

File Copy
3-5-09
B.

Return to:
Ronald L. Spahn, Esq.
5401 Twin Knolls Road, Suite 7
Columbia, MD 21045

**PRIVATE PERIMETER LANDSCAPE,
MAINTENANCE AND ACCESS EASEMENT**

THIS PRIVATE PERIMETER LANDSCAPE MAINTENANCE AND ACCESS EASEMENT is made this 24th day of February 2009, by **Ten Oaks Properties, Inc.** (a Maryland corporation) and **NVR, INC.**, a Virginia corporation (hereinafter referred to collectively as "Owners").

WHEREAS, **Ten Oaks Properties, Inc.** owns Lots 1, 2, 3 and 5 of The Warfields II, Section One, Lots 1 thru 5, recorded in plat books 20245 and 20246, pursuant to a deed dated November 13, 2008 and recorded in Liber 11418, folio 061; and

WHEREAS, **NVR, Inc.** owns Lot 4 of the aforesaid The Warfields II, Section One, Lots 1 thru 5, pursuant to a deed dated December 4, 2008 and recorded in Liber 11443, folio 228; and

WHEREAS, Warfields II Homeowners Association, Inc. joins in as it is designated as the Homeowners Association for the property, and

WHEREAS, the Owners wish to establish a private ten foot (10') wide perimeter landscape, maintenance and access easement substantially around the aforesaid property, with the exception of the north boundary line pursuant to the attached plat.

WHEREFORE, for good and valuable consideration, the sufficiency of which is hereby acknowledged, the parties agree as follows:

1. That a private ten foot (10') wide perimeter landscape, maintenance and access easement is established pursuant to the attached plat of Fisher, Collins and Carter, Inc. dated February 3, 2009.

2. That Ten Oaks Properties, Inc. shall build a 2-panel fence within the aforesaid easement, which shall also have attached to it some benches for sitting facing the Lots.

3. That the Warfields II Homeowners Association, Inc., or its successors and/or assigns, shall be responsible for the care, maintenance, repair and replacement of the aforesaid easement, including the fences and benches on the easement, and is made a part hereof for the purpose of agreeing to this responsibility.

4. That all construction of the aforesaid fence and attached benches shall be done in conformity with the building code of Howard County then in existence at the time of the erection.

5. That the fence and attached benches shall become part of the land and may not be removed or changed without the permission of the then owners of the lots which the fence touches and The Warfields II Homeowners Association, Inc.

6. That no other fence can be built in the aforesaid private ten foot (10') wide perimeter landscape, maintenance and access easement or within twenty (20) feet of the fence.

7. That the Warfields II Homeowners Association, Inc. shall have the right to take all legal action necessary to collect on any damages created by the owners of the lots which touch on the aforesaid easement or by any third parties who cause damages to the aforesaid easement and/or the fence.

8. That no special assessment shall be assessed, however, against the aforesaid Section One, Lots 1 thru 5, in reference to the care, maintenance, repair and replacement of the fence and attached benches.

9. That in the event there is a conflict between any of the owners of the aforesaid Lots 1 thru 5, then the controversy shall be submitted to binding arbitration with a single arbitrator under the rules of the American Arbitration Association, or its successor, or a third party arbitrator chosen by mutual consent of the parties.

10. That in the event The Warfields II Homeowners Association, Inc. has to sue or enter into arbitration with any lot owner of Lots 1 thru 5, then and in that event, if it is successful, it shall be entitled to all costs of litigation, including expert fees, attorney fees and any other appropriate expense.

11. This easement is perpetual and shall run with the land, and is binding upon the parties, their heirs, successors and assigns, as their interests may appear.

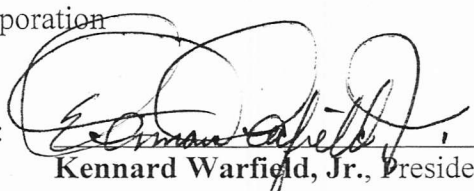
12. That The Columbia Bank is the holder of a deed of trust and amended deed of trust recorded in Liber 8547, folio 435 and Liber 10128, folio 667 on Lots 1, 2, 3 and 5 and consents to this easement for the sole purpose of subordinating its deed of trust to the terms and conditions of this easement but does not create any other relationship between the parties.

AS WITNESS the hands and seals of the parties hereto the day and year first above written.

