

DENSITY EXCHANGE TABULATION			
	FIRST EXCHANGE	SECOND EXCHANGE	THIRD EXCHANGE
RECEIVING PARCEL INFORMATION	THE VINEYARDS AT CATTAIL CREEK, T M 21, GRID 8, P/O PAR 225 F-00-067, PLAT 14848	MEADOW SPRINGS, T M 16, GRID 14, P/O PAR 283 F-02-002, PLAT 17168	WALNUT CREEK, T M 28, GRID 11, P/O PAR 49 (RE-12-02)
TOTAL PARCEL COMPUTED ACREAGE	21.8035 ACRES	21.8035 ACRES	21.8042 ACRES (see note 9)
AVAILABLE PRESERVATION EASEMENT FOR EXCHANGE	21.8035 AC	9.0535 AC	6.0542 AC
DEO UNITS CREATED (1:3.00)		1 (3.00 AC / 3.00) = 1 UNITS	2 (6.00 AC / 3.00) = 2 UNITS
CEO UNITS SENT (1:4.25)	2 (8.50 AC / 4.25) = 2 UNITS		2
DEO UNITS RETAINED (UNIT RETAINED FOR ON-SITE RESIDENCE) *	1 (4.25 AC / 4.25) = 1 UNIT	1 (4.25 AC / 4.25) = 1 UNIT (PREVIOUSLY RETAINED)	1 (4.25 AC / 4.25) = 1 UNIT (PREVIOUSLY RETAINED)
ACREAGE OF PRESERVATION EASEMENT AVAILABLE FOR EXCHANGE	21.8035 AC - 8.50 AC - 4.25 AC = 9.0535 AC	9.0535 AC - 3.00 AC = 6.0535 AC	0

\* 4.25 ACRES IS RESERVED FOR THE HOUSE ON PARCEL 187

COORDINATE TABLE		
POINT	NORTH	EAST
141	604056.0757	1300246.9341
159	604763.0225	1300662.6834
235	605196.3421	1299413.1994
236	605286.9221	1299336.4087
239	605795.6067	1299545.8946
309	605803.0714	1299527.3392
310	604548.6033	1299180.7075
315	605179.2378	1299401.4799
316	605283.2778	1299313.2783

