

CERTIFICATE OF HIGHWAY MILEAGE
YEAR ENDING FEBRUARY 10, 2010

Fill out form, make and file copy with the Town Clerk, and mail ORIGINAL, before February 20, 2010 to: Vermont Agency of Transportation, Division of Planning, Outreach and Community Affairs, One National Life Drive, Montpelier, VT 05633.

We, the members of the legislative body of JAMAICA in WINDHAM County on an oath state that the mileage of highways, according to Vermont Statutes Annotated, Title 19, Section 305, added 1985, is as follows:

PART I - CHANGES TOTALS - Please fill in and calculate totals.

Table with 6 columns: Town Highways, Previous Mileage, Added Mileage, Subtracted Mileage, Total, Scenic Highways. Rows include Class 1, Class 1 Lane, Class 2, Class 3, State Highway, Class 4, Legal Trail, and Total.

* Mileage for Class 1 Lane, Class 4, and Legal Trail classifications is NOT included in total.

PART II - INFORMATION AND DESCRIPTION OF CHANGES SHOWN ABOVE.

Totals by S. Moulton 1/28/10

- 1. NEW HIGHWAYS: Please attach Selectmen's "Certificate of Completion and Opening". See attached Certificate, Copy of Survey, Copy of Deed, Copy of Hearing, Findings of Facts, Conclusions of Law and Decision.
2. DISCONTINUED: Please attach SIGNED copy of proceedings (minutes of meeting).
3. RECLASSIFIED/REMEASURED: Please attach SIGNED copy of proceedings (minutes of meeting).
4. SCENIC HIGHWAYS: Please attach a copy of order designating/discontinuing Scenic Highways.

IF THERE ARE NO CHANGES IN MILEAGE: Check box and sign below. []

PART III - SIGNATURES - PLEASE SIGN.

Selectmen/ Aldermen/ Trustees Signatures:

Handwritten signatures of Joel Beech and Alexandra A. Clark.

T/C/V Clerk Signature: Bonnie West

Date Filed: Jan 26, 2010

Please sign ORIGINAL and return it for Transportation signature.

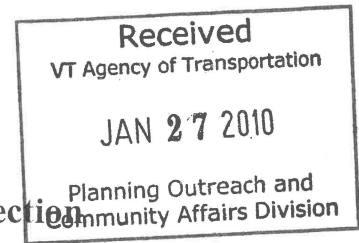
AGENCY OF TRANSPORTATION APPROVAL: Signed copy will be returned to T/C/V Clerk.

APPROVED:

Handwritten signature and text: Representative, Agency of Transportation

DATE:

5/19/2010



Vermont Statutes Annotated

19 V.S.A. § 305. Measurement and inspection

§ 305. Measurement and inspection

(a) After reasonable notice to the selectboard, a representative of the agency may measure and inspect the class 1, 2, and 3 town highways in each town to verify the accuracy of the records on file with the agency. Upon request, the selectboard or their designee shall be permitted to accompany the representative of the agency during the measurement and inspection. The agency shall notify the town when any highway, or portion of a highway, does not meet the standards for its assigned class. If the town fails, within one year, to restore the highway or portion of the highway to the accepted standard, or to reclassify, or to discontinue, or develop an acceptable schedule for restoring to the accepted standards, the agency for purposes of apportionment under section 306 of this title shall deduct the affected mileage from that assigned to the town for the particular class of the road in question.

(b) Annually, on or before February 10, the selectboard shall file with the town clerk a sworn statement of the description and measurements of all class 1, 2, 3, and 4 town highways and trails then in existence, including any special designation such as a throughway or scenic highway. When class 1, 2, 3, or 4 town highways, trails, or unidentified corridors are accepted, discontinued, or reclassified, a copy of the proceedings shall be filed in the town clerk's office and a copy shall be forwarded to the agency.

(c) All class 1, 2, 3, and 4 town highways and trails shall appear on the town highway maps by July 1, 2015.

(d) At least 45 days prior to first including a town highway or trail that is not clearly observable by physical evidence of its use as a highway or trail and that is legally established prior to February 10, 2006 in the sworn statement required under subsection (b) of this section, the legislative body of the municipality shall provide written notice and an opportunity to be heard at a duly warned meeting of the legislative body to persons owning lands through which a highway or trail passes or abuts.

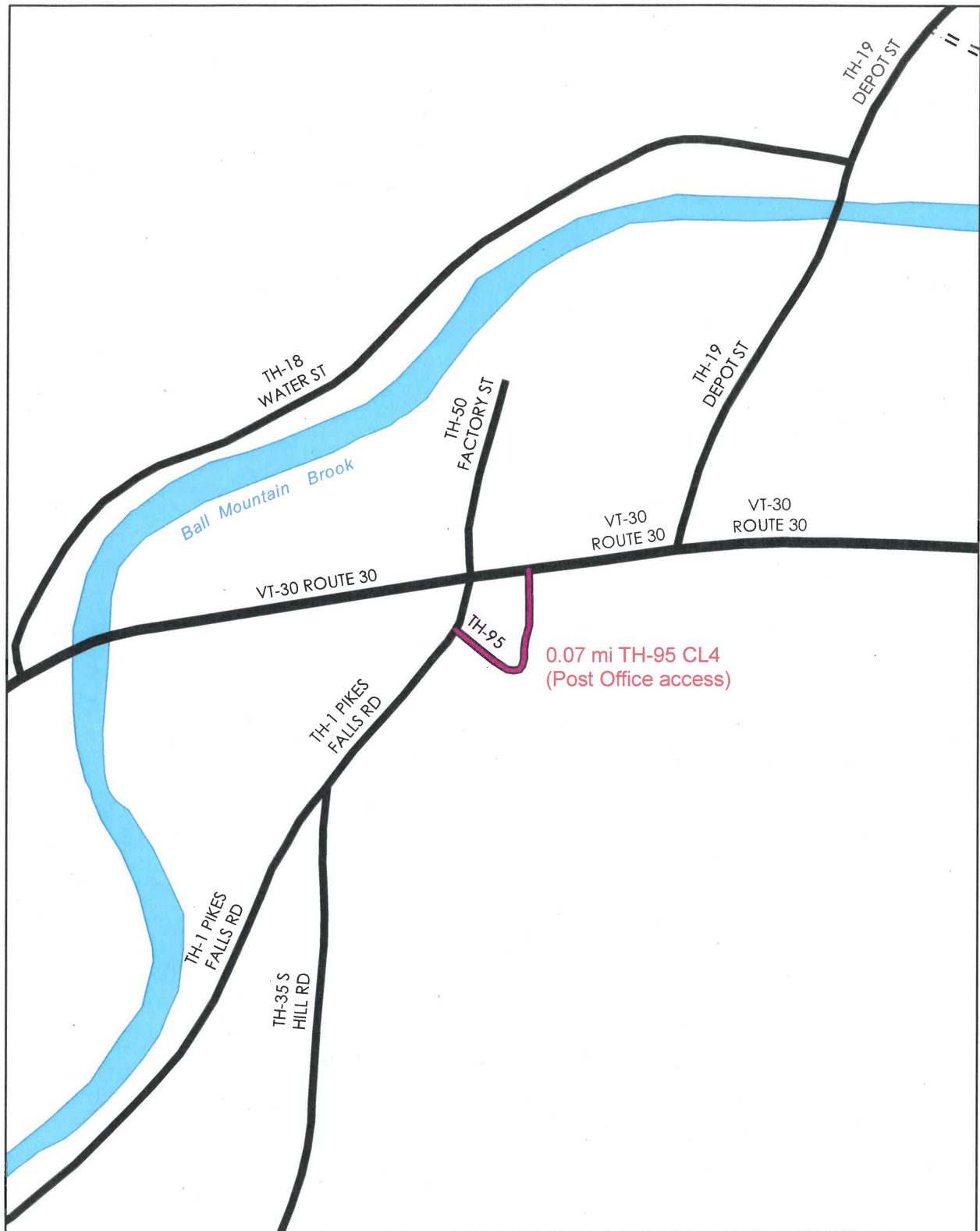
(e) The agency shall not accept any change in mileage until the records required to be filed in the town clerk's office by this section are received by the agency. A request by a municipality to the agency for a change in mileage shall include a description of the affected highway or trail, a copy of any surveys of the affected highway or trail, minutes of meetings at which the legislative body took action with respect to the changes, and a current town highway map with the requested deletions and additions sketched on it. A survey shall not be required for class 4 town highways that are legally established prior to February 10, 2006. All records filed with the agency are subject to verification in accordance with subsection (a) of this section.

