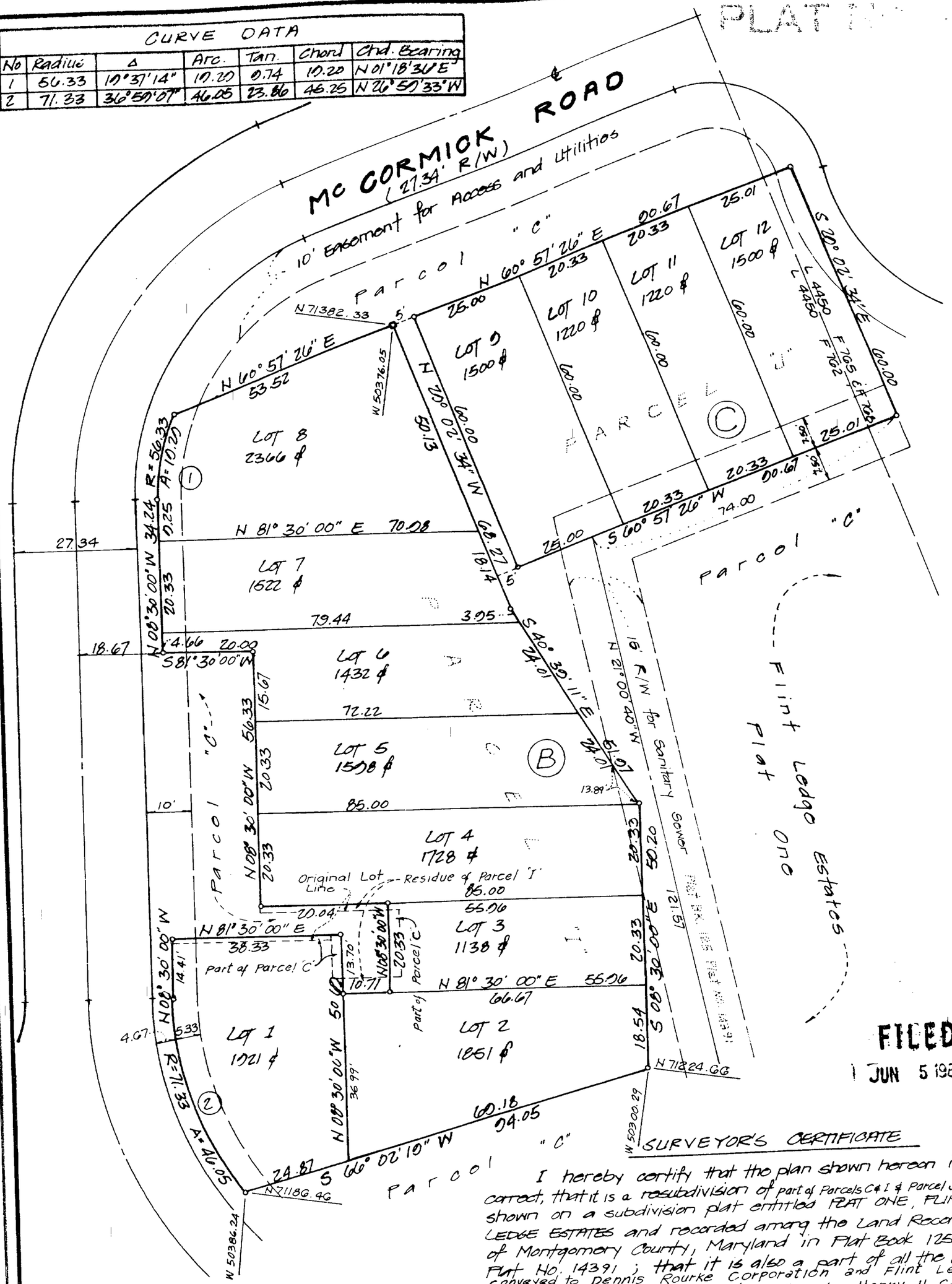
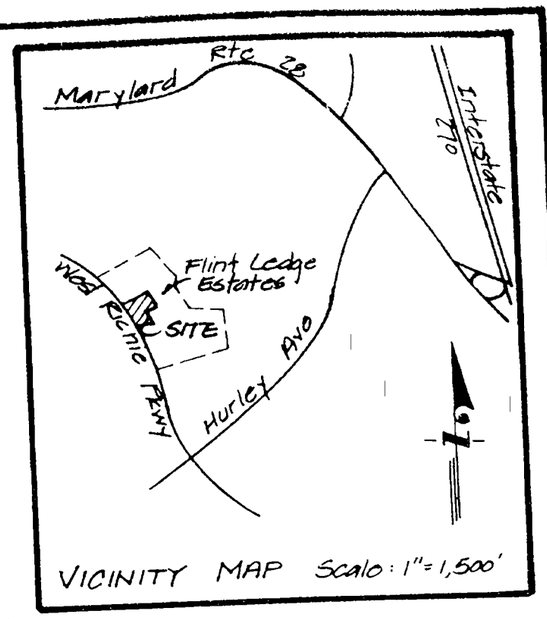
CURVE DATA						
No	Radius	Δ	Arc.	Tan.	Chord	Chd. Bearing
1	56.33	10°31'14"	10.20	0.74	10.20	N 01°18'30" E
2	71.33	36°50'07"	46.05	23.86	45.25	N 26°50'33" W





