Conveyance and Retirement of Development Rights

This conveyance of development rights, made __________, 20__, by and between ____________________________ grantor(s) and ____________________________ trustee(s) and the Board of County Commissioners of Calvert County, grantee.

Witness, that in consideration of ____________________________, the receipt of which is hereby acknowledged, the grantor does grant and convey to grantee and to its successors and assigns, ____________________________, Development Rights certified under the Calvert County Agricultural Land Preservation Program. said certification recorded among the Land Records of Calvert County at Liber __________ Folio __________. The Development Rights conveyed herein are appurtenant to the Agricultural Preservation District certified at Liber __________ Folio __________, one of the Land Records of Calvert County, Maryland.

By this conveyance, grantor is conveying ____ of the ____ Development Rights certified in the above-referenced recording. The Development Rights conveyed herein shall not be further conveyed and shall be forever barred from use in increasing the number of dwelling units created by the subdivision or development of real property or from any other use to which they may be put as of the date of this conveyance or in the future.

The real property to which the Development Rights are appurtenant is encumbered by a deed of trust held by ____________________________, said deed of trust recorded among the Land Records of Calvert County at Liber __________ Folio __________. Trustees hereby release the Development Rights from the operation and effect of the deed of trust as if the deed of trust had never been made, reserving the lien of the said deed of trust upon all the remaining property and interests therein not hereinbefore and not hereby released.

The undersigned certify that the statements made and information contained in this document are true and correct to the best of our information, belief and knowledge.

Witness the signatures of the grantors and trustees.

__________________________  ____________________________
grantor                          trustee

__________________________  ____________________________
grantor                          trustee

STATE OF MARYLAND. CALVERT COUNTY. to wit:

I HEREBY CERTIFY, that on this ______ day of ______, 20__, before me the subscriber, a Notary Public of the State of Maryland aforesaid, personally appeared ____________________________, known to me (or satisfactorily proven) to be the persons whose names are subscribed to the within instrument as the grantors and acknowledged the foregoing to be their act and deed and in my presence signed and sealed the same.

__________________________  ____________________________
notary public                          my commission expires:

STATE OF MARYLAND. CALVERT COUNTY. to wit:

I HEREBY CERTIFY, that on this ______ day of ______, 20__, before me the subscriber, a Notary Public of the State of Maryland aforesaid, personally appeared ____________________________, known to me (or satisfactorily proven) to be the persons whose names are subscribed to the within instrument as the trustees and acknowledged the foregoing to be their act and deed and in my presence signed and sealed the same.

__________________________  ____________________________
notary public                          my commission expires:

APPROVED FOR RECORDING

__________________________
Director of Planning and Zoning
Conveyance and Retirement of Development Rights

This conveyance of development rights, made _________, 20__, by and between

grantor, and The Board of County Commissioners of Calvert County.

Witness, that in consideration of _________________, the receipt of which is hereby acknowledged, the grantor does grant and convey to grantee and to its successors and assigns, __________ Development Rights certified under the Calvert County Agricultural Land Preservation Program, said certification recorded among the Land Records of Calvert County at Liber __________ Folio ______. The Development Rights conveyed herein are appurtenant to the Agricultural Preservation District certified at Liber __________ Folio ______, one of the Land Records of Calvert County, Maryland.

By this conveyance, grantor is conveying _____ of the _____ Development Rights certified in the above-referenced recording. The Development Rights conveyed herein shall not be further conveyed and shall be forever barred from use in increasing the number of dwelling units created by the subdivision or development of real property or from any other use to which they may be put as of the date of this conveyance or in the future.

The undersigned certify that the statements made and information contained in this document are true and correct to the best of our information, belief and knowledge.

Witness the signatures of the grantors.

____________________
grantor

____________________
grantor

STATE OF MARYLAND, CALVERT COUNTY, to wit:

I HEREBY CERTIFY, that on this ______ day of ______, 20__, before me the subscriber, a Notary Public of the State of Maryland aforesaid, personally appeared, ______ known to me (or satisfactorily proven) to be the persons whose names are subscribed to the within instrument as the grantors and acknowledged the foregoing to be their act and deed and in my presence signed and sealed the same.

____________________
notary public

my commission expires.

APPROVED FOR RECORDING

Director of Planning and Zoning

Date