

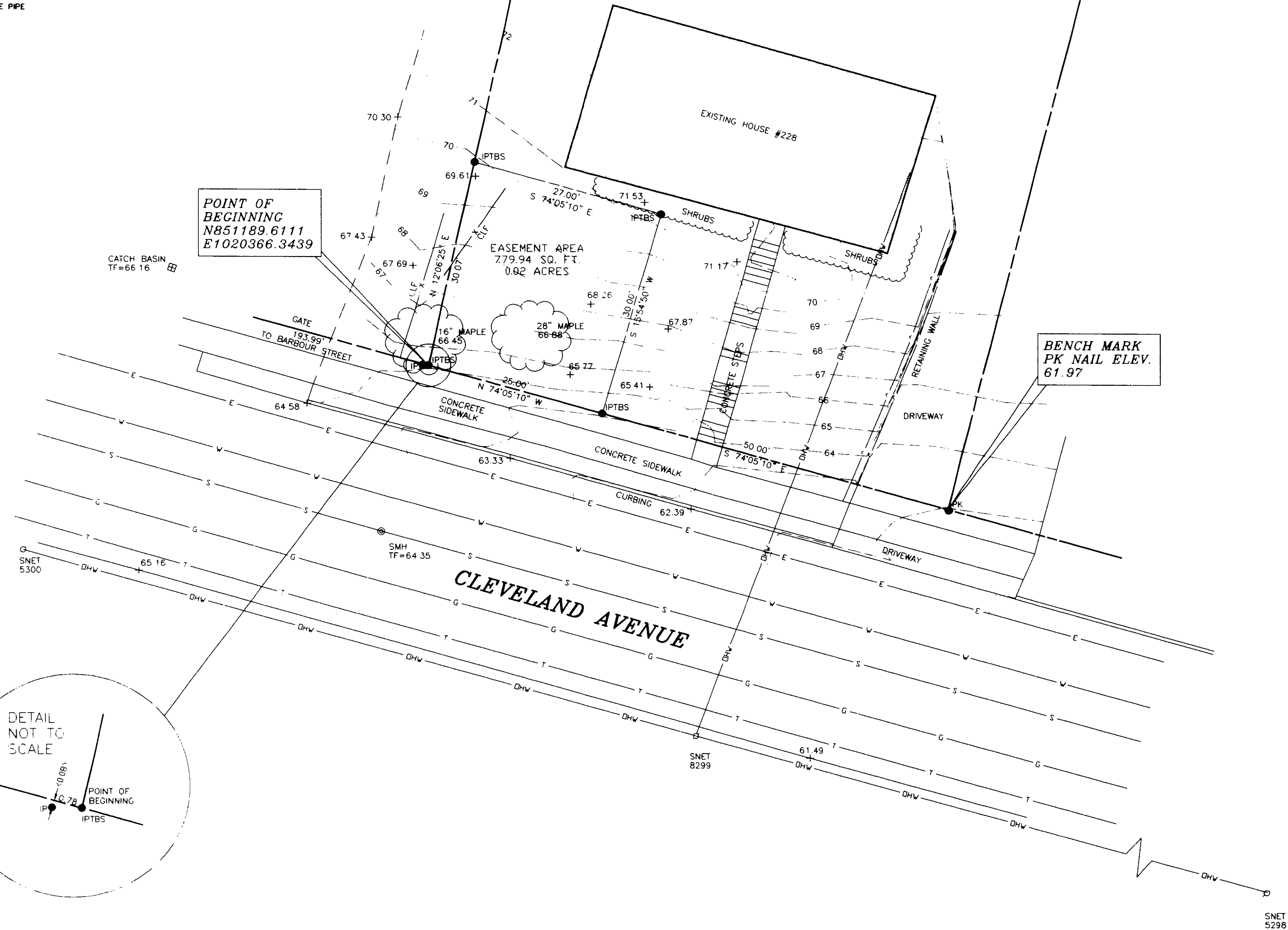
NAD 83

LEGEND

- PROPERTY LINE
- EASEMENT LINE
- SANITARY SEWER
- OVERHEAD WIRES
- LOT LINE
- WATER SERVICE
- GAS LINE
- CHAIN LINK FENCE
- LIMITS OF GRAVEL
- HYD
- GATE
- IRON PIN (SET)
- CHD
- WOODEN POST
- TOP OF FRAME
- SC
- UTILITY POLE
- EXISTING GRADE
- WATER GATE
- GG
- GAS GATE
- NAVD
- NORTH AMERICAN VERTICAL DATUM
- V.P.
- RECORD VOLUME/PAGE
- REF
- REFERENCE (IS MADE TO)
- LP
- LIGHT POLE
- SQ.FT.
- SQUARE FEET
- AC.
- ACRES
- CONC
- CONCRETE
- SNET
- SOUTHERN NEW ENGLAND TELEPHONE
- W.P.
- WATER POLE
- USCGS
- UNITED STATES COASTAL GEODETIC SURVEY
- CB
- CATCH BASIN
- NAD
- NORTH AMERICAN DATUM
- MH
- SANITARY MANHOLE
- RCP
- REINFORCED CONCRETE PIPE
- ELEV
- ELEVATION
- N/F
- NOW OR FORMERLY

