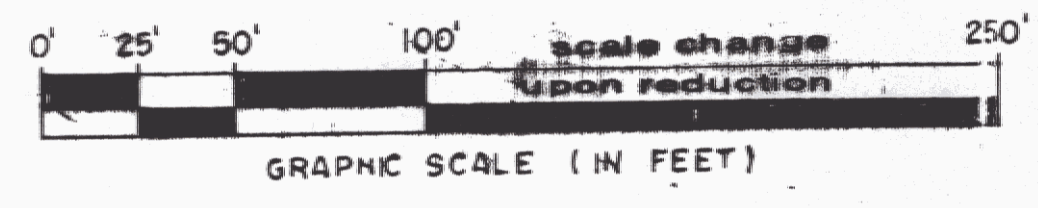


JOHN & IRENE PIERCE
50/519

LOT 1

LEGEND

- CONC. MON. FOUND
- 5/8" REBAR FOUND
- 5/8" REBAR SET
- BOUNDARY LINE
- ⊥ UTILITY POLE
- ~ SEASONAL STREAM
- WIRE FENCE
- 50/519 DEED REF. VOL. & PAGE AS BUILT PIPE LOCATION
- △ CALC. OR SURVEY POINT
- - - APPROXIMATE EASEMENT LIMITS



LOT 1 JOHN & IRENE PIERCE 50/519

LOT 5
16.12 ACRES ±

HORACE CARPENTER
93/200

RANDALL FISHER
79/173
LOT 2

JOHN & IRENE PIERCE
50/519
LOT 1

COMMERCIAL BLDG.

U.S. ROUTE 7
To Charlotte & Burlington

GENERAL NOTES

A RANDOM SURVEY TRAVERSE USING THEODOLITE AND ELECTRONIC MEANS. ACREAGE COMPUTED TO THE WESTERLY RIGHT OF WAY LIMITS OF VT. ROUTE-7 OR LANDS OF THE STATE OF VERMONT. BASIS FOR BEARINGS FROM OBSERVED MAGNETIC NORTH AS OF 1993. COURSES SHOWN ARE BALANCED. EQUATIONS MAY RESULT WITH PRIOR/ADJOINING SURVEYS, DUE TO DIFFERENT BASIS FOR NORTH AND OR METHOD OF SURVEY EMPLOYED.

PHYSICAL FEATURES SHOWN ARE AS THEY EXIST TO JULY, 2000. ACCESSORIES SHOWN ARE APPROXIMATE MONUMENTS AND OTHER INSTRUMENTS SHOWN ARE ONLY THOSE ABOVE GROUND, VISIBLE OBJECTS OBSERVED BY SURVEYOR AT TIME SURVEY PERFORMED. TIE LINES TO OUTSIDE BOUNDS AND OTHER APPENDAGES SHOWN IN ORDER TO PERPETUATE LOCATION OF PREMISES.

EASEMENTS THAT ARE SHOWN ARE ONLY THOSE FOUND IN THE GENERAL COURSE OF A FIELD AND DOCUMENTED SURVEY. SEWER LINE EASEMENT, AS SHOWN IS BASED ON THE PHYSICAL LOCATION FROM EVIDENCE OF CONSTRUCTION. NO ATTEMPT WAS MADE TO IDENTIFY ANY OTHER SUBSURFACE LINE, EASEMENT AND THE LIKE THAT MAY OR MAY NOT EXIST, SUCH AS SPRINKLER LINES. PREMISES MAY BE SUBJECT TO FURTHER EASEMENTS, RIGHTS OF WAYS AND RESTRICTIONS OR RESERVATIONS OF RECORD, THAT MAY BE BETTER SERVED BY AN EXAMINATION OF AN ATTORNEY'S REPORT AND OPINION OF TITLE.

THIS SURVEY DOES NOT ADDRESS WETLANDS, WASTE WATER DISPOSAL AND SIMILAR ISSUES. THIS SURVEY WAS BASED ON PERTINENT DEEDS AND OFFICIAL RECORDS, FROM EVIDENCE FOUND ON THE GROUND AND FROM PRIOR SURVEYS BY THE STATE OF VERMONT AND JOHN A. MARSH.

CONTOUR ELEVATIONS SHOWN ARE BASED FROM INTERPOLATION AND ENLARGEMENT OF A U.S.G.S. TOPOGRAPHICAL PLAN, ARE IS SUBJECT TO ITS LIMITATIONS. MONUMENTATION SET BY THE STATE OF VERMONT WAS HONORED IN CASES OF SLIGHT VARIANCE FROM DEED DESCRIPTION.

AFFIDAVIT

STANDARDS OBSERVED AND USED ON THIS SURVEY CONFORM TO THE USUAL STANDARDS FOR THIS CLASS OF WORK, GENERALLY APPLIED BY OTHER SURVEYORS IN THE STATE OF VERMONT, AT TIME SURVEY PERFORMED. THIS PLAT WAS PREPARED FOR THE EXCLUSIVE USE OF JOHN AND IRENE PIERCE. NO WARRANTY IS MADE TO ANY UNNAMED PERSON(S) WITHOUT THE EXPRESS WARRANTY BY SURVEYOR, NAMING SAID PERSON(S) THIS PLAT MAY NOT BE COPIED, REPRODUCED, ALTERED OR DISTRIBUTED REFER TO U.S. COPYRIGHT LAW, TITLE 17, U.S. CODE.

BASED ON MY ANALYSIS OF THE LAND RECORDS, FIELD EVIDENCE AND SURVEYS AS NOTED HEREIN, AND THE DATA DERIVED THEREFROM AND SHOWN ON THIS PLAT, I, HAROLD N. MARSH, A LICENSED LAND SURVEYOR IN THE STATE OF VERMONT, HEREBY DECLARE TO THE BEST OF MY KNOWLEDGE AND BELIEF THAT THIS SURVEY IS CONSISTENT WITH SAID RECORDS AND FIELD EVIDENCE, EXCEPT AS IS NOTED, AND THAT THIS PLAT FULLY AND ACCURATELY DEPICTS THE RESULTS OF SAID SURVEY. NEWLY CREATED BOUNDARIES AND PROPOSED RIGHT OF WAY, AS SHOWN BY OTHERS. NO WARRANTY OTHER THAN PRUDENT AND REASONABLE CARE IN THE EXECUTION OF THIS SURVEY, IS EXPRESSED OR IMPLIED.

THIS SURVEY WAS PERFORMED UNDER MY DIRECT SUPERVISION. JOHN A. MARSH ASSISTED IN ALL PHASES OF SAID SURVEY. THIS PLAT CONFORMS TO V.S.A., 1403. THIS SURVEY COMPLIES TO THE REQUIREMENTS OF 26 V.S.A., SECTION 2544.

FERRISBURGH VERMONT TOWN CLERK'S OFFICE

RECEIVED FOR RECORD _____ A.D., 2000.

AT _____ O' CLOCK _____ MINUTES _____ M.

AND RECORDED IN _____

ATTEST _____

TOWN CLERK

PLAT OF SURVEY
SHOWING A PORTION OF LANDS OF
JOHN & IRENE PIERCE

TOWN OF FERRISBURGH, VERMONT

SCALE 1" = 50' PROJ. # 2854

JUNE 2000 OCT. 5, 2000
JULY 26, 2000

HAROLD N. MARSH; P.L.L.S. # 30
158 ELM ST., STE. 3, MONTPELIER, VT. 05602

Revised: 5/1/03, defined pipe location.

