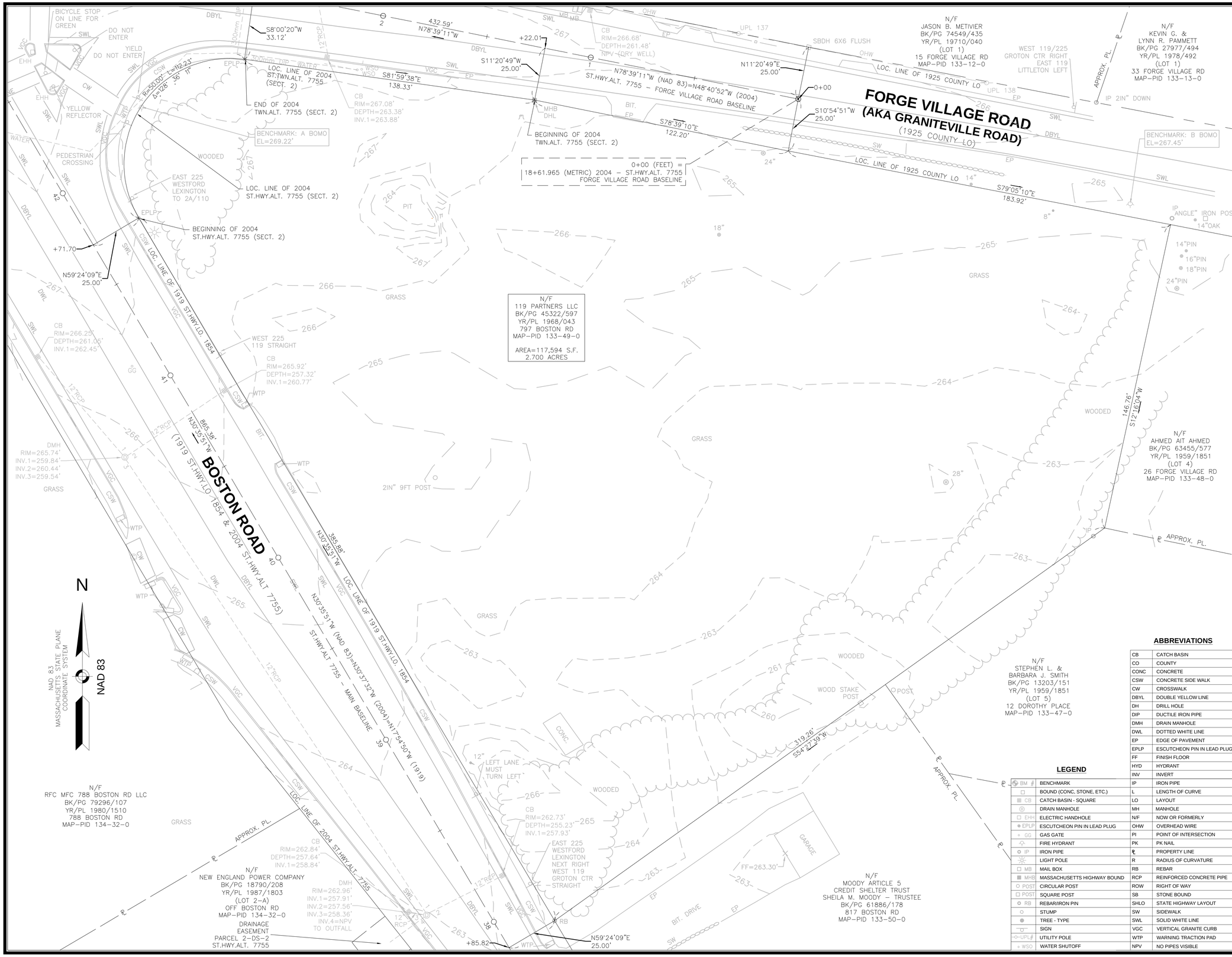

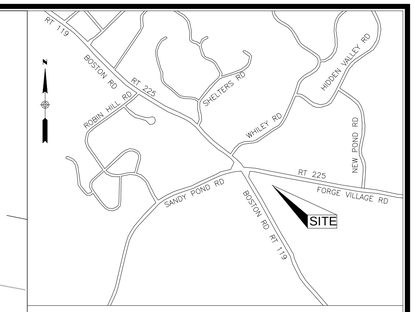

LOCUS MAP
(N.T.S.)

LOCUS OWNER

119 PARTNERS LLC

797 BOSTON ROAD

MAP 133 LOT 49-0

BOOK 45322 PAGE 597
PLAN YEAR 1968 PLAN 043

NOTES

1. THIS PLAN WAS PREPARED FROM AN ACTUAL ON THE GROUND FIELD SURVEY CONDUCTED BY WSP IN JUNE/JULY OF 2023.

2. THE BEARING SYSTEM SHOWN HEREON IS REFERENCED TO THE NORTH AMERICAN DATUM OF 1983, MASSACHUSETTS STATE PLANE MAINLAND COORDINATE SYSTEM AND WAS ESTABLISHED UTILIZING RTK GPS SURVEY TECHNIQUES REFERENCING THE MACORS GPS NETWORK.

