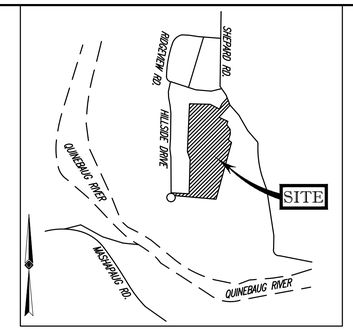
NOTES:

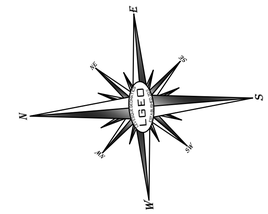
1. PROPERTY KNOWN AS MAP 3846, LOT 51 & MAP 3856, LOT 53 AS SHOWN ON THE GIS MAPS OF THE TOWN OF STURBRIDGE, WORCESTER COUNTY, COMMONWEALTH OF MASSACHUSETTS.
2. THE BEARING BASIS OF THIS SURVEY IS BASED ON PLAN BOOK 933, PLAN 112.
3. THIS PLAN IS BASED ON RECORD REFERENCE MATERIAL AS LISTED HEREON.
4. THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT AND IS SUBJECT TO THE RESTRICTIONS, COVENANTS AND/OR EASEMENTS THAT MAY BE CONTAINED THEREIN.
5. THE PURPOSE OF THIS PLAN IS TO ILLUSTRATE A LOT CONSOLIDATION, LOTS E & F ARE TO BE COMBINED TO FORM A SINGLE INTEGRAL LOT.
6. SEE PLAN BOOK 933, PLAN 112 FOR DELETION OF LOTS 1 & 2 AS SHOWN ON PLAN BOOK 685, PLAN 108.
7. PROPERTY LINES SHOWN ARE BASED ON PLAN BOOK 529, PLAN 98 & PLAN BOOK 933, PLAN 112 AND ARE NOT BASED ON A RE-TRACEMENT OR RE-SURVEY BY THIS SURVEYOR.
8. PHYSICAL EVIDENCE SHOWN IS BASED ON PLAN BOOKS 529-98 & 933-112.

