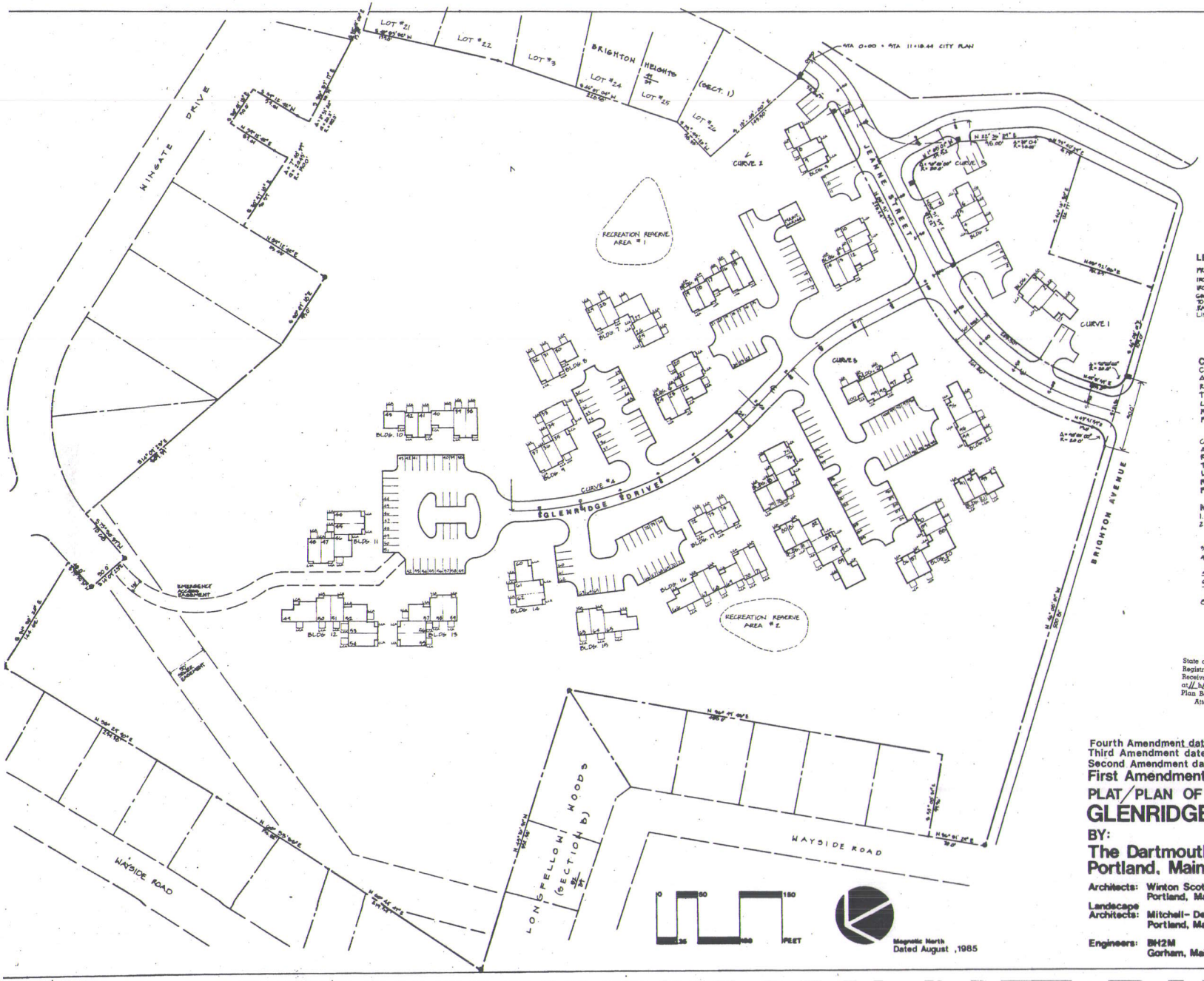

LEGEND

PROPERTY LINE	—·—
IRON FOUND	○
IRON TO BE SET	●
GRANITE MONUMENT TO BE SET 8" FROM ℄	■
RADIUS POINT	⊂
LIMITED COMMON AREA	LCA

CURVE DATA

CURVE #1	CURVE #2
Δ = 48°20'00"	Δ = 25°01'50"
R = 304.01'	R = 149.24'
T = 128.27'	T = 59.88'
L = 249.21'	L = 70.91'
PC = 2+98.74	PC = 0+00
PT = 5+41.46	PT = 0+70.91

CURVE #3	CURVE #4	CURVE #5
Δ = 17°50'00"	Δ = 49°06'00"	Δ = 25°44'50"
R = 251.00'	R = 419.00'	R = 100.00'
T = 98.69'	T = 177.44'	T = 21.02'
L = 74.66'	L = 359.18'	L = 41.44'
PC = 1+00.00	PC = 2+61.66	PC = 0+94.52
PT = 1+74.66	PT = 5+96.84	PT = 1+35.96

NOTES

1. TOTAL LAND AREA: 849,195 S.F., 20.52 AC
2. BOUNDARY SURVEY FROM "PLAN OF PROPERTY, PORTLAND, MAINE, MADE FOR AUTO SALES & FINANCE CO PORTLAND, MAINE", BY BY ROBERT P. TITCOMB INC., LAND SURVEYORS, 9-2-82
3. ALL PUBLIC IMPROVEMENTS SHOWN MUST BE BUILT.
4. ENTIRE PARCEL IS IN THE R-3 PROVIDENCE ZONE
5. GLENRIDGE DRIVE TO BE PRIVATELY OWNED AND MAINTAINED.
6. NUMBERED PARKING SPACES ARE DESIGNATED AS LIMITED COMMON AREA
7. DIMENSIONS OF LIMITED COMMON AREAS (PORCHES & PATIOS) ARE AS SHOWN ON FLOOR PLANS RECORDED WITH DECLARATION.
8. AN EASEMENT HAD BEEN GRANTED FROM DARTMOUTH COMPANY TO CENTRAL MAINE POWER CO. AND NEW ENGLAND TELEPHONE PROVIDING FOR THE INSTALLATION OF UNDERGROUND UTILITY CABLES, THE LOCATION OF WHICH WILL BE DETERMINED. THIS EASEMENT IS DATED 6/11/85 AND RECORDED IN THE CUMBERLAND COUNTY REGISTRY OF DEEDS BOOK 6884 PAGE 209.

State of Maine, Cumberland ss.
Registry of Deeds
Received Aug 12 21 1987
at 11 h 12 m 29 s and recorded in
Plan Book 162 Page 2
Attest: Joseph F. Walsh
Register

1 of 3

Fourth Amendment dated April 17, 1987
Third Amendment dated August 8, 1986
Second Amendment dated February 26, 1986
First Amendment dated October 9, 1985

PLAT/PLAN OF
GLENRIDGE CONDOMINIUMS

BY:
The Dartmouth Company
Portland, Maine

Architects: Winton Scott Architects, Portland, Maine
Landscape Architects: Mitchell-DeWan Associates, Portland, Maine
Engineers: BH2M, Gorham, Maine

STATE OF MAINE PROFESSIONAL ENGINEER

11 h 12 m
4 m
162 p 2

162/2