

Real Property Data Search (w3)

ref 7/26/2019

Search Result for HOWARD COUNTY

Area of Old lot 1 incorporated into this lot

View Map		View GroundRent Redemption		View GroundRent Registration						
Tax Exempt:		Special Tax Recapture: This lot								
Exempt Class:		NONE								
Account Identifier:		District - 01 Account Number - 266160								
Owner Information										
Owner Name:		LAMBERT BEULAH LEE SCHALK HEATHER J/T		Use: RESIDENTIAL Principal Residence: YES						
Mailing Address:		6182 DOWNS RIDGE CT ELKRIDGE MD 21075-6550		Deed Reference: /08692/ 00609						
Location & Structure Information										
Premises Address:		6182 DOWNS RIDGE CT ELKRIDGE 21075-0000		Legal Description: LOT 11 15753 SQFT 6182 DOWNS RIDGE CT DOWNS RIDGE,RS LTS 1 & A						
Map:	Grid:	Parcel:	Sub District:	Subdivision:	Section:	Block:	Lot:	Assessment Year:	Plat No:	12892
0038	0008	0197		0000			11	2018	Plat Ref:	
Special Tax Areas:			Town:			NONE				
			Ad Valorem:			104				
			Tax Class:							
Primary Structure Built		Above Grade Living Area		Finished Basement Area		Property Land Area		County Use		
1960		1,344 SF		672 SF		15,753 SF		000000		
Stories	Basement	Type	Exterior	Full/Half Bath	Garage	Last Major Renovation				
1	YES	STANDARD UNIT	BRICK	2 full	1 Carport					
Value Information										
		Base Value		Value		Phase-in Assessments				
				As of		As of		As of		
				01/01/2018		07/01/2018		07/01/2019		
Land:		216,800		216,800						
Improvements		160,900		157,300						
Total:		377,700		374,100		374,100		374,100		
Preferential Land:		0						0		
Transfer Information										
Seller: GALUMBECK BRIAN I			Date: 10/12/2004			Price: \$359,900				
Type: ARMS LENGTH IMPROVED			Deed1: /08692/ 00609			Deed2:				
Seller: GALUMBECK BRIAN I			Date: 12/11/2002			Price: \$0				
Type: NON-ARMS LENGTH OTHER			Deed1: /06677/ 00648			Deed2:				
Seller: ANDERSON CYNTHIA A			Date: 10/20/2000			Price: \$180,000				
Type: ARMS LENGTH IMPROVED			Deed1: /05236/ 00680			Deed2:				
Exemption Information										
Partial Exempt Assessments:		Class		07/01/2018		07/01/2019				
County:		000		0.00						
State:		000		0.00						
Municipal:		000		0.00 0.00		0.00 0.00				
Tax Exempt:		Special Tax Recapture:								
Exempt Class:		NONE								
Homestead Application Information										
Homestead Application Status: Approved 12/04/2008										
Homeowners' Tax Credit Application Information										

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.

COORDINATE TABLE		
No.	NORTH	EAST
1	170,605.3980(m)	423,492.6127(m)
2	170,679.2280(m)	423,557.4150(m)
3	170,740.0226(m)	423,611.2473(m)
4	170,823.0745(m)	423,684.5728(m)
5	170,725.0575(m)	423,742.6924(m)
6	170,616.1632(m)	423,779.4552(m)
7	170,592.1670(m)	423,692.8000(m)
8	170,620.3351(m)	423,687.9033(m)
9	170,539.4730(m)	423,567.7719(m)

NOTE: Coordinates based on NAD 83 Maryland State Coordinate System as projected by Howard Geodetic Control Stations No. 38 BA and No. 38 A9. Coordinate values shown are in meters.

NOTE: Interim individual on-site sewage disposal system may be utilized in the subdivision (Lot 1) for a maximum of one (1) year after an adequate community sewer system becomes available. Public water service is provided to Lot 1 by house connection to Contract No. W 188 and 30343.

This area designates a private sewer easement of 10,000 Square Feet as required by the Maryland State Department of the Environment for individual sewage disposal. Improvements of any nature in this area are restricted until public sewage is available. These improvements 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 requirements §-108, the Real Property Article, Annotated Code of Maryland, 1988 Replacement Volume, (as supplemented) as far as they relate to the making of this plat and the setting of markers have been complied with.

