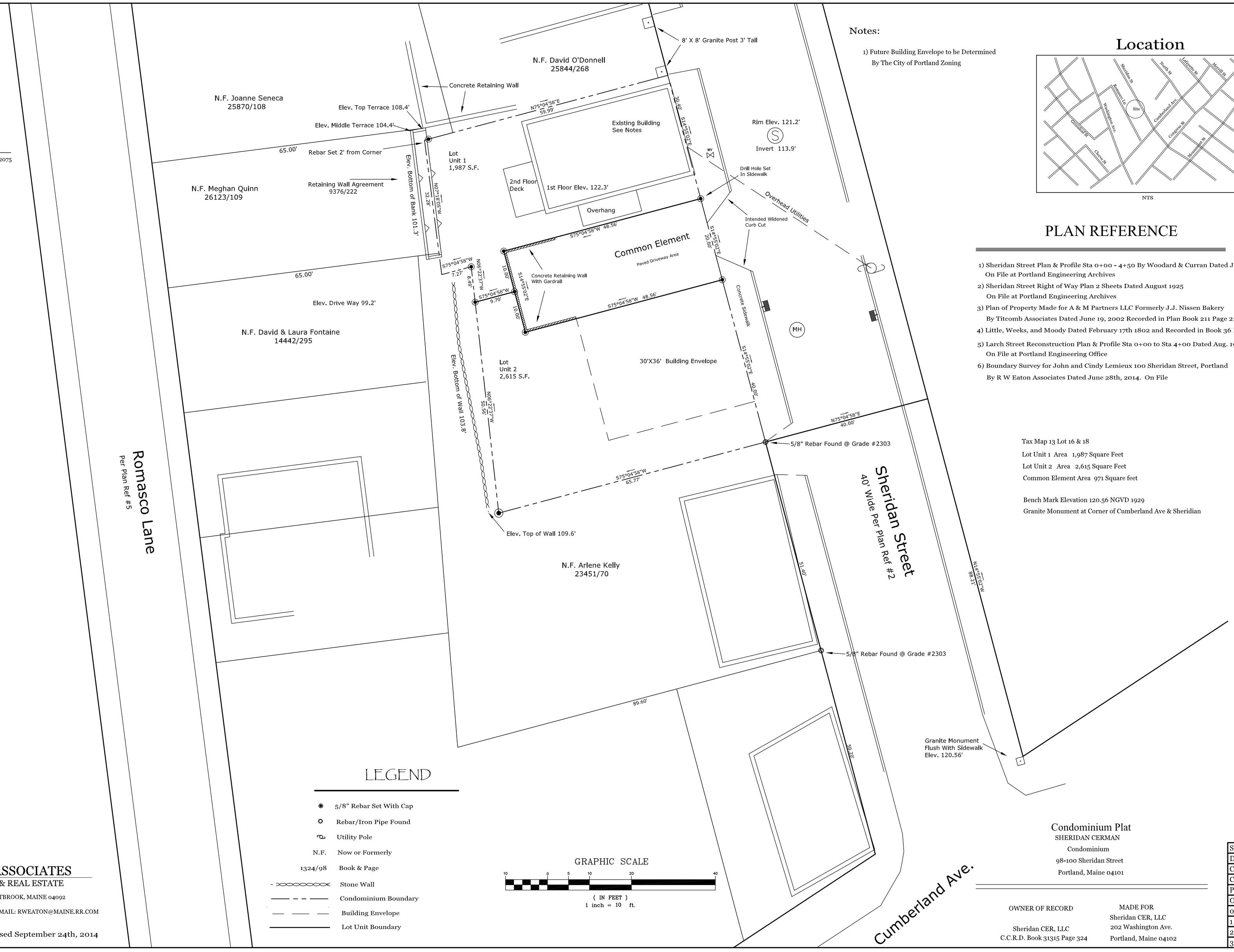
CERTIFICATION

STATE OF MAINE RICHARD W. EATON 2075 PROFESSIONAL LAND SURVEYOR

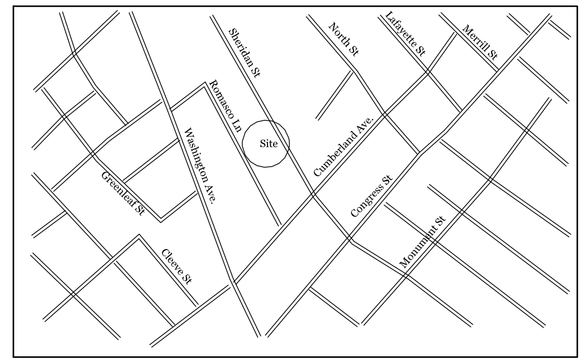
RICHARD W. EATON P.L.S. # 2075



Notes:

1) Future Building Envelope to be Determined
By The City of Portland Zoning

Location



NTS

PLAN REFERENCE

1) Sheridan Street Plan & Profile Sta 0+00 - 4+50 By Woodard & Curran Dated June 1987
On File at Portland Engineering Archives
2) Sheridan Street Right of Way Plan 2 Sheets Dated August 1925
On File at Portland Engineering Archives
3) Plan of Property Made for A & M Partners LLC Formerly J.J. Nissen Bakery
By Titcomb Associates Dated June 19, 2002 Recorded in Plan Book 211 Page 211
4) Little, Weeks, and Moody Dated February 17th 1802 and Recorded in Book 36 Page 247
5) Larch Street Reconstruction Plan & Profile Sta 0+00 to Sta 4+00 Dated Aug. 1990
On File at Portland Engineering Office
6) Boundary Survey for John and Cindy Lemieux 100 Sheridan Street, Portland
By R W Eaton Associates Dated June 28th, 2014. On File

Tax Map 13 Lot 16 & 18
Lot Unit 1 Area 1,987 Square Feet
Lot Unit 2 Area 2,615 Square Feet
Common Element Area 971 Square feet

Bench Mark Elevation 120.56 NGVD 1929
Granite Monument at Corner of Cumberland Ave & Sheridian

LEGEND

- 5/8" Rebar Set With Cap
- Rebar/Iron Pipe Found
- Utility Pole
- N.F. Now or Formerly
- 1324/98 Book & Page
- Stone Wall
- Condominium Boundary
- Building Envelope
- Lot Unit Boundary

GRAPHIC SCALE

10 0 5 10 20 40

(IN FEET)
1 inch = 10 ft.

Condominium Plat

SHERIDAN CERMAN
Condominium
98-100 Sheridan Street
Portland, Maine 04101

OWNER OF RECORD
Sheridan CER, LLC
C.C.R.D. Book 31315 Page 324

MADE FOR
Sheridan CER, LLC
202 Washington Ave.
Portland, Maine 04102

R. W. EATON ASSOCIATES
LAND SURVEYING & REAL ESTATE
58 PLEASANT STREET, WESTBROOK, MAINE 04092
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June 28th, 2012 Revised September 24th, 2014

SCALE:	1:10
DRAWN BY:	R.W.E.
CHECKED BY:	R. W. E.
CAD FILE:	412 DWG
PROJ #:	412
ORIG DATE:	06-28-12
0 REV DATE:	09-24-14
1 REV DATE:	00-00-00
2 REV DATE:	00-00-00
3 REV DATE:	00-00-00