

Contract No. 44-1323-D

123

THIS DEED OF EASEMENT AND AGREEMENT made this 23rd day of January, in the year Nineteen Hundred and Eighty-Nine, between THE PRUDENTIAL INVESTMENTS COMPANY, a Maryland General Partnership, hereinafter, "Grantor"; and HOWARD COUNTY, MARYLAND, a body corporate and politic, hereinafter, "Grantee".

WHEREAS, the Grantee desires to construct and maintain municipal utilities and services, in, across, and through the land hereinafter described, and the Grantor is willing to grant such rights to the Grantee.

NOW, THEREFORE, in consideration of the premises and the sum of Five Dollars (\$5.00), the receipt of which is hereby acknowledged, the said Grantor hereby grants and conveys unto Howard County, Maryland, a body corporate and politic, its successors and assigns, the perpetual right to lay, construct and maintain water main and other municipal utilities, appurtenances and services, in, across, and through the land of the Grantor, situate in Howard County, State of Maryland, said municipal utilities and services to be laid in the right-of-way which is described as follows:

SITUATE in the Second Election District of Howard County.

SEE Exhibit "A" attached hereto and incorporated herein by reference.

#425240 C184 P01 113:41

SEE Plat No. 44-1323-D, marked as Exhibit "B" which is attached hereto and incorporated herein by reference.

02-01/89

AND the Grantor does hereby agree that Howard County, Maryland, its successors and assigns, shall have the right and privilege of entering upon the aforesaid land, whenever it may be necessary to make openings and excavations, and to lay, construct and maintain said municipal utilities and appurtenances, provided; however, that the ground shall be restored and left in good condition; and it is further agreed that no buildings or structures of any kind shall be erected in, on or over the said right-of-way by any of the parties hereto, their heirs, personal representatives, successors and assigns.

PAID TO CLERK
HOWARD COUNTY

B. J. Swann
1/30/89

Attest:
Clerk
Carol Hancock
REC

By *Carol Hancock* Date 1/31/89 *ARW*

PURDUM AND JESCHKE
CONSULTING ENGINEERS
1029 NORTH CALVERT STREET
BALTIMORE, MARYLAND 21202

CONTRACT NO. 44-1323-D
PLAT NO.

DESCRIPTION OF A RIGHT-OF-WAY FOR A
WATER MAIN AND APPURTENANCES
THE PRUDENTIAL INVESTMENT COMPANY
TO
HOWARD COUNTY, MARYLAND

BEING two (2) strips or parcels of land of variable width hereinafter described in, through, over, and across those properties of the parties of the first part acquired from Normandy Venture Limited Partnership by deed dated November 8, 1984 and recorded among the Land Records of Howard County, Maryland in Liber 1300 at Folio 735 and from Woodbrier Enterprises, Inc., by deed dated November 8, 1984 and recorded among the Land Records, aforesaid, in Liber 1300 at Folio 739 and from Woodberry Corporation, by deed dated November 8, 1984 and recorded, as aforesaid, in Liber 1300 at Folio 744.

FIRST PARCEL

BEGINNING for the same at a point on the east side of Rogers Avenue (40 feet wide) as laid out and now existing said point being on and distant 217.25 feet from the end of the Tenth (10) or North 03° 33' 54" East 636.58 feet line of the herein abovementioned deed recorded among the Land Records of Howard County, Maryland in Liber 1300 at Folio 739 and running thence binding along said east side of Rogers Avenue and along a part of the aforesaid Tenth line, as now surveyed, referring to the true meridian.

North 03° 33' 54" East 20.17 feet to a point thereon, thence leaving said outlines and running within the property of the party of the first part the eight (8) following courses and distances, as now surveyed, referring to the true meridian.

- (1) 106.54 feet along the arc of a curve to the right having a radius of 275.00 feet and a long chord bearing South 68° 21' 20" East 103.91 feet
- (2) South 57° 27' 55" East 19.86 feet
- (3) 42.40 feet along the arc of a curve to the left having a radius of 265.00 feet and a long chord bearing South 62° 02' 56" East 42.35 feet
- (4) North 23° 22' 03" East 10.00 feet
- (5) South 68° 42' 56" East 18.54 feet
- (6) South 19° 12' 02" West 10.00 feet

EXHIBIT "A"

HOWARD COUNTY CIRCUIT COURT (Land Records) CMP 1950, p. 0622, MSA_CE53_1936. Date available 12/17/2003. Printed 07/16/2020.

