

CR6635681

Residential

1892 CHOW DR FINKSBURG, MD 21048

Metropolitan Regional Information Systems, Inc
Short Listing

Page: 2
22-Jan-2008
11:09 am

STATUS: ACTIVE List Type: Excl. Right Ownership: Fee Simple, Sale **LIST PRICE: \$689,900**
 Leg. Sub: HOA FEE: / Map Coord: 25F10
 Adv. Sub: OAKLEY PINES Other Fee:/ GROUND RENT:
 Lot AC/SF: 1.42/61,855 Lot/Block/Square: 1.42/ TAXES:
 #Lvls: 2 #Fpls: 1 Style: Colonial Tax Year:
 Main Entrance: Two Story Foyer Type: Detached Tax ID #: 00000000 Area:
 Tax Map: TH Type: Model: THE AVERY Age: 0
 Parcel: Liber: Finished SF: 3,300
 Folio:

	Total	Main	Upper 1	Upper 2	Lower 1	Lower 2	Schools
BR:	4	0	4	0	0	0	ES:
FB:	2	0	2	0	0	0	MS:
HB:	1	1	0	0	0	0	HS:

Rooms: Living Room, Dining Room, Bedroom-Master, Bedroom-Second, Bedroom-Third, Bedroom-Fourth, Kitchen, Family Rm, Den, Breakfast Room, Laundry-Kit Lvl, Lndry-Sep Rm, MBR w/Sit Rm, Mud Room

Master Bedroom: 22 x 17 Upper 1 Fifth Bedroom: Rec Room: Othr Rm 3:
 Master Bedroom 2: Living Room: 15 x 11 Main Den: 14 x 11 Main Foyer:
 First Bedroom: Dining Room: 16 x 11 Main Library: Garage:
 Second Bedroom: 14 x 11 Upper 1 Kitchen: 21 x 14 Main Sitting: Carport:
 Third Bedroom: 13 x 11 Upper 1 Breakfast Rm: 18 x 10 Main Othr Rm: Unfinished:
 Fourth Bedroom: 12 x 11 Upper 1 Family: 22 x 17 Main Othr Rm 2:

Basement: Yes, Full, Space For Rooms, Unfinished, Walkout Level, Side Entrance

Parking: Garage Garage Type- Attached, Side Loading Garage, # Gar/Carpt/Assigned: 2//

Heat: Forced Air, Heat Pump(s), Electric
 Cool: Central A/C, Heat Pump(s), Electric
 TV/Cable/Comm: Cable-Prewired, Mult Phone Lines
 Hot Water: Electric
 Water/Sewer/Septic: Well/Septic
 Handicap: None

INTERIOR: Style:

Appliances: Cooktop, Dishwasher, Ice maker, Microwave, Oven-Double, Refrigerator
 Amenities: Attic-Strs Pull Dwn, Auto Gar Dr Opn, Chair Railing, Crown Molding, FP Glass Doors, FP Heatilator, FP Mantels, MBA/Sep Shwr, MBA/Sep Tub, MBR-BA Full, Master Walk-in Closet, Other, Rough In BA, Sump Pump, WW Carpeting, Walk-in Closet(s), Washer/Dryer Hookup, Wood Floors, Wpool Jets
 Security: Electric Alarm, Motion Detectors, Spkler Sys-indoor
 Din/Kit: Breakfast Room, Fam Rm Off Kit, Gourmet, Kit-Breakfast Bar, Kit-Island, Kit-Table Space, Sep Dining Rm
 Wall/Ceill: 2 Story Ceilings, 9'+ Ceilings, Tray Ceilings
 Window/Door: Double Pane Windows, French Doors, Insulated Door(s), Screens, Six Panel Doors, Sliding Glass Dr

EXTERIOR: Stone, Vinyl Siding, Shingle/Architect, Porch-front, Sidewalks, Above Grade, None, . . .

