

FOR SALE

\$449,900

39+ Acres, Edgemont Road, Frederick, MD 21702#



Forested Land Suitable for Two or Three Residences

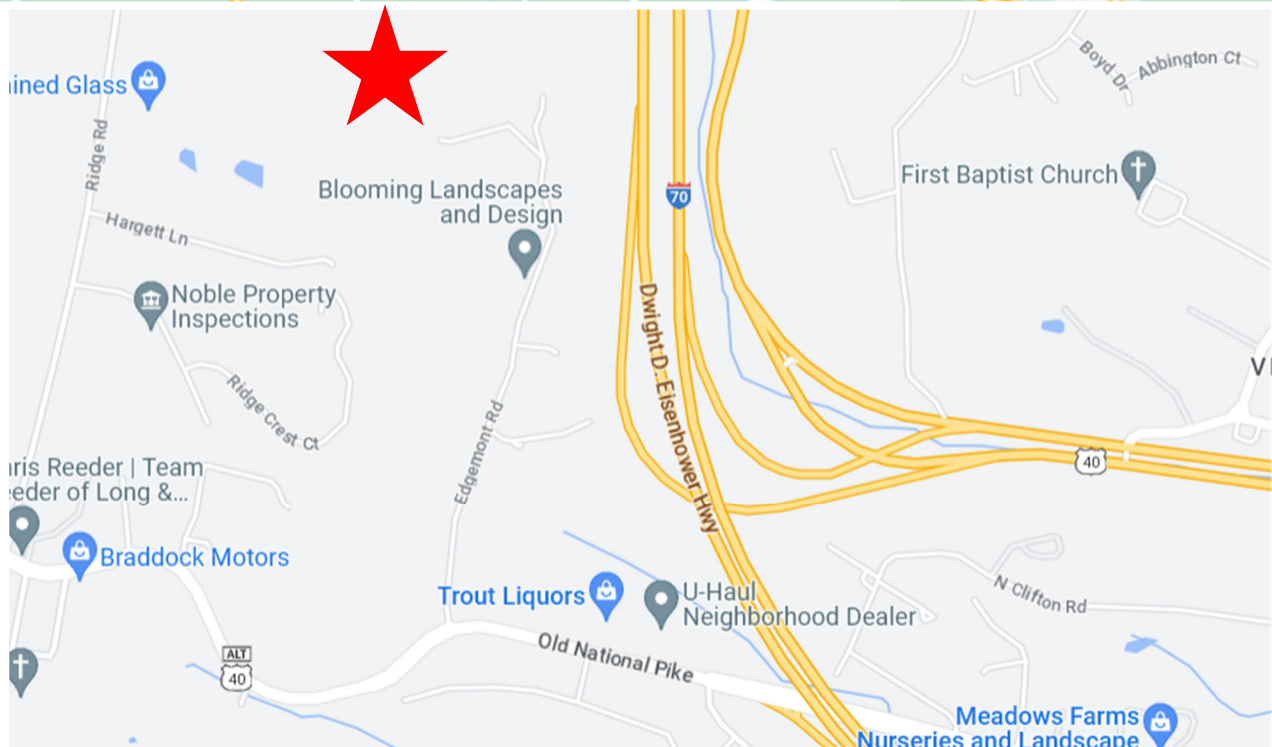
Comprised of three deeded parcels,, this property has great potential for use as a family compound or a private retreat. Featuring a private location at a high elevation on the side of Braddock Mountain, the views into Frederick Valley are tremendous. Three deep trench (not sand mound) septic areas (6 BR, and two % BR) have received percolation test approval. One well has been drilled and a Health Department Site Plan has been approved for one home site. A second home site can be approved upon installation of a well; a third home site may be possible.

