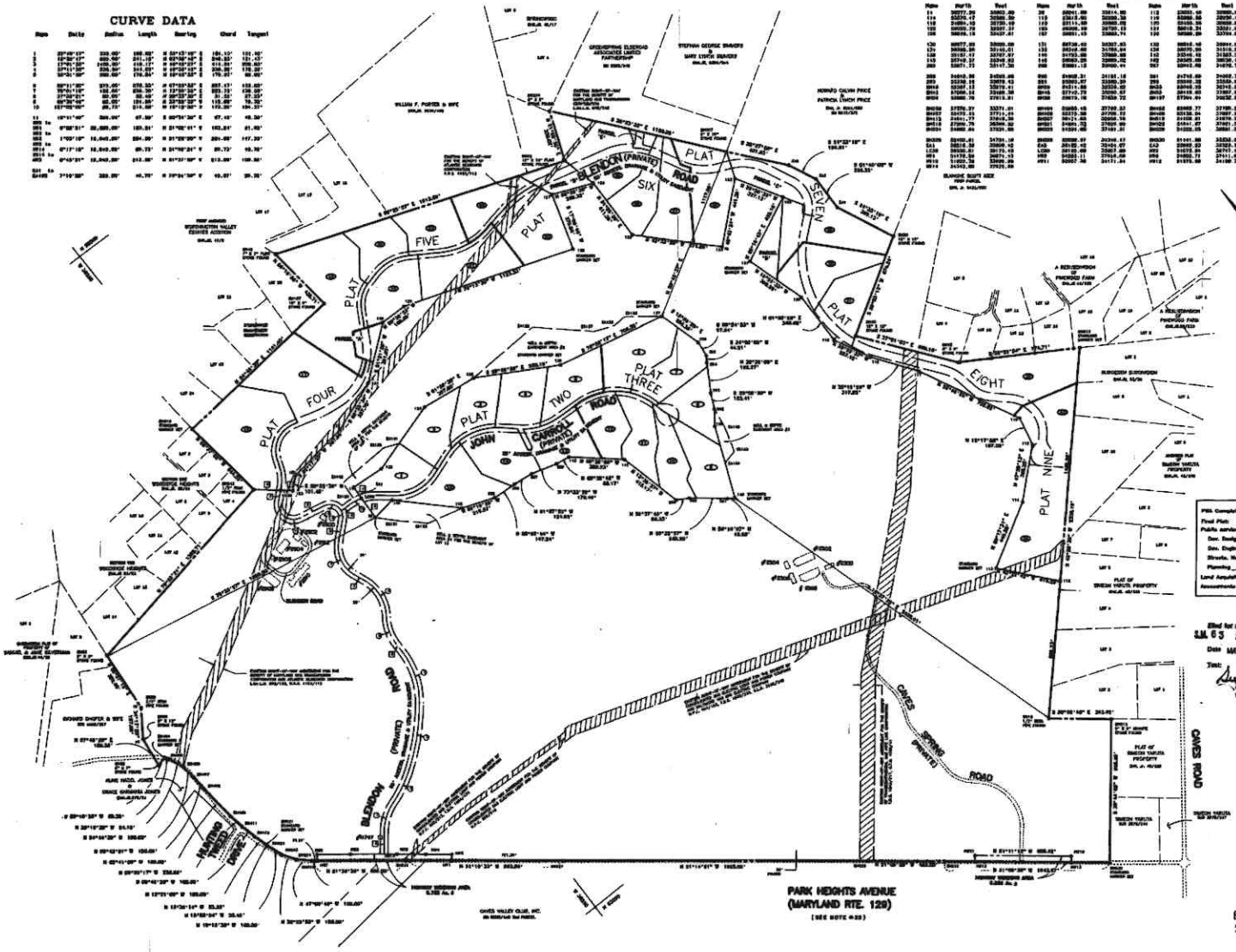
J.A.P.

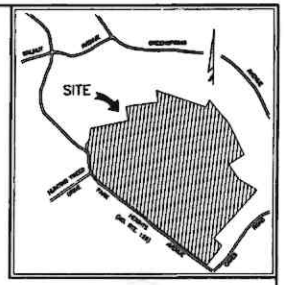
CURVE DATA

Num	Delta	Radius	Length	Bearing	Chord	Tangent
[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]

COORDINATES

Name	North	East	Name	North	East	Name	North	East	Name	North	East
[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]





LOCATION MAP

SCALE: 1" = 2000'

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PVA Completed 5/10/2002 SR
Final Plat:
Public easements DET
Dev. Design DLG 5/21/91
Dev. Engineer DAA 5/21/91
Structs. Monitoring Jan 4-2-91
Planning DEC 4/8/91
Land Acquisitions 5/20/91
Accountants JTK 5/24/91

Filed for record
S.M. 63 FOLIO 063
Date MAY 29 1991
Test:
Clerk

LINE DATA

Name	Bearing	Distance	Name	Bearing	Distance
[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]

A PLAT 15.00
S B
SR CLERK 15.00
RECEIPT C003 801 [illegible]
05/29/91

PLAT ONE OF

CAVES VALLEY GOLF CLUB

ELECTION DISTRICT 4
SCALE: 1" = 300'

BALTIMORE COUNTY, MARYLAND
DECEMBER 28, 1990

NOTE:
ROADS AND STORM DRAINS LAID OUT AND SHOWN HEREON HAVE BEEN DESIGNED UNDER MARYLAND REGISTERED PROFESSIONAL ENGINEER LICENSE No. 13659.

DIRECTOR OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT — DATE 5/21/91

DIRECTOR OF PLANNING — DATE 4/8/91

DIRECTOR OF PUBLIC WORKS — DATE 4/8/91

OWNER / DEVELOPER

CAVES VALLEY CLUB, INC.
2 HOPKINS PLAZA
SUITE 1210
BALTIMORE, MD. 21201

DEED REFS.: S.M. 6000/446, S.M. 8000/451, S.M. 8538/155, S.M. 8913/94, S.M. 9615/376

TAX ACCT. Nos.: 04-1700013400, 04-1700013401, 04-1600007843, 04-2100000051

NOTE:
COORDINATES and BEARINGS shown on this plat are referred to the system of coordinates established in the Baltimore County Metropolitan District and are based on the following inverses stations:

16022	N 53,842.46	W 36,630.82
16023	N 54,895.31	W 37,580.83

OWNER'S CERTIFICATE

The undersigned, owner of the land shown on this plat, hereby certifies that, to the best of his knowledge, the requirements of Subsection (C) of Section 3-108 of the Real Property Article of the Annotated Code of Maryland have been complied with, insofar as same concerns the making of this plat and setting of the markers.

CAVES VALLEY CLUB, INC.
By: Leslie B. Dickerson — DATE Jan 25 1991
LESLIE B. DICKERSON, PRESIDENT

SURVEYOR'S CERTIFICATE

The undersigned, a Registered Surveyor of the State of Maryland does hereby certify that he is the surveyor who prepared this plat and that the land shown on this plat has been laid out, and the plat thereof has been prepared, in compliance with Subsection (C) of Section 3-108 of the Real Property Article of the Annotated Code of Maryland, particularly insofar as same concerns the making of the plat and setting of the markers.

Michael T. Mossing — DATE 1/3/91
MICHAEL T. MASING, PROPERTY LINE SURVEYOR No. 335-B

DAFT · McCUNE · WALKER INC.
LAND PLANNING CONSULTANTS
LANDSCAPE ARCHITECTS
ENGINEERS & SURVEYORS
200 E. PENNSYLVANIA AVE.
TOWSON, MD. 21204
TELEPHONE: (301) 296-3333

COMPUTED: DCS | DRAWN: MASF/DCS | CHECKED: | J.O.# 90215A

MSA 5314 1236 — 5314 Plats-1 63-63

GENERAL NOTES

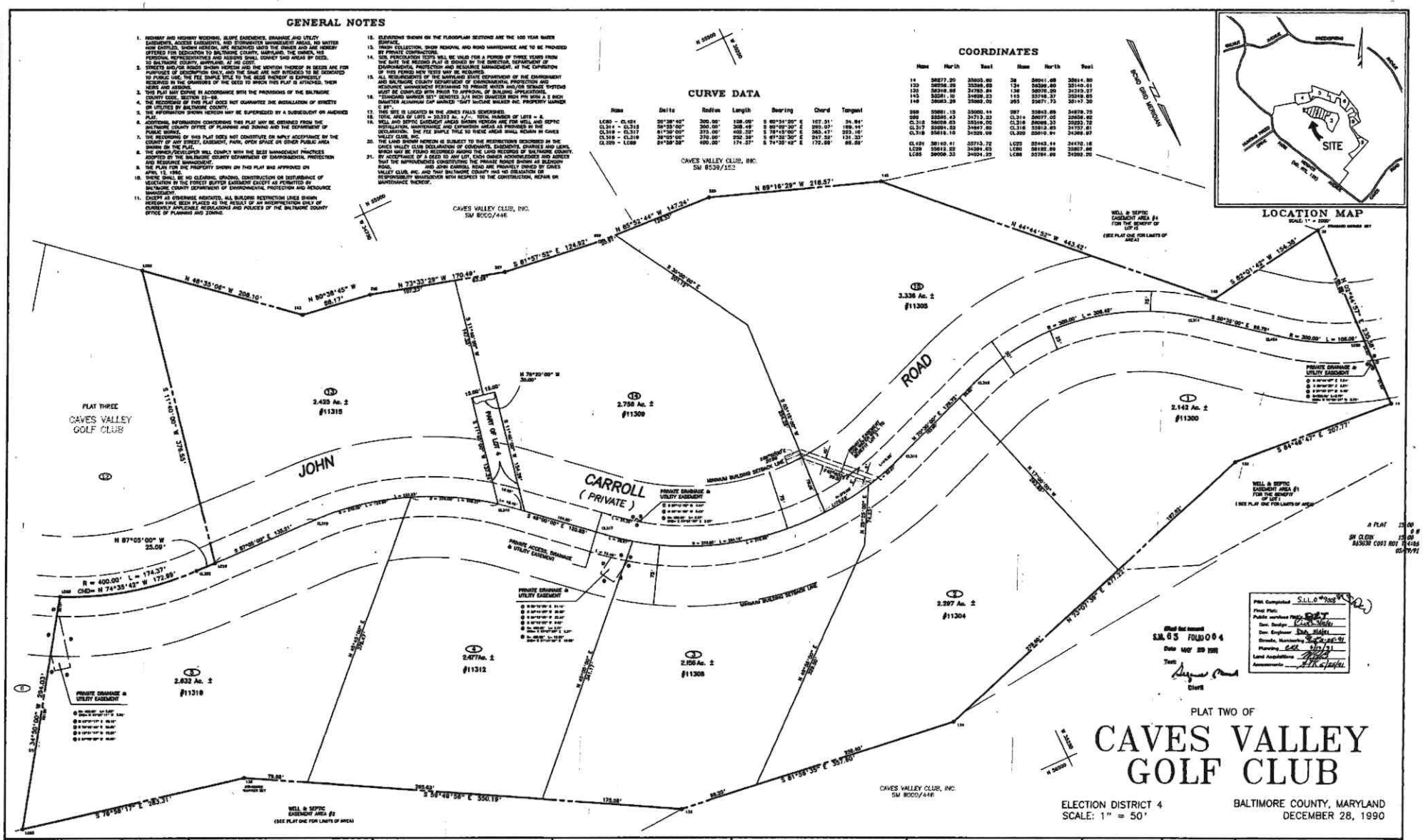
1. HIGHWAY AND HIGHWAY WIDENING, SLOPE EASEMENTS, DRAINAGE AND UTILITY EASEMENTS, ACCESS EASEMENTS, AND STORMWATER MANAGEMENT AREAS, NO WATER RIGHT ENTITLED, SHOWN HEREON, ARE RESERVED UNTO THE OWNER AND ARE HEREBY OFFERED FOR DEDICATION TO BALTIMORE COUNTY, MARYLAND. THE OWNER, HIS PERSONAL REPRESENTATIVES AND ASSIGNS SHALL CONVEY SAID AREAS BY DEED, TO BALTIMORE COUNTY, MARYLAND, AT NO COST.
2. STREETS AND/OR ROADS SHOWN HEREON AND THE WIDTH THEREOF IN DEEDS ARE FOR PURPOSES OF DESCRIPTION ONLY, AND THE SAME ARE NOT INTENDED TO BE DEDICATED TO PUBLIC USE. THE FEE SIMPLE TITLE TO THE BEDS THEREOF IS EXPRESSLY RESERVED IN THE GRANTORS OF THE DEED TO WHICH THIS PLAT IS ATTACHED, THEIR HEIRS AND ASSIGNS.
3. THIS PLAT MAY EXPIRE IN ACCORDANCE WITH THE PROVISIONS OF THE BALTIMORE COUNTY CODE, SECTION 22-96.
4. THE RECORDING OF THIS PLAT DOES NOT GUARANTEE THE INSTALLATION OF STREETS OR UTILITIES BY BALTIMORE COUNTY.
5. THE INFORMATION SHOWN HEREON MAY BE SUPERSEDED BY A SUBSEQUENT OR AMENDED PLAT.
6. ADDITIONAL INFORMATION CONCERNING THIS PLAT MAY BE OBTAINED FROM THE BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING AND THE DEPARTMENT OF PUBLIC WORKS.
7. THE RECORDING OF THIS PLAT DOES NOT CONSTITUTE OR IMPLY ACCEPTANCE BY THE COUNTY OF ANY STREET, EASEMENT, PARK, OPEN SPACE OR OTHER PUBLIC AREA SHOWN ON THE PLAT.
8. THE OWNER/DEVELOPER WILL COMPLY WITH THE BEST MANAGEMENT PRACTICES ADOPTED BY THE BALTIMORE COUNTY DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT.
9. THE PLAN FOR THE PROPERTY SHOWN ON THIS PLAT WAS APPROVED ON APRIL 13, 1990.
10. THERE SHALL BE NO CLEARING, GRADING, CONSTRUCTION OR DISTURBANCE OF VEGETATION IN THE FOREST BUFFER EASEMENT EXCEPT AS PERMITTED BY BALTIMORE COUNTY DEPARTMENTS OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT.
11. EXCEPT AS OTHERWISE INDICATED, ALL BUILDING RESTRICTION LINES SHOWN HEREON HAVE BEEN PLACED AS THE RESULT OF AN INTERPRETATION ONLY OF CURRENTLY APPLICABLE REGULATIONS AND POLICIES OF THE BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING.
12. ELEVATIONS SHOWN ON THE FLOODPLAIN SECTIONS ARE THE 100 YEAR WATER SURFACE.
13. TRASH COLLECTION, SNOW REMOVAL AND ROAD MAINTENANCE ARE TO BE PROVIDED BY PRIVATE CONTRACTORS.
14. SOIL PERCOLATION TESTS WILL BE VALID FOR A PERIOD OF THREE YEARS FROM THE DATE THE RECORD PLAT IS SIGNED BY THE DIRECTOR, DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT. AT THE EXPIRATION OF THIS PERIOD NEW TESTS MAY BE REQUIRED.
15. ALL REQUIREMENTS OF THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT AND BALTIMORE COUNTY DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT PERTAINING TO PRIVATE WATER AND/OR SEWAGE SYSTEMS MUST BE COMPLIED WITH PRIOR TO APPROVAL OF BUILDING APPLICATIONS.
16. "STANDARD MARKER SET" DENOTES 3/4 INCH DIAMETER IRON PIN WITH A 2 INCH DIAMETER ALUMINUM CAP MARKED "DAFT McCUNE WALKER INC. PROPERTY MARKER C 25".
17. THIS SITE IS LOCATED IN THE JONES FALLS SEWERSHED.
18. TOTAL AREA OF LOTS = 50.333 Ac. +/-. TOTAL NUMBER OF LOTS = 6.
19. WELL AND SEPTIC EASEMENT AREAS SHOWN HEREON ARE FOR WELL AND SEPTIC INSTALLATION, MAINTENANCE AND EXPANSION AREAS AS PROVIDED IN THE DECLARATION. THE FEE SIMPLE TITLE TO THESE AREAS SHALL REMAIN IN CAVES VALLEY CLUB, INC.
20. THE LAND SHOWN HEREON IS SUBJECT TO THE RESTRICTIONS DESCRIBED IN THE CAVES VALLEY CLUB DECLARATION OF COVENANTS, EASEMENTS, CHARGES AND LIENS, WHICH MAY BE FOUND RECORDED AMONG THE LAND RECORDS OF BALTIMORE COUNTY.
21. BY ACCEPTANCE OF A DEED TO ANY LOT, EACH OWNER ACKNOWLEDGES AND AGREES THAT THE IMPROVEMENTS CONSTITUTING THE PRIVATE ROADS SHOWN AS BLENHEIM ROAD, AND JOHN CARROLL ROAD ARE PRIVATELY OWNED BY CAVES VALLEY CLUB, INC. AND THAT BALTIMORE COUNTY HAS NO OBLIGATION OR RESPONSIBILITY WHATSOEVER WITH RESPECT TO THE CONSTRUCTION, REPAIR OR MAINTENANCE THEREOF.

