

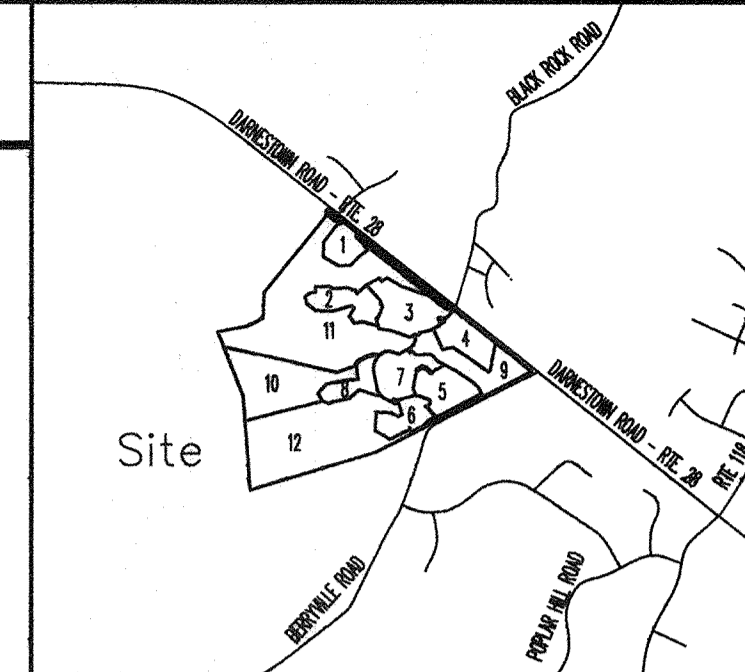
GENERAL NOTES:

- This Subdivision Record Plat is not intended to show every matter affecting the ownership and use, nor every matter restricting the ownership and use of this property. The Subdivision Record Plat is not intended to replace an examination of title or to depict or note all matters affecting title.
- All terms, conditions, agreements, limitations and requirements associated with any preliminary plan, site plan, project plan or other plan allowing development of this property, approved by Montgomery County Planning Board are intended to survive unless expressly contemplated by the plan as approved. The official public files for any such plan are maintained by the Planning Board and available for public review during normal business hours.
- Septic building restriction lines are subject to change, with Montgomery County Department of Permitting Services Well and Septic approval.
- The septic area shown on this plat for Lot 18 is designed for a 6 bedroom house.
- For private septic systems and well systems only.
- The property shown hereon is subject to the requirements of the Montgomery County Forest Conservation Law, including approval of a Final Forest Conservation Plan and appropriate agreements prior to the issuance of a Sediment Control Permit.
- This property is zoned RC.

GENERAL NOTES (Con't.):

- This plat is limited to the uses and conditions of the Preliminary Plan No. 120061230, entitled "Butz Property".
- This property is shown on Tax Map Grid DS52.
- Uses within the Rural Open Space must be in accordance with approved Preliminary Plan 120061230 and with the provisions of Section 59-C-9.5 of the Montgomery County, Maryland Zoning Ordinance.
- There are no FEMA mapped 100-year Floodplains for the subject property. The 100-year Floodplain shown hereon (if any) is taken from the Macris, Hendricks and Glascock NRI/FSD approved in 2001.
- The land contained hereon is within an approved cluster development and subdivision or resubdivision is not permitted after the property is developed.
- This survey is in the Maryland Coordinate System (NAD83), based on Real Time Kinematic GPS observations and conventional traversing methods. Controlling station is WSSC NAD 83 Traverse Station #20302. #20302 NORTHING: 526912.775 SFT EASTING: 1224936.235 SFT

PLAT NO. 24606



VICINITY MAP SCALE: 1" = 300'

OWNER'S CERTIFICATE

We, the undersigned, owners of the property described hereon, adopt this plan of subdivision, establish the minimum building restriction lines, grant the P.U.E. and Ingress/Egress easement as shown hereon to serve Lots 17, 18, 19, 20 and 21, the 25 foot septic building restriction lines, and access easement to serve the burial ground, the 20 foot septic building restriction lines, and guarantee compliance with the provisions of Section 50-24 of the subdivision regulations.