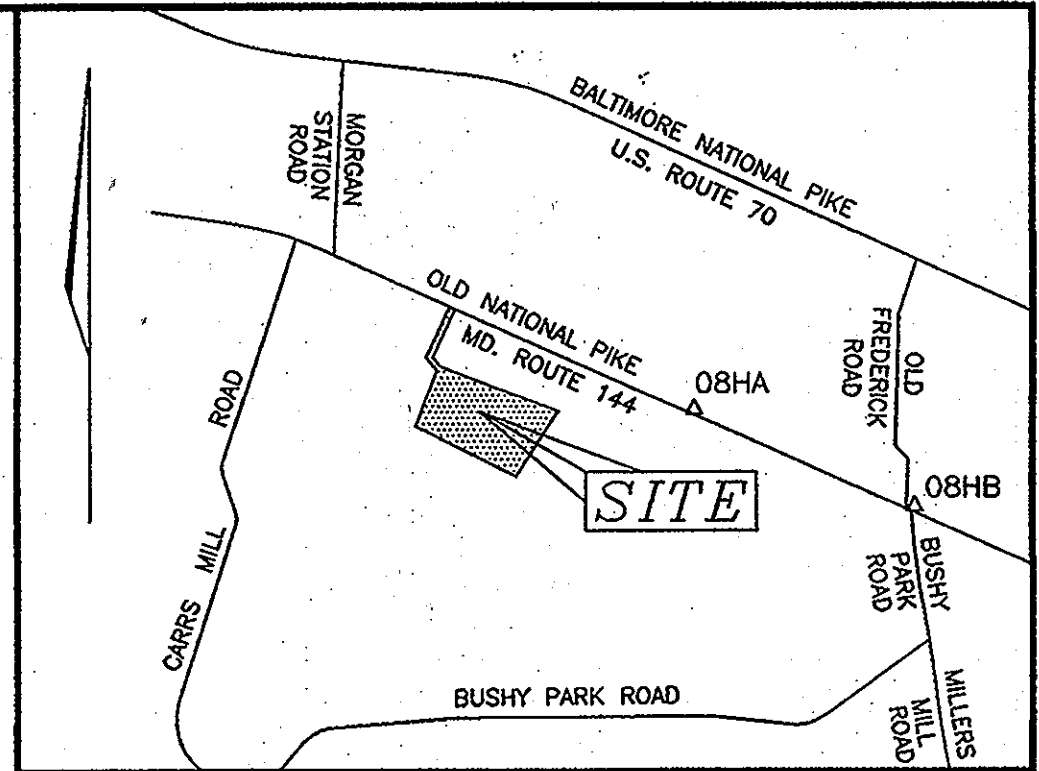
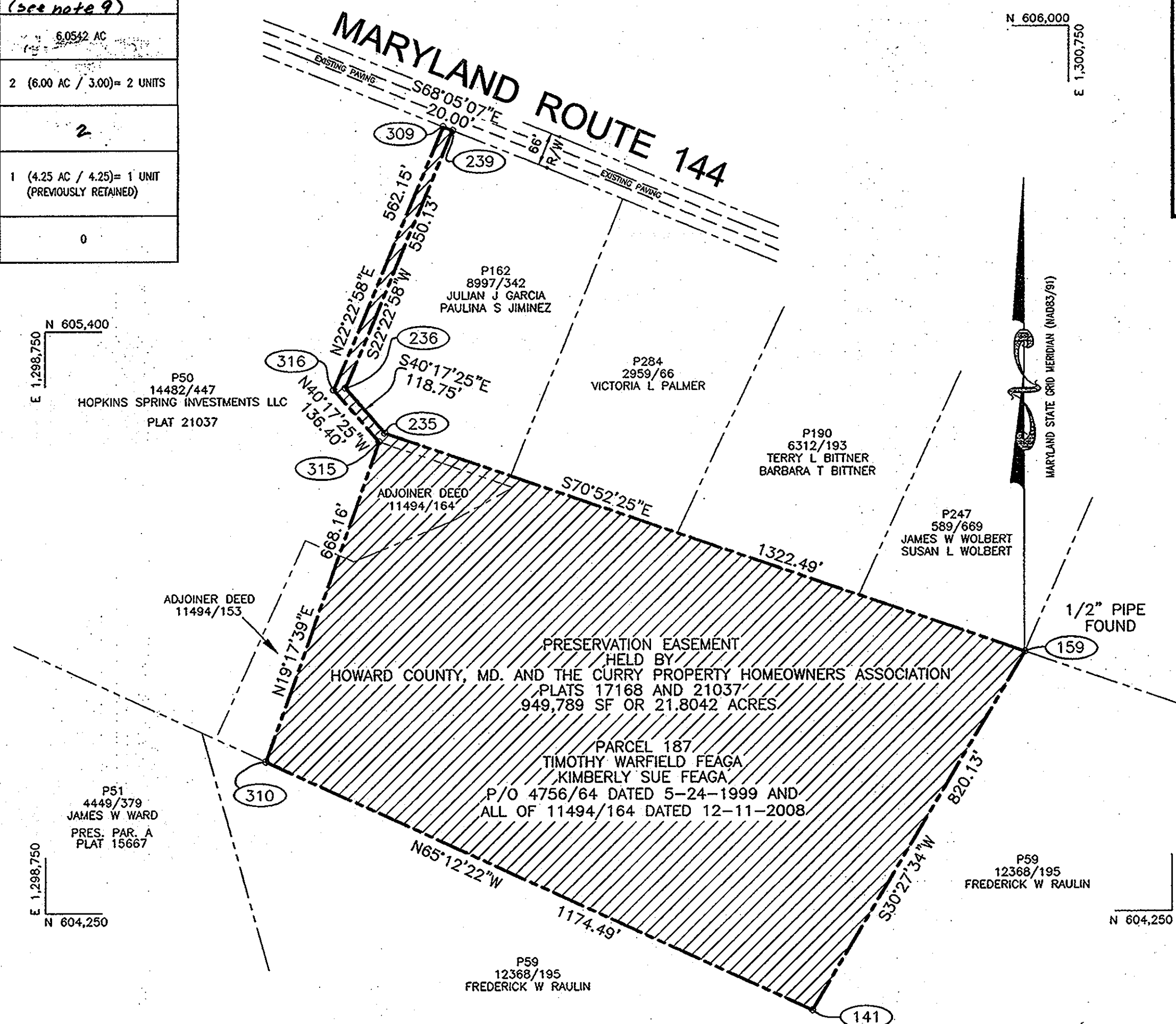
THE REQUIREMENTS OF § 3-108, THE REAL PROPERTY ARTICLE OF THE ANNOTATED CODE OF MARYLAND, 1988 REPLACEMENT VOLUME, (AS SUPPLEMENTED) AS FAR AS THEY RELATE TO THE MAKING OF THIS PLAT AND THE SETTING OF MARKERS HAVE BEEN COMPLIED WITH.

*Thomas M. Hoffman, Jr.* 5-7-13  
 THOMAS M. HOFFMAN, JR. DATE  
 MD. REG. PROPERTY LINE SURVEYOR NO. 267

*Timothy Warfield Feaga* 5-24-13  
 TIMOTHY WARFIELD FEAGA DATE

*Kimberly Sue Feaga* 5-24-13  
 KIMBERLY SUE FEAGA DATE

**ROBERT H. VOGEL ENGINEERING, INC.**  
 ENGINEERS • SURVEYORS • PLANNERS  
 8407 MAIN STREET TEL: 410.461.7666  
 ELLICOTT CITY, MD 21043 FAX: 410.461.8961



VICINITY MAP  
 SCALE: 1"=2000'