PLAN REFERENCES:	
PLAN BOOK	PLAN #
151	53
374	71
439	90
454	50
529	92
546	22
685	108
933	112

ZONING: SUBURBAN RESIDENTIAL



LOCUS MAP



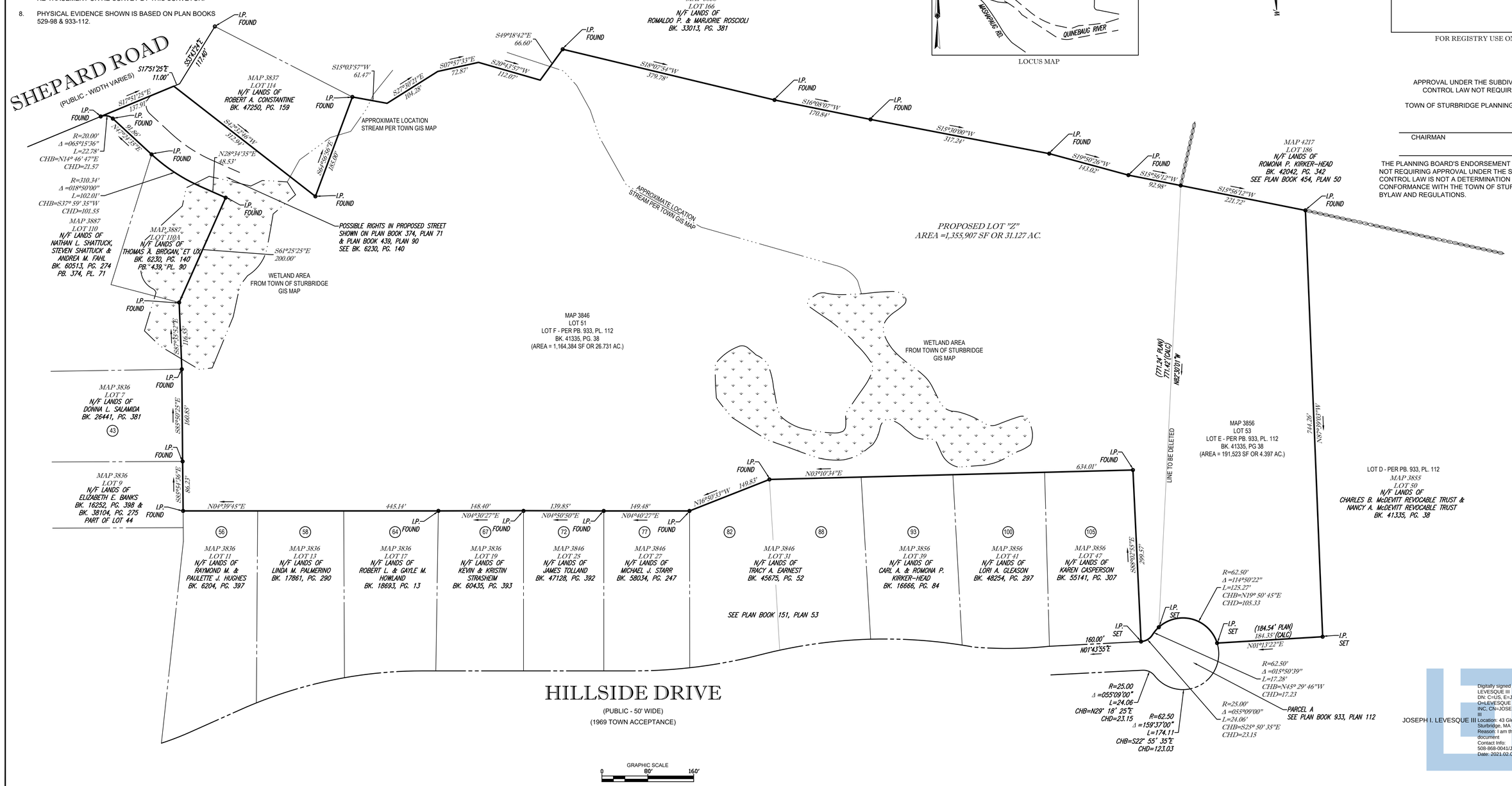
FOR REGISTRY USE ONLY

APPROVAL UNDER THE SUBDIVISION CONTROL LAW NOT REQUIRED

TOWN OF STURBRIDGE PLANNING BOARD

CHAIRMAN DATE

THE PLANNING BOARD'S ENDORSEMENT OF THE PLAN AS NOT REQUIRING APPROVAL UNDER THE SUBDIVISION CONTROL LAW IS NOT A DETERMINATION AS TO THE CONFORMANCE WITH THE TOWN OF STURBRIDGE ZONING BYLAW AND REGULATIONS.



Digitally signed by JOSEPH I. LEVESQUE III
DN: C=US, E=JOE@L-GEO.NET, O=LEVESQUE GEOMATICS INC, CN=JOSEPH I. LEVESQUE III
Location: 43 Glendale Road, Sturbridge, MA 01518
Reason: I am the author of this document
Contact Info: 508-868-0041/JOE@L-GEO.NET
Date: 2021.02.02 15:04:09-05'00'

JOSEPH I. LEVESQUE III

REVISIONS		
NO.	DATE	DESCRIPTION

PLAN OF LAND (LOT CONSOLIDATION)
OF
MAP 3846, LOT 51 & MAP 3856, LOT 53
OWNERS:
CHARLES B. McDEVITT REVOCABLE TRUST &
NANCY A. McDEVITT REVOCABLE TRUST
51 & 53 HILLSIDE DRIVE
TOWN OF STURBRIDGE
WORCESTER COUNTY
COMMONWEALTH OF MASSACHUSETTS

LEVESQUE GEOMATICS INC
43 GLENDALE ROAD
STURBRIDGE, MA 01518
PHONE: (508) 868-0041

COMMONWEALTH OF MASSACHUSETTS
JOSEPH I LEVESQUE III
NO. 53840
REGISTERED PROFESSIONAL LAND SURVEYOR
SEAL

THIS IS TO CERTIFY THAT THIS PLAN HAS BEEN PREPARED IN CONFORMITY WITH THE RULES AND REGULATIONS OF THE REGISTERS OF DEEDS.

1/8/2021
DATE

JOSEPH I. LEVESQUE III
MASSACHUSETTS PROFESSIONAL LAND SURVEYOR #53840

DATE: JANUARY 8, 2021	JOB NO.: GH-009
SCALE: 1" = 80'	
DRAWN: JIL	SHEET NO.: 1 of 1
CHKD.: JIL	