

OFFICE OF PLANNING & ZONING

File No. F

FINAL PLAT/ORIGINAL

(Name)

SIGNATURE APPROVAL

*will & captain*

This form is for the processing of final plat originals for signature approvals. If it is found necessary for any corrections or additions to be made on the original, the corrections needed must be stated and forwarded to the next agency, minus the signature, and then returned to the Office of Planning and Zoning for processing. All or any revisions required to the final plat original will be compiled and forwarded to the owner to enable the owner's engineer to make the revisions at one time or to contact the appropriate County agency on questions concerning such revisions.

OPZ Date Received Date Forwarded

\_\_\_\_\_  
Reviewing Agent

Rejected For: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

DPW/HEALTH Date In Date Forwarded

\_\_\_\_\_  
Reviewing Agent

Rejected For: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

HEALTH/DPW Date In Date Forwarded

*T.H.*  
\_\_\_\_\_  
Reviewing Agent

Rejected For: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

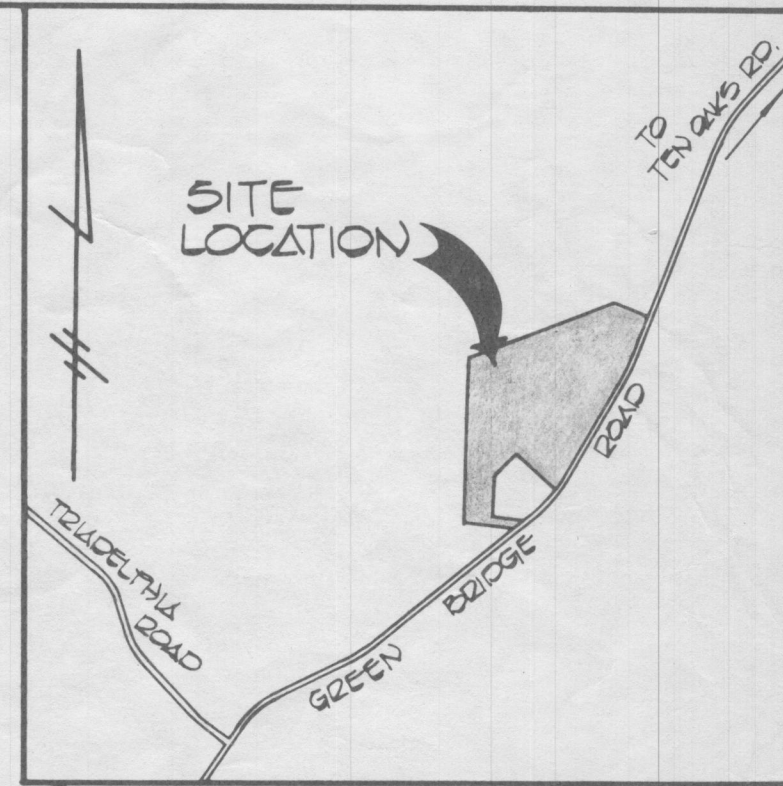
OPZ Date Received Owner/Engineer Notified

\_\_\_\_\_  
Reviewing Agent

Actions or Revisions Needed: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

*Lot 2 retested  
new area not shown on  
second plat*

COORDINATE TABLE			CURVE TABLE					
NO.	NORTH	EAST	CURVE	RADIUS	LENGTH	TANGENT	Δ	CHORD BEARING & DISTANCE
1	508303.92	800467.82	5-7	5659.73'	197.56'	98.79'	02°00'00"	S 26°46'57"W, 197.55'
2	508460.82	801176.29	11-9	676.00'	91.66'	45.90'	07°46'07"	N 31°40'10"E, 91.59'
3	508375.34	801344.80						
4	508357.24	801380.49						
5	508169.97	801245.61						
6	508062.99	801238.35						
7	507993.61	801156.59						
8	507853.53	801128.00						
9	507869.94	801091.43						
10	507766.13	801072.42						
11	507791.99	801043.35						
12	507972.80	800840.12						
13	507850.17	800731.10						
14	507599.80	800694.31						
15	507582.14	800820.02						
16	507574.42	800875.00						
17	507531.57	800820.35						
18	507539.29	800765.37						
19	507581.70	800463.49						



THE COORDINATES SHOWN HEREON ARE BASED ON THE MARYLAND STATE GRID SYSTEM.

