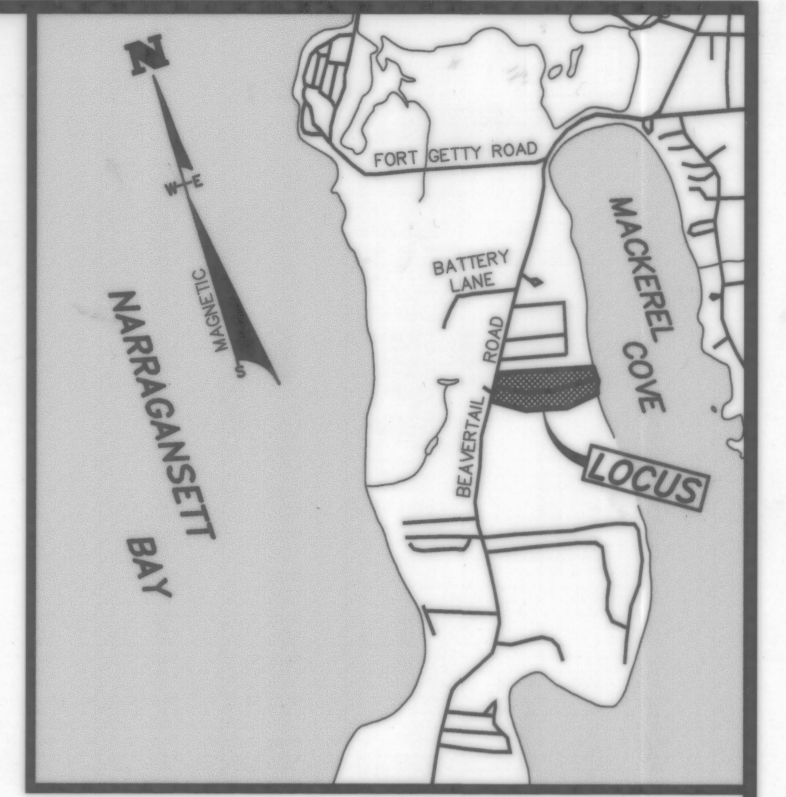


HPF #179B



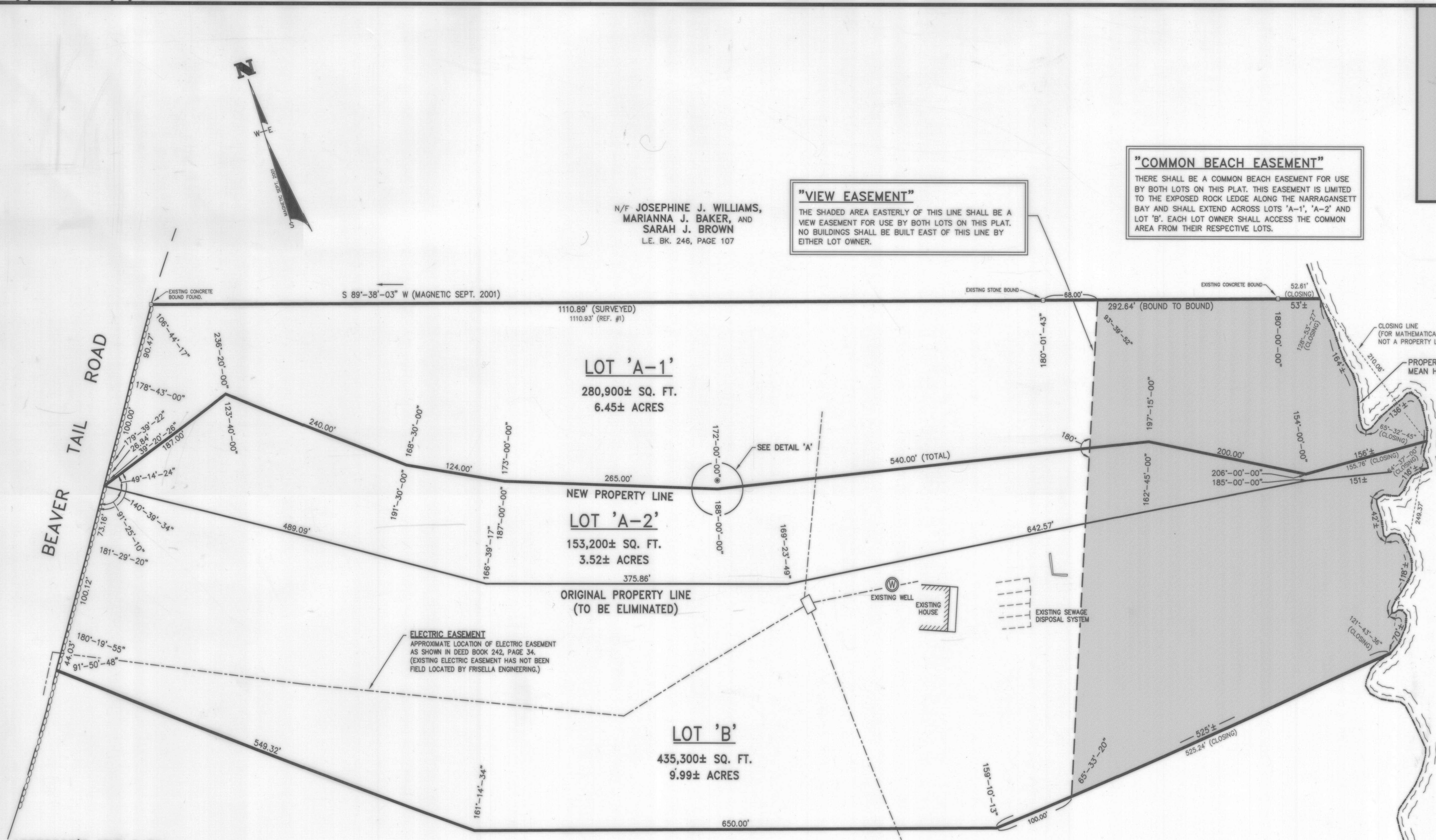
LOCATION PLAN
SCALE: 1" = 3000'