ATTEST:

Susan Cernob

TEN OAKS PROPERTIES, INC., a Maryland corporation

By:  (SEAL)
Kennard Warfield, Jr., President

ATTEST:

Susan Cernik

NVR, INC., a Virginia corporation

By: [Signature] (SEAL)

Name: John Aubrey

Title: VP/ President

ATTEST:

Susan Cernik

THE WARFIELDS HOMEOWNERS ASSOCIATION, INC., a Maryland corporation

By: [Signature] (SEAL)
Kennard Warfield, Jr., President

WITNESS:

Karen Miller

THE COLUMBIA BANK

By: [Signature] (SEAL)
Name: Scott P. Nicholson, Trustee

WITNESS:

Karen Miller

THE COLUMBIA BANK

By: [Signature] (SEAL)
Name: John A. Sullivan, Jr., Trustee

STATE OF MARYLAND, CITY/COUNTY OF Howard, to wit:

I HEREBY CERTIFY that on this 19th day of February, 2009, before me, the subscriber, a Notary Public of the State and County aforesaid, personally appeared **Kennard Warfield, Jr.**, who acknowledged himself to be the President of **TEN OAKS PROPERTIES, INC.**, and that he, as such, being authorized so to do, executed the foregoing instrument for the purposes therein stated.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Susan Cernik
Notary Public Susan Cernik 5/10

My commission expires 11/12/12



STATE OF Maryland, CITY/COUNTY OF Howard, to wit:

I HEREBY CERTIFY that on this 24th day of February, 2009, before me, the subscriber, a Notary Public of the State and County aforesaid, personally appeared John Dalby, who acknowledged himself/herself to be the Vice President of **NVR, Inc.**, and that he/she, as such, being authorized so to do, executed the foregoing instrument for the purposes therein stated.

AS WITNESS my hand and Notarial Seal:

Joanne T. Brehm
Notary Public

Joanne T. Brehm
NOTARY PUBLIC
Howard County, Maryland
Commission Expires 12/11/2011



My Commission Expires: _____

STATE OF MARYLAND, CITY/COUNTY OF Howard, to wit:

I HEREBY CERTIFY that on this 19th day of February, 2009, before me, the subscriber, a Notary Public of the State and County aforesaid, personally appeared **Kennard Warfield, Jr.**, who acknowledged himself to be the President of **THE WARFIELDS HOMEOWNERS ASSOCIATION, INC.**, and that he, as such, being authorized so to do, executed the foregoing instrument for the purposes therein stated.



I, Susan Cernik HEREOF, I hereunto set my hand and official seal.

Susan Cernik
Notary Public SUSAN CERNIK 5/10

My commission expires: 11/12/12

STATE OF MARYLAND, COUNTY OF Frederick, to wit:

I HEREBY CERTIFY, that on this 23rd day of February, 2009, before me, the subscriber, a Notary Public for the State and County aforesaid, personally appeared Scott E Nicholson, Trustee, on behalf of **THE COLUMBIA BANK**, and that he/she, as such, being authorized so to do, executed the foregoing instrument for the purposes therein stated..

AS WITNESS my hand and Notarial Seal:

Karen A. Miller
Notary Public **KAREN A. MILLER**

NOTARY PUBLIC
FREDERICK CO., MD.
My commission expires April 1, 2010

My Commission Expires: 4/1/10

STATE OF MARYLAND, COUNTY OF FREDERICK, to wit:

I HEREBY CERTIFY, that on this 23rd day of FEBRUARY, 2008⁹, before me, the subscriber, a Notary Public for the State and County aforesaid, personally appeared John A. Saldara Jr., Trustee, on behalf of **THE COLUMBIA BANK**, and that he/she, as such, being authorized so to do, executed the foregoing instrument for the purposes therein stated..

AS WITNESS my hand and Notarial Seal:

Karen A. Miller
Notary Public **KAREN A. MILLER**
NOTARY PUBLIC
FREDERICK CO., MD.
My Commission Expires April 1, 2010

My Commission Expires: 4/1/10

~~STATE OF _____, CITY/COUNTY OF _____, to wit:~~

~~I HEREBY CERTIFY that on this ____ day of _____, 2009, before me, the subscriber, a Notary Public of the State and County aforesaid, personally appeared _____, who acknowledged himself/herself to be the _____ of **The Columbia Bank**, and that he/she, as such, being authorized so to do, executed the foregoing instrument for the purposes therein stated.~~