2734003-R 507158.468  
800356.982  
2734004-R 507772.081  
801096.154

Property of  
WALTER D. SIMPSON &  
ALICE M. SIMPSON  
257/1G1

Property of  
DAYTON ROD #GUN CLUB, INC.  
275/574

Property of  
DANZIE E. HUNGERFORD &  
MARGARET M. HUNGERFORD  
479/691



NOTES:

- THIS AREA DESIGNATES A PRIVATE SEWAGE EASEMENT OF 10,000 SQUARE FEET AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF HEALTH AND MENTAL HYGIENE FOR INDIVIDUAL SEWAGE DISPOSAL. IMPROVEMENTS OF ANY NATURE IN THIS AREA ARE RESTRICTED UNTIL PUBLIC SEWAGE IS AVAILABLE. THESE EASEMENTS SHALL BECOME NULL AND VOID UPON CONNECTION TO A PUBLIC SEWAGE SYSTEM. THE COUNTY HEALTH OFFICER SHALL HAVE THE AUTHORITY TO GRANT VARIANCES FOR ENCROACHMENTS INTO THE PRIVATE SEWAGE EASEMENT. RECORDATION OF A MODIFIED SEWAGE EASEMENT SHALL NOT BE NECESSARY.
- THE LOTS SHOWN HEREON COMPLY WITH THE MINIMUM OWNERSHIP WIDTH AND LOT AREA AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF HEALTH AND MENTAL HYGIENE.
- SUBJECT PROPERTY ZONED "R" PER 10/3/77 COMPREHENSIVE ZONING PLAN.
- THERE IS AN EXISTING DWELLING ON LOT 1.
- THIS PLAN IS SUBJECT TO VP-82-41.

NUMBER OF LOTS TO BE RECORDED . . . . . 3  
TOTAL AREA OF LOTS . . . . . 10.373 AC.±  
AREA OF PUBLIC ROAD . . . . . 0.669 AC.±  
TOTAL AREA OF SUBDIVISION . . . . . 11.042 AC.±

*7/9/82 O.K. F.S.  
8/20/82 Called Fishers Collins & Carter  
Fisher said this plan has been  
Recorded*

**RECEIVED** *Unsigned Copy of*  
**JUN 29 1982** *Reportedly Recorded Plat*

OWNER & DEVELOPER  
DOROTHY E. HUNGERFORD  
GREEN BRIDGE ROAD  
DAYTON, MD. 21036

DIVISION OF LAND DEVELOPMENT  
OF HOWARD COUNTY  
**FISHER, COLLINS AND CARTER, INC.**  
CIVIL ENGINEERS AND LAND SURVEYORS  
8388 COURT AVENUE  
ELLCOTT CITY, MARYLAND 21043

APPROVED: FOR PRIVATE WATER AND PRIVATE SEWERAGE SYSTEMS, HOWARD COUNTY HEALTH DEPARTMENT.  
HOWARD COUNTY HEALTH OFFICER \_\_\_\_\_ DATE \_\_\_\_\_  
APPROVED: HOWARD COUNTY OFFICE OF PLANNING AND ZONING  
DIRECTOR \_\_\_\_\_ DATE \_\_\_\_\_  
APPROVED: FOR STORM DRAINAGE SYSTEMS, AND PUBLIC ROADS.  
HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS  
DIRECTOR \_\_\_\_\_ DATE \_\_\_\_\_

