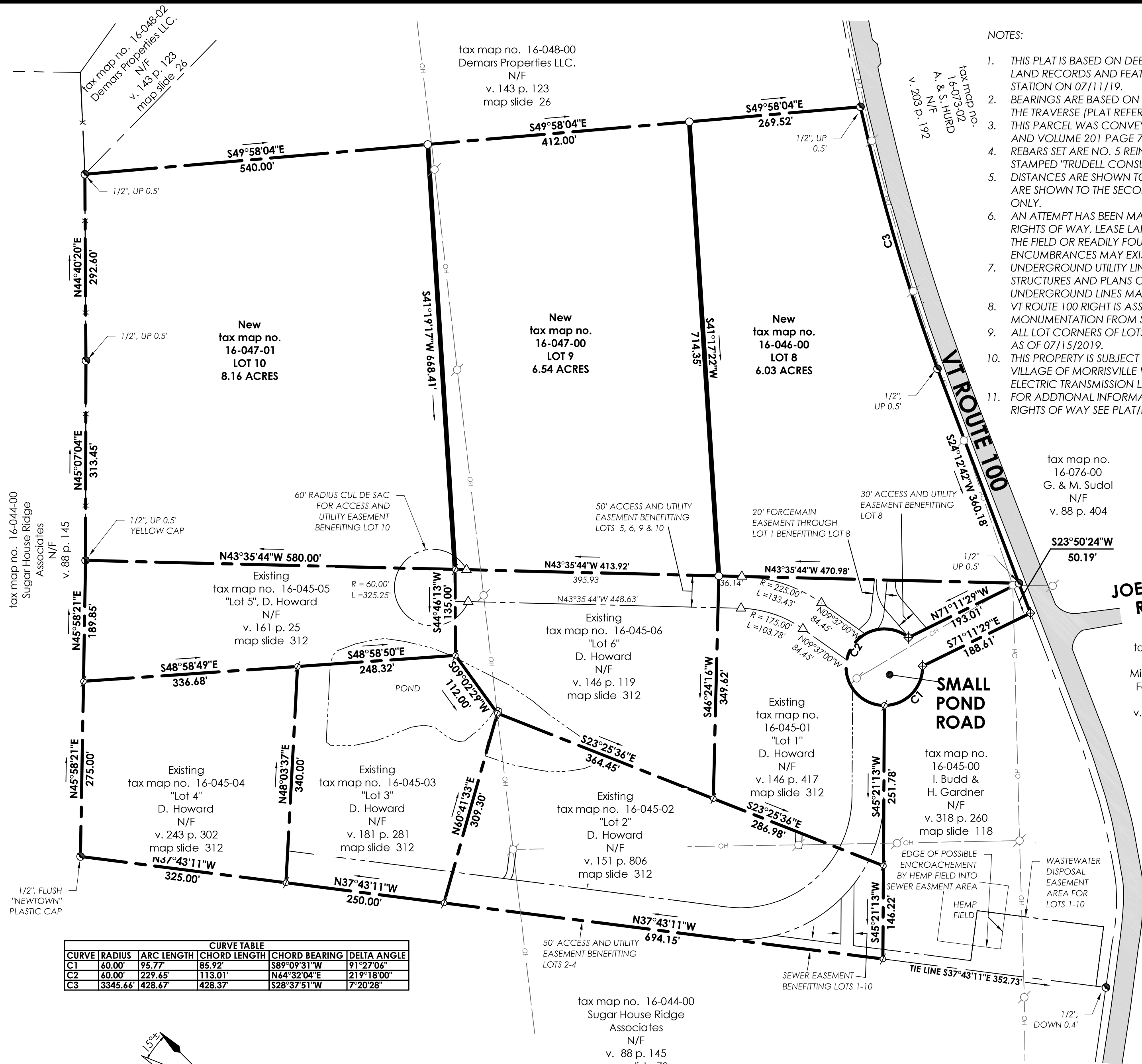
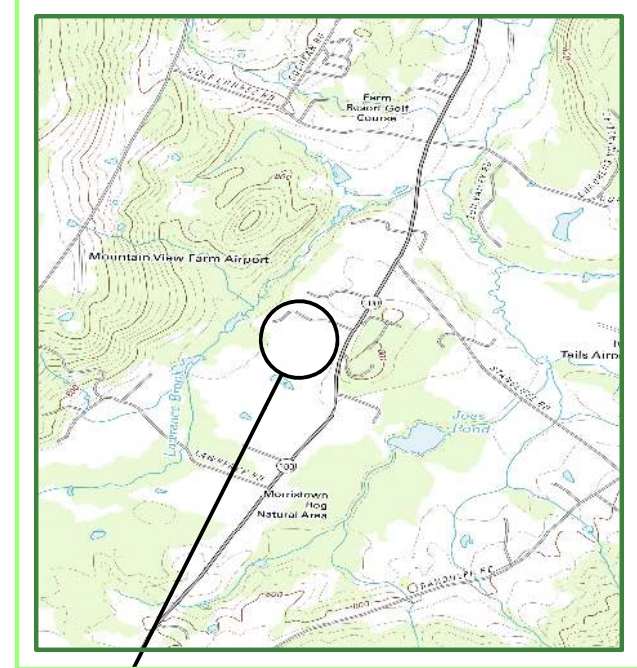


