

PLAT No. 10001

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 AS SHOWN HEREON, EXCEPT A CERTAIN DEED OF TRUST AND THE PARTIES IN INTEREST THERETO HAVE BELOW 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 AND SMITH, INC., A GENERAL PARTNER.

DATE: 5/10/71

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

TRUSTEE'S ASSENT

WE ASSENT TO THIS PLAN OF SUBDIVISION.

DATE: 5/19/71

Emily M. Ehlers *William C. Baughman, Jr.*
WITNESS *Virginia McBean* *Ward Lehmann*
Emily M. Ehlers *Vincent A. Amery, Trustee*
WITNESS *Virginia McBean* *Thomas G. Bluff*
Phyllis C. Beale *William R. ...*

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 ELIZABETH PRESTON BY DEED DATED JUNE 23, 1970 AND RECORDED AMONG THE LAND RECORDS OF MONTGOMERY COUNTY, MARYLAND IN LIBER 3072 AT FOLIO 255.

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: MAY 15, 1971

William O. McIntosh
WILLIAM O. MCINTOSH
MD. REG. No. 5105

AREA TABULATION

| | |
|-------------------------|---------------------------------------|
| LOTS (22) | 302,830 ⁺ |
| OUTLOT "E" | 10,667 ⁺ |
| PARCEL H | 37,410 ⁺ |
| DEDICATED TO PUBLIC USE | 83,701 ⁺ |
| TOTAL | 434,707 ⁺ OR 9.9795 AC. |

