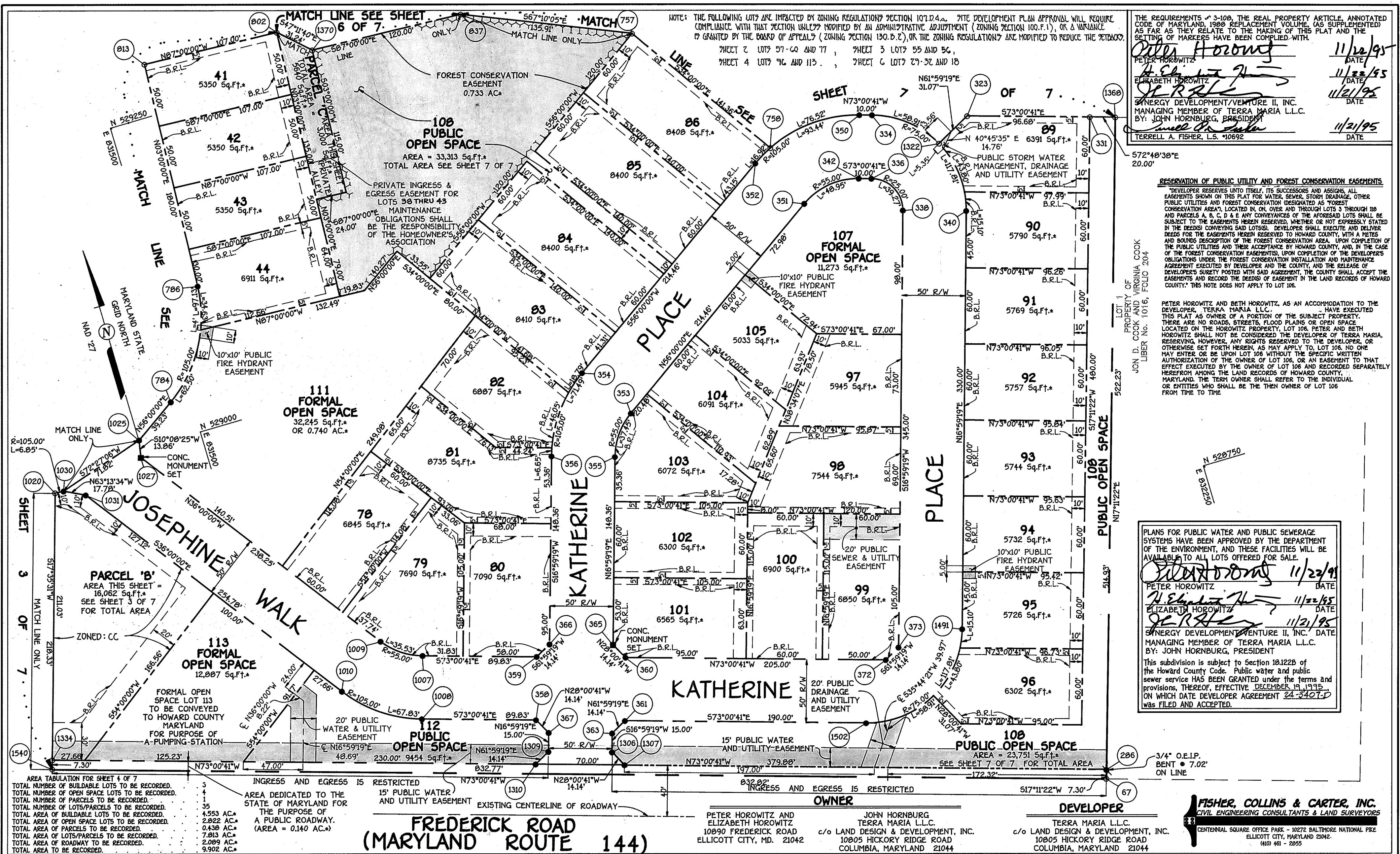
Terrell A. Fisher
 TERRELL A. FISHER
 STATE OF MARYLAND
 NOV. 21, 1995 DATE

RECORDED AS PLAT No. 11297 ON January 20, 1996
 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

TERRA MARIA
 LOTS 3-110, PARCELS A, B, C, D & E
 (A RESUBDIVISION OF LOT 2, PLAT No. 10804 AND PROPERTY OF TERRA MARIA L.L.C.)

ZONING: R-ED
 TAX MAP No.: 16 PARCEL No.: 114
 SECOND ELECTION DISTRICT
 HOWARD COUNTY, MARYLAND
 DATE: NOVEMBER 21, 1995

0 50 100 150
 SCALE IN FEET
 SHEET 3 OF 7
 F-95-99



THE REQUIREMENTS OF SECTION 3-109, THE REAL PROPERTY ARTICLE, ANNOTATED CODE OF MARYLAND, 1989, BEING EASEMENT VOLUME (AS SUPPLEMENTED) AS FAR AS THE RELATIVE TO THE MAKING OF THIS PLAT AND THE SETTING OF MARKERS HAVE BEEN COMPLIED WITH.

Peter Horowitz 11/22/95
 PETER HOROWITZ DATE
Elizabeth Horowitz 11/22/95
 ELIZABETH HOROWITZ DATE
John Hornburg 11/21/95
 JOHN HORNBURG, PRESIDENT DATE
 TERRELL A. FISHER, L.S. 10692 DATE

RESERVATION OF PUBLIC UTILITY AND FOREST CONSERVATION EASEMENTS

DEVELOPER RESERVES UNTO ITSELF, ITS SUCCESSORS AND ASSIGNS, ALL EASEMENTS SHOWN ON THIS PLAT FOR WATER, SEWER, STORM DRAINAGE, OTHER PUBLIC UTILITIES AND FOREST CONSERVATION DESIGNATED AS "FOREST CONSERVATION AREA," LOCATED IN OR OVER AND THROUGH LOTS 3 THROUGH 113 AND PARCELS A, B, C, D & E ANY CONVEYANCES OF THE FORESAID LOTS SHALL BE SUBJECT TO THE EASEMENTS HEREIN RESERVED, WHETHER OR NOT EXPRESSLY STATED IN THE DEEDS CONVEYING SAID LOTS. 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 EASEMENTS, 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 DEEDS OF EASEMENT IN THE LAND RECORDS OF HOWARD COUNTY. THIS NOTE DOES NOT APPLY TO LOT 106.