REMARKS: Estate like home situated on 1.42 acre lightly wooded homesite in a small, quiet 3 lot community. This is the best of both worlds; the privacy that you cannot get in larger community and the security of having a few neighbors nearby. In addition, your only minutes from the 795 Expressway, making this community very desirable to those of you commuting out of the area for work. This house is loaded.

DIRECTIONS: 32 east to right at Niner Road (next to Gamber Fire Dept) to right on Chow.

Broker: RE/MAX AMBASSADORS, REAM1 Office: (410) 876-5500 Fax: (410) 876-3982
 Listing Agent: PAT PITRONE LA Office: (800) 929-7653 LA Home: (410) 876-5500
 Email: ppitrone@qis.net LA Pager: LA Cell: (410) 984-9486

Show Instructions: Call 1st-Contact, Call Office, 9 AM-8 PM, All Days

Owner: PRIVATE Home: Office:
 Showing Contact: RE/MAX AMBASSADORS Home: (410) 876-5500 Office:
 List Date: 16-Jan-2008 Orig Price: \$689,900 DOM-MLS: 6 SubComp: 2.5 Dual: Yes
 Update Date: 16-Jan-2008 Prior Price: DOM-PROP: 6 BuyComp: 2.5 DesR: Yes
 Update Type: Media Front Fee: Add'l: VarC: No

Disclosures: Agt/Rel to Own

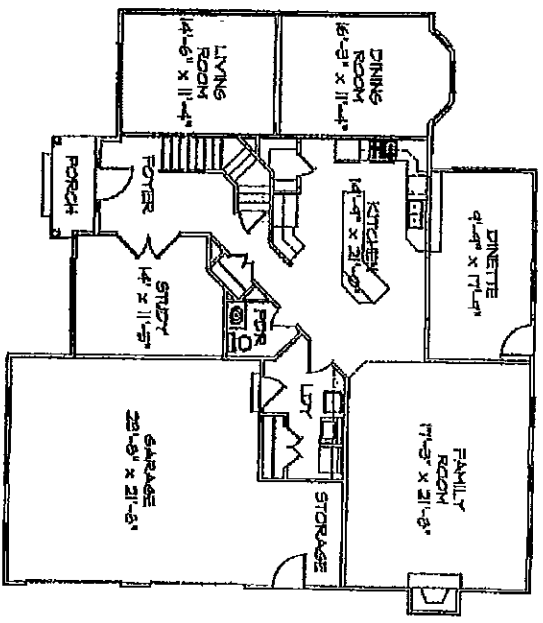
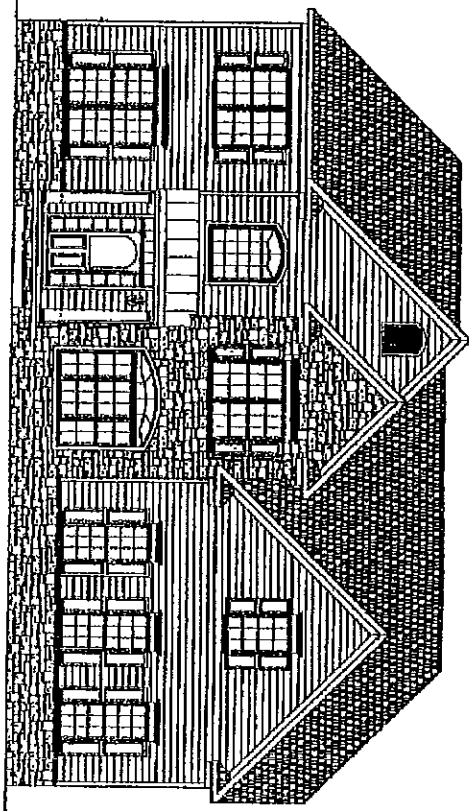
Documents: Site Plan

