

Landtek Partners LLC

9841 Broken Land Parkway, Suite 110
Columbia, MD. 21046 Phone: 410-290-8099
Email: survey@landteksurvey.com Web: landteksurvey.com

Area Total					
	SqFt	Acreage		SqFt	Acreage
PARCEL A	217,807+/-	5.00 AC+/-	PARCEL F	20,000+/-	0.4591 AC+/-

NOTES:
1) Property subject to any/all rights-of-way, easements, and/or covenants of record and/or imposed by law.
2) No title report furnished.
3) 4333 St. Barnabas Road Improvement not included in Survey.



License Expires: 4/3/2024

THOMAS A. MADDOX-Professional Land Surveyor-MD. License No. 10850

LEGEND

IBF - IRON BAR FOUND	PF - PIPE FOUND	MF - MONUMENT FOUND
IBS - IRON BAR SET	PK - PK FOUND	NF - NAIL FOUND
POL - POINT ON LINE	PKS - PK SET	SF - STONE FOUND
CAP - CAPPED PIPE	R/W - RIGHT-OF-WAY	RET - RETAINING
CONC. - CONCRETE	OH - OVERHANG	G - GATE

BOUNDARY PLAT

4305 & 4411 St. Barnabas Road
Prince George's County, Maryland

PARCELS: A & F

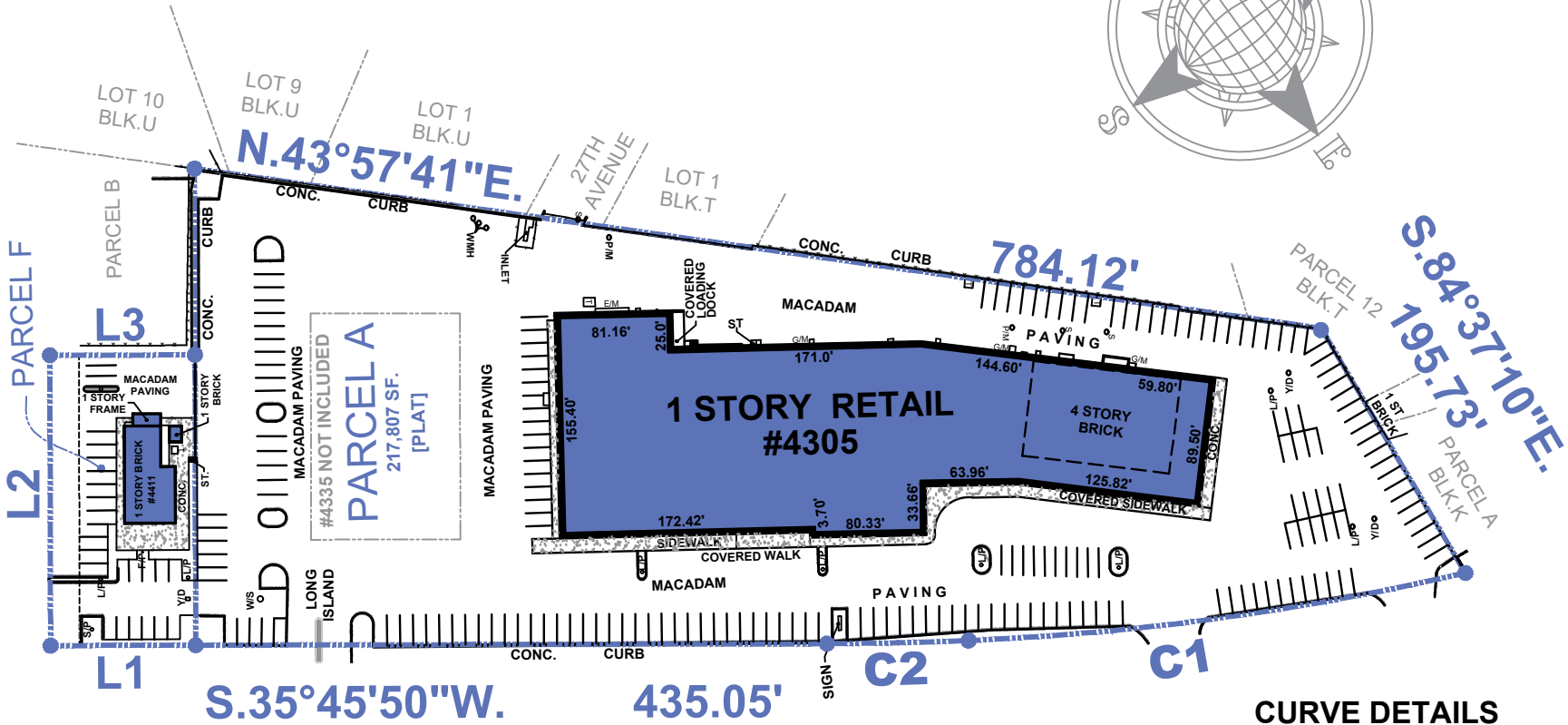
PLAT ENTITLED: MARLOW HEIGHTS - STEUARTS ADDN

PLAT BOOK:57 PAGE: 17 & PLAT BOOK: 71 PAGE: 1

LIBER: 45996 FOLIO: 0173

SCALE: 1"=120' DATE: 03/29/2023 JOB NO.: LK230119

N.54°14'10"W. 328.31'



Saint Barnabas Road

SURVEYORS CERTIFICATION:
I hereby certify to the best of my professional knowledge, information, and belief, this information is correct and is based upon a field survey conducted by and under my direct supervision in compliance with the requirements set forth in regulation 09.13.06.12 of the code of Maryland regulations.



LINE DETAILS

LINE	LENGTH	BEARING
L1	100.00'	S.35°45'50"W.
L2	200.00'	N.54°14'10"W.
L3	100.00'	N.35°45'50"E.

CURVE DETAILS

CURVE	C1
RADIUS	1849.86'
LENGTH	345.98'
CH.BEARING	S.28°09'21"W.
CHORD	345.48'
CURVE	C2
RADIUS	2486.66'
LENGTH	97.65'
CH.BEARING	S.34°38'20"W.
CHORD	97.64'