~~AS WITNESS my hand and Notarial Seal:~~

~~_____
Notary Public~~

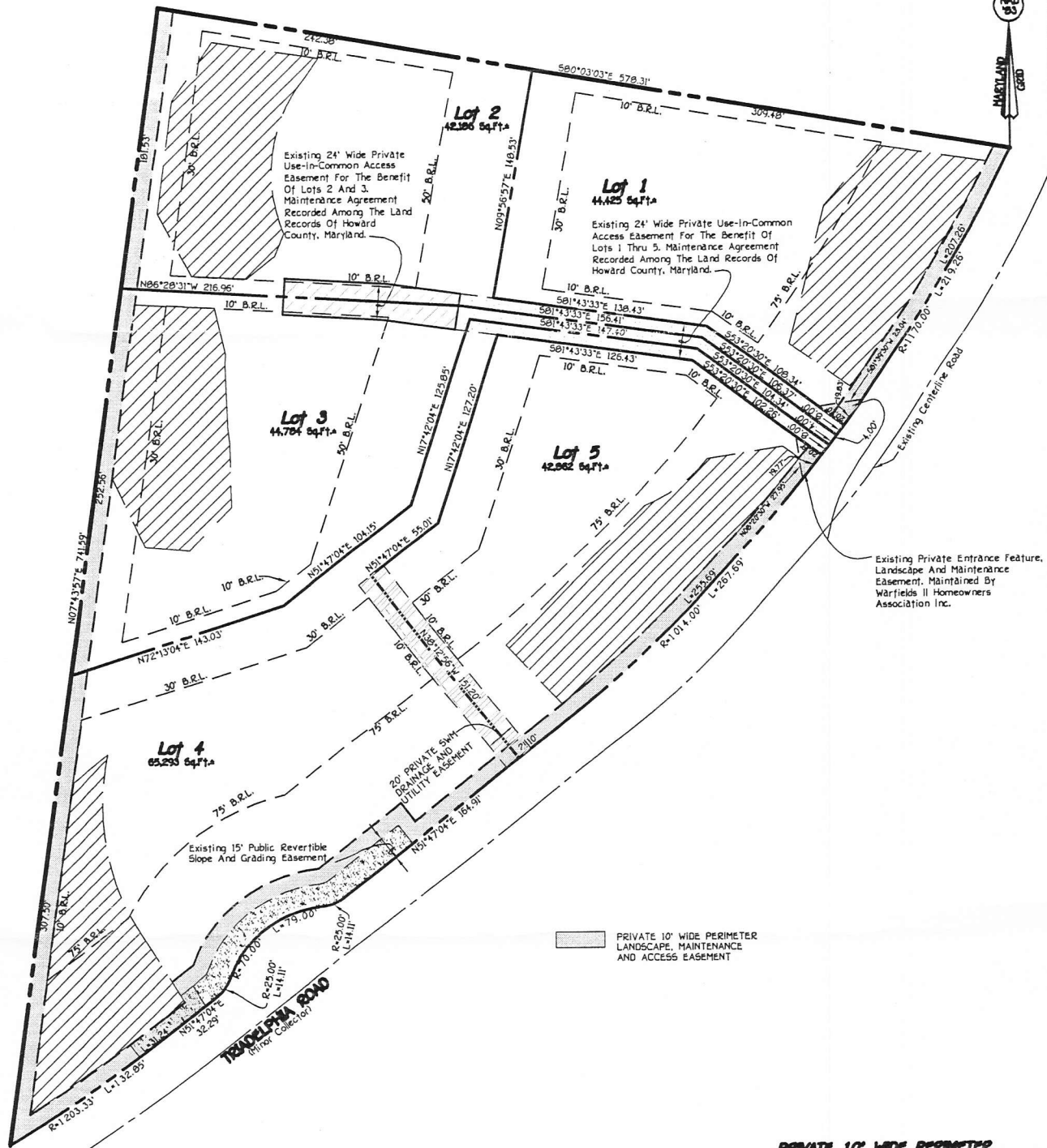
~~My Commission Expires: _____~~

THIS INSTRUMENT was prepared by an attorney qualified to practice before the Maryland Court of Appeals.

Ronald L. Spahn

Warfields II, Section 1, Lots 15, Private Perimeter Landscape Maintenance Easement

K:\Drawings\3\30310 Warfield Homestead\DWG\30310 Lots 1 Thru 5 Sec 1 Exhibit.dwg, 2/3/2009 3:20:50 PM, tony, 1:100



PRIVATE 10' WIDE PERIMETER LANDSCAPE, MAINTENANCE AND ACCESS EASEMENT

Existing Private Entrance Feature, Landscape And Maintenance Easement, Maintained By Warfields II Homeowners Association Inc.

FISHER, COLLINS & CARTER, INC.
 CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
 CENTENNIAL SQUARE OFFICE PARK - 10272 BALTIMORE NATIONAL PIKE
 ELLICOTT CITY, MARYLAND 21042
 (410) 461 - 2855

PRIVATE 10' WIDE PERIMETER LANDSCAPE, MAINTENANCE AND ACCESS EASEMENT
THE WARFIELDS II
 SECTION ONE
 LOTS 1 THRU 5
 Zoned RC-DEO

Tax Map 21 Parcel 95 Grid 23
 Fourth Election District
 Howard County, Maryland
 SCALE 1"=400'
 Date February 3, 2009

Return to:
Ronald L. Spahn, Esq.
5401 Twin Knolls Road, Suite 7
Columbia, MD 21045

**PRIVATE PERIMETER LANDSCAPE,
MAINTENANCE AND ACCESS EASEMENT**

THIS PRIVATE PERIMETER LANDSCAPE MAINTENANCE AND ACCESS
EASEMENT is made this 21st day of May, 2009, by **KENNARD WARFIELD, JR. and
MARY ELLEN WARFIELD**, husband and wife, residents of the State of Maryland (hereinafter
referred to collectively as "Owners").

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20
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WHEREAS, **Kennard Warfield, Jr. and Mary Ellen Warfield** own Lot 62 of The
Warfields II, Section Two, recorded in plat books 20247 thru 20254 (hereinafter referred to as
the "Property"); and

WHEREAS, **Ten Oaks Properties, Inc.** is the developer of the Property (hereinafter
referred to as the "Developer"); and

WHEREAS, **The Warfields II Homeowners Association, Inc.** joins in as it is
designated as the Homeowners Association for the Property, and

WHEREAS, the Owners wish to establish a private ten foot (10') +/- wide private
perimeter landscape, maintenance and access easement substantially around the aforesaid
Property pursuant to the attached plat.

