

PTM FLOW

Rec'd by 12/20/2016

PLAN REFERENCES:

1. ROSEMARY STREET LAYOUT 1987
2. PLAN BOOK 11 PLAN 478
3. PLAN BOOK 1463 PAGE 442
4. PLAN BOOK 1883 PAGE 050
5. PLAN BOOK 2047 PAGE 198
6. PLAN BOOK 436 PAGE 05
7. PLAN BOOK 638 PAGES 38-39 (PLAN OF REVISION ST.)
8. PLAN 343 OF 1934 (WIDENING OF ROSEMARY ST.)
9. PLAN 206 OF 1934
10. PLAN 233 OF 1934
11. PLAN 913 OF 1944
12. PLAN 117 OF 1931
13. PLAN 153 OF 1933
14. PLAN 525 OF 1933
15. PLAN 159 OF 1933
16. PLAN 433 OF 1939
17. PLAN 79 OF 1944
18. PLAN 1202 OF 1965
19. PLAN 1203 OF 1965
20. PLAN 468 OF 1987
21. PLAN 963 OF 1987
22. PLAN 100 OF 1977
23. PLAN 33 OF 1977
24. PLAN 1416 OF 1984
25. PLAN 610 OF 1935
26. PLAN 440 OF 1935
27. PLAN 1546 OF 1986
28. PLAN 423 OF 1987
29. PLAN 547 OF 1990
30. PLAN 26 OF 2008
31. PLAN 26 OF 2008
32. PLAN 89 OF 2011
33. ACCEPTANCE PLAN OF LAKE DR. 1/4/1958
34. PLAN OF RELOCATION & WIDENING OF ROSEMARY ST. 12/12/1933
35. PLAN OF ALTERATION OF ROSEMARY ST. 12/20/1950
36. ACCEPTANCE PLAN OF TAMARACK LA. 1/14/1958
37. ACCEPTANCE PLAN OF LAKE DR. 1/4/1958

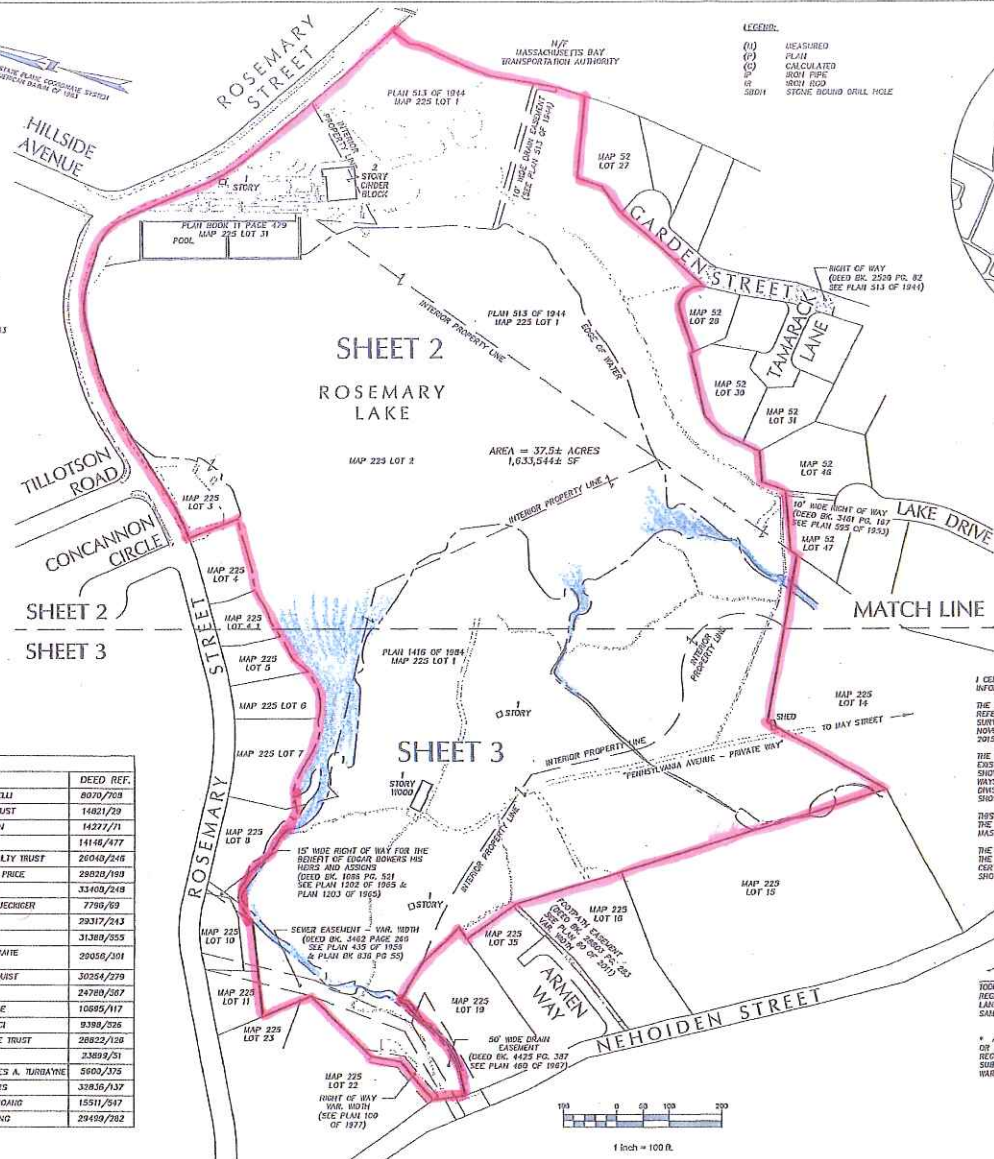
DEED REFERENCES:

1. DEED BOOK 2441 PAGE 93 (MAP 225 LOT 3)
2. DEED BOOK 2529 PAGE 92 (PORTION OF MAP 225 LOT 1)
3. DEED BOOK 6516 PAGE 614 (PORTION OF MAP 225 LOT 1)
4. DEED BOOK 2649 PAGE 49 (MAP 225 LOT 3)
5. DEED BOOK 4179 PAGE 201 (MAP 225 LOT 3)

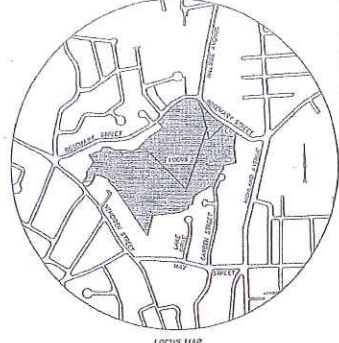
ZONING DATA

DISTRICT: SINGLE RESIDENCE B (SR)	
BUILDING SETBACK REQUIREMENTS	
FRONT: 35 FEET	
SIDE: 15 FEET	
REAR: 25 FEET	
MAX. BLDG. HEIGHT: 35 FEET	
MAX. STORIES: 3	

MAP/LOT	ADDRESS	ADJUTER TABLE	OWNER	DEED REF.
52/27	50 GARDEN STREET		JANE A. WEIR & MARY T. TACELLI	8070/703
52/28	67 GARDEN STREET		JEAN E. HENRY REVOCABLE TRUST	14821/219
52/30	15 TAMARACK LANE		FRANK B. & LOUISE V. CONDON	14277/71
52/31	14 TAMARACK LANE		WENDY J. STORCH	14146/477
52/36	43 LAKE DRIVE		JULIE LEHNS PLACE FAMILY REALTY TRUST	26040/246
52/47	48 LAKE DRIVE		LESLIE A. KALISH & KAREN H. FRICK	28208/189
225/4	238 ROSEMARY STREET		JAMIE J. & TARA C. GALOVSKI	33469/249
225/4	252 ROSEMARY STREET		KENNETH R. & PATRICIA C. FLUECHIGER	7796/69
225/5	262 ROSEMARY STREET		CAROL A. PATCH	29317/243
225/6	266 ROSEMARY STREET		PAUL C. & DONNA K. IRVING	31389/555
225/7	270 ROSEMARY STREET		VALDES VOSYLUS, IRGA UROUNWANTE & ANTANAS VOSYLUS	29056/301
225/8	286 ROSEMARY STREET		ANNO BRACKER & KARA HOLMQUIST	30254/279
225/10	298 ROSEMARY STREET		JONI M. BOJAN	24769/587
225/11	312 ROSEMARY STREET		GARY C. & IRENE L. GLADSTONE	10895/417
225/14	33 PENNSYLVANIA AVENUE		DANIEL & MARIA SHEENES SOCCI	9388/226
225/15	220 NEHOIDEN STREET		BARBARA B. JONES REVOCABLE TRUST	28822/128
225/16	208 NEHOIDEN STREET		BRUCE WOLFELD	33899/31
225/19	190 NEHOIDEN STREET		ELIZABETH C. STEWART & JAMES A. TURBAYNE	33899/375
225/22	170 NEHOIDEN STREET		JASON T. & PATRICIA H. PETERS	33816/137
225/23	320 ROSEMARY STREET		HOA V. THONG & HUYN T. HOANG	15511/517
225/25	21 ARDEN WAY		CHRISTOPHER R. & LIGI P. LING	28498/282



