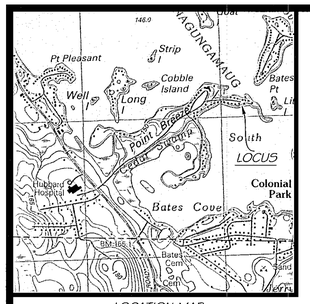
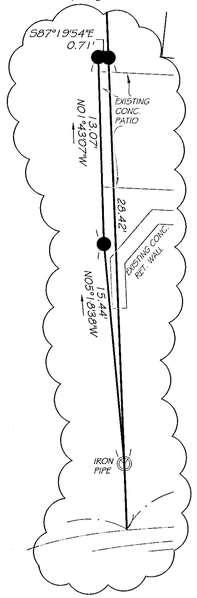


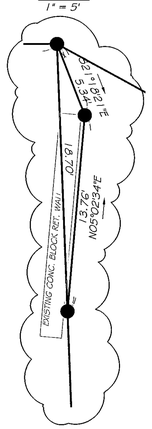
LOCATION MAP
1" = 2000'

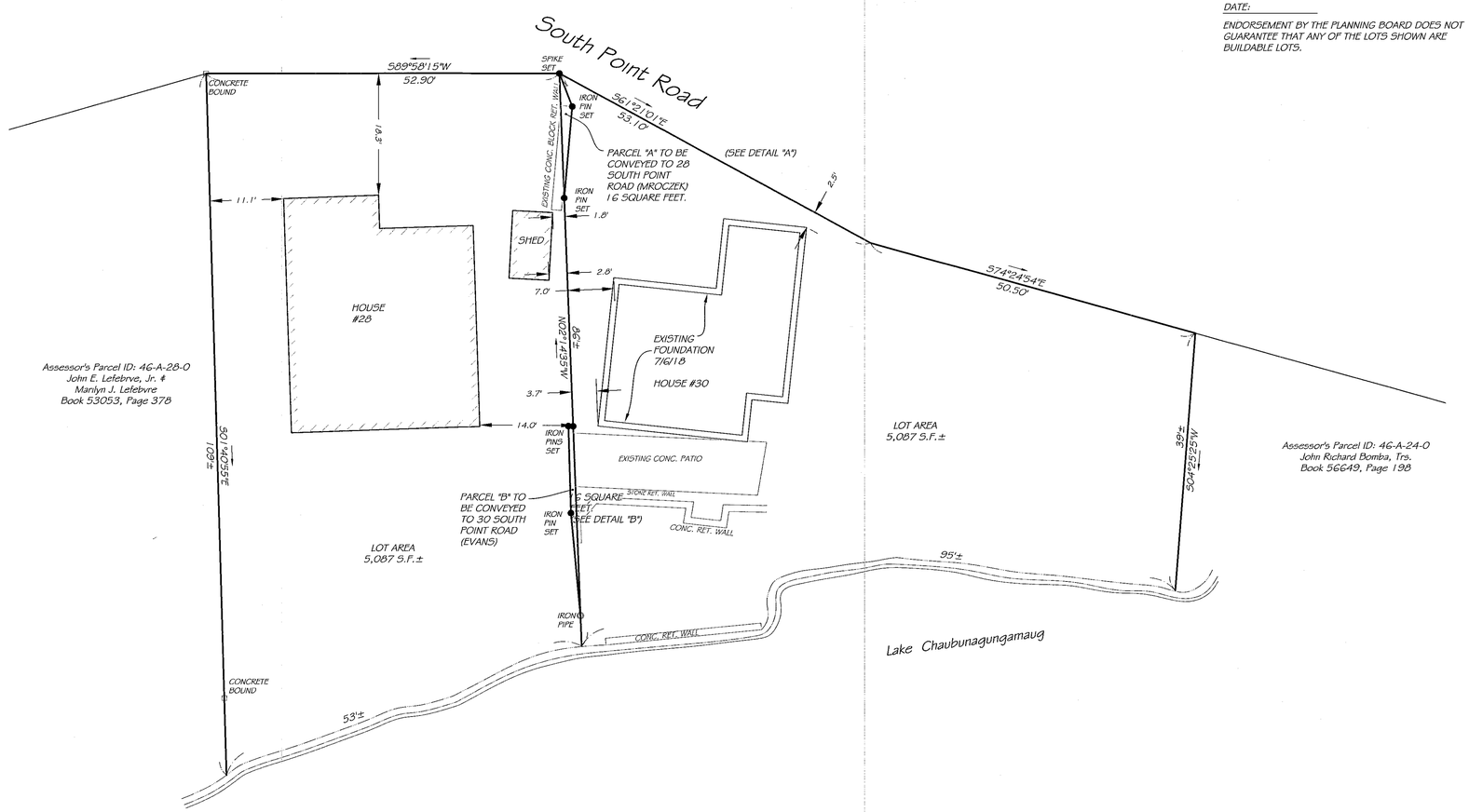
MASSACHUSETTS STATE PLANE COORDINATE SYSTEM

