

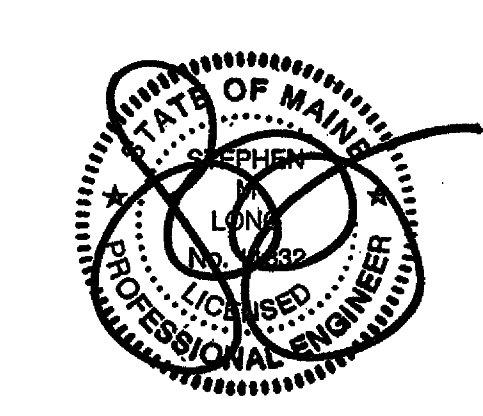
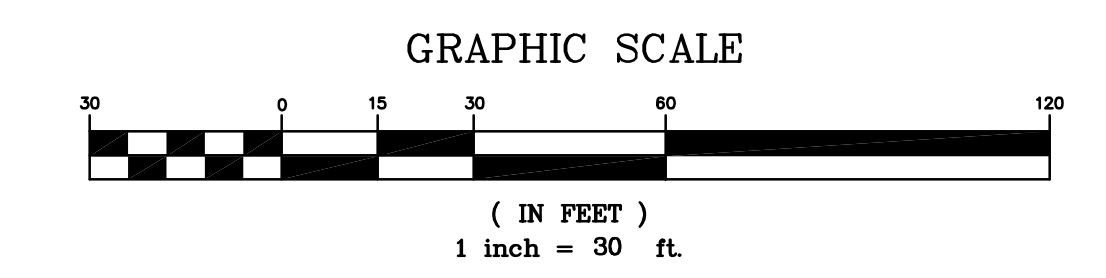
- GENERAL NOTES**
- THE RECORD OWNER OF THE PARCEL IS FORE INDIA MIDDLE, LLC, 11 CORPORATE DRIVE, BELMONT, NEW HAMPSHIRE BY DEED IN DEED BOOK 27850 PAGE 68 DEEDS AND PLANS REFERENCED AS RECORDED ARE ON FILE AT THE CUMBERLAND COUNTY REGISTRY OF DEEDS (CCRD).
 - THE PROPERTY IS SHOWN AS LOT 3 OF BLOCK L ON THE CITY OF PORTLAND TAX MAP 29.
 - TOTAL AREA OF PARCEL IS APPROXIMATELY 47,473 S.F.
 - BOUNDARY AND TOPOGRAPHIC INFORMATION SHOWN HEREON IS BASED UPON AN ON THE GROUND ALTA SURVEY BY SEBAGO TECHNICS, INC. PERFORMED IN APRIL OF 2005, WITH FIELD INSPECTION PERFORMED IN NOVEMBER OF 2009 AND JANUARY OF 2010 AND RESEARCH UPDATES PERFORMED IN FEBRUARY OF 2010.
 - PLAN REFERENCES:
 - A. "ALTA/ACSM LAND TITLE SURVEY OF JORDAN'S MEATS PROPERTY, FORE STREET, INDIA STREET, MIDDLE, FRANKLIN ST ARTERIAL, PORTLAND, MAINE," PREPARED BY SEBAGO TECHNICS DATED DECEMBER 4, 2010.
 - B. "SUBDIVISION PLAN OF HOTEL, RESTAURANT AND PORTSIDE RESIDENCES 207 & 209 FORE STREET, PORTLAND, MAINE," PREPARED BY SEBAGO TECHNICS DATED FEBRUARY 10, 2010.
 - THE PROPERTY IS LOCATED WITHIN THE CITY OF PORTLAND B-3 ZONE AND WITHIN THE DOWNTOWN ENTERTAINMENT OVERLAY ZONE. THE MIDDLE STREET AREA ABUTTING THE LOCUS SITE IS WITHIN THE "PEDESTRIAN ENCOURAGED AREA" WHICH IS NOT MANDATORY BUT ENCOURAGED.
 - BASED UPON THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) FLOOD INSURANCE RATE MAPS (FIRM) PANEL NUMBER "230051 0014 B" THE ENTIRE LOCUS PROPERTY IS LOCATED WITHIN ZONE C "AREAS OF MINIMAL FLOODING".

EASEMENT LINE DATA

LINE	DIRECTION	DISTANCE
L10	N38°16'44"W	22.39'
L11	N51°08'35"W	55.07'
L12	N51°08'35"W	89.67'
L13	N51°08'35"W	89.67'

PROPERTY LINE DATA

LINE	DIRECTION	DISTANCE
L1	N43°43'25"E	12.13'
L4	S38°16'44"E	26.37'
L5	S51°08'35"E	58.45'
L6	N38°51'25"E	35.50'
L7	S51°08'24"E	20.01'
L8	S38°51'36"W	19.33'
L9	S51°08'35"E	45.66'
L34	S51°08'24"E	24.00'



DATE	REVISION	SCHEDULE	DESCRIPTION
07-23-12	BY SML		PER CITY COMMENTS

PEPHEE CONSTRUCTION CORPORATION
 11 CORPORATE DRIVE, BELMONT NH 03220
 PHONE (603) 227-9090 FAX (603) 227-9191

PROPERTY INFORMATION

PROJECT: PHASE II MIXED USE REDEVELOPMENT OF THE FORMER JORDAN'S MEATS SITE, PORTLAND, ME

DATE: 05-01-12
 SCALE: 1"=30'
 DRAWN BY: SML
C01
 SHEET: 1 OF 11