PETER HOROWITZ AND BETH HOROWITZ, AS AN ACCOMMODATION TO THE DEVELOPER, TERRA MARIA L.L.C., HAVE EXECUTED THIS PLAT AS OWNER OF A PORTION OF THE SUBJECT PROPERTY. THERE ARE NO ROADS, STREETS, FLOOD PLAINS OR OPEN SPACE LOCATED ON THE HOROWITZ PROPERTY, LOT 106. PETER AND BETH HOROWITZ SHALL NOT BE CONSIDERED THE DEVELOPER OF TERRA MARIA, RESERVING HOWEVER, ANY RIGHTS RESERVED TO THE DEVELOPER, OR OTHERWISE SET FORTH HEREIN, AS MAY APPLY TO LOT 106. NO ONE MAY ENTER OR BE UPON LOT 106 WITHOUT THE SPECIFIC WRITTEN AUTHORIZATION OF THE OWNER OF LOT 106, OR AN EASEMENT TO THAT EFFECT EXECUTED BY THE OWNER OF LOT 106 AND RECORDED SEPARATELY HEREFROM AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND. THE TERM OWNER SHALL REFER TO THE INDIVIDUAL OR ENTITIES WHO SHALL BE THE THEN OWNER OF LOT 106 FROM TIME TO TIME.

PLANS FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS HAVE BEEN APPROVED BY THE DEPARTMENT OF THE ENVIRONMENT, AND THESE FACILITIES WILL BE AVAILABLE TO ALL LOTS OFFERED FOR SALE.

Peter Horowitz 11/23/95
 PETER HOROWITZ DATE
Elizabeth Horowitz 11/22/95
 ELIZABETH HOROWITZ DATE
John Hornburg 11/21/95
 JOHN HORNBURG, PRESIDENT DATE
 TERRA MARIA L.L.C. DATE
 MANAGING MEMBER OF TERRA MARIA L.L.C.
 BY: JOHN HORNBURG, PRESIDENT
 This subdivision is subject to Section 18.122B of the Howard County Code. Public water and public sewer service HAS BEEN GRANTED under the terms and provisions, THEREOF, EFFECTIVE DECEMBER 15, 1975, ON WHICH DATE DEVELOPER AGREEMENT 24-2407-D WAS FILED AND ACCEPTED.

AREA TABULATION FOR SHEET 4 OF 7

TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED.	3
TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED.	4
TOTAL NUMBER OF PARCELS TO BE RECORDED.	1
TOTAL NUMBER OF LOTS/PARCELS TO BE RECORDED.	35
TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED.	4,553 AC.
TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED.	2,922 AC.
TOTAL AREA OF PARCELS TO BE RECORDED.	0.438 AC.
TOTAL AREA OF LOTS/PARCELS TO BE RECORDED.	7.813 AC.
TOTAL AREA OF ROADWAY TO BE RECORDED.	2.089 AC.
TOTAL AREA TO BE RECORDED.	9.902 AC.

INGRESS AND EGRESS IS RESTRICTED TO THE STATE OF MARYLAND FOR THE PURPOSE OF A PUBLIC ROADWAY. (AREA = 0.140 AC.)

15' PUBLIC WATER AND UTILITY EASEMENT

EXISTING CENTERLINE OF ROADWAY

FREDERICK ROAD (MARYLAND ROUTE 144)

OWNER
 PETER HOROWITZ AND ELIZABETH HOROWITZ
 10890 FREDERICK ROAD
 ELLICOTT CITY, MD. 21042

DEVELOPER
 TERRA MARIA L.L.C.
 c/o LAND DESIGN & DEVELOPMENT, INC.
 10805 HICKORY RIDGE ROAD
 COLUMBIA, MARYLAND 21044

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

James M. Boydland, Sr. 12/1/95
 HOWARD COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.

Mark D. ... 12/29/95
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

James ... 1/26/96
 DIRECTOR DATE

OWNER'S CERTIFICATE

PETER HOROWITZ AND ELIZABETH HOROWITZ, HIS WIFE AND TERRA MARIA L.L.C., BY SYNERGY DEVELOPMENT/VENTURE II, INC., MANAGING MEMBER OF TERRA MARIA L.L.C. BY JOHN HORNBURG, 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 OR STREET RIGHTS-OF-WAY AND THE SPECIFIC EASEMENT AREAS SHOWN HEREON; (2) THE RIGHT TO REQUIRE DEDICATION FOR PUBLIC USE OF THE BED 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 ERRECTED ON OR OVER THE SAID EASEMENTS AND RIGHTS-OF-WAY.

WITNESSE OUR HANDS THIS 21ST DAY OF ~~November~~ 1995.

Peter Horowitz
 PETER HOROWITZ
Elizabeth Horowitz
 ELIZABETH HOROWITZ
John Hornburg
 SYNERGY DEVELOPMENT/VENTURE II, INC.
 MANAGING MEMBER OF TERRA MARIA L.L.C.
 BY: JOHN HORNBURG, PRESIDENT

Ronald J. ...
 WITNESS
Ronald J. ...
 WITNESS
Ronald J. ...
 WITNESS

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A SUBDIVISION COMPRISED OF (1) ALL THE LAND CONVEYED BY ROBERT J. LANCILOTTA AND DONNA L. LANCILOTTA TO PETER HOROWITZ AND ELIZABETH HOROWITZ BY DEED DATED MAY 14, 1993 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 2859 AT FOLIO 0594; AND (2) ALL THE LAND CONVEYED BY ROBERT J. LANCILOTTA AND DONNA L. LANCILOTTA TO TERRA MARIA L.L.C. BY DEED DATED MAY 14, 1993 AND RECORDED AMONG THE FORESAID LAND RECORDS IN LIBER 2859 AT FOLIO 0652 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, AS SHOWN IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND AS AMENDED, AND THE BOUNDARY SURVEY IS IN ACCORDANCE WITH THE HOWARD COUNTY SUBDIVISION REGULATIONS OF MARYLAND (GENERAL NOTE - 27)

Terrell A. Fisher
 TERRELL A. FISHER, L.S. 10692
 Nov. 21, 1995
 DATE

RECORDED AS PLAT No. 11798 ON ~~January 26, 1996~~
 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

TERRA MARIA
 LOTS 3-113, PARCELS A,B,C,D & E
 (A RESUBDIVISION OF LOT 2, PLAT No. 10804 AND PROPERTY OF TERRA MARIA L.L.C.)

