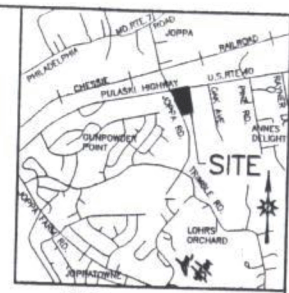
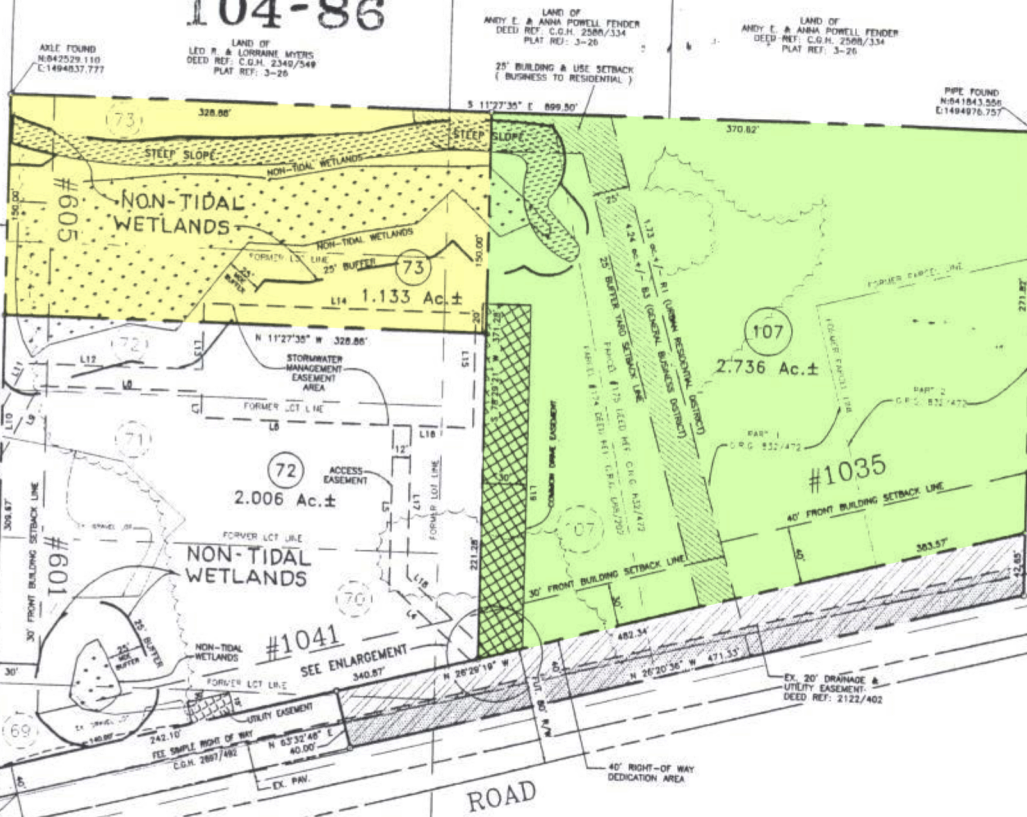




104-86

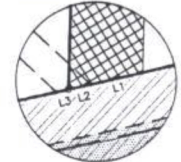


VICINITY MAP

LAND OF FLORENCE W. MARTIN
DEED REF. H.C.H. 1353/748
PLAT REF. 3-26

EASEMENT LINE TABLE

LINE	BEARING	DISTANCE
L1	N 20°29'10" W	21.89
L2	N 20°29'10" W	8.30
L3	N 20°29'10" W	5.04
L4	N 20°29'10" W	75.70
L5	N 70°25'33" W	106.18
L6	N 11°34'23" W	131.30
L7	N 20°29'10" W	17.84
L8	N 11°34'23" W	117.84
L9	N 74°38'50" W	54.87
L10	N 20°29'10" W	33.25
L11	S 77°30'26" W	34.50
L12	S 11°34'23" W	120.30
L13	N 20°29'10" W	185.50
L14	N 20°29'10" W	44.58
L15	S 78°28'57" W	77.42
L16	N 11°34'23" W	42.11
L17	N 20°29'10" W	104.78
L18	S 20°47'14" W	78.52
L19	N 78°27'17" E	213.25



ENLARGEMENT 1"=30'

LEGEND

- 40' RIGHT-OF-WAY DEDICATION AREA
- EXISTING 25' BUILDING & USE SETBACK (BUSINESS TO RESIDENTIAL)
- COMMON DRIVE EASEMENT
- NON-TIDAL WETLANDS
- 20' EX. DRAINAGE AND UTILITY EASEMENT
- UTILITY EASEMENT
- STEEP SLOPES