DETAIL B
1" = 5'



DETAIL A
1" = 5'





WEBSTER PLANNING BOARD

APPROVAL UNDER THE SUBDIVISION CONTROL LAW NOT REQUIRED.

DATE:

ENDORSEMENT BY THE PLANNING BOARD DOES NOT GUARANTEE THAT ANY OF THE LOTS SHOWN ARE BUILDABLE LOTS.

FOR REGISTRY USE ONLY

NOTES:

1.) THE PURPOSE OF THIS PLAN IS TO ACCOMMODATE MINOR ENCROACHMENTS ON BOTH SIDES OF THE EXISTING LOT LINE BETWEEN 28 AND 30 SOUTH POINT ROAD. PARCELS "A" AND "B" ARE EQUAL IN AREA AND DO NOT AFFECT THE FRONTAGES OR TOTAL AREA OF THE EXISTING LOTS.

ZONING INFORMATION

Distnct: LR
Min. Area: 5,000 S.F.
Min. Lot Frontage: 50'
Min. Front: 20'
Min. Side: 10'
Min. Rear: 10'

REFERENCE PLANS

1.) PLAN BOOK 130, PLAN 37.

OWNER INFORMATION

ASSESSORS PARCEL ID: 46-A-25-0
30 SOUTH POINT ROAD
GERALD C. EVANS & VICKI B. LYNCH
BOOK 58017, PAGE 92

ASSESSORS PARCEL ID: 46-A-26-0
28 SOUTH POINT ROAD
KENNETH MROCZEK
BOOK 38669, PAGE 317

LEGEND

- DH — DRILL HOLE
- IP — IRON PIPE
- REBAR
- STONE WALL

10 0 10 20 30 40 FEET
5 0 5 10 METERS

COMMONWEALTH OF MASSACHUSETTS
ALFRED M. BERRY
No. 36857
REGISTERED PROFESSIONAL LAND SURVEYOR

CERTIFICATIONS

I CERTIFY THAT THE PREPARATION OF THIS PLAN CONFORMS TO THE RULES AND REGULATIONS OF THE REGISTERS OF DEEDS OF THE COMMONWEALTH OF MASSACHUSETTS.

Alfred M. Berry
PROFESSIONAL LAND SURVEYOR

DATE 8/29/18

Plan of Land
in
Webster, Massachusetts
Prepared For
Gerald C. Evans & Vicki B. Lynch

ALFRED M. BERRY, P.L.S.
8 CAMEL HUMP ROAD
PETERSHAM, MA 01366
(508) 277-1161

AMB — PROJECT MGR
AMB — DRAWN BY

DATE:	8/29/2018
JOB NO:	2018-071
SCALE:	1" = 10'
DWG NAME:	Jerry Evans Mod
PLAN NO:	2018-071
SHEET:	1 OF 1