

PLAN OF LAND IN BOXFORD, MASSACHUSETTS

PREPARED FOR
STEPHEN S. REID & KIM REYNOLDS
ANTHONY L. & DENISE A. BROGNA

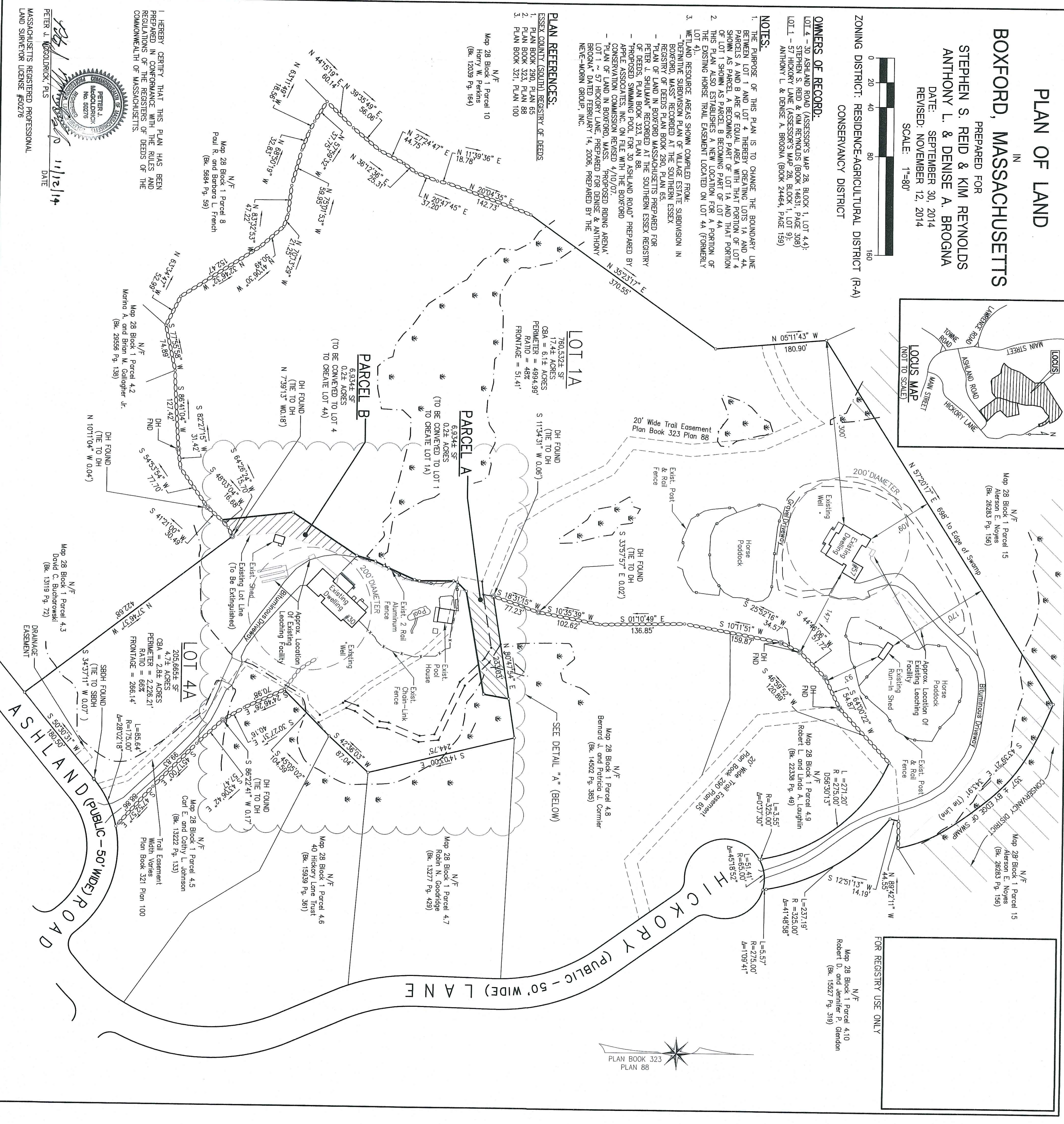
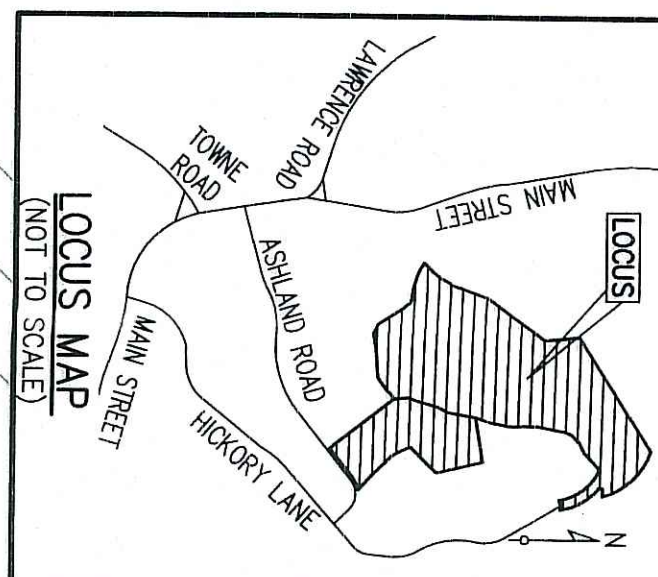
DATE: SEPTEMBER 30, 2014
REVISED: NOVEMBER 12, 2014
SCALE: 1"=80'

