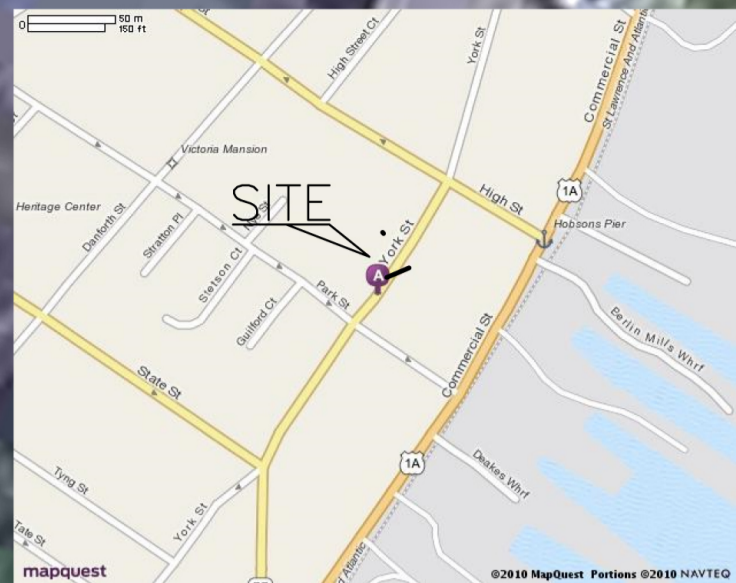


SITE LOCATION MAP:



SOURCE: MAPQUEST.COM

MAGNETIC NORTH 2005



GENERAL NOTES:

1. RECORD OWNER OF PARCEL: HARBORVIEW APARTMENTS LLC BOOK 27577 PAGE 165 AS RECORDED IN THE CUMBERLAND COUNTY REGISTRY OF DEEDS (C.C.R.D.). OWNER'S ADDRESS: P.O. BOX 8816 PORTLAND, MAINE 04104
2. BEARINGS ARE BASED UPON A MAGNETIC OBSERVATION TAKEN AT THE TIME OF THIS SURVEY, UTILIZING THE FOLLOWING EQUIPMENT:
LIETZ SOKKISHA SET 4 TOTAL STATION, LIETZ SDR 33 DATA COLLECTOR, HAND-HELD MAGNETIC COMPASS. MAINE STATE PLANE COORDINATES ARE SHOWN HEREON AS REFERENCE TO THE CITY OF PORTLAND COORDINATE SYSTEM.
3. AREA OF SUBJECT PARCELS: LOT 044-A-004= 14,117 SQ. FT., LOT 044-A-005=7122 SQUARE FEET.
4. REFERENCE IS MADE TO THE FOLLOWING PLANS:
a.) CITY OF PORTLAND TAX MAP 44, SUBJECT LOTS SHOWN AS BLOCK A. LOTS 004 AND 005.
5. THERE WERE APPARENT EASEMENTS OR RESTRICTIONS BURDENING OR BENEFITING SUBJECT PROPERTY AT THE TIME OF THIS SURVEY:
a.) A SEWER EASEMENT BENEFITING THE PARCEL IDENTIFIED AS BELONGING TO BETHANY R. CARY AS DESCRIBED IN DEED BOOK 22276, PAGE 211.
6. THE EXISTING STRUCTURE WAS BUILT IN 1900 WHICH WAS PRIOR TO THE ADOPTION OF ZONING ORDINANCES WHICH WERE ENACTED IN 1957.

ZONING:

R-6 RESIDENTIAL ZONE:
 MINIMUM LOT SIZE: 4500 SQUARE FEET
 MINIMUM STREET FRONTAGE: 40 FEET
 FRONT YARD SETBACK: 10 FEET
 REAR YARD SETBACK: 20 FEET
 SIDE YARD SETBACK: 10 FEET
 MINIMUM LOT WIDTH: 50 FEET
 MAXIMUM HEIGHT: 45 FEET

FLOOD NOTE:

BY GRAPHIC PLOTTING ONLY, THIS PROPERTY IS IN ZONE C OF THE FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NO. 230051 13B, WHICH BEARS AN EFFECTIVE DATE OF JULY 17, 1986 AND IS NOT IN A SPECIAL FLOOD HAZARD AREA.

LEGEND:

CRS ⊙	Capped 5/8" Rebar Set With # 2303.	(50.00') Distance from reference Plan or deed.
IPF ○	Iron Pipe Found	N/F Now Or Formerly
MONF □	Monument Found	12345/99 Deed Book/Page of Local Registry
— 34 —	Contour Line	— — — Edge of traveled way
— — —	Abutter Line	—OHU— Overhead Utility
— — —	Property Line	—○— Utility Pole
— — —	Street Line	— Z — Indicates Ownership in Common
— — —	Setback Line	— ⊕ — Catch Basin with Throat at Curb
— · · · —	Old Lot Line	— ⊙ — Sewer Manhole
⊙	Willow Tree 24" Diameter	
⊙	Street Tree Maple 3" Diameter	

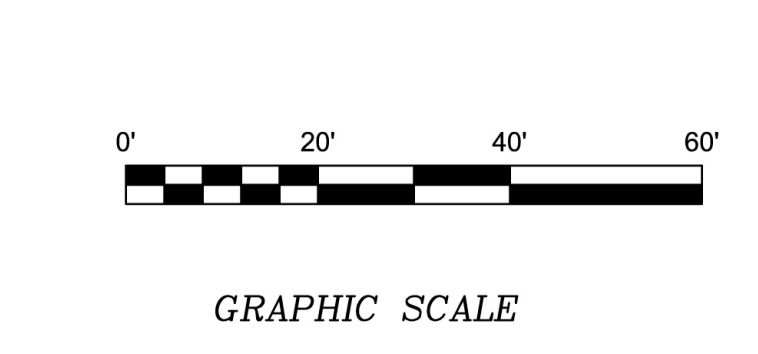
BOUNDARY SURVEY/SITE PLAN
 AT 127-129 YORK STREET, PORTLAND, MAINE
 FOR: **HARBORVIEW DEVELOPMENT LLC**

REVISIONS:

REVISION 03-11-2011:	ADDED UTILITIES, COORDINATES AND TREES
REVISION 02-13-2011:	REVISED CONTOURS
REVISION 02-11-2011:	ADDED CONTOURS
LOCATION: 127-129 YORK STREET PORTLAND, MAINE	

STATE OF MAINE, CUMBERLANDSS
 REGISTRY OF DEEDS

RECEIVED 2010
 AT : H M. AND RECORDED IN
 PLAN BOOK PAGE



CERTIFICATE:

I HEREBY CERTIFY THAT THIS SURVEY CONFORMS TO THE MAINE BOARD OF LICENSURE FOR PROFESSIONAL LAND SURVEYORS' STANDARDS OF PRACTICE AS ADOPTED APRIL 01, 2001 WITH THE FOLLOWING EXCEPTIONS:

a) NO WRITTEN REPORT
 b) NO NEW DESCRIPTION

ROBERT T. GREENLAW P.L.S., #2303
 DATE: MARCH 11, 2011

PREPARED BY:
OCEAN PARK
 LAND SURVEYING LLC

134 PORTLAND AVE
 OLD ORCHARD BEACH MAINE
 BOBGREENLAW@MYFAIRPOINT.NET
 207-749-9471

DRAWN BY: RTG
 CHECKED BY: MMB
 SCALE: 1" = 20'
 DATE OF SURVEY: 10/20/2010
 JOB NUMBER: 121 YORK ST
 SHEET: 1 OF 1
 DRAWER: 2005 NO: 002