D. Wayne Weller 8/31/94
Date
John F. Liparini 8/31/94
Date
Browns Ridge Partnership
John F. Liparini, President

LAND TABULATION:

- Total Number of Lots to be recorded: 2
a) Buildable: 2
b) Open Space: 0
- Total Area of Lots to be recorded: 0.57 Ac. ±
a) Buildable: 0.57 Ac. ±
b) Total Open Space: 0.00 Ac.
c) Area of Recreation Open Space: 0.00 Ac.
- Total Area of Road Right-of-Way to be recorded: 0.00 Ac.
- Total Area of Subdivision to be recorded: 0.57 Ac. ±

OWNER

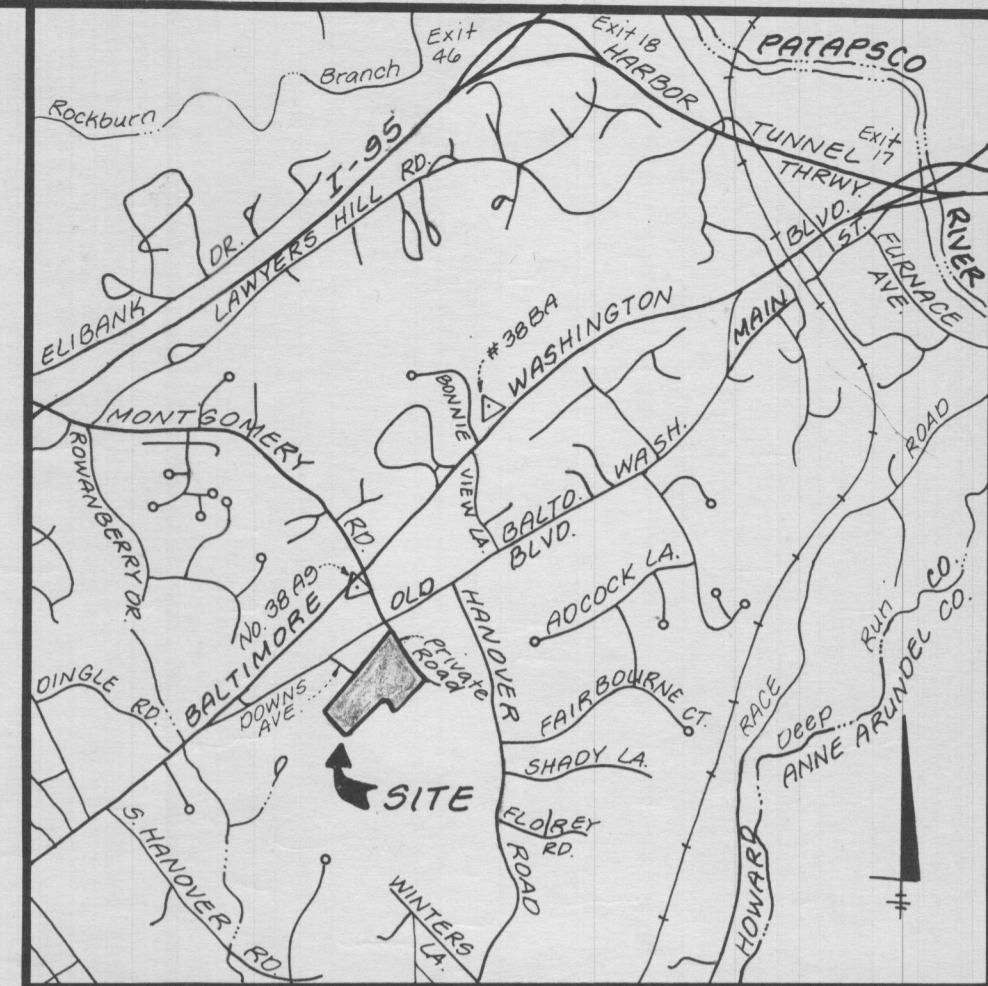
BROWNS RIDGE PARTNERSHIP
8835 - P Columbia 100 Parkway
Columbia, Maryland 21045
Phone: (410) 730-0810

NOTE:

Water and sewer service to these lots will be granted under the provisions of Section 18.122B of the Howard County Code. Public water and public sewer allocation will be granted at the time of the issuance of the building permit if capacity is available at that time.