ZONING: R-ED
 TAX MAP No.: 16 PARCEL No.: 114
 SECOND ELECTION DISTRICT
 HOWARD COUNTY, MARYLAND
 DATE: NOVEMBER 21, 1995

0 50 100 150
 SCALE IN FEET
 SHEET 4 OF 7
 P-94-24 F-95-99

THE REQUIREMENTS OF 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.

Peter Horowitz 11/22/95 DATE
 PETER HOROWITZ
Elizabeth Horowitz 11/22/95 DATE
 ELIZABETH HOROWITZ
John Hornburg 11/21/95 DATE
 SYNERGY DEVELOPMENT/VENTURE II, INC. DATE
 MANAGING MEMBER OF TERRA MARIA L.L.C.
 BY: JOHN HORNBURG, PRESIDENT
Terrell A. Fisher 11/21/95 DATE
 TERRELL A. FISHER, L.S. #10692

PLANS FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS HAVE BEEN APPROVED BY THE DEPARTMENT OF THE ENVIRONMENT, AND THESE FACILITIES WILL BE AVAILABLE TO ALL LOTS OFFERED FOR SALE.

Peter Horowitz 11/22/95 DATE
 PETER HOROWITZ
Elizabeth Horowitz 11/22/95 DATE
 ELIZABETH HOROWITZ
John Hornburg 11/21/95 DATE
 SYNERGY DEVELOPMENT/VENTURE II, INC. DATE
 MANAGING MEMBER OF TERRA MARIA L.L.C.
 BY: JOHN HORNBURG, PRESIDENT

This subdivision is subject to Section 10122B of the Howard County Code. Public water and public sewer service HAS BEEN GRANTED under the terms and provisions, THEREOF, EFFECTIVE DECEMBER 19, 1992, ON WHICH DATE DEVELOPER AGREEMENT 24-3407-D WAS FILED AND ACCEPTED.

PETER HOROWITZ AND BETH HOROWITZ, AS AN ACCOMMODATION TO THE DEVELOPER, TERRA MARIA L.L.C. HAVE EXECUTED THIS PLAT AS OWNER OF A PORTION OF THE SUBJECT PROPERTY. THERE ARE NO ROADS, STREETS, FLOOD PLAINS OR OPEN SPACE LOCATED ON THE HOROWITZ PROPERTY, LOT 106. PETER AND BETH HOROWITZ SHALL NOT BE CONSIDERED THE DEVELOPER OF TERRA MARIA, RESERVING, HOWEVER, ANY RIGHTS RESERVED TO THE DEVELOPER, OR OTHERWISE SET FORTH HEREIN, AS MAY APPLY TO, LOT 106. NO ONE MAY ENTER OR BE UPON LOT 106 WITHOUT THE SPECIFIC WRITTEN AUTHORIZATION OF THE OWNER OF LOT 106 OR AN EASEMENT TO THAT EFFECT EXECUTED BY THE OWNER OF LOT 106 AND RECORDED SEPARATELY HEREFROM AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND. THE TERM OWNER SHALL REFER TO THE INDIVIDUAL OR ENTITIES WHO SHALL BE THE THEN OWNER OF LOT 106 FROM TIME TO TIME.

OWNERS

PETER HOROWITZ AND ELIZABETH HOROWITZ
 10890 FREDERICK ROAD
 ELLICOTT CITY, MD. 21042

AND

JOHN HORNBURG
 TERRA MARIA L.L.C.
 c/o LAND DESIGN & DEVELOPMENT, INC.
 10805 HICKORY RIDGE ROAD
 COLUMBIA, MARYLAND 21044

AREA TABULATION FOR SHEET 5 OF 7

TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED	.1
TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED	.0
TOTAL NUMBER OF PARCELS TO BE RECORDED	.0
TOTAL NUMBER OF LOTS/PARCELS TO BE RECORDED	.1
TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED	11.124 AC.*
TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED	0.000 AC.
TOTAL AREA OF PARCELS TO BE RECORDED	0.000 AC.
TOTAL AREA OF LOTS/PARCELS TO BE RECORDED	11.124 AC.*
TOTAL AREA OF ROADWAY TO BE RECORDED	0.000 AC.
TOTAL AREA TO BE RECORDED	11.124 AC.*



RESERVATION OF PUBLIC UTILITY AND FOREST CONSERVATION EASEMENTS

DEVELOPER RESERVES UNTO ITSELF, ITS SUCCESSORS AND ASSIGNS, ALL EASEMENTS SHOWN ON THIS PLAT FOR WATER, SEWER, STORM DRAINAGE, OTHER PUBLIC UTILITIES AND FOREST CONSERVATION (DESIGNATED AS "FOREST CONSERVATION AREA"), LOCATED IN, ON, OVER AND THROUGH LOTS 3 THROUGH 108 AND PARCELS A, B, C, D AND E AND ANY CONVEYANCES OF THE AFORESAID LOTS SHALL BE SUBJECT TO THE EASEMENTS HEREIN RESERVED, WHETHER OR NOT EXPRESSLY STATED IN THE DEEDS CONVEYING SAID LOTS. 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 EASEMENTS, 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 DEEDS OF EASEMENT IN THE LAND RECORDS OF HOWARD COUNTY. THERE IS A DEED OF EASEMENT FROM THE OWNER TO THE DEVELOPER, HOWARD COUNTY, MARYLAND AND HOMEOWNERS ASSOCIATION FOR THE FACILITY AND ACCESS THESE TO EXCEPT EASEMENTS THIS FOR THESE NOTE SHALL NOT APPLY TO LOT 106.