CURVE DATA

Name	Delta	Radius	Length	Bearing	Chord	Tangent
LC80 - CL414	20°28'45"	300.00'	108.09'	S 60°34'20" E	107.51'	54.64'
CL314 - CL315	58°33'00"	300.00'	306.48'	S 60°00'30" E	293.07'	169.44'
CL318 - CL317	61°30'00"	375.00'	402.32'	S 78°45'00" E	383.47'	223.16'
CL319 - CL318	26°25'00"	270.00'	232.38'	S 67°32'30" E	217.52'	121.33'
CL320 - LC80	24°59'38"	400.00'	174.37'	S 74°30'49" E	172.99'	88.59'

COORDINATES

Name	North	East	Name	North	East
11	50877.20	33003.80	38	50941.68	33614.80
133	50258.29	33398.60	134	50380.60	33140.01
135	50348.88	34783.84	136	50078.20	34319.27
143	50281.10	34828.23	153	53198.37	35319.85
148	50863.29	35083.02	265	55671.73	36147.30
266	55881.15	35000.44	267	55843.69	34878.75
268	55585.43	34713.23	CL314	56077.02	33656.92
CL315	56058.03	33349.00	CL316	56088.33	33033.72
CL317	55894.33	34867.82	CL318	55812.65	34737.81
CL319	55819.10	34329.09	CL320	55810.94	34388.97
CL414	56160.41	33713.72	LC23	55443.14	34470.16
LC29	55812.22	34394.63	LC80	56182.89	33867.88
LC85	56000.33	34024.95	LC86	55784.89	34202.20


CAVES VALLEY CLUB, INC.
SM 8539/152
CAVES VALLEY CLUB, INC.
SM 8000/446
N 89°16'29" W 216.57'
N 85°52'44" W 147.24'
S 61°57'55" E 124.92'
N 73°33'29" W 170.49'
N 80°38'45" W 88.17'
N 48°35'06" W 208.10'
N 44°44'32" W 443.42'
S 62°01'42" W 154.35'
S 11°40'00" W 374.54'
N 87°05'00" W 25.09'
R = 400.00' L = 174.37'
CHD= N 74°35'42" W 172.99'
S 34°50'00" W 204.03'
S 76°58'17" E 283.31'
S 54°48'58" E 550.19'
S 81°58'35" E 357.80'
N 13°07'38" E 471.22'
S 84°48'47" E 207.77'
S 50°35'00" E 98.79'
R = 300.00' L = 108.08'
R = 300.00' L = 306.68'
N 70°00'00" E 120.31'
S 87°00'00" E 130.31'
S 84°00'00" E 130.83'
N 25°15'00" W 305.00'
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S 11°40'00" W 134.36'
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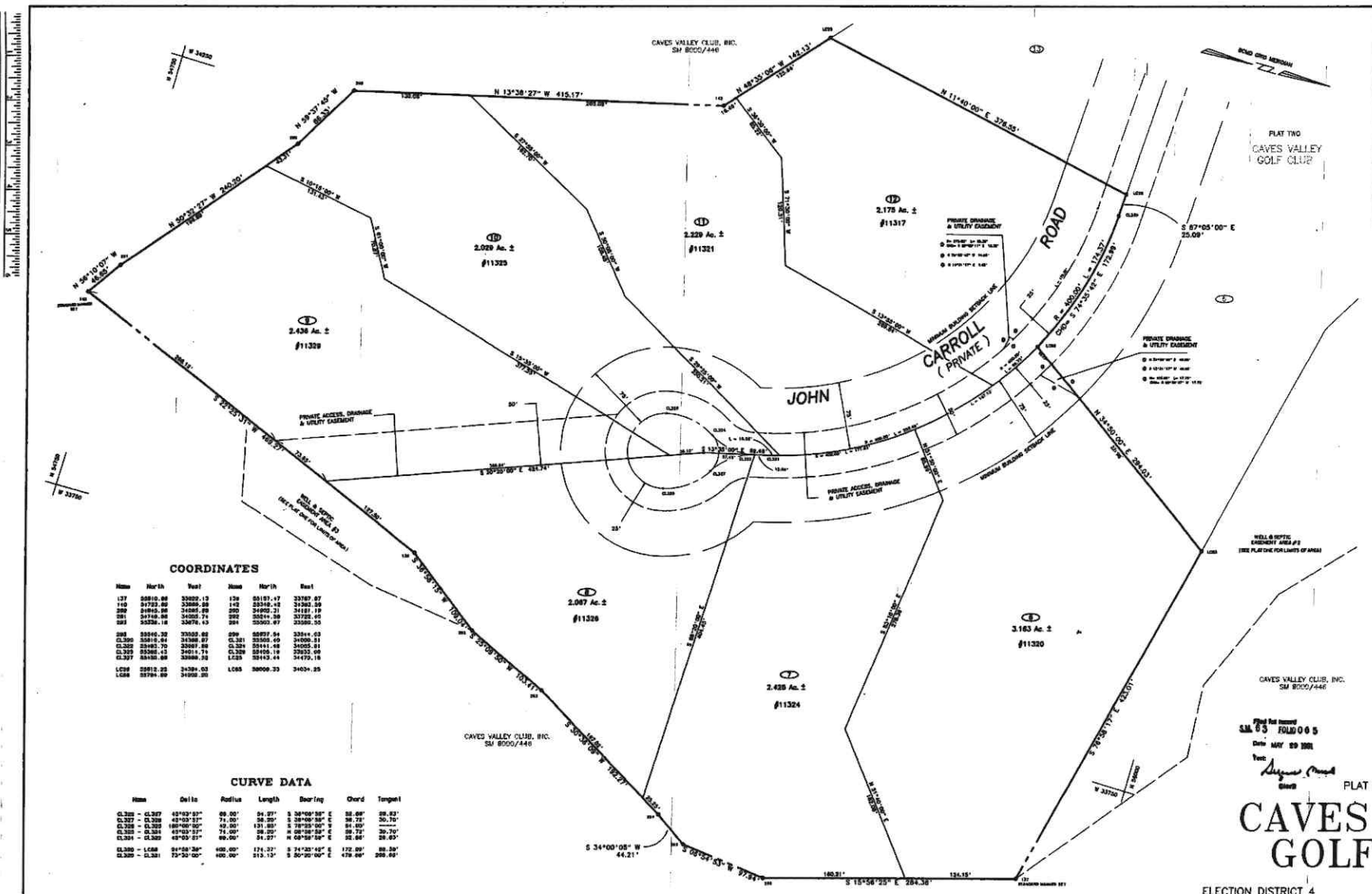

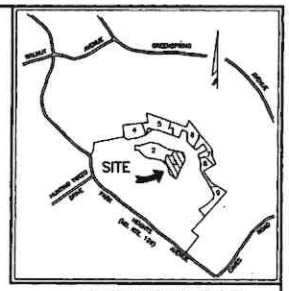

LOCATION MAP

SCALE: 1" = 2000'

GENERAL NOTES

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COORDINATES

Name	North	East	Name	North	East
137	33810.88	33820.13	139	33157.47	33787.07
140	34723.60	33860.89	142	33346.43	34362.30
200	34843.08	34085.68	200	34902.21	34181.19
201	34748.68	34005.74	202	33614.30	33725.65
203	33338.18	33476.43	204	33303.07	33380.55
205	33340.32	33333.82	209	33877.54	33614.03
CL300	33810.84	34388.87	CL301	33505.49	34008.31
CL302	33483.70	33867.88	CL324	33441.68	34055.81
CL325	33380.43	34011.74	CL326	33408.16	33932.00
CL327	33180.69	33888.02	LC25	33143.44	34479.16
LC26	33012.23	34384.03	LC65	33000.33	34034.25
LC66	32784.89	34002.20			

CURVE DATA

Name	Delta	Radius	Length	Bearing	Chord	Tangent
CL300 - CL327	43°03'57"	86.00'	64.67'	S 36°00'30" E	62.68'	33.93'
CL327 - CL328	43°03'57"	71.00'	53.35'	S 36°00'30" E	52.12'	28.01'
CL328 - CL329	180°00'00"	43.00'	131.95'	S 78°25'00" E	84.00'	----
CL329 - CL331	43°03'57"	71.00'	53.35'	N 08°36'30" E	52.12'	28.01'
CL331 - CL302	43°03'57"	86.00'	64.67'	N 08°36'30" E	62.68'	33.93'
CL300 - LC66	94°58'36"	400.00'	174.37'	S 74°25'18" E	172.99'	93.39'
CL329 - CL331	73°30'00"	400.00'	513.13'	S 50°20'00" E	479.06'	298.63'

PLAT THREE OF

CAVES VALLEY GOLF CLUB

ELECTION DISTRICT 4
SCALE: 1" = 50'

BALTIMORE COUNTY, MARYLAND
DECEMBER 28, 1990

Plat Computed S.L.L. 9/20/91
Final Plat:
Public Hearing Date
Dev. Design
Dev. Engineer
Records, Monitoring
Planning
Land Acquisition
Assessments

Filed Plat Recorded
S.M. 65 FOLIO 065
Date MAY 29 1991
Test:
Clerk

A PLAT 15.00
SR 8
SR CLERK 15.00
862037 C003 B01 04107
05/29/91

NOTE:
ROADS AND STORM DRAINS LAID OUT AND SHOWN HEREON HAVE BEEN DESIGNED UNDER MARYLAND REGISTERED PROFESSIONAL ENGINEER LICENSE No. 13859.