OWNERS DEDICATION

We, Dennis Rourke Corporation & Flint Ledge Estates Community Association, Inc. owners of the property shown and described hereon hereby adopt this plan of subdivision and establish the minimum building restriction lines. The ten (10) foot wide "Easement for Access and Public Utilities" is hereby granted to the City of Rockville, The Potomac Electric Power Company, the Chesapeake and Potomac Telephone Company for the installation, maintenance and operation of public sidewalks and utility lines, traffic control signs, street lights, fire hydrants, street maintenance and storm drainage with the terms and provisions of said grant being those set forth in a document entitled "Declaration of Terms and Provisions of Public Utility Easements", as recorded at Liber 3834, Folio 457 of the Montgomery County Land Records, a public utility easement, subject to all current and applicable regulations of all Federal, State and Local governing agencies. An easement for the installation, maintenance and operation of Public Water Mains and Sanitary Sewer Lines has been granted to the City of Rockville in, a previous subdivision plat and Recorded in Plat Book 125 at Plat No. 14391 among the Land Records of Montgomery Co. Md.

There are no suits of action, leases liens or trusts on the property included in this plan of subdivision other than those whose partities in interest there to have below indicated their assent.

DENNIS ROURKE CORPORATION

2/24/84
Date

Dennis Rourke, President

Christy E. Rourke
Attest: Christy E. Rourke, Secretary

Flint Ledge Estates Comm. Assoc. Inc. Owner of Parcel C — 2/24/84 Date

William M. Canby (Trustee) — 2-29-84 Date

Robert L. Burchett (Trustee) — 2-29-84 Date

LOTS 1 THRU 8 BLOCK B and LOTS 9 THRU 12 BLOCK C
A RESUBDIVISION OF
PART OF PARCELS C & I & PARCEL J

FLINT LEDGE ESTATES

City of Rockville
4th Election District
Montgomery County, Maryland
Scale: 1"=20' Dec. 1983

I. P. D. S. Ltd.
The Interprofessional Planning & Design Studio
802 Sligo Avenue
Silver Spring, Md. 20910
585-5676

FILED
1 JUN 5 1985

SURVEYOR'S CERTIFICATE

I hereby certify that the plan shown hereon is correct, that it is a resubdivision of part of Parcels C & I & Parcel J as shown on a subdivision plat entitled PLAT ONE, FLINT LEDGE ESTATES and recorded among the Land Records of Montgomery County, Maryland in Plat Book 125 at Plat No. 14391; that it is also a part of all the lands conveyed to Dennis Rourke Corporation and Flint Ledge Estates Community Association, Inc. by Henry H. Carter et al by deeds dated July 22, 1983 and recorded among the aforesaid Land Records in Liber 6148 at Folio 650 & Liber 6149 at Folio 20

Iron pipes marked thus ∘ and monuments marked thus □ are in place as shown.

The total area included in this plan of subdivision is 18,096 square feet or 0.4361 Acres.

Dec. 15, 1983
Date

John A. Kephart
John A. Kephart P.L.S.
Md. Reg. No. 10105

AREA TABULATION

LOTS 1 THRU 8 ----	13,556 ¢	0.3112 Ac.
LOTS 9 THRU 12 ----	5,440 ¢	0.1249 Ac.
Total	18,996 ¢	0.4361 Ac

Approved:
City of Rockville Planning Commission
Date FEB. 8, 1984
Without Committment to installation of Sewer, Water or Streets

Chairman — City Manager

Recorded _____
Plat Book _____
Plat No. _____

MARYLAND STATE ARCHIVES