U.S. ROUTE 40

S.R.C. PLAT Nos. 27402 AND 6794

INGRESS AND EGRESS 15 RESTRICTED

MATCH LINE SEE SHEET 2 OF 7

MATCH LINE ONLY (NOT A LOT LINE) SEE SHEET 6 OF 7

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

Joyce M. Boyd 12/1/95 DATE
 HOWARD COUNTY HEALTH OFFICER

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.

John Hornburg 12/29/95 DATE
 CHIEF, DEVELOPMENT ENGINEERING DIVISION

Joseph J. Smith 1/26/96 DATE
 DIRECTOR

OWNER'S CERTIFICATE

PETER HOROWITZ AND ELIZABETH HOROWITZ, HIS WIFE AND TERRA MARIA L.L.C., BY SYNERGY DEVELOPMENT/VENTURE II, INC., MANAGING MEMBER OF TERRA MARIA L.L.C. BY JOHN HORNBURG, 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 OR STREET RIGHTS-OF-WAY AND THE SPECIFIC EASEMENT AREAS SHOWN HEREON; (2) THE RIGHT TO REQUIRE DEDICATION FOR PUBLIC USE OF THE BED 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 ERRECTED ON OR OVER THE SAID EASEMENTS AND RIGHTS-OF-WAY.

WITNESSE OUR HANDS THIS 21ST DAY OF ~~NOVEMBER~~ NOVEMBER, 1995.

Peter Horowitz PETER HOROWITZ
Elizabeth Horowitz ELIZABETH HOROWITZ
 SYNERGY DEVELOPMENT/VENTURE II, INC.
 MANAGING MEMBER OF TERRA MARIA L.L.C.
 BY: JOHN HORNBURG, PRESIDENT

Ronald J. Neuts WITNESS
Ronald J. Neuts WITNESS
Ronald J. Neuts WITNESS

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A SUBDIVISION COMPRISED OF (1) ALL THE LAND CONVEYED BY ROBERT J. LANCELOTTA AND DONNA L. LANCELOTTA TO PETER HOROWITZ AND ELIZABETH HOROWITZ BY DEED DATED MAY 14, 1993 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 2059 AT FOLIO 0594; AND (2) ALL THE LAND CONVEYED BY ROBERT J. LANCELOTTA AND DONNA L. LANCELOTTA TO TERRA MARIA L.L.C. BY DEED DATED MAY 14, 1993 AND RECORDED AMONG THE AFORESAID LAND RECORDS IN LIBER 2059 AT FOLIO 0652 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, AS SHOWN IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND AS AMENDED, AND THE BOUNDARY SURVEY IS IN ACCORDANCE WITH THE HOWARD COUNTY SUBDIVISION REGULATIONS (GENERAL NOTE 27)

Terrell A. Fisher
 TERRELL A. FISHER, L.S. #10692
 Nov. 21, 1995 DATE

RECORDED AS PLAT No. 11799 ON JANUARY 26, 1996 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

TERRA MARIA

LOTS 3-118, PARCELS A,B,C,D & E
 (A RESUBDIVISION OF LOT 2, PLAT No. 10804 AND PROPERTY OF TERRA MARIA L.L.C.)

ZONING: R-ED
 TAX MAP No.: 16 PARCEL No.: 114
 SECOND ELECTION DISTRICT
 HOWARD COUNTY, MARYLAND
 DATE: NOVEMBER 21, 1995

0 50 100 150
 SCALE IN FEET
 SHEET 5 OF 7
 P-94-24 F-95-99

NOTE: FOR FLAG OR PIPE STEM LOTS, REFUSE COLLECTION, SNOW REMOVAL, AND ROAD MAINTENANCE TO BE PROVIDED AT THE JUNCTION OF FLAG OR PIPESTEM AND THE ROAD R/W AND NOT ONTO THE FLAG OR PIPESTEM DRIVEWAY.

PLANS FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS HAVE BEEN APPROVED BY THE DEPARTMENT OF THE ENVIRONMENT, AND THESE FACILITIES WILL BE AVAILABLE TO ALL LOTS OFFERED FOR SALE.

Peter Horowitz
PETER HOROWITZ
11/22/95
DATE

Elizabeth Horowitz
ELIZABETH HOROWITZ
11/22/95
DATE

J. R. R. R.
SYNERGY DEVELOPMENT/VENTURE II, INC.
MANAGING MEMBER OF TERRA MARIA L.L.C.
BY: JOHN HORNBERG, PRESIDENT
11/21/95
DATE

This subdivision is subject to Section 18.122B of the Howard County Code. Public water and public sewer service HAS BEEN GRANTED under the terms and provisions, THEREOF, EFFECTIVE DECEMBER 19, 1995, ON WHICH DATE DEVELOPER AGREEMENT 24-3407-D WAS FILED AND ACCEPTED.

NOTE: THE FOLLOWING LOTS ARE IMPACTED BY ZONING REGULATIONS SECTION 107.D.4.a. SITE DEVELOPMENT PLAN APPROVAL WILL REQUIRE COMPLIANCE WITH THAT SECTION UNLESS MODIFIED BY AN ADMINISTRATIVE ADJUSTMENT (ZONING SECTION 100.F.1) OR A VARIANCE IS GRANTED BY THE BOARD OF APPEALS (ZONING SECTION 130.D.2), OR THE ZONING REGULATIONS ARE MODIFIED TO REMOVE THE RESTRICTIONS.