RECEIVED FOR RECORD
02/27/2002 10:33:42AM
JAMESTOWN TOWN CLERK
ARLENE D. KALOSKI

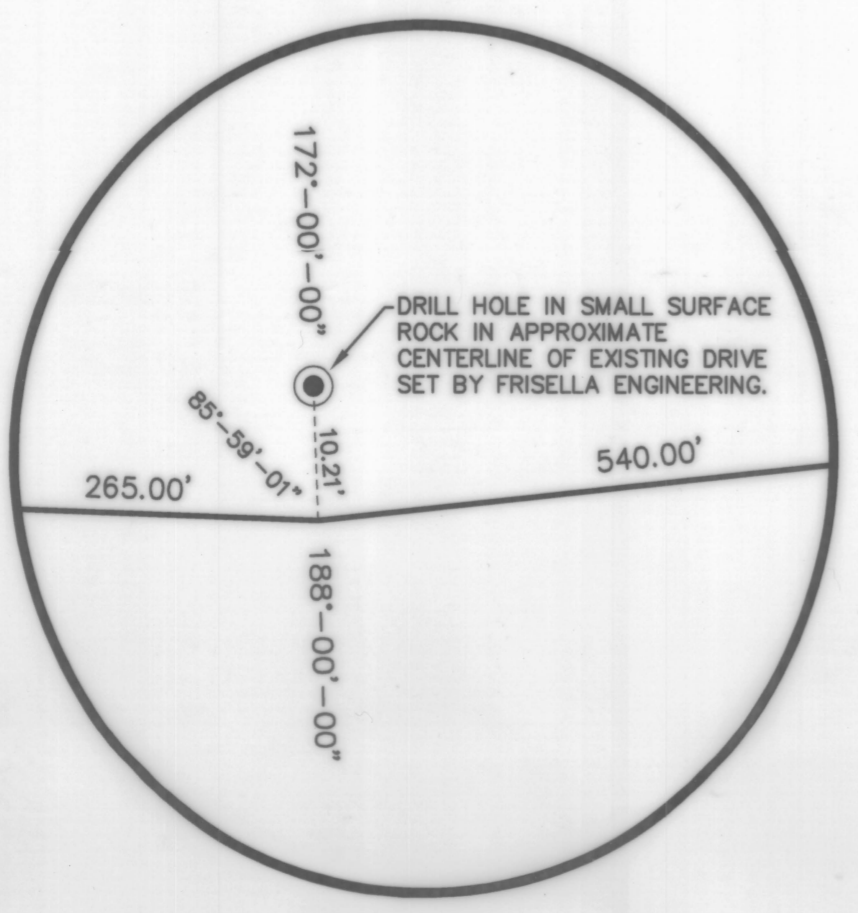
N/F JOSEPHINE J. WILLIAMS,
MARIANNA J. BAKER, AND
SARAH J. BROWN
L.E. BK. 246, PAGE 107

"VIEW EASEMENT"
THE SHADED AREA EASTERLY OF THIS LINE SHALL BE A VIEW EASEMENT FOR USE BY BOTH LOTS ON THIS PLAT. NO BUILDINGS SHALL BE BUILT EAST OF THIS LINE BY EITHER LOT OWNER.

"COMMON BEACH EASEMENT"
THERE SHALL BE A COMMON BEACH EASEMENT FOR USE BY BOTH LOTS ON THIS PLAT. THIS EASEMENT IS LIMITED TO THE EXPOSED ROCK LEDGE ALONG THE NARRAGANSETT BAY AND SHALL EXTEND ACROSS LOTS 'A-1', 'A-2' AND LOT 'B'. EACH LOT OWNER SHALL ACCESS THE COMMON AREA FROM THEIR RESPECTIVE LOTS.



ELECTRIC EASEMENT
APPROXIMATE LOCATION OF ELECTRIC EASEMENT AS SHOWN IN DEED BOOK 242, PAGE 34. (EXISTING ELECTRIC EASEMENT HAS NOT BEEN FIELD LOCATED BY FRISELLA ENGINEERING.)



