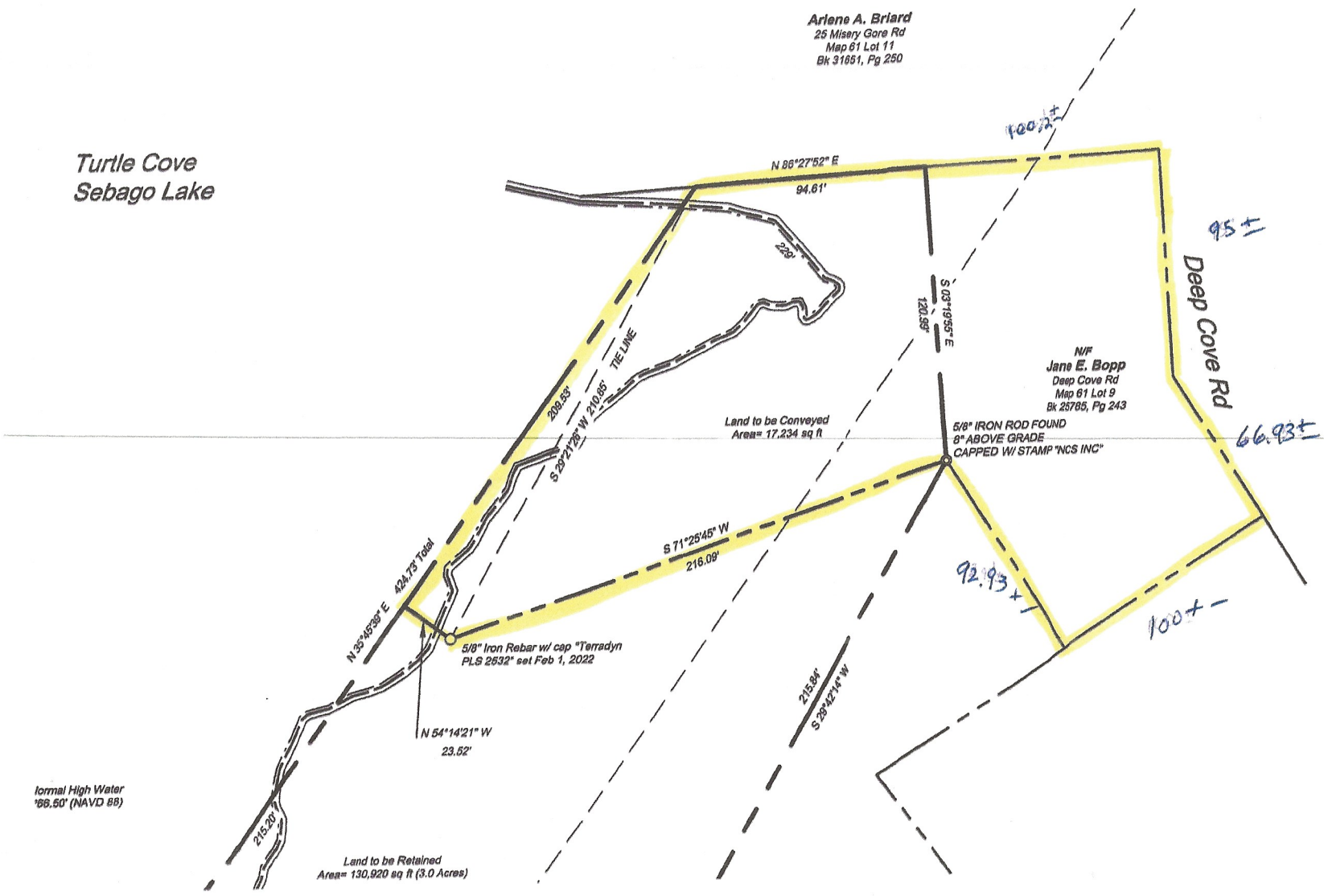
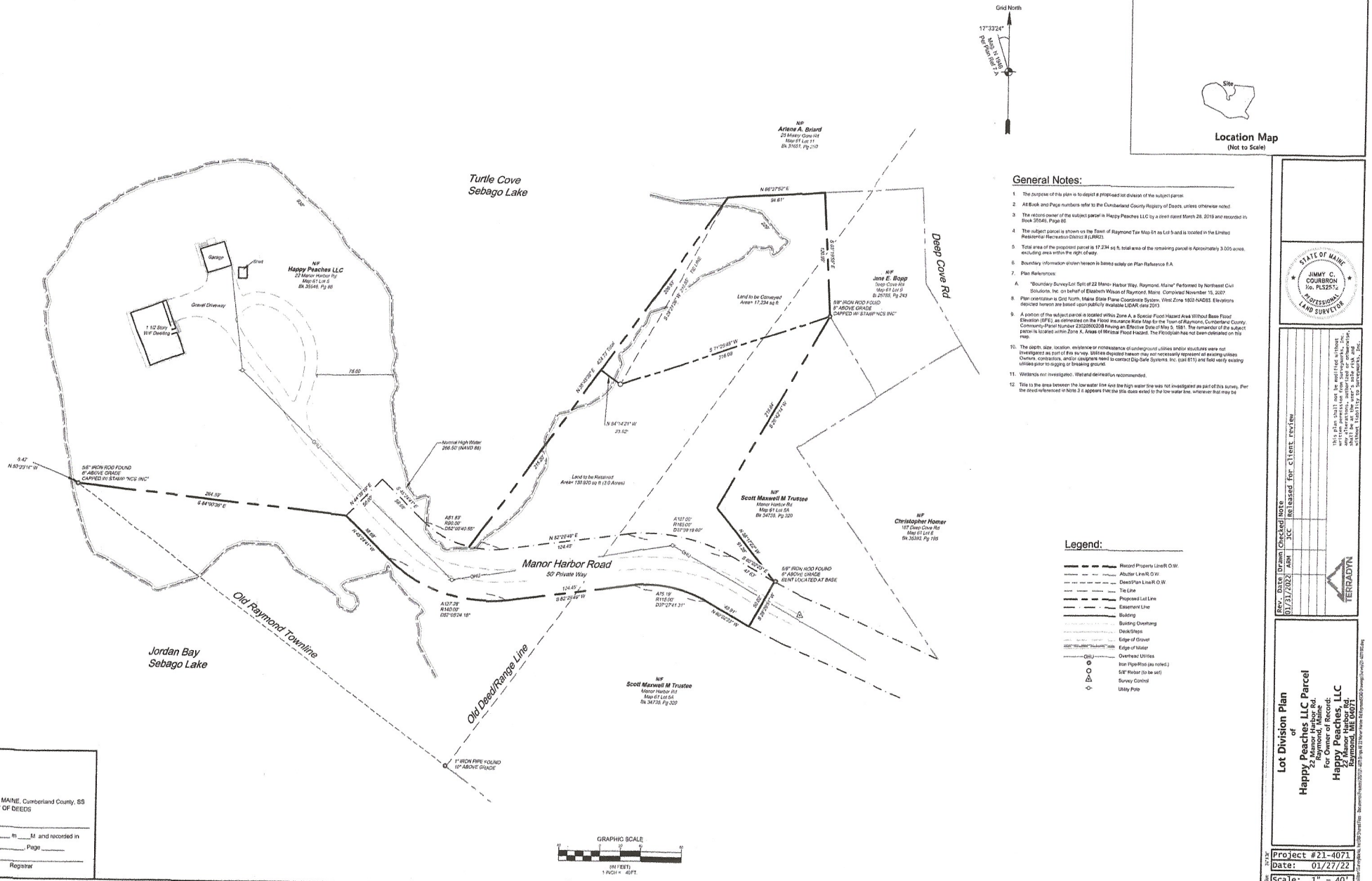
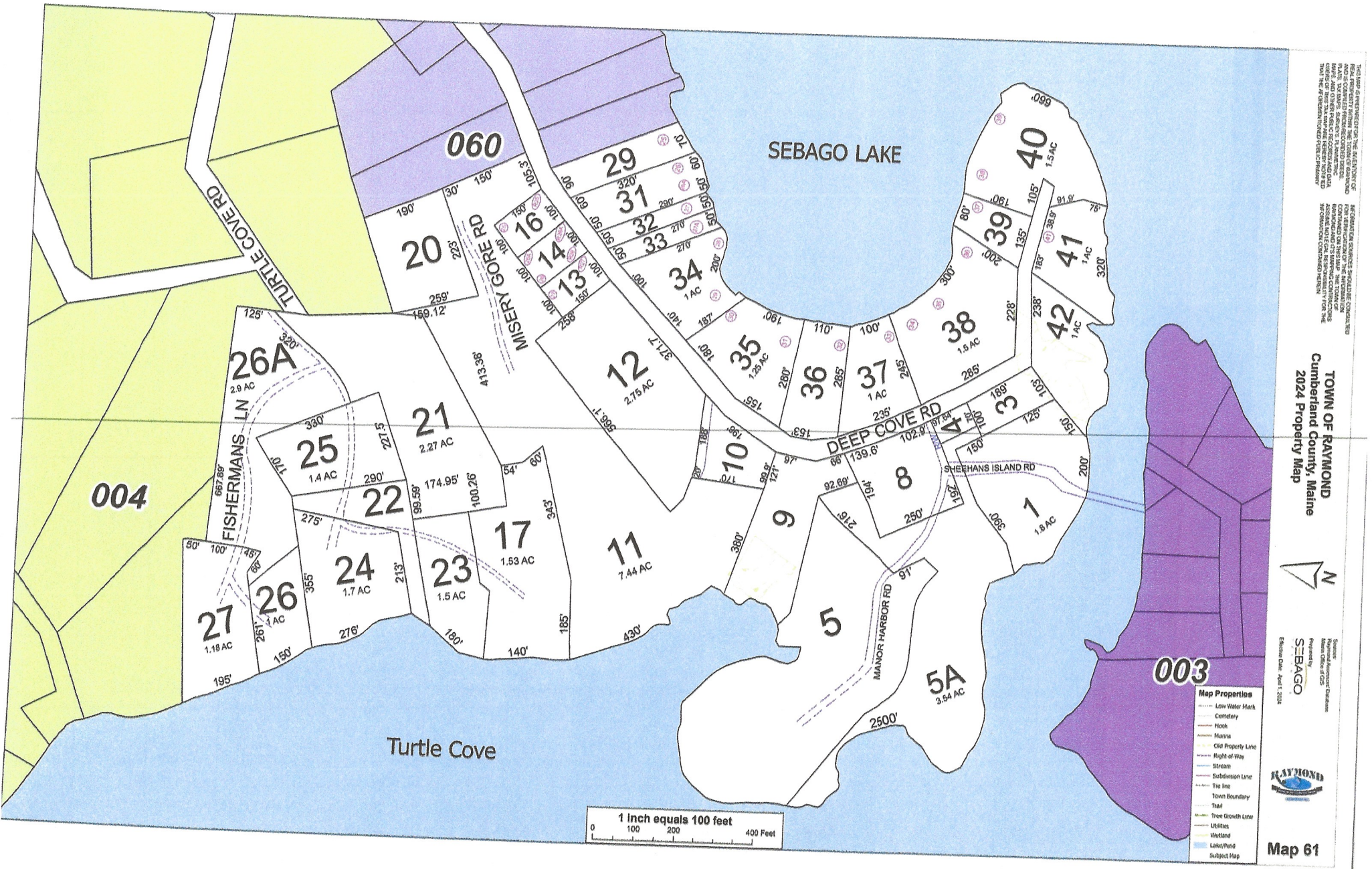


lormal High Water
'66.50' (NAVD 88)

General Notes:

1. The purpose of this plan is to depict a prop
2. All Book and Page numbers refer to the Cu
3. The record owner of the subject parcel is H Book 35546, Page 86.
4. The subject parcel is shown on the Town o Residential-Recreation District II (LRR2).
5. Total area of the proposed parcel is 17,234 excluding area within the right of way.
6. Boundary information shown hereon is bas
7. Plan References:
   A. "Boundary Survey/Lot Split of 22 Manc Solutions, Inc. on behalf of Elizabeth V in the Cumberland County Registry of
8. Plan orientation is Grid North, Maine State depicted hereon are based upon publicly a
9. A portion of the subject parcel is located wi Elevation (BFE), as delineated on the Flooc Community-Panel Number 2302050020B h parcel is located within Zone X, Areas of Mi map.