Remsburg Property Details

Address:	Edgemont Road, Frederick MD 21754
Legal:	Liber 2008 Folio 1115 Frederick County Tax Map 66, Parcels 651 and 741
Zoning:	Frederick County: Resource Conservation (RC)
Size:	39.5 Acres
Utilities:	Three septic areas are percolation test approved. One septic area can support a 6 bedroom residence; two septic areas can each support 5 bedroom residences. One well has been drilled which has a daily yield of 3,456 gallons
Contact:	David Wilkinson Office: 301-698-9696 ext. 203 Mobile: 301-748-5670 Email: dave@macroltd.com

Disclaimer: Information obtained from sources deemed to be reliable. However, we make no guarantee, warranty or representation. Information, prices, and other data may change without notice.

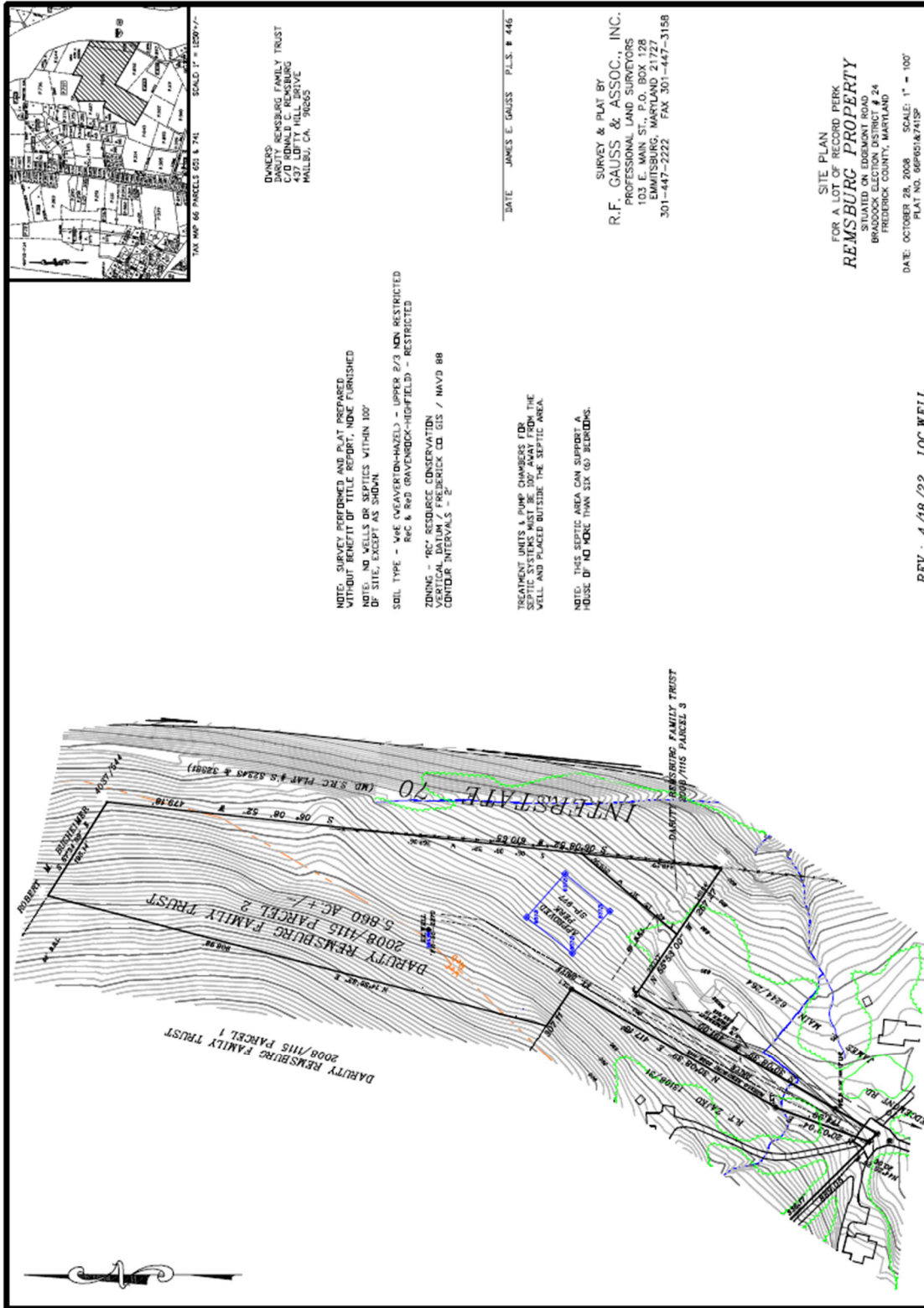
LOCATION MAP



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Approved Site Plan

6 acre parcel - part of 39 acre property



DANES:
DARBY REMSBURG FAMILY TRUST
C/O DONALD C. REMSBURG
103 E. MAIN ST., P.O. BOX 128