WHEREFORE, for good and valuable consideration, the sufficiency of which is hereby
acknowledged, the parties agree as follows:

1. That a private ten foot (10') +/- wide private perimeter landscape, maintenance
and access easement is established pursuant to the attached plat of Fisher, Collins and Carter, Inc.
dated March 20, 2009.

2. That Owners and/or Developer shall build a 2-panel fence within the aforesaid easement and/or landscape the easement area.
3. That The Warfields II Homeowners Association, Inc., or its successors and/or assigns, shall be responsible for the care, maintenance, repair and replacement of the aforesaid easement, including the fences on the easement, and any landscaping provided by Owners/Developer, and is made a part hereof for the purpose of agreeing to this responsibility, as such shall have access to the easement area.
4. That all construction of the aforesaid fence shall be done in conformity with the building code of Howard County then in existence at the time of the erection.
5. That the fence and landscaping shall become part of the land and may not be removed or changed without the permission of the then owners of the lots which the fence touches and The Warfields II Homeowners Association, Inc.
6. That no other fence can be built in the private ten foot (10') +/- wide private perimeter landscape, maintenance and access easement or within twenty feet (20') of the fence.
7. That The Warfields II Homeowners Association, Inc. shall have the right to take all legal action necessary to collect on any damages created by the owners of the lots which touch on the aforesaid easement or by any third parties who changes or causes damages to the aforesaid easement and/or the fence.
8. That no special assessment shall be assessed, however, against the aforesaid Lot 62 in reference to the care, maintenance, repair and replacement of the fence.
9. That in the event The Warfields II Homeowners Association, Inc. has to sue or enter into arbitration with any lot owner, then and in that event, if it is successful, The Warfields

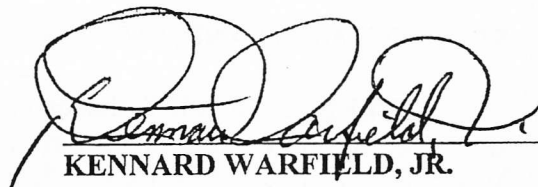
II Homeowners Association, Inc. shall be entitled to all costs of litigation, including expert fees, attorney fees and any other appropriate expense.

10. This easement is perpetual and shall run with the land, and is binding upon the parties, their heirs, successors and assigns, as their interests may appear.

AS WITNESS the hands and seals of the parties hereto the day and year first above written.

WITNESS:

Susan Cernib

 (SEAL)
KENNARD WARFIELD, JR.

Susan Cernib


 (SEAL)
MARY ELLEN WARFIELD

("Owners")

ATTEST:

Susan Cernib

TEN OAKS PROPERTIES, INC., a Maryland corporation

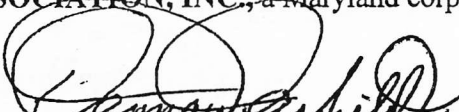
By:  (SEAL)
Kennard Warfield, Jr., President

("Developer")

ATTEST:

Susan Cernib

THE WARFIELDS HOMEOWNERS ASSOCIATION, INC., a Maryland corporation

By:  (SEAL)
Kennard Warfield, Jr., President

STATE OF MARYLAND, CITY/COUNTY OF Howard, to wit:

I HEREBY CERTIFY, That on this 21st day of May, 2009, before me, the subscriber, a Notary Public of State aforesaid, personally appeared **KENNARD**

WARFIELD, JR., known to me (or satisfactorily proven) to be the person whose name is subscribed to the within instrument, and acknowledged the forgoing to be his act, and in my presence signed and sealed the same.



IN WITNESS WHEREOF, I hereunto set my hand and official seal

Susan Cernik
Notary Public SUSAN CERNIK

My Commission Expires: 11/12/12

STATE OF MARYLAND, CITY/COUNTY OF Howard, to wit:

I HEREBY CERTIFY, that on this 21st day of MAY, 2009, before me, the subscriber, a Notary Public of State aforesaid, personally appeared **MARY ELLEN WARFIELD**, known to me (or satisfactorily proven) to be the person whose name is subscribed to the within instrument, and acknowledged the forgoing to be her act, and in my presence signed and sealed the same.



IN WITNESS WHEREOF, I hereunto set my hand and official seal

Susan Cernik
Notary Public SUSAN CERNIK

My Commission Expires: 11/12/12

STATE OF MARYLAND, CITY/COUNTY OF Howard, to wit:

I HEREBY CERTIFY that on this 21st day of MAY, 2009, before me, the subscriber, a Notary Public of the State and County aforesaid, personally appeared **Kennard Warfield, Jr.**, who acknowledged himself to be the President of **Ten Oaks Properties, Inc.**, and that he, as such, being authorized so to do, executed the foregoing instrument for the purposes therein stated.