OWNER'S CERTIFICATE  
I, DOROTHY E. HUNGERFORD, WIDOW, OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPT THIS PLAN OF SUBDIVISION, AND IN CONSIDERATION OF THE APPROVAL OF THIS FINAL PLAT BY THE OFFICE OF PLANNING AND ZONING, ESTABLISH THE MINIMUM BUILDING RESTRICTION LINES AND GRANT UNTO HOWARD COUNTY, MARYLAND, ITS SUCCESSORS AND ASSIGNS, (1) THE RIGHT TO LAY, CONSTRUCT AND MAINTAIN SEWERS, DRAINS, WATER PIPES AND OTHER MUNICIPAL UTILITIES AND SERVICES, IN AND UNDER ALL ROADS AND STREET RIGHT-OF-WAYS AND THE SPECIFIC EASEMENTS SHOWN HEREON; (2) THE RIGHT TO REQUIRE DEDICATION FOR PUBLIC USE THE BEDS OF THE STREETS AND/OR ROADS, AND FLOODPLAINS AND OPEN SPACE WHERE APPLICABLE AND FOR GOOD AND OTHER VALUABLE CONSIDERATION, HEREBY GRANT THE RIGHT AND OPTION TO HOWARD COUNTY TO ACQUIRE THE FEE SIMPLE TITLE TO THE BEDS OF THE STREETS AND/OR ROADS AND FLOODPLAINS, STORM DRAINAGE FACILITIES AND OPEN SPACE WHERE APPLICABLE; AND (3) THE RIGHT TO REQUIRE DEDICATION OF WATERWAYS AND DRAINAGE EASEMENTS FOR THE SPECIFIC PURPOSE OF THEIR CONSTRUCTION, REPAIR AND MAINTENANCE; AND (4) THAT NO BUILDING OR SIMILAR STRUCTURE OF ANY KIND SHALL BE ERECTED ON OR OVER THE SAID EASEMENTS AND RIGHT-OF-WAYS. WITNESS MY HAND THIS 28TH DAY OF JUNE 1982.  
*Dorothy E. Hungerford*  
DOROTHY E. HUNGERFORD  
*Janet S. Smith*  
WITNESS

SURVEYOR'S CERTIFICATE  
I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT, THAT IT IS A SUBDIVISION OF ALL THE LANDS CONVEYED BY C. ORMAN MANAHAN AND DOROTHY W. MANAHAN, HIS WIFE, TO HARDY P. HUNGERFORD AND DOROTHY HUNGERFORD, HIS WIFE, BY DEED DATED SEPTEMBER 24, 1946 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 195 AT FOLIO 118 AND THAT ALL MONUMENTS ARE IN PLACE AS SHOWN IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, AS AMENDED.  
*Ronald B. Carter*  
RONALD B. CARTER, L.S. #10704  
6-28-82  
DATE

RECORDED AS PLAT NO. \_\_\_\_\_, 1982,  
ON \_\_\_\_\_  
AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.  
**LOTS 1, 2 & 3**  
PROPERTY OF  
**DOROTHY HUNGERFORD**  
5TH ELECTION DISTRICT  
HOWARD COUNTY, MARYLAND  
TAX MAP 28 PARCEL 102  
SCALE: 1"=100' MAY 18, 1982

NOTES:

1. THE LOT SHOWN HEREON COMPLIES WITH THE MINIMUM OWNERSHIP WIDTH AND LOT AREA AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF HEALTH AND MENTAL HYGIENE.
2. THIS AREA DESIGNATES A PRIVATE SEWAGE EASEMENT OF 10,000 SQUARE FEET AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF HEALTH AND MENTAL HYGIENE FOR INDIVIDUAL SEWAGE DISPOSAL. IMPROVEMENTS OF ANY NATURE IN THIS AREA ARE RESTRICTED UNTIL PUBLIC SEWAGE IS AVAILABLE. THESE EASEMENTS SHALL BECOME NULL AND VOID UPON CONNECTION TO A PUBLIC SEWAGE SYSTEM. THE COUNTY HEALTH OFFICER SHALL HAVE THE AUTHORITY TO GRANT VARIANCES FOR ENCROACHMENTS INTO THE PRIVATE SEWAGE EASEMENT. RECORDATION OF A MODIFIED SEWAGE EASEMENT SHALL NOT BE NECESSARY.
3.  $\odot$  DENOTES FIELD LOCATION OF PERC TEST HOLE.
4. PERCOLATION AREAS AND WATER WELLS FOR ADJOINING LOTS WILL BE SHOWN WHERE PERTINENT.