- LEGEND:
- (O) MEASURED
 - (P) PLAN
 - (C) CALCULATED
 - SLOD PIPE
 - SLOD DOD
 - STONE BOUNDARY WALL



FOR REGISTRY USE ONLY

- NOTES:
1. ADJUTER NAMES REFER TO CURRENT TOWN OF NEEDHAM ASSESSOR'S RECORDS.
 2. THE SUBJECT LAND AS SHOWN LIES WITHIN ZONE X. AREAS DETERMINED TO BE OUTSIDE THE ANNUAL 0.2% CHANGE FLOOD PLAIN AS INDICATED ON PANEL, SEE FOR THE TOWN OF NEEDHAM, COUNTY NO. 25525, HAVING AN EFFECTIVE DATE OF JULY 12, 2012.
 3. WATER BOUNDARIES ARE SUBJECT TO CHANGE DUE TO NATURAL CAUSES AND THEY MAY OR MAY NOT REPRESENT THE ACTUAL LOCATION OF THE LIMIT OF TITLE.

NOTES:

1. THE PURPOSE OF THIS PLAN IS TO CORRECT NEEDHAM ASSESSOR'S MAP 225 LOT 1, MAP 225 LOT 2, MAP 225 LOT 3 AND MAP 225 LOT 4. IT IS THE INTENT OF THE TOWN OF NEEDHAM TO CORRECT THE MASSACHUSETTS GENERAL LAND CHAPTER 40 SECTION SIX.
2. THIS PLAN IS REFERENCED HORIZONTALLY TO THE MASSACHUSETTS STATE PLANE COORDINATE SYSTEM NORTH AMERICAN DATUM OF 1983 BY THE GPS OBSERVATIONS ON OCTOBER 28 AND NOVEMBER 19, 2015.
3. THIS PLAN IS THE RESULT OF AN INSTRUMENT SURVEY PERFORMED ON SEPTEMBER 28-29, OCTOBER 4, 7-9, NOVEMBER 2, 19-20, 21, DECEMBER 8, 16-17, 23-24 OF 2015 AND JANUARY 6-11 OF 2016.

I CERTIFY TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, INFORMATION AND BELIEF:

THE PROPERTY LINES SHOWN HEREON ARE BASED ON THE REFERENCED PLANS AND THE RESULT OF AN INSTRUMENT SURVEY PERFORMED ON SEPTEMBER 28-29, OCTOBER 4, 7-9, NOVEMBER 2, 19-20, 21, DECEMBER 8, 16-17, 23-24 OF 2015 AND JANUARY 6-11 OF 2016.

THE PROPERTY LINES SHOWN ARE THE LINES DIVIDING EXISTING OWNERSHIP AND THE LINES OF STREETS AND WAYS SHOWN ARE THOSE OF PUBLIC OR PRIVATE STREETS AND WAYS ALREADY ESTABLISHED AND THAT NO NEW LINES FOR DIVISION OF EXISTING OWNERSHIP OR FOR NEW WAYS ARE SHOWN. (MGL CHAPTER 40 SECTION SIX)

THIS PLAN CONFORMS TO THE RULES AND REGULATIONS OF THE REGISTERERS OF DEEDS OF THE COMMONWEALTH OF MASSACHUSETTS.

THE CERTIFICATIONS SHOWN HEREON ARE INTENDED TO MEET THE REQUIREMENT OF DEEDS REQUIREMENTS AND ARE NOT A CERTIFICATION OF TITLE OR OWNERSHIP OF THE PROPERTY SHOWN.



TODD M. CHAPMAN - P.L.S., No. 46322
 REGISTERED PROFESSIONAL LAND SURVEYOR FOR MASSACHUSETTS, INC.
 DATE: 12/19/2016

* AS USED IN THIS CERTIFICATION, CERTIFY MEANS TO STATE OR DECLARE A PROFESSIONAL OPINION OF CONDITIONS REGARDING THOSE FACTS OR FINDINGS WHICH ARE THE SUBJECT OF THE CERTIFICATION AND DOES NOT CONSTITUTE A WARRANTY OR GUARANTEE, EITHER EXPRESSED OR IMPLIED.