(f) The selectboard of any town who are aggrieved by a finding of the agency concerning the measurement, description or classification of a town highway may appeal to the transportation board by filing a notice of appeal with the executive secretary of the transportation board.

(g) The agency shall provide each town with a map of all of the highways in that town together with the mileage of each class 1; 2, 3, and 4 highway, as well as each trail, and such other information as the agency deems appropriate.

Excerpt of 19 V.S.A. § 305 - *Measurement and inspection* from Vermont Statutes Online located at – <http://www.leg.state.vt.us/statutes/fullsection.cfm?Title=19&Chapter=003&Section=00305>

12/29/2009



**Mileage Certificate Change 2010
JAMAICA**

Mapping Unit
 Division of Planning, Outreach and Community Affairs
 Vermont Agency of Transportation -- January 2010



CERTIFICATE of COMPLETION and OPENING
of a HIGHWAY for PUBLIC TRAVEL

Bonnie West, Town Clerk of the Jamaica Town of Jamaica, Vermont.
(Clerk's Name) (City/Town/Village) (City/Town/Village)
(City/Town/Village Name)

Pursuant to Title 19, V.S.A., Chapter 7, this is to certify that the following described section of Class 4 Highway in the Jamaica Town of Jamaica was COMPLETED AND OPENED FOR PUBLIC TRAVEL on July 30th., 2009.
(1,2,3 or 4) (City/Town/Village) (City/Town/Village Name) (Month - Day) (Year)

DESCRIPTION OF RIGHT OF WAY: Beginning from Route 30/100 to the Town Office and from the Town Office to Pikes Falls Road.

Received
 VT Agency of Transportation
JAN 27 2010
 Planning Outreach and
 Community Affairs Division

and as shown on a Highway ^{Survey} Map of the Jamaica Town of Jamaica, dated 12/16/2009, and filed in Book 7 Platt Map on page 107B of the Records of the Jamaica Town of Jamaica by the Jamaica Town Clerk of said Jamaica incorporated herein by reference and attested to on said map by said the Jamaica Town Clerk.
(City/Town/Village) (City/Town/Village Name) (City/Town/Village Name) (Month - Day) (Year) (Book #) (Page #) (City/Town/Village) (City/Town/Village) (City/Town/Village) (City/Town/Village)

Dated at Jamaica, County of Windham and State of Vermont, this 25th day of Jan., A.D., 2010.
(City/Town/Village Name) (County Name) (Date - Day) (Date - Month) (Date - Year)

BOARD
 OF
 SELECTMEN,
 ALDERMAN,
 or TRUSTEES

Alexandra A. Clark.
(Selectman/Alderman/Trustee Signature)
Joel Beecham
(Selectman/Alderman/Trustee Signature)
Louis G. Bruner Jr.
(Selectman/Alderman/Trustee Signature)
Brian Clark
(Manager/Mayor Signature)

[Signature]
(Selectman/Alderman/Trustee Signature)
[Signature]
(Selectman/Alderman/Trustee Signature)
[Signature]
(Selectman/Alderman/Trustee Signature)

and the Manager/Mayor of the City/Town/Village of JAMAICA.
(City/Town/Village Name)

JAMAICA, VERMONT, JAN. 25, 2010
(City/Town/Village Name) (Month - Day) (Year)

THE ABOVE IS A TRUE COPY OF THE DESCRIPTION OF CLASS 4 HIGHWAY COMPLETED AND OPENED FOR PUBLIC TRAVEL, RECORDED IN BOOK 7 ON PAGE 188 OF THE JAMAICA TOWN RECORDS OF THE JAMAICA TOWN OF JAMAICA ON THE 30 DAY OF June, 2009, AT 6:30 P.M. O'CLOCK, P. M.
(City/Town/Village) (City/Town/Village Name) (Book #) (Page #) (Date - Day) (Date - Month) (Date - Year) (Time) (A or P)

ATTEST: Bonnie West
(Clerk's Name)

TOWN CLERK OF JAMAICA, VERMONT
(City/Town/Village) (City/Town/Village Name)

TOWN HWY. NO.	LENGTH IN MILES CLASS 3	LENGTH IN MILES CLASS 4	LEGAL TRAIL NO.	LENGTH IN MILES	
4	1.070	42	0.830	1	(0.850)
5	0.960	43	0.270	2	(0.750)
6	1.310	44	0.770	3	(0.080)
7	0.150	45	0.050	4	(0.800)
8	0.020	46	0.030	5	(0.150)
9	0.590	47	0.450	6	(1.000)
10	0.900	47	0.140	7	(0.400)
11	0.300	49	0.140	8	(1.100)
12	0.510	50	0.080	9	(0.200)
13	0.750	51	0.640	10	(0.850)
14	0.680	52	0.070	11	(2.100)
15	2.830	53	0.140	12	(0.300)
16	0.150	54	0.050	13	(0.740)
17	0.920	55	0.270	14	(0.450)
18	0.340	56	0.900	15	(0.740)
19	0.650	57	0.110	16	(0.950)
20	3.940	58	(0.050)	17	(1.100)
21	0.280	60	(0.150)	18	(0.300)
22	0.580	62	0.050	19	(0.420)
23	0.300	62	(0.070)	20	(1.000)
24	0.940	63	1.420	21	(1.000)
25	0.120	64	0.430	22	(2.040)
26	0.200	65	0.420	23	(1.350)
27	0.700	66	0.110	24	(0.400)
28	0.410	66	(0.060)	25	(0.700)
29	0.150	67	0.520		
30	5.120	68	0.130		
31	0.060	69	0.400		
31	(0.380)	70	0.040		
32	(0.380)	85	0.480		
33	0.040	86	0.340		
34	0.100	87	0.390		
35	3.890	88	0.270		
36	1.030	89	0.090		
37	0.250	92	0.070		
38	0.080	93	0.300		
39	0.560	94	0.500		
41	1.400	TOTAL	43.060	2.880	
		TOTAL	43.060	2.880	