N/F THE CITY
OF HARTFORD
ASSESSOR'S MAP 626
BLOCK 2 LOT 47

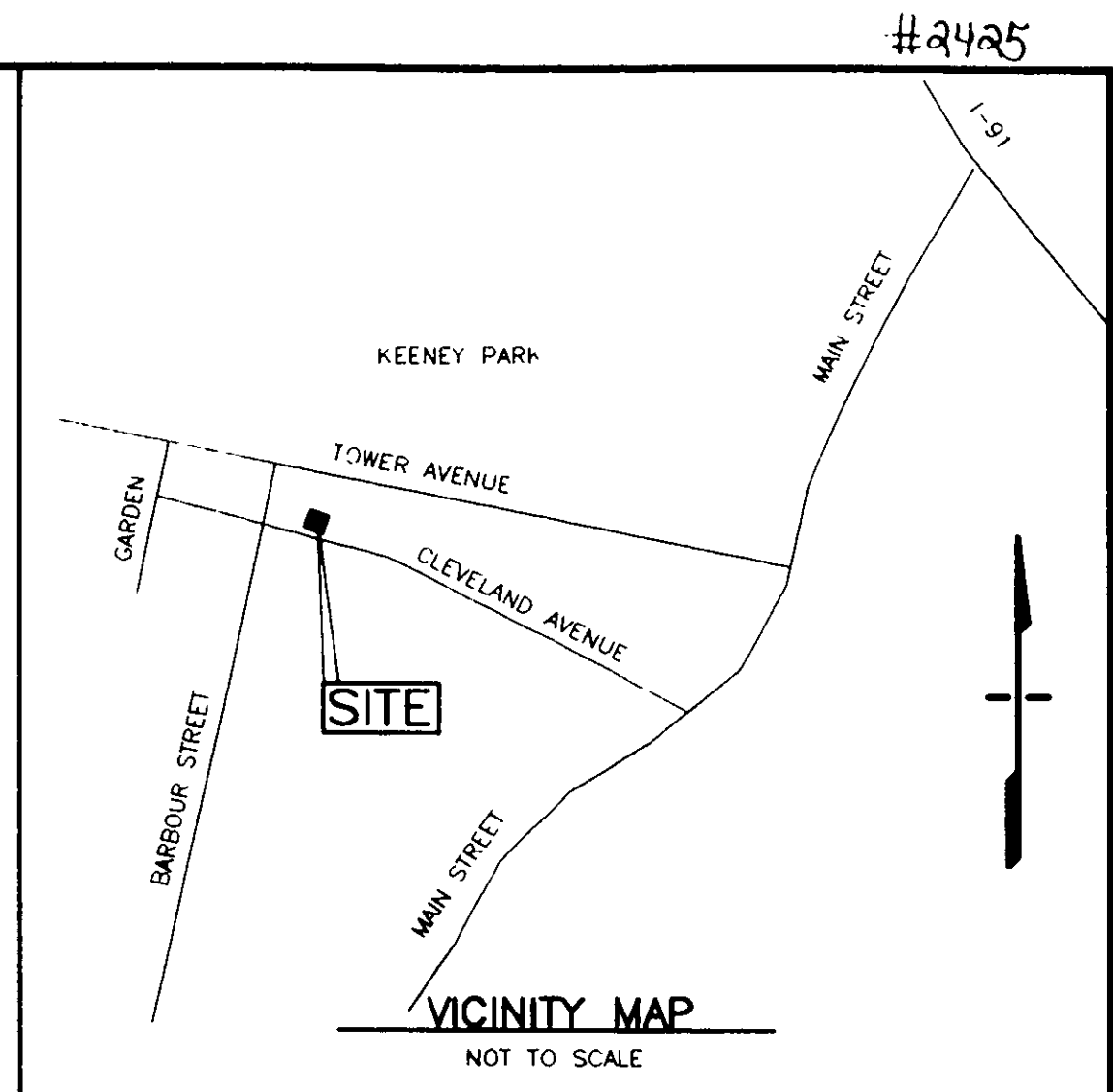
N/F GERALDINE E AND
CLARENCE R. MCDOWELL
ASSESSOR'S MAP 626
BLOCK 2 LOT 51



DETAIL
NOT TO
SCALE

POINT OF
BEGINNING

Person on 13 and
19/2000



LEGAL DESCRIPTION

ALL THAT CERTAIN EASEMENT SITUATED ON THE NORTHERLY SIDE OF CLEVELAND AVENUE IN THE CITY OF HARTFORD, COUNTY OF HARTFORD AND STATE OF CONNECTICUT, SHOWN AND DESIGNATED ON THAT CERTAIN MAP ENTITLED, "PLAN PREPARED FOR THE SOUTHERN NEW ENGLAND TELEPHONE COMPANY ON THE PROPERTY OF GERALDINE E. AND CLARENCE R. MCDOWELL, 228 CLEVELAND AVENUE, HARTFORD, CONN.; CERTIFIED SUBSTANTIALLY CORRECT BY MEEHAN & GOODIN ENGINEERS - SURVEYORS, P.C.; SCALE 1" = 10'; DATED SEPTEMBER 22, 2000", WHICH MAP IS BEING RECORDED SIMULTANEOUSLY HERewith, AND DELINEATED ON SCHEDULE A ATTACHED HERETO.

SAID EASEMENT IS FURTHER DESCRIBED AND DELINEATED AS FOLLOWS:

BEGINNING AT A POINT ON THE NORTHERLY LINE OF CLEVELAND AVENUE, WHICH POINT IS LOCATED +/- 193.89' EASTERLY OF THE INTERSECTION OF THE EASTERLY LINE OF BARBOUR STREET AND THE NORTHERLY LINE OF CLEVELAND AVENUE AND WHICH POINT MARKS THE SOUTHWESTERLY CORNER OF THE HEREIN DESCRIBED EASEMENT, THE LINES RUN:

THENCE N 12°-06'-25" E, A DISTANCE OF 30.07', ALONG LAND NOW OR FORMERLY OF THE CITY OF HARTFORD, TO A POINT;

THENCE S 74°-05'-10" E, A DISTANCE OF 27.00', THROUGH LAND NOW OR FORMERLY OF GERALDINE E. AND CLARENCE R. MCDOWELL, TO A POINT;

THENCE S 15°-54'-50" W, A DISTANCE OF 30.00', THROUGH LAND NOW OR FORMERLY OF GERALDINE E. AND CLARENCE R. MCDOWELL, TO A POINT;

THENCE N 74°-05'-10" W, A DISTANCE OF 25.00', ALONG THE NORTHERLY LINE OF CLEVELAND AVENUE, TO THE POINT OR PLACE OF BEGINNING; SAID EASEMENT CONTAINS 0.02 ACRES OF LAND BY COMPUTATION.