Further, we grant to Montgomery County, Maryland 30' slope easements adjacent, contiguous and parallel to all public streets. Slope easements shall be extinguished at such time as the Public Improvements on the abutting public streets have been lawfully completed and accepted for maintenance by Montgomery County, Maryland.

Further, we grant to the applicable utility companies, and to each of them and their successors or assigns, a Public Utility Easement in, on, and over the land designated hereon as "P.U.E.", with the terms and provisions of said grant being those set forth in that certain document entitled "DECLARATION OF TERMS AND PROVISIONS OF PUBLIC UTILITY EASEMENTS" recorded in Liber 3834 at Folio 457 among the Land Records of Montgomery County, Maryland.

Further, we grant to Montgomery County, Maryland, its successors, agents and assigns, a Public Improvement Easement in, on and over the land designated hereon as "P.I.E.", if any, with the terms and provisions of said grant being those set forth in that certain document entitled "DECLARATION OF TERMS AND PROVISIONS OF PUBLIC IMPROVEMENT EASEMENTS", recorded among the aforesaid Land Records in Liber 36998 at Folio 483 which terms and provisions are hereby incorporated by this reference.

Further, we establish the Category I Conservation Easement as shown hereon and subject to the terms and conditions as set forth in that certain document recorded among said Land Records in Liber 13178 at Folio 412.

As owners of this subdivision we, our successors and assigns, will cause all property corner markers and any other required monumentation to be set by a registered Maryland Surveyor in accordance with Section 50-24 (e) of the Montgomery County Code prior to the acceptance of public streets for maintenance.

There are no suits or actions at law, leases, liens, mortgages or trusts affecting the property shown hereon.

THOMPSON BUTZ 4.13.09  
 ROBERT BUTZ 4.13.09  
 THEODORE BUTZ 4.13.09  
 JEREMY BUTZ 4.13.09

SURVEYOR'S CERTIFICATE

I hereby certify that the data shown hereon is correct; that it is a subdivision of part of the property acquired by THOMPSON H. BUTZ from VICTOR J. LOMBARDI, JR. and THE NORTHERN TRUST COMPANY, Trustees of the BARBARA BUTZ LOMBARDI TRUST by a deed dated October 12, 2001 and recorded among the Land Records of Montgomery County, Maryland in Liber 19851 at Folio 788; part of property acquired by ROBERT T. BUTZ from VICTOR J. LOMBARDI, JR. and THE NORTHERN TRUST COMPANY, Trustees of the BARBARA BUTZ LOMBARDI TRUST by a deed dated October 12, 2001 and recorded among the Land Records of Montgomery County, Maryland in Liber 19851 at Folio 766; part of the property acquired by THEODORE H. BUTZ from VICTOR J. LOMBARDI, JR. and THE NORTHERN TRUST COMPANY, Trustees of the BARBARA BUTZ LOMBARDI TRUST by a deed dated October 12, 2001 and recorded among the Land Records of Montgomery County, Maryland in Liber 19851 at Folio 746; part of the property acquired by JEREMY F. BUTZ from VICTOR J. LOMBARDI, JR. and THE NORTHERN TRUST COMPANY, Trustees of the BARBARA BUTZ LOMBARDI TRUST by a deed dated October 12, 2001 and recorded among the Land Records of Montgomery County, Maryland in Liber 19851 at Folio 513, and I further certify that once engaged as described in the owners dedication hereon, all property markers shown thus - ● - will be set as delineated hereon in accordance with the provisions of Section 50-24 (e) of the Montgomery County Code; The total area included on this plat is 1088805 square feet or 24.99552 acres of land, none of which is dedicated to public use.

4-23-09  
DATE



TIMOTHY PAUL QUINN  
PROFESSIONAL LAND SURVEYOR  
MD REGISTRATION No. 20002

SUBDIVISION RECORD PLAT  
LOT 18  
BLOCK A

RECEIVED  
JUL 11 2013  
Clerk of the Circuit Court  
Montgomery County, Md.

