

NOTE

THE REMAINING LANDS OF LOT 1 AND LOT 1A (PID: 412-4.3 AND 412-4.2 RESPECTIVELY) ARE TO BE COMBINED WITH THE OTHER LAND OF BAILEY (412-4.1) TO FORM ONE CONTIGUOUS LOT.

ZONING INFORMATION

DISTRICT: RURAL
MINIMUM AREA: 1.5 ACRES
MINIMUM FRONTAGE: 300 FEET
SETBACK: FRONT: 50 FEET, SIDE: 40 FEET, REAR: 40 FEET

NOTE: LOTS 1 AND 1A WERE ORIGINALLY CREATED IN APRIL AND MAY 1984.

TOWN OF COLRAIN, MASSACHUSETTS PLANNING BOARD APPROVAL NOT REQUIRED UNDER SUBDIVISION CONTROL LAWS. ENDORSEMENT OF THIS PLAN DOES NOT CERTIFY COMPLIANCE WITH ZONING.

Approval signature lines and date field.

I REPORT THAT THIS PLAN AND SURVEY CONFORM TO THE TECHNICAL AND PROCEDURAL STANDARDS FOR THE PRACTICE OF LAND SURVEYING IN THE COMMONWEALTH OF MASSACHUSETTS. FURTHERMORE, I REPORT THAT THIS PLAN HAS BEEN PREPARED IN CONFORMITY WITH THE RULES AND REGULATIONS OF THE REGISTERS OF DEEDS OF THE COMMONWEALTH OF MASSACHUSETTS.



SIGNED: [Signature]
DATE: January 18, 2021

LEGEND

- UNMONUMENTED POINT
IRON PIPE/PIN FOUND
STONE BOUND FOUND
IRON PIN TO BE SET
UTILITY PILE
CART ROAD
INTERIOR LOT LINE TO BE ELIMINATED

GRISWOLDVILLE WATER DISTRICT
BOOK 1149 PAGE 216
PLAN BOOK 20 PAGE 34
PID: 412-3

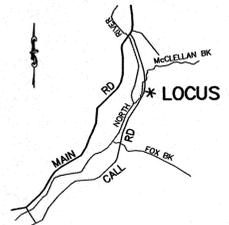
CALL ROAD
RECORD PLANS AND MONUMENTS FOUND HELD FOR STREETLINE.

LOT A
2.0000 ACRES

REMAINING LAND OF LOT 1
2.6240 ACRES±
MICHAEL J. BAILEY, JR.
BOOK 4972 PAGE 139 PARCEL 1
PID: 412-4.3
NOT A SEPARATE BUILDING LOT

REMAINING LAND OF LOT 1A
3.7312 ACRES±
MICHAEL J. BAILEY, JR.
BOOK 4972 PAGE 139 PARCEL 2
PID: 412-4.2
NOT A SEPARATE BUILDING LOT

VICINITY MAP

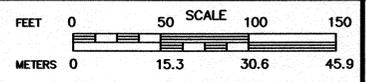


MERIDIAN OF PLAN BOOK 48 PAGE 89

PLAN REFERENCES:

- 1. AN UNRECORDED PLAN ENTITLED "LAND IN COLRAIN, MASS. AT GRISWOLDVILLE SURVEYED FOR PAUL EMILE PLANTE", DATED APRIL 24, 1984 BY ROBERT B. ROSE & ASSOCIATES.
2. AN UNRECORDED PLAN ENTITLED "PLAN SHOWING LAND OF PAUL EMILE PLANTE AT "GRISWOLDVILLE" COLRAIN, MASS. COMPILED FROM PLAN RECORDED IN PLAN BOOK 48 PAGES 89 & 90 AND RECENT SURVEYS", DATED APRIL 4, 1985 BY ROBERT B. ROSE & ASSOCIATES.

Table with columns for DATE, REVISION, BY, SURVEY, CALC, DRAFT, FLD. BK., DESIGN, CHECK.



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