* This portion of town highway is Class 3 but is functionally Class 4

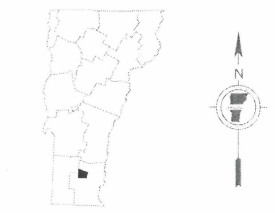
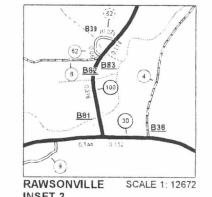
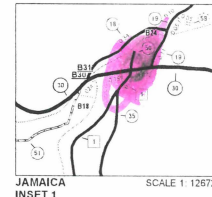
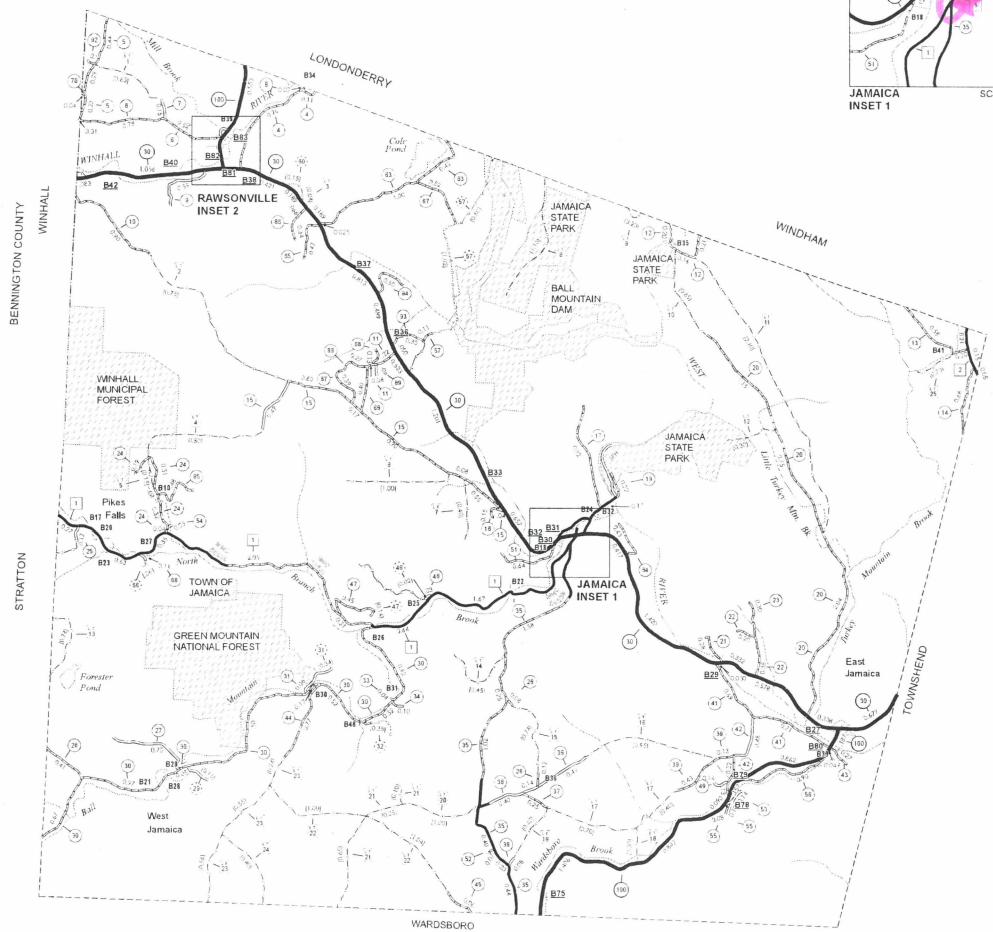
MILEAGE SUMMARY	
CLASS 2	
TH-1	6.000
TH-2	0.440
TOTAL CLASS 2	6.440
CLASS 3	
TOTAL CLASS 3	43.060
TOTAL TOWN	49.500
STATE HIGHWAY	
VT-30	10.119
VT-100	4.556
TOTAL STATE HIGHWAY	14.675
TOTAL STATE	14.675

TOTAL TRAVELED HIGHWAYS, FEB. 10, 2007: 64.175
(Excludes Class 4 and Legal Trail Mileage)

- HIGHWAYS**
- INTERSTATE
- U.S. ROUTE
- STATE ROUTE
- CLASS 1
- CLASS 2
- CLASS 3
- CLASS 4
- LEGAL TRAIL**
- INTERSTATE OR DIVIDED HIGHWAY
- STATE - HARD SURFACE OR PAVED
- TOWN - HARD SURFACE OR PAVED
- GRAVEL
- SOIL OR GRADED AND DRAINED EARTH
- UNIMPROVED OR PRIMITIVE
- IMPASSABLE OR UNTRAVELED
- LEGAL TRAIL
- DISCONTINUED
- HIGHWAY CLASS CHANGE
- RAILROAD
- PUBLIC LAND**
- POLITICAL SUBDIVISIONS
- STATE BOUNDARY
- COUNTY BOUNDARY
- TOWN BOUNDARY
- VILLAGE BOUNDARY
- URBAN COMPACT BOUNDARY
- WATER BODIES**
- OPEN WATER
- SWAMP
- STREAM OR BROOK
- BRIDGE OR CULVERT**
- BRIDGE OR CULVERT GREATER THAN 20'
- BRIDGE OR CULVERT 6' - 20'
- STATE BRIDGE IDENTIFIER
- TOWN BRIDGE IDENTIFIER
- FEDERAL CLASSIFICATION IDENTIFIER**
- MINOR ARTERIAL
- MAJOR COLLECTOR
- MINOR COLLECTOR
- PRINCIPAL ARTERIAL

DISCLAIMER
The untraveled highways (lead-out town highways), discontinued highways, and legal trails shown hereon are those of which the Agency of Transportation has record; others may exist.
Highway and bridge data by the Agency of Transportation Policy & Planning Division. All other data from the Vermont Center for Geographic Information.

Vermont State Plane Coordinate System
North American Datum of 1983
SPRS Zone Identifier: 4402
Geoidetic Reference System 80
4,000-meter grid. Existing - Flattening

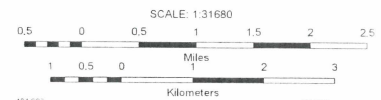


VERMONT
GENERAL HIGHWAY MAP
Town of Jamaica
WINDHAM COUNTY

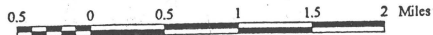
Transportation District #2

Prepared by the
Vermont Agency of Transportation
Policy & Planning Division
in cooperation with
U.S. Department of Transportation
Federal Highway Administration