THE RESERVE AT BLACK ROCK  
DARNESTOWN (6th) ELECTION DISTRICT  
MONTGOMERY COUNTY, MARYLAND  
SCALE: 1" = 200' APRIL, 2008

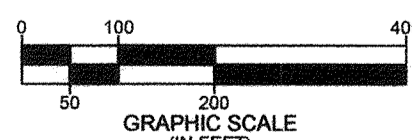
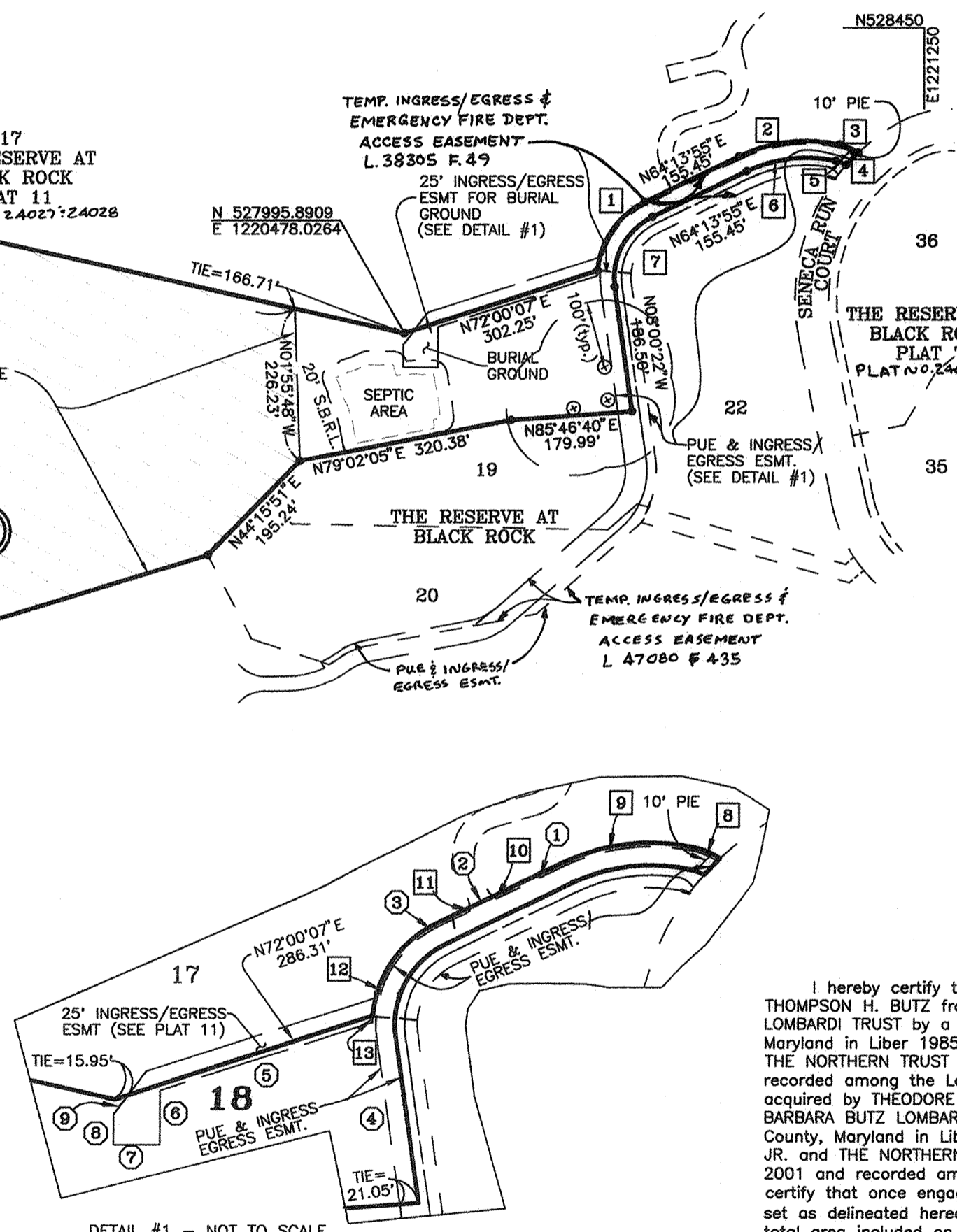
PLAT NO.: 10  
JOB NO.: 08254A