10. The depth, size, location, existence or none investigated as part of this survey. Utilities Owners, contractors, and/or designers nee utilities prior to digging or breaking ground.
11. [Deleted]
12. Title to the area between the low water line the deed referenced in Note 3 it appears th


Grid North
17°33'24"
Mag. N 1949
Petersham A
Site
Location Map
(Not to Scale)
Turtle Cove
Sebago Lake
Deep Cove Rd
Manor Harbor Road
50' Private Way
Old Raymond Townline
Old Deed/Range Line
Jordan Bay
Sebago Lake
N/F
Arlene A. Briard
25 Misery Gore Rd
Map 61 Lot 11
Bk 31031, Pg 210
N/F
Happy Peaches LLC
22 Manor Harbor Rd
Map 61 Lot 5
Bk 35346, Pg 86
N/F
Jane E. Bopp
Deep Cove Rd
Map 61 Lot 9
Bk 29155, Pg 243
N/F
Scott Maxwell M Trustee
Manor Harbor Rd
Map 61 Lot 5A
Bk 34735, Pg 320
N/F
Christopher Homer
187 Deep Cove Rd
Map 61 Lot 6
Bk 35393, Pg 185
N/F
Scott Maxwell M Trustee
Manor Harbor Rd
Map 61 Lot 5A
Bk 34735, Pg 320
Garage
Shed
1 1/2 Story
W/F Dwelling
Gravel Driveway
Land to be Conveyed
Area= 17,234 sq ft
Land to be Retained
Area= 130,920 sq ft (3.0 Acres)
Normal High Water
266.50' (NAVD 88)
5/8" IRON ROD FOUND
6" ABOVE GRADE
CAPPED W/ STAMP "NCS INC"
5/8" IRON ROD FOUND
6" ABOVE GRADE
CAPPED W/ STAMP "NCS INC"
5/8" IRON ROD FOUND
6" ABOVE GRADE
BENT LOCATED AT BASE
1" IRON PIPE FOUND
10" ABOVE GRADE
N 86°27'52" E
94.61'
S 27°29'38" W
S 71°25'45" W
316.09'
N 84°14'21" W
23.52'
N 52°22'49" E
124.45'
S 82°22'49" W
124.45'
N 82°02'23" W
40.91'
S 39°05'07" W
47.63'
S 82°02'23" E
N 84°14'21" E
S 71°25'45" E
S 27°29'38" W
S 84°00'39" E
N 52°22'49" E
S 82°22'49" E
N 82°02'23" W
S 39°05'07" W
N 84°14'21" W
S 71°25'45" E
S 27°29'38" W
N 84°00'39" W


TOWN OF RAYMOND
Cumberland County, Maine
2024 Property Map
SEBAGO LAKE
Turtle Cove
060
004
003
TURTLE COVE RD
MISERY GORE RD
DEEP COVE RD
SHEEHANS ISLAND RD
FISHERMANS LN
MANOR HARBOR RD
20
16
14
13
29
31
32
33
34
1 AC
12
2.75 AC
35
1.25 AC
36
37
1 AC
38
1.5 AC
39
40
1.5 AC
41
1 AC
42
1 AC
3
4
10
8
9
5
5A
3.54 AC
1
1.8 AC
26A
2.9 AC
25
1.4 AC
21
2.27 AC
22
24
1.7 AC
23
1.5 AC
17
1.53 AC
11
7.44 AC
27
1.18 AC
26
1 AC
1 inch equals 100 feet
0 100 200 400 Feet
Map Properties
Low Water Mark
Cemetery
Hook
Marina
Old Property Line
Right-of-Way
Stream
Subdivision Line
Tie line
Town Boundary
Trail
Tree Growth Line
Utilities
Wetland
Lake/Pond
Subject Map
Map 61