Mileage as of Feb. 10, 2007
Map generated October 2007



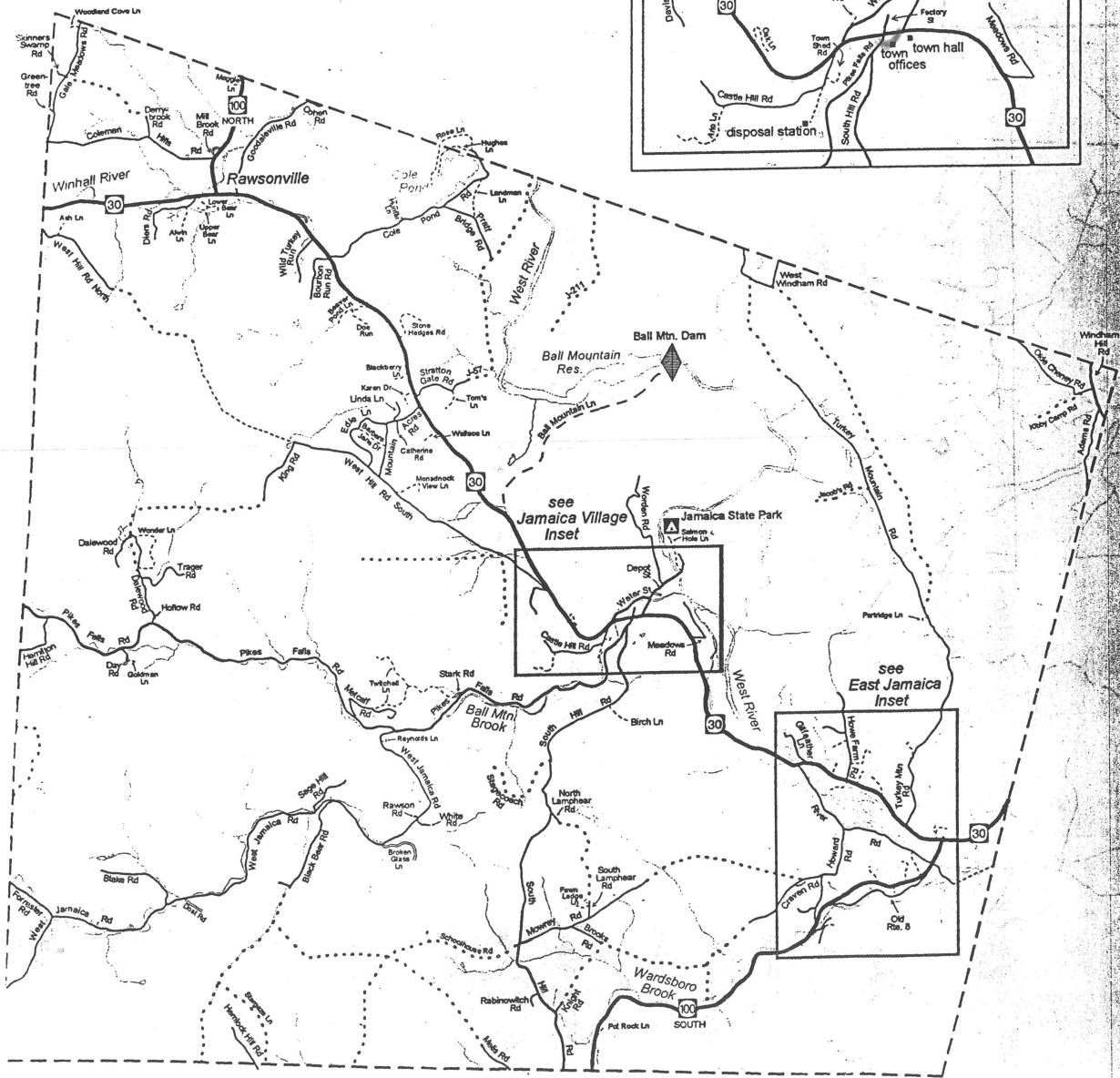
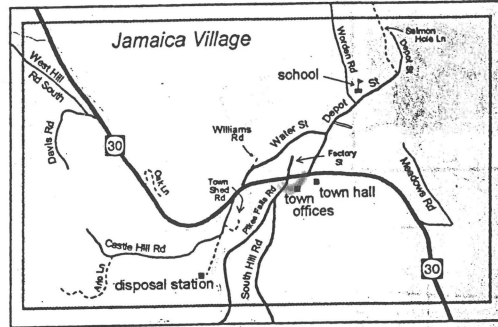
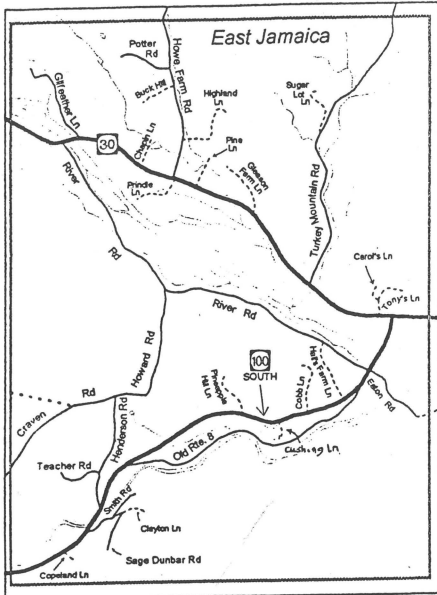
Town of Jamaica Road Name Map



Paved roads:
 state highway
 town highway
 Corps of Engineers road

Unpaved roads:
 town highway, class 2 or 3
 town highway, class 4
 legal town trail (public right-of-way)
 private road or drive

stream or river



C:\WINCHAM\GIS\MAPS\TOWN OF JAMAICA\ROAD NAME.MXD

Received
VT Agency of Transportation
JAN 27 2010
Planning Outreach and
Community Affairs Division

NOTICE OF HEARING
RE: LAYING OUT A NEW HIGHWAY IN JAMAICA, VERMONT


Pursuant to the provisions of 19 V.S.A. § 708(a), the Selectboard of the Town of Jamaica, on its own motion, hereby gives notice, in accordance with 19 V.S.A. § 709, that the Selectboard of the Town of Jamaica, Vermont will meet at the Town Office in Jamaica, a public place in the Town, at 6:30 p.m. on June 22, 2009, for a site visit, and then recess to the Town Office for the purpose of receiving testimony and hearing all persons interested in the matter of whether the Town of Jamaica shall lay out a public highway across the existing right-of-way from Route 30 to the Town Office and from the Town Office to Pikes Falls Road.

A copy of a survey showing the proposed town highway is available for review at the town office.

In addition, the Selectboard will, at said time and place, hear testimony on the issue of what damages, if any, shall be paid or tendered to any person through whose land said highway or portions of the same may pass or abut.

If after examination of the premises and hearing any and all interested persons, the Selectboard judges that the public good, necessity and convenience of the inhabitants of the Town of Jamaica require that said highway be laid out, it will be so ordered, and the Selectboard will determine, in accordance with the provisions of 19 V.S.A. § 712, the amount of damages, if any, to be paid to any person through whose land said highway passes.

Dated at Jamaica, Vermont, this 11th day of May, 2009.




