

SURVEYORS CERTIFICATE

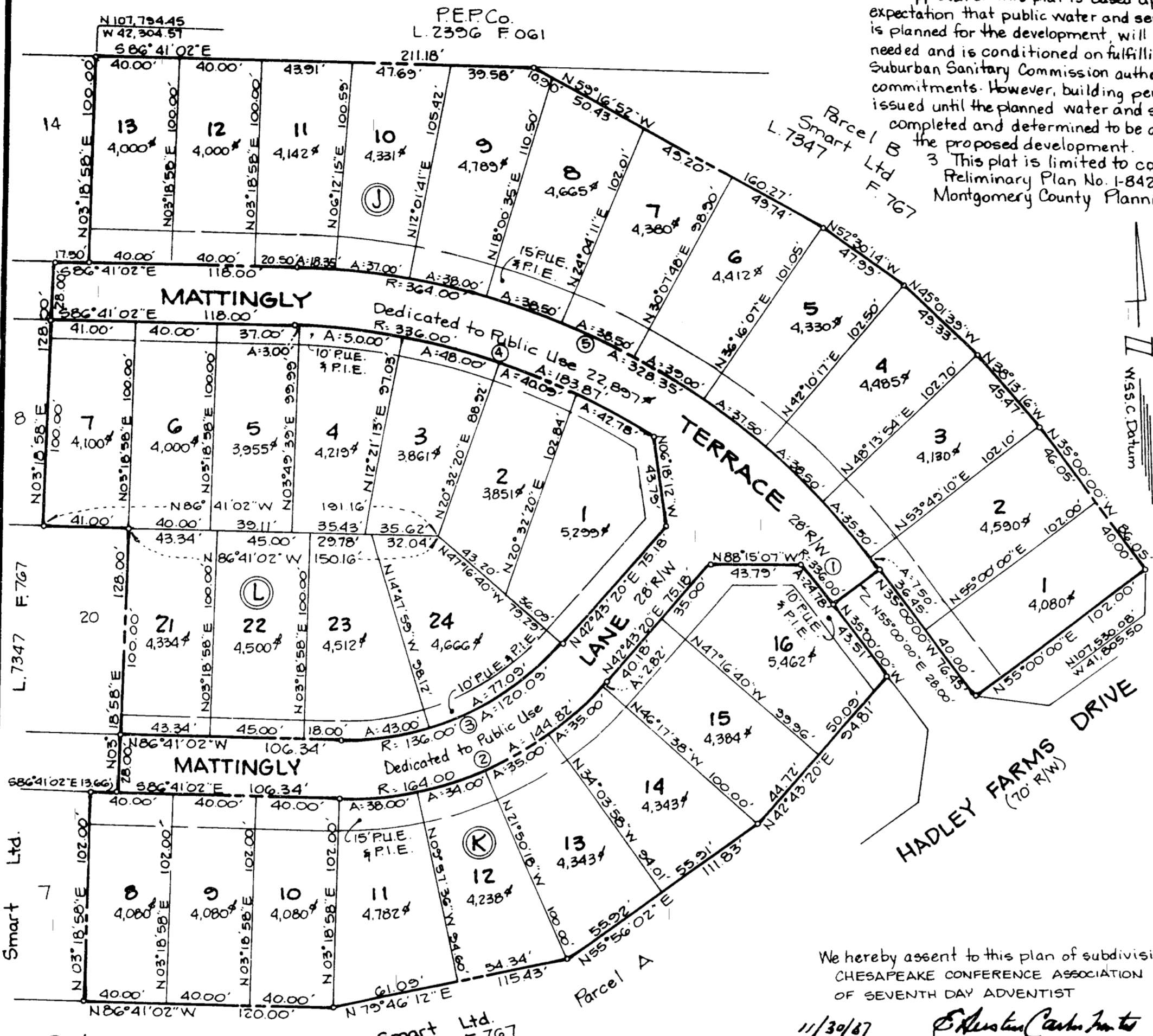
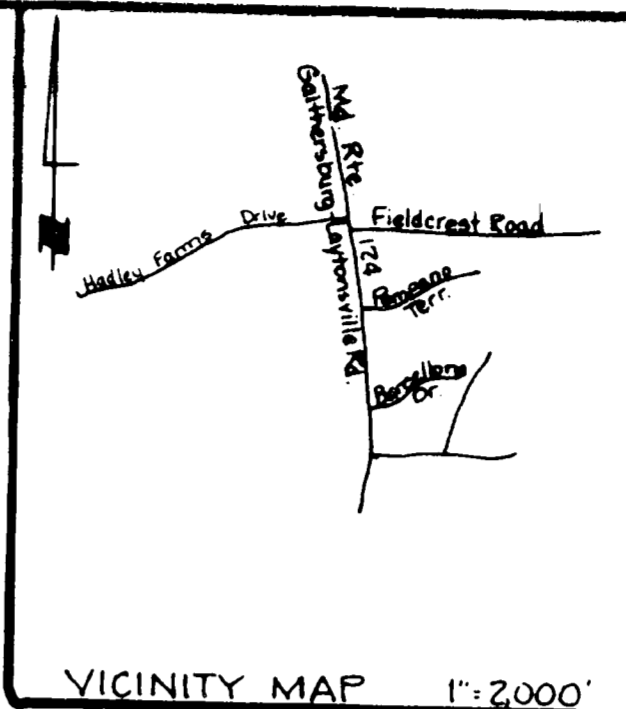
I hereby certify that the plat shown hereon is correct; it is the subdivision of part of the land conveyed by Chesapeake Conference Association of Seventh Day Adventists to Smart, Ltd. by a deed dated September 30, 1985, and recorded among the Land Records of Montgomery County, Maryland, in Liber 7347 at Folio 767.

