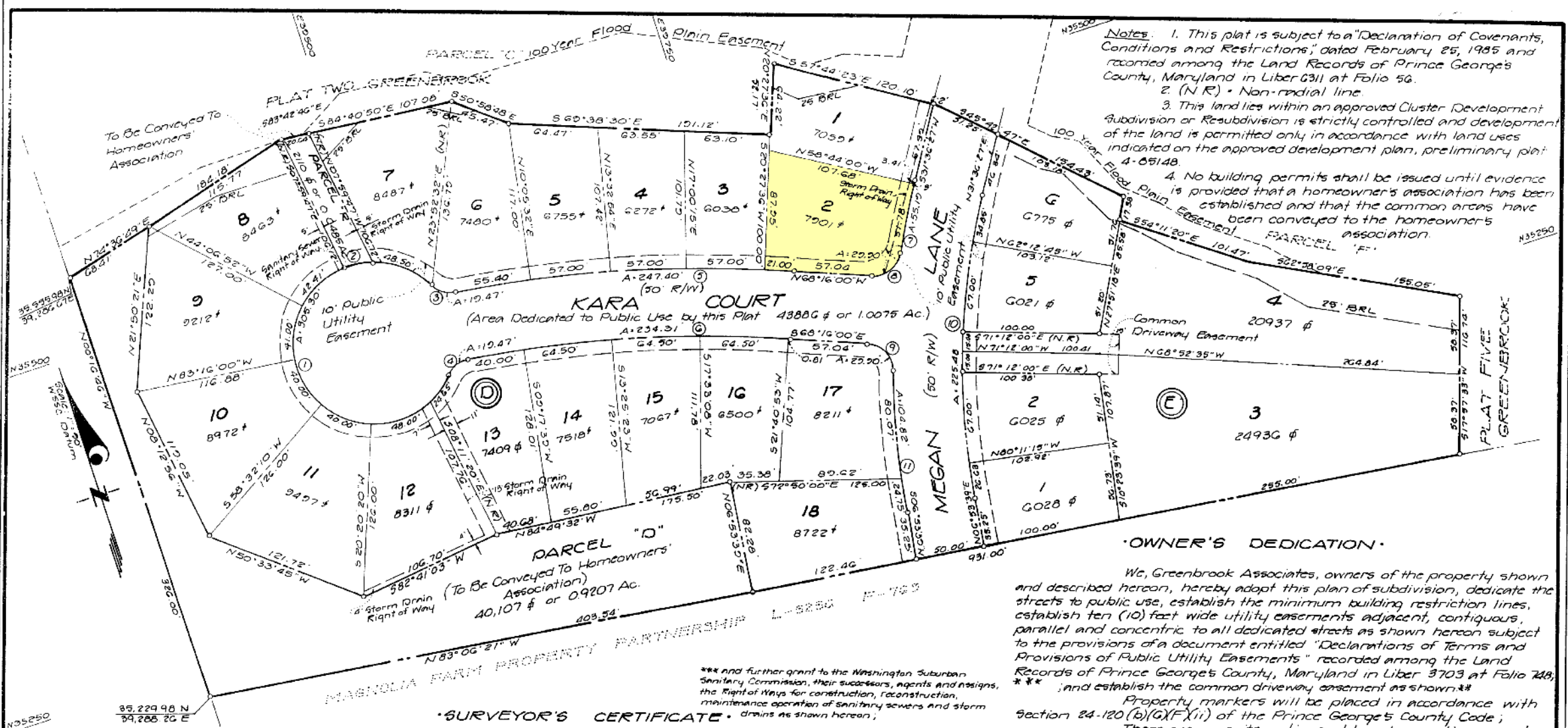




Notes:

1. This plat is subject to a "Declaration of Covenants, Conditions and Restrictions," dated February 25, 1985 and recorded among the Land Records of Prince George's County, Maryland in Liber G311 at Folio 56.
2. (N.R.) - Non-radial line.
3. This land lies within an approved Cluster Development subdivision or Resubdivision is strictly controlled and development of the land is permitted only in accordance with land uses indicated on the approved development plan, preliminary plat 4-05148.
4. No building permits shall be issued until evidence is provided that a homeowners association has been established and that the common areas have been conveyed to the homeowners association.

