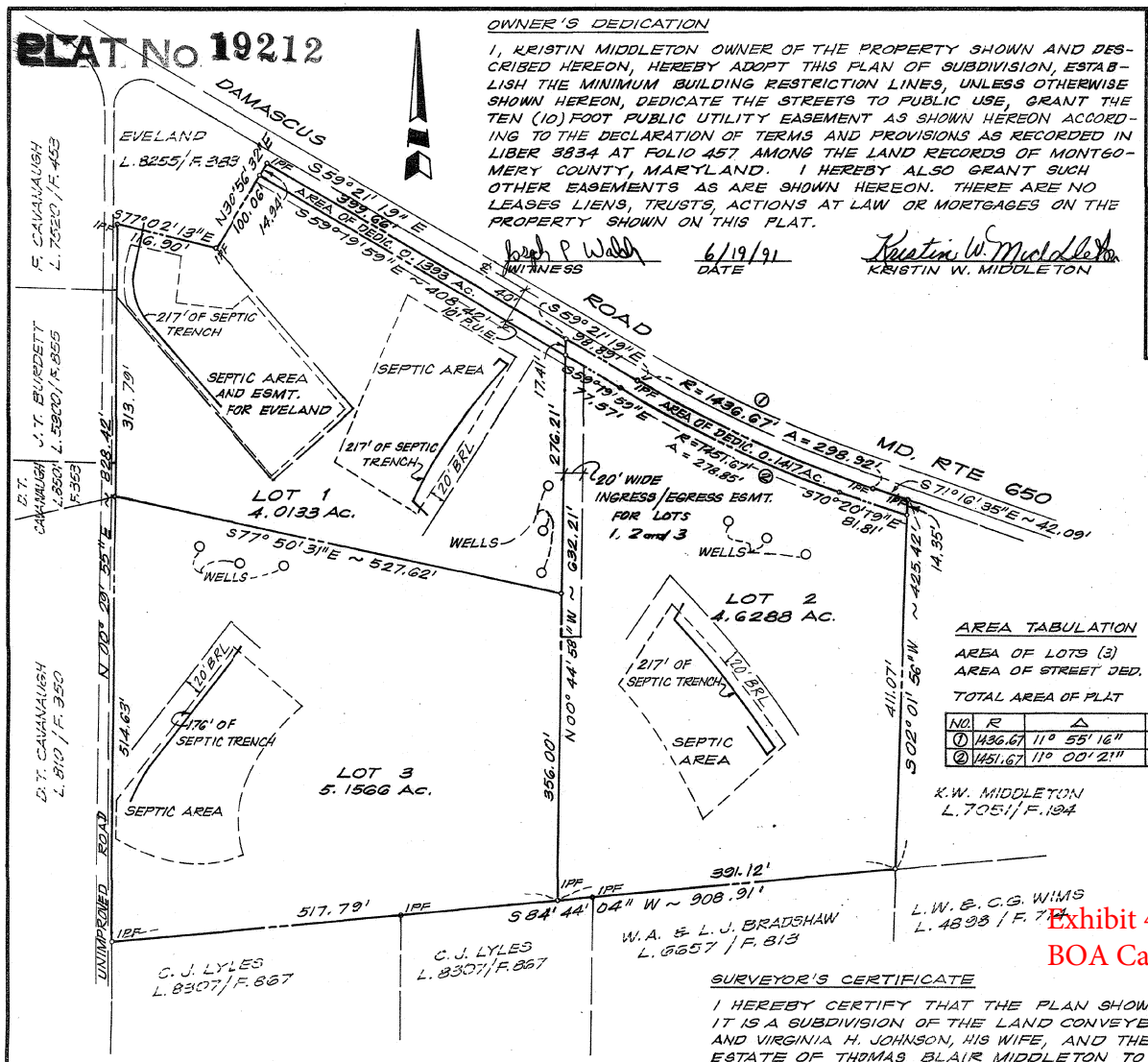
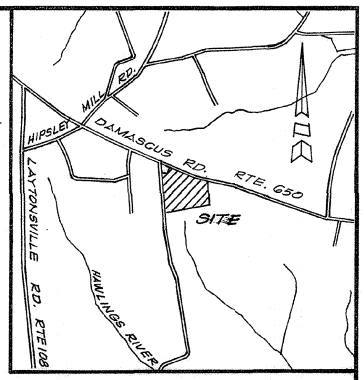
PLAT No 19212