LEGEND

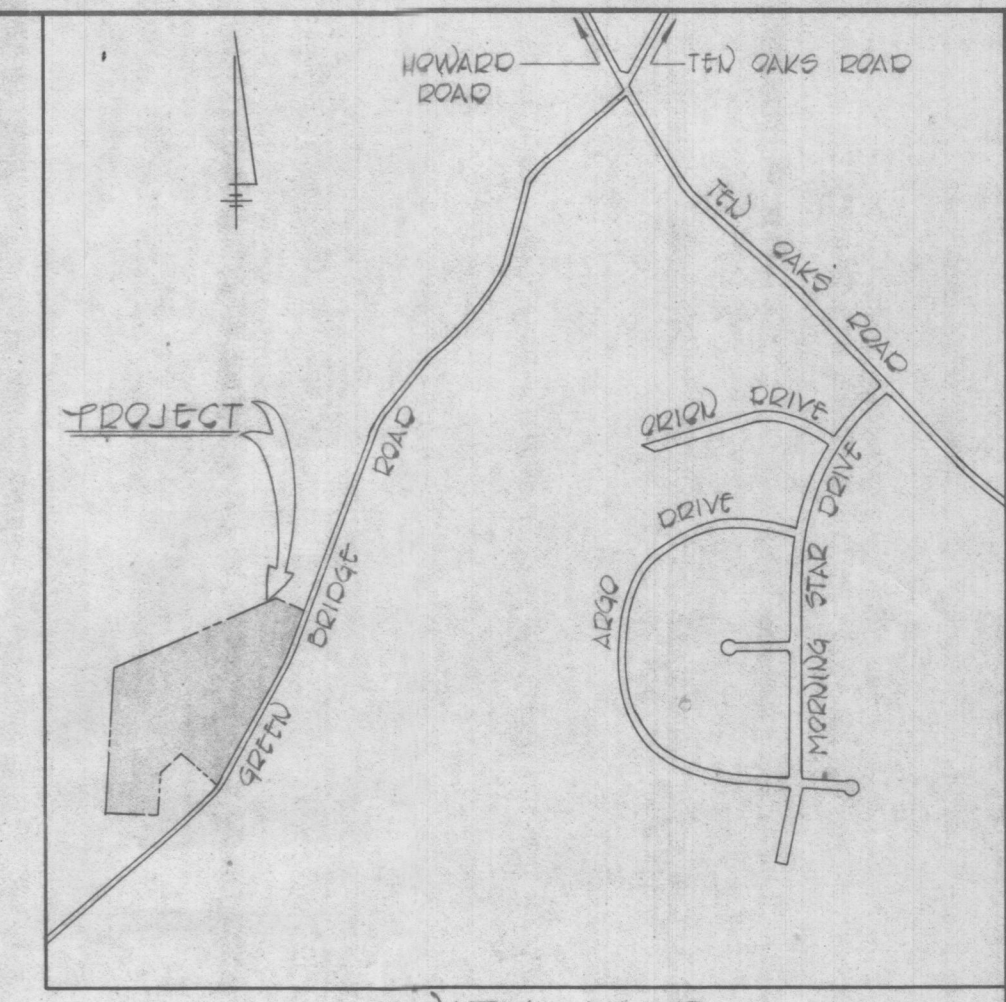
- DENOTES LOCATION OF DWELLING
- $\odot$  DENOTES PROPOSED WELL
- $\odot$  DENOTES FIELD LOCATION OF PERC HOLES

APPROVED FOR PRIVATE WATER AND PRIVATE SEWERAGE SYSTEMS HOWARD COUNTY HEALTH DEPARTMENT

*John G. Carter* 5-18-82  
COUNTY HEALTH OFFICER DATE

SOIL TYPES

- G1C2
- G1B2
- G1A



VICINITY MAP  
SCALE: 1" = 1,200'



SIMPSON PROPERTY 30/547

BLOOM PROPERTY 322/67

FISHER, COLLINS AND CARTER, INC.  
CONSULTING ENGINEERS & LAND SURVEYORS  
8038 COURT AVENUE  
ELICOTT CITY, MARYLAND 21043



*Ronald D. Carter*  
RONALD D. CARTER 3/5/1982  
DATE

Signed  
PERCOLATION TEST CERTIFICATION  
PROPERTY OF  
DOROTHY E. HUNGERFORD  
0<sup>TH</sup> ELECTION DISTRICT  
TAX MAP 28  
SCALE: 1" = 50'  
HOWARD COUNTY, MARYLAND  
PARCEL 102  
FEBRUARY 23, 1982