ZONING DISTRICT: RESIDENCE/AGRICULTURAL DISTRICT (RA)
CONSERVANCY DISTRICT

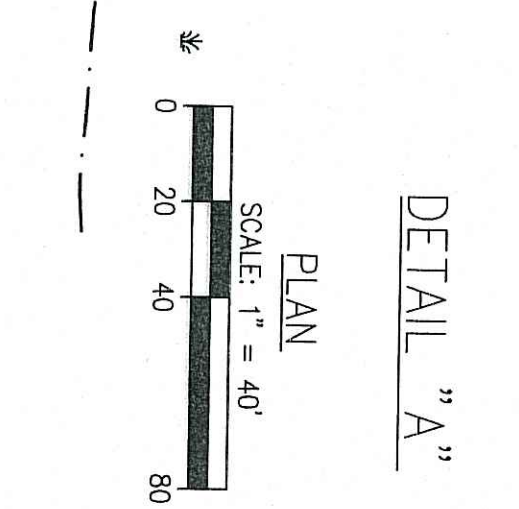
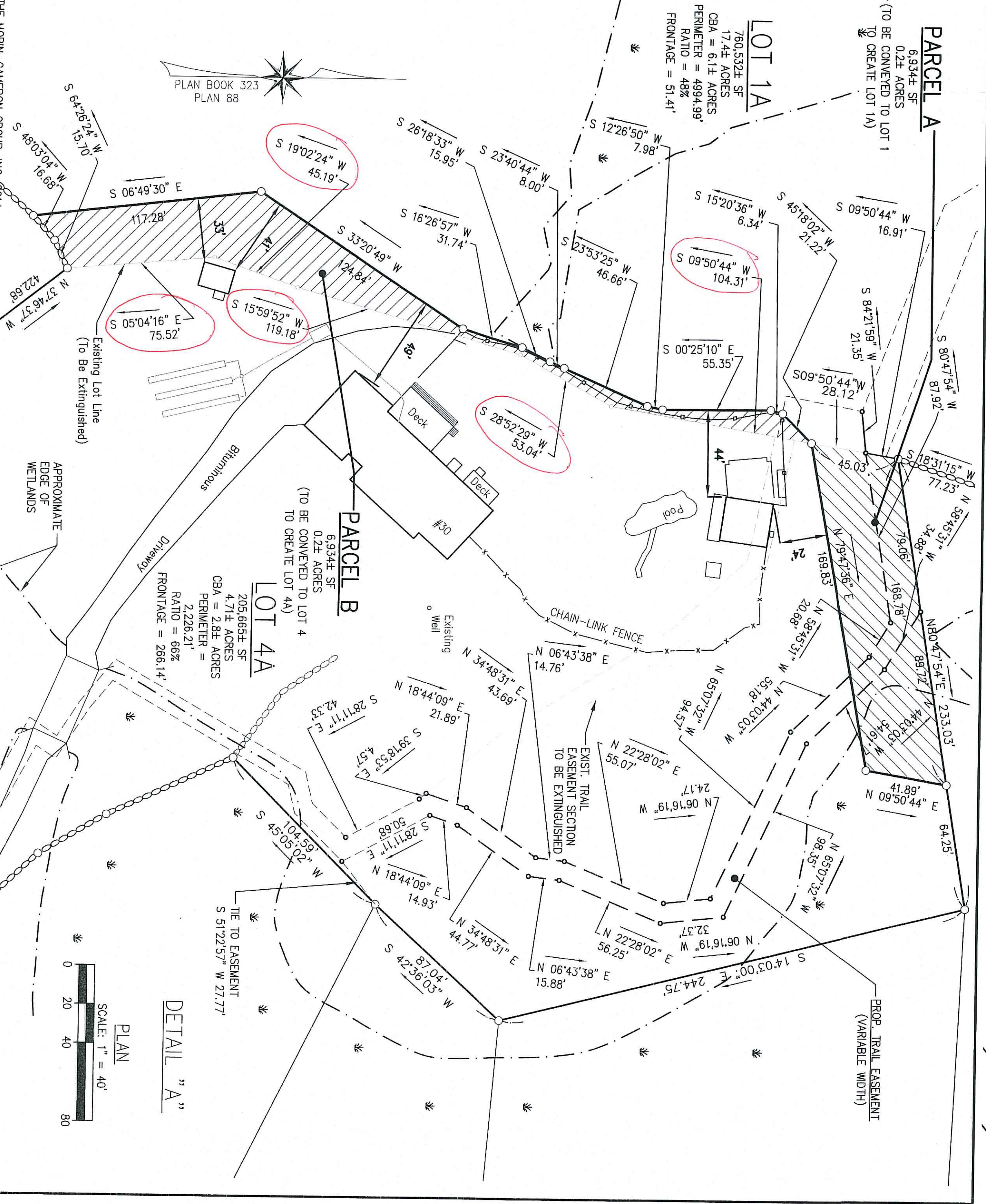
OWNERS OF RECORD:
LOT 4 - 30 ASHLAND ROAD (ASSESSOR'S MAP 28 BLOCK 1, LOT 4.4);
LOT 1 - 57 HICKORY LANE (ASSESSOR'S MAP 28, BLOCK 1, LOT 9);
ANTHONY L. & DENISE A. BROGNA (BOOK 24464, PAGE 159)