Property Condition: Under Construction

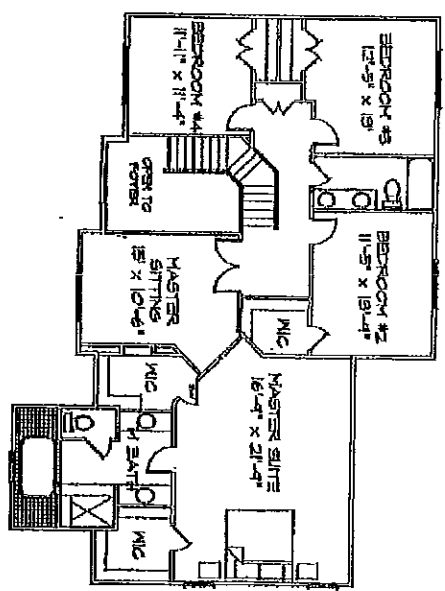
Possession: 0-30 Days CD



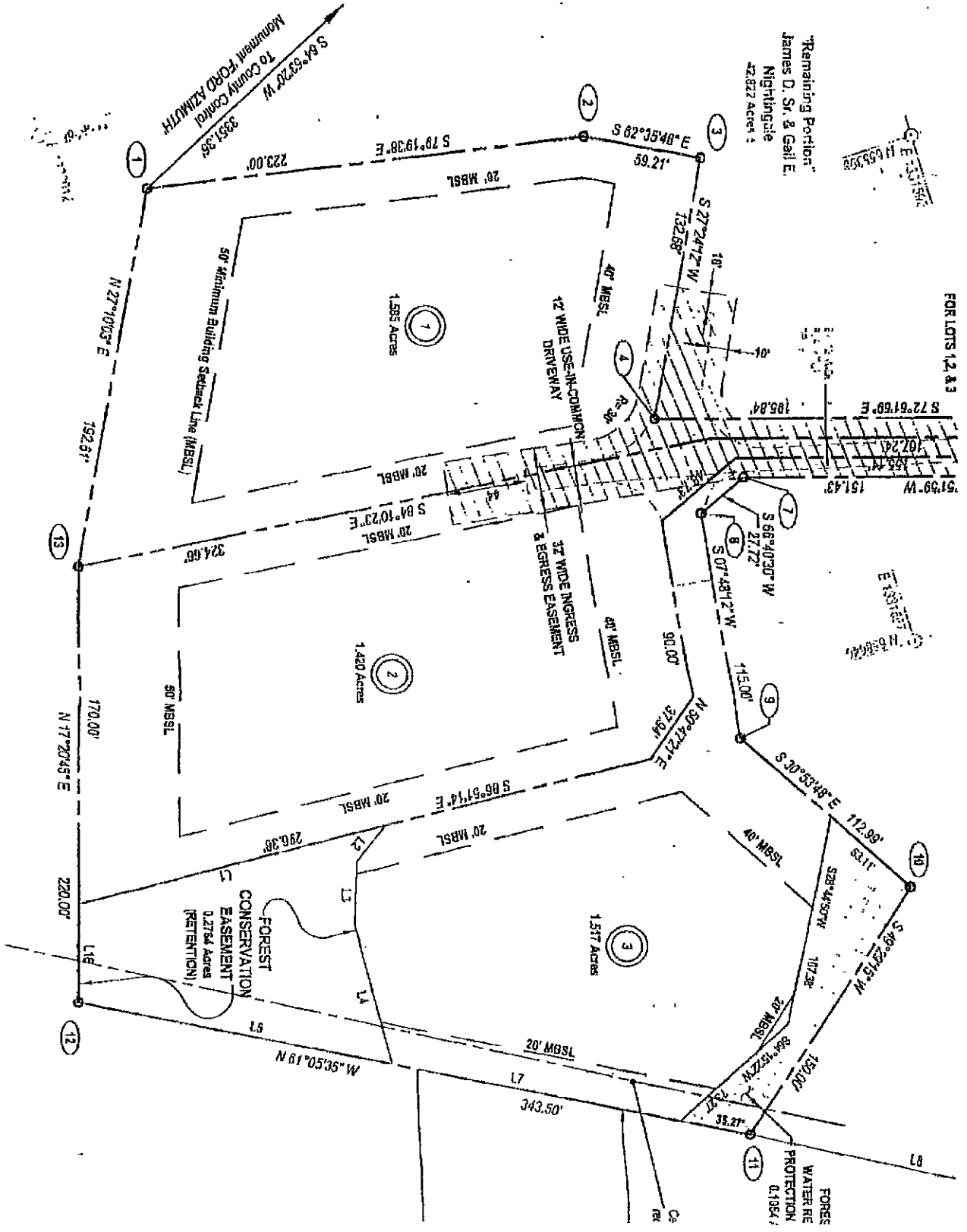
"THE AVERY" PAULCO HOMES, INC.