DIRECTOR OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT — DATE 5-21-91

DIRECTOR OF PLANNING & ZONING — DATE 6/18/91

DIRECTOR OF PUBLIC WORKS — DATE 6/18/91

OWNER / DEVELOPER

CAVES VALLEY CLUB, INC.
2 HOPKINS PLAZA
SUITE 1210
BALTIMORE, MD. 21201

DEED REF.: S.M. 8000/446 TAX ACCT. No.: 04-1790013400

NOTE:
COORDINATES and BEARINGS shown on this plat are referred to the system of coordinates established in the Baltimore County Metropolitan District and are based on the following traverse stations:

16022	N 33,949.46	W 36,630.83
16023	N 34,695.21	W 37,580.92

OWNER'S CERTIFICATE

The undersigned, owner of the land shown on this plat, hereby certifies that, to the best of its knowledge, the requirements of Subsection (C) of Section 3-108 of the Real Property Article of the Annotated Code of Maryland have been complied with, insofar as same concerns the making of this plat and setting of the markers.

CAVES VALLEY CLUB, INC.
By: LESLIE B. DASHANSKIY, PRESIDENT — DATE 11/26/90

SURVEYOR'S CERTIFICATE

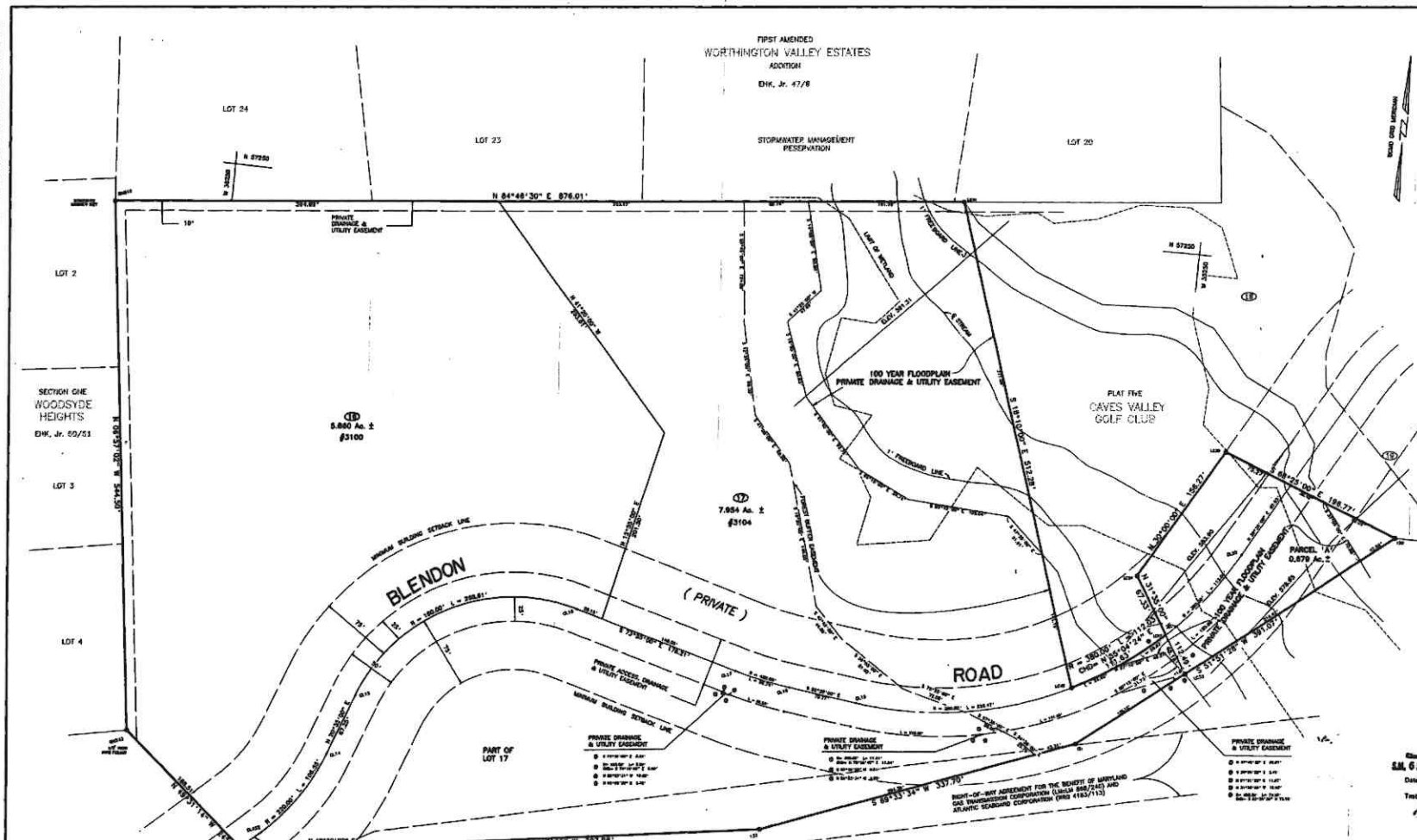
The undersigned, a Registered Surveyor of the State of Maryland does hereby certify that he is the surveyor who prepared this plat and that the land shown on this plat has been laid out, and the plat thereof has been prepared, in compliance with Subsection (C) of Section 3-108 of the Real Property Article of the Annotated Code of Maryland, particularly insofar as same concerns the making of the plat and the markers.

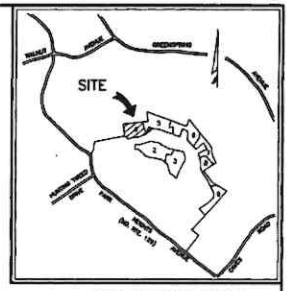
MICHAEL T. MAGUIRE, PROPERTY LINE SURVEYOR No. 235-B — DATE 11/11/90

DAFT · McCUNE · WALKER INC.
LAND PLANNING CONSULTANTS
LANDSCAPE ARCHITECTS
ENGINEERS & SURVEYORS
200 E. PENNSYLVANIA AVE.
TOWSON, MD. 21204
TELEPHONE: (301) 296-3333

COMPUTED: DCS DRAWN: HASP/DCS CHECKED: J.O.B 89015A

MSA SEL 1336 549886-303-3 63-65





LOCATION MAP

SCALE: 1" = 2000'

GENERAL NOTES

1. HIGHWAY AND HIGHWAY WIDENING, SLOPE EASEMENTS AND STORMWATER MANAGEMENT AREAS, AS MAYBE NOW ENTITLED, AS MAY BE SHOWN HEREON, ARE RESERVED UNTO THE OWNER AND ARE HEREBY OFFERED FOR DEDICATION TO BALTIMORE COUNTY, MARYLAND. THE OWNER, HIS PERSONAL REPRESENTATIVES AND ASSIGNS SHALL CONVEY SAID AREAS BY DEED, TO BALTIMORE COUNTY, MARYLAND, AT NO COST
2. STREETS AND/OR ROADS SHOWN HEREON AND THE MONTION THEREOF IN DEEDS ARE FO PURPOSES OF DESCRIPTION ONLY, AND THE SAME ARE NOT INTENDED TO BE DEDICATED TO PUBLIC USE; THE FEE SIMPLE TITLE TO THE BEDS THEREOF IS EXPRESSLY RESERVED IN THE GRANTORS OF THE DEED TO WHICH THIS PLAT IS ATTACHED, THEIR HEIRS AND ASSIGNS.
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4. THE RECORDING OF THIS PLAT DOES NOT GUARANTEE THE INSTALLATION OF STREETS OR UTILITIES BY BALTIMORE COUNTY.
5. THE INFORMATION SHOWN HEREON MAY BE SUPERSEDED BY A SUBSEQUENT OR AMENDE PLAT.
6. ADDITIONAL INFORMATION CONCERNING THIS PLAT MAY BE OBTAINED FROM THE BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING AND THE DEPARTMENT OF PUBLIC WORKS.
7. THE RECORDING OF THIS PLAT DOES NOT CONSTITUTE OR IMPLY ACCEPTANCE BY THE COUNTY OF ANY STREET, EASEMENT, PARK, OPEN SPACE OR OTHER PUBLIC AREA SHOWN ON THE PLAT.
8. THE OWNER/DEVELOPER WILL COMPLY WITH THE BEST MANAGEMENT PRACTICES ADOPTED BY THE BALTIMORE COUNTY DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT.
9. THE PLAN FOR THE PROPERTY SHOWN ON THIS PLAT WAS APPROVED ON APRIL 12, 1990
10. THERE SHALL BE NO CLEARING, GRADING, CONSTRUCTION OR DISTURBANCE OF VEGETATION IN THE FOREST BUFFER EASEMENT EXCEPT AS PERMITTED BY BALTIMORE COUNTY DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT.
11. EXCEPT AS OTHERWISE INDICATED, ALL BUILDING RESTRICTION LINES SHOWN HEREON HAVE BEEN PLACED AS THE RESULT OF AN INTERPRETATION ONLY OF CURRENTLY APPLICABLE REGULATIONS AND POLICIES OF THE BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING.
12. ELEVATIONS SHOWN ON THE FLOODPLAIN SECTIONS ARE THE 100 YEAR WATER SURFACE.
13. TRASH COLLECTION, SNOW REMOVAL AND ROAD MAINTENANCE ARE TO BE PROVIDED BY PRIVATE CONTRACTORS.
14. SOIL PERCOLATION TESTS WILL BE VALID FOR A PERIOD OF THREE YEARS FROM THE DATE THE RECORD PLAT IS SIGNED BY THE DIRECTOR, DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT. AT THE EXPIRATION OF THIS PERIOD NEW TESTS MAY BE REQUIRED.
15. ALL REQUIREMENTS OF THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT AND BALTIMORE COUNTY DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT PERTAINING TO PRIVATE WATER AND/OR SEWAGE SYSTEMS MUST BE COMPLIED WITH PRIOR TO APPROVAL OF BUILDING APPLICATIONS.
16. "STANDARD MARKER SET" DENOTES 3/4 INCH DIAMETER IRON PIN WITH A 1 INCH DIAMETER ALUMINUM CAP MARKED "DAFT McCUNE WALKER INC. PROPERTY MARKER C 226".
17. THIS SITE IS LOCATED IN THE JONES FALLS SEWERSHED.
18. TOTAL AREA OF LOTS = 13.814 Ac. +/-. TOTAL NUMBER OF LOTS = 3.
19. THE FOREST BUFFER EASEMENT AREA SHOWN HEREON IS SUBJECT TO PROTECTIVE COVENANTS WHICH MAY BE FOUND RECORDED AMONG THE LAND RECORDS OF BALTIMOR COUNTY AND WHICH RESTRICT DISTURBANCE AND USE OF THOSE AREAS.
20. PARCEL A TO BE RETAINED BY CAVES VALLEY CLUB, INC.
21. THE LAND SHOWN HEREON IS SUBJECT TO THE RESTRICTIONS DESCRIBED IN THE CAVES VALLEY CLUB DECLARATION OF COVENANTS, EASEMENTS, CHARGES AND LIENS, WHICH MAY BE FOUND RECORDED AMONG THE LAND RECORDS OF BALTIMORE COUNTY.
22. THE 100 YEAR FLOODPLAIN, PRIVATE DRAINAGE AND UTILITY EASEMENT AREAS SHOWN HEREON ARE RESTRICTED USE AREAS WHICH ARE LIMITED BY CAVES VALLEY CLUB, INC. (CVC). CVC SHALL ENFORCE THE USE RESTRICTIONS AS PROVIDED FOR IN THE DECLARATION OF COVENANTS, EASEMENTS, CHARGES AND LIENS.
23. BY ACCEPTANCE OF A DEED TO ANY LOT, EACH OWNER ACKNOWLEDGES AND AGREES THAT THE IMPROVEMENTS CONSTITUTING THE PRIVATE ROADS SHOWN AS BLENDON ROAD, AND JOHN CARROLL ROAD ARE PRIVATELY OWNED BY CAVES VALLEY CLUB, INC. AND THAT BALTIMORE COUNTY HAS NO OBLIGATION OR RESPONSIBILITY WHATSOEVER WITH RESPECT TO THE CONSTRUCTION, REPAIR OR MAINTENANCE THEREOF.
24. TOTAL AREA OF PLAT = 14.693 Ac. +/-

