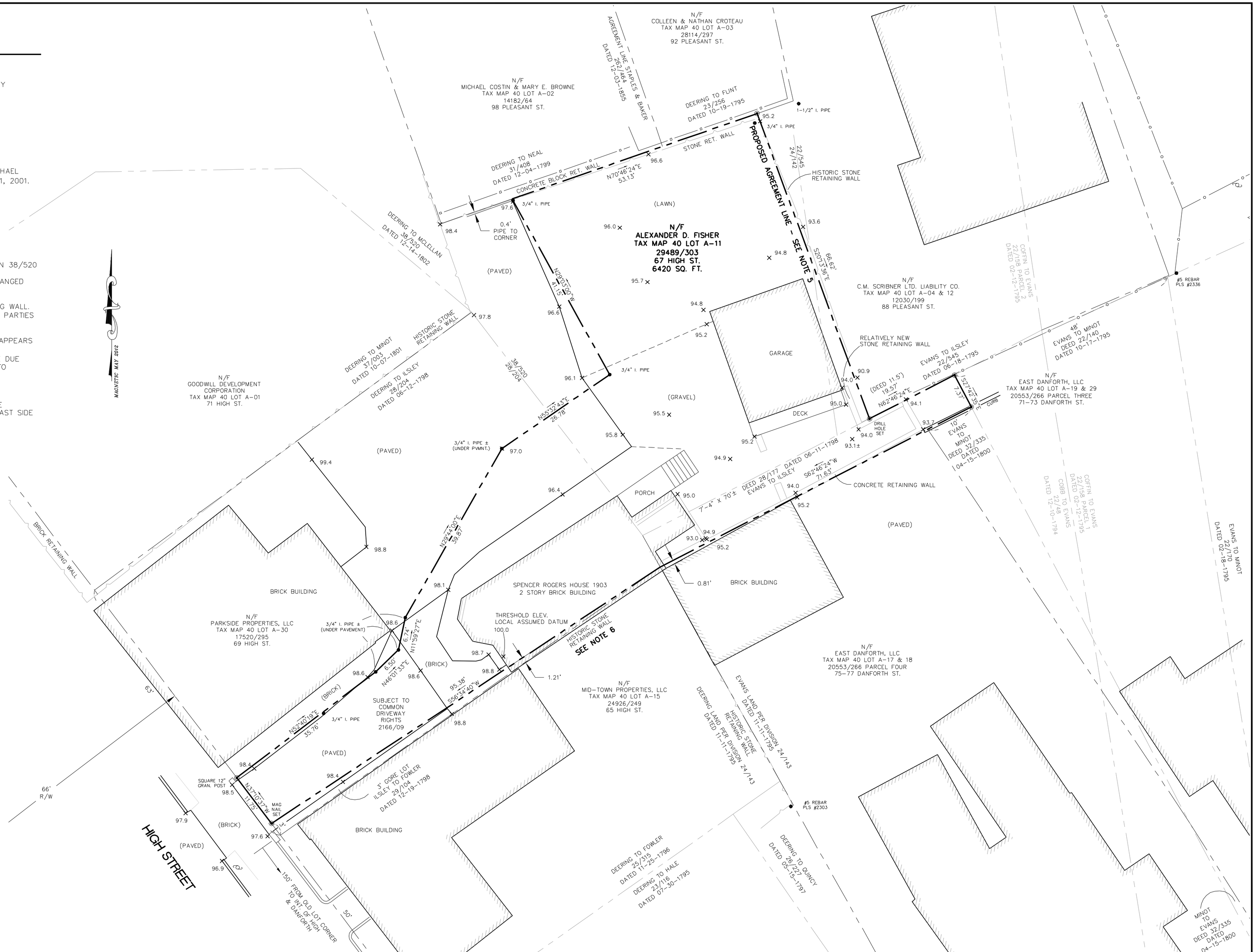
NOTES

1. ALL BEARINGS REFER TO MAGNETIC NORTH MAY 2012 AS OBSERVED WITH A HAND COMPASS BETWEEN RANDOM SURVEY CONTROL POINTS.
2. ALL BOOK AND PAGE NUMBERS REFER TO THE CUMBERLAND COUNTY REGISTRY OF DEEDS (CCRD) UNLESS OTHERWISE NOTED.
3. **OWNER OF RECORD: TAX MAP 40 LOT A-11 – ALEXANDER DYLAN FISHER**
   – SEE DEED FROM JOHN C. HARRISON DATED APRIL 05, 2012 RECORDED IN BOOK 29489 PAGE 303.
4. PLAN REFERENCES:
   a.) CITY OF PORTLAND REVALUATION SHEET #40 DATED 1882 CCRD PLAN 05/40.
   b.) STANDARD BOUNDARY SURVEY, ON PLEASANT STREET PORTLAND FOR MICHAEL COSTIN AND MARY ELIZ. BROWNE, BY OWEN HASKELL INC. DATED JUNE 21, 2001.
   c.) BOUNDARY SURVEY/SITE PLAN, 81 DANFORTH ST, PORTLAND DATED APRIL 14, 2008, CCRD PLAN 208/168
   d.) RECORDING PLAT ON 53 DANFORTH ST., PORTLAND DATED JUNE 02, 2008, CCRD PLAN 208/417
   e.) ALTA/ACSM LAND TITLE SURVEY, 66–68 HIGH STREET, PORTLAND DATED DECEMBER 14, 2011, CCRD PLAN 211/378
5. HISTORIC RECORD DESCRIPTIONS FOR THIS LINE APPEAR TO OVERLAP. REFERENCE IS MADE TO THE DEED IN THE LOCUS CHAIN OF TITLE RECORDED IN 38/520 DATED 12–14–1802 AND THE ABUTTING LOT CHAIN OF TITLE DEED 22/545 DATED 6–18–1795. THE DEED DESCRIPTION FOR THE ABUTTING PROPERTY CHANGED IN THE DEED 519/373 DATED 09–17–1885; THE "NEW" DESCRIPTION APPEARS TO BE CONSISTENT WITH THE PREVIOUSLY MENTIONED DEED 38/520. THE LINE DESCRIBED IN 519/373 ALSO APPEARS TO FOLLOW AN OLD RETAINING WALL. WE RECOMMEND THIS LINE BE CONFIRMED BY DEEDS BETWEEN THE INTERESTED PARTIES IN ORDER TO ELIMINATE THE APPARENT CONFLICTING RECORD DESCRIPTIONS.
