

RENEY, MORAN, & TIVNAN

REGISTERED LAND SURVEYORS

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A Division of H. S. & T. Group, Inc.

MORTGAGE INSPECTION PLAN

NAME MARK A. DALOTORIO & YVETTE M. DALTORIO

LOCATION 2 TYLER ROAD

UPTON, MA

SCALE 1" = 80'

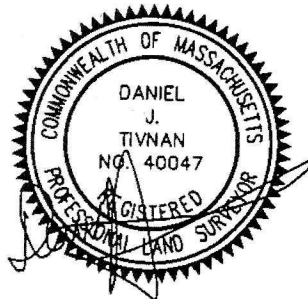
DATE 10/1/2018

JOB # 09-1296-18

REGISTRY WORCESTER SOUTH

BASED UPON DOCUMENTATION PROVIDED, REQUIRED MEASUREMENTS WERE MADE OF THE FRONTAGE AND BUILDING(S) SHOWN ON THIS MORTGAGE INSPECTION PLAN. IN OUR JUDGEMENT ALL VISIBLE EASEMENTS ARE SHOWN AND THERE ARE NO VIOLATIONS OF ZONING REQUIREMENTS REGARDING STRUCTURES TO PROPERTY LINES (UNLESS OTHERWISE NOTED IN DRAWING BELOW).

NOTE: NOT DEFINED ARE ABOVEGROUND POOLS, DRIVEWAYS, OR SHEDS WITH NO FOUNDATIONS. THIS IS A MORTGAGE INSPECTION PLAN; NOT AN INSTRUMENT SURVEY. DO NOT USE TO ERECT FENCES, OTHER BOUNDARY STRUCTURES, OR TO PLANT SHRUBS. LOCATION OF THE STRUCTURE(S) SHOWN HEREON IS EITHER IN COMPLIANCE WITH LOCAL ZONING FOR PROPERTY LINE OFFSET REQUIREMENTS, OR IS EXEMPT FROM VIOLATION ENFORCEMENT ACTION UNDER MASS. G.L. TITLE VII, CHAP. 40A, SEC. 7, UNLESS OTHERWISE NOTED. THIS CERTIFICATION IS NON-TRANSFERABLE. THE ABOVE CERTIFICATIONS ARE MADE WITH THE PROVISION THAT THE INFORMATION PROVIDED IS ACCURATE AND THAT THE MEASUREMENTS USED ARE ACCURATELY LOCATED IN RELATION TO THE PROPERTY LINES.