Oliver Olsen, Chair

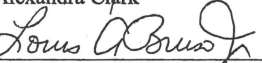
Joel Beckwith



Brian Chapin

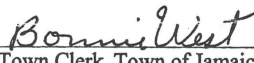


Alexandra Clark




Louis Brusio

Attest: A True Record



Town Clerk, Town of Jamaica

TOWN OF JAMAICA, VT
Received for record May 11, 2009
at 8:00 o'clock P. M. and recorded in
Jamaica ~~land~~ Records, Vol. 7 Page 186-87


Town Clerk

CERTIFICATION

I, Bonnie West, Town Clerk, Town of Jamaica, Vermont, hereby certifies that on May 12, 2009, I caused the within and foregoing notice of hearing to be posted at the Town of Jamaica Town Clerk's Office, and caused copies thereof to be mailed by certified mail, return receipt requested, to:

Charles & Elaine Murray
PO Box 485
Jamaica, VT 05343

Henry & Toby Schwartz
23 Goldman Lane
Jamaica, VT 05343

Northeast Home Loan LLC
80 Flat St. Suite 107
Brattleboro, VT 05301

Frederick Maheux & Dennis R. Vincent-Maheux
PO Box 508
Jamaica, VT 05343

Timothy Brown & Victoria Smith
PO Box 221
Jamaica, VT 05343

Chittenden Trust Co. dba Chittenden Mortgage Services
629 Putney Road
Brattleboro, VT 05301

Heritage Family Credit Union
PO Box 303
So. Londonderry, VT 05155

Everbank
8100 Nations Way
Jacksonville, FL 32256

Citifinancial, Inc.
210 Northside Dr.
Mon Pl Ste 30
Benninton, VT 05201

Windham Housing Trust
68 Bridge St.
Brattleboro, VT 05301

Greg & Johnna Gould
PO Box 212
Jamaica, VT 05343

David & Valerie Heisler
PO Box 475
Jamaica, VT 05343

KeyBank N.A.
127 Public Square
Cleveland, OH 44114

Chittenden Trust Co. dba Chittenden Bank
100 Main St.
Brattleboro, VT 05301

Central Vermont Public Service
ATTN: Right of Way Department
77 Grove Street
Rutland, VT 05701

Fairpoint Communications
ATTN: Right of Way Department
800 Hinesburg Rd.
South Burlington, VT 05403

State of Vermont Agency of Transportation
National Life Building
Montpelier, VT 05601

Town of Jamaica
Planning Commission
PO Box 173
Jamaica, VT 05343

I further certify that I caused the within and foregoing notice to be published in the May 14, 2009 issue of the Brattleboro Reformer, a newspaper circulating within the Town of Jamaica, Vermont.

Dated at Jamaica, Vermont this 11th day of May, 2009.

Bonnie West

Bonnie West
Jamaica Town Clerk

**TOWN OF JAMAICA
SELECTBOARD**

In re: Road to Town Office)
 Proposal to Convert a Right-of-Way)
 Owned by the Town into a Town Highway)

**FINDINGS OF FACT, CONCLUSIONS OF LAW
AND DECISION**

On June 22, 2009, the Jamaica Selectboard held a hearing, following formal notice, on whether to lay out a Class 4 town highway along the route of its existing town right-of-way that runs from Routes 30 and 100 to the Town Office and from there to Pikes Falls Road, over land owned by Henry David and Toby Ruth Schwartz.

Based on the evidence presented at the hearing, the Board makes the following

Findings of Fact

1. The Town of Jamaica owns a right-of-way that runs from Route 30/100 to the Town Office and from the Town Office to Pikes Falls Road, which was originally granted as a private right-of-way by the former owners of the Schwartz property. The route was established in the late 1960's, and over the years, it was enlarged to the current width. The route was paved in 1976.
2. Henry David (Hank) and Toby Ruth Schwartz own the corner lot on which the right-of-way is established. Dennis Vincent-Maheux and Frederick Maheux own the land southwesterly of the right-of-way as it emerges from Pikes Falls Road. Charles and Elaine Murray own the land easterly of the right-of-way as it connects to Routes 30 and 100.
3. In November of 2008, Mr. & Mrs. Schwartz (together with their attorney) challenged the Town's right-of-way as currently laid out, and argued that they had the right to redefine the location of the right-of-way. They presented a survey to the Jamaica Selectboard that showed the Schwartz's desired location of the right-of-way, which would have substantially altered the existing route.
4. In response to the assertions of Mr. and Mrs. Schwartz, the Town retained its own legal counsel to research the status of the right-of-way. As the existing location has been maintained for many years, the Board concluded, based on the advice of legal counsel, that there was a reasonable likelihood that the used portion of the route had, over time, converted into a town highway by the principle of dedication and acceptance. But to clarify that point for all concerned, the Board decided to follow through on a public hearing process to formalize the status of the route as a public highway, and to clarify its boundaries.
5. A proposed conversion of this route to a town highway is illustrated by a March 25, 2009 survey by Dauchy-Creamer Associates, LLC, copies of which were available at the hearing.

6. Three witnesses gave evidence at the public hearing, beginning with Mr. Dennis Vincent-Maheux. Mr. Vincent-Maheux testified that he would like the Town to move the proposed alignment of the highway to run along the edge of his building, in order to allow him to enter and exit his garage without the permission of Mr. & Mrs. Schwartz, who own a small strip of land between the Town's existing right-of-way and the Vincent-Maheux property. Mr. Vincent-Maheux also testified that there is a dispute between him and Mr. and Mrs. Schwartz.

7. Mr. Tim Brown expressed his opinion that the whole effort was a waste of time and that the Town will gain nothing from this process.

8. Mr. Henry Schwartz testified that he was not expecting payment of money, but that he would prefer changes in the alignment on both the eastern and western legs of the proposal, on the easterly side to stay with the pavement and not run right along the side of the building and on the westerly side to move the line beginning at Pikes Falls Road northwesterly to fit with the edge of the pavement.

9. Mr. Charles Peck, Chair of the Jamaica Planning Commission, supplied the Board with comments in writing, confirming the Commission's conclusion that the action is appropriate and its unanimous support for the need to clarify and define the boundary to maintain safe and adequate public access to the Town Office.

Based on the findings, the Selectboard makes the following

Conclusions of Law and Decision

The public good, necessity, and convenience of the inhabitants of the Town of Jamaica justify the conversion of the existing right-of-way to a Class 4 town highway. The alignment shown on the Dauchy-Creamer survey, however, does not reflect how the Selectboard wishes the boundaries of the road to be set. The Board agrees with Mr. Schwartz that the easterly leg (Route 30 towards the Town Office) should be moved, to the extent that it is feasible, to align with the western edge of the pavement, shifting it easterly, away from the Schwartz building, so that the width measures at least 15 feet, without encroaching upon the land of Charles and Elaine Murray. An exception will be the portion of the easterly leg that cannot be shifted completely to the edge of the pavement, due to space limitations at the eastern edge of the Schwartz property, as illustrated on November 2008 survey presented by Mr. & Mrs. Schwartz (prepared by Kathleen Martin). The Board also agrees with Mr. Schwartz that the westerly leg (Pikes Falls Road towards the Town Office) should be moved westerly (or northwesterly) a few inches, so that it aligns with the northwestern edge of the pavement.

The Board declines, however, to adjust the westerly leg in a westerly direction to satisfy the concerns of Mr. Dennis Vincent-Maheux. While the Board is sympathetic to his concern, it cannot conclude that the statutory standard for this process, as stated in the first sentence of this section, can justify a public taking of private property to settle a dispute between two private landowners.


Dauchy-Creamer Associates, LLC will prepare a new survey reflecting these changes to the highway. This decision and the survey shall be recorded in the Jamaica land records.

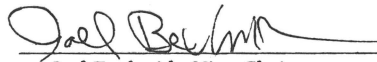
As Mr. Henry Schwartz did not ask for compensation for this action, the Board awards none to him as the sole affected landowner.

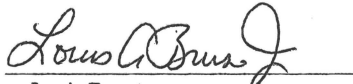
Pursuant to 19 V.S.A. § 740, interested persons may appeal this decision to the Windham Superior Court within 30 days of the date of this decision.

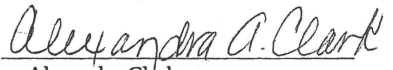
Dated this 30th day of June, 2009, at Jamaica, Vermont.