SHEET 2 LOTS 57-60 AND 77
SHEET 3 LOTS 55 AND 56
SHEET 4 LOTS 76 AND 113
SHEET 6 LOTS 21-32 AND 18

PETER HOROWITZ AND BETH HOROWITZ, AS AN ACCOMMODATION TO THE DEVELOPER, TERRA MARIA L.L.C., HAVE EXECUTED THIS PLAT AS OWNER OF A PORTION OF THE SUBJECT PROPERTY. THERE ARE NO ROADS, STREETS, FLOOD PLAINS OR OPEN SPACE LOCATED ON THE HOROWITZ PROPERTY, LOT 106. PETER AND BETH HOROWITZ SHALL NOT BE CONSIDERED THE DEVELOPER OF TERRA MARIA, RESERVING, HOWEVER, ANY RIGHTS RESERVED TO THE DEVELOPER, OR OTHERWISE SET FORTH HEREIN, AS MAY APPLY TO, LOT 106. NO ONE MAY ENTER OR BE UPON LOT 106 WITHOUT THE SPECIFIC WRITTEN AUTHORIZATION OF THE OWNER OF LOT 106, OR AN EASEMENT TO THAT EFFECT EXECUTED BY THE OWNER OF LOT 106 AND RECORDED SEPARATELY HEREFROM AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND. THE TERM OWNER SHALL REFER TO THE INDIVIDUAL OR ENTITIES WHO SHALL BE THE THEN OWNERS OF LOT 106 FROM TIME TO TIME.

AREA TABULATION FOR SHEET 6 OF 7
TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED. 20
TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED. 3
TOTAL NUMBER OF PARCELS TO BE RECORDED. 0
TOTAL NUMBER OF LOTS/PARCELS TO BE RECORDED. 31
TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED. 5,415 AC.
TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED. 2,479 AC.
TOTAL AREA OF PARCELS TO BE RECORDED. 0.138 AC.
TOTAL AREA OF LOTS/PARCELS TO BE RECORDED. 8,039 AC.
TOTAL AREA OF ROADWAY TO BE RECORDED. 1,722 AC.
TOTAL AREA TO BE RECORDED. 9,754 AC.

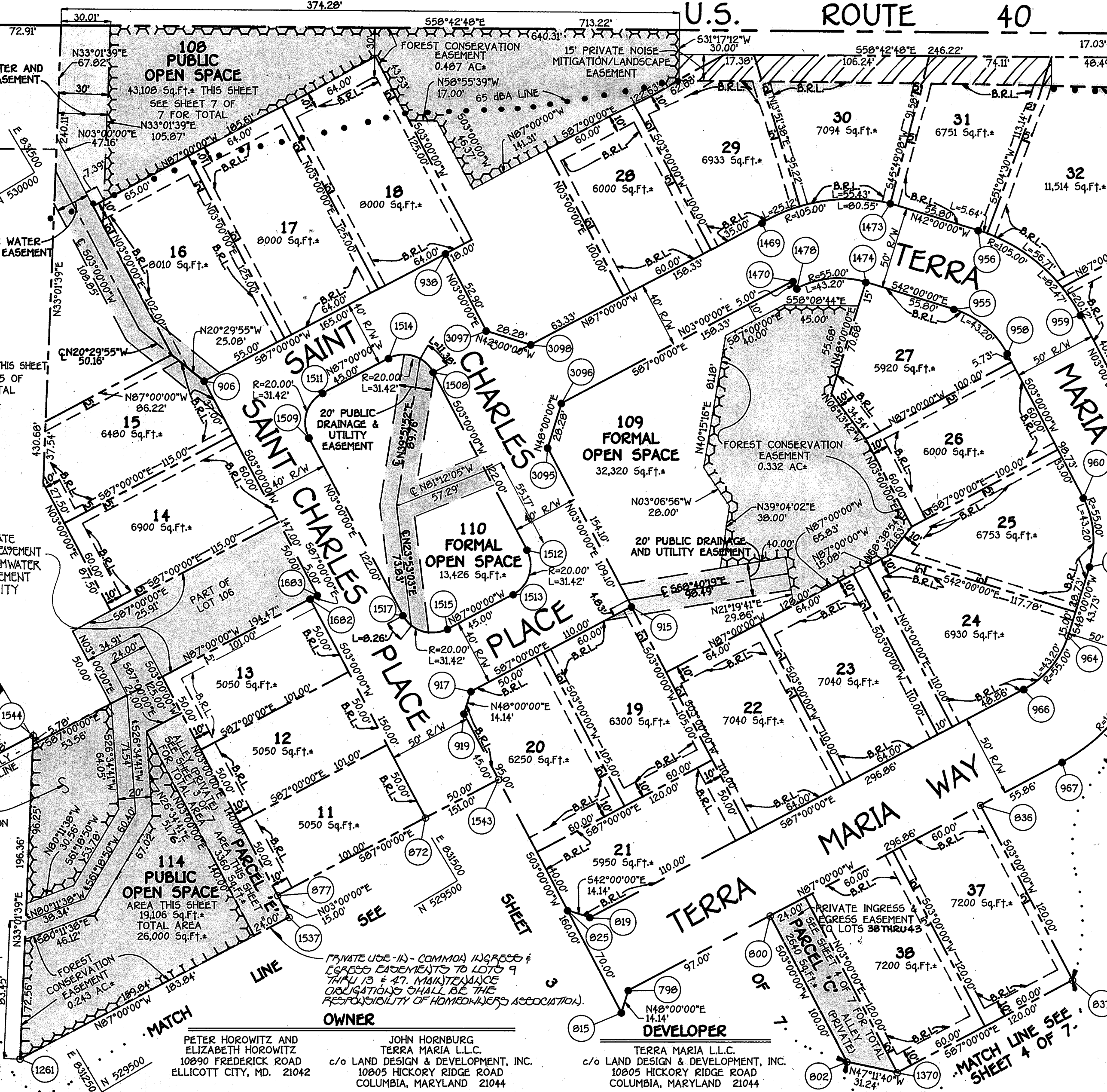
APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS IN CONFORMANCE WITH THE MASTER PLAN OF WATER AND SEWERAGE FOR HOWARD COUNTY.

Joyce M. Boyd 12/1/95
HOWARD COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.

