GENERAL NOTES:

1. LOCUS PARCEL IS DEPICTED AS LOT 1, OF BLOCK H ON MAP 129 PER CITY OF PORTLAND ASSESSORS MAPS.
2. TOTAL AREA OF LOCUS PARCEL EQUALS 4,661 S.F (0.11 ACRES).
3. THERE IS NO WRITTEN REPORT WITH THIS SURVEY.
   THERE IS NO DESCRIPTION WITH THIS SURVEY.
   NO MONUMENTATION WILL BE SET WITH THIS SURVEY.
4. LOCUS PARCEL IS A PORTION OF LOT 2 PER PLAN REFERENCE #1.
5. APPARENT R/W'S PER PLAN REFERENCES AND CITY OF PORTLAND ENGINEERING DEPARTMENT FIELD NOTES.

PLAN REFERENCES:

1. UNTITLED PLAN MADE ON CODMAN PROPERTY, BY PERCY H. RICHARDSON, C.E., DATED OCT, 1903 AND RECORDED AT THE CUMBERLAND COUNTY REGISTRY OF DEEDS IN PLAN BOOK 12, PG. 99.
2. "PLAN OF SUBDIVISION OF LAND IN DEERING DISTRICT OF PORTLAND, MAINE", MADE FOR HELEN M. FICKETT, DATED MAY, 1908 BY E.C. JORDAN & CO., ENGR'S AND RECORDED AT THE CUMBERLAND COUNTY REGISTRY OF DEEDS IN PLAN BOOK 17, PG. 48.
3. "PLAN SHOWING STANDARD BOUNDARY SURVEY MADE FOR RICHARD A. MATHURIN & MARY E. MATHURIN", LOCATED AT THE INTERSECTION OF CHENERY STREET AND OCEAN AVENUE IN PORTLAND, MAINE, DATED AUGUST 21, 1995 BY NADEAU & LODGE PROFESSIONAL LAND SURVEYORS, PORTLAND & ALFRED, ME (NLJOBS #5090).

LOCUS DEED REFERENCE:

GLENN RICHARDS ROBINSON
TO
MICHAEL DAVID KAPLAN

DATED JANUARY 27, 1996 AND RECORDED AT THE CUMBERLAND COUNTY REGISTRY OF DEEDS IN BOOK 12328, PAGE 171.

GRAPHIC SCALE:

0 10 20 30 40
5

SURVEYORS CERTIFICATION:

I HEREBY CERTIFY THAT THIS SURVEY CONFORMS TO THE MAINE BOARD OF LICENSURE FOR PROFESSIONAL LAND SURVEYORS STANDARDS FOR CATEGORY I, CONDITION III SURVEYS, WITH EXCEPTION.
SEE NOTE #3.

James D. Nadeau 9-29-96

JAMES D. NADEAU
PROFESSIONAL LAND SURVEYOR
REGISTRATION #2124

DATE:

PLAN SHOWING A STANDARD BOUNDARY SURVEY
MADE FOR

MICHAEL DAVID KAPLAN

ON LAND LOCATED AT 43-51 OCEAN AVENUE
PORTLAND, MAINE

NADEAU & LODGE
PROFESSIONAL LAND SURVEYORS
844 STEVENS AVENUE
PORTLAND, MAINE 04103
(207) 878-7870
RFD 2, BOX 219A
ALFRED, MAINE 04002
(207) 282-0331

RECORD OWNER: MICHAEL DAVID KAPLAN 66 AUSTIN STREET PORTLAND, ME 04103	DRAWN BY: JDN	DATE: SEP 20, 1996
	CHKD BY: BRL/JDN	SCALE: 1" = 10'
BOOK No. 62	JOB No. 6145	SHEET No. 1 OF

Date: 03/13/17
Approved for Code Compliance
Approved with Conditions
Approved as Noted
CITY OF PORTLAND, MAINE