December 16, 1987
Date

Douglas H. Riggs III
DOUGLASS H. RIGGS, III
Professional Land Surveyor, MD #10712

Notes

- Under Provision of the Montgomery County Code, development of this property has been approved in accordance with Chapter 59-C-14 "Development Including Moderately Priced Dwelling Units" and moderately priced dwelling units are being provided in accordance with the requirements of Chapter 25-A.
- The approval of this plat is based upon a reasonable expectation that public water and sewer service, which is planned for the development, will be available when needed and is conditioned on fulfilling Washington Suburban Sanitary Commission authorization #87AWAS7193A commitments. However, building permits may not be issued until the planned water and sewer facilities are completed and determined to be adequate to serve the proposed development.
- This plat is limited to conditions as required by Preliminary Plan No. 1-84255 and by agreement with Montgomery County Planning Board.



OWNERS DEDICATION

We, Smart, Ltd., a Maryland corporation by John N. Smart, President and Mary P. Connelly, Secretary, owners of the property shown and described hereon, hereby adopt this plan of subdivisions; establish the minimum building restriction lines; dedicate the streets to public use; establish and grant to Montgomery County, Maryland, temporary slope easements twenty-five (25) feet wide over the lots and parcels included hereon, adjacent, contiguous and parallel to the street lines, the slope easements shall be extinguished after all required public improvements in the adjacent roadways have been accepted for maintenance by Montgomery County or other appropriate public agency; grant to Montgomery County, Maryland, its successors and assigns, forever an easement in, on, and over the land herein identified as Ten (10) foot and Fifteen (15) foot Public Improvements Easement (PIE) with the terms and provisions of said grant being those set forth in that certain document entitled "Declaration of Easement" recorded among the Land Records of Montgomery County, Maryland in Liber 3634 at Folio 45 which said terms are incorporated herein by this reference; hereby grant a ten (10) foot and fifteen (15) foot Public Utilities Easement (PUE) as shown to the parties named in a document entitled "Declaration of Terms and Provisions of Public Easements" recorded in Liber 3634 at Folio 45 among the Land Records of Montgomery County, Maryland, subject to all current and applicable regulations of all federal, state, and local governing agencies; grant to Montgomery County, Maryland, storm drain easements as shown hereon; and hereby grant to the Washington Suburban Sanitary Commission the Public Utilities Easements (PUE), and easements shown hereon for the purposes of construction, reconstruction, installation, operation, and maintenance of sanitary sewer, and water lines, appurtenances, fire hydrants, and house connections, and also the construction strips as shown, during the period of original construction.

There are no suits, actions of law, liens, leases, mortgages, trusts, or easements affecting the property included in this plan of subdivision, except a certain deed of trust and the parties in interest thereto have affixed their signatures below indicating their assent.

SMART, LTD

We hereby assent to this plan of subdivision
CHESAPEAKE CONFERENCE ASSOCIATION
OF SEVENTH DAY ADVENTIST
Date: 11/30/87
E. Austin Corlin, Trustee

12/1/87
Date

Attest: *Mary P. Connelly*
MARY P. CONNELLY, SEC.
John N. Smart
JOHN N. SMART, PRES

MELLON FINANCIAL SERVICES CORP #8
Date: Nov 30, 1987

FILED
MAR 2 1988

Plat Tabulation
Number of Lots: 33
Number of Parcels: 0
Area of Lots: 143,423 sq ft
Area of Street Dedication: 22,897 sq ft
Total Area: 166,320 sq ft or 3.81621 ac.

For Public Water and Sewer Only
MONTGOMERY COUNTY, MARYLAND
DEPARTMENT OF TRANSPORTATION
APPROVED FEBRUARY 12, 1988
Date
Mark R. Mansman
Director

No.	Radius	Delta	Area	Chord	Chd. Bearing
1	336.00'	02°19'34"	24.76'	24.78'	N 51°00'47" W
2	164.00'	50°39'51"	144.82'	171.51'	N 08°01'00" E
3	136.00'	50°39'51"	120.00'	144.23'	N 08°01'00" E
4	336.00'	31°21'11"	103.81'	181.50'	N 71°00'24" W
5	364.00'	01°41'00"	326.35'	317.85'	N 00°50'31" W

MARYLAND NATIONAL CAPITAL PARK AND PLANNING COMMISSION
MONTGOMERY COUNTY PLANNING BOARD
APPROVED
Date: DECEMBER 3, 1987
James S. Chantelle
Chairman
Rosemary Chappin
Secretary/Treasurer

MONTGOMERY COUNTY, MARYLAND
HEALTH DEPARTMENT
APPROVED 2/17/88
Date
M. W. ...
Health Officer

RECORDED:
PLAT BOOK:
PLAT NO.:

Lots 1 thru 13, Block J; Lots 1 thru 7 and Lots 21 thru 24, Block L; Lots 8 thru 16 Block K
HADLEY FARMS
12th ELECTION DISTRICT
MONTGOMERY COUNTY, MARYLAND
NOVEMBER, 1987 SCALE: 1"=50'

Macris, Hendricks, and Witmer, PA
3220 Wightman Road, Suite 120
Gaithersburg, Maryland 20878
(301) 470-0840

Plot 2
81-137.4

MONTGOMERY COUNTY CIRCUIT COURT (Subdivision Plats, MO) Plat 18843, MSA, S1249, 23044, Date available 19880302, Printed 02/17/2017.