EMMITTSBURG, MARYLAND 21727
HALLSBURG, CA 93605

TAX MAP 66 PARCELS 621 & 741 SCALE: 1" = 1250'

NOTE: SURVEY PERFORMED AND PLAT PREPARED WITHOUT BENEFIT OF TITLE REPORT, NONE FURNISHED
NOTES AND DETAILS AS SHOWN
DP SITE, EXCEPT AS SHOWN
SOIL TYPE - W4E (WEAVER/DN-HAZEL) - UPPER 2/3 NON RESTRICTED
R4C & R4D (GAVER/DCK-HIGHFIELD) - RESTRICTED
ZONING - "RC" RESOURCE CONSERVATION
VERTICAL DATUM / FREDERICK CO. GIS / NAVD 88
CONTOR INTERVALS - 2'

DATE: JAMES E. GAUSS P.L.L.C. # 446

SURVEY & PLAT BY
R.F. GAUSS & ASSOC., INC.
PROFESSIONAL LAND SURVEYORS
103 E. MAIN ST., P.O. BOX 128
EMMITTSBURG, MARYLAND 21727
301-447-2222 FAX 301-447-3158

TREATMENT UNITS & PUMP CHAMBERS FOR SEPTIC SYSTEMS MUST BE 100' AWAY FROM THE WELL AND PLACED OUTSIDE THE SEPTIC AREA.

NOTE: THIS SEPTIC AREA CAN SUPPORT A HOUSE OF NO MORE THAN SIX (6) BEDROOMS.

SITE PLAN
FOR A LOT OF RECORD PERK
REMSBURG PROPERTY
SITUATED ON EDGEMONT ROAD
BRANDENBURG DISTRICT 24
FREDERICK COUNTY, MARYLAND
DATE: OCTOBER 28, 2008 SCALE: 1" = 100'
PLAT NO. 6690518/741SP