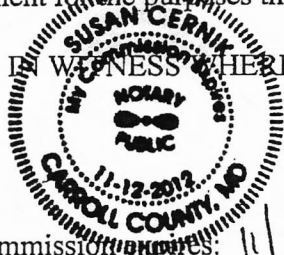
IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Susan Cernik
Notary Public SUSAN CERNIK

My commission expires: 11/12/12

STATE OF MARYLAND, CITY/COUNTY OF Howard, to wit:

I HEREBY CERTIFY that on this 21st day of MAY, 2009, before me, the subscriber, a Notary Public of the State and County aforesaid, personally appeared **Kennard Warfield, Jr.**, who acknowledged himself to be the President of **The Warfields Homeowners Association, Inc.**, and that he, as such, being authorized so to do, executed the foregoing instrument for the purposes therein stated.



IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Susan Cernik
Notary Public Susan Cernik

My commission expires: 11/12/12

THIS INSTRUMENT was prepared by an attorney qualified to practice before the Maryland Court of Appeals.

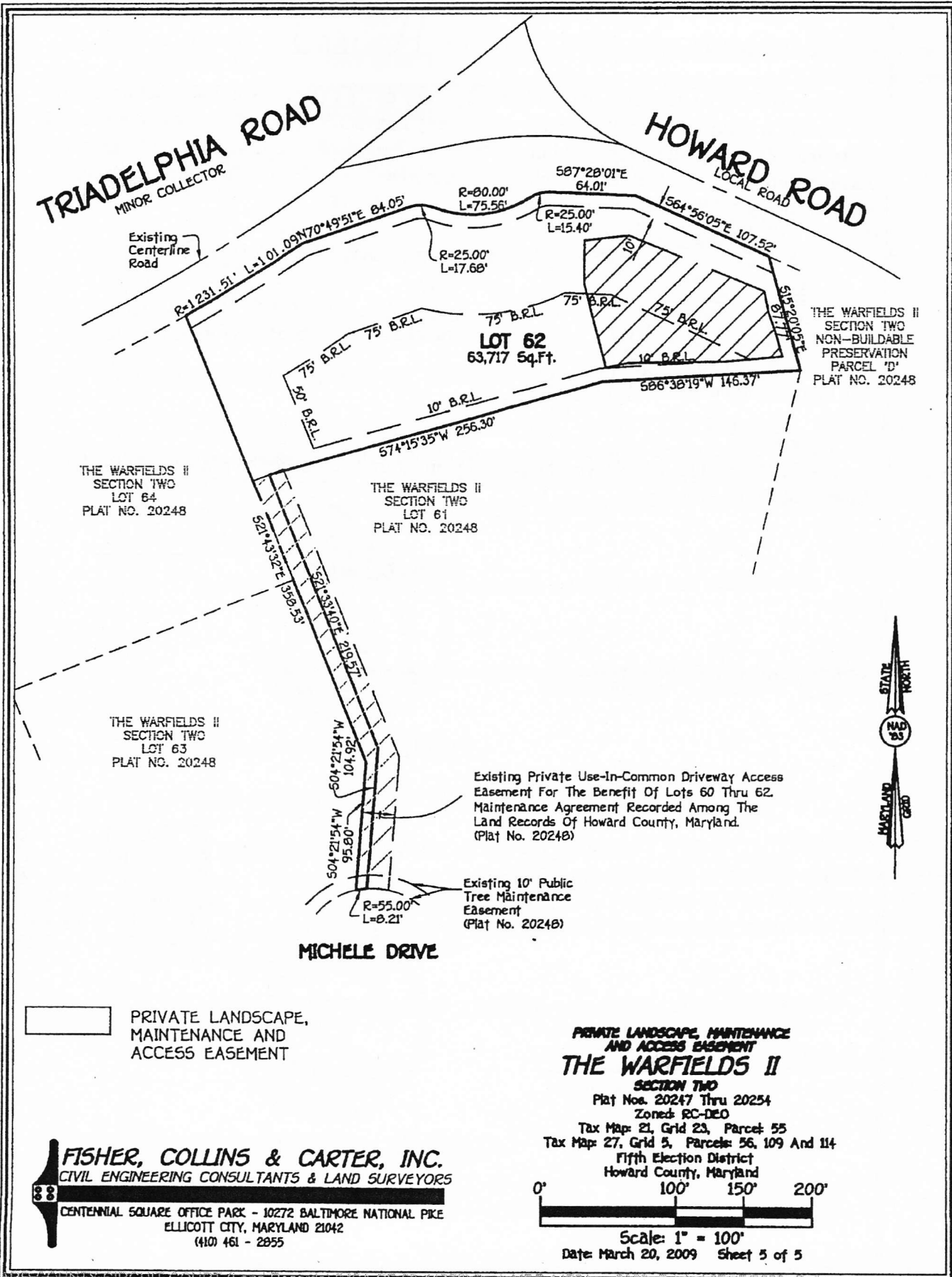
[Signature]
Ronald L. Spahn

Warfields II, Section 2, Lot 62, Private Perimeter Landscape Maintenance Easement

