

**LOCATION PLAN**

KEN & TINA BOUTIN  
N/F  
VOL. 108, PG. 288

NTS

JERRY GREENFIELD & ELIZABETH SKARIE  
N/F  
VOL. 86, PG. 102

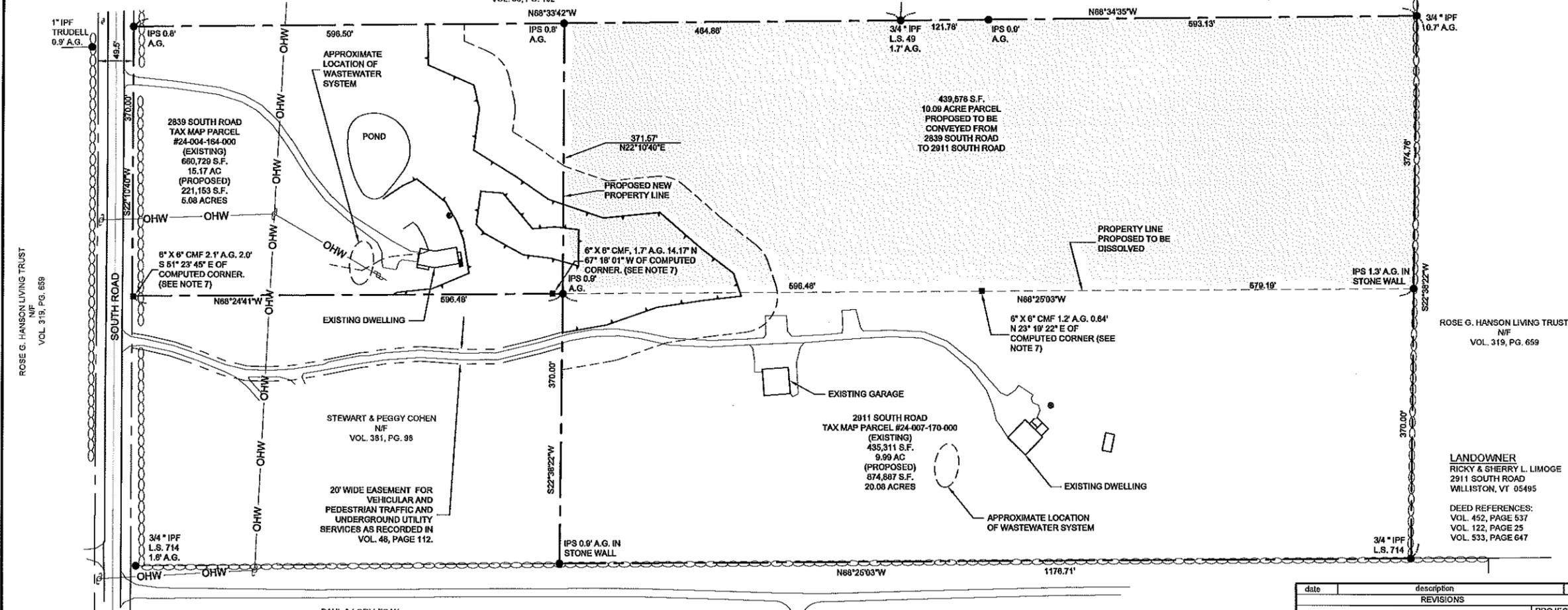
CHARLES H. & NANCY K. ROFF  
N/F  
VOL. 520, PG. 441

**NOTES:**

1. THIS PLAT WAS COMPILED FROM FIELD SURVEYS AND RECORD RESEARCH INCLUDING THE USE OF THE FOLLOWING PLATS:
- A. "ROSE G. HANSON, SOUTH ROAD, WILLISTON, VT., SUBDIVISION PLAT." BY TRUDELL CONSULTING ENGINEERS, INC., DATED 7-24-96, LAST REVISED 8-19-96, AS RECORDED IN SLIDE 479B OF THE TOWN OF WILLISTON LAND RECORDS.
- B. "LANDS TO BE CONVEYED TO PAUL LADAK, BOUNDARY SURVEY", BY O'LEARY-BURKE CIVIL ASSOCIATES, P.L.C., DATED 8-31-04, AS RECORDED IN SLIDE 682A OF THE TOWN OF WILLISTON LAND RECORDS.
- C. "LANDS OF RANDY K. STEVENS, BOUNDARY LINE ADJUSTMENT", BY O'LEARY-BURKE CIVIL ASSOCIATES, P.L.C., DATED 8-27-04, AS RECORDED IN SLIDE 678B OF THE TOWN OF WILLISTON LAND RECORDS.
- D. "PLAT OF SURVEY FOR LESTER C. & BARBARA BROWN" BY PETER BERNHARDT, DATED AUGUST, 1972, AS RECORDED IN SLIDE 86 OF THE TOWN OF WILLISTON LAND RECORDS.
- E. "PLAT OF SURVEY FOR JAMES DILLOWAY" BY JOHN MARSH, L.S., DATED OCTOBER, 1976, AS RECORDED IN SLIDE 151 OF THE TOWN OF WILLISTON LAND RECORDS.
2. BEARINGS SHOWN ON THIS SURVEY ARE BASED ON GPS OBSERVATIONS RECORDED IN AUGUST, 2016.
3. THIS PROPERTY MAY BE SUBJECT TO OTHER EASEMENTS AND/OR RIGHTS-OF-WAY.
4. A CLOSED TRAVERSE SURVEY WAS COMPLETED IN AUGUST AND SEPTEMBER, 2016. THE METHODS AND THE RESULTING ERROR OF CLOSURE MEET OR EXCEED THE MINIMUM PRECISION REQUIREMENTS FOR RURAL SURVEYS.
5. MONUMENTATION FOUND IS AS NOTED ON PLAN. IRON PIPES SET ARE 1" DIAMETER WITH A PLASTIC CAP.
6. ALTHOUGH EXTENSIVE LAND RESEARCH WAS CONDUCTED, NO DESCRIPTION OF SOUTH ROAD WAS FOUND. THE RIGHT-OF-WAY WIDTH SHOWN FOR SOUTH ROAD OF 49.5' IS BASED ON A PLAN ENTITLED "RICHMOND - WILLISTON, 1-89-2(9) CONTRACT II" ON FILE WITH THE AGENCY OF TRANSPORTATION, WHICH DEPICTS THE PORTION OF SOUTH ROAD WHICH WAS THE SUBJECT OF A CONDEMNATION ORDER. THERE ARE STONE WALLS ALONG BOTH SIDES OF THE ROAD IN THIS AREA, BUT THE DISTANCE BETWEEN THOSE WALLS VARIES FROM 65' TO 72' ACROSS THE FRONTAGE OF THIS PROPERTY, AND THE ROAD IS NOT CENTERED BETWEEN THEM.
7. THE THREE 6" X 6" CONCRETE MONUMENTS FOUND ARE OF UNKNOWN ORIGIN AND ARE NOT REFERENCED IN ANY KNOWN DEEDS, AND THEREFORE WERE NOT RELIED UPON IN THE PREPARATION OF THIS PLAT.