PWA Completed S.I.L. 8th 2/20/91

Final Plat:
Public surveys and mapping DAFT
Gen. Design R.L.S. 8/21/91
Gen. Engineer DAB 8/21/91
Streets, Numbering Sara 8-28-91
Planning
Land Acquisition
Accountants

Filed Set Record
S.M. 63 FOLIO 06 8
Date MAY 29 1991
Test:
Clerk

A PLAT 15.00
SM CLERK 15.00
015042 C001 BAT 04100
03/29/91

CURVE DATA

Name	Delta	Radius	Length	Bearing	Chord	Tangent
CL#22 - CL#1	27°45'00"	200.00'	106.82'	N 34°37'30" E	105.71'	54.34'
CL#3 - CL#6	62°30'00"	100.00'	108.81'	N 63°20'00" E	103.37'	60.38'
CL#7 - CL#8	6°23'00"	400.00'	44.76'	N 78°07'30" E	44.71'	22.43'
CL#8 - CL#9	69°03'00"	380.00'	431.34'	N 63°37'30" E	405.44'	246.72'
LC#2 - LC#3	14°33'30"	300.00'	119.03'	N 55°04'24" E	111.63'	59.83'

COORDINATES

Name	North	East	Name	North	East
130	36977.93	35020.08	121	36738.42	33383.83
132	36816.43	35044.07	162	35965.08	33035.43
163	36301.08	36117.10	BH#13	35890.20	33303.83
BH#18	37200.70	36388.32	LC33	35815.17	33297.23
LC34	36915.00	33881.17	LC35	37000.32	33203.04
LC38	36530.61	36179.43	LC41	37880.47	33187.13
LC42	36760.73	35337.43	LC48	37025.61	33133.04
LC47	36857.01	33943.90	CL14	36951.98	36298.48
CL15	36717.88	36072.83	CL16	36857.30	35831.98
CL17	36779.38	35880.13	CL18	36788.30	35807.70
CL19	36767.28	35537.39	CL20	36946.29	35179.40
CL#22	36967.00	36156.18			

CAVES VALLEY CLUB, INC.
SM 8000/446

RIGHT-OF-WAY AGREEMENT FOR THE BENEFIT OF MARYLAND GAS TRANSMISSION CORPORATION (LIBER 868/245) AND ATLANTIC SEABOARD CORPORATION (BRB 4183/113)

PLAT FOUR OF

CAVES VALLEY GOLF CLUB

ELECTION DISTRICT 4
SCALE: 1" = 50'

BALTIMORE COUNTY, MARYLAND
DECEMBER 28, 1990

NOTE:
ROADS AND STORM DRAINS LAID OUT AND SHOWN HEREON HAVE BEEN DESIGNED UNDER MARYLAND REGISTERED PROFESSIONAL ENGINEER LICENSE No. 13858.

DIRECTOR OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT — DATE 4-26-91

DIRECTOR OF PLANNING & ZONING — DATE 4/26/91

DIRECTOR OF PUBLIC WORKS — DATE 4/26/91

OWNER / DEVELOPER
CAVES VALLEY CLUB, INC.
2 HOPKINS PLAZA
SUITE 1210
BALTIMORE, MD. 21201

DEED REF.: S.M. 8000/446 TAX ACCT. No.: 04-1700013400

NOTE:
COORDINATES and BEARINGS shown on this plat are referred to the system of coordinates established in the Baltimore County Metropolitan District and are based on the following traverse stations:

16022	N 33,942.46	W 36,630.82
16023	N 34,893.21	W 37,380.82

OWNER'S CERTIFICATE
The undersigned, owner of the land shown on this plat, hereby certifies that, to the best of its knowledge, the requirements of Subsection (C) of Section 3-108 of the Real Property Article of the Annotated Code of Maryland have been complied with, insofar as same concerns the making of this plat and setting of the markers.
CAVES VALLEY CLUB, INC.
By: Leslie B. Dishaw 11/21/90
LESLIE B. DISHAROON, PRESIDENT — DATE

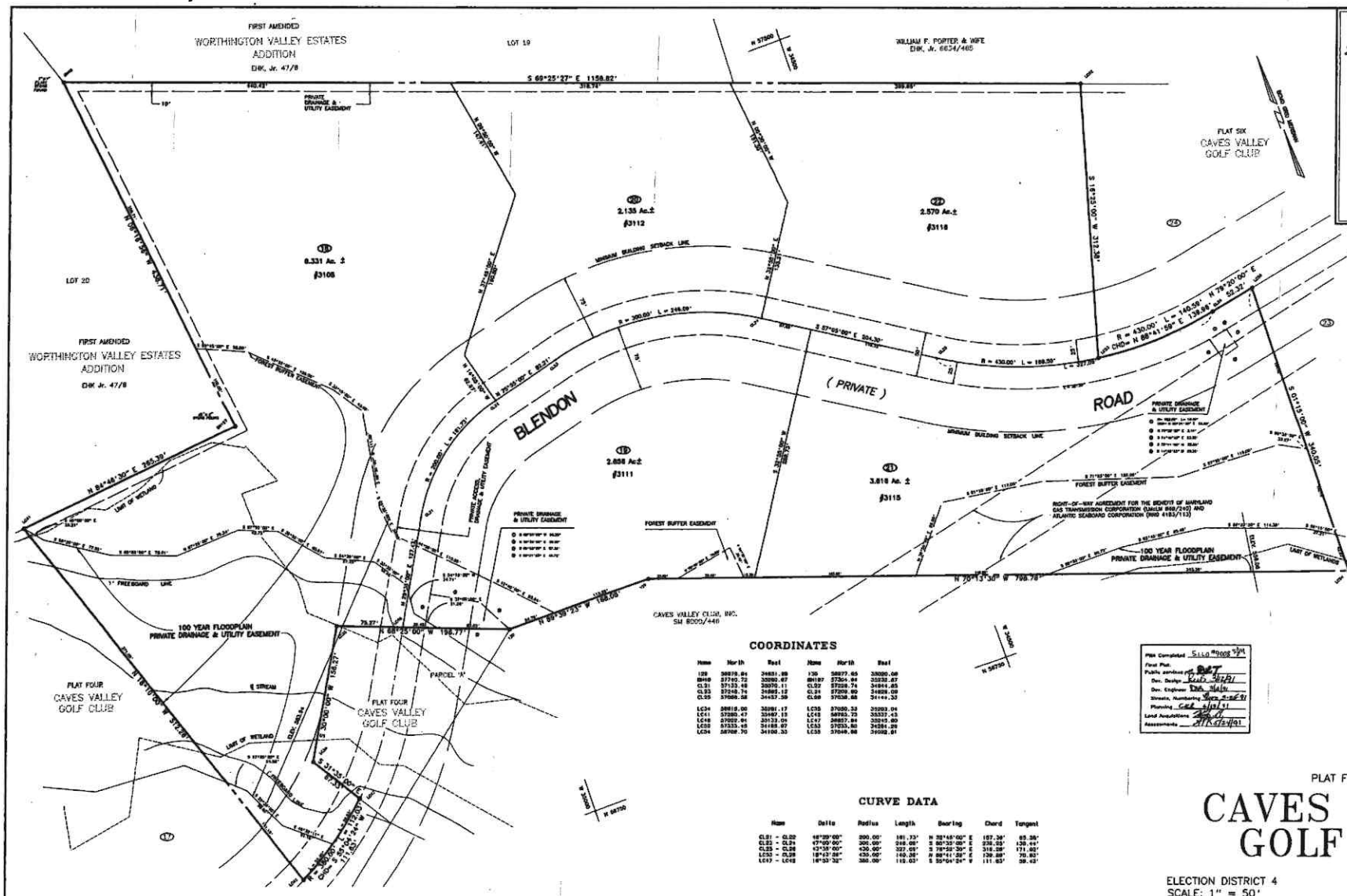
SURVEYOR'S CERTIFICATE
The undersigned, a Registered Surveyor of the State of Maryland does hereby certify that he is the surveyor who prepared this plat and that the land shown on this plat has been laid out, and the plat thereof has been prepared, in compliance with Subsection (C) of Section 3-108 of the Real Property Article of the Annotated Code of Maryland, particularly insofar as same concerns the making of the plat and setting of the markers.
Michael T. Maguire 11/21/90
MICHAEL T. MAGUIRE, PROPERTY LINE SURVEYOR No. 235-B — DATE

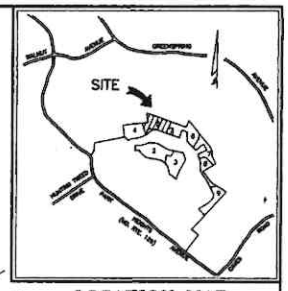
DAFT · McCUNE · WALKER INC.
LAND PLANNING CONSULTANTS
LANDSCAPE ARCHITECTS
ENGINEERS & SURVEYORS
200 E. PENNSYLVANIA AVE.
TOWSON, MD. 21204
TELEPHONE: (301) 296-3333

COMPUTER: DC3 DRAWN: HASP/DC3 CHECKED: Hans/Dale J.O.# 89013A

MSA SSU 12-365 F.H.E. 63-44 63-66

T.A.P.





LOCATION MAP

SCALE: 1" = 2000'