LINE	BEARING	LENGTH
1	N64°13'55"E	83.08'
2	N64°13'55"E	28.37'
3	N64°13'55"E	39.36'
4	N08°00'22"W	185.11'
5	N72°12'13"E	248.60'
6	N00°00'00"W	60.72'
7	N90°00'00"E	51.75'
8	N00°00'00"W	33.98'
9	N37°14'29"E	27.32'
10	N76°17'18"E	89.99'
11	N81°40'57"E	51.76'
12	N71°34'51"E	27.66'
13	N11°54'05"W	24.23'
14	N38°18'57"E	30.22'
15	N34°37'07"W	43.98'
16	N75°58'35"W	46.35'
17	N25°21'59"W	26.24'
18	N01°30'36"W	47.44'
19	N82°14'40"E	27.74'
20	N36°53'37"E	24.97'
21	N11°59'03"W	42.10'
22	N50°58'00"W	51.49'
23	N82°09'18"E	36.57'
24	N52°19'44"E	34.72'
25	N03°30'24"W	81.27'
26	N29°28'02"W	88.87'
27	N14°17'42"W	70.83'
28	N72°39'41"E	20.94'
29	N62°01'43"W	50.71'
30	N37°04'55"W	76.66'
31	N31°14'30"W	96.34'
32	N42°06'52"W	47.78'
33	N24°35'22"W	37.99'
34	N15°47'35"W	47.19'
35	N53°09'16"W	19.75'
36	N24°19'44"E	33.58'
37	N49°46'59"E	16.82'
38	N68°48'02"W	38.16'
39	N25°39'43"E	27.38'
40	N43°03'01"E	60.78'
41	N80°18'43"E	71.87'
42	N62°04'17"E	62.63'
43	N41°41'47"E	40.10'
44	N19°48'52"E	26.23'
45	N67°20'49"E	84.57'
46	N59°34'06"E	52.76'

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
1	125.00'	130.00'	71.57'	124.22'	N34°26'14"E	59°35'22"
2	230.00'	152.74'	79.31'	149.95'	N83°15'25"E	38°03'00"
3	75.00'	30.23'	15.32'	30.02'	N66°10'20"W	23°05'30"
4	300.00'	25.44'	12.73'	25.43'	N43°59'45"E	4°51'32"
5	50.00'	16.33'	8.24'	16.28'	N68°21'33"W	18°43'06"
6	205.00'	136.14'	70.69'	133.65'	N83°15'25"E	38°03'00"
7	100.00'	126.08'	72.97'	117.89'	N28°06'46"E	72°14'16"
8	71.00'	27.86'	14.11'	27.68'	N66°28'35"W	22°29'00"
9	226.00'	150.09'	77.93'	147.34'	N83°15'25"E	38°03'00"
10	24.00'	4.63'	2.32'	4.63'	N04°23'12"E	11°03'40"
11	24.00'	4.63'	2.32'	4.63'	N04°23'12"E	11°03'40"
12	121.00'	152.56'	88.30'	142.65'	N28°06'46"E	72°14'16"
13	125.00'	7.49'	3.74'	7.48'	N02°55'37"E	3°25'52"

LEGEND

- APPROVED WELL LOCATION LOCATION WITH 100' WELL/SEPTIC SEPARATION RADIUS (NOT TO SCALE)
- SEPTIC BUILDING RESTRICTION LINE
- BUILDING RESTRICTION LINE
- PRIVATE RURAL OPEN SPACE
- CATEGORY 1 CONSERVATION EASEMENT



FOR PRIVATE WELL AND SEPTIC ONLY

THE MARYLAND-NATIONAL CAPITAL PARK AND PLANNING COMMISSION  
MONTGOMERY COUNTY PLANNING BOARD  
Approved May 21, 2009  
CHAIRMAN ASST. SECRETARY-TREASURER  
MNCP&PC Record File No. 634-117

MONTGOMERY COUNTY DEPARTMENT OF PERMITTING SERVICES  
Approved 09/23/09  
DIRECTOR

DRAWN MNB  
COMPUTED MNB  
CHECKED TPQ  
RECORDED  
PLAT BOOK  
PLAT NO.



2-08090(220080900) (20061230062710(16)RC

MSA Ssu 1249 30207 634-117

MONTGOMERY COUNTY CIRCUIT COURT (Subdivision Plats, MO) Plat 24606, MSA\_ S1249 30207, Date of Sale 2013/07/14, Printed 05/31/2018