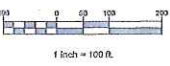
DRAFT
KEY SHEET
PLAN of LAND
 in
NEEDHAM
 NORFOLK COUNTY
 MASSACHUSETTS
 OCTOBER 11, 2016
 Rev. 12/19/2016

Prepared for:
 TOWN OF NEEDHAM

SHEET 1 OF 3



Samioles Consultants Inc.
 204 Engineers - 1241 Lawrence St.
 2nd Floor
 Fitchburg, MA 01525
 T: 958.821.6578
 F: 958.821.8379
 www.samioles.com



PLAN REFERENCES:

1. ROSEMARY STREET LAYOUT 1907
2. PLAN BOOK 11 PAGE 139
3. PLAN 5006 1446 PAGE 412
4. PLAN BOOK 1803 PAGE 610
5. PLAN BOOK 2077 PAGE 194
6. PLAN BOOK 630 PAGE 05
7. PLAN BOOK 639 PAGES 38-39 (PLAN OF HENRIEN ST.)
8. PLAN 337 OF 1934 (RELOC. OF ROSEMARY ST.)
9. PLAN 208 OF 1934
10. PLAN 255 OF 1936
11. PLAN 513 OF 1944
12. PLAN 117 OF 1934
13. PLAN 135 OF 1933
14. PLAN 853 OF 1933
15. PLAN 120 OF 1935
16. PLAN 433 OF 1935
17. PLAN 79 OF 1934
18. PLAN 1202 OF 1935
19. PLAN 1203 OF 1935
20. PLAN 459 OF 1937
21. PLAN 592 OF 1937
22. PLAN 100 OF 1937
23. PLAN 35 OF 1939
24. PLAN 140 OF 1939
25. PLAN 610 OF 1939
26. PLAN 440 OF 1935

PLAN REFERENCES (CONTINUED):

27. PLAN 1548 OF 1938
28. PLAN 1425 OF 1937
29. PLAN 157 OF 1930
30. PLAN 38 OF 2006
31. PLAN 38 OF 2008
32. PLAN 80 OF 2011
33. ACCEPTANCE PLAN OF LAKE DR. 1/4/1938
34. PLAN OF RELOCATION & WIDENING OF ROSEMARY ST. 12/12/1933
35. PLAN OF ALTERATION OF ROSEMARY ST. 12/20/1933
36. ACCEPTANCE PLAN OF TAMARACK LA. 1/14/1929
37. ACCEPTANCE PLAN OF LAKE DR. 1/4/1938

DEED REFERENCES:

1. DEED BOOK 2444 PAGE 95 (MAP 225 LOT 3)
2. DEED BOOK 2520 PAGE 07 (PORTION OF MAP 225 LOT 1)
3. DEED BOOK 4516 PAGE 613 (PORTION OF MAP 225 LOT 1)
4. DEED BOOK 2062 PAGE 43 (MAP 225 LOT 3)
5. DEED BOOK 4170 PAGE 201 (MAP 225 LOT 3)

I CERTIFY TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, INFORMATION AND BELIEF:

THE PROPERTY LINES SHOWN HEREBY ARE BASED ON THE REFERENCED PLANS AND THE RESULT OF AN INSTRUMENTAL SURVEY PERFORMED ON SEPTEMBER 28-30, OCTOBER 5, 7-9, NOVEMBER 2, 18-20, 22, DECEMBER 8, 15-17, 23-24 OF 2015 AND JANUARY 5-8 AND 11 OF 2016.

THE PROPERTY LINES SHOWN ARE THE LINES ENDING EXISTING UNDERSTANDING AND THE LINES OF STREETS AND WAYS SHOWN ARE THOSE OF PUBLIC OR PRIVATE STREETS AND WAYS ALREADY ESTABLISHED AND THAT NO NEW LINES FOR DIVISION OF EXISTING UNDERSTANDING OR FOR NEW WAYS ARE SHOWN. INCL. CHAPTER 40 SECTION SIX.

THIS PLAN CONFORMS TO THE RULES AND REGULATIONS OF THE REGISTERERS OF DEEDS OF THE COMMONWEALTH OF MASSACHUSETTS.

THE CERTIFICATIONS SHOWN HEREON ARE INTENDED TO MEET THE REQUIREMENTS OF DEEDS AND ARE NOT A GUARANTEE OF TITLE OR OWNERSHIP OF THE PROPERTY SHOWN.