OWNER'S DEDICATION

I, KRISTIN MIDDLETON OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPT THIS PLAN OF SUBDIVISION, ESTABLISH THE MINIMUM BUILDING RESTRICTION LINES, UNLESS OTHERWISE SHOWN HEREON, DEDICATE THE STREETS TO PUBLIC USE, GRANT THE TEN (10) FOOT PUBLIC UTILITY EASEMENT AS SHOWN HEREON ACCORDING TO THE DECLARATION OF TERMS AND PROVISIONS AS RECORDED IN LIBER 3834 AT FOLIO 457 AMONG THE LAND RECORDS OF MONTGOMERY COUNTY, MARYLAND. I HEREBY ALSO GRANT SUCH OTHER EASEMENTS AS ARE SHOWN HEREON. THERE ARE NO LEASES LIENS, TRUSTS, ACTIONS AT LAW OR MORTGAGES ON THE PROPERTY SHOWN ON THIS PLAT.

WITNESS — DATE: 6/19/91 — KRISTIN W. MIDDLETON



VICINITY MAP
SCALE: 1" = 2000'

AREA TABULATION

AREA OF LOTS (3)	13.7987 Ac.
AREA OF STREET DED.	0.2810 Ac.
TOTAL AREA OF PLAT	14.0797 Ac.

NO.	R	Δ	A	T	CHD BRG.	CHD
①	1436.67	11° 55' 16"	298.92	150.00	S65° 18' 57" E	298.38
②	1451.67	11° 00' 21"	278.85	139.85	S64° 50' 09" E	278.42

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE PLAN SHOWN HEREON IS CORRECT, THAT IT IS A SUBDIVISION OF THE LAND CONVEYED BY HOWARD P. JOHNSON AND VIRGINIA H. JOHNSON, HIS WIFE, AND THE REPRESENTATIVES OF THE ESTATE OF THOMAS BLAIR MIDDLETON TO KRISTIN W. MIDDLETON BY DEED DATED JANUARY 25, 1989 AND RECORDED IN LIBER 8671 AT FOLIO 043 AMONG THE LAND RECORDS OF MONTGOMERY COUNTY, MARYLAND. IRON PIPES MARKED THUS —o— WILL BE PLACED AS SHOWN. THE TOTAL AREA INCLUDED ON THIS PLAT IS 14.0797 ACRES AND THE TOTAL AREA OF DEDICATION TO STREETS IS 0.2810 ACRES.

ROBERT H PLANK — DATE: 12-17-03
MD. PROF. LAND SURVEYOR #10982

NOTES:

1. SEPTIC BUILDING RESTRICTION LINES SUBJECT TO CHANGE ONLY WITH HEALTH DEPARTMENT APPROVAL.
2. SEPTIC AREAS ARE DESIGNED FOR A 6 BEDROOM HOUSE.
3. LOTS TO SHARE COMMON DRIVEWAY ENTRANCE

FOR WELL AND SEPTIC SYSTEMS ONLY 291077183753010048 20RDT040194

MONTGOMERY COUNTY, MARYLAND
DEPARTMENT OF HEALTH
APPROVED: 8/20/93
BY: Harold D. Fabel MD
HEALTH OFFICER

MONTGOMERY COUNTY, MARYLAND
DEPARTMENT OF TRANSPORTATION
APPROVED: SEPTEMBER 20, 1991
BY: [signature]
FOR DIRECTOR

MARYLAND NATIONAL CAPITAL PARK AND PLANNING COMMISSION
MONTGOMERY COUNTY PLANNING BOARD
APPROVED: APRIL 25, 1991
CHAIRMAN — ASST. SECRETARY TREASURER
M.N.C.P. & P.C. RECORD FILE NO. 591-03

RECORDED:
PLAT BOOK:
PLAT NO:

LOTS 1, 2, & 3 BLOCK A
ETCHISON ACRES
1ST ELECTION DISTRICT
MONTGOMERY COUNTY, MARYLAND
SCALE: 1" = 100' MARCH 1991

ADVANCE RESOURCE CONSULTANTS INC.
7940 AIRPARK ROAD
GAITHERSBURG, MARYLAND 20879
301-840-0746

FILED DEC 23 1993

Exhibit 4
BOA Case No: A-6853

MSA SSU 1249-5896 591-03

MONTGOMERY COUNTY CIRCUIT COURT (Subdivision Plats, MO) Plat: 19212, MSA_SSU_1249_5896, Date: available 10/13/23, Printed: 08/06/2024
Maryland State Archives