SITE DATA

1. TOTAL ENCLOSED AREA: 8,319 Ac.±
2. TOTAL LOT AREA: 8,875 Ac.±
3. TOTAL ROAD IMPROVEMENT R.O.W.: 0,444 Ac.±
4. TOTAL NUMBER OF LOTS: 3
5. TAX MAP RES. PARCELS #174 & #175
6. PRESENT ZONING: B-3 & R-1 (AS DEPICTED)
7. DEED REF: PARCEL #174: C.G.H. 3452/154
PARCEL #175: C.G.H. 3452/154
8. 72 INDICATES LOT NUMBER
9. #601 INDICATES LOT ADDRESS.

OWNER

SEL PROPERTIES INC.
3739 FEDERAL HILL ROAD
HARRETTSVILLE, MD 21084-1548

PRIOR TO THE ISSUANCE OF BUILDING PERMIT

DRIVEWAY ENTRANCE CONSTRUCTION AND LOCATION TO BE APPROVED BY THE HARRFORD COUNTY DEPARTMENT OF PUBLIC WORKS/STATE ROAD COMMISSION, WHENEVER APPLICABLE.

THE SUBDIVISION MUST COMPLY WITH STATE REGULATIONS FOR UNDERGROUND ELECTRIC DISTRIBUTION AND TELEPHONE SERVICES.

APPROVED: *Susan C. Keyser* 6-12-01
DEPUTY STATE HEALTH OFFICER DATE:

APPROVED: *Walter R. C. White, PE* 6-25-01
DIR., DEPT. OF PUBLIC WORKS DATE:

APPROVED: *Paul M. C. ...* 6-25-01
DIR., DEPT. OF PLANNING & ZONING DATE:

APPROVED: *...* 6-25-01
COUNTY CLERK DATE:

APPROVED: *...* 6-25-01
HARRFORD COUNTY, MARYLAND DATE:

APPROVED: *...* 6-25-01
COUNTY EXECUTIVE DATE:

APPROVED: *...* 6-25-01
DIRECTOR OF ADMINISTRATION DATE:

SUPERSEDES NOTE

THE PURPOSE OF THIS PLAT IS TO REVISE PREVIOUSLY RECORDED PLAT 3-28 ENTITLED "PLAN OF SUBDIVISION OF A PART OF THE S. DAVIS GRIFFITH TRACT, HARRFORD COUNTY, MARYLAND" IN CONFORMANCE WITH THE COMBINATION OF LOTS 69 THROUGH 75 AND LOT 107, AND THE RE-SUBDIVISION TO CREATE THREE LOTS AS SHOWN HEREON.

The Owner hereby grants to Harford County, Md. an easement for the construction, maintenance, repair and replacement of water, sewer and storm drainage lines within the drainage and utility easements and road improvement right-of-way as shown on this plat.

Unless otherwise provided on this plot, the streets, roads, open spaces and public sites shown hereon and the mention thereof in deeds are for the purpose of description only and the same are not intended to be dedicated to public use; the fee simple title to the land shall preclude the owner from conveying by deed the streets, roads, open spaces and public sites in fee to Harford County, Maryland.

No lot will be re-subdivided to produce a building site of less area or width than the minimum required by subdivision regulations or the County Health Officer.

Stanley E. Lloyd 4-4-01
PRESIDENT Date

NOTE

(A) The use of community water supply and/or of the community sewerage system is in conformance with the Harford County Master Plan.

Susan C. Keyser
DEPUTY STATE HEALTH OFFICER

(B) Public facilities will be available to all units on this lot.

...
OWNER

RECORDING STAMP

Rec'd. for Record *JUNE 27 2001*

at *10:30* o'clock *A.M.* Some day recorded in Liber C.G.H. No. *104* Folio *86* one of the Plat Records of Harford County, Md. and examined CHARLES G. HOB III, CLERK

SURVEYOR'S SEAL

SA-4-01

REVISED FINAL PLAT
RESUBDIVISION OF
LOT # 72, 73, & 107
PART OF THE S. GRIFFITH DAVIS TRACT
PLAT 3/26

FIRST ELECTION DISTRICT HARRFORD COUNTY, MARYLAND

CNA
campbell & noian associates, inc.

Scale: 1" = 50'
DATE: 4-4-01
DRAWN BY: CND
DESIGN BY: RWR
CHECKED BY: J.E.C.
JOB NO.: 00129

Prof. Engineers * Land Surveyors * Geotechnical Engineers
P.O. Box 441 * Bel Air, Maryland 21014-0441
(410)879-7200 * (410)830-2704 * Fax(410)830-1811

MSA 554 1246-6336

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