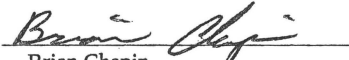
JAMAICA SELECTBOARD

By: 
Oliver Olsen, Chair


Joel Beckwith, Vice-Chair


Louis Brusio


Alexandra Clark


Brian Chapin

cc: Mr. Henry Schwartz & Mrs. Toby Schwartz
Mr. Tim Brown
Mr. Dennis Vincent-Maheux
Other Attendees of the June 22, 2009 Public Hearing
Jamaica Planning Commission

TOWN OF JAMAICA, VT

Received for record June 30, 2009
at 6:30 o'clock P. M. and recorded in
Jamaica ~~Land~~ Records, Vol. 7 Page 188-90

Bonnie West
Town Clerk

RECEIVED

WARRANTY

KNOW ALL MEN BY THESE PRESENTS

THAT I, Ernest O. Allen of Jamaica in the County of Windham and State of Vermont Grantor, in the consideration of One Dollar and other valuable consideration paid to my full satisfaction by The Town of Jamaica of Jamaica in the County of Windham and State of Vermont Grantee, by these presents, do freely GIVE, GRANT, SELL, CONVEY AND CONFIRM unto the said Grantee The Town of Jamaica and its successors and assigns forever, a certain piece of land in Jamaica in the County of Windham and State of Vermont, described as follows, viz:

Commencing at an iron pipe at a bend in a stone wall, said iron pipe being the southwest corner of the property herein conveyed; thence north 20° 15' east along other lands of the Grantor herein known as the Hotel property, a distance of 198.0 feet to a point; thence south 81° 35' east along other lands of the Grantor herein known as the store lot a distance of 14.6 feet to the southeast corner of said store lot and the southwest corner of Thomas Hutchinson; thence continuing in the same direction along lands of said Hutchinson a distance of 17.0 feet to an iron pipe; thence south 9° 24' west along land of Thomas Hutchinson a distance of 16.0 feet to a point; thence south 85° 02' east along lands of Thomas Hutchinson a distance of 70.0 feet to an iron pipe; thence south 14° 52' west along lands of Frank Fisher a distance of 212.3 feet to an iron pipe set in a stone wall; thence north 67° 52' west along lands of Andrew Zemko a distance of 121.0 feet to the point and the place of beginning.

Containing 0.5 acres more or less with buildings thereon. All bearings are magnetic, 1968. Excepting and reserving from the above described premises any water rights others may have to a spring or well located approximately 40 feet east of the building located on the above property. Also excepting a driven well belonging to Thomas Hutchinson located approximately 45 feet south of the building on the above described property.

Also conveying a right of way 15 feet in width, extending easterly from Mechanic Street to the premises above described and northerly from the north line of said premises to Route #30. The right of way is to be used in common with others.

The land herein conveyed is all and the same, as was deeded J. A. Muzzy by Mary E. Pierce dated June 2, 1906 and recorded in the Jamaica Land Records, Vol.25, Page 211 and is subject to an annual rent of 41 cents.

Meaning and intending hereby to convey all and the same land and premises conveyed by warranty deed of Eleanor J. Muzzy to E. O. Allen and Florence M. Allen dated March 1, 1937 and recorded in Book 30, Page 328 of Jamaica Land Records.

Florence M. Allen now deceased.

TO HAVE AND TO HOLD said granted premises, with all the privileges and appurtenances thereof, to the said Grantee The Town of Jamaica its successors and assigns, to their own use and behoof forever; And I the said Grantor, Ernest O. Allen for myself and my heirs, executors and administrators, do covenant with the said Grantee, The Town of Jamaica its successors and assigns, that until the ensembling of these presents I am the sole owner of the premises, and have good right and title to convey the same in manner aforesaid, that they are FREE FROM EVERY ENCUMBRANCE;

I hereby engage to WARRANT AND DEFEND the same against all lawful claims whatever,

IN WITNESS WHEREOF, I hereunto set my hand and seal this 6 day of June A.D. 1968

IN PRESENCE OF

Douglas L. Tupper

Ernest O. Allen

(Seal)

F. M. Butler

STATE OF VERMONT) ss.
WINDHAM COUNTY)

Ernest O. Allen

At Jamaica this day of June A.D. 1968

personally appeared, and he acknowledged this instrument, by him sealed and subscribed, to be his free act and deed.

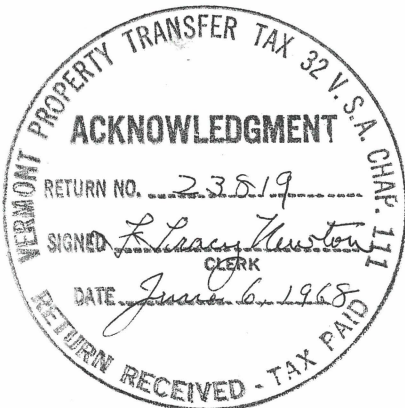
Before me Douglas L. Tupper

Notary Public

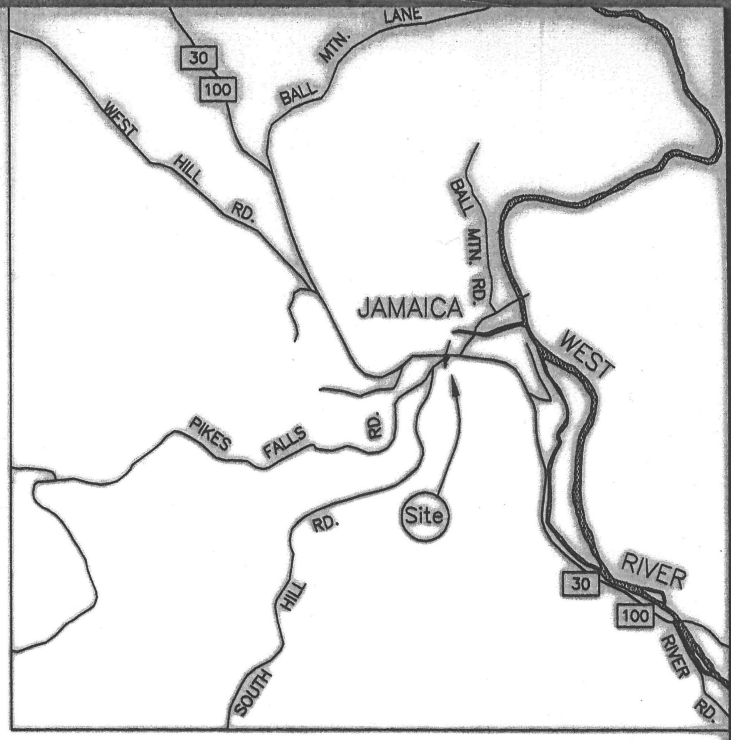
Received for record this 6th day of June A.D. 1968 at 4:00 P.M.

