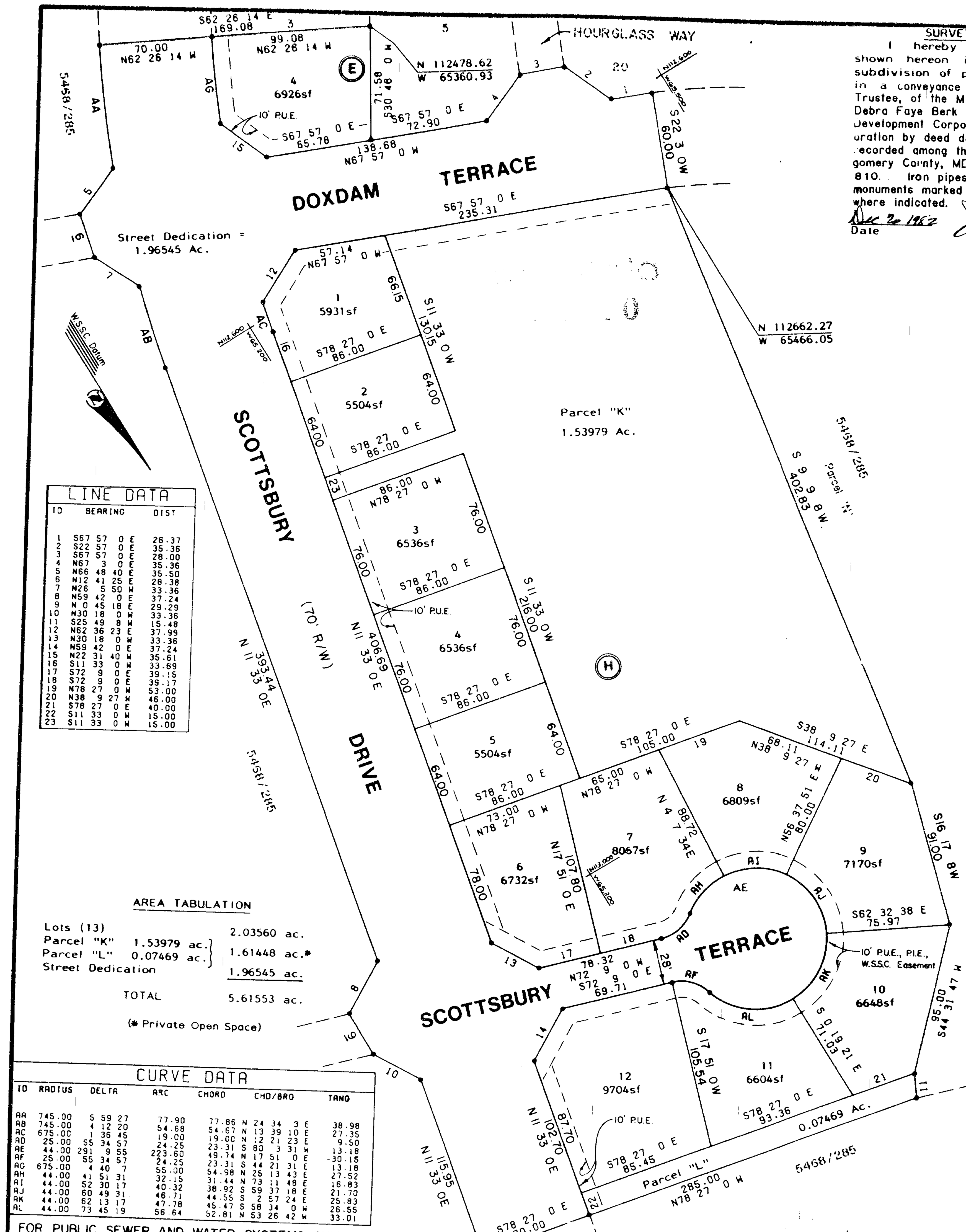


LINE DATA

ID	BEARING	DIST
1	S67 57 0 E	26.37
2	S22 57 0 E	35.36
3	S67 57 0 E	28.00
4	N67 3 0 E	35.36
5	N66 48 40 E	35.50
6	N12 41 25 E	28.38
7	N26 5 50 W	33.36
8	N59 42 0 E	37.24
9	N 0 45 18 E	29.29
10	N30 18 0 W	33.36
11	S25 49 8 W	15.48
12	N62 36 23 E	37.99
13	N30 18 0 W	33.36
14	N59 42 0 E	37.24
15	N22 31 40 W	35.61
16	S11 33 0 W	33.69
17	S72 9 0 E	39.15
18	S72 9 0 E	39.17
19	N78 27 0 W	53.00
20	N38 9 27 W	46.00
21	S78 27 0 E	40.00
22	S11 33 0 W	15.00
23	S11 33 0 W	15.00

AREA TABULATION

Lots (13)		2.03560 ac.
Parcel "K"	1.53979 ac.	1.61448 ac.*
Parcel "L"	0.07469 ac.	
Street Dedication		1.96545 ac.
TOTAL		5.61553 ac.