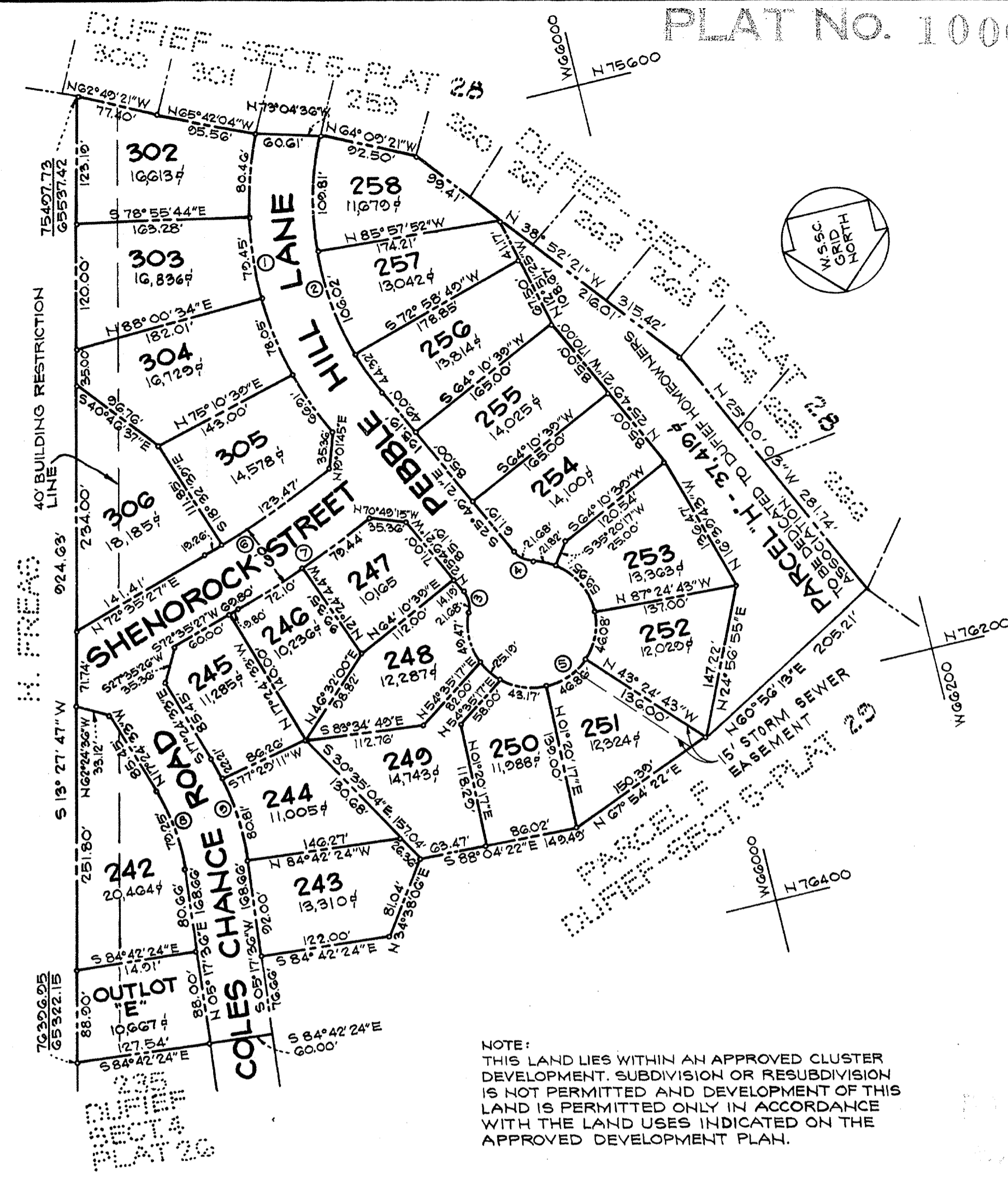
PLAT 27
DUFIEF
SECTION FIVE

ELECTION DISTRICT No. 6
MONTGOMERY COUNTY, MARYLAND

SCALE: 1"=100'

MAY, 1971

WILLIAM O. MCINTOSH & ASSOCIATES
PROFESSIONAL ENGINEERS & LAND SURVEYORS
FAIRFAX, VIRGINIA



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.

| No. | RADIUS | DELTA | ARC | TAN | CHORD | CH. BEARING |
|-----|----------|------------|---------|---------|---------|-------------|
| 1 | 348.50' | 50°07'17" | 304.87' | 162.96' | 295.23' | N0°45'43"W |
| 2 | 288.50' | 51°40'00" | 260.15' | 139.67' | 251.43' | S0°00'30"W |
| 3 | 25.00' | 40°40'47" | 21.68' | 11.57' | 21.00' | N0°59'05"W |
| 4 | 25.00' | 49°40'47" | 21.68' | 11.57' | 21.00' | S50°39'38"E |
| 5 | 60.00' | 270°21'34" | 292.54' | 50.92' | 77.65' | S64°10'40"W |
| 6 | 972.00' | 08°24'48" | 142.73' | 71.49' | 142.60' | N68°23'04"E |
| 7 | 1032.00' | 08°24'48" | 151.54' | 75.91' | 151.40' | S68°23'03"W |
| 8 | 200.00' | 22°42'09" | 79.25' | 40.15' | 78.73' | N06°03'29"W |
| 9 | 260.00' | 22°42'09" | 103.02' | 52.20' | 102.35' | S06°03'28"E |

RECORDED: _____
PLAT BOOK: _____
PLAT NO: _____

FOR PUBLIC WATER AND SEWER SYSTEMS ONLY
MARYLAND NATIONAL CAPITAL PARK & PLANNING COMMISSION
MONTGOMERY COUNTY PLANNING BOARD
APPROVED: June 10, 1971
Charles England (Chairman) *Thomas A. Binyan* (Secretary-Treasurer)
M.-N.C.P. & P.C. RECORD FILE No. 511-32

MONTGOMERY COUNTY, MARYLAND
DEPARTMENT OF PUBLIC WORKS
APPROVED: Aug 11, 1971
AS TO ROAD AND STREET GRADES
BY: *Richard J. Lynch*
DEPUTY DIRECTOR OF PUBLIC WORKS