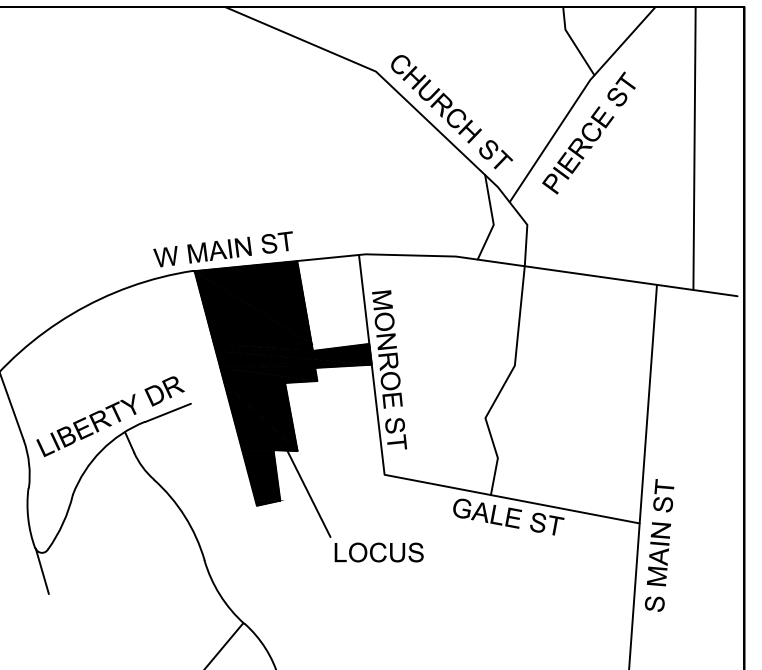
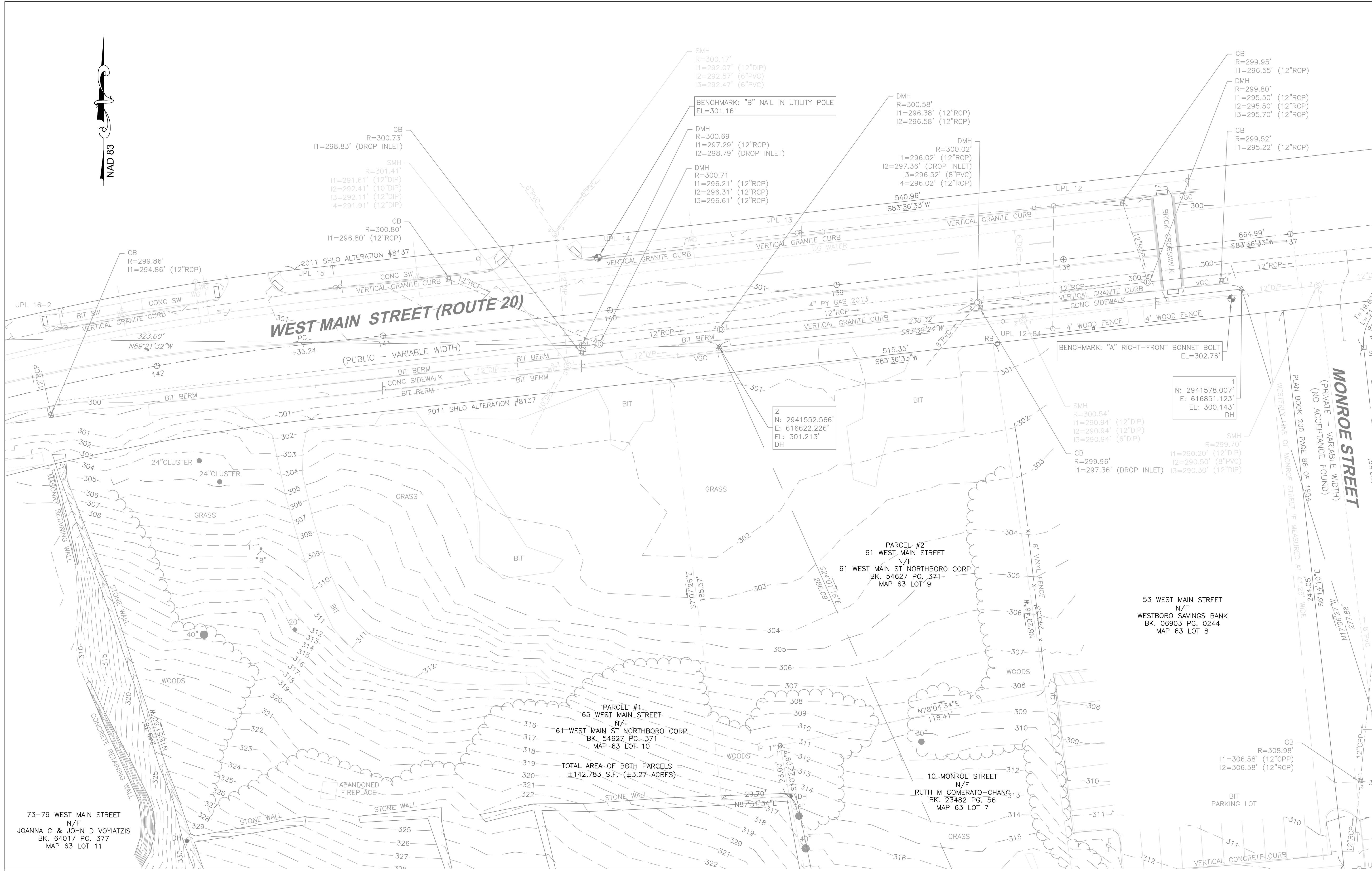