DESCRIPTION OF A RIGHT-OF-WAY FOR A
 WATER MAIN AND APPURTENANCES
 THE PRUDENTIAL INVESTMENT COMPANY
 TO
 HOWARD COUNTY, MARYLAND

CONTRACT NO. 44-1323-D
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(7) 43.95 feet along the arc of a curve to the left having a radius of 265.00 feet and a long chord bearing South 75° 33' 04" East 43.90 feet and

(8) North 07° 32' 05" East 190.45 feet to a point on and distant 44.38 feet from the beginning of the thirteenth line of the aforementioned deed recorded in Liber 1300 at Folio 739 said point being on and distant 44.38 feet from the end of the eleventh line of the aforementioned deed recorded in Liber 1300 at Folio 744 thence continuing within the property of the party of the first part the ten (10) following courses and distances, as now surveyed, referring to the true meridian

- (1) North 07° 32' 05" East 12.85 feet
- (2) South 82° 27' 55" East 40.00 feet
- (3) North 07° 32' 05" East 20.00 feet
- (4) South 82° 27' 55" East 20.00 feet
- (5) South 07° 32' 05" West 20.00 feet
- (6) South 82° 27' 55" East 22.84 feet
- (7) North 53° 23' 39" East 78.30 feet
- (8) South 36° 36' 21" East 20.00 feet
- (9) South 53° 23' 39" West 52.00 feet, and

(10) South 36° 36' 21" East 115.51 feet to a point on and distant 15.95 feet from the end of the ninth line of the aforementioned deed recorded in Liber 1300 at Folio 744 said point being on and distant 15.95 feet from the beginning of the sixth line of the aforementioned deed recorded in Liber 1300 at Folio 735 thence continuing within the property of the party of the first part, as now surveyed referring to the true meridian.

South 36° 36' 21" East 260.74 feet to a point on the Eighth or North 53° 39' 50" East 50.51 feet line of Part 1 of a right-of-way for a sewer, a water main, fire hydrants and appurtenances, which was granted and conveyed to Howard County Metropolitan Commission by deed dated January 26, 1968 and recorded among the Land Records aforesaid in Liber W.H.H. 482 at Folio 284 and running thence reversely with a part of said Eighth line, to the

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beginning thereof, as now surveyed, referring to the true meridian.

South 53° 23' 39" West 10.30 feet to a point at the end of the Seventh or North 26° 20' 10" West 10.00 feet line of the herein abovementioned right-of-way recorded among the Land Records aforesaid in Liber W.H.H. 482 at Folio 284 thence leaving said right-of-way outline and running within the property of the party of the first part, as now surveyed, referring to the true meridian.

South 79° 16' 47" West 6.28 feet to a point on and distant 258.00 feet from the end of the fifth line of the aforementioned deed recorded in Liber 1300 at Folio 735 said point being 159.09 feet from the end of the fourteenth line of the aforementioned deed recorded in Liber 1300 at Folio 739 thence continuing within the property of the party of the first part the nine following courses and distances, as now surveyed, referring to the true meridian.

- (1) South 79° 16' 47" West 4.50 feet
- (2) North 36° 36' 21" West 371.54 feet
- (3) South 53° 23' 39" West 14.41 feet
- (4) North 82° 27' 55" West 70.95 feet
- (5) South 07° 32' 05" West 203.31 feet
- (6) North 82° 27' 55" West 20.00 feet

(7) 114.35 feet along the arc of a curve to the right having a radius of 285.00 feet and a long chord bearing North 68° 57' 40" West 113.58 feet

(8) North 57° 27' 55" West 19.86 feet, and

(9) 94.41 feet along the arc of a curve to the left having a radius of 255.00 feet and a long chord bearing North 68° 04' 19" West 93.87 feet to the point of beginning containing 20,131 square feet or 0.462 acres of land, more or less.