GENERAL NOTES

1. ROADWAY AND ROADWAY DRAINAGE, SLOPE EASEMENTS AND STORMWATER MANAGEMENT AREAS, AS SHOWN HEREON (EXCLUSIVE OF THOSE AREAS WITHIN THE PLAT BOUNDARY) WILL BE DEDICATED TO BALTIMORE COUNTY, MARYLAND. THE OWNER, HIS PERSONAL REPRESENTATIVES AND ASSIGNS SHALL CONVEY THE FEE SIMPLE TITLE TO BALTIMORE COUNTY, MARYLAND, AT NO COST, STREETS AND/OR ROADS SHOWN HEREON AND THE WITHIN RIGHTS OF WAYS AND FOR PURPOSES OF RECREATION ONLY, AND THE SAME ARE NOT INTENDED TO BE DEDICATED TO PUBLIC USE; THE FEE SIMPLE TITLE TO THE BED OF THE STREAM IS EXPRESSLY RESERVED TO THE OWNERS OF THE LOTS TO WHICH THIS PLAT IS EXTENDED, WITH RIGHTS OF FLOW.
2. THIS PLAT WAS CAPPED IN ACCORDANCE WITH THE PROVISIONS OF THE BALTIMORE COUNTY CODE, SECTION 22-48.
3. THE RECORDING OF THIS PLAT DOES NOT GUARANTEE THE INSTALLATION OF STREETS OR UTILITIES BY BALTIMORE COUNTY.
4. THE INFORMATION SHOWN HEREON MAY BE SUPERSEDED BY A SUBSEQUENT OR AMENDED PLAT.
5. ADDITIONAL INFORMATION CONCERNING THIS PLAT MAY BE OBTAINED FROM THE BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING AND THE DEPARTMENT OF PUBLIC WORKS.
6. THE RECORDING OF THIS PLAT DOES NOT CONSTITUTE OR IMPLY ACCEPTANCE BY THE COUNTY OF ANY STREET, EASEMENT, PARK, OPEN SPACE OR OTHER PUBLIC AREA SHOWN ON THE PLAT.
7. THE OWNER/DEVELOPER WILL COMPLY WITH THE BEST MANAGEMENT PRACTICES (BMP) REQUIRED BY BALTIMORE COUNTY DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT.
8. THE PLAN FOR THE PROPERTY SHOWN ON THIS PLAT WAS APPROVED ON APRIL 15, 1991.
9. WORK SHALL BE ON CLEARING, GRADING, CONSTRUCTION OR DEPOSITION OF VEGETATION IN THE FOREST BUFFER EASEMENT EXCEPT AS PERMITTED BY BALTIMORE COUNTY DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT.
10. EXCEPT AS OTHERWISE INDICATED, ALL BUILDING RESTRICTION LINES SHOWN HEREON HAVE BEEN PLACED AT THE RESULT OF AN INTERPRETATION BASED ON CURRENTLY APPLICABLE REGULATIONS AND POLICIES OF THE BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING.
11. CLEARING SHOWN ON THE FLOODPLAIN SECTIONS ARE THE 100 YEAR WATER SURFACE.
12. WATER COLLECTION, STORM REVIEWS, AND POND MAINTENANCE ARE TO BE PERFORMED BY PRIVATE CONTRACTORS.
13. THE PERCOLATION TESTS WILL BE VALID FOR A PERIOD OF THREE YEARS FROM THE DATE THE RECORD PLAT IS SIGNED BY THE DIRECTOR, DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT, OF THE EXPIRATION OF THIS PERIOD NEW TESTS MAY BE REQUIRED.
14. ALL REQUIREMENTS OF THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT AND BALTIMORE COUNTY DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT PERTAINING TO PRIVATE WATER AND/OR SEWAGE DISPOSAL MUST BE COMPLIED WITH PRIOR TO APPROVAL OF BUILDING APPLICATIONS.
15. "BENCHMARK NAVDAY 1927" DENOTES 1/2 INCH DIAMETER ROD (+) WITH A 2 INCH DIRECTION ALUMINUM CAP MARKED "DPW BALTIMORE BRASS INC. PROPERTY MARKER" SET BY:
16. THE USE OF DEPICTED PLANTS WITHIN THE FOREST BUFFER EASEMENT IS PROHIBITED.
17. TOTAL AREA OF LOTS = 17.365 Ac. ± TOTAL NUMBER OF LOTS = 15 + 1.
18. THE FOREST BUFFER EASEMENT AREA SHOWN HEREON IS BUILT TO PROTECTIVE COVENANTS WHICH MAY BE FOUND RECORDED AMONG THE LAND RECORDS OF BALTIMORE COUNTY AND WHICH RESTRICT DEVELOPMENT AND USE OF THE AREA.
19. THE LAND SHOWN HEREON IS SUBJECT TO THE RESTRICTIONS RE. SHRUBS IN THE CAVES VALLEY CLUB DECLARATION OF COVENANTS, EASEMENTS, CONDITIONS AND LIENS, WHICH MAY BE FOUND RECORDED AMONG THE LAND RECORDS OF BALTIMORE COUNTY.
20. THE 100 YEAR FLOODPLAIN, PRIVATE DRAINAGE AND UTILITY EASEMENT AREAS SHOWN HEREON ARE RESTRICTED AND MUST BE KEPT CLEAR OF STRUCTURES. CAVES VALLEY CLUB, INC. AND THEIR ASSIGNS, HAVE THE RESPONSIBILITY TO MAINTAIN THE PRIVATE DRAINAGE AND UTILITY EASEMENTS.
21. BY ACCEPTANCE OF A DEED TO ANY LOT, LOT OWNER HEREBY ACKNOWLEDGES AND AGREES THAT THE IMPROVEMENTS CONSTRUCTED IN PRIVATE ROADS, PRIVATE DRAINAGE EASEMENTS, AND OPEN SPACE (SHARED) ROAD AND PRIVATELY OWN 1.87 ACRES VALLEY CLUB, INC. AND THEIR SUCCESSOR COMPANY MAY NOT BE DEDICATED TO OR RESPONSIBILITY SHAPEWORKED WITH RESPECT TO THE CONSTRUCTION, REPAIR OR MAINTENANCE THEREOF.

COORDINATES

Name	North	East	Name	North	East
120	56970.84	34631.89	130	56977.65	35020.08
BM49	57740.72	35980.67	BM87	57364.84	35232.87
CL31	57133.48	35070.11	CL37	57208.74	34844.65
CL32	57248.74	34863.12	CL38	57209.80	34825.08
CL35	57080.38	34457.58	CL40	57038.68	34144.33
LC34	56818.00	35081.17	LC39	57080.32	35203.04
LC41	57280.47	35487.15	LC42	56763.73	35337.43
LC48	57002.84	35133.04	LC47	56857.84	35245.60
LC50	57335.46	34188.87	LC53	57033.80	34284.28
LC54	56708.70	34100.32	LC55	57040.68	34008.81

CURVE DATA

Name	Delta	Radius	Length	Bearing	Chord	Tangent
CL31 - CL32	18°29'00"	200.00'	101.73'	N 32°45'00" E	101.36'	52.36'
CL33 - CL34	47°00'00"	300.00'	246.08'	S 50°30'00" E	238.93'	130.44'
CL35 - CL36	43°35'00"	430.00'	327.03'	S 78°52'30" E	318.98'	171.62'
LC53 - CL38	18°43'38"	430.00'	140.36'	N 86°41'59" E	139.68'	70.83'
LC47 - LC48	18°53'32"	380.00'	118.03'	S 35°04'24" W	111.83'	59.43'

PBA Completed 5/20/91 #9008 [illegible]
First Plat:
Public services
Dev. Design
Dev. Engineer
Streets, Numbering
Planning
Land Acquisitions
Assessments

A PLAT 15.00
SH 1 CBK 15.00
RA 741 CHG BOT 17.4188
05/29/91

Filed for record
SM. 63 FOLIO 06 7
Date MAY 29 1991
Test:
Clerk

PLAT FIVE OF

CAVES VALLEY GOLF CLUB

ELECTION DISTRICT 4
SCALE: 1" = 50'

BALTIMORE COUNTY, MARYLAND
DECEMBER 28, 1990

NOTE:
ROADS AND STORM DRAINS LAID OUT AND SHOWN HEREON HAVE BEEN DESIGNED UNDER MARYLAND REGISTERED PROFESSIONAL ENGINEER LICENSE No. 13859.

DIRECTOR OF PLANNING & ZONING — DATE 4/26/91

DIRECTOR, ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT — DATE 5-5-91

DIRECTOR OF PUBLIC WORKS — DATE 4/26/91

OWNER / DEVELOPER
CAVES VALLEY CLUB, INC.
2 HOPKINS PLAZA
SUITE 1210
BALTIMORE, MD. 21201

DEED REF.: S.M. 8000/446 TAX ACCT. No.: 04-1700015400

NOTE:
COORDINATES and BEARINGS shown on this plat are referred to the system of coordinates established in the Baltimore County Metropolitan District and are based on the following traverse stations:

16022	N 33,942.46	W 38,630.82
16023	N 34,895.21	W 37,580.82

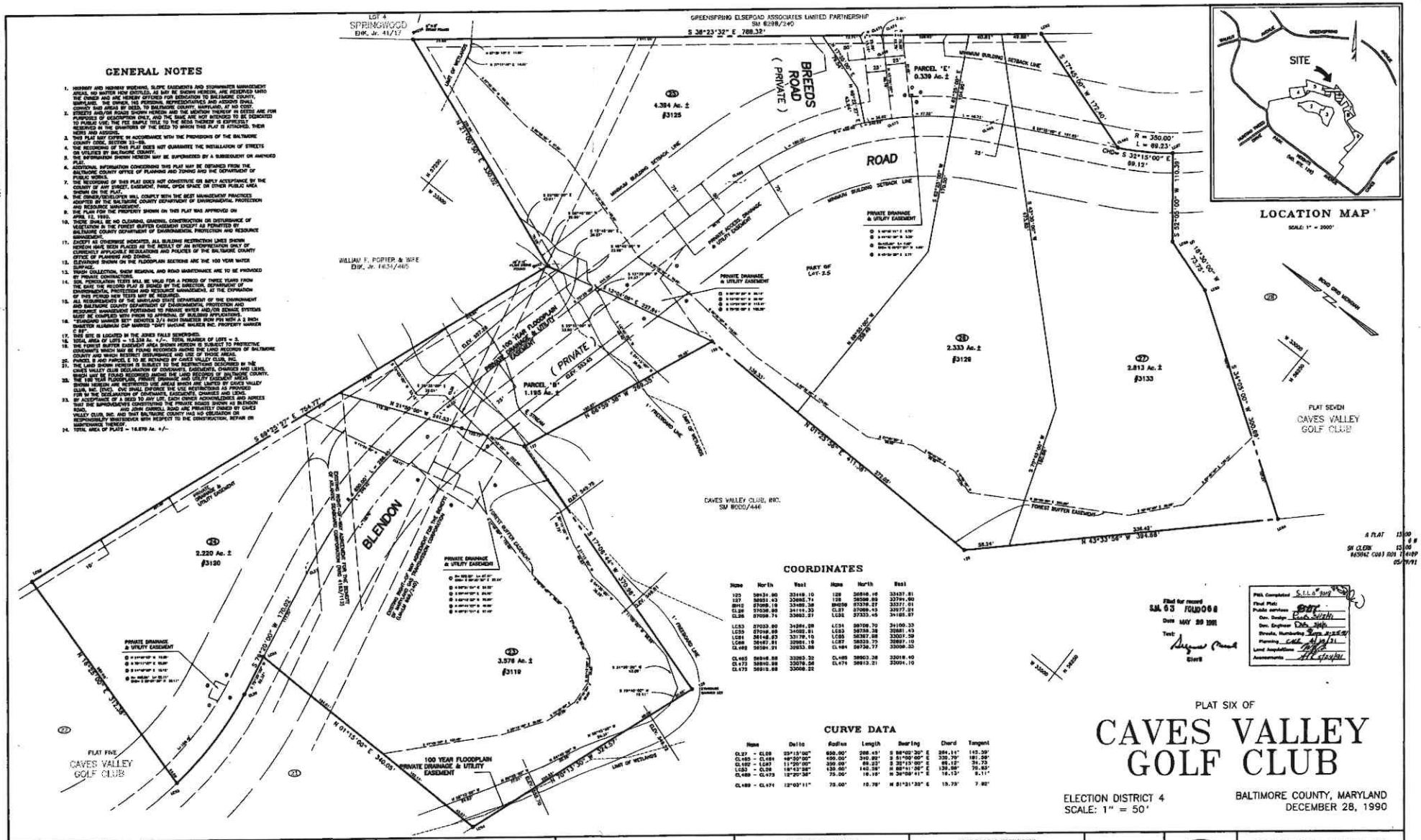
OWNER'S CERTIFICATE
The undersigned, owner of the land shown on this plat, hereby certifies that, to the best of its knowledge, the requirements of Subsection (C) of Section 3-108 of the Real Property Article of the Annotated Code of Maryland have been complied with, insofar as same concerns the making of this plat and setting of the markers.
CAVES VALLEY CLUB, INC.
By: Leslie B. Dishmon 11/26/90
LESLIE B. DISHMON, PRESIDENT DATE

SURVEYOR'S CERTIFICATE
The undersigned, a Registered Surveyor of the State of Maryland does hereby certify that he is the surveyor who prepared this plat and that the land shown on this plat has been laid out, and the plat thereof has been prepared, in compliance with Subsection (C) of Section 3-108 of the Real Property Article of the Annotated Code of Maryland, particularly insofar as same concerns the making of the plat.
Michael T. Maguire 11/12/90
MICHAEL T. MAGUIRE PROPERTY LINE SURVEYOR No. 233-9 DATE

DAFT · McCUNE · WALKER INC.
LAND PLANNING CONSULTANTS
LANDSCAPE ARCHITECTS
ENGINEERS & SURVEYORS
300 E. PENNSYLVANIA AVE.
TOWSON, MD. 21204
TELEPHONE: (301) 296-3333

