13. The surveyed property has direct access to a public right-of-way known as Muddy Branch.

10. There are no visible encroachments on adjoining premises, streets, or easements, by visible structures or other improvements situated on adjoining premises except as shown.

6. The surveyed property as shown hereon is not in a 100-year floodplain. It lies in Zone "X" (un-shaded) (areas determined to be outside the 0.2% annual chance flood) as shown on FEMA specifications for CAD Astral Surveys, are correctly shown.

4. The horizontal datum as referenced hereon was established by network GPS control methods.

2. The surveyed property is now in the name of the United States of America. The surveyed property, which have been carefully established by the classification and description of the surveyor, are referred to the original plot-offsite.

8. The vertical datum as referenced hereon was established by the National Geodetic Survey.

6. The surveyed property includes the lands of Otis Beal Kent, appears to be south of the block of lands described in civil case #8378 declaration of taking filed in 1956 civil case.

9. The surveyed property affects the survey of the lands of Nancy Beale-Kent.

5. The surveyed property affects the survey of the lands of Herndon.5.

3. The surveyed property affects the survey of the lands of Potomac Electric Power Company, rights to install and maintain electric lines along the east side of the property of Otis Beal Kent—refers to original deed description.

6. The surveyed property affects the survey of the lands of Montgomery County Maryland, slope easement Muddy Branch Road, and references conservation easement.

4. The surveyed property affects the survey of the lands of Montgomery County Maryland, slope easement Muddy Branch Road, and references right-of-way across the lands of NIST, affects survey of surveyed property.

3. The surveyed property affects the survey of the lands of Potomac Electric Power Company, rights to install and maintain public storm drain easement.

5. The surveyed property affects the survey of the lands of Montgomery County Maryland, slope easement Muddy Branch Road, and references right-of-way across the lands of NIST, affects survey of surveyed property.

4. The surveyed property affects the survey of the lands of Montgomery County Maryland, slope easement Muddy Branch Road, and references right-of-way across the lands of NIST, affects survey of surveyed property.

1. The surveyed property affects the survey of the lands of Potomac Electric Power Company, rights to install and maintain public storm drain easement.

11. The title of the surveyed property is clear and marketable.

10. The title report and title insurance cover the surveyed property.

9. The title report and title insurance cover the surveyed property.

8. The title report and title insurance cover the surveyed property.

7. The title report and title insurance cover the surveyed property.

6. The title report and title insurance cover the surveyed property.

5. The title report and title insurance cover the surveyed property.

4. The title report and title insurance cover the surveyed property.

3. The title report and title insurance cover the surveyed property.

2. The title report and title insurance cover the surveyed property.

1. The title report and title insurance cover the surveyed property.

Final Title Report Review

1. The surveyor's certificate is dated January 22, 2021.

Surveyor's Certificate

Tristan Stewart 01/22/2021