FOR REGISTRY USE ONLY

- NOTES:**
1. THE PURPOSE OF THIS PLAN IS TO CORRECT MEDIUM ASSESSOR'S MAP 225 LOT 1, MAP 225 LOT 2, MAP 225 LOT 3 AND MAP 225 LOT 31 INTO ONE LOT PURSUANT TO MASSACHUSETTS GENERAL LAWS CHAPTER 41 SECTION SIX.
 2. THIS PLAN IS REFERENCED HORIZONTALLY TO THE MASSACHUSETTS STATE PLANE COORDINATE SYSTEM NORTH AMERICAN DATUM OF 1983 BY RIK GIS SURVEILLANCE ON OCTOBER 2, 7-9, NOVEMBER 2, 18-20, 22, DECEMBER 8, 15-17, 23-24 OF 2015 AND JANUARY 5-8, 11 OF 2016.
 3. THIS PLAN IS THE RESULT OF AN INSTRUMENTAL SURVEY PERFORMED ON SEPTEMBER 28-30, OCTOBER 5, 7-9, NOVEMBER 2, 18-20, 22, DECEMBER 8, 15-17, 23-24 OF 2015 AND JANUARY 5-8, 11 OF 2016.
 4. ADJUTERS' NAMES REFER TO CURRENT TOWN OF NEEDHAM ASSESSOR'S RECORDS.
 5. THE SUBJECT LAND AS SHOWN LIES WITHIN ZONE X. ADJUTERS IS DETERMINED TO BE OUTSIDE THE ANNUAL 0.2% CHANGE FLOOD PLAIN, AS INDICATED ON PANEL SEE FOR THE TOWN OF NEEDHAM, COUNTY NO. 25215, HAVING AN EFFECTIVE DATE OF JULY 12, 2012.
 6. WATER BOUNDARIES ARE SUBJECT TO CHANGE DUE TO NATURAL CAUSES AND THEY MAY OR MAY NOT REPRESENT THE ACTUAL LOCATION OF THE LIMIT OF TIDE.
 7. THE RESEARCH FOR THIS SURVEY WAS PERFORMED BY THE SURVEYOR IN ACCORDANCE WITH 250A CMR.
 8. THE FLOOD PLAIN ELEVATION SHOWN IS REFERENCED TO THE NORTH AMERICAN VERTICAL DATUM OF 1983 (NAVD83). TO CONVERT THIS VERTICAL DATUM TO THE NATIONAL GEODETIC VERTICAL DATUM OF 1929 (NGVD29) ADD 0.79 TO THE ELEVATION. (4 - 101.81(NAVD83) + 0.78 = 102.4 (NGVD29)).
 9. THE TOWN OF NEEDHAM INTENDS TO FILE BY EMENT DOMAN THE PARCELS SHOWN ON THIS PLAN.
 10. SEE SHEET 3 FOR PARCEL TABLE.

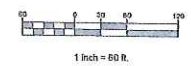
1000 M. CHAPMAN - P.L.S. No. 48322 DATE 12/19/2016

REGISTERED PROFESSIONAL LAND SURVEYOR FOR SAMIOTES CONSULTANTS, INC.

* AS USED IN THIS CERTIFICATION, CERTIFY MEANS TO STATE OF OBTAIN A PROFESSIONAL OPINION OF CONDITIONS REGARDING THOSE FACTS OR FINDINGS WHICH ARE THE SUBJECT OF THE CERTIFICATION AND DOES NOT CONSTITUTE A WARRANTY OR GUARANTEE, EITHER EXPRESSED OR IMPLIED.

ZONING DATA	
DISTRICT: SINGLE RESIDENCE B (SRB)	
BUILDING FEEDBACK REQUIREMENTS:	
FRONT SETBACK	25 FEET
SIDE SETBACK	5 FEET
REAR SETBACK	5 FEET
MAX. BLDG. HEIGHT: 35 FEET	
MAX. GROUND: 3	

- LEGEND:**
- (M) MEASURED
 - (P) PLAN
 - (C) CALCULATED
 - IP IRON PIPE
 - RP ROUND ROD
 - SRBH STABLE ROUND DRILL HOLE



ROSEMARY LAKE

AREA = 37.54 ACRES
1,633,544.4 SF

PLAN OF LAND
in
NEEDHAM
NORFOLK COUNTY
MASSACHUSETTS
OCTOBER 11, 2016
Rev. 12/19/2016

Prepared for:
TOWN OF NEEDHAM

DRAFT

SHEET 2 OF 3
samiotes

Samiotes Consultants Inc.
Civil Engineers & Land Surveyors
11 A Street
Needham, MA 01948
T 508.377.8165
F 508.377.8149
www.samiotes.com



