Date: 11/28/17

LOCATION MAP N.T.S.

PLAN REFERENCES:

1. PLAN OF LAND MADE FOR PERCIVAL P. BAXTER BY E.C. JORDAN & CO. APRIL 1926" AND WORK SHEET ASSOCIATED THEREWITH.

2. CITY OF PORTLAND ENGINEERING DEPARTMENT STREET PLANS FOR CONGRESS STREET (NO. 150) AND CUMBERLAND AVE. (NO. 134).

3. BOUNDARY SURVEY AT 795 CONGRESS STREET, PORTLAND, MAINE MADE FOR RANDOM ORBIT, INC. BY OWEN HASKELL, INC. DATED JUNE 11, 2010 REVISED THROUGH 6/14/10. JOB # 2010–053

4. PLAN OF MESSRS HAGGETT'S LAND PORTLAND, BY H.T. EMERY C.E. DATED 1871 RECORDED IN PLAN BOOK 3, PAGE 30.

NOTES:

1. OWNER OF RECORD: 773 CONGRESS STREET LLC

, 110 MARGINAL WAY, SUITE 292, PORTLAND, MAINE 04101 C.C.R.D. BOOK 32616, PAGE 89, TAX MAP 47 LOT BLOCK A LOT 16.

2. BEARINGS AND COORDINATES SHOWN HEREON ARE BASED ON CITY DATUM, MAINE STATE PLANE COORDINATE SYSTEM, WEST ZONE, NAD 83, UTILIZING THE FOLLOWING CITY CONTROL POINTS:

L762–30–307 CITY MON. AT DEERING AVE. & GRANT ST.

L762–31–308 CITY 3' O/S MON. AT S.E. CORNER DEERING AVE. & SHERMAN ST.

3. THE FINISH FLOOR ELEVATION SHOWN IS BASED ON CITY DATUM, NGVD 29.

4. NO CITY STREET LINE MARKERS WERE FOUND NEAR THIS LOT. PROPERTY LINES WERE ESTABLISHED BY DEED DIMENSIONS AND TIES FROM BUILDINGS TO PROPERTY LINES AND STREET LINES AS SHOWN ON REFERENCED PLANS. DIMENSIONS FOUND IN THE FIELD MATCHED REASONABLY WELL WITH DEED AND PLAN DIMENSIONS.

LEGEND

- △ MAG NAIL TO BE SET w/WASHER PLS#2407
- ○ CAPPED IRON ROD TO BE SET PLS#2407
- ■ GRANITE MONUMENT FOUND
- UTILITY POLE
- SIGN
- ⊠ ELECTRIC OR GAS METER
- DECIDUOUS TREE
- CURB
- FENCE
- OVERHEAD WIRES
- CE COMMON ELEMENT
- LCE LIMITED COMMON ELEMENT

GRAPHIC SCALE

0 5' 10' 20' 40'

CERTIFICATION:

OWEN HASKELL, INC. CERTIFIES THAT THIS PLAN IS BASED ON, AND THE RESULT OF, AN ON THE GROUND FIELD SURVEY AND THAT TO THE BEST OF OUR KNOWLEDGE, INFORMATION AND BELIEF, IT CONFORMS TO THE BOARD OF LICENSURE FOR PROFESSIONAL LAND SURVEYORS CURRENT STANDARDS OF PRACTICE.

DATE

RANDY R. LOUBIER, PLS #2407

CONDOMINIUM PLAT
"773 CONGRESS STREET CONDOMINIUM"
#773 CONGRESS STREET, PORTLAND, MAINE
MADE FOR RECORD OWNER
773 CONGRESS STREET, LLC
110 MARGINAL WAY, SUITE 292, PORTLAND, MAINE

OWEN HASKELL, INC.
PROFESSIONAL LAND SURVEYORS
390 U.S. ROUTE ONE, FALMOUTH, ME 04105 (207)774–0424

Drwn By RRL	Date	Job No.
Trace By JLW	OCTOBER 20, 2016	2016–280P
Check By RRL	Scale	Drwg. No.
Book No. FILE	1" = 10'	1 OF 2