COMPUTED: DCS DRAWN: MKSP/DCS CHECKED: MW/PAS JOB # 890134

NSA SELL 1330-5456 1986-103-5 63-67



GENERAL NOTES

1. HIGHWAY AND HIGHWAY DRAINAGE, SLOPE EASEMENTS AND STORMWATER MANAGEMENT AREAS, NO MATTER HOW DETAILED, AS MAY BE SHOWN HEREON, ARE RESERVED UNTO THE OWNER AND ARE HEREBY OFFERED FOR DEDICATION TO BALTIMORE COUNTY, MARYLAND, THE OWNER, HIS PERSONAL REPRESENTATIVES AND ASSIGNS SHALL CONVEY SAID AREAS BY DEED, TO BALTIMORE COUNTY, MARYLAND, AT NO COST.
2. STREETS AND/OR ROADS SHOWN HEREON AND THE MENTION THEREOF IN DEEDS ARE FOR PURPOSES OF DESCRIPTION ONLY, AND THE SAME ARE NOT INTENDED TO BE DEDICATED TO PUBLIC USE; THE FEE SIMPLE TITLE TO THE BEDS THEREOF IS EXPRESSLY RESERVED AS THE OWNERS OF THE DEED TO WHICH THIS PLAT IS ATTACHED, THEIR HEIRS AND ASSIGNS.
3. THIS PLAT MAY EXPIRE IN ACCORDANCE WITH THE PROVISIONS OF THE BALTIMORE COUNTY CODE, SECTION 32-3B.
4. THE RECORDING OF THIS PLAT DOES NOT GUARANTEE THE INSTALLATION OF STREETS OR UTILITIES BY BALTIMORE COUNTY.
5. THE INFORMATION SHOWN HEREON MAY BE SUPERSEDED BY A SUBSEQUENT OR AMENDED PLAT.
6. ADDITIONAL INFORMATION CONCERNING THIS PLAT MAY BE OBTAINED FROM THE BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING AND THE DEPARTMENT OF PUBLIC WORKS.
7. THE RECORDING OF THIS PLAT DOES NOT CONSTITUTE OR IMPLY ACCEPTANCE BY THE COUNTY OF ANY STREET, EASEMENT, PARK, OPEN SPACE OR OTHER PUBLIC AREA SHOWN ON THE PLAT.
8. THE OWNER/DEVELOPER WILL COMPLY WITH THE BEST MANAGEMENT PRACTICES ADOPTED BY THE BALTIMORE COUNTY DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT.
9. THE PLAN FOR THE PROPERTY SHOWN ON THIS PLAT WAS APPROVED ON APRIL 11, 1990.
10. THERE SHALL BE NO CLEARING, GRADING, CONSTRUCTION OR DISTURBANCE OF VEGETATION IN THE FOREST BUFFER EASEMENT EXCEPT AS PERMITTED BY BALTIMORE COUNTY DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT.
11. EXCEPT AS OTHERWISE INDICATED, ALL BUILDING RESTRICTION LINES SHOWN HEREON HAVE BEEN PLACED AS THE RESULT OF AN INTERPRETATION ONLY OF CURRENTLY APPLICABLE REGULATIONS AND POLICIES OF THE BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING.
12. ELEVATIONS SHOWN ON THE FLOODPLAIN SECTIONS ARE THE 100 YEAR WATER SURFACE.
13. TRASH COLLECTION, SNOW REMOVAL AND ROAD MAINTENANCE ARE TO BE PROVIDED BY PRIVATE CONTRACTORS.
14. SOIL PERCOLATION TESTS WILL BE VALID FOR A PERIOD OF THREE YEARS FROM THE DATE THE RECORD PLAT IS SIGNED BY THE DIRECTOR, DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT, AT THE EXPIRATION OF THIS PERIOD NEW TESTS MAY BE REQUIRED.
15. ALL REQUIREMENTS OF THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT AND BALTIMORE COUNTY DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT PERTAINING TO PRIVATE WATER AND/OR SEWAGE SYSTEMS MUST BE COMPLIED WITH PRIOR TO APPROVAL OF BUILDING APPLICATIONS.
16. "STANDARD MARKER SET" DENOTES 3/4 INCH DIAMETER IRON PIN WITH A 2 INCH DIAMETER ALUMINUM CAP MARKED "DAFT McCUNE WALKER INC. PROPERTY MARKER C 59".
17. THIS SITE IS LOCATED IN THE JONES FALLS WATERSHED.
18. TOTAL AREA OF LOTS - 15.338 Ac. +/-. TOTAL AREA OF LOTS - 3.
19. THE FOREST BUFFER EASEMENT AREA SHOWN HEREON IS SUBJECT TO PROTECTIVE COVENANTS WHICH MAY BE FOUND RECORDED IN THE LAND RECORDS OF BALTIMORE COUNTY AND WHICH RESTRICT DISTURBANCE AND USE OF THOSE AREAS.
20. PARCEL B AND PARCEL E TO BE RETAINED BY CAVES VALLEY CLUB, INC.
21. THIS LAND SHOWN HEREON IS SUBJECT TO ALL OF THE RESTRICTIONS CONTAINED IN THE CAVES VALLEY CLUB DECLARATION OF COVENANTS, EASEMENTS, CHARGES AND LIENS, WHICH WAS RECORDED IN THE LAND RECORDS OF BALTIMORE COUNTY.
22. THE 100 YEAR FLOODPLAIN, PRIVATE DRAINAGE AND UTILITY EASEMENT AREAS SHOWN HEREON ARE LIMITED BY CAVES VALLEY CLUB, INC. CVCI. CVCI SHALL ENFORCE THE USE RESTRICTIONS AS PROVIDED IN A THE DECLARATION OF COVENANTS, EASEMENTS, CHARGES AND LIENS.
23. BY ACCEPTANCE OF A DEED TO ANY LOT, EACH OWNER ACKNOWLEDGES AND AGREES THAT THE IMPROVEMENTS CONSTITUTING THE PRIVATE ROADS SHOWN AS BLENDON ROAD, BREEDS ROAD AND JOHN CARROLL ROAD ARE PRIVATELY OWNED BY CAVES VALLEY CLUB, INC. AND THAT BALTIMORE COUNTY HAS NO OBLIGATION OR RESPONSIBILITY WHATSOEVER WITH RESPECT TO THE CONSTRUCTION, REPAIR OR MAINTENANCE THEREOF.
24. TOTAL AREA OF PLAT - 18.670 Ac. +/-

COORDINATES

Name	North	East	Name	North	East
123	58431.90	33418.10	128	36818.16	33437.81
127	58821.43	32882.71	129	36588.89	33791.00
BH12	57095.19	33480.38	BH250	57376.27	33371.01
CL59	57038.90	34119.33	CL57	57088.33	33977.01
CL26	57038.71	33802.27	LC31	57333.45	34105.97
LC53	57033.80	34284.28	LC34	56708.70	34100.33
LC55	57046.80	34002.81	LC33	56733.38	33881.43
LC61	56146.83	33179.10	LC65	56307.68	33007.50
LC66	56187.81	32861.16	LC67	56332.73	32897.10
CL162	56361.21	32833.86	CL164	56726.77	33008.33
CL163	56346.88	33283.32	CL165	56903.38	33018.40
CL173	56810.89	33078.56	CL174	56913.21	33004.10
CL175	56815.88	33008.22			

CURVE DATA

Name	Delta	Radius	Length	Bearing	Chord	Tangent
CL27 - CL28	25°15'00"	650.00'	286.45'	S 88°00'30" E	284.11'	145.38'
CL160 - CL161	46°30'00"	400.00'	340.85'	S 31°00'00" E	330.79'	181.36'
CL162 - LC67	11°20'00"	350.00'	69.23'	S 38°15'00" E	69.12'	34.73
LC52 - CL56	18°43'38"	430.00'	140.38'	N 88°41'06" E	139.68'	70.83'
CL169 - CL172	12°20'38"	75.00'	16.15'	N 36°09'41" E	16.13'	8.11'
CL169 - CL174	12°03'11"	75.00'	15.78'	N 31°31'35" E	15.75'	7.92'

Filed for record
SM 63 FOLIO 68
Date MAY 29 1991
Test:
Clerk

PWA Completed S.I.L.O. [illegible]
Final Plat:
Public services [illegible]
Dev. Design [illegible]
Dev. Engineer [illegible]
Streets, Numbering [illegible]
Planning [illegible]
Land Acquisitions [illegible]
Assessments [illegible]

PLAT SIX OF

CAVES VALLEY GOLF CLUB

ELECTION DISTRICT 4
SCALE: 1" = 50'

BALTIMORE COUNTY, MARYLAND
DECEMBER 28, 1990

NOTE:
ROADS AND STORM DRAINS LAID OUT AND SHOWN HEREON HAVE BEEN DESIGNED UNDER MARYLAND REGISTERED PROFESSIONAL ENGINEER LICENSE No. 11606.

DIRECTOR OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT — DATE 5-28-90-91

DIRECTOR OF PLANNING & ZONING — DATE 6/14/91

DIRECTOR OF PUBLIC WORKS — DATE 6/14/91

OWNER / DEVELOPER

CAVES VALLEY CLUB, INC.
2 HOPKINS PLAZA
SUITE 1210
BALTIMORE, MD. 21201

DEED REF.: S.M. 8000/446 TAX ACCT. No.: 04-1700013400

NOTE:
COORDINATES and BEARINGS shown on this plat are referred to the system of coordinates established in the Baltimore County Metropolitan District and are based on the following traverse stations:

16022	N 53,942.48	W 36,630.82
16023	N 54,895.21	W 37,580.92

OWNER'S CERTIFICATE

The undersigned, owner of the land shown on this plat, hereby certifies that, to the best of its knowledge, the requirements of Subsection (C) of Section 3-108 of the Real Property Article of the Annotated Code of Maryland have been complied with, insofar as same concerns the making of this plat and setting of the markers.

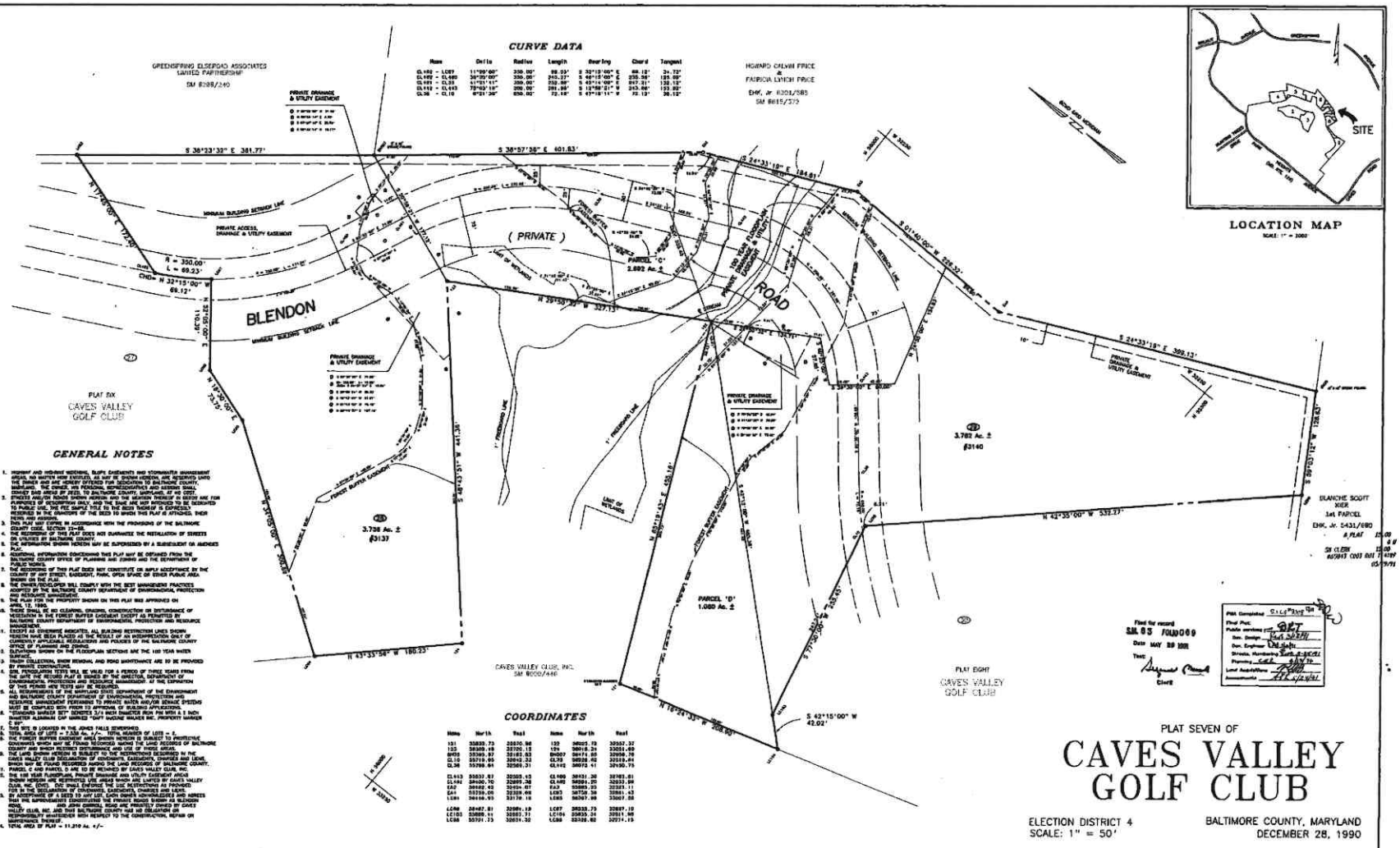
CAVES VALLEY CLUB, INC.
By: Leslie B. Disharoon 11/26/90
LESLIE B. DISHAROON, PRESIDENT — DATE