NAD 83



LEGEND

- STREET R.O.W. LINE
- ABUTTER PROPERTY LINE
- PARCEL LINE
- EDGE OF PAVEMENT
- EDGE OF CONCRETE
- EDGE OF WOODS/BRUSH
- WOOD FENCE
- CONTOUR LINE
- SEWER MANHOLE
- CATCH BASIN
- DRAIN MANHOLE
- UTILITY POLE
- GUY WIRE ANCHOR
- HYDRANT
- WATER GATE/SHUTOFF
- SIGN
- TREE + DIAMETER
- BOUND
- DRILLHOLE
- IRON PIPE
- REBAR
- SURVEY CONTROL POINT

PLAN REFERENCES

- ROAD LAYOUTS**  
2011 STATE HIGHWAY LAYOUT OF WEST MAIN STREET #8137
- RECORDED PLANS**
- |                        |                        |
|------------------------|------------------------|
| PLAN BOOK 200 PAGE 86  | PLAN BOOK 902 PAGE 11  |
| PLAN BOOK 200 PLAN 87  | PLAN BOOK 912 PAGE 108 |
| PLAN BOOK 323 PLAN 42  | PLAN BOOK 664 PAGE 56  |
| PLAN BOOK 355 PLAN 65  |                        |
| PLAN BOOK 378 PLAN 51  |                        |
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| PLAN BOOK 644 PLAN 78  |                        |
| PLAN BOOK 694 PLAN 138 |                        |
| PLAN BOOK 699 PLAN 123 |                        |
| PLAN BOOK 720 PLAN 41  |                        |
| PLAN BOOK 725 PLAN 55  |                        |
| PLAN BOOK 883 PLAN 70  |                        |

**OWNER:**  
61 WEST MAIN ST NORTHBORO CORP

22 HICKORY CIRCLE  
HOLDEN, MA 01520  
BOOK 54627 PG. 371  
MAP 63 LOT 9 AND 10

**EXISTING CONDITIONS PLAN**

**61-65 WEST MAIN STREET NORTHBOROUGH, MA**

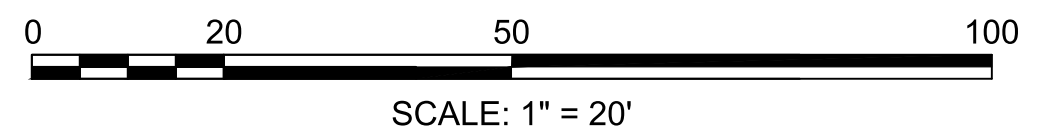
SCALE: 1" = 20'  
DATE: SEPTEMBER 1, 2023

FIELD SURVEY PERFORMED BY CHAPPELL ENGINEERING ASSOCIATES, LLC. COMPLETED AUGUST, 2023.

