



* N 462802.35 (U.S.C.+G.S.)
E 733463.84
Z 78023.18 (W.S.S.C.)
X 63882.26

X 63800 (W.S.S.C.)
L 17800 (W.S.S.C.)

H.A. & L.M. GARRETT ET AL

* N 463303.77 (U.S.C.+G.S.)
E 733407.83
Z 78504.62 (W.S.S.C.)
X 63848.83

PLAT NO. 9762

No.	RADIUS	DELTA	ARC	TAN	CHORD	CHD. BEARING
1	365.00'	11°54'08"	75.82'	38.05'	75.69'	N33°52'52"E
2	435.00'	10°09'08"	77.08'	38.64'	76.98'	N32°59'47"E
3	335.00'	19°18'12"	112.86'	56.97'	112.33'	S18°16'19"W

NOTE:
THIS LAND LIES WITHIN AN APPROVED CLUSTER DEVELOPMENT. SUBDIVISION OR RESUBDIVISION IS NOT PERMITTED AND DEVELOPMENT OF THIS LAND IS PERMITTED ONLY IN ACCORDANCE WITH THE LAND USES INDICATED ON THE APPROVED DEVELOPMENT PLAN.

AREA TABULATION	
LOTS (6)	73,003 #
DEDICATED TO PUBLIC USE	34,547 #
TOTAL	107,550 # OR 2.46902 Ac.

TRUSTEE'S ASSENT
WE ASSENT TO THIS PLAN OF SUBDIVISION.
DATE: 10/20/70

Witness: *William C. Bannister*
Michael C. Sonnell
Michael C. Sonnell
Witness: *Michael C. Sonnell*
Michael C. Sonnell

OWNER'S DEDICATION

WE PRESTON VENTURE LIMITED PARTNERSHIP, OWNERS OF THE PROPERTY SHOWN HEREON, HEREBY ADOPT THIS PLAN OF SUBDIVISION, ESTABLISH THE MINIMUM BUILDING RESTRICTION LINES AND DEDICATE THE STREETS TO PUBLIC USE.
THERE ARE NO SUITS OF ACTION, LEASES, LIENS NOR TRUSTS ON THE PROPERTY SHOWN HEREON, EXCEPT A CERTAIN DEED OF TRUST, AND THE PARTIES IN INTEREST THERE TO HAVE HEREON INDICATED THEIR ASSENT TO THIS PLAN OF SUBDIVISION.
WE HEREBY ESTABLISH GRADING EASEMENTS 25 FEET WIDE ALONG ALL STREETS AS REQUIRED BY MONTGOMERY COUNTY ORDINANCE No. 4-115. GRADING EASEMENTS GRANTED HEREON SHALL BE TERMINATED AFTER ALL REQUIRED PUBLIC IMPROVEMENTS ABUTTING SAID EASEMENTS HAVE BEEN LAWFULLY COMPLETED AND ACCEPTED FOR MAINTENANCE BY MONTGOMERY COUNTY.
PRESTON VENTURE LIMITED PARTNERSHIP
BY: MILLER & SMITH, INC., A GENERAL PARTNERSHIP

DATE: 10/26/70
ATTEST: *Gordon V. Smith* BY: *Otis D. Coston, Jr.*
GORDON V. SMITH SECRETARY OTIS D. COSTON, JR. PRESIDENT

* NOTE:
BEARINGS SHOWN HEREON ARE CALCULATED FROM U.S.C.+G.S. COORDINATES AND MUST BE ROTATED 0°00'25.8" LEFT TO CONVERT TO W.S.S.C. BEARINGS.

SURVEYOR'S CERTIFICATE
I HEREBY CERTIFY THAT THE PLAN SHOWN HEREON IS CORRECT, THAT IT IS A SUBDIVISION OF A PORTION OF THE LAND CONVEYED TO PRESTON VENTURE LIMITED PARTNERSHIP BY PRIVENT CONSTRUCTION COMPANY INCORPORATED, BY DEED DATED JUNE 23, 1970 AND RECORDED AMONG THE LAND RECORDS OF MONTGOMERY COUNTY, MARYLAND IN LIBER 3972 AT FOLIO 240.
I FURTHER CERTIFY THAT IRON PIPE SHOWN THUS —○— AND MONUMENTS SHOWN THUS —○— WILL BE SET TO FINISHED GRADE IN ACCORDANCE WITH THE REQUIREMENTS OF SECTION 104-13(E) ORDINANCE 4-115, MONTGOMERY COUNTY, MARYLAND.

DATE: 10/26/70
FILED
JAN 7 1971
William O. McIntosh
WILLIAM O. MCINTOSH
MD. REG. No. 5195

PLAT 0
DUFIEF
SECTION ONE

RECORDED: _____
PLAT BOOK: _____
PLAT NO: _____

FOR PUBLIC WATER AND SEWER SYSTEMS ONLY
MARYLAND-NATIONAL CAPITAL PARK & PLANNING COMMISSION
MONTGOMERY COUNTY PLANNING BOARD
APPROVED: November 12, 1970
Leopoldine Trost CHAIRMAN
Thomas A. Bonger SECRETARY-TREASURER
M.-N.C.P. & P.C. RECORD FILE No. 509-25

MONTGOMERY COUNTY MARYLAND
DEPARTMENT OF PUBLIC WORKS
APPROVED: DEC. 22, 1970
AS TO ROAD AND STREET GRADES
BY: *Richard J. Spuel*
DEPUTY DIRECTOR OF PUBLIC WORKS

ELECTION DISTRICT No. 6
MONTGOMERY COUNTY MARYLAND
SCALE: 1"=50'
SEPTEMBER, 1970
WILLIAM O. MCINTOSH & ASSOCIATES
PROFESSIONAL ENGINEERS & LAND SURVEYORS
FAIRFAX, VIRGINIA