MATCH LINE SHEET 3 SHEET 2 MATCH LINE

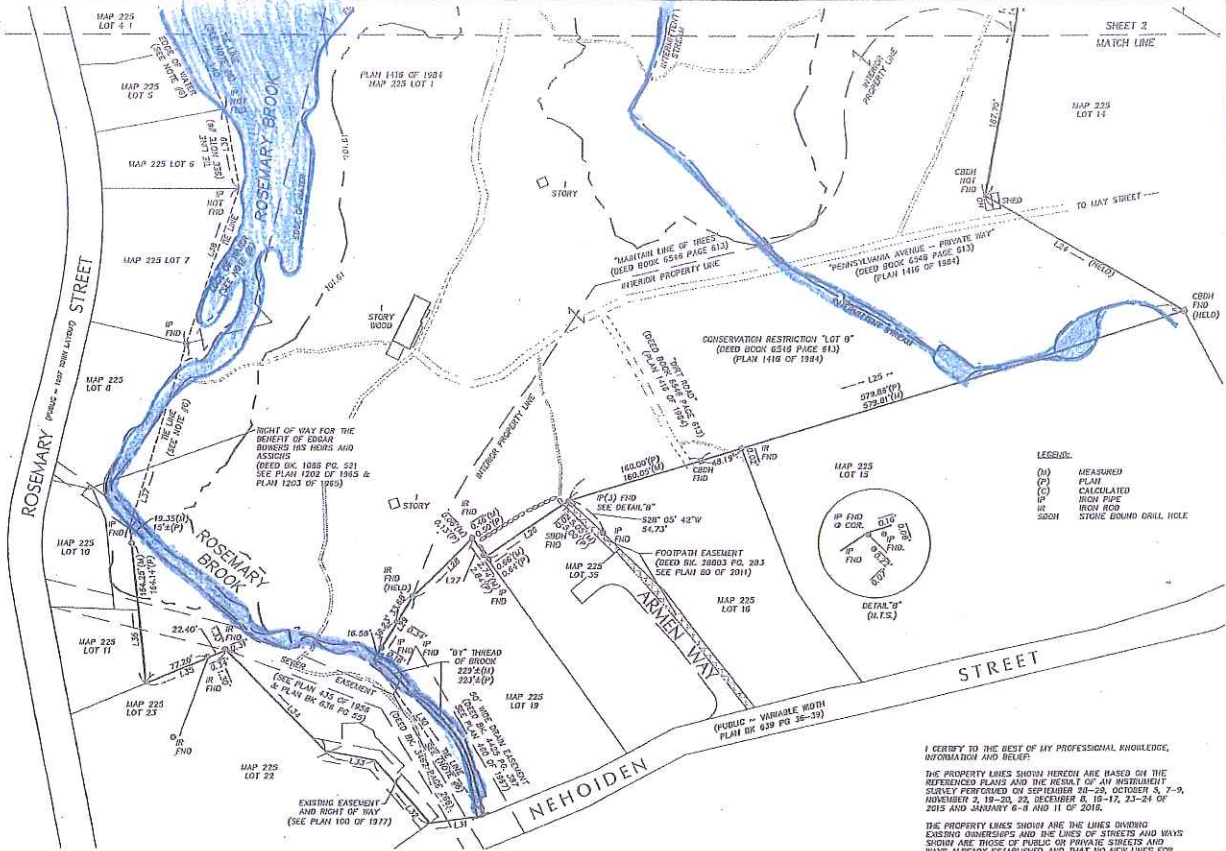
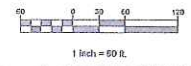
LINE# OR CURVE#	LENGTH (MEAS.)	LENGTH (RECORD)	DIRECTION OR DELTA	RADIUS
L1	40.61'	40.52'	S81°53'5"W	
L2	30.27'		S81°41'5"W	
L3	100.05'		S80°35'45"W	
L4	44.58'		S80°59'25"W	
L5	134.77'		S85°49'10"E	
L6	51.27'	51.24'	S83°17'40"W	
L7	154.62'		S80°22'10"W	
L8	48.05'		S84°08'05"W	
L9	62.43'		S37°42'35"W	
L10	213.09'		S26°28'35"W	
C11	53.46'		75°33'59"	40.30'
L12	12.34'		N79°38'10"W	
L13	17.50'		S83°14'50"W	
L14	78.90'		S56°07'20"W	
L15	7.17'		N44°01'27"W	
L16	122.98'		S81°24'37"W	
L17	44.68'	44.91'	S31°14'14"W	
L18	62.00'	61.83'	S89°18'50"W	
L19	61.29'	61.25'	S89°41'10"W	
L20	48.37'	48.47'	S89°14'10"W	
L21	116.30'	116.08'	S69°52'10"W	
L22	14.90'	13.4'	S20°34'50"W	
L23	338.88'	324.8'	S84°46'40"W	
L24	263.00'		S14°15'55"W	
L25	238.88'		N32°59'16"W	
L26	115.50'		N59°09'48"W	
L27	26.50'		N39°03'38"W	
L28	86.07'	86.40'	N60°44'50"W	
L29	36.49'	36.77'	S74°49'00"E	
L30	220.59'		S39°44'44"W	
L31	63.00'		N23°13'50"W	
L32	85.74'		N34°26'41"E	
L33	58.34'		N65°01'49"W	
L34	162.61'		N70°10'22"E	
L35	99.60'		N38°27'11"W	
L36	103.60'	179.3'	N88°38'04"E	
L37	224.74'		S89°12'38"E	
L38	187.01'		S87°00'22"E	
L39	92.00'		N84°36'48"E	
L40	325.80'		N50°17'58"E	
L41	99.50'	93.3'	N35°58'50"W	
C42	122.60'		10°41'08"	657.30'
L43	143.60'		N42°19'50"E	
C44	113.21'		N56°00"	383.00'
L45	77.00'		N59°15'50"E	
C46	85.56'		31°20'00"	158.20'
L47	68.62'		S89°24'10"E	
C48	88.62'		51°30'00"	95.10'
L49	199.57'		S37°48'10"E	
C50	126.34'		18°54'00"	353.00'
L51	340.28'		S56°42'10"E	