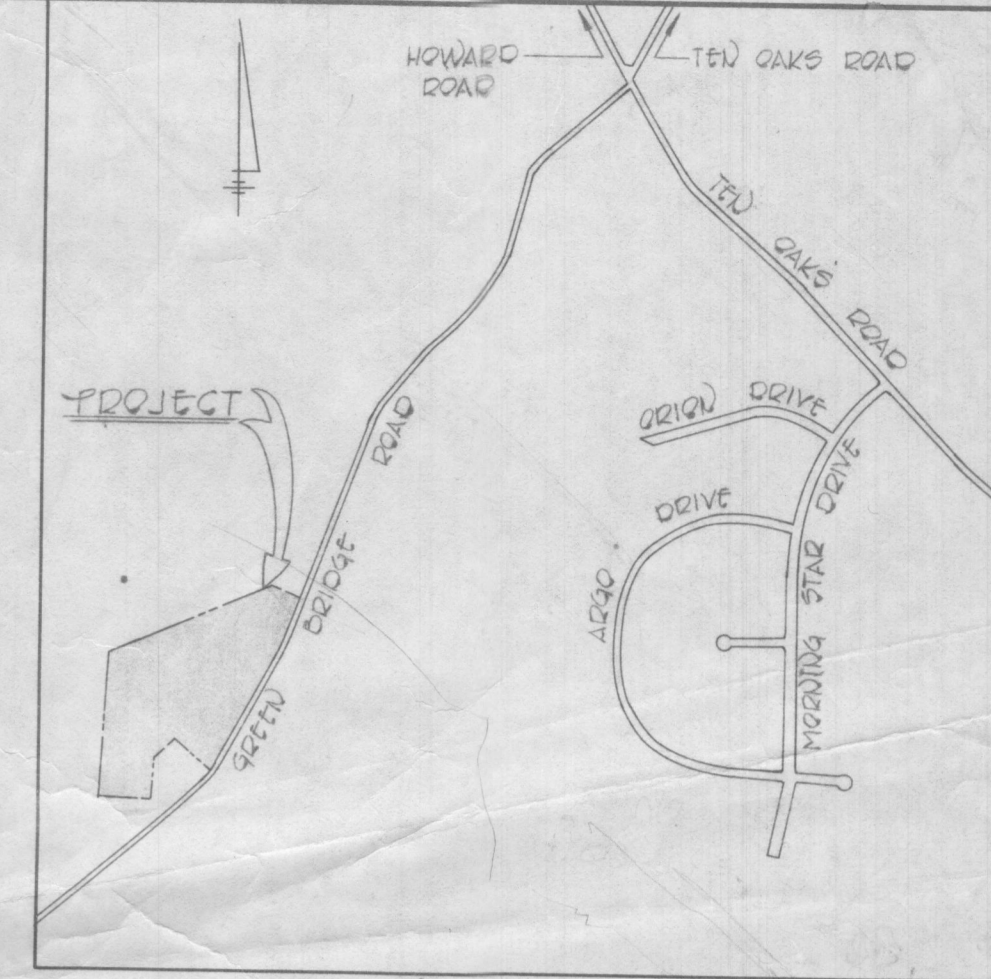
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3. (Symbol) DENOTES FIELD LOCATION OF PERC TEST HOLE.
4. PERCOLATION AREAS AND WATER WELLS FOR ADJOINING LOTS WILL BE SHOWN WHERE PERTINENT.

180 241

THE DAYTON ROD AND  
GUN CLUB  
273/274

Vertical Hole Plot 1  
124' 12" DEEP  
124' 12" SANDY  
HUNGERTFORD  
4797/291  
124' 12" SANDY  
BOT 104' 12" SANDY



VICINITY MAP  
SCALE: 1" = 1,200'

