

P.B. 41 P. 148



SCALE: 1" = 30'

# BROCKTON DRIVE

50' WIDE R/W

A=80.08' R=2025.00'

GRAVEL DRIVE

COVERED CONG. PORCH

#3285  
2 STORY  
BRICK & FRAME

LOT 2 PLAT ONE  
SECTION ONE, FIELD  
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**LOT 3**  
12,159 S.F.±  
0.279 Acres±

30' B.R.L.

LOT 4  
N 19°29'45" W 150.54'

S 19°29'45" E 154.04'

### NOTES:

THIS PLAT IS FOR TITLE PURPOSES ONLY; IT IS NOT TO BE USED FOR PLACING FENCES OR DETERMINING PROPERTY LINES.

A TITLE REPORT WAS NOT FURNISHED.

● = PROPERTY MARKER FOUND.

A 6 FT. WIDE DRAINAGE & UTILITY EASEMENT IS RESERVED ALONG ALL LOT LINES.

### FLOOD NOTE:

THE PROPERTY SHOWN HEREON IS LOCATED IN FLOOD ZONE "C" AS SHOWN ON COMMUNITY-PANEL No. 240027 0175 B OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY'S FLOOD INSURANCE RATE MAP FOR FREDERICK COUNTY, MARYLAND, DATED 8-8-1980. FLOOD ZONE "C" IS DESIGNATED AS AN AREA OF MINIMAL FLOODING.

4.5' BOARD FENCE

LOCATION PLAT

### SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT TO THE BEST OF MY PROFESSIONAL KNOWLEDGE AND BELIEF THE IMPROVEMENTS SHOWN HEREON ARE THE RESULT OF ACTUAL FIELD MEASUREMENTS, AND THAT UNLESS OTHERWISE SHOWN, THEY DO NOT ENCROACH.



DATE 1-16-92 DANIEL T. CAYWOOD, REGISTERED PROPERTY LINE SURVEYOR MD No. 406

### REFERENCE

P.B. 41  
P. 148  
L.

F.  
DATE IN FIELD  
01/13/92

DRAWN BY  
R.E.M.  
01/15/92  
CHECKED BY  
D.T.C.  
01/16/92

**LOT 3**  
**SECTION ONE**  
**PLAT TWO**  
**COPPERFIELD**

JEFFERSON ELECTION DISTRICT No. 14  
FREDERICK COUNTY, MARYLAND  
JAN., 1992 SCALE: 1" = 30'

**MADDOX**  
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