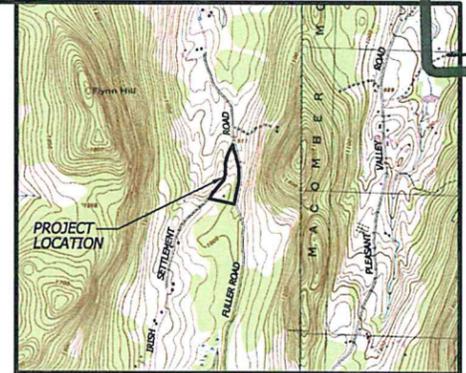


LINE #	BEARING	DISTANCE
L1	S 14°01'55" E	11.39'
L2	S 04°07'45" W	48.92'
L3	S 02°07'45" E	64.54'
L4	N 44°27'10" W	64.85'

SEGMENT	LENGTH	RADIUS	CHORD BEARING	CHORD DIST.
C1	70.07'	443.29'	S 40°09'40" W	70.00'
C2	29.95'	94.48'	S 04°57'05" E	29.82'
C3	35.47'	324.75'	S 01°00'00" W	35.45'
C4	61.97'	700.00'	S 00°24'25" E	61.95'
C5	67.07'	518.10'	S 00°12'40" E	67.02'

**SURVEY NOTE:**

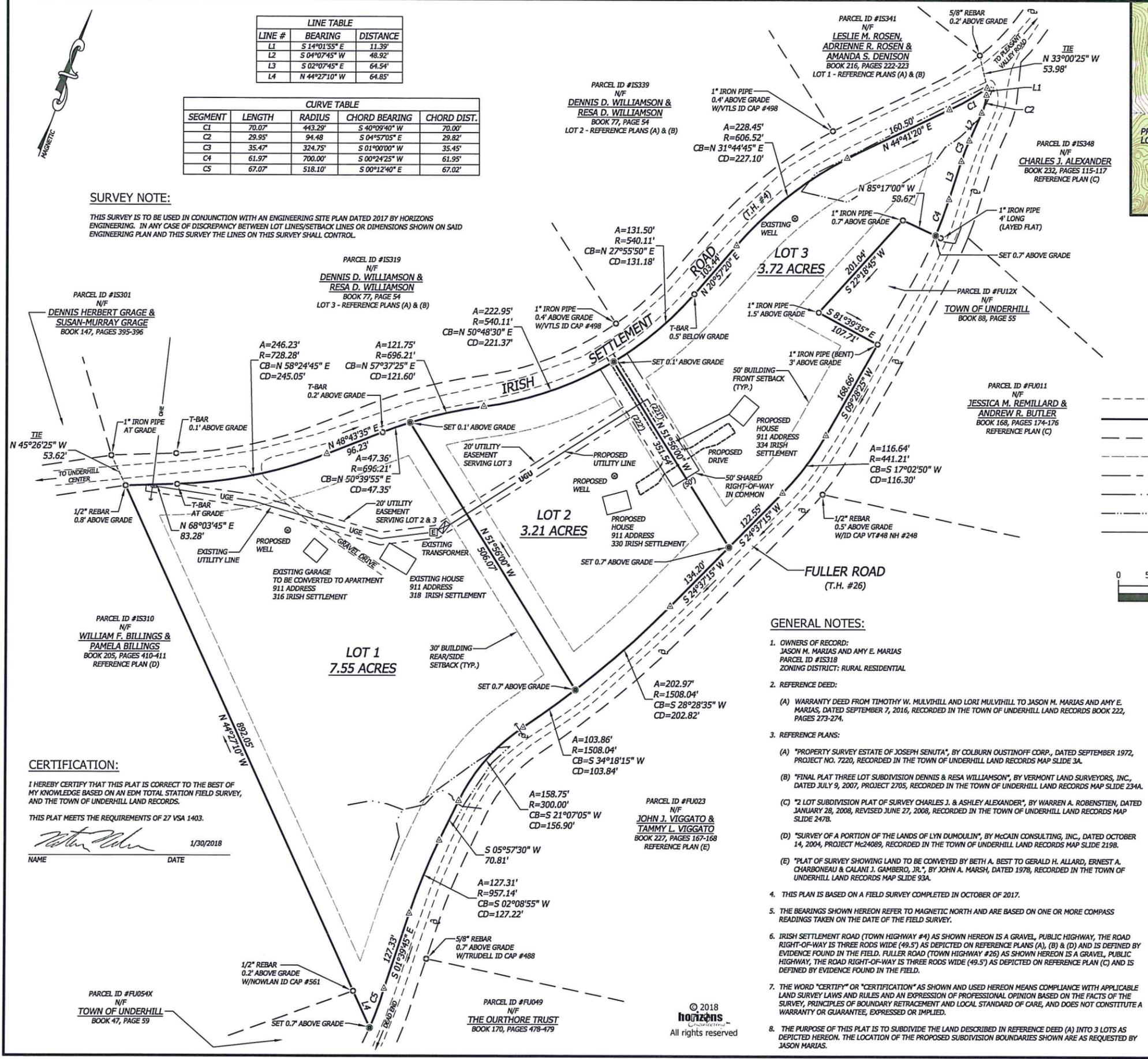
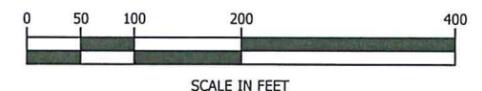
THIS SURVEY IS TO BE USED IN CONJUNCTION WITH AN ENGINEERING SITE PLAN DATED 2017 BY HORIZONS ENGINEERING. IN ANY CASE OF DISCREPANCY BETWEEN LOT LINES/SETBACK LINES OR DIMENSIONS SHOWN ON SAID ENGINEERING PLAN AND THIS SURVEY THE LINES ON THIS SURVEY SHALL CONTROL.