6. BASED ON RECORD PROPERTY DESCRIPTIONS, THE "SPENCER ROGERS HOUSE" APPEARS TO ENCROACH ONTO THE SOUTH ABUTTING LOTS BY AS MUCH AS 1.2'. THERE MAY BE UNWRITTEN TITLE RIGHTS TO THE LAND UNDER THE STRUCTURE DUE TO THE LONG TERM USE BY THE PREDECESSORS IN TITLE WHICH IS ADVERSE TO THE RECORD TITLE HOLDERS.
7. THIS SURVEY WAS PERFORMED WITH A 5" TOTAL STATION.
8. PUBLIC RIGHT OF WAY LINES WERE DETERMINED BY LOCATING EXISTING GRANITE MONUMENTS ON THE WEST SIDE OF HIGH ST., SOUTH SIDE OF PLEASANT ST, EAST SIDE OF MAPLE ST., AND NORTH SIDE OF DANFORTH ST.
9. THIS SURVEY CONFORMS TO THE MAINE BOARD OF LICENSURE FOR LAND SURVEYOR'S RULES CHAPTER 90: STANDARDS OF PRACTICE, PART 2: TECHNICAL STANDARDS.

LEGEND

- EDGE OF GRAVEL
- EDGE OF PAVEMENT
- PROPERTY LINE
- DEED LINE
- APPROX. HIGH WATER
- OVERHEAD UTILITIES
- RETAINING WALL
- CHAIN LINK FENCE
- STOCKADE FENCE
- × 76.5 SPOT ELEVATION
- UTILITY POLE & GUY WIRE
- ■ MONUMENT FOUND
- ● IRON PIPE OR ROD FOUND
- ◉ IRON ROD SET WITH ID CAP
- Ⓦ WELL
- R/W RIGHT OF WAY
- N/F NOW OR FORMERLY
- 29489/303 BOOK/PAGE AT REGISTRY OF DEEDS



State of Maine
CUMBERLAND, ss. REGISTRY OF DEEDS
Received
AT _____ H. _____ M. _____ M., and
Recorded in Book _____ Page _____
ATTEST:
REGISTER

GRAPHIC SCALE
10 0 5 10 20 40
(IN FEET)
1 inch = 10 ft.

REV	DATE	STATUS	BY	CHKD	APPD

DESIGNED BY:	–
DRAWN BY:	PFH
CHECKED BY:	MJH
APPROVED BY:	PFH
DATE:	06/26/12

Harty & Harty
Professional Land Surveyors
540 Bay Road
Bowdoinham, Maine 04008
Tel/FAX : (207) 729-4571

CLIENT
ALEX FISHER
84 STONEY BROOK ROAD
CAPE ELIZABETH, MAINE

PROJECT
67 HIGH STREET
PORTLAND, MAINE

TITLE
BOUNDARY RETRACEMENT SURVEY

SCALE HORIZ. 1"=10'
PROJECT NO. #12079
DRAWING NO. HIGH67
SHT. 1 of 1 REV. –