REV.: 4/18/22 LOC.WELL

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Well Completion Report

6 acre parcel - part of 39 acre property



C1 27644 <small>(THIS NUMBER IS TO BE PUNCHED IN COLS. 3-6 ON ALL CARDS)</small>		SEQUENCE NO. (MDE USE ONLY)		STATE OF MARYLAND WELL COMPLETION REPORT FILL IN THIS FORM COMPLETELY PLEASE TYPE		THIS REPORT MUST BE SUBMITTED WITHIN 45 DAYS AFTER WELL IS COMPLETED.	
ST/CO USE ONLY DATE RECEIVED MM 09 DO 08 YY 2015		DATE WELL COMPLETED MM 09 DO 08 YY 2015		Depth of Well 22 440' 26 (TO NEAREST FOOT)		PERMIT NO. FROM "PERMIT TO DRILL WELL" FR 95-2270	
OWNER Remaking WELL SITE ADDRESS Edgemont Rd SUBDIVISION Remaking's Division SECTION LOT Parcel 3		TOWN Frederick		COUNTY NUMBER 15-129			
WELL LOG Not required for driven wells STATE THE KIND OF FORMATIONS PENETRATED, THEIR COLOR, DEPTH, THICKNESS AND IF WATER BEARING		GROUTING RECORD WELL HAS BEEN GROUTED (Circle Appropriate Box) <input checked="" type="checkbox"/> Y <input type="checkbox"/> N TYPE OF GROUTING MATERIAL (Circle one) CEMENT <input checked="" type="checkbox"/> BENTONITE CLAY <input type="checkbox"/> BC NO. OF BAGS 8 NO. OF POUNDS 752 GALLONS OF WATER 42 DEPTH OF GROUT SEAL (to nearest foot) from 0 ft. to 28 ft. (enter 0 if from surface)		C3 PUMPING TEST HOURS PUMPED (nearest hour) 6 PUMPING RATE (gal. per min.) 2.4 METHOD USED TO MEASURE PUMPING RATE Bucket WATER LEVEL (distance from land surface) BEFORE PUMPING 76 ft. WHEN PUMPING 373 ft. TYPE OF PUMP USED (for test) <input type="checkbox"/> A air <input type="checkbox"/> P piston <input type="checkbox"/> T turbine <input type="checkbox"/> C centrifugal <input type="checkbox"/> R rotary <input type="checkbox"/> O other (describe below) <input type="checkbox"/> J jet <input checked="" type="checkbox"/> S submersible			
DESCRIPTION (Use subdivisions shown if available) Brown Shale 0 26 Blue Shale 26 440 ✓ Water 170'		CASING RECORD casing types insert appropriate code below <input checked="" type="checkbox"/> ST STEEL <input type="checkbox"/> CO CONCRETE <input type="checkbox"/> PL PLASTIC <input type="checkbox"/> OT OTHER MAIN CASING TYPE SF Nominal diameter top (main) casing (nearest inch) 6 Total depth of main casing (nearest foot) 30 OTHER CASING (if used) diameter inch PL 4 depth (feet) from 10 to 440					
NUMBER OF UNSUCCESSFUL WELLS: 0		C2 DEPTH (nearest ft.) 1 40 28 440 2 23 24 26 30 32 36 3 38 39 41 45 47 51		SCREEN RECORD screen type or open hole insert appropriate code below <input checked="" type="checkbox"/> ST STEEL <input type="checkbox"/> BR BRASS <input type="checkbox"/> HO OPEN HOLE <input type="checkbox"/> PL PLASTIC <input type="checkbox"/> OT OTHER		CAPACITY: GALLONS PER MINUTE (to nearest gallon) 31 35 PUMP HORSE POWER 37 41 PUMP COLUMN LENGTH (nearest ft.) 43 47 CASING HEIGHT (circle appropriate box and enter casing height) <input checked="" type="checkbox"/> + above } LAND SURFACE <input type="checkbox"/> - below } 2 (nearest foot)	
WELLS HYDROFRACTURED <input type="checkbox"/> Y <input checked="" type="checkbox"/> N CIRCLE APPROPRIATE LETTER A A WELL WAS ABANDONED AND SEALED WHEN THIS WELL WAS COMPLETED E ELECTRIC LOG OBTAINED P TEST WELL CONVERTED TO PRODUCTION WELL I HEREBY CERTIFY THAT THIS WELL HAS BEEN CONSTRUCTED IN ACCORDANCE WITH COMAR 28.24.04 "WELL CONSTRUCTION" AND IN CONFORMANCE WITH ALL CONDITIONS STATED IN THE ABOVE CAPTIONED PERMIT, AND THAT THE INFORMATION PRESENTED HEREIN IS ACCURATE AND COMPLETE TO THE BEST OF MY KNOWLEDGE.		SLOT SIZE 1 2 3 DIAMETER OF SCREEN (NEAREST INCH) 56 60 from to		GRAVEL PACK IF WELL DRILLED WAS FLOWING WELL INSERT F IN BOX M MDE USE ONLY (NOT TO BE FILLED IN BY DRILLER) T (E.R.O.S.) W Q TELESCOPE CASING LOG INDICATOR OTHER DATA		LATITUDE 39.43357 LONGITUDE 77.49088 (DEFAULT COORD. WGS 84) NOTES:	
DRILLERS LIC. NO.: M5D024 DRILLERS SIGNATURE Joseph & Mayne LIC. NO.: M5D027 SITE SUPERVISOR (sign. of driller or journeyman responsible for sitework if different from permittee)							

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