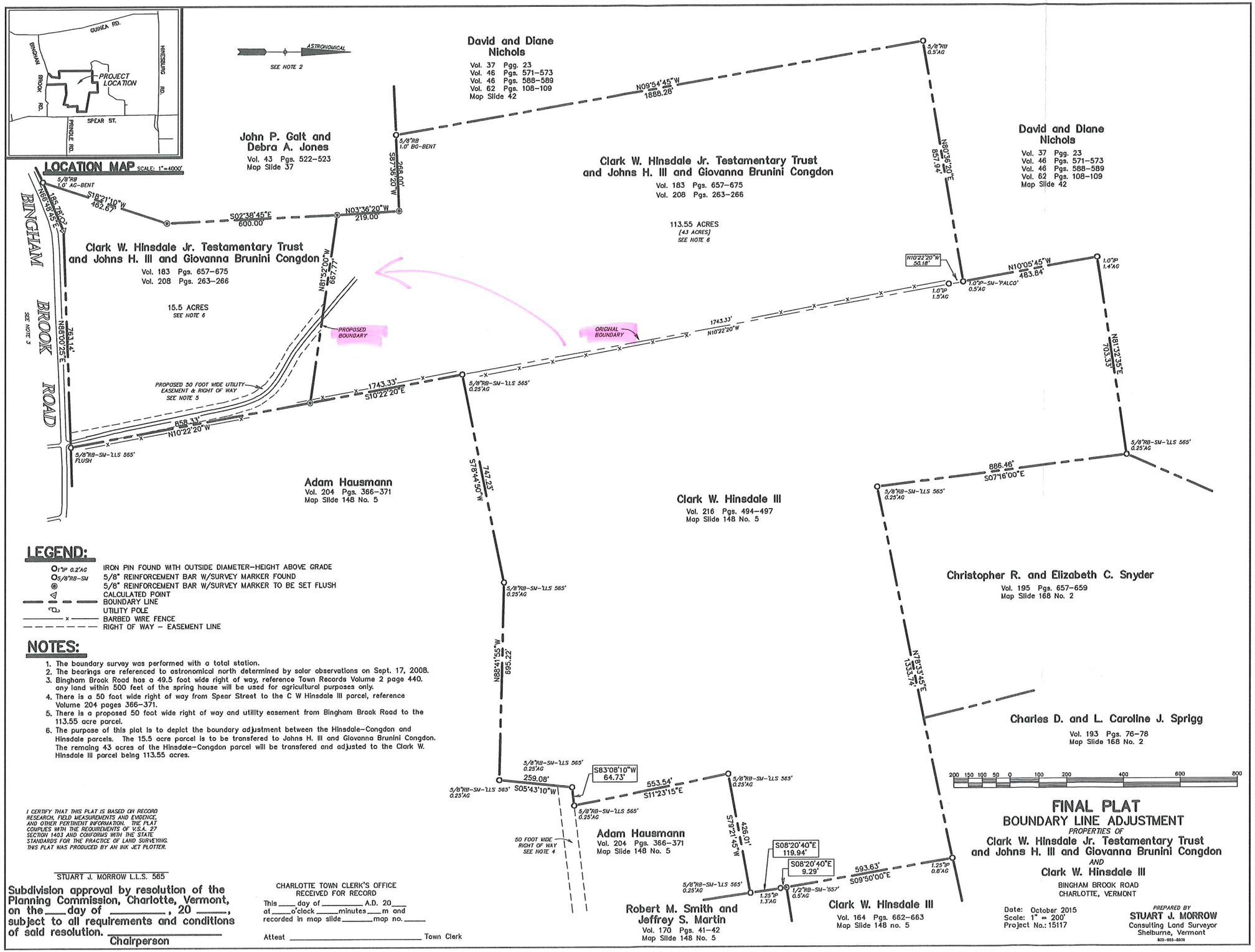

LEGEND:

1"P 0.2'AG	IRON PIN FOUND WITH OUTSIDE DIAMETER-HEIGHT ABOVE GRADE
5/8"RB-SM	5/8" REINFORCEMENT BAR W/SURVEY MARKER FOUND
	5/8" REINFORCEMENT BAR W/SURVEY MARKER TO BE SET FLUSH
	CALCULATED POINT
	BOUNDARY LINE
	UTILITY POLE
x	BARBED WIRE FENCE
	RIGHT OF WAY - EASEMENT LINE

NOTES:

1. The boundary survey was performed with a total station.
2. The bearings are referenced to astronomical north determined by solar observations on Sept. 17, 2008.
3. Bingham Brook Road has a 49.5 foot wide right of way, reference Town Records Volume 2 page 440. any land within 500 feet of the spring house will be used for agricultural purposes only.
4. There is a 50 foot wide right of way from Spear Street to the C W Hinsdale III parcel, reference Volume 204 pages 366-371.
5. There is a proposed 50 foot wide right of way and utility easement from Bingham Brook Road to the 113.55 acre parcel.
6. The purpose of this plat is to depict the boundary adjustment between the Hinsdale-Congdon and Hinsdale parcels. The 15.5 acre parcel is to be transfered to Johns H. III and Giovanna Brunini Congdon. The remaing 43 acres of the Hinsdale-Congdon parcel will be transfered and adjusted to the Clark W. Hinsdale III parcel being 113.55 acres.

I CERTIFY THAT THIS PLAT IS BASED ON RECORD RESEARCH, FIELD MEASUREMENTS AND EVIDENCE, AND OTHER PERTINENT INFORMATION. THE PLAT COMPLIES WITH THE REQUIREMENTS OF V.S.A. 27 SECTION 1403 AND CONFORMS WITH THE STATE STANDARDS FOR THE PRACTICE OF LAND SURVEYING. THIS PLAT WAS PRODUCED BY AN INK JET PLOTTER.

STUART J. MORROW L.L.S. 565

Subdivision approval by resolution of the Planning Commission, Charlotte, Vermont, on the ___ day of _____, 20 ____, subject to all requirements and conditions of said resolution.

_____
Chairperson

CHARLOTTE TOWN CLERK'S OFFICE
RECEIVED FOR RECORD
This ____ day of _____ A.D. 20___
at ____o'clock ____minutes ___ m and
recorded in map slide _____ map no. _____

Attest _____ Town Clerk

FINAL PLAT
BOUNDARY LINE ADJUSTMENT

PROPERTIES OF

Clark W. Hinsdale Jr. Testamentary Trust and Johns H. III and Giovanna Brunini Congdon

AND

Clark W. Hinsdale III

BINGHAM BROOK ROAD
CHARLOTTE, VERMONT

Date: October 2015
Scale: 1" = 200'
Project No.: 15117

PREPARED BY
STUART J. MORROW
Consulting Land Surveyor
Shelburne, Vermont
802-985-8809