Attest:

L. Tracy Newton
Town Clerk



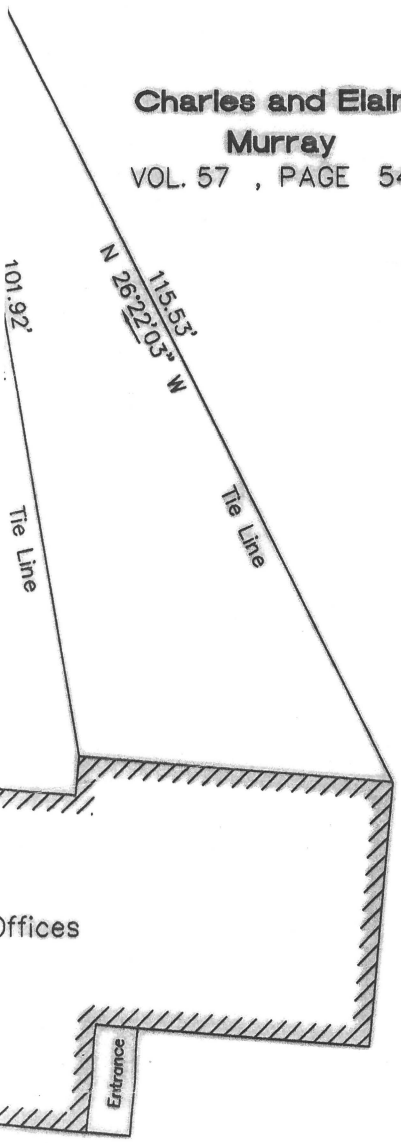
ROUTES 30 & 100



~Location Map~

Charles and Elaine
Murray

VOL. 57 , PAGE 542



~Notes~

1. The shaded area is the current location of the Town Office Road.
2. The total area within the road is 0.12 Acre.
3. The total length along the centerline of Town Office Road is approximately 360 feet.
4. The sole purpose of this plat is to show the delineation of Town Office Road.
5. 6" long spikes with 1" heads were set flush along the right of way

NO.	DATE	DESCRIPTION	BY
1	6/29/'09	West and North end	wrc

~Revisions~

GRAPHIC SCALE

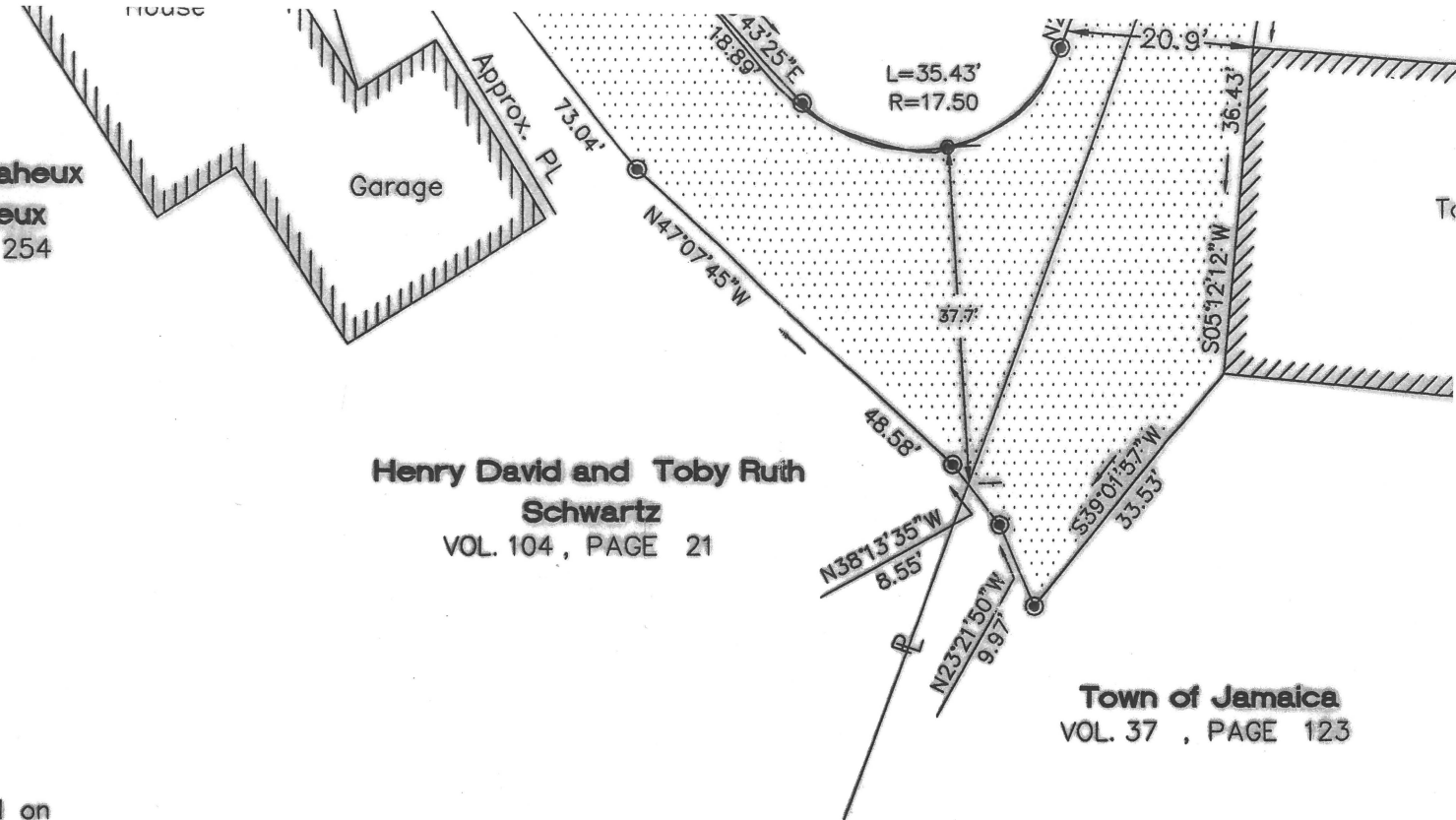


(IN FEET)
1 inch = 20 ft.

Survey Of
Town Office Road
For
Town Of Jamaica
Jamaica Windham Co. Vermont

ORIGINAL
ON MYLAR

Dennis Vincent-Maheux
Frederick Maheux
VOL. 101 , PAGE 254









Henry David and Toby Ruth
Schwartz
VOL. 104 , PAGE 21

Town of Jamaica
VOL. 37 , PAGE 123

CERTIFICATION:

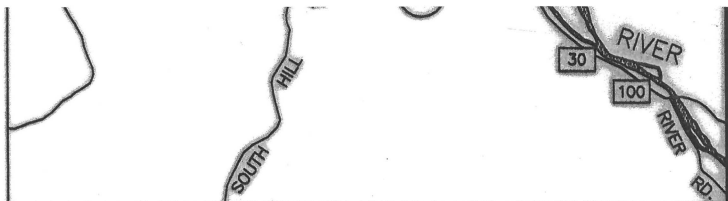
1. This survey is by theodolite and E.D.M. All bearings are based on Magnetic North, 2008 by observation and are intended to define angular relationships between courses shown.
2. This survey is based on field measurements, physical monuments found and deeds cited hereon.
3. This survey is not intended to show all easements, actual or implied.
4. All iron pipe and rebar descriptions refer to the outside diameter unless otherwise noted.
5. This plat reflects conditions at the time of the survey.
6. In accordance with 26 VSA 2596, I certify that this survey is consistent with the information noted to the best of my knowledge and belief.

LEGEND

- IRON PIPE OR PIN FOUND 
- 5/8" REBAR or PK NAIL SET 
- EDGE OF TOWN OFFICE ROAD 
- RIGHT OF WAY LIMIT 
- UTILITY POLE 
- UNMONUMENTED POINT 

Received for record this 16th day of
December A.D. 2009 @ 11:20 A.M.