- PLAN REFERENCES:**
1. ROSEMARY STREET LAYOUT 1907
 2. PLAN BOOK 11 PLAN 179
 3. PLAN BOOK 146 PAGE 412
 4. PLAN BOOK 163 PAGE 610
 5. PLAN BOOK 2047 PAGE 198
 6. PLAN BOOK 638 PAGE 95
 7. PLAN BOOK 639 PAGES 36-39 (PLAN OF NICHOLSON ST.)
 8. PLAN 337 OF 1934 (WIDENING OF ROSEMARY ST.)
 9. PLAN 208 OF 1934
 10. PLAN 205 OF 1938
 11. PLAN 513 OF 1946
 12. PLAN 117 OF 1951
 13. PLAN 138 OF 1952
 14. PLAN 595 OF 1953
 15. PLAN 120 OF 1955
 16. PLAN 433 OF 1956
 17. PLAN 18 OF 1964
 18. PLAN 1202 OF 1968
 19. PLAN 1203 OF 1968
 20. PLAN 469 OF 1967
 21. PLAN 502 OF 1967
 22. PLAN 100 OF 1977
 23. PLAN 35 OF 1978
 24. PLAN 1416 OF 1984
 25. PLAN 610 OF 1985
 26. PLAN 440 OF 1986

- PLAN REFERENCES (CONTINUED):**
27. PLAN 1588 OF 1986
 28. PLAN 1455 OF 1986
 29. PLAN 547 OF 1990
 30. PLAN 26 OF 2006
 31. PLAN 56 OF 2008
 32. PLAN 80 OF 2011
 33. ACCEPTANCE PLAN OF LAKE DR. 1/4/1956
 34. PLAN OF RELOCATION & WIDENING OF ROSEMARY ST. 12/12/1933
 35. PLAN OF ALTERNATION OF ROSEMARY ST. 2/20/1980
 36. ACCEPTANCE PLAN OF TAMARACK LA. 1/14/1958
 37. ACCEPTANCE PLAN OF LAKE DR. 1/4/1956

- DEED REFERENCES:**
1. DEED BOOK 2441 PAGE 85 (MAP 225 LOT 3)
 2. DEED BOOK 2530 PAGE 82 (PORTION OF MAP 225 LOT 1)
 3. DEED BOOK 6516 PAGE 613 (PORTION OF MAP 225 LOT 1)
 4. DEED BOOK 2680 PAGE 45 (MAP 225 LOT 2)
 5. DEED BOOK 4119 PAGE 201 (MAP 225 LOT 3)

ZONING DATA	
DISTRICT: SINGLE RESIDENCE 3 (SR3)	
BUILDING SETBACK REQUIREMENTS:	
FRONT: 25 FEET	
SIDE: 15 FEET	
REAR: 25 FEET	
MAX. BLDG. HEIGHT: 35 FEET	
MAX. STORIES: 3	



- LEGEND:**
- (M) MEASURED PLAN
 - (C) CALCULATED IRON PIPE RECORD
 - (S) STONE BOUND DRILL HOLE

I CERTIFY TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, INFORMATION AND BELIEF, THE PROPERTY LINES SHOWN HEREON ARE BASED ON THE REFERENCED PLANS AND THE RESULTS OF MY INSTRUMENT SURVEY PERFORMED ON SEPTEMBER 28-29, OCTOBER 5, 7-9, NOVEMBER 2, 19-20, 22, DECEMBER 8, 10-17, 23-24 OF 2015 AND JANUARY 6-8 AND 11 OF 2016.