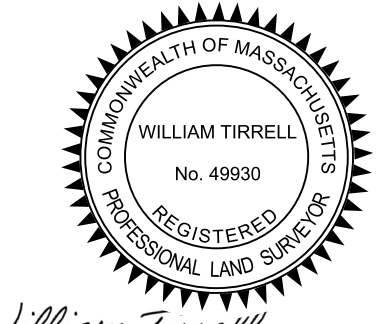
PROPERTY LINE INFORMATION SHOWN IS CALCULATED FROM FIELD OBSERVATIONS, STATE HIGHWAY LAYOUTS, AND TOWN OF NORTHBOROUGH, MASS. RECORDS AND PLANS & DEEDS RECORDED AT THE MIDDLESEX COUNTY REGISTRY OF DEEDS.

DATUMS; HORIZONTAL; NAD 83, VERTICAL; NAVD 88

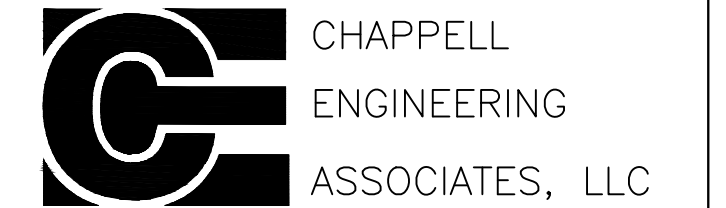
NOTES:  
1. NO OFFICIAL ACCEPTANCE OF MONROE STREET BY TOWN FOUND. WESTERLY SIDELINE IS BASED ON RECORD PLANS AND EXISTING MONUMENTATION. RECORD PLANS SHOW MONROE STREET AS BEING 41.25 FEET WIDE (SHOWN ON PLAN FOR REFERENCE). CALCULATED WIDTH VARIES FROM 33.33 FEET TO 30.92 FEET.



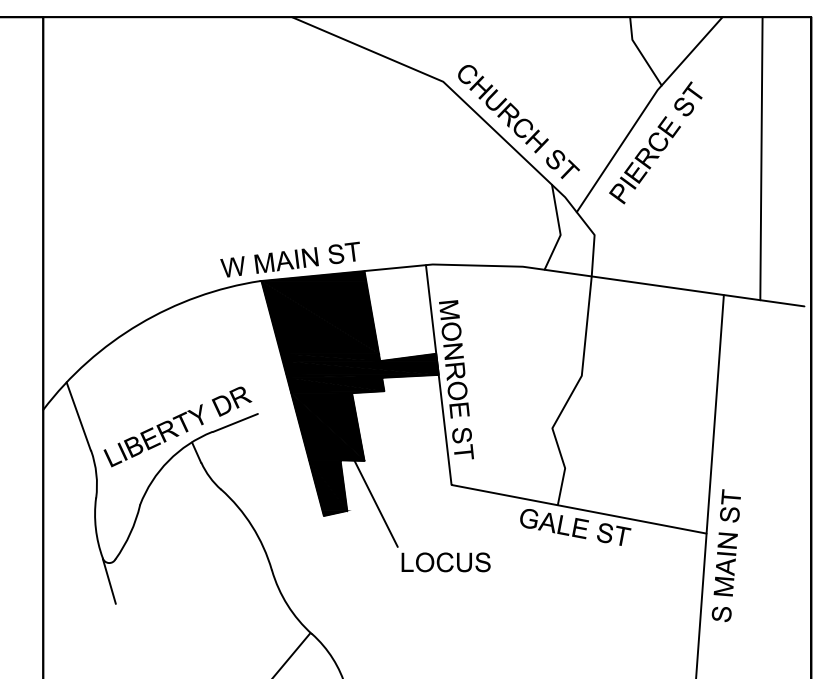
I HEREBY CERTIFY THAT THIS PLAN IS BASED ON AN ON THE GROUND SURVEY PERFORMED BY CHAPPELL ENGINEERING AND COMPLETED IN AUGUST, 2023.



