FOR REGISTRY OF DEEDS USE ONLY

I DECLARE, TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, INFORMATION, AND BELIEF, THAT THIS PLAN WAS PREPARED IN ACCORDANCE WITH THE RULES AND REGULATIONS OF THE REGISTERS OF DEEDS.

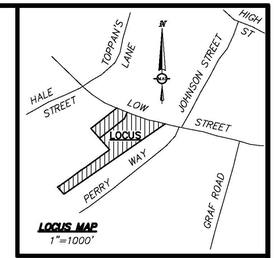
FOR MERIDIAN ASSOCIATES, INC. DATE

RECORD OWNER:

COMMONWEALTH OF MASSACHUSETTS
DEED BOOK 3799, PAGE 270
DEED BOOK 29652, PAGE 389 (LEASE)

REFERENCES:

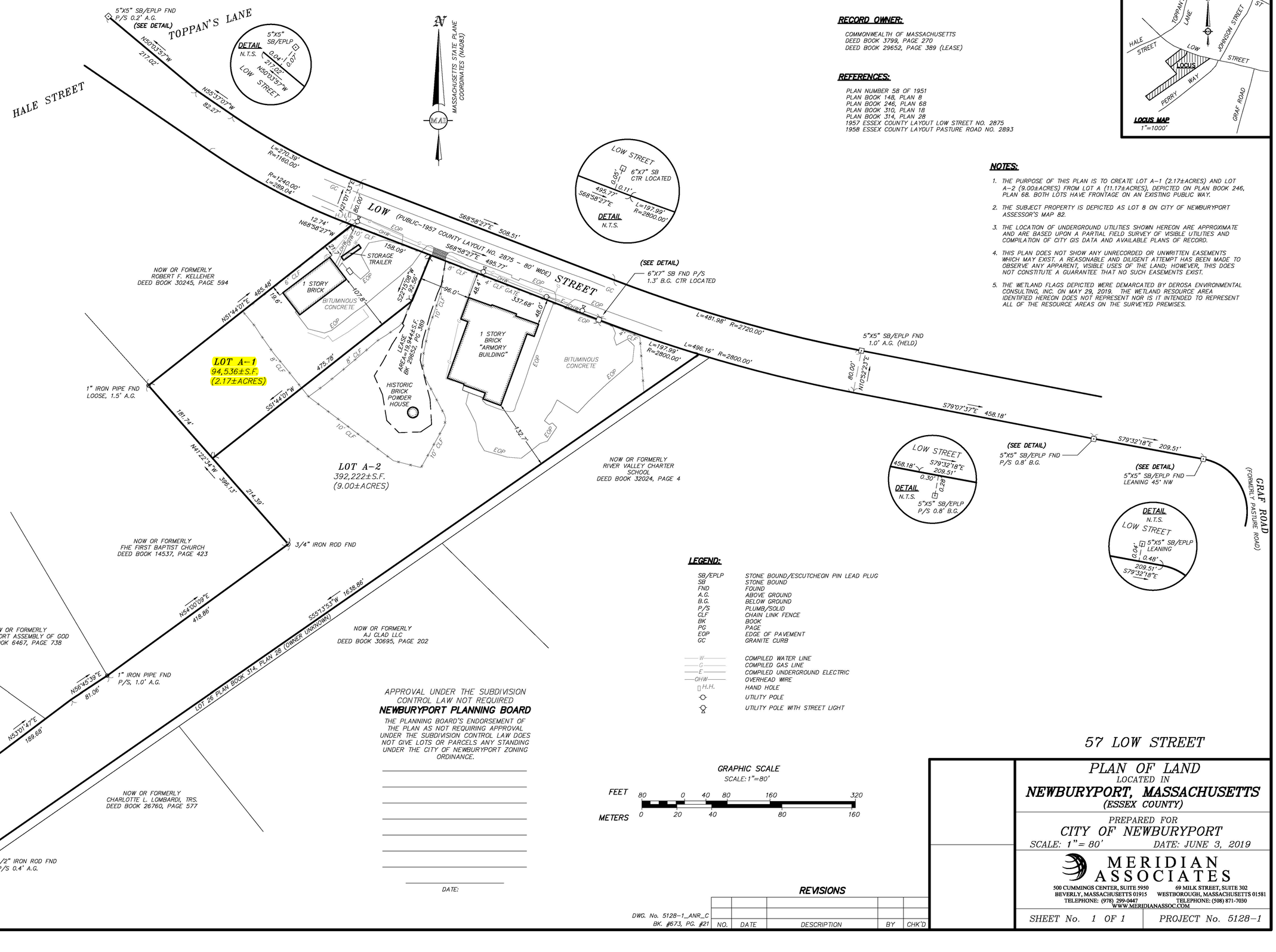
PLAN NUMBER 58 OF 1951
PLAN BOOK 148, PLAN 9
PLAN BOOK 246, PLAN 68
PLAN BOOK 310, PLAN 18
PLAN BOOK 314, PLAN 28
1957 ESSEX COUNTY LAYOUT LOW STREET NO. 2875
1958 ESSEX COUNTY LAYOUT PASTURE ROAD NO. 2893



