

This plan of Main and Market Streets shown on the map is established public streets of the City of Hartford.
Survey Supervisor

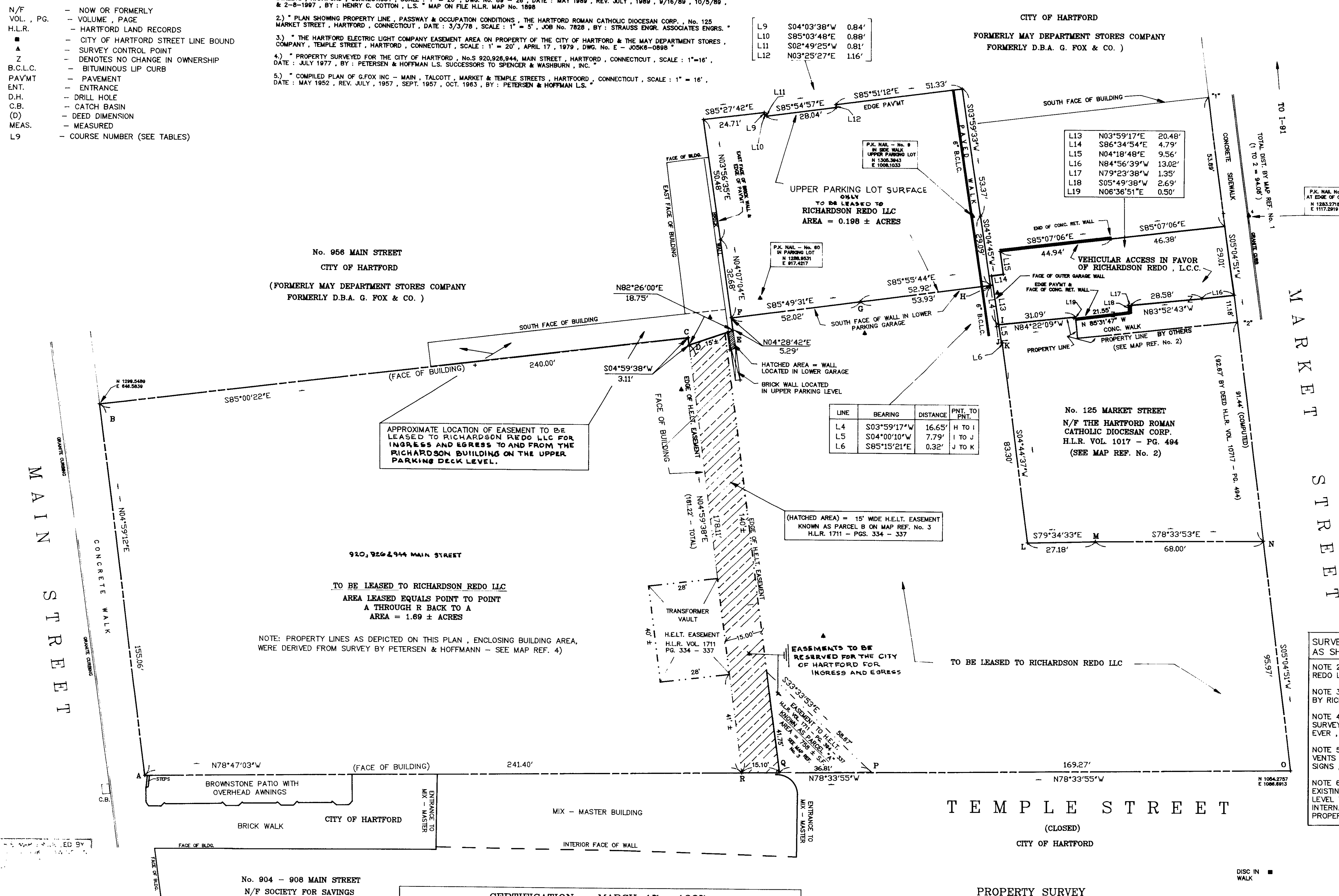
- LEGEND**
- N/F - NOW OR FORMERLY
VOL., PG. - VOLUME, PAGE
H.L.R. - HARTFORD LAND RECORDS
■ - CITY OF HARTFORD STREET LINE BOUND
▲ - SURVEY CONTROL POINT
Z - DENOTES NO CHANGE IN OWNERSHIP
B.C.L.C. - BITUMINOUS LIP CURB
PAVMT - PAVEMENT
ENT. - ENTRANCE
D.H. - DRILL HOLE
C.B. - CATCH BASIN
(D) - DEED DIMENSION
MEAS. - MEASURED
L9 - COURSE NUMBER (SEE TABLES)

MAP REFERENCE'S :

