Plat Name: Kenwood, Section 5

Plat #: 220190170

Location: Located on the west side of Highland Drive, directly opposite Kenwood

Avenue

Master Plan Bethesda-Chevy Chase Master Plan

Plat Details: R-90 zone; 2 lots

Owner: Peter Rizik Revocable Trust and Kathyrn Rizik Revocable Trust

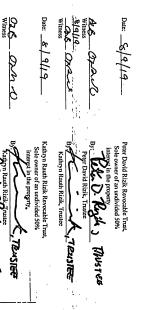
The subdivision plat has been reviewed by M-NCPPC staff and determined to be in compliance with Administrative Subdivision Plan No. 620170080, as approved by the Planning Director on August 2, 2018, and that any minor modifications reflected on the plat do not alter the intent of the previous approval of the aforesaid plan.

Owner's Certificate

We, the undersigned, owners of the property shown hereon and described in the Surveyor's Certificate, hereby adopt this Subdivision Record Plat; establish the minimum building restriction lines; great a Public Utility Essement as shown hereon and designated PLUE, to the parties listed and with the terms and provisions being set from hin that certain document entitled "Destartion of Public Utility Essements and recorded among the Land being set forth hin that certain document entitled "Destartion of Public Utility Essements and provisions are more produced Records of Montgomery County, Marghadi in Liber 28th arison of Public Utility Essements and provisions are incorporated herein by this reference; subject to all current and applicable regulations of all federal, state and local governing agencies.

We further certify that a Maryland registered land surveyor will be engaged to set all property comers markers in ecordance with Section 50.4.3.G of the subdivision regulations of Montgomery County, Maryland.

There are no suits, actions at law, liens, leases, nortgues or treats affecting the property shown hereon, except two (2) certain Decis of Trust, the first recorded in Book 32614 at Page 456, the second recorded in Book 53052 at Page 240 and the parties in interest thereto have below indicated their assent.



We hereby assent to this plat of subdivision

Rothstein & Associates, P.A., Trustee Book 52614 Page 456

N.475029.89 E1281158.68

Witness

n Rauth Rizik Instee

Date: August 7, 2014 Date: July 80, 2019 (Pini Name & Tille)

Morgan Stanley Private Bank,

National Association, ISAOA By: Physo The Book 53052 Page 240 Mark F. Kelburgh, Vice President Mars J. Keth Philip Roskin, Authorized Signator Lot 9 (C) Garnett Drive

Area Tabulation
: 30,681 s.f. or 0.7043 Ac.
ls: N/A
: N/A
30,681 s.f. or 0.7043 Ac.

Scale: 1"=50" Graphic Scale

8-22-2019 Date

The Maryland-National Capital Park and Planning Commission
Moragomery County Planning Board

Parts of Sections 5 & 6 Kenwood Plat No. 3537 £1281199.28 N23"55"55"W 100.09"

Lot 5

Blocks 3 & 4
Section 5
Kenwood
Plat No. 2864

11 11 1

Lot 8

Lot 7 (4) Part of Blocks 3 & Section 5 Kenwood Plat No. 2864

Harlin's Director Recorded: Plat No.:

220190170

Surveyor's Certificate

Plat No.:

Goldsborg Road

Plat No. 2864. is all of Lot 3, Block 4, Section 5 as shown on a subdivision record plat entitled "Part of Block 4, Section 5, Kenwood" the property and Coille Gillespie Piento, as sole owner to an undivided 1/3 interest in the property, by deed dated July 13, 2016 and recorded among the Land Records of Montgomery County, Maryland in Liber 52510 at Folio 283; that i to an undivided 1/3 interest in the property, and Colin David Gillespie, as sole owner as to an undivided 1/3 interest in and recorded among the aforesaid Land Records in Plat Book 21 as Plat No. 1342, and also recorded in Plat Book 40 as Gillespie and Coille Gillespie Piento, successor trustees of the Nancy Gillespie Sawyer Revocable Trust, as sole owner Kathryn Rauth Rizik Revocable Trust, as sole owner to a an undivided 50% interest in the property, from Colin David I hereby certify that the information shown hereon is correct, that it is a subdivision plat of all the property acquired by Peter David Rizik and Kahnyn Rauth Rizik, Trustees of the Peter David Rizik Revocable Trust, as sole wner to a an undivided 50% interest in the property, and Kathryn Rauth Rizik and Peter David Rizik, Trustees of the

I also certify that if engaged, I will set all property corner markers in accordance with Section 50.4.3.G of the subdivision regulations of Montgomery County, Maryland.

I further certify that the total area included in this subdivision record plat is 30,681 square feet or 0.7043 of an acre of land; There is no street declication by this plat. Property Line Surveyor Maryland Reg. No. 526 Exp.: 02/17/2021

Part of Black 2 – Section 6
and
Part of Black 4 – Section 5
Kenwood
Plat No. 4322 Lot 9 N65'29'50'E 123.16' Lot 10 (3) N66 14 09 E 122.50 Blocks 3 & 4
Section 5
Kenwood
Plat No. 2864 Lot 2 (A) £12815323₃

Lot 14 12,306 s.f. 10 T **(4)** Lot 13 18,375 s.f. ~10' P.U.E.~ 150.00 Highland Drive

Lot 4 122.50 F12818383 Section 4
Kenwood
Plat No. 2390 Lot 1

(\(\dold\)

SCALE: 1°=50.

I. All terms, conditions, agreements, limitations, and requirements associated with any preliminary plans, site plans, project plans, or any other plans, allowing the development of the property, approved by the Mongomery County Planning Board are intended to survive and not be extinguished by the recordation of this plat, unless expressly contemplated by the plan as approved. The official files for any such plat(s) are maintained by the Planning Board and are available for review during property of the planning Board and are available.

Vicinity Map 1" = 1,200

Lot 9 (1) MARIANO STATE PLANE
NAO 83 (2011)

Section 4
Kenwood
Plat No. 2390

W.S.S.C. 200 scale reference: 208NW 05. The property shown hereon is zoned R-90. This property is served by public water and sewer systems only.

2. This Subdivision Record Plat is not intended to show every matter affecting the ownership and/or use, not every matter restricting the ownership and/or use of this property. The Subdivision Record Plat is not intended to replace an examination of title or to depict or note all matters affecting title.

 Coordinates shown hereon were established using Trimble's Real-Time Keynetgp; and their Virtual Reference Station System (VRS) and are based on Maryland State Plane coordinates NAD 83 (NSRS 2011). The average scale factor for the subject 8. This property is shown on Tax Map Grid HN11 7. Water/Sewer Categories: W1/S1 6. The property shown hereon is limited to the uses and conditions as required by Administrative Subdivision Plan #620170080 entitled "Kenwood - Section 5" any proposed changes in use will require further Planning Board review and approval.

factor for the subject property is 0.999946663. All bearings and distances shown an based on grid coordinates. property is 0.999952056. The average property elevation based upon NAVD88 vertical datum is 217 feet, for an elevation factor of 0.999994607. The combined

Lots 13 & 14, Block 4 Subdivision Record Plat

a resubdivision of Lot 3, Block 4

KCNWOOD Section 5

Bethesda (7th) District Montgomery County, Maryland May, 2019 Scale: 1'' = 50'

Charles P. Johnson & Associates, Inc.

1511 lien RJ, M. 300 Silor Sprag, All 2000 Set-44-3x0 Tax-201-44-3-51