THE PROPERTY LINES SHOWN ARE THE LINES OWNING EXISTING OWNERSHIPS AND THE LINES OF STREETS AND WAYS SHOWN ARE THOSE OF PUBLIC OR PRIVATE STREETS AND WAYS ALREADY ESTABLISHED AND THAT NO NEW LINES FOR DIVISION OF EXISTING OWNERSHIP OR FOR NEW WAYS ARE SHOWN. (M.L. CHAPTER 40 SECTION SIX)

THIS PLAN CONFORMS TO THE RULES AND REGULATIONS OF THE REGISTERED PROFESSIONAL SURVEYORS OF MASSACHUSETTS.

THE CERTIFICATIONS SHOWN HEREON ARE INTENDED TO MEET THE REQUIREMENTS OF MASSACHUSETTS REGULATION 800 CMR 12.00 AND ARE NOT A CERTIFICATION OF TITLE OR OWNERSHIP OF THE PROPERTY SHOWN.



DRAFT DATE: 12/19/2016

- FOR REGISTRY USE ONLY
- NOTES:**
1. THE PURPOSE OF THIS PLAN IS TO CORRECT NEEDHAM ASSESSOR'S MAP 225 LOT 1, MAP 225 LOT 2, MAP 225 LOT 3 AND MAP 225 LOT 31 AND THE LOT PURSUANT TO MASSACHUSETTS GENERAL LAW CHAPTER 41A SECTION 20E.
 2. THIS PLAN IS REFERENCED HORIZONTALLY TO THE MASSACHUSETTS STATE PLANE COORDINATE SYSTEM NORTH AMERICAN DATUM OF 1983 BY R.N.C.'S COORDINATIONS ON OCTOBER 28 AND NOVEMBER 19, 2015.
 3. THIS PLAN IS THE RESULT OF AN INSTRUMENT SURVEY PERFORMED ON SEPTEMBER 28-29, OCTOBER 5, 7-9, NOVEMBER 2, 19-20, 22, DECEMBER 8, 10-17, 23-24 OF 2015 AND JANUARY 6-8, 11 OF 2016.
 4. ADJUTANT GENERAL REFER TO CURRENT TOWN OF NEEDHAM ASSESSOR'S RECORDS.
 5. THE SUBJECT LAND AS SHOWN LIES WITHIN ZONE X AREAS DETERMINED BY THE TOWN OF NEEDHAM ASSESSOR'S CHANCE FLOOD PLAN, AS INDICATED ON PARCEL MAP FOR THE TOWN OF NEEDHAM, COMMUNITY NO. 255216, HANNOIS AN EFFECTIVE DATE OF JULY 15, 2012.
 6. WATER BOUNDARIES ARE SUBJECT TO CHANGE DUE TO NATURAL CAUSES AND THEY MAY OR MAY NOT REPRESENT THE ACTUAL LOCATION OF THE LIMIT OF TITLE.
 7. THE RESEARCH FOR THIS SURVEY WAS PERFORMED BY THE SURVEYOR IN ACCORDANCE WITH 250 CMR.
 8. THE FLOOD PLAN ELEVATION SHOWN IS REFERENCED TO THE NORTH AMERICAN VERTICAL DATUM OF 1983 (NAVD 83). TO CORRECT ELEVATIONS ON THIS PLAN FROM THAT VERTICAL DATUM TO THE NATIONAL GEODESIC VERTICAL DATUM OF 1989 (NGVD 89) ADD 0.79 TO THE ELEVATION. (i.e. 101.51(NAVD83) + 0.79 = 102.4 (NGVD89)).
 9. THE TOWN OF NEEDHAM INTENDS TO TAKE BY EASEMENT DOWN THE PARCELS SHOWN ON THIS PLAN.

PLAN OF LAND
in
NEEDHAM
NORFOLK
COUNTY
MASSACHUSETTS
OCTOBER 11, 2016
REV. 12/19/2016

Prepared for:
TOWN OF NEEDHAM

SHEET 3 OF 3

samioles

Samioles Consultants Inc.
Civil Engineers • 1244 So. Bay Street
39 A Street
Ft. Lauderdale, FL 33301
F 561.577.8100
F 561.577.8109
www.samioles.com