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 THE PRUDENTIAL INVESTMENT COMPANY
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SECOND PARCEL

BEGINNING for the same at a point at the end of the Seventh or North 36° 20' 10" West 10.00 feet line of Part 1 of a right-of-way for a sewer, a water main, fire hydrants and appurtenances, which was granted and conveyed to Howard County Metropolitan Commission by deed dated January 26, 1968 and recorded among the Land Records, aforesaid, in Liber W.H.H. 482 at Folio 284 said point being at the end of the Twenty-first line of the herein above described First Parcel and running thence reversely with the aforesaid Seventh line and a southeasterly prolongation thereof, within the property of the party of the first part as now surveyed referring to the true meridian.

South 36° 36' 21" East 15.30 feet to a point thence continuing within the property of the party of the first part as now surveyed referring to the true meridian.

South 53° 23' 39" West 5.65 feet to a point on and distant 141.05 feet from the end of the fourteenth line of the aforementioned deed recorded in Liber 1300 at Folio 739 said point being on and distant 141.05 feet from the beginning of the fifth line of the aforementioned deed recorded in Liber 1300 at Folio 735 thence continuing within the property of the party of the first part the fifteen (15) following courses and distances, as now surveyed, referring to the true meridian.

- (1) South 53° 23' 39" West 193.05 feet
- (2) South 36° 36' 21" East 5.00 feet
- (3) South 53° 23' 39" West 20.00 feet
- (4) North 36° 36' 21" West 5.00 feet
- (5) South 53° 23' 39" West 50.00 feet
- (6) North 36° 36' 21" West 35.00 feet
- (7) South 53° 23' 39" West 159.00 feet
- (8) North 36° 36' 21" West 20.00 feet
- (9) North 53° 23' 39" East 159.00 feet
- (10) North 36° 36' 21" West 215.11 feet

EXHIBIT WA

DESCRIPTION OF A RIGHT-OF-WAY FOR A
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THE PRUDENTIAL INVESTMENT COMPANY
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- (11) North 07° 32' 05" East 54.17 feet
- (12) South 82° 27' 55" East 20.00 feet
- (13) South 07° 32' 05" West 46.07 feet
- (14) South 36° 36' 21" East 242.00 feet, and
- (15) North 53° 23' 39" East 239.00 feet to a point at the end of the

Twenty-third line of the herein above described First Parcel thence
reversely with all of said Twenty-third Line as now surveyed with the
courses referred to the true meridian.

North 79° 16' 47" East 4.50 feet to a point on and distant 258.00 feet
from the end of the fifth line of the aforementioned deed recorded in Liber
1300 at Folio 735 said point being 159.09 feet from the end fourteenth
line of the aforementioned deed recorded in Liber 1300 at Folio 739 thence
continuing within the property of the party of the first part and reversely
along all of the twenty-second line of the hereinabove First Parcel as now
surveyed with the courses referred to the true meridian.