VICINITY MAP

**LEGEND**

- IRON ROD OR PIPE FOUND (SEE PLAN FOR DESCRIPTION)
- 5/8-INCH IRON ROD SET WITH HORIZONS ID CAP #754
- △ CALCULATED POINT
- ⊕ UTILITY POLE
- ⊕ UTILITY POLE W/GUY WIRE
- ⊕ WELL
- EDGE OF GRAVEL
- PROPERTY BOUNDARY
- ABUTTING PROPERTY BOUNDARY
- BUILDING SETBACK LINE
- PROPOSED EASEMENT LINE
- STREAM
- WETLAND
- OVERHEAD UTILITIES



**GENERAL NOTES:**

- OWNERS OF RECORD: JASON M. MARIAS AND AMY E. MARIAS  
PARCEL ID #15318  
ZONING DISTRICT: RURAL RESIDENTIAL
- REFERENCE DEED:  
(A) WARRANTY DEED FROM TIMOTHY W. MULVHILL AND LORI MULVHILL TO JASON M. MARIAS AND AMY E. MARIAS, DATED SEPTEMBER 7, 2016, RECORDED IN THE TOWN OF UNDERHILL LAND RECORDS BOOK 222, PAGES 273-274.
- REFERENCE PLANS:  
(A) "PROPERTY SURVEY ESTATE OF JOSEPH SENUITA", BY COLBURN OUSTINOFF CORP., DATED SEPTEMBER 1972, PROJECT NO. 7220, RECORDED IN THE TOWN OF UNDERHILL LAND RECORDS MAP SLIDE 3A.  
(B) "FINAL PLAT THREE LOT SUBDIVISION DENNIS & RESA WILLIAMSON", BY VERMONT LAND SURVEYORS, INC., DATED JULY 9, 2007, PROJECT 2705, RECORDED IN THE TOWN OF UNDERHILL LAND RECORDS MAP SLIDE 234A.  
(C) "2 LOT SUBDIVISION PLAT OF SURVEY CHARLES J. & ASHLEY ALEXANDER", BY WARREN A. ROSENSTEN, DATED JANUARY 28, 2008, REVISED JUNE 27, 2008, RECORDED IN THE TOWN OF UNDERHILL LAND RECORDS MAP SLIDE 247B.  
(D) "SURVEY OF A PORTION OF THE LANDS OF LYN DUMOULIN", BY MCCAIN CONSULTING, INC., DATED OCTOBER 14, 2004, PROJECT Mc24089, RECORDED IN THE TOWN OF UNDERHILL LAND RECORDS MAP SLIDE 219B.  
(E) "PLAT OF SURVEY SHOWING LAND TO BE CONVEYED BY BETH A. BEST TO GERALD H. ALLARD, ERNEST A. CHARBONEAU & CALANI J. GAMBERO, JR.", BY JOHN A. MARSH, DATED 1978, RECORDED IN THE TOWN OF UNDERHILL LAND RECORDS MAP SLIDE 93A.
- THIS PLAN IS BASED ON A FIELD SURVEY COMPLETED IN OCTOBER OF 2017.