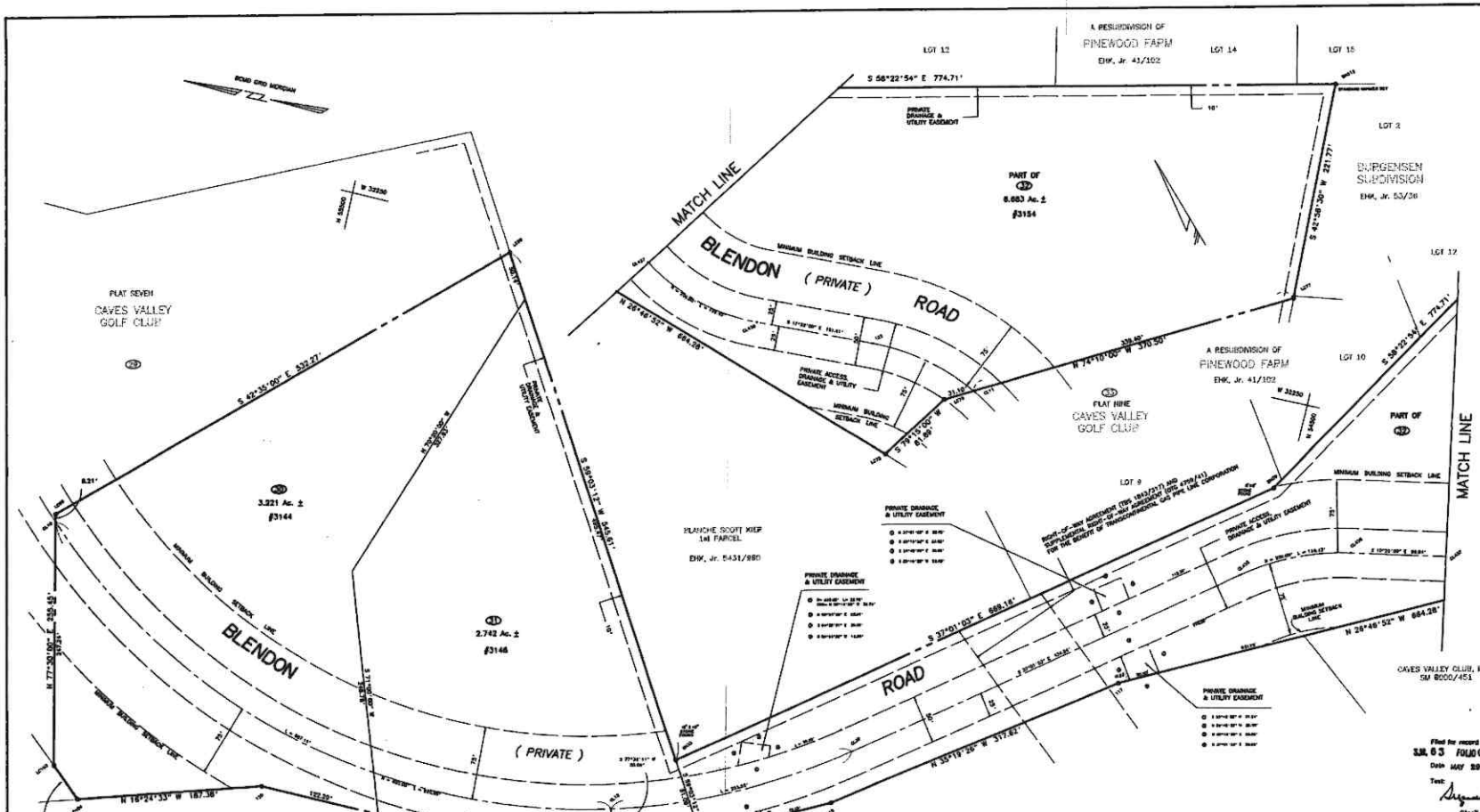
SURVEYOR'S CERTIFICATE

The undersigned, a Registered Surveyor of the State of Maryland does hereby certify that he is the surveyor who prepared this plat and that the land shown on this plat has been laid out, and the plat thereof has been prepared, in compliance with Subsection (C) of Section 3-108 of the Real Property Article of the Annotated Code of Maryland, particularly insofar as same concerns the making of the plat and setting of the markers.

Michael T. Maguire 11/27/90
MICHAEL T. MAGUIRE, PROPERTY LINE SURVEYOR No. 235-B — DATE

DAFT · McCUNE · WALKER INC.
LAND PLANNING CONSULTANTS
LANDSCAPE ARCHITECTS
ENGINEERS & SURVEYORS
200 E. PENNSYLVANIA AVE.
TOWSON, MD. 21204
TELEPHONE: (301)


CURVE DATA
GENERAL NOTES
COORDINATES
LOCATION MAP
SITE
BLENDON
ROAD
(PRIVATE)
PARCEL 'C'
2.692 Ac. ±
PARCEL 'D'
1.080 Ac. ±
3.798 Ac. ±
(#3137)
3.782 Ac. ±
(#3140)
PLAT SIX
CAVES VALLEY
GOLF CLUB
PLAT EIGHT
CAVES VALLEY
GOLF CLUB
CAVES VALLEY CLUB, INC.
SM 8000/448
GREENSPRING ELSERGAD ASSOCIATES
LIMITED PARTNERSHIP
SM 8388/240
HOWARD CALVIN PRICE
&
PATRICIA LYNCH PRICE
EHK, Jr. #3061/585
SM 8615/372
BLANCHE SCOTT
NIER
1st PARCEL
EHK, Jr. 5431/680
S 38°23'32" E 381.77'
S 38°57'38" E 401.83'
S 24°33'18" E 309.13'
N 42°35'00" W 532.27'
S 42°15'00" W
42.02'
N 43°33'54" W 180.23'
N 29°50'37" W 327.13'
R = 330.00'
L = 69.23'
CHORD N 32°15'00" W
69.12'
PRIVATE DRAINAGE
& UTILITY EASEMENT
PRIVATE ACCESS,
DRAINAGE & UTILITY EASEMENT
MINIMUM BUILDING SETBACK LINE
FOREST BUFFER EASEMENT
LIMIT OF WETLANDS
1' FREEBOARD LINE
ROAD AND SCHOOLS
W 3600
W 3600
W 3600



LOCATION MAP

SCALE 1" = 2000'

GENERAL NOTES

1. [illegible]
2. [illegible]
3. [illegible]
4. [illegible]
5. [illegible]
6. [illegible]
7. [illegible]
8. [illegible]
9. [illegible]
10. [illegible]
11. [illegible]
12. [illegible]
13. [illegible]
14. [illegible]
15. [illegible]
16. [illegible]
17. [illegible]
18. [illegible]
19. [illegible]
20. [illegible]

Filed for record
S.M. 63 FOLIO 70
Date MAY 20 1991
Test:
Clerk

PBA Completed		
Final Plat:		
Public easements		
Dev. Design	CLLD	5/20/91
Dev. Engineer	DAW	5/20/91
Director, Maintenance		5-20-91
Planning	CWB	5/13/91
Land Acquisitions		
Appurtenances		5/24/91

A PLAT 15.00
SM CLERK 15.00
MISCH CODE R01 14410
05/29/91

COORDINATES

Name	North	East	Name	North	East
117	34829.30	30586.80	118	34884.48	32750.48
119	35114.99	32885.03	120	35453.28	32859.03
122	34134.38	32218.53	BM28	34514.66	30339.02
BM33	33949.23	32742.08	BM310	34108.81	31879.31
CL10	33718.83	32842.33	CL11	34528.06	32157.11
CL12	35109.70	32804.67	CL13	33091.88	32833.35
CL30	34870.83	32894.65	CL435	34309.96	32133.23
CL434	34423.22	32386.40	CL437	34327.93	32369.31
CL436	34218.38	32309.09	LC70	34630.37	30387.49
LC76	35047.35	32187.04	LC77	33848.16	31830.56
LC103	33998.11	32863.71	LC104	33635.34	32811.98
LC89	33721.73	30834.32	LC88	33329.82	30274.15

CURVE DATA

Name	Delta	Radius	Length	Bearing	Chord	Tangent
CL10 - CL30	81°08'21"	630.00'	920.82'	S 03°33'39" W	845.83'	526.49'
CL433 - CL436	29°41'03"	230.00'	118.93'	S 23°10'31" E	115.38'	58.29'
CL437 - CL436	37°03'00"	200.00'	129.32'	S 28°52'30" E	127.20'	67.08'
172 - CL11	29°16'08"	225.00'	114.93'	S 32°48'58" E	113.71'	58.54'

PLAT EIGHT OF
CAVES VALLEY GOLF CLUB

ELECTION DISTRICT 4
SCALE: 1" = 50'

BALTIMORE COUNTY, MARYLAND
DECEMBER 28, 1990

NOTE:
ROADS AND STORM DRAINS LAID OUT AND SHOWN HEREON HAVE BEEN DESIGNED UNDER MARYLAND REGISTERED PROFESSIONAL ENGINEER LICENSE No. 13859.

DIRECTOR OF PLANNING & ZONING — DATE 4/10/92

DIRECTOR OF ENVIRONMENTAL PROTECTION & RESOURCE MANAGEMENT — DATE

DIRECTOR OF PUBLIC WORKS — DATE 4/9/92

OWNER / DEVELOPER
CAVES VALLEY CLUB, INC.
2 HOPKINS PLAZA
SUITE 1210
BALTIMORE, MD. 21201

DEED REFS.: S.M. 8000/448, S.M. 8000/451
TAX ACCT. Nos.: 04-1700013400, 04-1700013401

NOTE:
COORDINATES and BEARINGS shown on this plat are referred to the system of coordinates established in the Baltimore County Metropolitan District and are based on the following traverse stations.

10021	N 33,942.48	W 36,630.82
10033	N 34,895.21	W 37,580.92

OWNER'S CERTIFICATE

The undersigned, owner of the land shown on this plat, hereby certifies that, to the best of its knowledge, the requirements of Subsection (C) of Section 3-108 of the Real Property Article of the Annotated Code of Maryland have been complied with, insofar as same concerns the making of this plat and setting of the markers.

CAVES VALLEY CLUB, INC.
By: Leslie B. Dickinson 11/26/90
LESLIE B. DICKINSON, PRESIDENT — DATE

SURVEYOR'S CERTIFICATE

The undersigned, a Registered Surveyor of the State of Maryland does hereby certify that he is the surveyor who prepared this plat and that the land shown on this plat has been laid out, and the plat thereof has been prepared, in compliance with Subsection (C) of Section 3-108 of the Real Property Article of the Annotated Code of Maryland, particularly insofar as same concerns the making of the plat and setting the markers.

Michael T. McGuire 11/26/90
MICHAEL T. McGUIRE, PROPERTY LINE SURVEYOR No. 230-B — DATE

DAFT · McCUNE · WALKER INC.
LAND PLANNING CONSULTANTS
LANDSCAPE ARCHITECTS
ENGINEERS & SURVEYORS
200 E. PENNSYLVANIA AVE.
TOWSON, MD. 21204
TELEPHONE: (301) 296-3333