GENERAL NOTES:

1. ALL MONUMENTATION DEPICTED HEREON WAS FOUND IN THE FIELD UNLESS OTHERWISE NOTED.
2. BASIS OF BEARINGS: NAD 83 BASED ON FIELD SURVEY MEASUREMENTS FROM CONNECTICUT GEODETIC SURVEY MONUMENTS STATION 3182, 3189 AND 2682.
3. ELEVATIONS BASED ON USCGS DATUM ON FIELD SURVEY MEASUREMENTS FROM CONNECTICUT GEODETIC SURVEY MONUMENT STATION 2682.
4. UTILITIES DEPICTED HEREON TAKEN FROM FIELD LOCATION OF VISIBLE STRUCTURES AND INFORMATION TAKEN FROM THE MAPS REFERENCED HEREON. NO EVIDENCE OF SERVICE LATERAL LOCATIONS WAS OBSERVED.
5. THERE ARE NO WETLANDS IN THE EASEMENT AREA PER THE CITY OF HARTFORD INLAND WETLANDS MAP. 6. THE PROPERTY IS LOCATED IN A RESIDENCE 4 ZONE.
7. THE PROPERTY IS LOCATED IN FLOOD ZONE X (AREAS OUTSIDE OF THE 500 YEAR FLOOD) AS INDICATED ON FLOOD INSURANCE RATE MAP COMMUNITY NO. 095080 PANEL 00056 EFFECTIVE DATE DECEMBER 4, 1986.
8. THE PREMISES MAY BE SUBJECT TO RIGHTS CONTAINED IN VOLUME 1900 AT PAGE 163 AND VOLUME 1040 AT PAGE 204.

MAP REFERENCES:

REFERENCE IS MADE TO THE FOLLOWING MAPS OR SURVEYS FROM WHICH DATA WAS USED IN THE PREPARATION OF THIS SURVEY AND MAP:

1. PROPERTY OF RONCARI INDUSTRIES INC. 224-230 CLEVELAND AVENUE HARTFORD, CONNECTICUT DATE: OCT. 15, 1981. SCALE: 1" = 20' REVISIONS 10/21/81 PREPARED BY JOHN H. MILLER, REGISTERED LAND SURVEYOR NO. 4142.

NOTES AND DECLARATIONS:

THIS SURVEY AND MAP HAS BEEN PREPARED IN ACCORDANCE WITH THE REGULATIONS OF CONNECTICUT STATE AGENCIES, SECTIONS 20-300B-1 THRU 20-300B-20, THE MINIMUM STANDARDS FOR SURVEYS AND MAPS IN THE STATE OF CONNECTICUT ENDORSED BY THE CONNECTICUT ASSOCIATION OF LAND SURVEYORS, INC. THE TYPE OF SURVEY IS EASEMENT AND TOPOGRAPHIC. THE BOUNDARY DETERMINATION CATEGORY IS RESURVEY WITH REGARD TO THE WESTERLY AND SOUTHERLY LINES AND ORIGINAL WITH REGARD TO THE NORTHERLY AND EASTERLY EASEMENT LINES, AND THE HORIZONTAL ACCURACY CONFORMS TO A-2 AND THE VERTICAL ACCURACY CONFORMS TO T-2.

NO DECLARATION IS EXPRESSED OR IMPLIED BY THIS MAP OR COPIES THEREOF UNLESS IT BEARS THE IMPRESSION TYPE SEAL AND ORIGINAL LIVE SIGNATURE OF THE SURVEYOR WHOSE NAME AND REGISTRATION NUMBER APPEAR BELOW. ANY CHANGES MADE TO THIS PLAN WITHOUT THE KNOWLEDGE OF THE SIGNER INVALIDATES THESE DECLARATIONS.

I HEREBY DECLARE TO THE SOUTHERN NEW ENGLAND TELEPHONE COMPANY THAT TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF:

THAT THIS PLAN IS SUBSTANTIALLY CORRECT TO THE DEGREE STATED HEREON.

ROBERT DAWN, L.L.S. 14651



REVISION	DATE

Meehan & Goodin
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PLAN PREPARED FOR
THE SOUTHERN NEW ENGLAND TELEPHONE COMPANY
ON PROPERTY OF
GERALDINE E. AND CLARENCE R. MCDOWELL
228 CLEVELAND AVENUE HARTFORD, CONN.

EASEMENT PLAN

SCALE: 1" = 10'	DESIGN: RED	PROJECT: 20318	PROJECT: 20318.DWG.R0
DATE: 9-22-2000	DRAFT: DER	DSA NO.3157	SHEET: 1 OF 1

#24435