ATTEST: *Sophia Sanderson*
Sophia Sanderson, Assistant Town Clerk

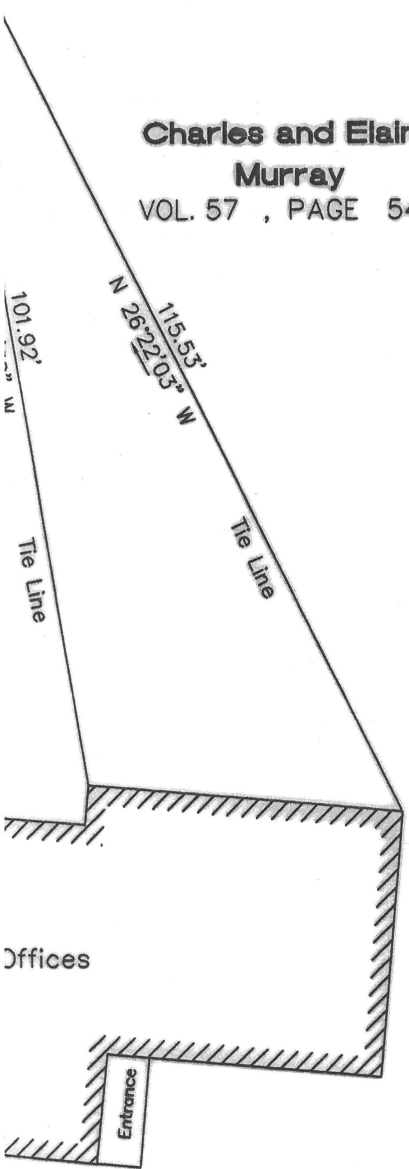


~Location Map~

**Charles and Elaine
Murray**
VOL. 57 , PAGE 542

~Notes~

1. The shaded area is the current location of the Town Office Road.
2. The total area within the road is 0.12 Acre.
3. The total length along the centerline of Town Office Road is approximately 360 feet.
4. The sole purpose of this plat is to show the delineation of Town Office Road.
5. 6" long spikes with 1" heads were set flush along the right of way



NO.	DATE	DESCRIPTION	BY
1	6/29/'09	West and North end	wrc

~Revisions~

GRAPHIC SCALE



(IN FEET)
1 inch = 20 ft.

Survey Of
Town Office Road
For
Town Of Jamaica

JamaicaWindham Co.Vermont

DAUCHY-CREAMER ASSOCIATES, LLC

Land Surveyors
P.O. Box 487
Jamaica, Vermont 05343-0487
802.874.4861

Date: Mar. 25, 2009	Scale: 1"=20'
Drawn by: WRC	Checked by: HT
Field Crew: WC, HT	Research By: WRC

This plat conforms with VSA Title 27, Section 1403.

Drawing No.: DC-0653	Surveyor: William R. Creamer, LLS#681
----------------------	---------------------------------------

VERMONT

ROUTES 30 & 100

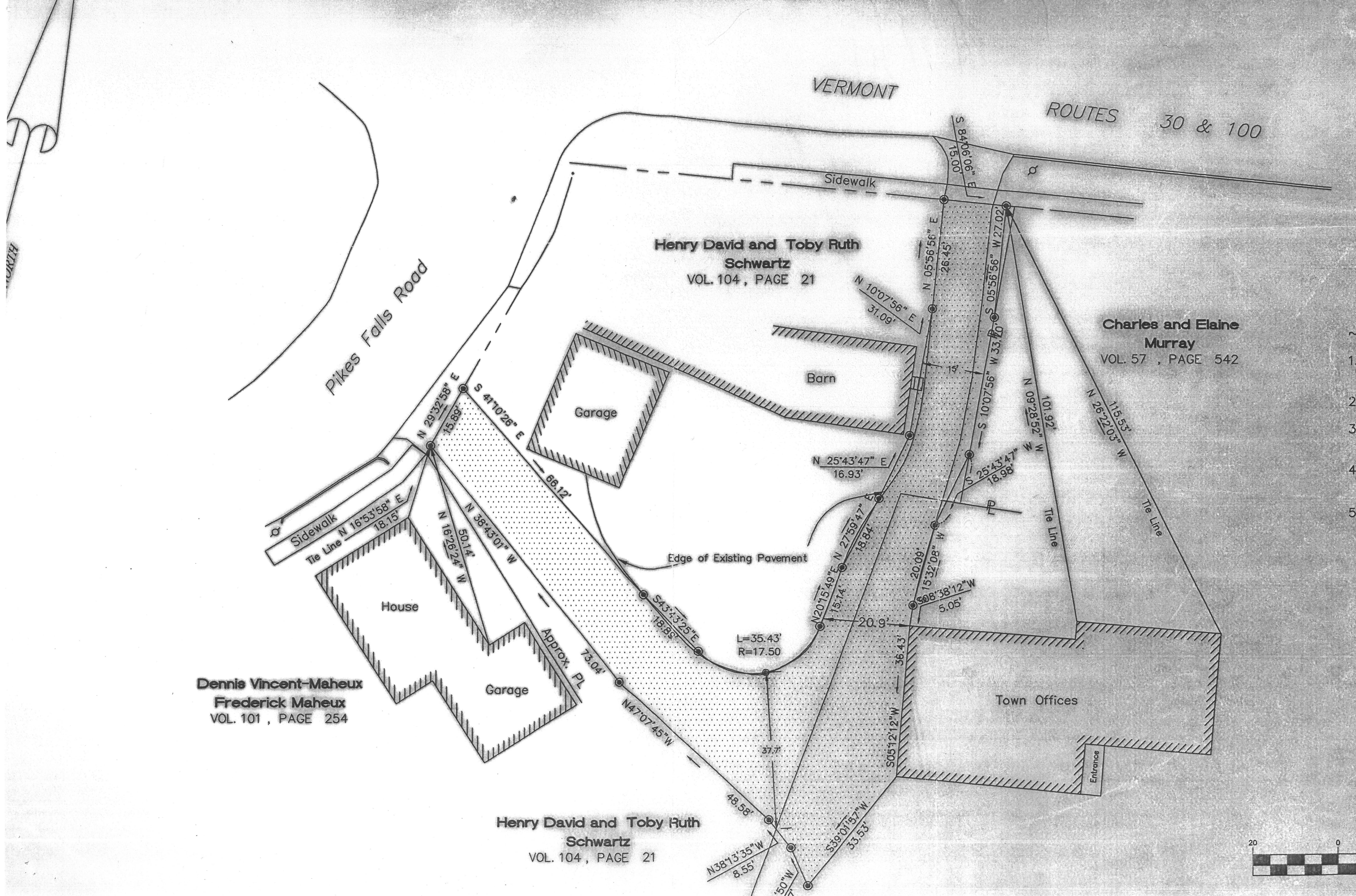
Pikes Falls Road

Henry David and Toby Ruth
Schwartz
VOL. 104, PAGE 21

Charles and Elaine
Murray
VOL. 57, PAGE 542

Dennis Vincent-Maheux
Frederick Maheux
VOL. 101, PAGE 254

Henry David and Toby Ruth
Schwartz
VOL. 104, PAGE 21



~No
1. T
T
2. T
3. T
4. T
5. C