- 1) " PLAN SHOWING LANDS OWNED BY CITY OF HARTFORD AND THE MAY DEPARTMENT STORES COMPANY, TEMPLE, MAIN, AND MARKET STREETS, HARTFORD, CONNECTICUT, SCALE: 1" = 20', DWG. No. 89 - 25, DATE: MAY 1989, REV. JULY, 1989, 9/16/89, 10/5/89, & 2-8-1987, BY: HENRY C. COTTON, L.S. MAP ON FILE H.L.R. MAP No. 1989
- 2) " PLAN SHOWING PROPERTY LINE, PASSWAY & OCCUPATION CONDITIONS, THE HARTFORD ROMAN CATHOLIC DIOCESAN CORP., No. 125 MARKET STREET, HARTFORD, CONNECTICUT, DATE: 3/3/78, SCALE: 1" = 5', JOB No. 7828, BY: STRAUSS ENGR. ASSOCIATES ENGRS. "
- 3) " THE HARTFORD ELECTRIC LIGHT COMPANY EASEMENT AREA ON PROPERTY OF THE CITY OF HARTFORD & THE MAY DEPARTMENT STORES COMPANY, TEMPLE STREET, HARTFORD, CONNECTICUT, SCALE: 1" = 20', APRIL 17, 1979, DWG. No. E - J05K8-0898 "
- 4) " PROPERTY SURVEYED FOR THE CITY OF HARTFORD, No. 920,926,944, MAIN STREET, HARTFORD, CONNECTICUT, SCALE: 1" = 16', DATE: JULY 1977, BY: PETERSEN & HOFFMANN L.S. SUCCESSORS TO SPENCER & WASHBURN, INC. "
- 5) " COMPILED PLAN OF G.FOX INC. - MAIN, TALCOTT, MARKET & TEMPLE STREETS, HARTFORD, CONNECTICUT, SCALE: 1" = 16', DATE: MAY 1952, REV. JULY, 1957, SEPT. 1957, OCT. 1963, BY: PETERSEN & HOFFMANN L.S. "

L9	S04°03'38"W	0.84'
L10	S85°03'48"E	0.88'
L11	S02°49'25"W	0.81'
L12	N03°25'27"E	1.16'

CITY OF HARTFORD
FORMERLY MAY DEPARTMENT STORES COMPANY
FORMERLY D.B.A. G. FOX & CO.)



SURVEY NOTES : TO ALL PARTIES USING THE INFORMATION AS SHOWN ON THIS PLAN

NOTE 2 - THE PURPOSE OF THIS PLAN AS REQUESTED BY RICHARDSON REDO LLC WAS TO SHOW LEASED, LICENSED AND EASEMENT AREAS.

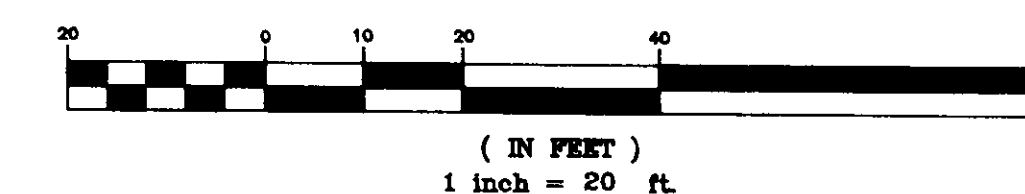
NOTE 3 - NO CORNERS WERE SET OR WERE REQUESTED TO BE SET BY RICHARDSON REDO LLC

NOTE 4 - THE PROPERTY LINES SHOWN WERE DERIVED FROM PREVIOUS SURVEYS AND WERE NOT SURVEYED AS PER DATE OF THIS PLAN. HOWEVER, PREVIOUS SURVEY (MAP REFERENCE 1) WAS AN A2.

NOTE 5 - POSSIBLE OR APPARENT VISIBLE EASEMENTS OR ENCROACHMENTS: VENTS, WINDOW SILLS, CORNICES, OVERHANGING ROOF, EXTERIOR LIGHTING, SIGNS, DUCT WORK AND BLOWER FANS, WATER SPIGOT, ETC.

NOTE 6 - THIS SURVEYOR DOES NOT ASSUME RESPONSIBILITY FOR ANY EXISTING EASEMENTS OR ENCROACHMENTS THAT MAY OCCUR BELOW STREET LEVEL THAT THE LEASE LINES SHOWN MAY CREATE; ALSO, ANY EXISTING INTERNAL OR EXTERNAL UTILITIES, PLUMBING ETC., THAT MAY SERVE THIS PROPERTY OR ADJACENT BUILDING.