SURVEYOR'S CERTIFICATE

I hereby certify that the plan shown hereon is correct; that it is a subdivision of part of the land acquired by Greenbrook Associates from Harold S. Tidler and Richard Burton Tidler by deed dated December 17, 1985 and recorded among the Land Records of Prince George's County, Maryland in Liber G238 at Folio 844;

That the total area included in this plan of subdivision is 290,699 square feet or 6.6113 acres of land; and that the total area dedicated to public use by this plat is 43,886 square feet or 1.0075 acres of land.

March 17, 1986
Date

Nicholas Richard Fusco
Nicholas Richard Fusco
Professional Land Surveyor
Md. Reg. No. 10774

and grant to the Washington Suburban Sanitary Commission, Chesapeake and Potomac Telephone Company, Potomac Electric Power Company, Washington Gas Light Company, and Star Cable Company, their successors, agents and assigns, the right to construct, install, operate and maintain their respective utilities in Parcels "D" and "R" as shown hereon;

We, Greenbrook Associates, owners of the property shown and described hereon, hereby adopt this plan of subdivision, dedicate the streets to public use, establish the minimum building restriction lines, establish ten (10) foot wide utility easements adjacent, contiguous, parallel and concentric to all dedicated streets as shown hereon subject to the provisions of a document entitled "Declarations of Terms and Provisions of Public Utility Easements" recorded among the Land Records of Prince George's County, Maryland in Liber 3703 at Folio 248;

Property markers will be placed in accordance with Section 24-120(b)(6)(F)(ii) of the Prince George's County Code; There are no suits, actions at law, leases, liens, mortgages or trusts affecting the property included in this plan of subdivision.

Greenbrook Associates
By: Michael T. Rose Chartered Co.
General Partner

Michael T. Rose
Michael T. Rose, President

Richard K. Reed
Witness
3/2/86
Date

PLAT THREE
LOTS 1 THRU 18, BLOCK D
LOTS 1 THRU G, BLOCK E
AND PARCELS D & R
GREENBROOK

BERKYN (21st) DISTRICT
PRINCE GEORGE'S COUNTY, MARYLAND
Scale: 1" = 50'
January, 1986

GREENHORNE & O'MARA, INC.
Engineers - Architects - Planners - Surveyors
9001 Edmonston Road
Greenbelt, Maryland 20770

Note:
Approval of this plat is based upon a reasonable expectation that public water and sewer service will be available when needed and is conditioned on fulfilling all of the Washington Suburban Sanitary Commission authorization # 86-6836-A commitments. Building permits may not be issued until the planned water and sewer facilities are completed and adequate to serve the proposed development.

For Public Water and Sewer Systems Only.

HEALTH DEPARTMENT
PRINCE GEORGES COUNTY, MARYLAND
APPROVED: *John D. McAllister*
COUNTY HEALTH OFFICER

Maryland - National Capital Park and Planning Commission
Prince Georges County Planning Board
APPROVED: *John D. McAllister*
Chairman
MAY 22, 1986
Assistant Secretary
MNCBP&PC Record File No. 5-86080

AREA TABULATION

Lots (2d)	210,596 sq ft or 4.8346 Ac.
Street dedication	43,886 sq ft or 1.0075 Ac.
Open Space	42,217 sq ft or 0.9692 Ac.
Total Area	296,699 sq ft or 6.8113 Ac.

CURVE DATA

No	Radius	Delta	Arc	Tan	Chord	Bearing
1	60.00	29°32'32"	305.30	40.82	67.50	S68°44'00"W
2	60.00	19°45'23"	20.74	10.48	20.64	S63°42'46"E
3	20.00	55°45'16"	19.47	10.58	18.71	N55°22'52"W
4	20.00	55°45'16"	19.47	10.58	18.71	N68°50'32"E
5	945.00	15°00'00"	247.40	124.41	246.70	N75°46'00"W
6	895.00	15°00'00"	234.31	117.83	233.04	S75°46'00"E
7	572.76	05°31'13"	55.18	27.61	55.16	N28°50'50"E
8	20.00	85°36'46"	29.90	18.54	27.19	S68°54'37"W
9	20.00	85°36'46"	29.90	18.54	27.19	S25°26'37"E
10	522.76	24°42'46"	225.48	114.32	223.74	S19°15'03"W
11	572.76	10°29'08"	104.82	52.56	104.67	S12°08'12"W

RECORDED: *10-26*
PLAT BOOK: *1-1*
PLAT NO: *10-26*

RECORDED BY
A. TIDLER
EX-1000
4/8/86
DATE

E.D.O. - N.M.
2797-P-00-3