This plat was created using pigment based ink on stable media



NOTES:

- THIS PLAT IS BASED ON DEEDS RESEARCHED IN THE TOWN MORRISTOWN LAND RECORDS AND FEATURES LOCATED IN THE FIELD WITH A TOTAL STATION ON 07/11/19.
- BEARINGS ARE BASED ON MAGNETIC NORTH TAKEN ALONG A LEG OF THE TRAVERSE (PLAT REFERENCE 1).
- THIS PARCEL WAS CONVEYED TO HOWARD IN VOLUME 178 PAGE 112 AND VOLUME 201 PAGE 70.
- REBARS SET ARE NO. 5 REINFORCING BARS WITH ALUMINUM CAPS STAMPED "TRUDELL CONSULTING ENGINEERS, LLS 732".
- DISTANCES ARE SHOWN TO THE HUNDREDTH OF A FOOT AND BEARINGS ARE SHOWN TO THE SECOND FOR MATHEMATICAL CLOSURE PURPOSES ONLY.
- AN ATTEMPT HAS BEEN MADE TO IDENTIFY OR DELINEATE EASEMENTS, RIGHTS OF WAY, LEASE LANDS, ENCROACHMENTS, ETC. OBSERVED IN THE FIELD OR READILY FOUND IN THE LAND RECORDS. ADDITIONAL ENCUMBRANCES MAY EXIST WHICH ARE NOT SHOWN ON THIS PLAT.
- UNDERGROUND UTILITY LINES SHOWN ARE BASED ON ABOVE GROUND STRUCTURES AND PLANS OF RECORD. ACTUAL LOCATION OF UNDERGROUND LINES MAY VARY.
- VT ROUTE 100 RIGHT IS ASSUMED TO BE 3 RODS PER EXISTING MONUMENTATION FROM SURVEYS OF RECORD AND STATE STATUTE.
- ALL LOT CORNERS OF LOTS 8, 9, & 10 WERE WITNESSED BY CEDAR POSTS AS OF 07/15/2019.
- THIS PROPERTY IS SUBJECT TO A THIRTY FOOT WIDE EASEMENT TO THE VILLAGE OF MORRISVILLE WATER AND LIGHT DEPARTMENT FOR ELECTRIC TRANSMISSION LINES PER v. 70 p. 273 & 529.
- FOR ADDITIONAL INFORMATION ON ASSOCIATED EASEMENTS AND RIGHTS OF WAY SEE PLAT/PLAN REFERENCE 6.



PROJECT LOCATION

LEGEND

- REBAR ( SET FLUSH IN 2019 )
- ⊗ CONCRETE MONUMENT ( SET IN 2006 )
- ⊘ REINFORCING BAR ( SET IN 2006 )
- REINFORCING BAR ( FOUND )
- △ CALCULATED POINT
- UTILITY POLE
- OH OVERHEAD UTILITY LINE
- x BARBED WIRE FENCE
- - - EXISTING BOUNDARY LINE
- NEW BOUNDARY LINE
- C1 CURVE DATA TABLE REFERENCE

PLAT/PLAN REFERENCES:

- "SUBDIVISION PLAT VISTA MEADOWS, ROUTE 100 MORRISTOWN, VT." DATED 4/13/06 AND LAST REVISED JULY 11, 2008 BY TRUDELL CONSULTING ENGINEERS AND RECORDED AS MAP SLIDE 312 IN THE TOWN OF MORRISTOWN LAND RECORDS.
- "SUBDIVISION PLAT SUGAR HOUSE RIDGE ASSOCIATES PROPERTY VT. RTE. 100 MORRISTOWN, VERMONT" DATED DECEMBER 2002 BY ALLEN J. NEWTON AND RECORDED AS MAP SLIDE 78 IN THE TOWN OF MORRISTOWN LAND RECORDS.
- "GAIL AMES SUBDIVISION RTE 100 MORRISTOWN" DATED MARCH 1992 BY ALLEN J. NEWTON AND RECORDED AS MAP SLIDE 118 IN THE TOWN OF MORRISTOWN LAND RECORDS.
- "TRANSIT AND TAPE SURVEY OF RYDER BROOK STABLES SUBDIVISION MORRISTOWN, VT" DATED 11/28/78 BY VALLEY SURVEYORS AND RECORDED AS MAP SLIDE 26 OF THE MORRISTOWN LAND RECORDS.
- "OVERALL SITE PLAN C2-01" DATED 10/17/18 BY TRUDELL CONSULTING ENGINEERS.

SUBDIVISION PLAT OF LANDS OF Donald R. & Marianne Howard

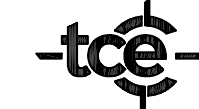
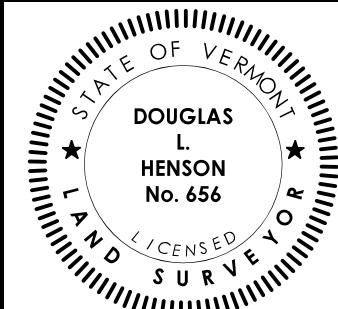
Parcel ID# 16046 & 16047  
4200 VT Route 100  
Morristown, Vermont

|                  |                      |                  |                   |
|------------------|----------------------|------------------|-------------------|
| Date: 7-11-2019  | Drawn By: HAB/NLS    | Crd file: 18-166 | Project #: 18-166 |
| Scale: 1" = 120' | Surveyed By: HAB/NLS | Field Bk: 358    | Sheet: S1-01      |

TO THE BEST OF MY KNOWLEDGE, THIS PLAT IS BASED ON INFORMATION ABSTRACTED FROM PERTINENT DEEDS AND/OR OTHER OFFICIAL RECORDS, AND MARKERS EVIDENT ON THE PROPERTY, AND CONFORMS WITH THE REQUIREMENTS OF 27 VSA SECTION 1403. DATED

THIS DAY OF , 2022

DOUGLAS L, HENSON, L.S. 656



TRUDELL CONSULTING ENGINEERS

478 BLAIR PARK ROAD | WILLISTON, VERMONT 05495 802 879 6331 | WWW.TCEVT.COM

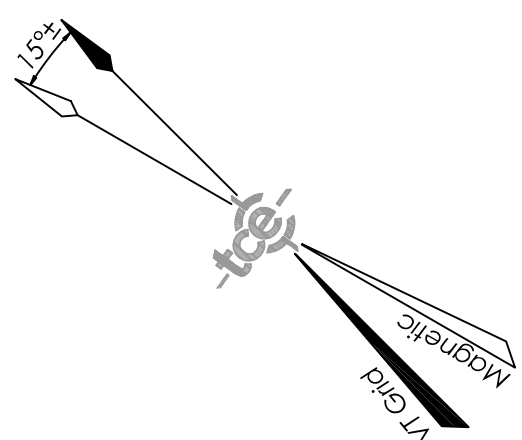
TOWN OF MORRISTOWN, VT.  
RECEIVED FOR RECORD AT O'CLOCK M.,  
2022 AND RECORDED IN SLIDE# ATTEST:

TOWN CLERK

- Update Abutters 09/02/22 DLH
- Revised Road Name 09/02/22 JPP

| # | Description | Date | By |
|---|-------------|------|----|
|---|-------------|------|----|

| CURVE | RADIUS   | ARC LENGTH | CHORD LENGTH | CHORD BEARING | DELTA ANGLE |
|-------|----------|------------|--------------|---------------|-------------|
| C1    | 60.00'   | 95.77'     | 85.92'       | S89°09'31"W   | 91°27'06"   |
| C2    | 60.00'   | 229.65'    | 113.01'      | N64°32'04"E   | 219°18'00"  |
| C3    | 3345.66' | 428.67'    | 428.37'      | S28°37'51"W   | 7°20'28"    |



Graphic Scale