THE FIDELITY	\$	20.00
RECORDING FEE		20.00
TOTAL		40.00
Res# CH06	Ref#	48644
MDR SLC	Blk	466
Jun 03, 2009		08:21 am

TRIADELPHIA ROAD
MINOR COLLECTOR

HOWARD ROAD
LOCAL ROAD



THE WARFIELDS II SECTION TWO LOT 64 PLAT NO. 20248

THE WARFIELDS II SECTION TWO LOT 61 PLAT NO. 20248

THE WARFIELDS II SECTION TWO NON-BUILDABLE PRESERVATION PARCEL 'D' PLAT NO. 20248

THE WARFIELDS II SECTION TWO LOT 63 PLAT NO. 20248

Existing Private Use-In-Common Driveway Access Easement For The Benefit Of Lots 60 Thru 62. Maintenance Agreement Recorded Among The Land Records Of Howard County, Maryland. (Plat No. 20248)

Existing 10' Public Tree Maintenance Easement (Plat No. 20248)

PRIVATE LANDSCAPE, MAINTENANCE AND ACCESS EASEMENT

PRIVATE LANDSCAPE, MAINTENANCE AND ACCESS EASEMENT
THE WARFIELDS II

SECTION TWO
Plat Nos. 20247 Thru 20254
Zoned: RC-DEO

Tax Map: 21, Grid 23, Parcel: 55
Tax Map: 27, Grid 5, Parcels: 56, 109 And 114
Fifth Election District
Howard County, Maryland



Scale: 1" = 100'
Date: March 20, 2009 Sheet 5 of 5

FISHER, COLLINS & CARTER, INC.
CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
CENTENNIAL SQUARE OFFICE PARK - 10272 BALTIMORE NATIONAL PIKE
ELLCOTT CITY, MARYLAND 21042
(410) 461 - 2855



K:\Drawings\3\30310 Warfield Homestead\Exhibits\Fence Exhibit\30310 Lot 62.dwg, 4/10/2009 9:41:56 AM, tony, 1:100

06/10/2009

184

Return to:
Ronald L. Spahn, Esq.
5401 Twin Knolls Road, Suite 7
Columbia, MD 21045

**PRIVATE PERIMETER LANDSCAPE,
MAINTENANCE AND ACCESS EASEMENT**

THIS PRIVATE PERIMETER LANDSCAPE MAINTENANCE AND ACCESS
EASEMENT is made this 21st day of May, 2009, by **KENNARD WARFIELD, JR. and
MARY ELLEN WARFIELD**, husband and wife, residents of the State of Maryland (hereinafter
referred to collectively as "Owners").

20
10
50

WHEREAS, **Kennard Warfield, Jr. and Mary Ellen Warfield** own Lots 64 and 66 of
The Warfields II, Section Two, recorded in plat books 20247 thru 20254 (hereinafter referred to
as the "Property"); and

WHEREAS, **Ten Oaks Properties, Inc.** is the developer of the Property (hereinafter
referred to as the "Developer"); and

WHEREAS, **The Warfields II Homeowners Association, Inc.** joins in as it is
designated as the Homeowners Association for the Property, and

WHEREAS, the Owners wish to establish a private ten foot (10') +/- wide private
perimeter landscape, maintenance and access easement substantially around the aforesaid
Property pursuant to the attached plat.

WHEREFORE, for good and valuable consideration, the sufficiency of which is hereby
acknowledged, the parties agree as follows:

1. That a private ten foot (10') +/- wide private perimeter landscape, maintenance
and access easement is established pursuant to the attached plat of Fisher, Collins and Carter, Inc.
dated March 20, 2009.

2. That Owners and/or Developer shall build a 2-panel fence within the aforesaid easement and/or landscape the easement area.

3. That The Warfields II Homeowners Association, Inc., or its successors and/or assigns, shall be responsible for the care, maintenance, repair and replacement of the aforesaid easement, including the fences on the easement, and any landscaping provided by Owners/Developer, and is made a part hereof for the purpose of agreeing to this responsibility, as such shall have access to the easement area.

4. That all construction of the aforesaid fence shall be done in conformity with the building code of Howard County then in existence at the time of the erection.

5. That the fence and landscaping shall become part of the land and may not be removed or changed without the permission of the then owners of the lots which the fence touches and The Warfields II Homeowners Association, Inc.

6. That no other fence can be built in the private ten foot (10') +/- wide private perimeter landscape, maintenance and access easement or within twenty feet (20') of the fence.

7. That The Warfields II Homeowners Association, Inc. shall have the right to take all legal action necessary to collect on any damages created by the owners of the lots which touch on the aforesaid easement or by any third parties who changes or causes damages to the aforesaid easement and/or the fence.

8. That no special assessment shall be assessed, however, against the aforesaid Lots 64 and 66 in reference to the care, maintenance, repair and replacement of the fence.

9. That in the event there is a conflict between any of the owners of the aforesaid Lots 64 and 66, then the controversy shall be submitted to binding arbitration with a single

arbitrator under the rules of the American Arbitration Association, or its successor, or a third party arbitrator chosen by mutual consent of the parties but only one arbitrator.