LEGEND

- Iron Pipe/Rebar Found
- Stone/Concrete Monument Found
- Rebar w/ Identification Cap Found
- Concrete Monument Set

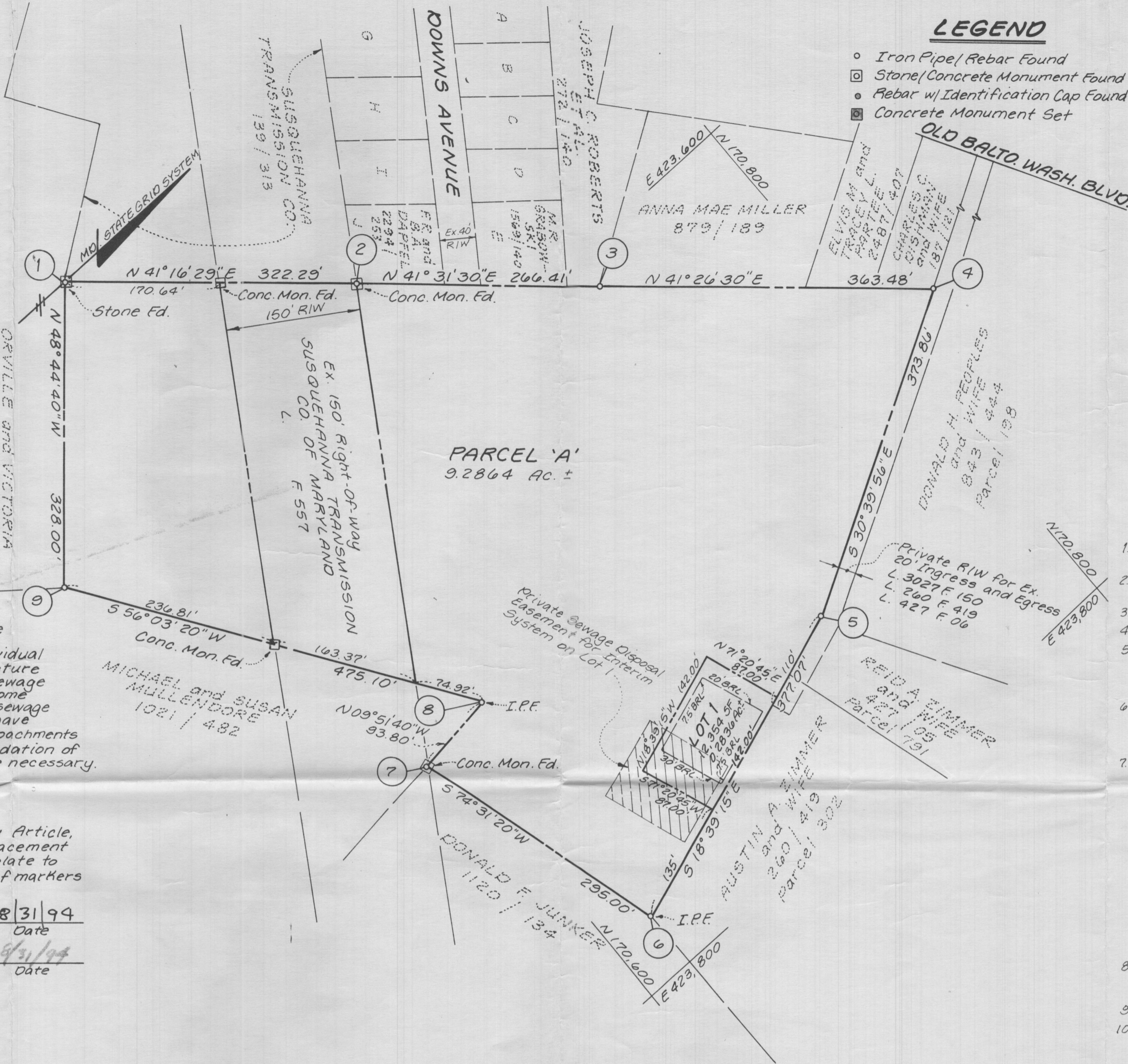


VICINITY MAP

Scale: 1" = 2000'

NOTES:

- Subject property is zoned R-12 per 10/18/93 Comprehensive Zoning Plan.
- Coordinates based on NAD 83 Maryland Coordinate System as projected by Howard County Geodetic Control Stations No. 38BA and No. 38A9.
- B.R.L. denotes Building Restriction Line.
- Deed Reference: Liber 3027 Folio 150
- For Lot 1, refuse collection, snow removal and road maintenance are provided to the junction of the flag or pipestem and the road right-of-way line only and not onto the flag or pipestem driveway.
- Rights governing the private driveway as recorded in the Howard County Land Records in Liber 3027 Folio 150. The driveway will be privately maintained by Parcels 198, 302, 791 and Lot 1.
- Driveways shall be provided prior to residential occupancy to insure safe access for fire and emergency vehicles per the following minimum requirements:
a) Width - 12 ft. (16 ft. serving more than one residence)
b) Surface - 4 in. of compact crusher run base with tar and chip coating.
c) Geometry - Maximum 15% grade, maximum 10% grade change and minimum 45 ft. turning radius.
d) Structures - (Culverts and Bridges) capable of supporting 25 gross tons - H25 Loading.
e) Drainage Elements - Capable of safely passing a 100 year flood with no more than one ft. depth over driveway surface.
f) Structure Clearances - Minimum 12 ft.
g) Maintenance - sufficient to insure all weather use.
- This plat is based on a field-run monumented boundary survey performed by D. Wayne Weller, Reg. L.S. No. 10685, Land Design Engineering, Inc. on or about August 1994.
- The areas shown on this plat are indicated (±) more or less.
- No new building extensions or additions to the existing dwelling on Lot 1 are to be constructed at a distance less than the Zoning Regulations require.
- No clearing, grading or construction is permitted within wetlands and stream buffers or forest conservation areas.
- The landscaping and forest conservation requirements for Lot 1 will be addressed in conjunction with the resubdivision of Parcel 'A' as a major subdivision.
- Upon the resubdivision of Parcel 'A' as a major subdivision, Lot 1 shall extinguish its use of the shared driveway and be resubdivided with frontage along an internal subdivision road.



SURVEYOR'S CERTIFICATE

I hereby certify that the Final Plat shown hereon is correct, that it is a subdivision of all of the lands conveyed by Helen Caril Keldsen, surviving tenant by the entirety of Anton Theodore Keldsen to Browns Ridge Partnership, a Maryland General Partnership by deed dated the 19th day of October, 1993 and recorded in the Land Records of Howard County in Liber 3027, Folio 150 and that all monuments are in place or will be in place prior to the acceptance of the streets in the subdivision by Howard County, as shown in accordance with the Annotated Code of Maryland, as amended.

D. Wayne Weller 8/31/94
Date
D. Wayne Weller Prof. LS. MD. Reg. No. 10685

OWNERS' CERTIFICATE

We Browns Ridge Partnership, a Maryland General Partnership, by John F. Liparini, President, owners 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 Department of Planning and Zoning establish the minimum building restriction lines grant unto Howard County, Maryland successors and assigns (1) the right to lay, construct and maintain sewers, storm drains, water pipes and other municipal utilities and services, in and under all roads and/or street right-of-ways and the specific easement areas 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 fee simple title to the beds of the streets and/or roads and floodplains, storm drainage facilities and open space where applicable; (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 structure of any kind shall be erected on or over said easements or right-of-ways. Witness our hands this 21st day of August 1994.

John F. Liparini
John F. Liparini
Bruce D. Burton
Witness

APPROVED: For Public Water and Public Sewerage Systems in conformance with the Master Plan of Water and Sewerage for Howard County, Maryland.
Joyce M. Boyd 11/9/94
Howard County Health Officer Date

APPROVED: Howard County Department of Planning and Zoning.
Marilee V. J. Laugel 11/10/94
Director Date

APPROVED: For Public Water and Public Sewer, Storm Drainage Systems and Public Roads Howard County Department of Public Works.
James P. Shum 11/2/94
Director Date

RECORDED AS PLAT NUMBER 11458 ON NOVEMBER 23, 1994 AMONG THE LAND RECORDS OF HOWARD COUNTY, MD.

"DOWNS RIDGE"
LOT 1 AND PARCEL 'A'
TAX MAP 38 PARCEL 197
1ST ELECTION DISTRICT
HOWARD COUNTY, MARYLAND
SCALE: 1" = 100'
Previous Submittals: 594-21

LAND DESIGN ENGINEERING, INC.
8835 - N Columbia 100 Parkway
Columbia, Maryland 21045
Phone: (410) 715-1070