LOCUS MAP
1"=1000'

NOTES:

1. THE PURPOSE OF THIS PLAN IS TO CREATE LOT A–1 (2.17±ACRES) AND LOT A–2 (9.00±ACRES) FROM LOT A (11.17±ACRES), DEPICTED ON PLAN BOOK 246, PLAN 68. BOTH LOTS HAVE FRONTAGE ON AN EXISTING PUBLIC WAY.
2. THE SUBJECT PROPERTY IS DEPICTED AS LOT 8 ON CITY OF NEWBURYPORT ASSESSOR'S MAP 82.
3. THE LOCATION OF UNDERGROUND UTILITIES SHOWN HEREON ARE APPROXIMATE AND ARE BASED UPON A PARTIAL FIELD SURVEY OF VISIBLE UTILITIES AND COMPILATION OF CITY GIS DATA AND AVAILABLE PLANS OF RECORD.
4. THIS PLAN DOES NOT SHOW ANY UNRECORDED OR UNWRITTEN EASEMENTS WHICH MAY EXIST. A REASONABLE AND DILIGENT ATTEMPT HAS BEEN MADE TO OBSERVE ANY APPARENT, VISIBLE USES OF THE LAND; HOWEVER, THIS DOES NOT CONSTITUTE A GUARANTEE THAT NO SUCH EASEMENTS EXIST.
5. THE WETLAND FLAGS DEPICTED WERE DEMARCATED BY DEROSA ENVIRONMENTAL CONSULTING, INC. ON MAY 29, 2019. THE WETLAND RESOURCE AREA IDENTIFIED HEREON DOES NOT REPRESENT NOR IS IT INTENDED TO REPRESENT ALL OF THE RESOURCE AREAS ON THE SURVEYED PREMISES.



LEGEND:

SB/EPLP	STONE BOUND/ESCUTCHEON PIN LEAD PLUG
SB	STONE BOUND
FND	FOUND
A.G.	ABOVE GROUND
B.G.	BELOW GROUND
P/S	PLUMB/SOLID
CLF	CHAIN LINK FENCE
BK	BOOK
PG	PAGE
EOP	EDGE OF PAVEMENT
GC	GRANITE CURB
—W—	COMPILED WATER LINE
—G—	COMPILED GAS LINE
—E—	COMPILED UNDERGROUND ELECTRIC
—OHW—	OVERHEAD WIRE
H.H.	HAND HOLE
	UTILITY POLE
	UTILITY POLE WITH STREET LIGHT

APPROVAL UNDER THE SUBDIVISION CONTROL LAW NOT REQUIRED
NEWBURYPORT PLANNING BOARD

THE PLANNING BOARD'S ENDORSEMENT OF THE PLAN AS NOT REQUIRING APPROVAL UNDER THE SUBDIVISION CONTROL LAW DOES NOT GIVE LOTS OR PARCELS ANY STANDING UNDER THE CITY OF NEWBURYPORT ZONING ORDINANCE.

DATE:

GRAPHIC SCALE
SCALE: 1"=80'

REVISIONS

NO.	DATE	DESCRIPTION	BY	CHK'D

DWG. No. 5128–1_ANR_C
BK. #673, PG. #21

57 LOW STREET

PLAN OF LAND
LOCATED IN
NEWBURYPORT, MASSACHUSETTS
(ESSEX COUNTY)

PREPARED FOR
CITY OF NEWBURYPORT
SCALE: 1"= 80' DATE: JUNE 3, 2019

MERIDIAN ASSOCIATES
500 CUMMINGS CENTER, SUITE 5950
BEVERLY, MASSACHUSETTS 01915
TELEPHONE: (978) 299-0447
69 MILK STREET, SUITE 302
WESTBOROUGH, MASSACHUSETTS 01581
TELEPHONE: (508) 871-7030
WWW.MERIDIANASSOC.COM

SHEET No. 1 OF 1 PROJECT No. 5128–1