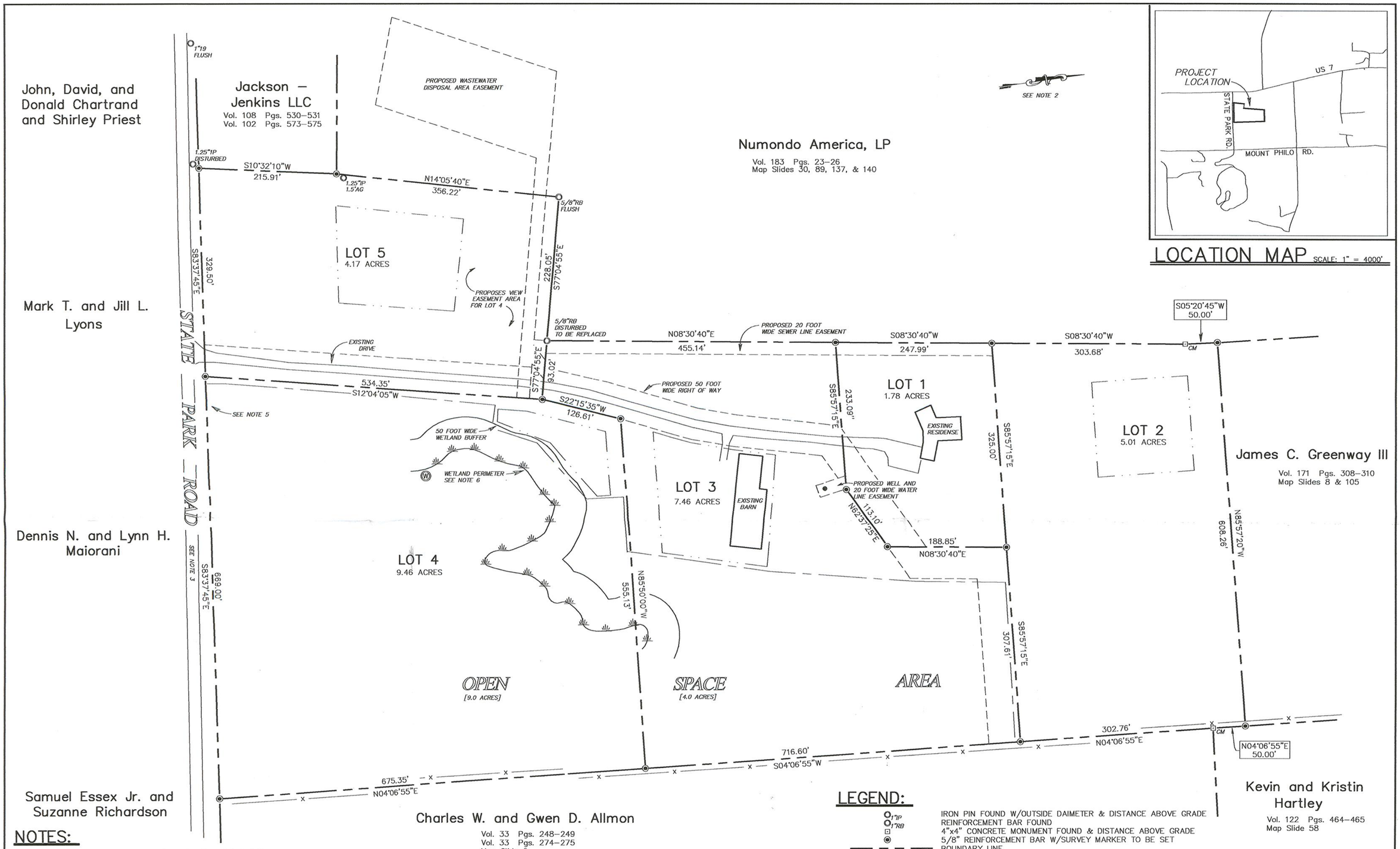

LOCATION MAP SCALE: 1" = 4000'

LEGEND:

- 1"IP — IRON PIN FOUND W/OUTSIDE DAIMETER & DISTANCE ABOVE GRADE
- 1"RB — REINFORCEMENT BAR FOUND
- 4"x4" CONCRETE MONUMENT FOUND & DISTANCE ABOVE GRADE
- 5/8" REINFORCEMENT BAR W/SURVEY MARKER TO BE SET
- BOUNDARY LINE
- EASEMENT – RIGHT OF WAY
- BUILDING ENVELOPE
- x — BARBED WIRE FENCE

100 80 60 40 20 0 50 100 200 300 400

NOTES:

1. The boundary survey was performed with a total station.
2. The bearings are referenced to magnetic north with a declination of +/– 15 degrees west.
3. State Park Road has a 49.5 foot wide right of way, reference Town Proceedings Volume 4 pages 123–125. The right of way was determined from the traveled portion of the road.
4. The parent parcel is in the name of Clark W. III and Suzanne G. Hinsdale, reference Volume 87 pages 13–16, Volume 90 page 388, Volume 155 pages 302–303, and Map Slides 30, 89, 137, and 140.
5. There is a proposed twenty foot wide recreation trail easement along State Park Road, the location has not been determined.
6. The wetland delineation is based on field markings by others.

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

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.

STUART J. MORROW L.L.S. 565

Date	Checked	Revision
09:29:10	SJM	LOT 5 BUILDING ENVELOPE
06:15:10	SJM	LOT CONFIGURATION

FINAL PLAT
MAJOR SUBDIVISION
WINDEVER FARM

PROPERTY OF

Clark W. III and Suzanne G. Hinsdale

173 State Park Road

CHARLOTTE VERMONT

Drawn by:		Date:	Sept. 2009
Checked by:	SJM	Scale:	1" = 100'
Approved by:		Project No.:	08115

STUART J. MORROW
Consulting Land Surveyor
Shelburne, Vermont
802–985–8809