William Tirrell  
DATE WILLIAM-TIRRELL-49930



Civil Structural Land Surveying  
201 BOSTON POST ROAD WEST-SUITE 101  
MARLBOROUGH, MA 01752  
TEL (508) 481-7400  
www.chappellengineering.com



- LEGEND**
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  - PARCEL LINE
  - EDGE OF PAVEMENT
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**OWNER:**  
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BOOK 54627 PAGE 371  
MAP 63 LOT 9 AND 10

**EXISTING  
CONDITIONS  
PLAN**

**61-65 WEST MAIN  
STREET  
NORTHBOROUGH, MA**

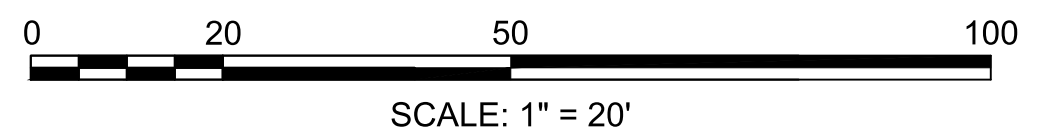
SCALE: 1" = 20'  
DATE: SEPTEMBER 1, 2023

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DATUMS: HORIZONTAL: NAD 83, VERTICAL: NAVD 88

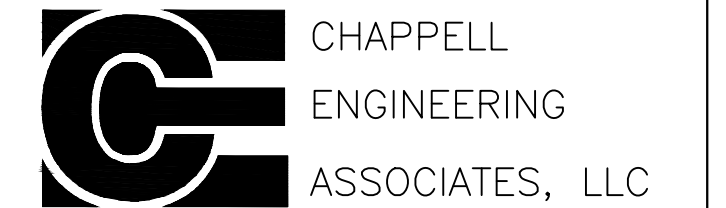
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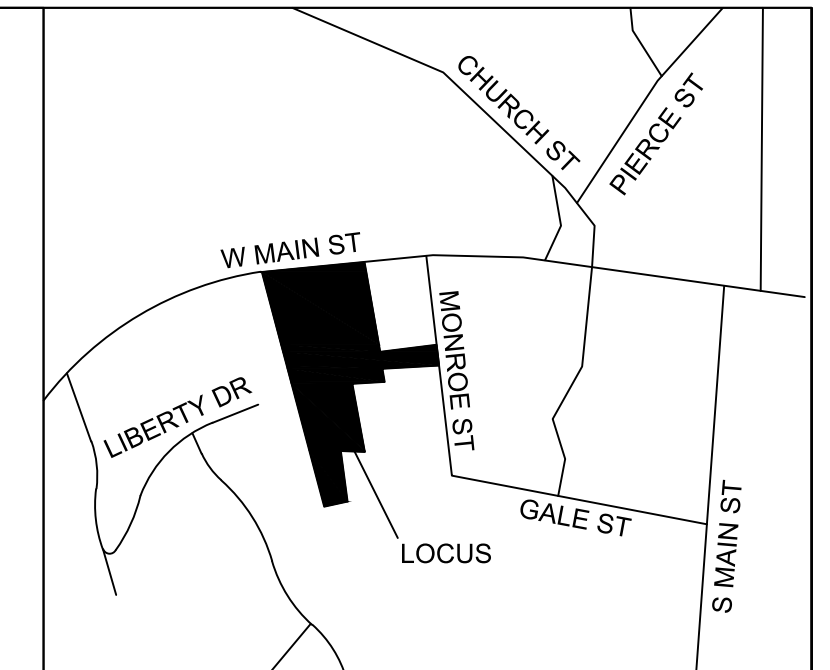
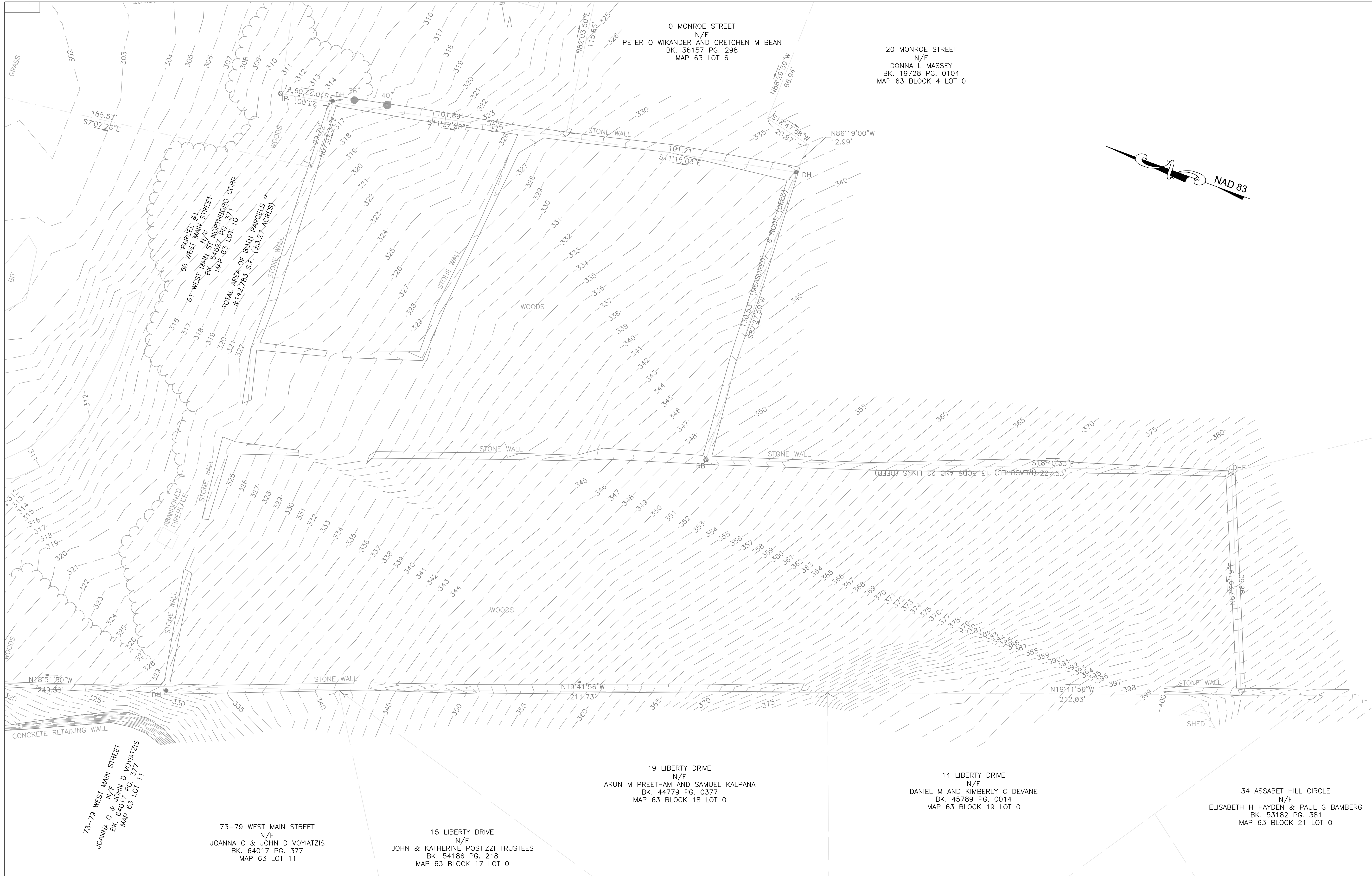


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**61-65 WEST MAIN STREET NORTHBOROUGH, MA**

SCALE: 1" = 20'

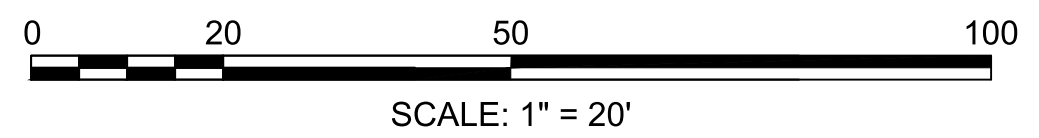
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