LEGEND

- (Symbol) DENOTES LOCATION OF DWELLING
- (Symbol) DENOTES PROPOSED WELL
- (Symbol) DENOTES FIELD LOCATION OF PERC HOLES

APPROVED FOR PRIVATE WATER AND PRIVATE SEWAGE SYSTEMS HOWARD COUNTY HEALTH DEPARTMENT

COUNTY HEALTH OFFICER \_\_\_\_\_ DATE \_\_\_\_\_

SOIL TYPES

- G1C2
- G1B2
- G1A

SIMPSON PROPERTY  
30/247

LOT 2  
2.7 AC±

LOT 1  
2.2 AC±

DLOOM PROPERTY  
223/67

50' D/Y OBSERVED FOR USE IN COMMON WITH OTHERS FOR INTEREST & EGRESS

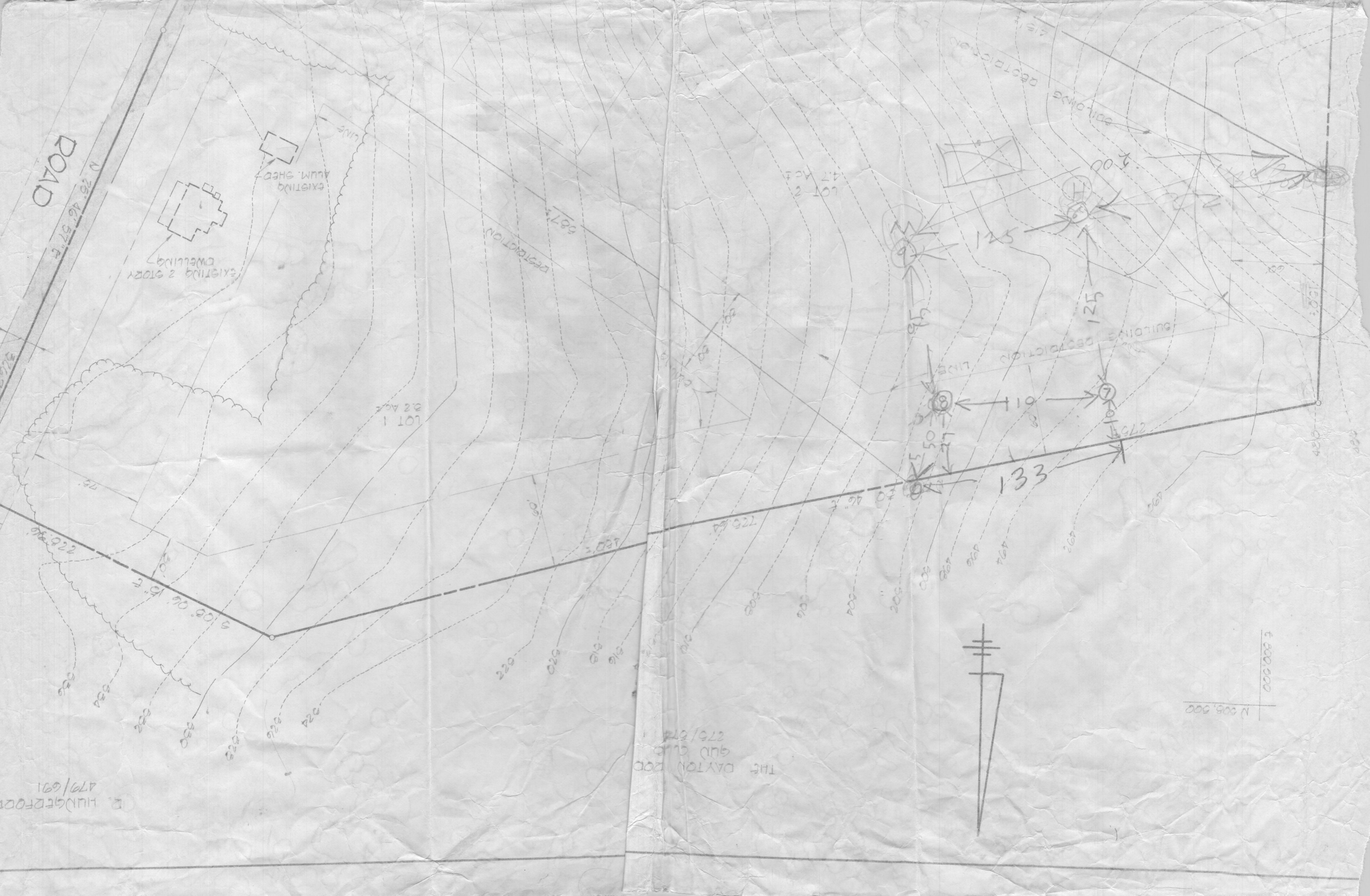
50' D/Y ALLOWED BUT NOT ACQUIRED BY HOWARD COUNTY P.D.C. P. 72



Ronald D. Carter  
RONALD D. CARTER  
3/5/1982  
DATE

PLAN TO ACCOMPANY APPLICATION FOR PERCOLATION TEST PROPERTY OF DOROTHY E. HUNGERFORD  
5TH ELECTION DISTRICT TAX MAP 28 SCALE: 1" = 50'  
HOWARD COUNTY, MARYLAND PARCEL 102 FEBRUARY 23, 1982

FISHER, COLLINS AND CARTER, INC.  
CONSULTING ENGINEERS & LAND SURVEYORS  
2533 COURT AVENUE  
ELLICOTT CITY, MARYLAND 21043



4/17/19 - 4.0.