DETAIL 'A'
NOT TO SCALE

ASSESSOR'S MAP DATA:
LOT 'A-1' AND LOT 'A-2' ARE SHOWN AS LOT #15 OF THE TOWN OF JAMESTOWN ASSESSOR'S MAP 11.
LOT 'B' IS SHOWN AS LOT 209 OF THE TOWN OF JAMESTOWN ASSESSOR'S MAP 12.

REFERENCES:
REFERENCE IS MADE TO THE PLAT ENTITLED "PROPOSED DIVISION LOT 15, AP11, AND LOT 201, AP 12, JAMESTOWN, RI - FOR RICHARD HUTCHINSON, SCALE 1" = 100', DATED MARCH, 1993, MATTHEW P. SULLIVAN, PLS.", RECORDED IN HPF 110-B IN THE TOWN OF JAMESTOWN LAND EVIDENCE RECORDS.

NOTES:
THIS SURVEY AND PLAN IS A COMPILATION USING ONSITE SURVEYS AND THE EXISTING SUBDIVISION PLAT PREPARED BY MATTHEW P. SULLIVAN, PLS. FOR RICHARD HUTCHINSON, DATED MARCH, 1993.

ONSITE SURVEYING IS LIMITED TO THE LOCATION OF THE EXISTING MONUMENTS, THE EXISTING WELL, EXISTING HOUSE AND EXISTING SEWAGE DISPOSAL SYSTEM SHOWN ON THIS PLAN. THE STONE WALL ALONG BEAVER TAIL ROAD HAS NOT BEEN SURVEYED.

THE EXISTING SHORELINE SHOWN ON THIS PLAN HAS BEEN SCALED FROM THE ABOVE-REFERENCED PLAN.

N/F RICHARD H. HUTCHINSON
AND
NANCY K. HUTCHINSON
L.E. BK. 211, PAGE 88

LOT AREA SUMMARY

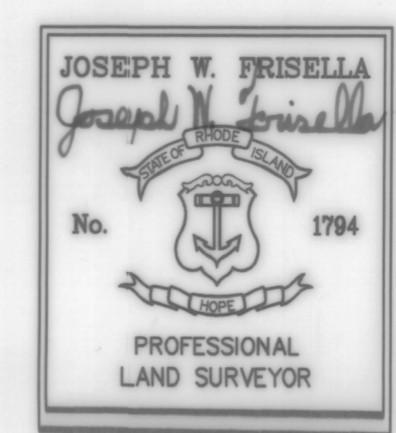
EXISTING LOT 'A'	=	9.97± AC.
EXISTING LOT 'B'	=	9.99± AC.
TOTAL EXISTING AREA	=	19.96± AC.
PROPOSED LOT 'A-1'	=	6.45± AC.
PROPOSED LOT 'A-2'	=	3.52± AC.
PROPOSED LOT 'B'	=	9.99± AC.
COMBINED AREA	=	13.51± AC.
TOTAL PROPOSED AREA	=	19.96± AC.

NOTE: LOT 'A-2' SHALL BECOME PART OF LOT 'B'. LOT 'A-1' SHALL NOT BE A SEPARATE LOT.

NOTE:
THIS PLAN HAS BEEN PREPARED TO MOVE AN EXISTING PROPERTY LINE ONLY, THEREFORE, LOT 'A-2' MUST BE ANNEXED TO LOT 'B'.
THIS SUBDIVISION DOES NOT PROPOSE TO CREATE A THIRD BUILDING LOT.

THIS SURVEY AND PLAN SUBSTANTIALLY CONFORM TO A CLASS II STANDARD (EXCEPT AS NOTED BELOW) AS ADOPTED BY THE RHODE ISLAND BOARD OF REGISTRATION FOR PROFESSIONAL LAND SURVEYORS.

EXCEPTIONS:
1. THE SOUTHERLY AND WESTERLY LINE OF EXISTING LOT 'B' WAS TAKEN FROM THE PLAN SHOWN IN THE REFERENCES.
2. THE SHORELINE SHOWN HEREON WAS SCALED FROM THE REFERENCED PLAN.



By: *Joseph W. Frisella* DATE: 2-05-02

PROPOSED PROPERTY LINE RELOCATION

LOT 'A-1' AND LOT 'A-2'
OWNED BY: **DUNCAN I.T. LAURIE,**

LOT 'A-2' TO BE ACQUIRED BY:
"THE LAURIE FAMILY IRREVOCABLE TRUST-1993",

LOT 'B' OWNED BY:
"THE LAURIE FAMILY IRREVOCABLE TRUST-1993",

ON BEAVER TAIL ROAD, IN THE TOWN OF JAMESTOWN, R.I.
JOSEPH W. FRISELLA, P.E. AND P.L.S.,
DECEMBER 14, 2001,
SCALE: 1" = 60'



TOWN OF JAMESTOWN
FINAL APPROVAL
ADMINISTRATIVE SUBDIVISION
Date: Feb 26, 02
By: *Arlene D. Kaloski*
Title: Administrative Office