STREET INDEX S LEGEND 1. THE PARCELS ARE PLAT 9, LOTS 11 & 813. 2. THE EXISTING BUILDING ADDRESS ON PLAT 9, LOT 11 IS 125 NARRAGANSETT AVENUE GRANITE BOUND NARRAGANSETT AVENUE. THE EXISTING BUILDING ADDRESS ON PLAT 9, NARRAGANSETT AVENUE FOUND FND LOT 813 IS 113 NARRAGANSETT AVENUE. NOW OR FORMERLY 3. THE PARCELS ARE ZONED: CL SITE 4. THE OWNER AND APPLICANT OF PLAT 9, LOTS 11 & 813 IS: SQUARE FEET BK BOOK JAMESTOWN FOUR CORNERS, INC. PAGE PG WEST STREET 125 NARRAGANSETT AVENUE JAMESTOWN, RI 02835 URVE 5. THE BASIS OF BEARING SHOWN ON THIS PLAN IS TAKEN FROM A I APPROVE OF THE LOT LINE MAGNETIC READING PERFORMED DURING FIELD SURVEY WORK ON 9/21/16. CHANGES AS SHOWN ON THIS PLAN. 6. THE PARCEL IS SUBJECT TO AND/OR TOGETHER WITH ANY EASEMENTS, COVENANTS OR RIGHT-OF-WAYS OF RECORD MICHAEL F SMITH PRESIDENT 2 WINDSOR STREET ADMINISTRATIVE SUBDIVISION APPROVAL DATE November 4, 2016 BY Repail Breser LOCUS ITLE: ADMINISTRATIVE OFFICER TOWN OF JAMESTOWN RI NOT TO SCALE < 0 > PLAT 9 , LOT 14 N/F PLAT 9 , LOT 15 PLAT 9 , LOT 17 PLAT 9 , LOT 16 PLAT 9, LOT 10 PLAT 9 , LOT 542 ANDREW K. MACINTYRE & ANDREW T. MCCARTHY & WEST FERRY PROPERTIES, LLC (DEED BK 595 AT PG 210) JAMES D. SIMMONS RICHARD B. & FRED F., III & COLLEEN D. MACINTYRE (DEED BK 340 AT PG 13) CARLA M. MCCARTHY SUZANNE M. AUBOIS DOROTHY L. RAYNES SAMRA PEASE (DEED BK 651 AT PG 135) (DEED BK 455 AT PG 29) (DEED BK 186 AT PG 292) (DEED BK 74 AT PG 709) 58.41.03" 127.30' 543.20' 71.29,41" NC EXISTING NUE GARAGE -BUILDING RS 87.44'27" PROPERTY LINE CORNE TO BE ABANDONED PLAT 9 , LOT 11 OLD AREA = 11,251 S.F. OR 0.2583 ACRES NEW AREA = 102,968 S.F. OR 2.3638 ACRES OUR PLAT 9 , LOT 22 N/F 84.21,27, WEST FERRY, LLC C/O PROPOSED PLAT 9 , LOT 12 N/F LINDA F. BROWN THE CHEMICAL COMPANY 102.00 PROPERTY LINE (DEED BK 760 AT PG 274) L (DEED BK 277 AT PAGE 197) 25 TOW TOWN **APPROXIMATE** EXISTING 10'_ WIDE DRAINAGE EASEMENT 105.00 61.53 69°54'28" APPROXIMATE EXISTING 20'_ WIDE SEWER AME 3 -BUILDING EASEMENT PLAT 9 , LOT 814 N/F ROMA ENTERPRISES, LLC -SEE DETAIL PLAT 9 , LOT 621 (DEED BK 591 AT PG 234) ARTHUR H., JR. & JANICE E. WASHBURN EXISTING PLAT 9 , LOT 23 PLAT 9 , LOT 813 BUILDING (DEED BK 65 AT PG 661) OLD AREA = 120,991 S.F. OR 2.7776 ACRES NEW AREA = 29,274 S.F. 89.40'37" BARBARA W. LUNDY PLAT 9 , LOT 13 N/F (DEED BK 490 AT PG 179) NEWPORT HEALTH PROPERTY OR 0.6721 ACRES MANAGEMENT, INC. PLAT 9, (DEED BK 90 AT PG 528) LOT 