John Hornberg 12/2/95
CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

August K. Keuter 12/2/95
DIRECTOR DATE



RESERVATION OF PUBLIC UTILITY AND FOREST CONSERVATION EASEMENTS
DEVELOPER RESERVES UNTO ITSELF, ITS SUCCESSORS AND ASSIGNS, ALL EASEMENTS SHOWN ON THIS PLAT FOR WATER, SEWER, STORM DRAINAGE, OTHER PUBLIC UTILITIES AND FOREST CONSERVATION (DESIGNATED AS "FOREST CONSERVATION AREA"), LOCATED IN, ON, OVER AND THROUGH LOTS 3 THROUGH 18 AND PARCELS A, B, C, D & E ANY CONVEYANCES OF THE FORESAID LOTS SHALL BE SUBJECT TO THE EASEMENTS HEREIN RESERVED, WHETHER OR NOT EXPRESSLY STATED IN THE DEEDS CONVEYING SAID LOTS. 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 EASEMENTS, 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 DEEDS OF EASEMENT IN THE LAND RECORDS OF HOWARD COUNTY. THIS NOTE DOES NOT APPLY TO LOT 106.

THE REQUIREMENTS OF 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.

Peter Horowitz 11/22/95
PETER HOROWITZ DATE

Elizabeth Horowitz 11/22/95
ELIZABETH HOROWITZ DATE

J. R. R. R. 11/21/95
SYNERGY DEVELOPMENT/VENTURE II, INC.
MANAGING MEMBER OF TERRA MARIA L.L.C.
BY: JOHN HORNBERG, PRESIDENT DATE

Terrell A. Fisher 11/21/95
TERRELL A. FISHER, L.S. *10692 DATE

FISHER, COLLINS & CARTER, INC.
CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
CENTENNIAL SQUARE OFFICE PARK - 15272 BALTIMORE NATIONAL PIKE
ELLICOTT CITY, MARYLAND 21046
(410) 481-2855

OWNER'S CERTIFICATE
PETER HOROWITZ AND ELIZABETH HOROWITZ, HIS WIFE AND TERRA MARIA L.L.C., BY SYNERGY DEVELOPMENT/VENTURE II, INC., MANAGING MEMBER OF TERRA MARIA L.L.C BY JOHN HORNBERG, 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 OR STREET RIGHTS-OF-WAY AND THE SPECIFIC EASEMENT AREAS SHOWN HEREON; (2) THE RIGHT TO REQUIRE DEDICATION FOR PUBLIC USE OF THE BED 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 ERRECTED ON OR OVER THE SAID EASEMENTS AND RIGHTS-OF-WAY.
WITNESSES OUR HANDS THIS 21st DAY OF November, 1995.

Peter Horowitz
PETER HOROWITZ
Elizabeth Horowitz
ELIZABETH HOROWITZ
J. R. R. R.
SYNERGY DEVELOPMENT/VENTURE II, INC.
MANAGING MEMBER OF TERRA MARIA L.L.C.
BY: JOHN HORNBERG, PRESIDENT

Ronald A. Neuter
WITNESS
Ronald A. Neuter
WITNESS
Ronald A. Neuter
WITNESS

SURVEYOR'S CERTIFICATE
I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A SUBDIVISION COMPRISED OF (1) ALL THE LAND CONVEYED BY ROBERT J. LANCELOTTA AND DONNA L. LANCELOTTA TO PETER HOROWITZ AND ELIZABETH HOROWITZ BY DEED DATED MAY 14, 1993 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 2859 AT FOLIO 0594; AND (2) ALL THE LAND CONVEYED BY ROBERT J. LANCELOTTA AND DONNA L. LANCELOTTA TO TERRA MARIA L.L.C. BY DEED DATED MAY 14, 1993 AND RECORDED AMONG THE FORESAID LAND RECORDS IN LIBER 2859 AT FOLIO 0652 AND THAT ALL MONUMENTS ARE IN PLACE OR WILL BE IN PLACE PRIOR TO THE ACCEPTANCE OF THE STREETS BY THE SUBDIVISION BY HOWARD COUNTY, AS SHOWN IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND AS AMENDED, AND THE BOUNDARY SURVEY IS IN ACCORDANCE WITH THE HOWARD COUNTY SUBDIVISION REGULATIONS (F.S. GENERAL NOTE 27)

Terrell A. Fisher
TERRELL A. FISHER, L.S. *10692
Nov. 21, 1995
DATE

RECORDED AS PLAT No. 12000 ON January 26, 1996
AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

TERRA MARIA
LOTS 3-118, PARCELS A,B,C,D & E
(A RESUBDIVISION OF LOT 2, PLAT No. 10804 AND PROPERTY OF TERRA MARIA L.L.C.)
ZONING: R-ED
TAX MAP No.: 16 PARCEL No.: 114
SECOND ELECTION DISTRICT
HOWARD COUNTY, MARYLAND
DATE: NOVEMBER 21, 1995

SCALE IN FEET
SHEET 6 OF 7
F-95-99

THE REQUIREMENTS OF 3-10B, THE REAL PROPERTY ARTICLE, ANNOTATED CODE OF MARYLAND, 1998 REPLACEMENT VOLUME, (AS SUPPLEMENTED) AS FAR AS THEY RELATE TO THE MAKING OF THIS PLAT AND THE SETTING OF MARKERS HAVE BEEN COMPLIED WITH.

Peter Horowitz 11/22/95 DATE
 PETER HOROWITZ
Elizabeth Horowitz 11/22/95 DATE
 ELIZABETH HOROWITZ
John Hornburg 11/21/95 DATE
 SYNERGY DEVELOPMENT VENTURE II, INC. DATE
 MANAGING MEMBER OF TERRA MARIA L.L.C.
 BY: JOHN HORNBURG, PRESIDENT
Terrell A. Fisher 11/21/95 DATE
 TERRELL A. FISHER, L.S. *10692

PLANS FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS HAVE BEEN APPROVED BY THE DEPARTMENT OF THE ENVIRONMENT, AND THESE FACILITIES WILL BE AVAILABLE TO ALL LOTS OFFERED FOR SALE.