NOTES:
1. THE PURPOSE OF THIS PLAN IS TO CHANGE THE BOUNDARY LINE BETWEEN LOT 1 AND LOT 4. HEREBY CHANGING PARCELS A AND B ARE OF EQUAL AREA WITH THAT PORTION OF LOT 1 SHOWN AS PARCEL A BECOMING PART OF LOT 1A AND THAT PORTION OF LOT 1 SHOWN AS PARCEL B BECOMING PART OF LOT 4A.
2. THIS PLAN ALSO ESTABLISHES A NEW LOCATION FOR A PORTION OF THE EXISTING HORSE TRAIL EASEMENT LOCATED ON LOT 4A (FORMERLY LOT 4) AND RESURVEYS AREAS SHOWN COMPARED FROM:
- DEFINITIVE SUBDIVISION PLAN OF CHANGED FROM THE REGISTER OF DEEDS MASS REGISTERED AT THE SOUTHERN ESSEX COUNTY DEEDS PLAN BOOK 290, PLAN 65.
- PLAN OF LAND IN BOXFORD MASSACHUSETTS PREPARED FOR PETER J. SHULMAN, REGISTERED AT THE SOUTHERN ESSEX COUNTY DEEDS PLAN BOOK 323, PLAN 88.
- PROPOSED SWIMMING POOL FOR 30 ASHLAND ROAD, PREPARED BY CONSERVANCY DISTRICTS ON FILE WITH THE BOXFORD PLANNING BOARD.
- PLAN OF LAND IN BOXFORD, MASS. "PROPOSED RIDING AREA, BROGNA" DATED FEBRUARY 14, 2006, PREPARED BY THE NEW-MORIN GROUP, INC.

PLAN REFERENCES:
ESSEX COUNTY (SOUTH) REGISTER OF DEEDS
1. PLAN BOOK 290, PLAN 65
2. PLAN BOOK 323, PLAN 88
3. PLAN BOOK 321, PLAN 100
Map 28 Block 1 Parcel 10
Harry W. Perkins
(Bk. 12009 Pg. 164)



I HEREBY CERTIFY THAT THIS PLAN HAS BEEN PREPARED IN CONFORMANCE WITH THE RULES AND REGULATIONS OF THE REGISTER OF DEEDS OF THE COMMONWEALTH OF MASSACHUSETTS.
PETER J. MORINCORRICK, P.S.
MASSACHUSETTS REGISTERED PROFESSIONAL LAND SURVEYOR LICENSE #50276
DATE 11/12/14



ABBREVIATIONS:
± PLUS OR MINUS
APPROX APPROXIMATE
BK BOOK
BORDERING VEGETATED WETLAND
CB CENTERLINE
D DIAMETER
DH DRIVE OR FANDEMENT
EPP EXISTING
FND FOUND
IP IRON PIPE
ME MEASURED
N/S-N-S-E-W NOW OR FORMERLY
N/S-N-S-E-W NOT TO SCALE
P PROPERTY LINE
R RECORD
SB STONE BOUND
SF SQUARE FEET
SITY CITY
W/F WOOD FRAME

BOXFORD PLANNING BOARD
APPROVAL UNDER THE SUBDIVISION CONTROL LAW NOT REQUIRED

DATE: _____
PLANNING BOARD ENDORSEMENT OF THIS PLAN INDICATES ONLY THAT THE PLAN IS NOT A SUBDIVISION UNDER M.G.L. CH. 41, SEC. 81L AND THAT IT MEETS THE MINIMUM REQUIREMENTS FOR GENERAL BY-LAW REQUIREMENTS.

The Morin-Cameron GROUP, INC.
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