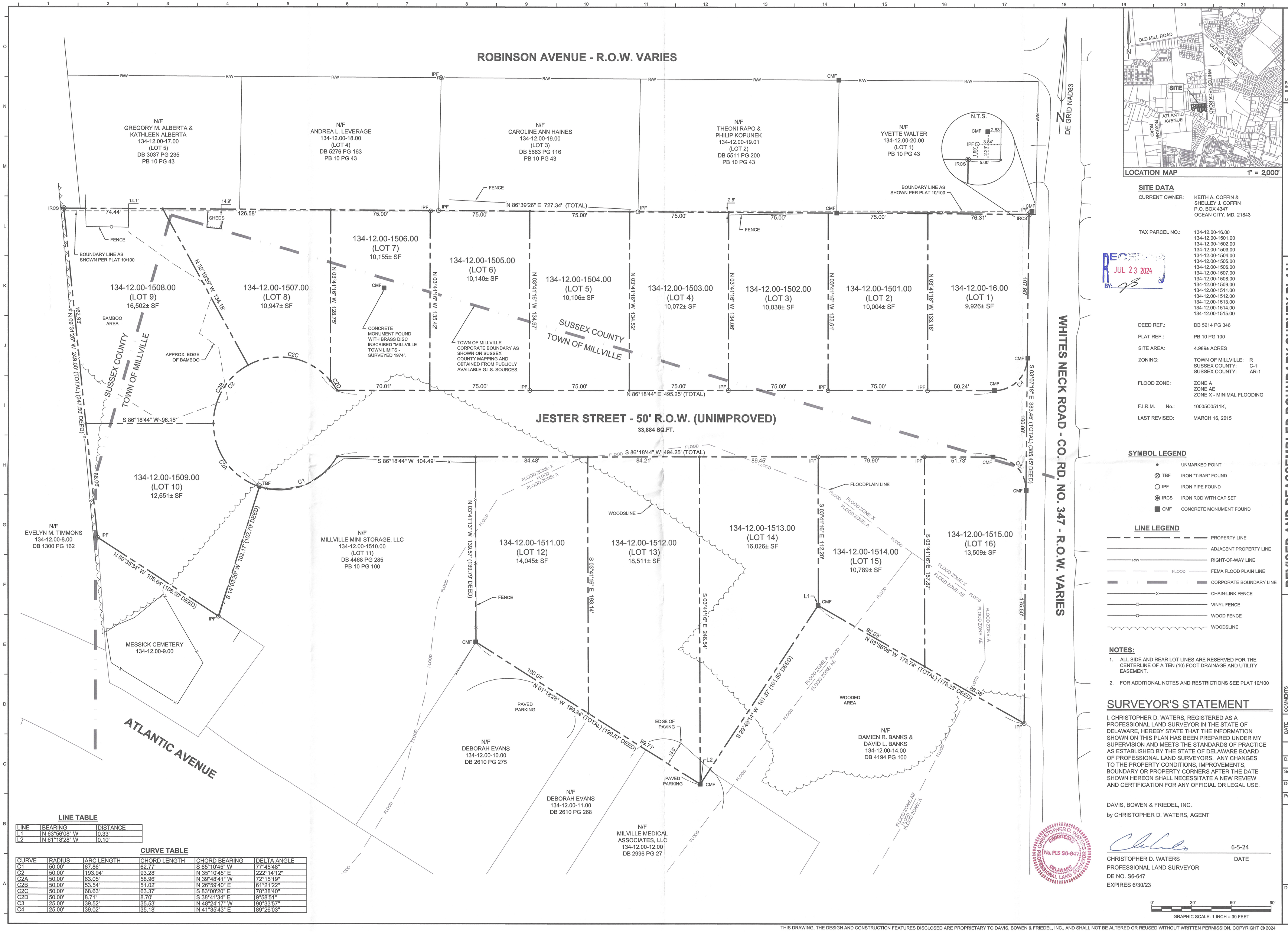

LINE TABLE

LINE	BEARING	DISTANCE
L1	N 63°56'08" W	0.33'
L2	N 61°16'28" W	0.10'

CURVE TABLE

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	50.00'	67.86'	62.77'	S 65°10'45" W	77°45'48"
C2	50.00'	193.94'	93.28'	N 35°10'45" E	222°14'12"
C2A	50.00'	63.05'	58.96'	N 39°48'41" W	72°15'19"
C2B	50.00'	53.54'	51.02'	N 26°59'40" E	61°21'22"
C2C	50.00'	68.63'	63.37'	S 83°00'20" E	78°38'40"
C2D	50.00'	8.71'	8.70'	S 38°41'34" E	9°58'51"
C3	25.00'	39.52'	35.53'	N 48°24'17" W	90°33'57"
C4	25.00'	39.02'	35.18'	N 41°35'43" E	89°26'03"