DEED BOOK/PAGE 17557/324

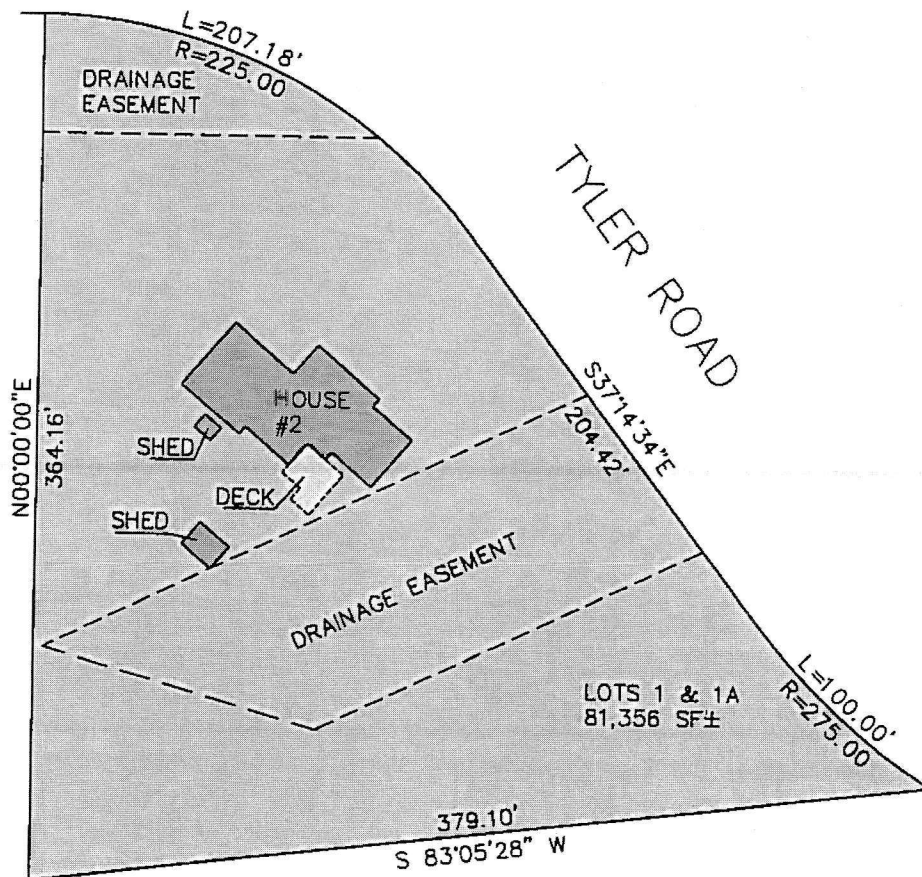
PLAN BOOK/PLAN 917/49

WE CERTIFY THAT THE BUILDING(S) ARE NOT WITHIN THE SPECIAL FLOOD HAZARD AREA. SEE HUD MAP:

862E

DTD 07-04-11

FLOOD HAZARD ZONE HAS BEEN DETERMINED BY SCALE AND IS NOT NECESSARILY ACCURATE. UNTIL DEFINITIVE PLANS ARE ISSUED BY HUD AND/OR A VERTICAL CONTROL SURVEY IS PERFORMED, PRECISE ELEVATIONS CANNOT BE DETERMINED.



REQUESTING OFFICE: ALAVI BRAZA, P.C.
REQUESTED BY:

DRAWN BY: DA
CHECKED BY:

FOR REGISTRY USE ONLY

CURRENT ZONING REQUIREMENTS

DISTRICT	MINIMUM LOT AREA	MINIMUM SETBACK	MAXIMUM HEIGHT OF BUILDING	MAX. % COVERAGE	MINIMUM FLOOR AREA
DISTRICT AR	80,000 SQ. FT.	240 FEET	50 FEET	2 1/2 FEET	30% SQ. FT.

LEGEND

- INDICATES FOUND IRON PIPE
- R INDICATES EXISTING RESIDENCE
- G INDICATES EXISTING GARAGE

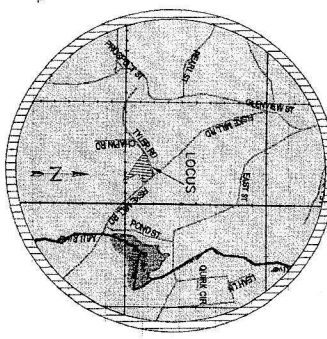
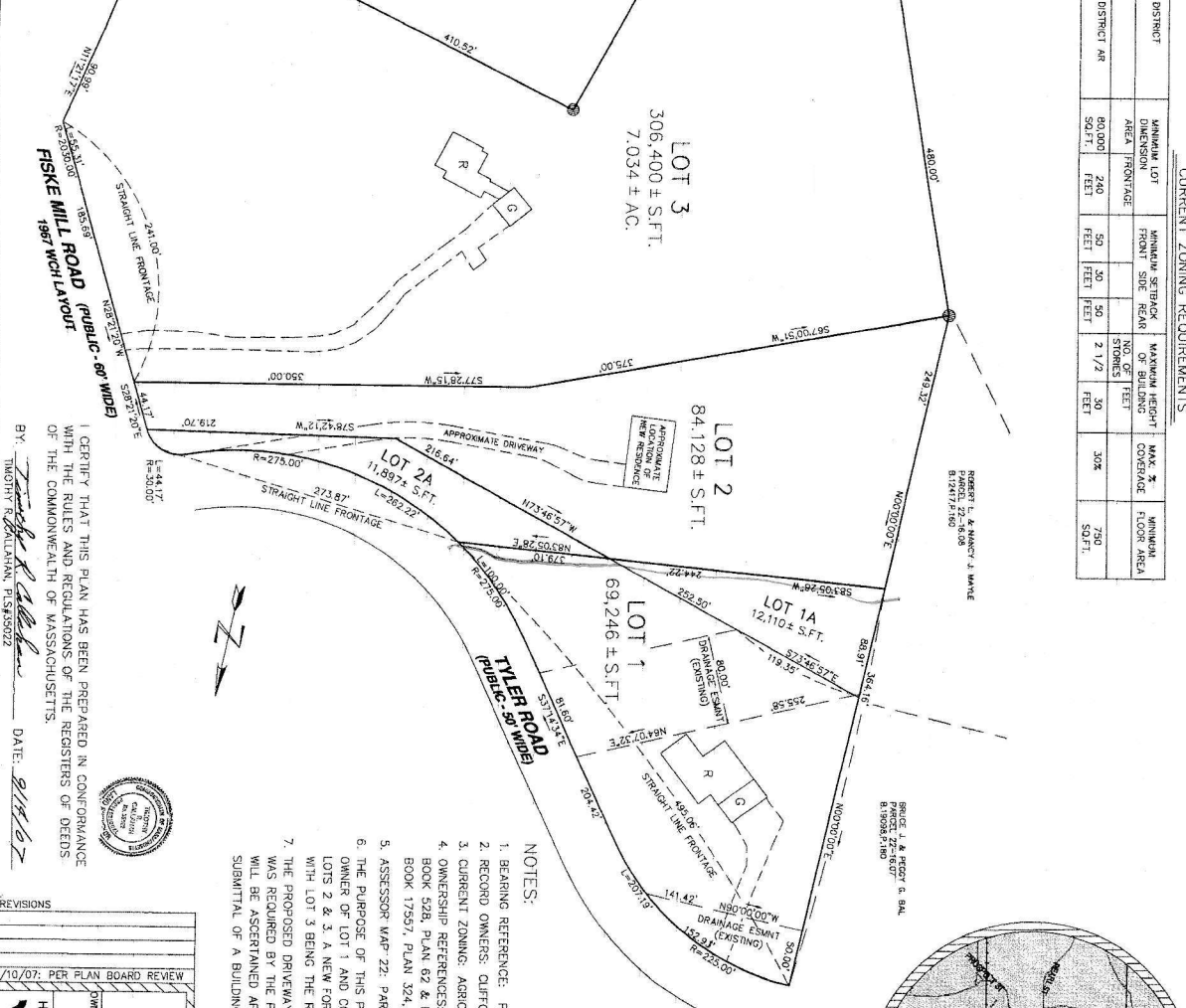
NOTE: APPROVAL OF THIS PLAN BY THE UPTON PLANNING BOARD DOES NOT CONSTITUTE A ZONING DETERMINATION.