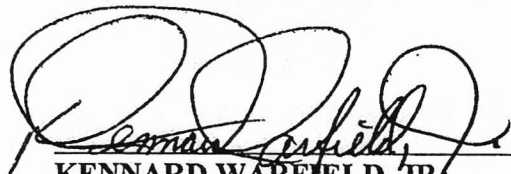
10. That in the event The Warfields II Homeowners Association, Inc. has to sue or enter into arbitration with any lot owner of Lots 64 and 66, then and in that event, if it is successful, The Warfields II Homeowners Association, Inc. shall be entitled to all costs of litigation, including expert fees, attorney fees and any other appropriate expense.

11. This easement is perpetual and shall run with the land, and is binding upon the parties, their heirs, successors and assigns, as their interests may appear.


AS WITNESS the hands and seals of the parties hereto the day and year first above written.

WITNESS:

Susan Cernib

 (SEAL)
KENNARD WARFIELD, JR.

Susan Cernib

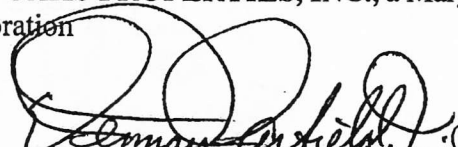
 (SEAL)
MARY ELLEN WARFIELD

("Owners")

ATTEST:

Susan Cernib

/ TEN OAKS PROPERTIES, INC., a Maryland corporation

By:  (SEAL)
Kennard Warfield, Jr., President

("Developer")

ATTEST:

THE WARFIELDS HOMEOWNERS ASSOCIATION, INC., a Maryland corporation

Susan Cernik

By: [Signature] (SEAL)
Kennard Warfield, Jr., President

STATE OF MARYLAND, CITY/COUNTY OF Howard, to wit:

I HEREBY CERTIFY, That on this 21st day of May, 2009, before me, the subscriber, a Notary Public of State aforesaid, personally appeared **KENNARD WARFIELD, JR.**, known to me (or satisfactorily proven) to be the person whose name is subscribed to the within instrument, and acknowledged the forgoing to be his act, and in my presence signed and sealed the same.

IN WITNESS WHEREOF, I hereunto set my hand and official seal



Susan Cernik
Notary Public SUSAN CERNIK

My Commission Expires: 11/12/12

STATE OF MARYLAND, CITY/COUNTY OF Howard, to wit:

I HEREBY CERTIFY, that on this 21st day of MAY, 2009, before me, the subscriber, a Notary Public of State aforesaid, personally appeared **MARY ELLEN WARFIELD**, known to me (or satisfactorily proven) to be the person whose name is subscribed to the within instrument, and acknowledged the forgoing to be her act, and in my presence signed and sealed the same.

IN WITNESS WHEREOF, I hereunto set my hand and official seal



Susan Cernik
Notary Public SUSAN CERNIK

My Commission Expires: 11/12/12

STATE OF MARYLAND, CITY/COUNTY OF Howard, to wit:

I HEREBY CERTIFY that on this 21st day of MAY, 2009, before me, the subscriber, a Notary Public of the State and County aforesaid, personally appeared **Kennard Warfield, Jr.**, who acknowledged himself to be the President of **Ten Oaks Properties, Inc.**, and that he, as such, being authorized so to do, executed the foregoing instrument for the purposes therein stated.



IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Susan Cernik
Notary Public SUSAN Cernik

My commission expires: 11/12/12

STATE OF MARYLAND, CITY/COUNTY OF Howard, to wit:

I HEREBY CERTIFY that on this 21st day of MAY, 2009, before me, the subscriber, a Notary Public of the State and County aforesaid, personally appeared **Kennard Warfield, Jr.**, who acknowledged himself to be the President of **The Warfields Homeowners Association, Inc.** and that he, as such, being authorized so to do, executed the foregoing instrument for the purposes therein stated.



IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Susan Cernik
Notary Public SUSAN Cernik

My commission expires: 11/12/12

THIS INSTRUMENT was prepared by an attorney qualified to practice before the Maryland Court of Appeals.

