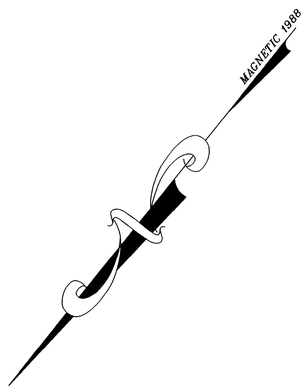



## LEGEND

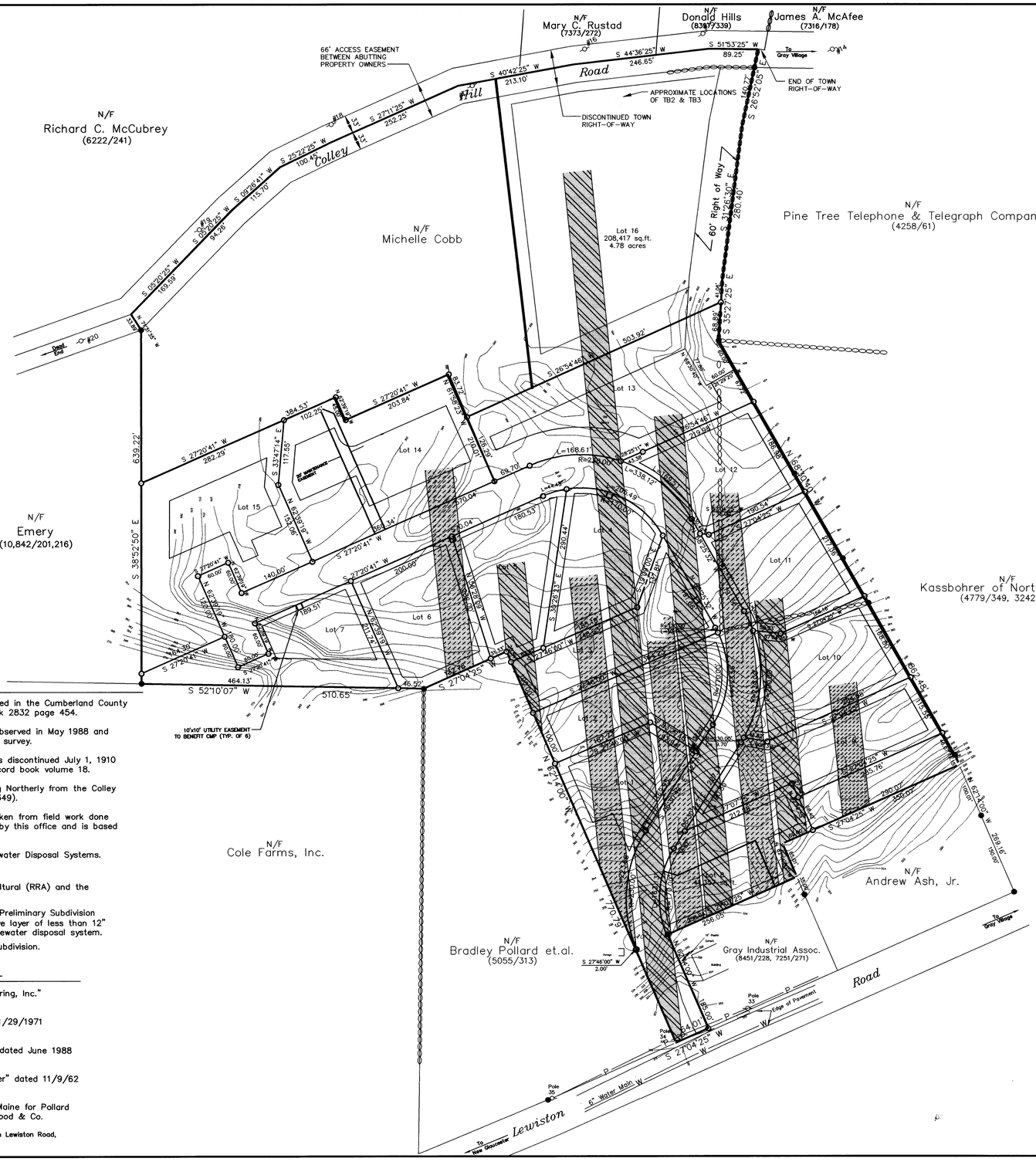
- Iron Pipe or Pin Found
- 5/8" Capped Rebar to be set (#1328)
- Stone Wall
- Utility Pole
- —P— Overhead Utility Line
- —W— Water Main
- Wetlands
- Building Setback Lines
- (2250/23) CCRD Deed Reference
- Drainage Easement to Benefit Town of Gray
- or View Corridor