APPROVAL UNDER THE SUBDIVISION CONTROL LAW NOT REQUIRED.

UPTON PLANNING BOARD.

[Signature]
T. M. A. L.

DATE: 9/25/07



RESULTING LOT AREAS

LOT 1: 81,356 S.F.
LOT 2: 98,023 S.F.
LOT 3: 306,400 S.F.

- NOTES:**
1. BEARING REFERENCE: PLAN BOOK 549, PLAN 119
 2. RECORD OWNERS: CLIFFORD SANDER & JOHN N. PANDISCIO.
 3. CURRENT ZONING: AGRICULTURAL, RESIDENTIAL.
 4. OWNERSHIP REFERENCES: BOOK 40236, PAGE 371, PLAN BOOK 528, PLAN 62 & PLAN BOOK 549, PLAN 119, BOOK 17557, PLAN 324, PLAN BOOK 572, PLAN 89.
 5. ASSESSOR MAP 22: PARCEL 10 & 11.
 6. THE PURPOSE OF THIS PLAN IS TO CONVEY LOT 1A TO THE OWNER OF LOT 1 AND CONVEY LOT 2A TO THE OWNER OF LOTS 2 & 3. A NEW FORM-A (BIP) LOT IS CREATED AS LOT 2 WITH LOT 3 BEING THE REMAINING LAND OF CLIFFORD SANDER.
 7. THE PROPOSED DRIVEWAY AND RESIDENCE SHOWN ON LOT 2 WILL BE ASCERTAINED AFTER SOIL TESTING AND PRIOR TO SUBMITTAL OF A BUILDING PERMIT.

I CERTIFY THAT THIS PLAN HAS BEEN PREPARED IN CONFORMANCE WITH THE RULES AND REGULATIONS OF THE REGISTERS OF DEEDS OF THE COMMONWEALTH OF MASSACHUSETTS.

BY: *[Signature]* DATE: 9/18/07

TIMOTHY R. CALLAHAN, PLS#5022

REVISIONS

NO.	DATE	DESCRIPTION
1	9/10/07	PER PLAN BOARD REVIEW

PLAN OF LAND ON FISCHE MILL ROAD & TYLER ROAD UPTON, MA

OWNERS: JOHN N. PANDISCIO, CLIFFORD SANDER

HAWK SURVEYING COMPANY DATE: 7/10/07
350 HILL STREET WATINSVILLE, MA 01308
PHONE: (508) 234-3195

SCALE: 1"=50'

