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DEED

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THIS DEED, made this 9 day of July, 1993, by and between DRUM POINT ROAD AND COMMUNITY SERVICES, INC., party of the first part and DRUM POINT PROPERTY OWNERS ASSOCIATION, INC., party of the second part:

WHEREAS, it is the desire of the party of the first part to transfer all right, title, and interest in all property owned by the party of the first to the party of the second part including all right, title, interest and power which the Grantor has in all recorded covenants, deeds and documents, including but not limited to the right to collect fees and to use them in accordance the covenants or as modified pursuant to any covenants recorded, and

WHEREAS, the party of the first part has obtained certain real property from various other entities as reflected among the Land Records of Calvert County, Maryland.

NOW, THEREFORE, THIS DEED WITNESSETH, that for and in consideration of the sum of Ten and 00/100 Dollars (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, the party of the first part, does grant, convey, quitclaim, assign, remise and otherwise transfer any and all interest, including power of appointment and right of contract which the Grantor has in all recorded covenants, deeds and documents, including, but not limited to the right to collect fees and use them in accordance with the covenants or as modified under the covenants, that it may have in the following described property located in the First Election District of Calvert County, Maryland:

SEE ATTACHED SCHEDULE A

TOGETHER with all rights, ways privileges, appurtenances and advantages to the same belonging or appertaining.

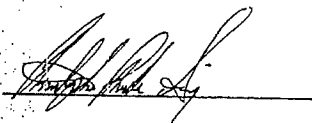
TO HAVE AND TO HOLD the said parcels of land above described and mentioned, and hereby intended to be conveyed together with the rights, privileges, appurtenances and advantages thereto belonging and appertaining unto and to the proper use and benefit of the said party of the second part, its successors and assigns, in fee simple.

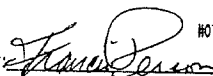
SUBJECT, HOWEVER, to the protective covenants, conditions, reservations and restrictions which run with the land, as recorded among the Land Records of Calvert County, Maryland, which the party of the second part by acceptance of this deed hereby covenants to assume.

By execution of this Deed, the party of the first part hereby certifies under the penalties of perjury that the actual consideration paid by the party of the second part is \$0.00.

WITNESS:

DRUM POINT ROAD AND
COMMUNITY SERVICES, INC.



By: 
President

REC FEE 18.00
CC INPRV 5.00
H07942 C124 R01 T15:45
08/03/93

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STATE OF MARYLAND)
COUNTY OF CALVERT) to wit:

I HEREBY CERTIFY that on this 9th day of July, 1993, before me the subscriber, a Notary Public, in and for the State and County aforesaid, personally appeared Francis Person, president, known to me (or satisfactorily proven) to be the authorized officer of Grantor herein and acknowledged that he executed the same on behalf of Grantor for the purposes stated herein.

IN WITNESS WHEREOF, I have hereunto subscribed my hand and Notary Seal.

(SEAL)

Kathie G. Person
Notary Public

My Commission Expires: 11/1/94

This is to certify that the within instrument was prepared by or under the supervision of an attorney duly admitted to practice before the Court of Appeals of Maryland.

Steven A. Silverman
Steven A. Silverman

This is to Certify that the Taxes on Property
Description within have been paid to and
including 93
Lois Jo Bowen
Treasurer

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RECEIVED FOR TRANSFER
State Department of
Assessments & Taxation
for Calvert County

SLW 8-3-93
By Date

AGRI. TRANS TAX

SLW
(CLERK)

SCHEDULE A

DRUM POINT ROAD AND COMMUNITY SERVICES, INC. BOOK 683 PAGE 268

TO

DRUM POINT PROPERTY OWNERS ASSOCIATION, INC.

The following lots in the subdivision known as Drum Point:

LOT	BLOCK	SECTION	PRIOR LIBER/ FOLIO REFERENCE
12A	C	6	602/167
9	C	6	602/167
38	B	7	602/167
39	B	7	602/167
40	B	7	602/167
41	B	7	602/167
4	K	8	602/167
19	N	10	602/167
18	O	10	602/167
14	P	10	602/167
14	A	12	602/167
14	B	12	602/167
7	D	12	602/167
6	E	12	602/167
11	A	14	602/167
5	D	15	602/167
8	D	15	602/167
9	D	15	602/167
19	D	15	602/167
2	E	15	602/167
4	E	15	602/167
6	O	19	602/167
7	O	19	602/167
3	B	23-B	602/167
16	C	23-B	602/167
14	D	23-B	602/167
15	D	23-B	602/167
6	F	23-B	602/167
8	F	23-B	602/167
14	C	12	602/164
12A	D	12	602/164
4	D	23-B	602/164
42	B	7	602/170
43	B	7	602/170
23	C	7	508/490
18	P	19	508/490
12	B	24	508/490
17	A	4C	570/395

All of Lots numbered nine (9) Section E, Section one (1), Fourteen (14), Section Twenty-seven (27), and Sixteen (16) Section Twenty-seven (27) that lie North and East of a point running 10 feet parallel from the North and East of the existing fence. The herein Grantors specifically excepting from this conveyance all that portion of these lots that lie South and West of a point running 10 feet parallel from the North and East of the existing fence.

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ITEM ONE:

POND area in Section 26 on north side of Anchor Drive.

ITEM TWO:

ALL right, title and interest in and to any land lying in the bed of any street, road or avenue, opened, platted or proposed and all rights-of-ways thereto, located in the Drum Point Subdivision, including but not limited to the right the Grantor may have to any roads or parcels of land not constructed in accordance with the Plats but which interest the Grantor may have acquired by adverse possession or otherwise.

ITEM THREE:

X ALL unplatted and unsubdivided areas, including all beach areas on Chesapeake Bay, Patuxent River and waterways subject to the interest of others located in the Drum Point Subdivision. Excluding any and all such areas lying within the boundaries of Section 27.

ITEM FOUR:

ALL easements or unmarked parcels in the Drum Point Subdivision.

ITEM FIVE:

X ALL access roads or parcels leading to lakes, ponds, waterways, Chesapeake Bay and Patuxent River in the Drum Point Subdivision. Excluding any and all such areas lying within the boundaries of Section 27.

ITEM SIX:

ALL lakes and waterways, including Drum Point, Vista, Charming and all fingers, extensions thereof, and canals, subject to right of use by others located in the Drum Point Subdivision. Excluding any and all such areas lying within the boundaries of Section 27.

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