3. THE VERTICAL DATUM REFERENCES NAVD88 AND WAS ESTABLISHED ON SITE UTILIZING RTK GPS SURVEY TECHNIQUES REFERENCING THE MACORS GPS NETWORK.

4. THE SURVEYED PROPERTY IS SUBJECT BUT NOT LIMITED TO THE INFORMATION SHOWN HEREON. ALL INFORMATION THAT MAY AFFECT THE QUALITY OF THE TITLE TO BOTH THE SUBJECT AND ADJOINING PARCELS SHOULD BE VERIFIED BY AN ACCURATE AND CURRENT TITLE REPORT. THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT.

5. THE UNDERGROUND UTILITY INFORMATION SHOWN HEREON LABELED WITH AN (R) ARE FROM RECORD DOCUMENTS. ADDITIONAL FIELD INVESTIGATION WILL BE REQUIRED BY OTHERS TO DETERMINE THE ACTUAL PIPE SIZE(S) AND TYPE(S).

UTILITY STATEMENTS

THE LOCATION OF THE UTILITIES AS SHOWN HEREON HAVE BEEN COMPILED FROM VISIBLE STRUCTURES AND INFORMATION OBTAINED FROM VARIOUS SOURCES. THE ACTUAL LOCATION OF ALL UTILITIES AND UNDERGROUND STRUCTURES SHALL BE CONSIDERED APPROXIMATE AND SHALL BE VERIFIED BY THE OWNER PRIOR TO ANY CONSTRUCTION. THE SURVEYOR MAKES NO GUARANTEES THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICES OR ABANDONED. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED.

COMMONWEALTH OF MASSACHUSETTS
DAVID P. PRINCE
No. 52328
PROFESSIONAL
LAND SURVEYOR

JULY 13, 2023

DAVID P. PRINCE, P.L.S.
REG. NO. 52328
WSP USA, Inc.

DATE

GRAPHIC SCALE

20 0 10 20 40 80

SCALE: 1" = 20'

REVISION 30902423.007-1.dwg

DATE	DESCRIPTION
--/--/--	---

EXISTING CONDITIONS SURVEY

797 BOSTON ROAD
GROTON, MASSACHUSETTS
PREPARED FOR
HOWARD STEIN HUDSON

WSP USA Inc.
10 Al Paul Lane, Suite 103
Merrimack, NH 03054
603.324.0894

Drawn By ES	Date JULY 13, 2023	Job No. 30902423.007
Surveyed By TO		
Checked By DP MS	Scale 1" = 20'	Sheet No. 1 OF 1
Book No. M22 PG 110		

LEGEND

BM #	BENCHMARK
	BOUND (CONC. STONE, ETC.)
CB	CATCH BASIN - SQUARE
	DRAIN MANHOLE
EHH	ELECTRIC HANDHOLE
EPLP	ESCUTCHEON PIN IN LEAD PLUG
GG	GAS GATE
	FIRE HYDRANT
IP	IRON PIPE
	LIGHT POLE
MB	MAIL BOX
MHB	MASSACHUSETTS HIGHWAY BOUND
POST	CIRCULAR POST
	SQUARE POST
RB	REBAR/IRON PIN
	STUMP
	TREE - TYPE
	SIGN
UPL #	UTILITY POLE
WSO	WATER SHUTOFF

ABBREVIATIONS

CB	CATCH BASIN
CO	COUNTY
CONC	CONCRETE
CSW	CONCRETE SIDE WALK
CW	CROSSWALK
DBYL	DOUBLE YELLOW LINE
DH	DRILL HOLE
DIP	DUCTILE IRON PIPE
DMH	DRAIN MANHOLE
DWL	DOTTED WHITE LINE
EP	EDGE OF PAVEMENT
EPLP	ESCUTCHEON PIN IN LEAD PLUG
FF	FINISH FLOOR
HYD	HYDRANT
INV	INVERT
IP	IRON PIPE
L	LENGTH OF CURVE
LO	LAYOUT
MH	MANHOLE
N/F	NOW OR FORMERLY
OHW	OVERHEAD WIRE
PI	POINT OF INTERSECTION
PK	PK NAIL
℄	PROPERTY LINE
R	RADIUS OF CURVATURE
RB	REBAR
RCP	REINFORCED CONCRETE PIPE
ROW	RIGHT OF WAY
SB	STONE BOUND
SHLO	STATE HIGHWAY LAYOUT
SW	SIDEWALK
SWL	SOLID WHITE LINE
VGC	VERTICAL GRANITE CURB
WTP	WARNING TRACTION PAD
NPV	NO PIPES VISIBLE