

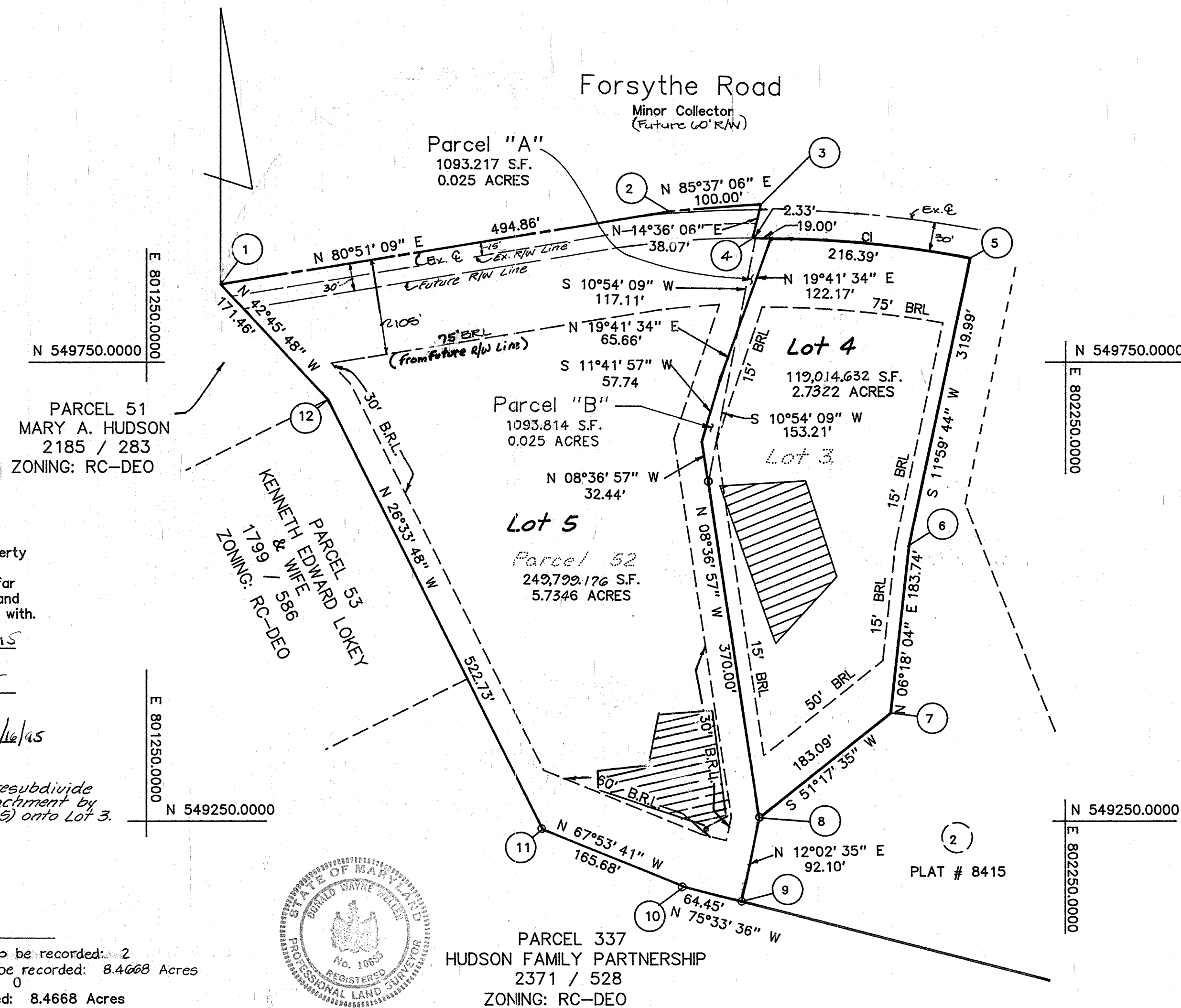
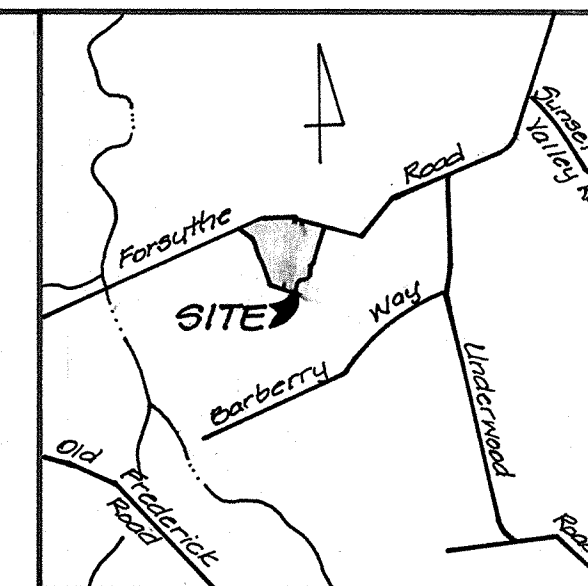
CURVE TABLE

