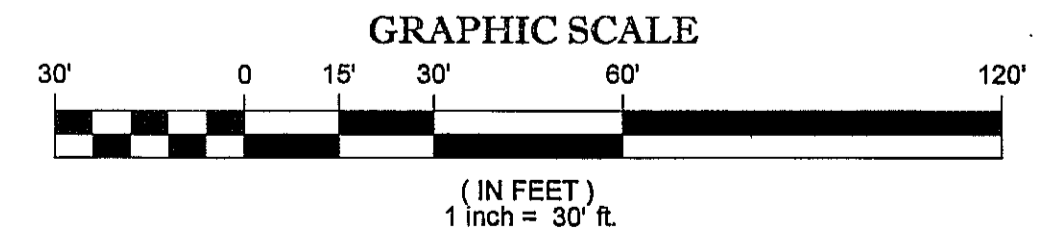


- NOTES:
- PROPERTY KNOWN AS LOT 13 AS SHOWN ON THE TOWN OF HINGHAM, OF PLYMOUTH COUNTY, COMMONWEALTH OF MASSACHUSETTS, MAP NO. 212.
 - AREA = 5.50 ACRES MORE OR LESS
 - LOCATION OF UNDERGROUND UTILITIES ARE APPROXIMATE. LOCATIONS AND SIZES ARE BASED ON UTILITY MARK-OUTS, ABOVE GROUND STRUCTURES THAT WERE VISIBLE & ACCESSIBLE IN THE FIELD, AND THE MAPS AS LISTED IN THE REFERENCES AVAILABLE AT THE TIME OF THE SURVEY. AVAILABLE AS-BUILT PLANS AND UTILITY MARKOUT DOES NOT ENSURE MAPPING OF ALL UNDERGROUND UTILITIES AND STRUCTURES. BEFORE ANY EXCAVATION IS TO BEGIN, ALL UNDERGROUND UTILITIES SHOULD BE VERIFIED AS TO THEIR LOCATION, SIZE AND TYPE BY THE PROPER UTILITY COMPANIES. CONTROL POINT ASSOCIATES, INC. DOES NOT GUARANTEE THE UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA EITHER IN SERVICE OR ABANDONED.
 - THIS PLAN IS BASED ON INFORMATION PROVIDED BY A SURVEY PREPARED IN THE FIELD BY CONTROL POINT ASSOCIATES, INC. AND OTHER REFERENCE MATERIAL AS LISTED HEREON.
 - THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT AND IS SUBJECT TO THE RESTRICTIONS, COVENANTS AND/OR EASEMENTS THAT MAY BE CONTAINED THEREIN.
 - ELEVATIONS REFER TO THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88), BASED ON GPS OBSERVATIONS UTILIZING THE KEYSTONE VRS NETWORK (KEYNETGPS).
 - THE OFFSETS SHOWN ARE NOT TO BE USED FOR THE CONSTRUCTION OF ANY STRUCTURE, FENCE, PERMANENT ADDITION, ETC.

- REFERENCES:
- THE TAX ASSESSOR'S MAP OF 212, TOWN OF HINGHAM, PLYMOUTH COUNTY.
 - MAP ENTITLED "ANR PLAN OF LAND" PREPARED BY CHA, DATED 7-31-2018 AND RECORDED AT THE PLYMOUTH COUNTY REGISTRY OF DEEDS IN PLAN BOOK 82, PLAN 848.
 - SITE DEVELOPMENT PLANS ON AUTOCAD FORMAT PROVIDED BY CLIENT.

