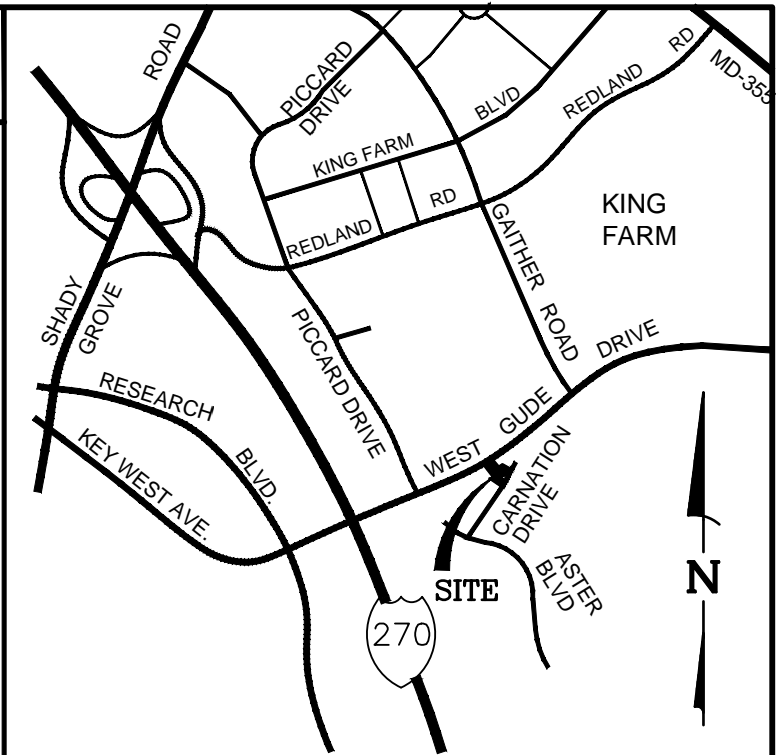


PLAT No.

Paul G. Murray and Stacey L. Murray, owners of Lot 1 & Outlot C, Block L, hereby grant Public Utilities Easements as shown hereon and designated as PUE, to the parties listed above and with the terms and provisions being set forth in that certain document entitled "Declaration of Public Utility Easements" and recorded among the Land Records of Montgomery County, Maryland in Liber 3834 at Folio 457, which said terms and provisions are incorporated herein by this reference, subject to all current and applicable regulations of all federal, state and local governing agencies. As owners of this subdivision, We, our successors and assigns, will cause all property corner markers and any other required monuments to be set by a registered Maryland Land Surveyor. All monuments will be set at finished grade in accordance with Chapter 25, Article 21, Section 25.21.25 of the Rockville City Code.

I hereby certify on behalf of Macris, Hendricks & Glascock, P.A. that the plat shown hereon is correct; that it is a subdivision of all of the land conveyed by Phillip H. Armstrong & Janine V. Armstrong to Paul G. Murray & Stacey L. Murray by deed dated March 30, 2000 and recorded among the Land Records of Montgomery County, Maryland, in Liber 18002 at Folio 169, said property being Lot 1 & Outlot C, Block L; also being a subdivision of all of the land conveyed by Marvin Shaw & Deborah Shaw to Eric K. Reed & Kristien D. Coppers by deed dated July 30, 2013 and recorded among the Land Records of Montgomery County, Maryland, in Liber 47441 at Folio 276, said property being Lot 21, Block N; and also being a subdivision of all of the land conveyed by Joseph A. Miller & Donna M. Miller to Joseph A. Miller & Donna M. Miller, as Trustee under the Declaration of Trust known as the Joseph A. Miller & Donna M. Miller Living Trust by deed dated August 4, 2000 and recorded among the Land Records of Montgomery County, Maryland, in Liber 18478 at Folio 667, said property being the remainder of Lot 22, Block N; also being a resubdivision of all of Lot 1 & Outlot C, Block L as delineated on a plat of subdivision entitled "ROCKVILLE ESTATES" as recorded among said Land Records as Plat No. 5900; and also being a resubdivision of all of Lot 21 & Lot 22, Block N as delineated on a plat of subdivision entitled "ROCKVILLE ESTATES" as recorded among said Land Records as Plat No. 12908. I hereby certify on behalf of Macris, Hendricks & Glascock, P.A. that, once engaged as described in the owner's certification hereon, all monuments and property corners will be set at finished grade, in accordance with Chapter 25, Article 21, Section 25.21.25 of the Rockville City Code. I hereby certify that this document was prepared by me or under my responsible charge. The total area included on this plat is 55,730 square feet or 1.27938 acres. There is no street dedication by this plat.



VICINITY MAP  
SCALE 1" = 2,000

Date \_\_\_\_\_ Macris, Hendricks & Glascock, P.A.  
By: Wayne F. Aubertin  
Professional Land Surveyor  
MD. Reg. No. 21330  
License Expires: January 7, 2023

1. This property shown hereon is currently zoned R-200.
2. The property is served by public water and sewer systems only.
3. 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 the property. The subdivision record plat is not intended to replace an examination of title or to depict or note all matters affecting title.
4. 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 the City of Rockville are intended to survive and not be extinguished by the recordation of this plat, 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.
5. This plat is limited to uses and conditions as required by Preliminary Plan entitled "ROCKVILLE ESTATES".
6. All existing improvements and structures to remain will not be impacted by resubdivision.

<u>PLAT TABULATION</u>	
Lots	= 3
Area of Lots	= 55,731 sq. ft.
Area of Street Dedication	= 0 sq. ft.
<hr/>	
	Total Area = 55,731 square feet or 1.27938 acres

LINE TABLE		
LINE	BEARING	DISTANCE
L1	S 29°28'12" W	25.00'
L2	S 34°31'01" W	23.01'
L3	N 78°29'56" W	51.00'
L4	N 72°50'20" W	53.90'

CURVE TABLE						
CURVE	RADIUS	LENGTH	DELTA	TANGENT	CHORD BEARING	CHORD
C1	716.19'	76.00'	6'04'49"	38.04'	S 26°25'47" W	75.97'
C2	670.00'	130.81'	11°11'10"	65.61'	S 28°55'26" W	130.60'
C3	3,000.00'	131.08'	2°30'12"	65.55'	N 51°10'53" E	131.07'

\_\_\_\_\_  
CHAIRMAN

\_\_\_\_\_  
CITY MANAGER

CARNATION DRIVE  
60' R/W  
PLAT No. 5900

SUBDIVISION RECORD PLAT  
LOT 5, BLOCK L  
LOTS 23 & 24, BLOCK N  
A RESUBDIVISION OF LOT 1 & OUTLOT C, BLOCK L  
& LOTS 21 & 22, BLOCK N  
**ROCKVILLE ESTATES**  
ELECTION DISTRICT No. 4  
MONTGOMERY COUNTY, MARYLAND  
SCALE: 1" = 50' JUNE, 2022

Community Planning and  
Development Services  
Received  
7/14/2022  
PLT2022-00611

# MHG

Macris, Hendricks & Glascock, P.A.  
Engineers ■ Planners  
Landscape Architects ■ Surveyors

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20886-1279

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