## Real Property Data Search ( w4)

Search Result for HOWARD COUNTY

View Map		View GroundRent Redemption			View GroundRent Registration				
<b>Tax Exempt:</b>		<b>Special Tax Recapture:</b>							
<b>Exempt Class:</b>		NONE							
<b>Account Identifier:</b>		District - 05 Account Number - 343380							
Owner Information									
<b>Owner Name:</b>		SOBHANI MARY SOBHANI RACHEL MARGARET			<b>Use:</b>		RESIDENTIAL		
					<b>Principal Residence:</b>		YES		
<b>Mailing Address:</b>		5186 GREEN BRIDGE RD DAYTON MD 21036-1206			<b>Deed Reference:</b>		/13587/ 00499		
Location & Structure Information									
<b>Premises Address:</b>		5186 GREEN BRIDGE RD DAYTON 21036-0000			<b>Legal Description:</b>		1 LOT S 1 1 ACRE 5186 GREEN BRIDGE RD		
<b>Map:</b>	<b>Grid:</b>	<b>Parcel:</b>	<b>Sub District:</b>	<b>Subdivision:</b>	<b>Section:</b>	<b>Block:</b>	<b>Lot:</b>	<b>Assessment Year:</b>	<b>Plat No:</b>
0028	0013	0090		0000				2017	Plat Ref:
<b>Special Tax Areas:</b>					<b>Town:</b>		NONE		
					<b>Ad Valorem:</b>		100		
					<b>Tax Class:</b>				
<b>Primary Structure Built</b>		<b>Above Grade Living Area</b>		<b>Finished Basement Area</b>		<b>Property Land Area</b>		<b>County Use</b>	
1959		960 SF				1.0000 AC			
<b>Stories</b>	<b>Basement</b>	<b>Type</b>	<b>Exterior</b>	<b>Full/Half Bath</b>	<b>Garage</b>	<b>Last Major Renovation</b>			
1	YES	STANDARD UNIT	FRAME	1 full					
Value Information									
		<b>Base Value</b>		<b>Value</b>		<b>Phase-in Assessments</b>			
				As of		As of		As of	
				01/01/2017		07/01/2018		07/01/2019	
<b>Land:</b>		262,500		262,500					
<b>Improvements</b>		70,100		68,500					
<b>Total:</b>		332,600		331,000		331,000		331,000	
<b>Preferential Land:</b>		0						0	
Transfer Information									
<b>Seller:</b> MONGEAU ADAM D			<b>Date:</b> 11/18/2011			<b>Price:</b> \$341,550			
<b>Type:</b> ARMS LENGTH IMPROVED			<b>Deed1:</b> /13587/ 00499			<b>Deed2:</b>			
<b>Seller:</b> BLOOM DANIEL ROSS ET AL			<b>Date:</b> 11/08/2006			<b>Price:</b> \$325,000			
<b>Type:</b> NON-ARMS LENGTH OTHER			<b>Deed1:</b> /10343/ 00106			<b>Deed2:</b>			
<b>Seller:</b> BLOOM ROLAND E AND WF			<b>Date:</b> 09/11/1986			<b>Price:</b> \$0			
<b>Type:</b> NON-ARMS LENGTH OTHER			<b>Deed1:</b> /01525/ 00126			<b>Deed2:</b>			
Exemption Information									
<b>Partial Exempt Assessments:</b>		<b>Class</b>		07/01/2018		07/01/2019			
<b>County:</b>		000		0.00					
<b>State:</b>		000		0.00					
<b>Municipal:</b>		000		0.00 0.00		0.00 0.00			
<b>Tax Exempt:</b>		<b>Special Tax Recapture:</b>							
<b>Exempt Class:</b>		NONE							
Homestead Application Information									

**Homestead Application Status:** No Application

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Homeowners' Tax Credit Application Information

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**Homeowners' Tax Credit Application Status:** No Application      **Date:**

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1. This screen allows you to search the Real Property database and display property records.
2. Click **here** for a glossary of terms.
3. Deleted accounts can only be selected by Property Account Identifier.
4. The following pages are for information purpose only. The data is not to be used for legal reports or documents. While we have confidence in the accuracy of these records, the Department makes no warranties, expressed or implied, regarding the information.