(* Private Open Space)

CURVE DATA

ID	RADIUS	DELTA	ARC	CHORD	CHD/BRG	TANG
AA	745.00	5 59 27	77.90	77.86	N 24 34 3 E	38.98
AB	745.00	4 12 20	54.68	54.67	N 13 39 10 E	27.35
AC	675.00	1 36 45	19.00	19.00	N 12 21 23 E	9.50
AD	25.00	55 34 57	24.25	23.31	S 80 3 31 W	13.18
AE	44.00	291 9 55	223.60	49.74	N 17 51 0 E	-30.15
AF	25.00	55 34 57	24.25	23.31	S 44 21 31 E	13.18
AG	675.00	4 40 7	55.00	54.98	N 25 13 43 E	27.52
AH	44.00	41 51 31	32.15	31.44	N 73 11 48 E	16.83
AI	44.00	52 30 17	40.32	38.92	S 59 37 18 E	21.70
AJ	44.00	60 49 31	46.71	44.55	S 2 57 24 E	25.83
AK	44.00	62 13 17	47.78	45.47	S 58 34 0 W	26.55
AL	44.00	73 45 19	56.64	52.81	N 53 26 42 W	33.01

FOR PUBLIC SEWER AND WATER SYSTEMS ONLY

MARYLAND NATIONAL CAPITAL PARK AND PLANNING COMMISSION
MONTGOMERY COUNTY PLANNING BOARD

APPROVED: September 9, 1982

[signature] CHAIRMAN [signature] SECRETARY TREASURER

M.N.C.P.&P.C. RECORD FILE NO. 547-07

2-82225/782900301 2800 RMH

MONTGOMERY COUNTY, MARYLAND
DEPARTMENT OF TRANSPORTATION

APPROVED: 12/22/82

BY: [signature]
P.I.A. #82-139 DIRECTOR

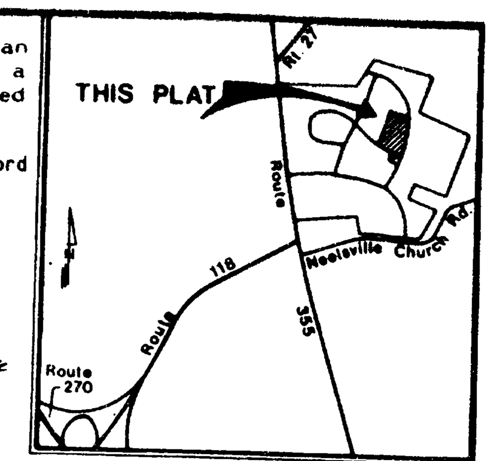
RECORDED: ______
PLAT BOOK: ______
PLAT NO: ______

SURVEYOR'S CERTIFICATE

I hereby certify that the plan shown hereon is correct, that it is a subdivision of part of the land described in a conveyance from Maurice H. Berk, Trustee, of the Milestone-Berk Trust for Debra Faye Berk and Anton J. Berk to Wexford Development Corporation, a Maryland Corporation by deed dated Dec. 14, 1982 and recorded among the Land Records of Montgomery County, MD. in Liber 5980 at Folio 810. Iron pipes marked thus -●- and monuments marked thus -■- will be set where indicated.

Dec 20 1982
Date

[signature]
James M. Fowler, Jr.
R.L.S. Md. #4214



VICINITY MAP Scale: 1" = 2000'

OWNER'S DEDICATION

We, the undersigned, owners of the property described hereon, hereby adopt this plan of subdivision, dedicate the streets to public use, establish the minimum building restriction lines and grant to Montgomery County, MD, slope easements 25 feet wide across all lots adjacent, contiguous and parallel to all street right-of-way lines as required by Montgomery County Ordinance #4-115. Said slope easements shall be extinguished at such time as the public improvements on the abutting rights-of-way have been completed and accepted for maintenance by Montgomery County, MD.

Further, we grant to the Washington Suburban Sanitary Commission, their successors, agents and assigns, easements, designated hereon as "WSSC Esm't", for the construction, reconstruction, maintenance and operation of water mains, sanitary sewers and/or appurtenances.

Further, we grant to Montgomery County, MD, easements, designated hereon as "SD Esm't", for the construction, reconstruction, maintenance and operation of storm drains and/or appurtenances.

Further, we grant to Potomac Edison Company and to Chesapeake and Potomac Telephone Co. of MD and to their respective successors and assigns, an easement in, on and over the land hereon described as Ten Foot Wide Public Utility Easement, designated hereon as "P.U.E." with the terms and provisions of such a grant being those set forth in a certain document entitled "Declaration of Terms and Provisions for Public Utility Easements" and recorded among the Land Records of Montgomery County, MD in Liber 3834 at Folio 457, said terms and provisions being incorporated herein by this reference.

Further, we grant to Montgomery County, MD, a ten foot wide "Public Improvement Easement" designated hereon as "P.I.E.". Said easement being granted with the terms and provisions set forth in a certain document entitled "Declaration of Easement" recorded among the Land Records of Montgomery County, MD in Liber 5982 at Folio 609 . Said terms being incorporated herein by this reference.

There are no recorded suits, actions of law, liens, leases, mortgages or trusts affecting the property included in this plan of subdivision, except certain deeds of trusts, and all parties in interest thereto have below indicated their assent.

We hereby assent to this plan: Date 9/1/82

WEXFORD DEVELOPMENT CORPORATION

by- [signature] (SEAL) attest- [signature]
Maurice H. Berk, Pres. Anton J. Berk, Sec.

[signature] Witness — [signature] David Brooks trustee — [signature] Witness — [signature] Jerome Lewis trustee

[signature] Witness — [signature] Howard G. Dymond trustee — [signature] Witness — [signature] Constance Britt trustee

LOT 4, BLOCK E
LOTS 1-12, PARCELS K,L, BLOCK H

WEXFORD

Ninth Election District
Montgomery County, Maryland

SCALE: 1" = 50'

DECEMBER, 1982

LOIEDERMAN ASSOCIATES, Inc.
CIVIL ENGINEERS - LAND SURVEYORS
200-A Monroe Street
Rockville, Maryland
20850
(301) 762-0882

PLAT # 7

36-80-04

547-07

46799-7

Maryland State Archives

MONTGOMERY COUNTY CIRCUIT COURT (Subdivision Plats, MO) Plat 14120, MSA_S1249_20325. Date available 1982/12/30. Printed 12/10/2018.