COMPUTED: DCS | DRAWN: HKP/DCS | CHECKED: MWW/PAS | JOB 88015A

MSCH 5511884 - 5515562 63-8

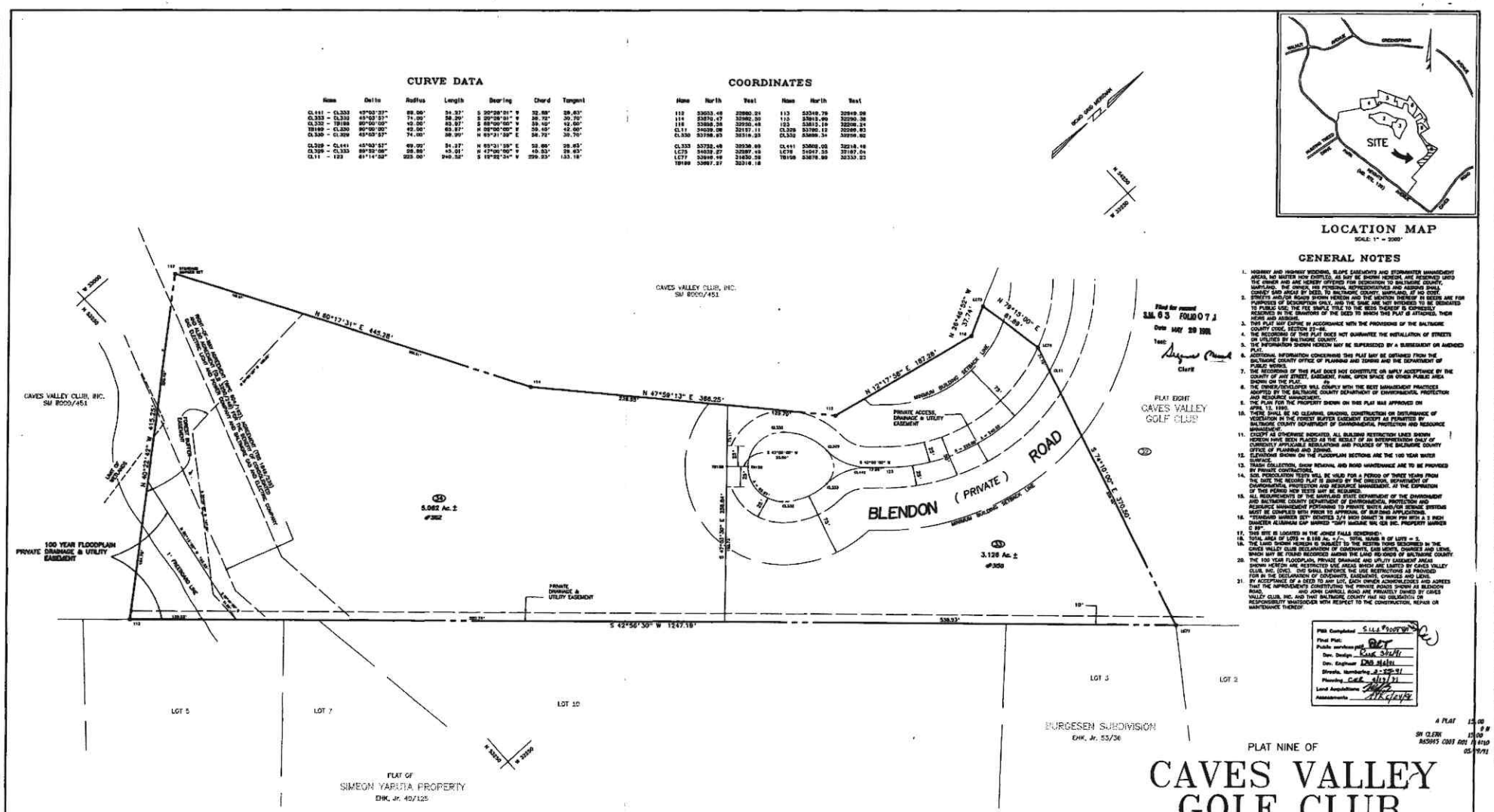
63-70

CURVE DATA

Name	Delta	Radius	Length	Bearing	Chord	Tangent
CL441 - CL333	43°03'37"	88.00'	54.37'	S 20°28'01" W	32.88'	28.63'
CL333 - CL332	45°03'37"	71.00'	38.20'	S 20°28'01" W	36.72'	20.70'
CL332 - TB188	90°00'00"	42.00'	63.97'	S 68°00'00" W	58.10'	42.00'
TB189 - CL330	90°00'00"	42.00'	63.97'	N 08°00'00" E	58.10'	42.00'
CL330 - CL329	45°03'37"	71.00'	38.20'	N 65°31'39" E	36.72'	20.70'
CL329 - CL441	45°03'37"	69.00'	54.37'	N 65°31'39" E	52.96'	28.63'
CL329 - CL333	89°52'08"	28.88'	45.01'	N 47°28'50" W	40.53'	28.63'
CL11 - 123	81°14'02"	223.00'	240.32'	S 18°22'34" W	220.33'	133.18'

COORDINATES

Name	North	East	Name	North	East
112	53033.48	32860.21	113	53348.78	32949.08
114	53870.47	32982.30	115	53843.99	32290.38
116	53868.38	32930.48	123	53813.19	32208.23
CL11	54039.08	32157.11	CL329	53780.12	32208.83
CL330	53798.63	32316.23	CL332	53688.34	32208.82
CL333	53732.48	32338.88	CL441	53802.02	32216.48
LC75	54032.27	32287.49	LC76	54047.35	32187.04
LC77	53849.48	31830.38	TB188	53878.88	32332.23
TB189	53887.27	32316.18			



LOCATION MAP

SCALE: 1" = 2000'

GENERAL NOTES

1. HIGHWAY AND HIGHWAY WIDENING, SLOPE EASEMENTS AND STORMWATER MANAGEMENT AREAS, NO MATTER HOW ENTITLED, AS MAY BE SHOWN HEREON, ARE RESERVED UNTO THE OWNER AND ARE HEREBY OFFERED FOR DEDICATION TO BALTIMORE COUNTY, MARYLAND. THE OWNER, HIS PERSONAL REPRESENTATIVES AND ASSIGNS SHALL CONVEY SAID AREAS BY DEED TO BALTIMORE COUNTY, MARYLAND, AT NO COST.
2. STREETS AND/OR ROADS SHOWN HEREON AND THE MENTION THEREOF IN DEEDS ARE FOR PURPOSES OF DESCRIPTION ONLY, AND THE SAME ARE NOT INTENDED TO BE DEDICATED TO PUBLIC USE; THE FEE SIMPLE TITLE TO THE BEDS THEREOF IS CONVEYED, RESERVED IN THE GRANTORS OF THE DEED TO WHICH THIS PLAT IS ATTACHED, THEIR HEIRS AND ASSIGNS.
3. THIS PLAT MAY EXPIRE IN ACCORDANCE WITH THE PROVISIONS OF THE BALTIMORE COUNTY CODE, SECTION 22-46.
4. THE RECORDING OF THIS PLAT DOES NOT GUARANTEE THE INSTALLATION OF STREETS OR UTILITIES BY BALTIMORE COUNTY.
5. THE INFORMATION SHOWN HEREON MAY BE SUPERSEDED BY A SUBSEQUENT OR AMENDED PLAT.
6. ADDITIONAL INFORMATION CONCERNING THIS PLAT MAY BE OBTAINED FROM THE BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING AND THE DEPARTMENT OF PUBLIC WORKS.
7. THE RECORDING OF THIS PLAT DOES NOT CONSTITUTE OR IMPLY ACCEPTANCE BY THE COUNTY OF ANY STREET, EASEMENT, PARK, OPEN SPACE OR OTHER PUBLIC AREA SHOWN ON THE PLAT.
8. ALL DEVELOPMENT ACTIVITIES WILL COMPLY WITH THE BEST MANAGEMENT PRACTICES ADOPTED BY THE BALTIMORE COUNTY DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT.
9. THIS PLAN FOR THE PROPERTY SHOWN ON THIS PLAT WAS APPROVED ON MAY 15, 1991.
10. THERE SHALL BE NO CLEARING, GRADING, CONSTRUCTION OR DISTURBANCE OF VEGETATION IN THE FOREST BUFFER EASEMENT EXCEPT AS PERMITTED BY BALTIMORE COUNTY DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT.
11. EXCEPT AS OTHERWISE INDICATED, ALL BUILDING RESTRICTION LINES SHOWN HEREON HAVE BEEN ESTABLISHED AS THE RESULT OF AN INTERPRETATION ONLY OF THE ZONING REGULATIONS AND POLICIES OF THE BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING.
12. ELEVATIONS SHOWN ON THE FLOODPLAIN SECTIONS ARE THE 100 YEAR WATER SURFACE.
13. TRASH COLLECTION, SNOW REMOVAL AND ROAD MAINTENANCE ARE TO BE PROVIDED BY PRIVATE CONTRACTORS.
14. SOIL PERCOLATION TESTS WILL BE VALID FOR A PERIOD OF THREE YEARS FROM THE DATE THE RECORD PLAT IS SIGNED BY THE DIRECTOR, DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT. AT THE EXPIRATION OF THIS PERIOD NEW TESTS MAY BE REQUIRED.
15. ALL REQUIREMENTS OF THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT AND BALTIMORE COUNTY DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT PERTAINING TO PRIVATE WATER AND/OR SEWAGE SYSTEMS MUST BE COMPLIED WITH PRIOR TO APPROVAL OF BUILDING APPLICATIONS.
16. "STANDARD MARKER SET" DENOTES 3/4 INCH DIAMETER IRON PIPE WITH A 1 INCH DIAMETER ALUMINUM CAP MARKED "DAFT McCUNE WALKER INC. PROPERTY MARKER C 99".
17. THIS SITE IS LOCATED IN THE JONES FALLS SEWERSHED.
18. TOTAL AREA OF LOTS = 8.180 Ac. +/-. TOTAL NUMB R OF LOTS = 5.
19. THE LAND SHOWN HEREON IS SUBJECT TO THE RESTRICTIONS DESCRIBED IN THE CAVES VALLEY CLUB DECLARATION OF COVENANTS, EASEMENTS, CHARGES AND LIENS, WHICH MAY BE FOUND RECORDED AMONG THE LAND RECORDS OF BALTIMORE COUNTY.
20. THE 100 YEAR FLOODPLAIN, PRIVATE DRAINAGE AND UTILITY EASEMENT AREAS SHOWN HEREON ARE RESTRICTED USE AREAS WHICH ARE LIMITED BY CAVES VALLEY CLUB, INC. (CVC). CVC SHALL ENFORCE THE USE RESTRICTIONS AS PROVIDED FOR IN THE DECLARATION OF COVENANTS, EASEMENTS, CHARGES AND LIENS.
21. BY ACCEPTANCE OF A DEED TO ANY LOT, EACH OWNER ACKNOWLEDGES AND AGREES THAT THE IMPROVEMENTS CONSTITUTING THE PRIVATE ROADS SHOWN AS BLENDON ROAD, AND JOHN CARROLL ROAD ARE PRIVATELY OWNED BY CAVES VALLEY CLUB, INC. AND THAT BALTIMORE COUNTY HAS NO OBLIGATION OR RESPONSIBILITY WHATSOEVER WITH RESPECT TO THE CONSTRUCTION, REPAIR OR MAINTENANCE THEREOF.

Plat Completed	5.14.91
Final Plat:	
Public services plat	BDT
Dev. Design	EWS 5/14/91
Dev. Engineer	DAS 5/14/91
Streets, Numbering	5-22-91
Planning	CAR 5/13/91
Land Acquisition	
Assessments	5/16/91

A PLAT 15.00
SM CLERK 15.00
RECEIPT CODE 001 11 4710
05/29/91

PLAT NINE OF

CAVES VALLEY GOLF CLUB

ELECTION DISTRICT 4
SCALE: 1" = 50'

BALTIMORE COUNTY, MARYLAND
DECEMBER 28, 1990

NOTE:
ROADS AND STORM DRAINS LAID OUT AND SHOWN HEREON HAVE BEEN DESIGNED UNDER MARYLAND REGISTERED PROFESSIONAL ENGINEER LICENSE No. 13658.

DIRECTOR OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT — DATE 5-30-91

DIRECTOR OF PLANNING & ZONING — DATE 5/16/91

DIRECTOR OF PUBLIC WORKS — DATE 5/16/91

OWNER / DEVELOPER

CAVES VALLEY CLUB, INC.
2 HOPKINS PLAZA
SUITE 1210
BALTIMORE, MD. 21201

DEED REF.: S.M. 8000/451 TAX ACCT. No.: 04-1700013401

NOTE:
COORDINATES and BEARINGS shown on this plat are referred to the system of coordinates established in the Baltimore County Metropolitan District and are based on the following traverse stations:

18021	N 53,842.46	W 36,630.83
18033	N 54,889.31	W 37,080.92

OWNER'S CERTIFICATE

The undersigned, owner of the land shown on this plat, hereby certifies that, to the best of its knowledge, the requirements of Subsection (C) of Section 3-108 of the Real Property Article of the Annotated Code of Maryland have been complied with, insofar as same concerns the making of this plat and setting of the markers.

CAVES VALLEY CLUB, INC.
By: Leslie G. DeHaanson 11/26/90
LESLIE G. DEHAANSON, PRESIDENT — DATE

SURVEYOR'S CERTIFICATE

The undersigned, a Registered Surveyor of the State of Maryland does hereby certify that he is the surveyor who prepared this plat and that the land shown on this plat has been laid out, and the plat thereof has been prepared, in compliance with Subsection (C) of Section 3-108 of the Real Property Article of the Annotated Code of Maryland, particularly insofar as same concerns the making of the plat and setting of the markers.

Michael T. McGuire 11/27/90
MICHAEL T. MCGUIRE, PROPERTY LINE SURVEYOR No. 215-9 DATE

DAFT · McCUNE · WALKER INC.
LAND PLANNING CONSULTANTS
LANDSCAPE ARCHITECTS
ENGINEERS & SURVEYORS
200 E. PENNSYLVANIA AVE.
TOWSON, MD. 21204
TELEPHONE: (301) 296-3333

COMPUTED: DCP DRAWN: HKP/DCS CHECKED: MJW/PAS 40 # 89015A

11/27 324 1996 549-059236-103-9 63-71