

PLAT NO. 9914  
PRESTON VENTURE

\* 461907.24 u.s.c. & g.s. =  
731414.80  
77197.78 w.s.s.c.  
65931.25

**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, OR 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: 3-3-71

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: 3-3-71

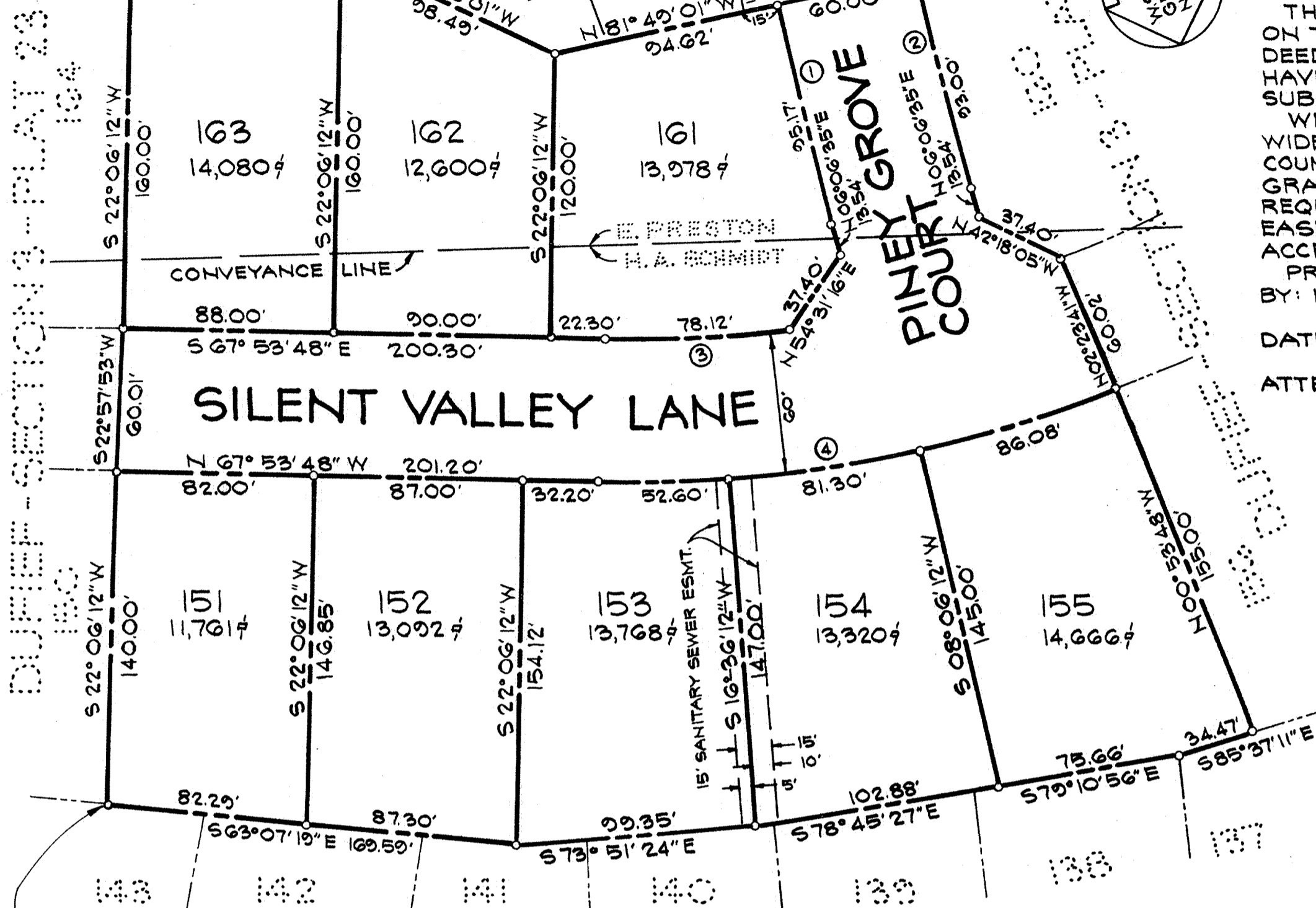
Quincy M. Ehlers William Baughniff  
WITNESS Quincy M. Ehlers Vincent A. Sweeney  
Virginia McLean Warren DeWitt  
Virginia McLean William Baughniff  
WITNESS Virginia McLean George L. DeWitt

**AREA TABULATION**

LOTS (8) ..... 107,265 #  
DEDICATED TO PUBLIC USE ..... 33,388 #  
TOTAL ..... 140,653 #  
OR 3.22895 AC.

No.	RADIUS	DELTA	ARC	TAN	CHORD	CH. BEARING
1	2630.00'	2°04'24"	95.17'	47.59'	95.17'	N07°08'49"E
2	2570.00'	2°04'24"	93.00'	46.51'	92.99'	N07°08'47"E
3	488.00'	0°10'17"	78.12'	39.14'	78.03'	S72°28'57"E
4	548.00'	23°00'00"	219.98'	111.49'	218.51'	N70°23'48"W

FILED  
1-10-71



\* 462114.40 u.s.c. & g.s. =  
731854.01  
77405.01 w.s.s.c.  
65492.06

**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 THE FOLLOWING OWNERS BY DEED DATED JUNE 23, 1970, AND RECORDED AMONG THE LAND RECORDS OF MONTGOMERY COUNTY, MARYLAND IN LIBER 3072 AT THE RESPECTIVE FOLIOS INDICATED:

HERMAN A. AND PHYLLIS A. SCHMIDT ..... FOLIO 252  
ELIZABETH PRESTON ..... 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: FEB. 24, 1971

William O. McIntosh  
WILLIAM O. MCINTOSH  
MD. REG. No. 5195

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.

\* 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.

RECORDED: \_\_\_\_\_  
PLAT BOOK: \_\_\_\_\_  
PLAT NO: \_\_\_\_\_

FOR PUBLIC WATER AND SEWER SYSTEMS ONLY

MARYLAND-NATIONAL CAPITAL PARK & PLANNING COMMISSION  
MONTGOMERY COUNTY PLANNING BOARD

APPROVED: APRIL 8, 1971

Charles H. Keenan CHAIRMAN  
Thomas A. Brygers SECRETARY-TREASURER

M.-N.C.P. & P.C. RECORD FILE No. 510-52

MONTGOMERY COUNTY, MARYLAND  
DEPARTMENT OF PUBLIC WORKS

APPROVED: JUNE 9, 1971

AS TO ROAD AND STREET GRADES

BY: Richard J. Lynch  
DEPUTY DIRECTOR OF PUBLIC WORKS

ELECTION DISTRICT No. 6  
MONTGOMERY COUNTY, MARYLAND

SCALE: 1" = 50'

JANUARY, 1971

**WILLIAM O. MCINTOSH & ASSOCIATES**

PROFESSIONAL ENGINEERS & LAND SURVEYORS  
FAIRFAX, VIRGINIA