Peter Horowitz 11/22/95 DATE
 PETER HOROWITZ
Elizabeth Horowitz 11/22/95 DATE
 ELIZABETH HOROWITZ
John Hornburg 11/21/95 DATE
 SYNERGY DEVELOPMENT VENTURE II, INC. DATE
 MANAGING MEMBER OF TERRA MARIA L.L.C.
 BY: JOHN HORNBURG, PRESIDENT
 This subdivision is subject to Section 10.122B of the Howard County Code. Public water and public sewer service HAS BEEN GRANTED under the terms and provisions, THEREOF, EFFECTIVE DECEMBER 19, 1995, ON WHICH DATE DEVELOPER AGREEMENT 24-3497-D WAS FILED AND ACCEPTED.

OWNER

PETER HOROWITZ AND ELIZABETH HOROWITZ
 10890 FREDERICK ROAD
 ELLICOTT CITY, MD. 21042

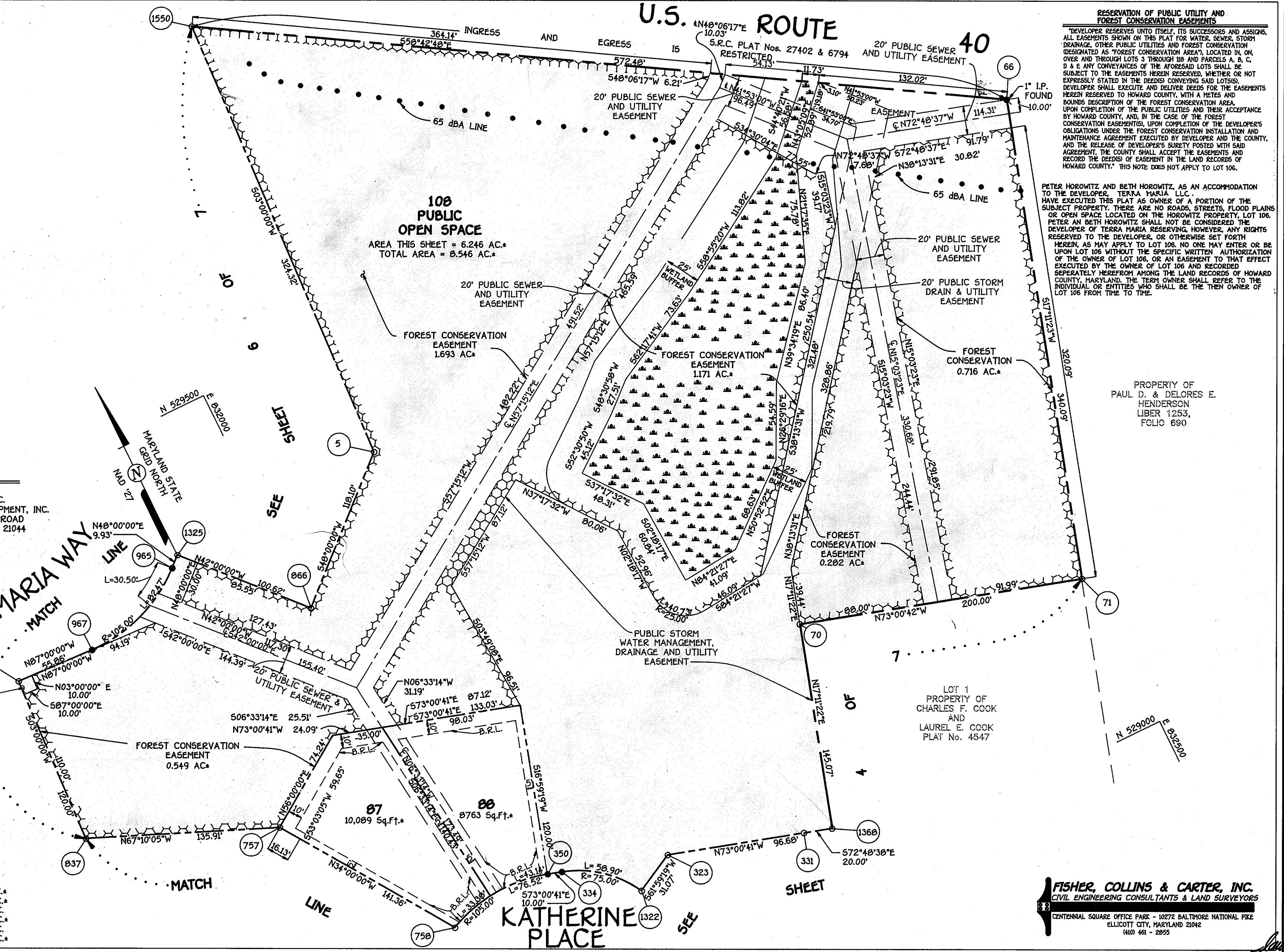
JOHN HORNBURG
 TERRA MARIA L.L.C.
 c/o LAND DESIGN & DEVELOPMENT, INC.
 10805 HICKORY RIDGE ROAD
 COLUMBIA, MARYLAND 21044

DEVELOPER

TERRA MARIA L.L.C.
 c/o LAND DESIGN & DEVELOPMENT, INC.
 10805 HICKORY RIDGE ROAD
 COLUMBIA, MARYLAND 21044

AREA TABULATION FOR SHEET 7 OF 7

TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED.	2
TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED.	1
TOTAL NUMBER OF PARCELS TO BE RECORDED.	0
TOTAL NUMBER OF LOTS/PARCELS TO BE RECORDED.	3
TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED.	0.433 AC.*
TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED.	6.246 AC.*
TOTAL AREA OF PARCELS TO BE RECORDED.	0.000 AC.
TOTAL AREA OF LOTS/PARCELS TO BE RECORDED.	6.679 AC.*
TOTAL AREA OF ROADWAY TO BE RECORDED.	0.000 AC.
TOTAL AREA TO BE RECORDED.	6.679 AC.*