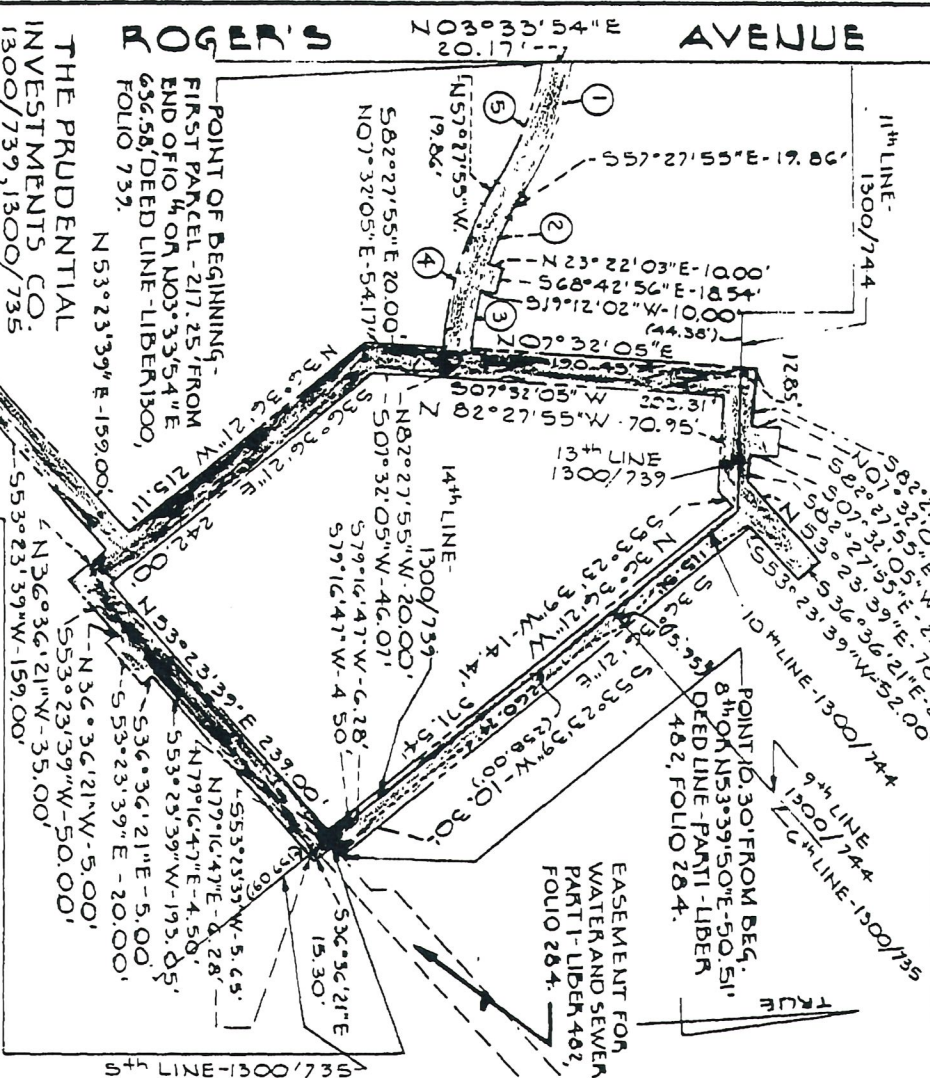
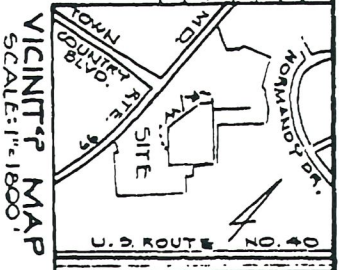
North 79° 16' 47" East 6.28 feet to the point of beginning containing
14,552 square feet or 0.334 acres of land, more or less.

See Plat attached and marked Plat No.

EXHIBIT 4A

1950 627

CURVE		DATA			
NO	RADIUS	LENGTH	DELTA	TAN. CHORD	CHD. BEARING
1	275.00'	104.54'	21°46'50"	52.91'	S68°21'20"E
2	265.00'	42.40'	07°10'02"	42.35'	S62°02'56"E
3	265.00'	43.95'	09°30'12"	22.03'	S75°33'04"E
4	285.00'	114.35'	22°59'21"	57.95'	N68°57'40"W
5	255.00'	94.41'	21°12'40"	47.75'	N68°04'19"W



THE PRUDENTIAL INVESTMENTS CO.
1300/739, 1300/735
\$1300/744
N 36°36'21"W - 20.00'

POINT OF BEGINNING
SECOND PARCEL - END OF 7th OR
N 36°20'10"W - 10.00' DEED LINE -
PART I - LIBER 482, FOLIO 284.

EXHIBIT "B"

PREPARED BY
PURDUM & JESCHKE
CONSULTING ENGINEERS &
LAND SURVEYORS
1029 N. CALVERT STREET
BALTIMORE, MARYLAND - 21202

Rev. June 28, 1985
Right Of Way: 34,683.59 Ft.; 0.796 A.C. ±

[Signature]

PLAT NO.
Cont. N^o. 44-1327 D
CAP. PROJ.
SCALE: 1" = 100'
DATE: JUNE 28, 1985

HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS
RIGHT OF WAY FOR A WATER MAIN
AND APPURTENANCES
THE PRUDENTIAL INVESTMENTS COMPANY
PROPERTY
2nd ELECTION DISTRICT

APPROVED
LAND ACQUISITION
[Signature]
BUR. OF
ENGINEERING