- GENERAL NOTES**
- SUBJECT PROPERTY ZONED RC-DEO PER 2/02/04 COMPREHENSIVE ZONING PLAN AND THE "COMP LITE" ZONING REGULATION AMENDMENTS EFFECTIVE 7/28/06. APPLICABLE DPZ FILE NUMBERS: S-96-10, P-98-22, F-00-067, F-02-002, WP-08-005, & WP-09-005
  - COORDINATES BASED ON NAD '83, MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL STATIONS  
 161A N 589509.3980 E 1346343.6450  
 161B N 590475.2987 E 1344753.9758
  - THIS PLAT IS BASED ON A FIELD RUN BOUNDARY SURVEY PERFORMED BY MARKS AND VOGEL ASSOCIATES, INC. IN NOVEMBER, 1997.
  - DENOTES IRON PIN W/CAP SET
  - DENOTES IRON PIPE OR IRON BAR FOUND.
  - DENOTES ANGULAR CHANGE IN BEARING
  - DENOTES STONE OR MONUMENT FOUND.
  - ▨ DENOTES AREA OF PRESERVATION EASEMENT WITH HOWARD COUNTY, MARYLAND AND THE CURRY PROPERTY HOMEOWNERS ASSOCIATION. THIS AGREEMENT OUTLINES THE MAINTENANCE RESPONSIBILITIES OF THE OWNER, PROHIBITS SUBDIVISION OF THE PARCEL AND ENUMERATES THE USES PERMITTED ON THE PROPERTY. CURRY PROPERTY HOA ARTICLES OF INCORPORATION APPROVED BY THE STATE DEPARTMENT OF ASSESSMENTS AND TAXATION ON 4-28-1999, RECEIPT # DD5285192.
  - A WAIVER WAS GRANTED TO ALLOW ADJOINER TRANSFER BETWEEN PARCELS 187 AND 50 (RECORDED UNDER PLAT 21037). THUS, SLIGHTLY INCREASING THE SIZE OF PARCEL 187.

**OWNER**  
 TIMOTHY WARFIELD FEAGA  
 AND KIMBERLY SUE FEAGA  
 C/O HERITAGE LAND DEVELOPMENT  
 3243 BETHANY LANE  
 ELLICOTT CITY, MARYLAND  
 21042

**PURPOSE**  
 THE PURPOSE OF THIS PLAT IS TO RECORD THE TRANSFER OF 2 DEO UNITS FROM THE PREVIOUSLY ESTABLISHED EASEMENT CREATED BY PLATS 17168 (RECORDED JAN. 6, 2005) AND 21037 (RECORDED APRIL 7, 2010).

K:\PROJECTS\08-17 SURVEY.dwg \R\PLATS\SENDING\TMH.SEND.5

**OWNER'S CERTIFICATE**

WE, TIMOTHY WARFIELD FEAGA AND KIMBERLY SUE FEAGA OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPT THIS PLAT; AND IN CONSIDERATION OF THE APPROVAL OF THIS PLAT BY THE DEPARTMENT OF PLANNING AND ZONING, ESTABLISH THE PRESERVATION EASEMENT TO BE CONSIDERED A SENDING PARCEL FOR DEVELOPMENT RIGHTS.

WITNESS OUR HANDS THIS 24th DAY OF May, 2013

*Timothy Warfield Feaga*  
 TIMOTHY WARFIELD FEAGA  
 WITNESS: *Joyce A. James*  
 JOYCE A. JAMES

*Kimberly Sue Feaga*  
 KIMBERLY SUE FEAGA  
 WITNESS: *Joyce A. James*  
 JOYCE A. JAMES

**SURVEYOR'S CERTIFICATE**

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS INTENDED TO PROVIDE A PRESERVATION EASEMENT OVER THE AGGREGATE OF THE TWO FOLLOWING CONVEYANCES: (1) PART OF THAT PARCEL CONVEYED BY TIMOTHY WARFIELD FEAGA AND KIMBERLY SUE FEAGA TO TIMOTHY WARFIELD FEAGA AND KIMBERLY SUE FEAGA BY DEED DATED MAY 24, 1999 AND RECORDED IN LIBER 4756 FOLIO 641, AND (2) ALL OF THAT PARCEL CONVEYED BY HOPKINS SPRING ESTATE, LLC TO TIMOTHY WARFIELD FEAGA AND KIMBERLY SUE FEAGA BY DEED DATED DECEMBER 11, 2008 AND RECORDED IN LIBER 11494 FOLIO 164.

*Thomas M. Hoffman, Jr.* 5-7-13  
 THOMAS M. HOFFMAN, JR. DATE  
 MD. REG. PROPERTY LINE SURVEYOR NO. 267



RECORDED AS PLAT NO. 20441 ON 6/14/13  
 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

**AMENDED PLAT OF EASEMENT  
 FEAGA PROPERTY**

TAX MAP NO 8, BLOCK 14, PARCEL NO. 187  
 4TH ELECTION DISTRICT, HOWARD COUNTY, MARYLAND