814 6.00 PLAT 9 , LOT 702 N/F M 30 DRAWN S.A.K. FEDERAL PROPERTIES OF RI, INC. (DEED BK 171 AT PG 105) PLAT 9 , LOT 592 N/F PLAT 9, PLAT 9 , LOT 611 LOT 11 JAMES D., SARINA & PEARL A. TURGEON & DAVID J. URBAN **DEED REFERENCES:** LINDA F. BROWN (DEED BK 642 AT PG 266) 1. PLAT 9, LOT 11 - DEED BOOK 74 AT PAGE 778. (DEED BK 36 AT PG 534) 2. PLAT 9, LOT 813 - DEED BOOK 91 AT PAGE 93. LOT 13 PLAN REFERENCES: THIS SURVEY HAS BEEN CONDUCTED AND THE PLAN HAS BEEN PREPARED PURSUANT TO 1. PLAN ENTITLED "RECORD OF SURVEY PLAT OF JAMESTOWN FOUR CORNERS CONDOMINIUM OWNED BY JAMESTOWN SECTION 9 OF THE RULES AND REGULATIONS ADOPTED BY THE RHODE ISLAND STATE BOARD FOUR CORNERS, INC., LOTS 11 & 13, AP 9, JAMESTOWN, R.I., SCALE: 1" = 40', DATED: JAN. 1984, BY ISLAND DETAIL "A' OF REGISTRATION FOR PROFESSIONAL LAND SURVEYORS ON NOVEMBER 25, 2015, AS FOLLOWS: ENGINEERING," WHICH IS RECORDED IN THE TOWN OF JAMESTOWN REGISTRY OF DEEDS AT HPF#52B. 2. PLAN ENTITLED "LOT PLAN OF PORTION OF LOT 13, TAX ASSESSORS PLAT 9, N/F JAMESTOWN FOUR CORNERS, DATE: MEASUREMENT SPECIFICATION: TYPE OF SURVEY: NOT TO SCALE INC., SCALE: 1" = 40', DATED: 2/24/82," WHICH IS RECORDED IN THE TOWN OF JAMESTOWN REGISTRY OF DEEDS IN CLASS I LIMITED CONTENT BOUNDARY SURVEY DEED BOOK 77 AT PAGE 1017. 3. PLAN ENTITLED "RECORD OF PLAT OF LAND OF PETER B. CEPPI CONVEYED BY JAMESTOWN FOUR CORNERS, INC., STATEMENT OF PURPOSE: SCALE: 1" = 40', DATED: FEBRUARY 1985," WHICH IS RECORDED IN THE TOWN OF JAMESTOWN REGISTRY OF DEEDS THE PURPOSE FOR THE CONDUCT OF THE SURVEY AND FOR THE PREPARATION OF THE PLAN MICHAEL R. DARVEAU IN DEED BOOK 87 AT PAGE 76. IS AS FOLLOWS: 4. PLAN ENTITLED "SURVEY OF LOTS 592 & 749 ON THE TOWN OF JAMESTOWN ASSESSORS PLAT 9, APPROVED FOR 1978 1) PREPARE AN ADMINISTRATIVE SUBDIVISION PLAN FOR PLAT 9, LOTS 11 & 813. GRAPHIC SCALE WILL REYNOLDS, AT 5 SOUTHWEST AVENUE, JAMESTOWN, R.I., SCALE: 1" = 20', DATED: DEC. 18, 1980, BY KENNETH PROJECT W. ANTHONY & ASSOCIATES," WHICH IS RECORDED IN THE TOWN OF JAMESTOWN REGISTRY OF DEEDS AT HPF#111B. 0 5. PLAN ENTITLED "B.S. COTTRELL LAND, JAMESTOWN, R.I., SCALE: 1" = 40', SURVEYED BY J.P. COTTON, C.E., 2016 NEWPORT, R.I., MAY 22, 1913," WHICH IS RECORDED IN THE TOWN OF JAMESTOWN REGISTRY OF DEEDS IN DEED BOOK PROFESSIONAL MICHAEL R. DARVEAU, PLS#1978 DATE (IN FEET) LAND SURVEYOR 18 AT PAGE 296. 1 inch = 30 ft. COA #LS-A497 PRESIDENT, DARVEAU LAND SURVEYING, INC.