- THE BEARINGS SHOWN HEREON REFER TO MAGNETIC NORTH AND ARE BASED ON ONE OR MORE COMPASS READINGS TAKEN ON THE DATE OF THE FIELD SURVEY.
- IRISH SETTLEMENT ROAD (TOWN HIGHWAY #4) AS SHOWN HEREON IS A GRAVEL, PUBLIC HIGHWAY, THE ROAD RIGHT-OF-WAY IS THREE RODS WIDE (49.5') AS DEPICTED ON REFERENCE PLANS (A), (B) & (C) AND IS DEFINED BY EVIDENCE FOUND IN THE FIELD. FULLER ROAD (TOWN HIGHWAY #26) AS SHOWN HEREON IS A GRAVEL, PUBLIC HIGHWAY, THE ROAD RIGHT-OF-WAY IS THREE RODS WIDE (49.5') AS DEPICTED ON REFERENCE PLAN (C) AND IS DEFINED BY EVIDENCE FOUND IN THE FIELD.
- THE WORD "CERTIFY" OR "CERTIFICATION" AS SHOWN AND USED HEREON MEANS COMPLIANCE WITH APPLICABLE LAND SURVEY LAWS AND RULES AND AN EXPRESSION OF PROFESSIONAL OPINION BASED ON THE FACTS OF THE SURVEY, PRINCIPLES OF BOUNDARY RETRACEMENT AND LOCAL STANDARD OF CARE, AND DOES NOT CONSTITUTE A WARRANTY OR GUARANTEE, EXPRESSED OR IMPLIED.
- THE PURPOSE OF THIS PLAT IS TO SUBDIVIDE THE LAND DESCRIBED IN REFERENCE DEED (A) INTO 3 LOTS AS DEPICTED HEREON. THE LOCATION OF THE PROPOSED SUBDIVISION BOUNDARIES SHOWN ARE AS REQUESTED BY JASON MARIAS.

**CERTIFICATION:**

I HEREBY CERTIFY THAT THIS PLAT IS CORRECT TO THE BEST OF MY KNOWLEDGE BASED ON AN EDM TOTAL STATION FIELD SURVEY, AND THE TOWN OF UNDERHILL LAND RECORDS.

THIS PLAT MEETS THE REQUIREMENTS OF 27 VSA 1403.  
  
 NAME DATE 1/30/2018

17 Sunset Terrace  
Newport, Vermont 05855  
Phone 802.334.6434 - Fax 802.334.5602

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SUBDIVISION BOUNDARY SURVEY PREPARED FOR

**JASON MARIAS**  
318 IRISH SETTLEMENT ROAD  
UNDERHILL, VT 05489

OF PROPERTY LOCATED AT  
318 IRISH SETTLEMENT ROAD  
UNDERHILL, CHITTENDEN COUNTY, VERMONT

DEED BOOK 222, PAGES 273-274  
PARCEL ID NUMBER 15318

DATE:	PROJECT #:
1/30/2018	17084
SURV'D BY:	DRAWN BY:
JMB, JDN	JMB
CHECK'D BY:	ARCHIVE #:
NPN	H---

SHEET 1 OF 1

