

PLAN REFERENCES:

- "SECOND AMENDED FINAL SUBDIVISION PLAN", TIDEWATER FARM, FALMOUTH, MAINE, RECORD OWNER: TIDEWATER LLC, SHEET 4, REVISION 11, PREPARED BY FAY, SPOFFORD & THORNDIKE, INC. AND RECORDED IN C.C.R.D. PLAN BK. 214, PG. 422 ON OCTOBER 20, 2014.
- "SECOND AMENDED FINAL SUBDIVISION PLAN", TIDEWATER FARM, FALMOUTH, MAINE, RECORD OWNER: TIDEWATER LLC, SHEET 4, REVISION 10, PREPARED BY FAY, SPOFFORD & THORNDIKE, INC. AND RECORDED IN C.C.R.D. PLAN BK. 214, PG. 63 ON MARCH 07, 2014.
- "FINAL SUBDIVISION PLAN", TIDEWATER VILLAGE, FALMOUTH, MAINE, RECORD OWNER: EMERY-WATERHOUSE COMPANY, SHEET 5, PREPARED BY DeLUCA-HOFFMAN ASSOCIATES, INC. AND RECORDED IN C.C.R.D. PLAN BK. 206, PG. 751 ON NOVEMBER 20, 2006.
- "FINAL SUBDIVISION PLAN", TIDEWATER FARM, FALMOUTH, MAINE, RECORD OWNER: TIDEWATER L.L.C., SHEET 4, PREPARED BY DeLUCA-HOFFMAN ASSOCIATES, INC. AND RECORDED IN C.C.R.D. PLAN BK. 205, PG. 638 ON OCTOBER 24, 2005.

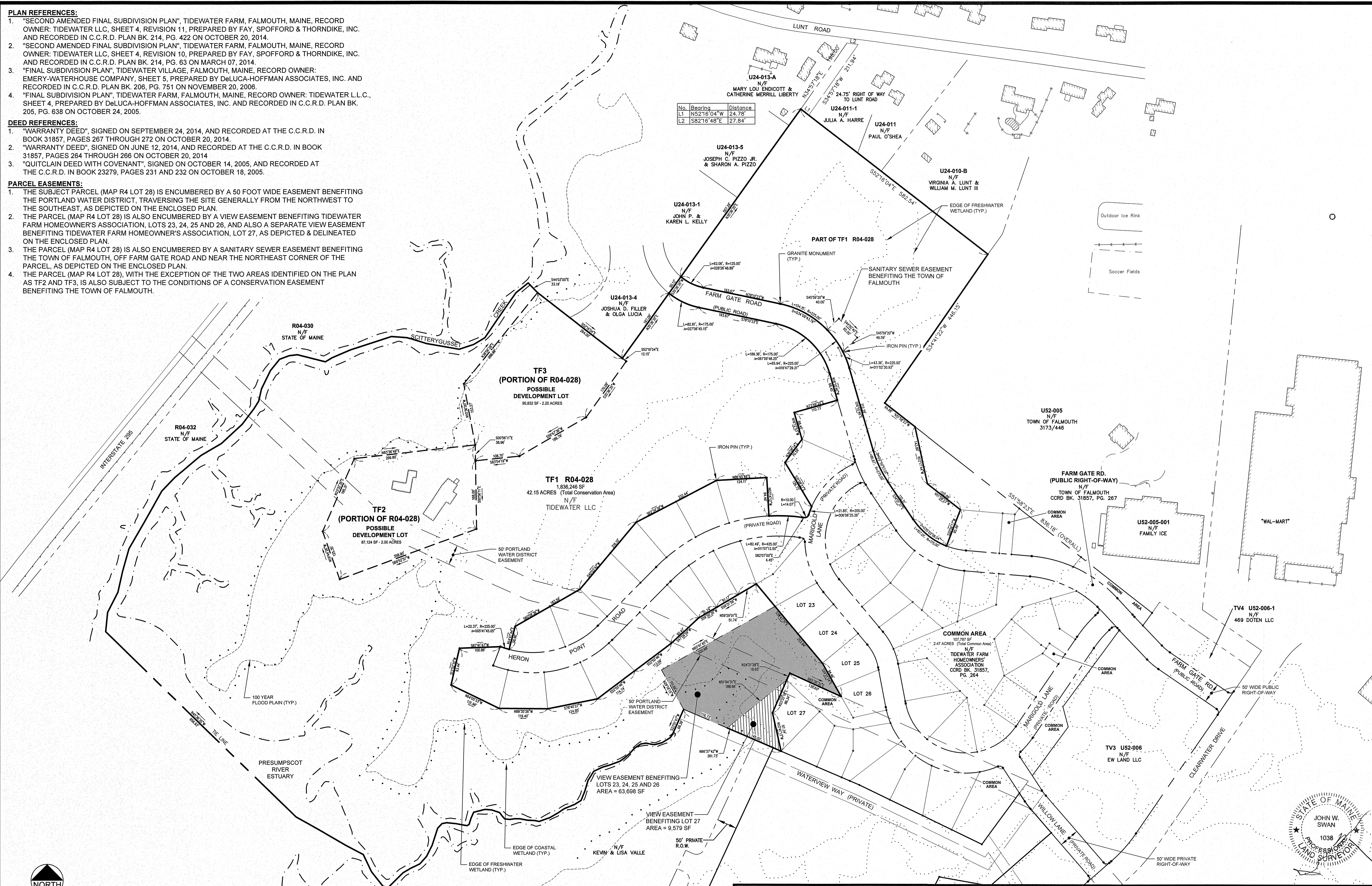
DEED REFERENCES:

- "WARRANTY DEED", SIGNED ON SEPTEMBER 24, 2014, AND RECORDED AT THE C.C.R.D. IN BOOK 31857, PAGES 267 THROUGH 272 ON OCTOBER 20, 2014.
- "WARRANTY DEED", SIGNED ON JUNE 12, 2014, AND RECORDED AT THE C.C.R.D. IN BOOK 31857, PAGES 264 THROUGH 266 ON OCTOBER 20, 2014.
- "QUITCLAIM DEED WITH COVENANT", SIGNED ON OCTOBER 14, 2005, AND RECORDED AT THE C.C.R.D. IN BOOK 23279, PAGES 231 AND 232 ON OCTOBER 18, 2005.

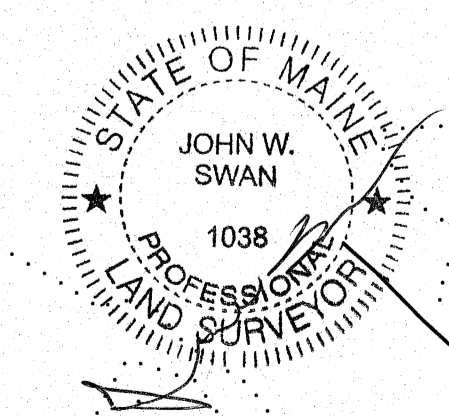
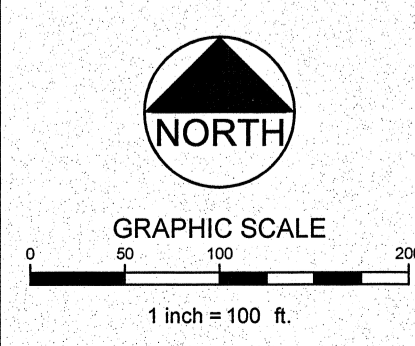
PARCEL EASEMENTS:

- THE SUBJECT PARCEL (MAP R4 LOT 28) IS ENCUMBERED BY A 50 FOOT WIDE EASEMENT BENEFITING THE PORTLAND WATER DISTRICT, TRAVERSING THE SITE GENERALLY FROM THE NORTHWEST TO THE SOUTHEAST, AS DEPICTED ON THE ENCLOSED PLAN.
- THE PARCEL (MAP R4 LOT 28) IS ALSO ENCUMBERED BY A VIEW EASEMENT BENEFITING TIDEWATER FARM HOMEOWNER'S ASSOCIATION, LOTS 23, 24, 25 AND 26, AND ALSO A SEPARATE VIEW EASEMENT BENEFITING TIDEWATER FARM HOMEOWNER'S ASSOCIATION, LOT 27, AS DEPICTED & DELINEATED ON THE ENCLOSED PLAN.
- THE PARCEL (MAP R4 LOT 28) IS ALSO ENCUMBERED BY A SANITARY SEWER EASEMENT BENEFITING THE TOWN OF FALMOUTH, OFF FARM GATE ROAD AND NEAR THE NORTHEAST CORNER OF THE PARCEL, AS DEPICTED ON THE ENCLOSED PLAN.
- THE PARCEL (MAP R4 LOT 28), WITH THE EXCEPTION OF THE TWO AREAS IDENTIFIED ON THE PLAN AS TF2 AND TF3, IS ALSO SUBJECT TO THE CONDITIONS OF A CONSERVATION EASEMENT BENEFITING THE TOWN OF FALMOUTH.

No.	Bearing	Distance
L1	N52°16'04"W	24.75'
L2	S82°16'48"E	27.84'



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	Stantec 482 Payne Road Scarborough Court Scarborough, Maine 04074-8929 Tel. 207.883.3355 www.stantec.com	Copyright Reserved The Contractor shall verify and be responsible for all dimensions. DO NOT scale the drawing - any errors or omissions shall be reported to Stantec without delay. The Copyrights to all designs and drawings are the property of Stantec. Reproduction or use for any purpose other than that authorized by Stantec is forbidden.	Client/Project TIDEWATER LLC FALMOUTH, MAINE	Title TIDEWATER FARM OPEN SPACE PARCEL LAND TRANSFER
	File Name: 0008_Surveyor_base_anthills CDD: SWR SIB: SWR SIB: SWR DATE: 12/19/18	DWN: SWR CHKD: SWR DSGN: SWR	Figure No. EXHIBIT 1	