FIRST FLOOR PLAN



SECOND FLOOR PLAN

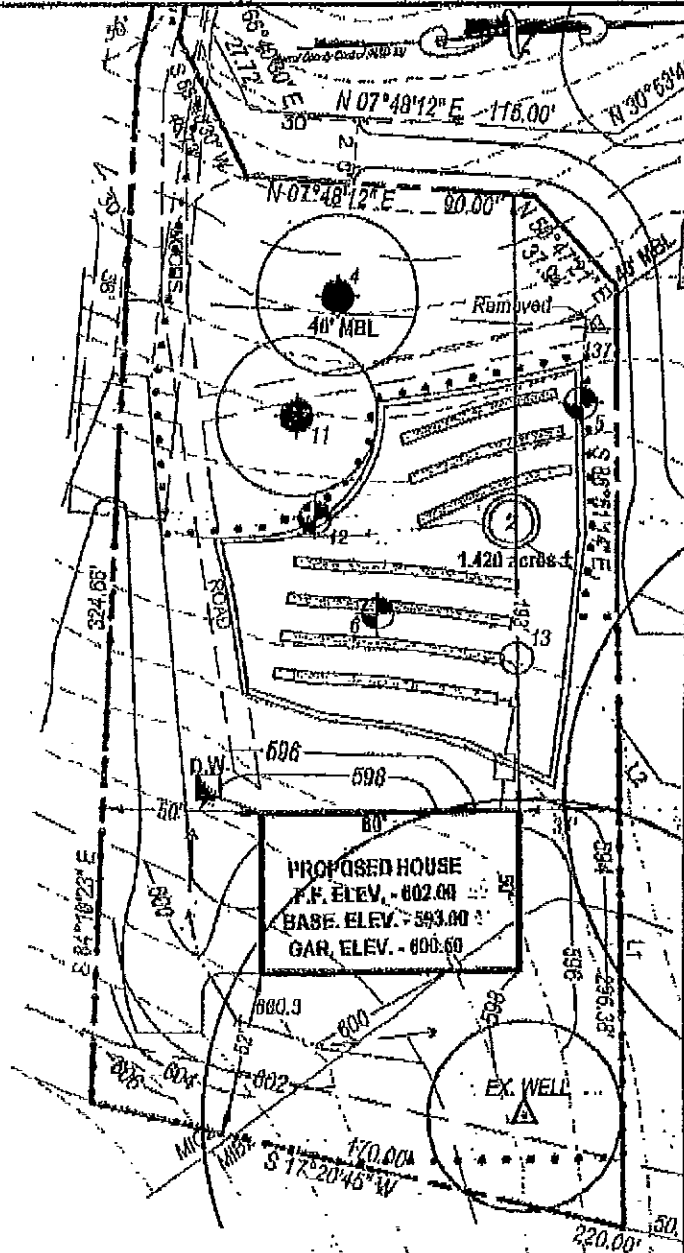


"Remaining Portion"
James D. Sr. & Gail E.
Nightingale
42.822 Acres ±

FOR LOTS 1, 2, & 3

LOT 2
4 BEDROOM SEPTIC DESIGN
Test 12: 8 minutes @ 6' & 10 minutes @ 9'
Test 6: 13 minutes @ 7' & 4 minutes @ 9'
Avg perc lme of 9 minutes
140' of deep trench per system using 2' of stone
Initial system: (2) 70' trenches (bottom @ 9')
1st replacement: (2) 70' trenches (bottom @ 9')