GRAPHIC SCALE



NOTE 1 :

THIS SURVEY HAS BEEN PREPARED PURSUANT TO THE REGULATIONS OF CONNECTICUT STATE AGENCIES SECTIONS 20-300-1 THROUGH 20-300-20 AND THE STANDARDS FOR SURVEYS AND MAPS IN THE STATE OF CONNECTICUT AS ADOPTED BY THE CONNECTICUT LAND SURVEYOR'S, INC. ON SEPTEMBER 26, 1996.

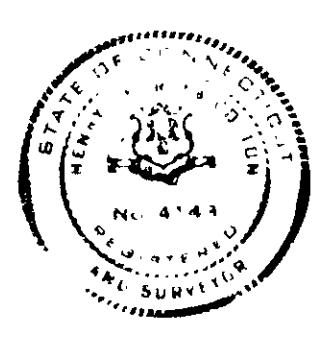
TYPE OF SURVEY: PROPERTY SURVEY

BOUNDARY SURVEY DETERMINATION CATEGORY: DEPENDENT RESURVEY (BASED UPON PREVIOUS MAPPING AS NOTED IN MAP REFERENCE'S)

CLASS OF ACCURACY: A2

TO MY KNOWLEDGE AND BELIEF THIS MAP IS SUBSTANTIALLY CORRECT AS NOTED HEREON.

Henry C. Cotton L.S.



THIS PLAN IS NOT VALID WITHOUT A LINE SIGNATURE AND EMBOSSED SEAL

CERTIFICATION - MARCH 17, 1997

I HEREBY DECLARE TO AND ONLY TO RICHARDSON REDO LLC, CITY OF HARTFORD, THAT THE SURVEY TITLED "PROPERTY SURVEY - OWNED BY THE CITY OF HARTFORD SHOWING PROPOSED LEASED, LICENSED & EASEMENT AREAS PREPARED FOR RICHARDSON REDO LLC" WAS ACTUALLY MADE UPON THE GROUND AND THAT IT AND THE INFORMATION, COURSES AND DISTANCES SHOWN THEREON ARE SUBSTANTIALLY CORRECT; THAT THE TITLE LINES OF ACTUAL POSSESSION ARE THE SAME BASED UPON PREVIOUS SURVEYS AS REFERENCED ON THIS PLAN; THAT THE SIZE, LOCATION AND TYPE OF ALL IMPROVEMENTS, TO THE BEST OF MY KNOWLEDGE, ARE AS SHOWN AND ALL ARE WITHIN THE BOUNDARY LINES AND STRICTURES OR OTHER RULES AND REGULATIONS WITH REFERENCE TO THE LOCATION OF SAID IMPROVEMENTS; THAT THERE ARE NO EASEMENTS OR USES AFFECTING THIS PROPERTY APPEARING FROM CAREFUL PHYSICAL INSPECTION OF THE SAME, TO THE BEST OF MY KNOWLEDGE AND BELIEF, OTHER THAN THOSE SHOWN AND DEPICTED HEREON; THAT THERE ARE NO ENCROACHMENTS AFFECTING THIS PROPERTY, OTHER THAN MINOR ENCROACHMENTS (SEE NOTE 5 & 6); THAT ALL UTILITY SERVICES REQUIRED FOR THE PROPOSED OPERATION OF THE PREMISES EITHER ENTER OR ARE AVAILABLE TO THE PREMISES THROUGH ADJOINING PUBLIC STREETS, TO THE BEST OF MY KNOWLEDGE AND BELIEF; OR ANY UTILITY EASEMENTS AS DEPICTED ON THIS PLAN, AND THAT THIS PARCEL DESCRIBED HEREON DOES NOT LIE WITHIN THE FLOOD HAZARD ZONE TO THE BEST OF MY KNOWLEDGE AND BELIEF.

PROPERTY SURVEY

PROPERTY OWNED BY
CITY OF HARTFORD

SHOWING PROPOSED

LEASED, LICENSED & EASEMENT AREAS

PREPARED FOR

RICHARDSON REDO LLC

MAIN STREET, TEMPLE STREET & MARKET STREET

HARTFORD ~ CONNECTICUT

SUBJECT PROPERTY IS OWNED BY THE CITY OF HARTFORD - 920, 926 & 944 MAIN STREET

HENRY C. COTTON & ASSOCIATES
LAND SURVEYORS & CONSULTANTS
LICENSED - CT - MA - VT - NH - ME

41 EAST GRANBY ROAD GRANBY, CONNECTICUT 06035
(203) 653-6601

DRAWN BY: R. COOKE DATE: FEB. 28, 1997

CHECKED BY: H.C.C. DRAWING NO.: 97 - 10

ADDITIONS TO PLAN PER REQUEST SHEET 1 OF 1

REVISED: MAR. 17, 1997

1 OF 1

2029

0 INCHES 1 2 3 4