**LEGEND**

- PROJECT BOUNDARY
- PROPOSED NEW PROPERTY LINE
- ABUTTING PROPERTY LINE
- DISSOLVED PROPERTY LINE
- IPF IRON PIPE FOUND
- CMF CONCRETE MONUMENT FOUND
- △ PROPERTY CORNER, NO MARKER FOUND OR SET
- IPS IRON PIPE SET
- N/F NOW OR FORMERLY
- OHW OVERHEAD WIRE AND POLE
- REMAINS OF BARBED WIRE FENCE
- STONE WALL
- AG ABOVE GRADE



ROSE G. HANSON LIVING TRUST  
N/F  
VOL. 319, PG. 659

PAUL & LORI LEDAK  
N/F  
VOL. 383, PG. 298

ROSE G. HANSON LIVING TRUST  
N/F  
VOL. 319, PG. 659

LANDOWNER  
RICKY & SHERRY L. LIMOGÉ  
2911 SOUTH ROAD  
WILLISTON, VT 05495  
DEED REFERENCES:  
VOL. 452, PAGE 537  
VOL. 122, PAGE 25  
VOL. 533, PAGE 647

**GRAPHIC SCALE**



( IN FEET )  
1 inch = 100 ft.

TOWN CLERK'S OFFICE  
TOWN OF WILLISTON, VT.  
2017  
RECEIVED FOR RECORD AT \_\_\_\_\_ O'CLOCK \_\_ M.,  
AND RECORDED IN SLIDE# \_\_\_\_\_  
ATTEST: \_\_\_\_\_ TOWN CLERK

**CERTIFICATE:**  
APPROVAL OF THIS BOUNDARY ADJUSTMENT DOES NOT CONSTITUTE APPROVAL OF THE CREATION OF A SEPARATE LOT OR PARCEL. IT SIMPLY ADJUSTS THE PHYSICAL LOCATION OF THE COMMON BOUNDARIES/IES OF ADJOINING LOTS OR PARCELS. ANY SUBDIVISION OF THESE LOTS OR PARCELS MUST BE REVIEWED AND APPROVED BY THE WILLISTON DEVELOPMENT REVIEW BOARD IN ACCORD WITH THE WILLISTON DEVELOPMENT BYLAW.

RICKY & SHERRY L. LIMOGÉ \_\_\_\_\_ DATE \_\_\_\_\_

APPROVAL SIGNATURE BLOCK  
UPON FINDING THAT THE FINAL PLANS COMPLIED WITH ALL REQUIREMENTS OF THE WILLISTON DEVELOPMENT BYLAW AND ALL CONDITIONS IMPOSED ON THE APPROVAL OF DISCRETIONARY PERMIT # DR 17-19, WHICH WAS APPROVED BY THE DEVELOPMENT REVIEW BOARD ON MARCH 22, 2017, THE ADMINISTRATOR/DRB CHAIRMAN APPROVED THE FINAL PLANS FOR \_\_\_\_\_ ON THE 15 DAY OF MAY, 2017.  
ADMINISTRATOR'S / DRB CHAIRMAN'S SIGNATURE \_\_\_\_\_

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 §1403, DATED THIS \_\_\_ DAY OF \_\_\_, 2017

date	description	by
REVISIONS		
LANDS OF <b>RICKY &amp; SHERRY L. LIMOGÉ</b>		
2911 & 2839 SOUTH ROAD		WILLISTON, VT 05494
<b>BOUNDARY LINE ADJUSTMENT PLAT</b>		
PROJECT NO. 16060		SURVEY KMR
DESIGN DLH		DRAWN DLH
CHECKED DLH/DJG		DATE 2-1-2017
SCALE AS NOTED		SHT. NO. PL

DP 17-19

**FINAL PLANS**