RESERVATION OF PUBLIC UTILITY AND FOREST CONSERVATION EASEMENTS

DEVELOPER RESERVES UNTO ITSELF, ITS SUCCESSORS AND ASSIGNS, ALL EASEMENTS SHOWN ON THIS PLAT FOR WATER, SEWER, STORM DRAINAGE, OTHER PUBLIC UTILITIES AND FOREST CONSERVATION (DESIGNATED AS "FOREST CONSERVATION AREA"), LOCATED IN, ON, OVER AND THROUGH LOTS 3 THROUGH 118 AND PARCELS A, B, C, D & E ANY CONVEYANCES OF THE FORESAID LOTS SHALL BE SUBJECT TO THE EASEMENTS HEREIN RESERVED, WHETHER OR NOT EXPRESSLY STATED IN THE DEEDS CONVEYING SAID LOTS. 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 EASEMENTS, 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 DEEDS OF EASEMENT IN THE LAND RECORDS OF HOWARD COUNTY. THIS NOTE DOES NOT APPLY TO LOT 106.

PETER HOROWITZ AND BETH HOROWITZ, AS AN ACCOMMODATION TO THE DEVELOPER, TERRA MARIA L.L.C., HAVE EXECUTED THIS PLAT AS OWNER OF A PORTION OF THE SUBJECT PROPERTY. THERE ARE NO ROADS, STREETS, FLOOD PLAINS OR OPEN SPACE LOCATED ON THE HOROWITZ PROPERTY, LOT 106. PETER AN BETH HOROWITZ SHALL NOT BE CONSIDERED THE DEVELOPER OF TERRA MARIA RESERVING, HOWEVER, ANY RIGHTS RESERVED TO THE DEVELOPER, OR OTHERWISE SET FORTH HEREIN, AS MAY APPLY TO LOT 106. NO ONE MAY ENTER OR BE UPON LOT 106 WITHOUT THE SPECIFIC WRITTEN AUTHORIZATION OF THE OWNER OF LOT 106, OR AN EASEMENT TO THAT EFFECT EXECUTED BY THE OWNER OF LOT 106 AND RECORDED SEPARATELY HEREFROM AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND. THE TERM OWNER SHALL REFER TO THE INDIVIDUAL OR ENTITIES WHO SHALL BE THE THEN OWNER OF LOT 106 FROM TIME TO TIME.

PROPERTY OF
 PAUL D. & DELORES E.
 HENDERSON
 LIBER 1253,
 FOLIO 680

LOT 1
 PROPERTY OF
 CHARLES F. COOK
 AND
 LAUREL E. COOK
 PLAT No. 4547

FISHER, COLLINS & CARTER, INC.
 CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
 CENTENNIAL SQUARE OFFICE PARK - 10272 BALTIMORE NATIONAL PIKE
 ELLICOTT CITY, MARYLAND 21042
 (410) 481 - 2855

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

Joyce M. Boyd cw 12/1/95 DATE
 HOWARD COUNTY HEALTH OFFICER 77

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.

James R. Smith 12/29/95 M.R. DATE
 CHIEF, DEVELOPMENT ENGINEERING DIVISION

August R. Smith 1/26/96 DATE
 DIRECTOR JA

OWNER'S CERTIFICATE

PETER HOROWITZ AND ELIZABETH HOROWITZ, HIS WIFE AND TERRA MARIA L.L.C., BY SYNERGY DEVELOPMENT/VENTURE II, INC., MANAGING MEMBER OF TERRA MARIA L.L.C. BY JOHN HORNBURG, 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 OR STREET RIGHTS-OF-WAY AND THE SPECIFIC EASEMENT AREAS SHOWN HEREON; (2) THE RIGHT TO REQUIRE DEDICATION FOR PUBLIC USE OF THE BED 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 ERRECTED ON OR OVER THE SAID EASEMENTS AND RIGHTS-OF-WAY.

WITNESS OUR HANDS THIS 20th DAY OF DECEMBER, 1995.

Peter Horowitz
 PETER HOROWITZ
Elizabeth Horowitz
 ELIZABETH HOROWITZ
John Hornburg
 SYNERGY DEVELOPMENT/VENTURE II, INC.
 MANAGING MEMBER OF TERRA MARIA L.L.C.
 BY: JOHN HORNBURG, PRESIDENT

Ronald A. Neuts
 WITNESS
Ronald A. Neuts
 WITNESS
Ronald A. Neuts
 WITNESS

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A SUBDIVISION COMPRISED OF (1) ALL THE LAND CONVEYED BY ROBERT J. LANCELOTTA AND DONNA L. LANCELOTTA TO PETER HOROWITZ AND ELIZABETH HOROWITZ BY DEED DATED MAY 14, 1993 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 2859 AT FOLIO 0594; AND (2) ALL THE LAND CONVEYED BY ROBERT J. LANCELOTTA AND DONNA L. LANCELOTTA TO TERRA MARIA L.L.C. BY DEED DATED MAY 14, 1993 AND RECORDED AMONG THE AFORESAID LAND RECORDS IN LIBER 2859 AT FOLIO 0652 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, AS SHOWN IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND AS AMENDED, AND THE BOUNDARY SURVEY IS IN ACCORDANCE WITH THE HOWARD COUNTY SUBDIVISION REGULATIONS. (SEE GENERAL NOTE 27)

Terrell A. Fisher
 TERRELL A. FISHER, L.S. *10692
 Nov. 21, 1995 DATE

RECORDED AS PLAT No. 1201 ON JANUARY 26, 1996 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

TERRA MARIA
 LOTS 3-118, PARCELS A,B,C,D & E
 (A RESUBDIVISION OF LOT 2, PLAT No. 10804 AND PROPERTY OF TERRA MARIA L.L.C.)

ZONING: R-ED
 TAX MAP No.: 16 PARCEL No.: 114
 SECOND ELECTION DISTRICT
 HOWARD COUNTY, MARYLAND
 DATE: NOVEMBER 21, 1995

0 50 100 150
 SCALE IN FEET
 SHEET 7 OF 7
 P-94-24 F-95-99