LEGEND

---	EXISTING CONTOUR
x 123.45	EXISTING SPOT ELEVATION
x TO 123.45	EXISTING TOP OF CURB ELEVATION
x G 122.55	EXISTING GUTTER ELEVATION
x W 123.45	EXISTING TOP OF WALL ELEVATION
x BW 122.55	EXISTING BOTTOM OF WALL ELEVATION
x FF 123.45	EXISTING FINISHED FLOOR ELEVATION
○	HYDRANT
○	WATER VALVE
OH	OVERHEAD WIRES
—G—	APPROX. LOC. UNDERGROUND GAS LINE
—E—	APPROX. LOC. UNDERGROUND ELECTRIC LINE
—W—	APPROX. LOC. UNDERGROUND WATER LINE
UP /	UTILITY POLE
GW	GUY WIRE
□	AREA LIGHT
C/O	CLEAN OUT
—	SIGN
•	BOLLARD
Po	POST
→	PAINTED ARROWS
CLF	CHAIN LINK FENCE
DC	DEPRESSED CURB
EDC	EDGE OF CONCRETE
EOP	EDGE OF PAVEMENT
GL	GUTTER LINE
LSA	LANDSCAPED AREA
MC	METAL COVER
(TYP)	TYPICAL
DMH	DRAINAGE/STORM MANHOLE
SMH	SANITARY/SEWER MANHOLE
MH	UNKNOWN MANHOLE
WMH	WATER MANHOLE
CB	CATCH BASIN OR INLET
▲	PARKING SPACE COUNT
[115.1]	BUILDING DIMENSION



THIS SURVEY HAS BEEN PERFORMED IN THE FIELD UNDER MY SUPERVISION, AND TO THE BEST OF MY KNOWLEDGE, BELIEF, AND INFORMATION, THIS SURVEY HAS BEEN PERFORMED IN ACCORDANCE WITH CURRENTLY ACCEPTED ACCURACY STANDARDS.

NOT A VALID ORIGINAL DOCUMENT UNLESS EMBOSSED WITH RAISED IMPRESSION OR STAMPED WITH A BLUE INK SEAL.

GERRY L. HOLDRIGHT, PLS
MASSACHUSETTS PROFESSIONAL LAND SURVEYOR #48211

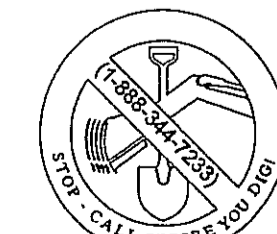


FIELD DATE	5-14-19
FIELD BOOK NO.	19-9
FIELD BOOK PG.	67
FIELD CREW	BSB
DRAWN	PRIMA
REVIEWED	D.J.M.
APPROVED	G.L.H.
DATE	5-17-19
SCALE	1"=30'
FILE NO.	03-180325-01
DWG. NO.	1 OF 1

RECORD SURVEY
MDC-ABINGTON STREET LLC
73 ABINGTON STREET
MAP 212, LOT 13
TOWN OF HINGHAM, PLYMOUTH COUNTY
COMMONWEALTH OF MASSACHUSETTS

CONTROL POINT ASSOCIATES, INC.
352 TURNPIKE ROAD
SOUTHBOROUGH, MA 01772
508.948.3000 - 508.948.3003 FAX

MAP 211, LOT 3
N/F LANDS OF
CHRISTOPHER AUGHIE
BK. 49679, PG. 327



THE COMMONWEALTH OF MASSACHUSETTS REQUIRES NOTIFICATION BY EXCAVATORS, DESIGNERS, OR ANY PERSON PREPARING TO DISTURB THE EARTH'S SURFACE ANYWHERE IN THE COMMONWEALTH.

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ABINGTON STREET
(40' WIDE ROW)
TWO WAY TRAFFIC
(ASPHALT ROADWAY)

MAP 213, LOT 30
N/F LANDS OF
SOUTH SHORE INDUSTRIAL PARK TRUST
BK. 15247, PG. 148

MAP 213, LOT 30
N/F LANDS OF
SOUTH SHORE INDUSTRIAL PARK TRUST
BK. 15247, PG. 148

MAP 211, LOT 1
N/F LANDS OF
MDC PROPERTIES - ABINGTON STREET LLC
BK. 47538, PG. 288

MAP 212, LOT 13
N/F LANDS OF
MDC PROPERTIES - ABINGTON ST, LLC
BK. 47538, PG. 288