## NOTES

1. Owner of record is Edward C. Webb by deed recorded in the Cumberland County Registry of Deeds in book 5055 page 309 and book 2832 page 454.
2. All bearings are referenced to Magnetic North as observed in May 1988 and calculated from angles of an actual on the ground survey.
3. The Colley Hill Road as it crosses this property was discontinued July 1, 1910 by the Cumberland county Commissioners. See record book volume 18.
4. The rights of use in the 60' right of way extending Northerly from the Colley Hill Road are not exclusive to the Grantee (4779/349).
5. Topographic information shown on this plan was taken from field work done by Brian Smith Surveying and additional field work by this office and is based on USGS 1929 datum.
6. All lots to be service by on-site subsurface Wastewater Disposal Systems.
7. All lots shall be serviced by individual drilled wells.
8. This property is in the Rural Residential and Agricultural (RRA) and the Commercial (C) Zoning Districts.
9. As required by the Town of Gray Planning Board's Preliminary Subdivision Approval dated 7/22/99, test pits with a restrictive layer of less than 12" shall not be used for a first-time subsurface wastewater disposal system.
10. Amendment of 3/31/00 added to Lot 16 of the subdivision.

## PLAN REFERENCES

1. "Survey of Land in Gray, Maine for Valley Engineering, Inc." dated January 1981 by John D. Palimeter.
2. "Plan of Survey for Patrick Cunningham" dated 11/29/1971 by C. R. Storer, Inc.
3. "Plan of Land on Lewiston road for Cole Farms" dated June 1988 by Wayne T. Wood & Co.
4. "Plan of Property in Gray, Maine for John Chandler" dated 11/9/62 by H.I. and E. C. Jordan.
5. "Standard Boundary Survey on Route 100, Gray, Maine for Pollard Associates, LLC" dated April 1998 by Wayne T. Wood & Co.
6. "Amended Subdivision Plan 11-29-99 of Colley Hill Estates on Lewiston Road, Gray, Maine" by Wayne T. Wood & Co.


N/F Mary C. Rustad (7373/272)
N/F Donald Hills (8387/339)
N/F James A. McAfee (7316/178)
66' ACCESS EASEMENT BETWEEN ABUTTING PROPERTY OWNERS
Colley Hill Road
S 40°42'25" W 213.10'
S 44°36'25" W 246.65'
S 51°53'25" W 89.25'
To Gray Village
END OF TOWN RIGHT-OF-WAY
APPROXIMATE LOCATIONS OF TB2 & TB3
DISCONTINUED TOWN RIGHT-OF-WAY
N/F Richard C. McCubrey (6222/241)
S 27°11'25" W 252.25'
S 25°22'25" W 100.45'
S 09°26'41" W 115.70'
S 05°20'25" W 169.59'
S 05°38'25" W 94.26'
N 73°15' W 33.66'
Road
#20
#18
#16
#14
N/F Michelle Cobb
Lot 16 208,417 sq.ft. 4.78 acres
60' Right of Way
S 31°26'30" E 280.40'
S 26°52'05" E 140.77'
N/F Pine Tree Telephone & Telegraph Company (4258/61)
S 35°25'25" E 503.92'
S 26°54'46" E 68.85'
N 89°07'26" E 60.00'
N 89°07'26" W 213.88'
N 85°54'48" W 213.88'
N 85°40'00" W 180.54'
S 27°04'25" W 180.54'
S 27°04'25" W 1117.98'
N 62°55'35" W 269.16'
N 62°55'35" W 150.00'
S 27°04'25" W 856.45'
N 62°55'35" W 269.16'
N 62°55'35" W 150.00'
S 27°04'25" W 356.02'
N 62°55'35" W 269.16'
N 62°55'35" W 150.00'
S 27°04'25" W 256.05'
N 62°55'35" W 269.16'
N 62°55'35" W 150.00'
S 27°04'25" W 156.08'
N 62°55'35" W 269.16'
N 62°55'35" W 150.00'
S 27°04'25" W 56.11