Test 5: 3 minutes @ 4' & 9 minutes @ 9'
Test 12: 8 minutes @ 6' & 10 minutes @ 9'
Avg perc lme of 8 minutes
114' of deep trench per system using 3' of stone required
2nd replacement: (3) 60' trenches (bottom @ 9')
Septic Tank: 1,260 gallon



NOTE:
Area of disturbance accounted for
in net tract area of Oakley Pines
C.C. File No.: M-02-043

PLOT PLAN
LOT # 2
OAKLEY PINES
TO BE RECORDED
4th ELECTION DISTRICT
BARROLL COUNTY, MARYLAND

DATE: April 19, 2006

BPR JOB No: 06-038-002

SCALE: 1 inch = 50 feet

A licensed Maryland Surveyor either personally prepared the Survey as shown hereon, or was in responsible charge over its preparation and the surveying work reflected in it, in compliance with the Maryland Minimum Standards of Practice for Land Surveyors.

2066

SEQUENCE NO. (MDE USE ONLY)

STATE OF MARYLAND WELL COMPLETION REPORT

THIS REPORT MUST BE SUBMITTED WITHIN 45 DAYS AFTER WELL IS COMPLETED.

(THIS NUMBER IS TO BE PUNCHED IN CIRCLES 3-8 ON ALL CARDS)

COUNTY NUMBER 54000-W

DATE RECEIVED

DATE WELL COMPLETED

DEPTH OF WELL 165

PERMIT NO. 95 0288

OWNER: NIGHTINGALE, JAMES D. STREET OR RFD: 7577 NINER RD TOWN: FINESTON, MD 21048

WELL LOG

GROUTING RECORD

PUMPING TEST

Table with columns: DESCRIPTION, FEET (FROM, TO), CHECK IF WATER BEARING. Rows include Top Soil, Brown Silts, Brown Slats, Blue Slats, Blue Slats, Blue Slats mixed with Flint.

WELL HAS BEEN GROUTED (Circled Y) TYPE OF GROUTING MATERIAL: CEMENT, BENTONITE CLAY NO. OF BAGS: 18 NO. OF POUNDS: 767.2

HOURS PUMPED: 3 PUMPING RATE: 8.0 METHOD USED TO MEASURE PUMPING RATE: Bucket

CASING RECORD: MAIN CASING TYPE: PL Nominal diameter: 6 Total depth: 62

WATER LEVEL: BEFORE PUMPING: 36 ft. WHEN PUMPING: 150 ft.

NUMBER OF UNSUCCESSFUL WELLS: 0

SCREEN RECORD: SCREEN TYPE: BR BRONZE DIAMETER: 55

TYPE OF PUMP USED: C centrifugal

WELL HYDROFRACTURED: YES (Y)

DEPTH (NEAREST FT.): 165

PUMP INSTALLED: DRILLER INSTALLED PUMP: YES (Circled NO)

CIRCLE APPROPRIATE LETTER: A WELL WAS ABANDONED AND SEALED WHEN THIS WELL WAS COMPLETED

DRIVEL PACK IF WELL DRILLED WAS FLOWING WELL: YES (Y)

CAPACITY: GALLONS PER MINUTE: 36

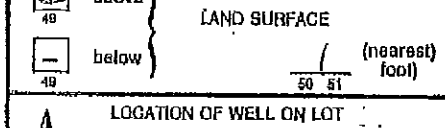
I HEREBY CERTIFY THAT THIS WELL HAS BEEN CONSTRUCTED IN ACCORDANCE WITH COMAR 26.01.04 "WELL CONSTRUCTION"

DRILLERS LIC. NO.: MSD081

LOCATION OF WELL ON LOT: SHOW PERMANENT STRUCTURE SUCH AS BUILDING, SEPTIC TANKS, AND/OR LANDMARKS

DRILLERS SIGNATURE: [Signature]

TELESCOPE CASING: 70, 72, 74, 75, 76



LIC. NO.: D

LOG INDICATOR: T (E.R.O.B.)

SITE SUPERVISOR: [Signature]

OWNER: [Signature]