Ronald L. Spahn
Ronald L. Spahn

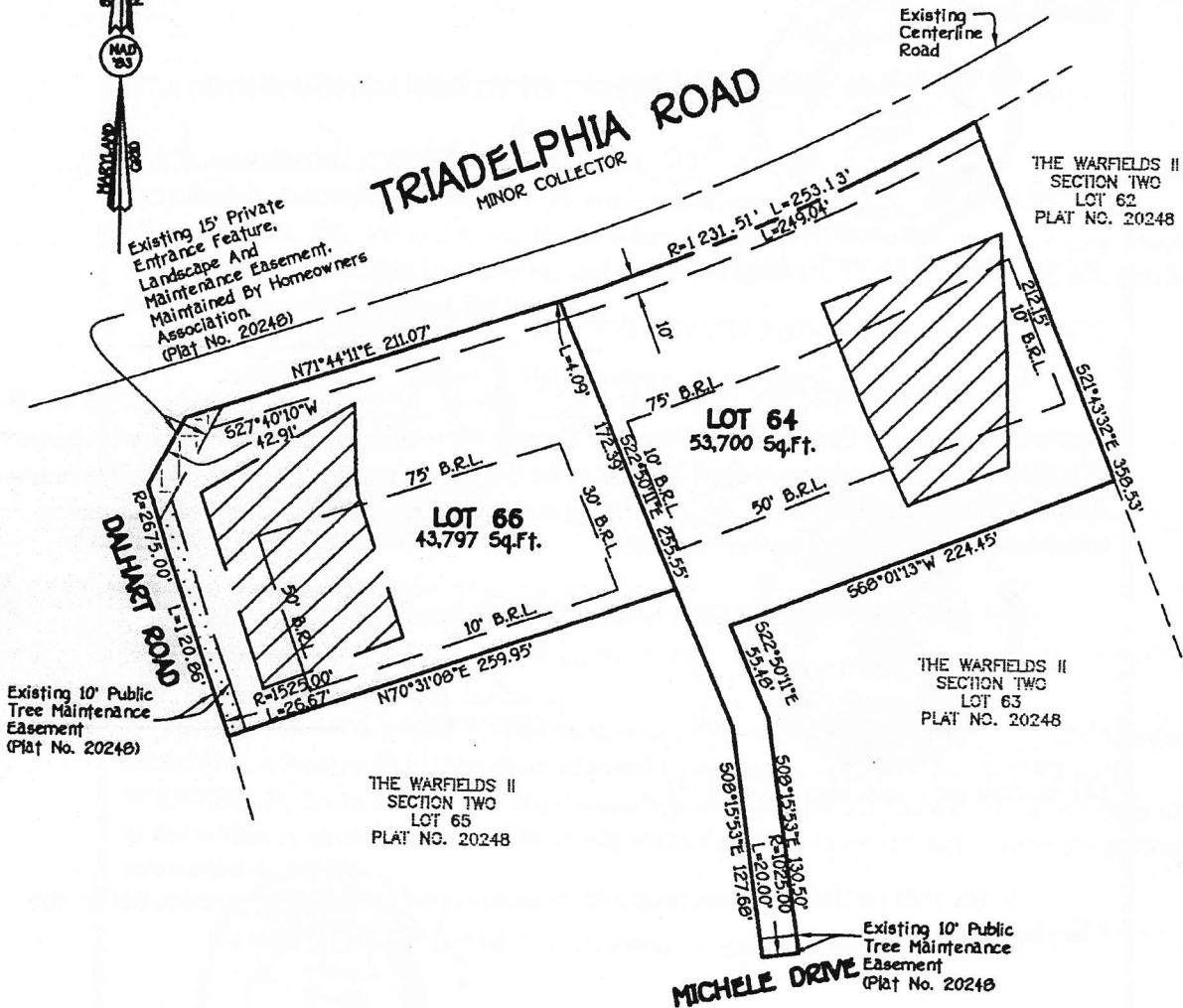
Warfields II, Section 2, Lots 64 & 66, Private Perimeter Landscape Maintenance Easement

IMP FID SURE \$	20.00
RECORDING FEE	20.00
TOTAL	40.00
Rest CHRG	Rcpt # 48644
MDR SLC	Blk # 467
Jun 03, 2009	08:22 am



TRIADELPHIA ROAD

MINOR COLLECTOR



Existing 15' Private Entrance Feature, Landscape And Maintenance Easement, Maintained By Homeowners Association. (Plat No. 20248)

THE WARFIELDS II SECTION TWO LOT 62 PLAT NO. 20248

Existing 10' Public Tree Maintenance Easement (Plat No. 20248)

THE WARFIELDS II SECTION TWO LOT 65 PLAT NO. 20248

THE WARFIELDS II SECTION TWO LOT 63 PLAT NO. 20248

Existing 10' Public Tree Maintenance Easement (Plat No. 20248)

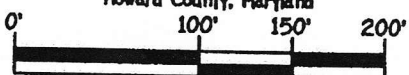
PRIVATE LANDSCAPE, MAINTENANCE AND ACCESS EASEMENT

PRIVATE LANDSCAPE, MAINTENANCE AND ACCESS EASEMENT

THE WARFIELDS II

SECTION TWO
Plat Nos. 20247 Thru 20254
Zoned: RC-DEO
Tax Map: 21, Grid 23, Parcel 55
Tax Map: 27, Grid 5, Parcels 56, 109 And 114
Fifth Election District
Howard County, Maryland

FISHER, COLLINS & CARTER, INC.
CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
CENTENNIAL SQUARE OFFICE PARK - 10272 BALTIMORE NATIONAL PIKE
ELLCOTT CITY, MARYLAND 21042
(410) 461 - 2955



Scale: 1" = 100'
Date: March 20, 2009 Sheet 4 of 5

K:\Drawings 3\30310 Warfield Homestead\Exhibits\Fence Exhibit\30310 Lots 64 And 66.dwg, 4/10/2009 9:35:47 AM, tony, 1:100