SITE DATA

CURRENT OWNER: KEITH A. COFFIN & SHELLEY J. COFFIN
P.O. BOX 4347
OCEAN CITY, MD. 21843

TAX PARCEL NO.: 134-12.00-16.00
134-12.00-1501.00
134-12.00-1502.00
134-12.00-1503.00
134-12.00-1504.00
134-12.00-1505.00
134-12.00-1506.00
134-12.00-1507.00
134-12.00-1508.00
134-12.00-1509.00
134-12.00-1511.00
134-12.00-1512.00
134-12.00-1513.00
134-12.00-1514.00
134-12.00-1515.00

DEED REF.: DB 5214 PG 346

PLAT REF.: PB 10 PG 100

SITE AREA: 4.989± ACRES

ZONING: TOWN OF MILLVILLE: R
SUSSEX COUNTY: C-1
SUSSEX COUNTY: AR-1

FLOOD ZONE: ZONE A
ZONE AE
ZONE X - MINIMAL FLOODING

F.I.R.M. No.: 10005C0511K,

LAST REVISED: MARCH 16, 2015

RECEIVED JUL 23 2024 BY:

SYMBOL LEGEND

- UNMARKED POINT
- TBF IRON "T-BAR" FOUND
- IPF IRON PIPE FOUND
- IRCS IRON ROD WITH CAP SET
- CMF CONCRETE MONUMENT FOUND

LINE LEGEND

- PROPERTY LINE
- ADJACENT PROPERTY LINE
- R/W RIGHT-OF-WAY LINE
- FLOOD FEMA FLOOD PLAIN LINE
- CORPORATE BOUNDARY LINE
- X CHAIN-LINK FENCE
- VINYL FENCE
- WOOD FENCE
- WOODSLINE

NOTES:

1. ALL SIDE AND REAR LOT LINES ARE RESERVED FOR THE CENTERLINE OF A TEN (10) FOOT DRAINAGE AND UTILITY EASEMENT.
2. FOR ADDITIONAL NOTES AND RESTRICTIONS SEE PLAT 10/100

SURVEYOR'S STATEMENT

I, CHRISTOPHER D. WATERS, REGISTERED AS A PROFESSIONAL LAND SURVEYOR IN THE STATE OF DELAWARE, HEREBY STATE THAT THE INFORMATION SHOWN ON THIS PLAN HAS BEEN PREPARED UNDER MY SUPERVISION AND MEETS THE STANDARDS OF PRACTICE AS ESTABLISHED BY THE STATE OF DELAWARE BOARD OF PROFESSIONAL LAND SURVEYORS. ANY CHANGES TO THE PROPERTY CONDITIONS, IMPROVEMENTS, BOUNDARY OR PROPERTY CORNERS AFTER THE DATE SHOWN HEREON SHALL NECESSITATE A NEW REVIEW AND CERTIFICATION FOR ANY OFFICIAL OR LEGAL USE.

DAVIS, BOWEN & FRIEDEL, INC.
by CHRISTOPHER D. WATERS, AGENT

CHRISTOPHER D. WATERS — DATE
PROFESSIONAL LAND SURVEYOR
DE NO. S6-647
EXPIRES 6/30/23

CHRISTOPHER D. WATERS REGISTERED No. PLS S6-647 DELAWARE PROFESSIONAL LAND SURVEYOR

0' 30' 60' 90'
GRAPHIC SCALE: 1 INCH = 30 FEET

Professional Certification. I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed Professional in the laws of the State of
License No. Expiration Date:

DAVIS BOWEN & FRIEDEL, INC.
ARCHITECTS - ENGINEERS - SURVEYORS
EASTON, MARYLAND 410.770.4744
MILFORD, DELAWARE 302.424.1441
SALISBURY, MARYLAND 410.543.9091

REVISED AND REASSEMBLED BOUNDARY SURVEY PLAN

of the Lands of

KEITH A. COFFIN & SHELLEY J. COFFIN

TOWN OF MILLVILLE

BALTIMORE HUNDRED, SUSSEX COUNTY, DELAWARE

COMMENTS	DATE

Date: JUNE 4, 2024
Scale: 1"=30'
Dwn.By: PAB
Proj.No.: 4056A003
Dwg.No.: 1 of 1

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S:\4056\A\SDA\03 Whites Neck\BOUNDARY.dwg Jun 04 - 2024 - 3:16pm bxzp