Curve #	Radius	Delta	Length	Chord	Tangent	Chord Bearing
C1	1205.91'	11° 17' 41"	237.72	237.34	119.25	S 84° 50' 32" E

COORDINATE TABLE

1	549835.377	801331.528
2	549914.047	801820.090
3	549921.687	801919.798
4	549884.842	801910.199
5	549863.507	802146.575
6	549550.504	802080.070
7	549367.874	802059.904
8	549253.602	801916.831
9	549163.531	801897.615
10	549179.603	801835.199
11	549241.949	801681.700
12	549709.497	801447.945

The designation of Parcel 'A' and Parcel 'B' as indicated on this final plat do not refer to subdivided pieces of property but has been used to identify the acreages which will be exchanged between the two (2) existing properties. Parcel 'A' refers to that 0.025 Ac. portion of existing Lot 3 which through recordation of this plat, is being incorporated into new Lot 5. Parcel 'B' refers to that 0.025 Ac. portion of existing Parcel 52 which is being incorporated into new Lot 4.



General Notes

- This plat is based on a field monumented boundary survey performed by L.D.E., Inc. Dec. 1994.
- These coordinates are based on NAD '27, Maryland State Grid System as projected by Howard County Geodetic Control Stations No. 5834001 and No. 5834002.
- Stone or Concrete Monument Found or Set.
○ Pipe or Rebar Found or Set.
- Subject property is zoned RC-DEO per 10/18/1993 Comprehensive Zoning Plan.
- BRL denotes building restriction lines.
- All areas shown on this plat are +/-, more or less.
- This area designates a private sewerage easement as required by Maryland State Dept. of the Environment for individual sewage disposal. Improvements of any nature in this area are restricted until public sewage is available. These easements shall become null and void upon connection to public sewage system. The county Health Officer shall have the authority to grant variances for encroachments into the private sewerage easement. Recordation of a modified sewerage easement shall not be necessary.
- Lot sizes are in accordance with Section 16.120.b(2)(ii) of the subdivision regulations.
- Lot 5 improved by a Single Family Residence to remain.
- WP-95-71 eliminated the requirement for road dedication for Lot 5, approved on MARCH 3, 1995.

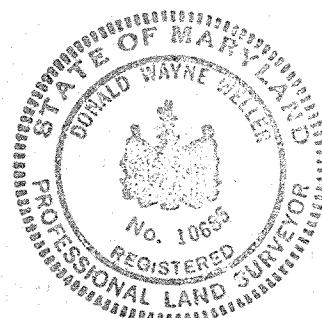
The requirements Sect 3-108, the Real Property Article, Annotated Code of Maryland, 1988 replacement volume, (as supplemented) as far as they relate to the making of this plat and the setting of markers have been complied with.

D. Wayne Weller 2/16/95
D. Wayne Weller Md. No. 10685 Date
Philip & Joy Kyne 2/15/95
Owner Date
Gerald & Kathleen Sagel 2/16/95
Owner Date

Note: The purpose of this plat is to resubdivide Lot 3 (now Lot 4) to eliminate encroachment by the driveway of Parcel 52 (now Lot 5) onto Lot 3.

Area Tabulation

- Total number of buildable lots/parcels to be recorded: 2
- Total area of buildable lots/parcels to be recorded: 8.4668 Acres
- Total area of roadway to be recorded: 0
- Total area of subdivision to be recorded: 8.4668 Acres



SURVEYOR'S CERTIFICATE

I hereby certify that the final plat shown hereon is correct; that it is a subdivision of all of the lands conveyed by G. Robert Will & Betty D. Will to Philip and Joy Kyne by deed dated May 7, 1965 and recorded in the land records of Howard County in Liber 435, Folio 248, & by Philip and Joy Kyne to Philip and Joy Kyne by deed dated November 14, 1988 and recorded in the land records of Howard County in Liber 1917, Folio 269, & by Philip and Joy Kyne to Gerald and Kathleen Sagel by deed dated February 1995 and recorded in the land records of Howard County in Liber 3438, Folio 150, 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.

D. Wayne Weller 2/16/95
D. Wayne Weller Professional Land Surveyor Date
MD Reg. No. 10685

OWNER'S CERTIFICATE

We, Philip & Joy Kyne and Gerald & Kathleen Sagel, 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. All easements of rights-of-way affecting the property are included in this plan of subdivision.

Philip & Joy Kyne 2/15/95
Philip & Joy Kyne Date
Gerald & Kathleen Sagel 2/16/95
Gerald & Kathleen Sagel Date

RECORDED AS PLAT NUMBER 11679
ON MARCH 10, 1995 AMONG THE
LAND RECORDS OF HOWARD COUNTY, MD.

KYNE PROPERTY, LOTS 4 & 5
Resubdivision of
LOT 3 of the Kyne Property & Parcel 52
Tax Map 9 Parcel 44 4th Election District
Howard County, MD.
Previously Recorded as plat no. 8415
Howard County, MD.
Scale 1" = 100' February 1995 Sheet 1 of 1

L. D. E. INC.
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Columbia, Maryland 21045
Phone (410) 715-1070