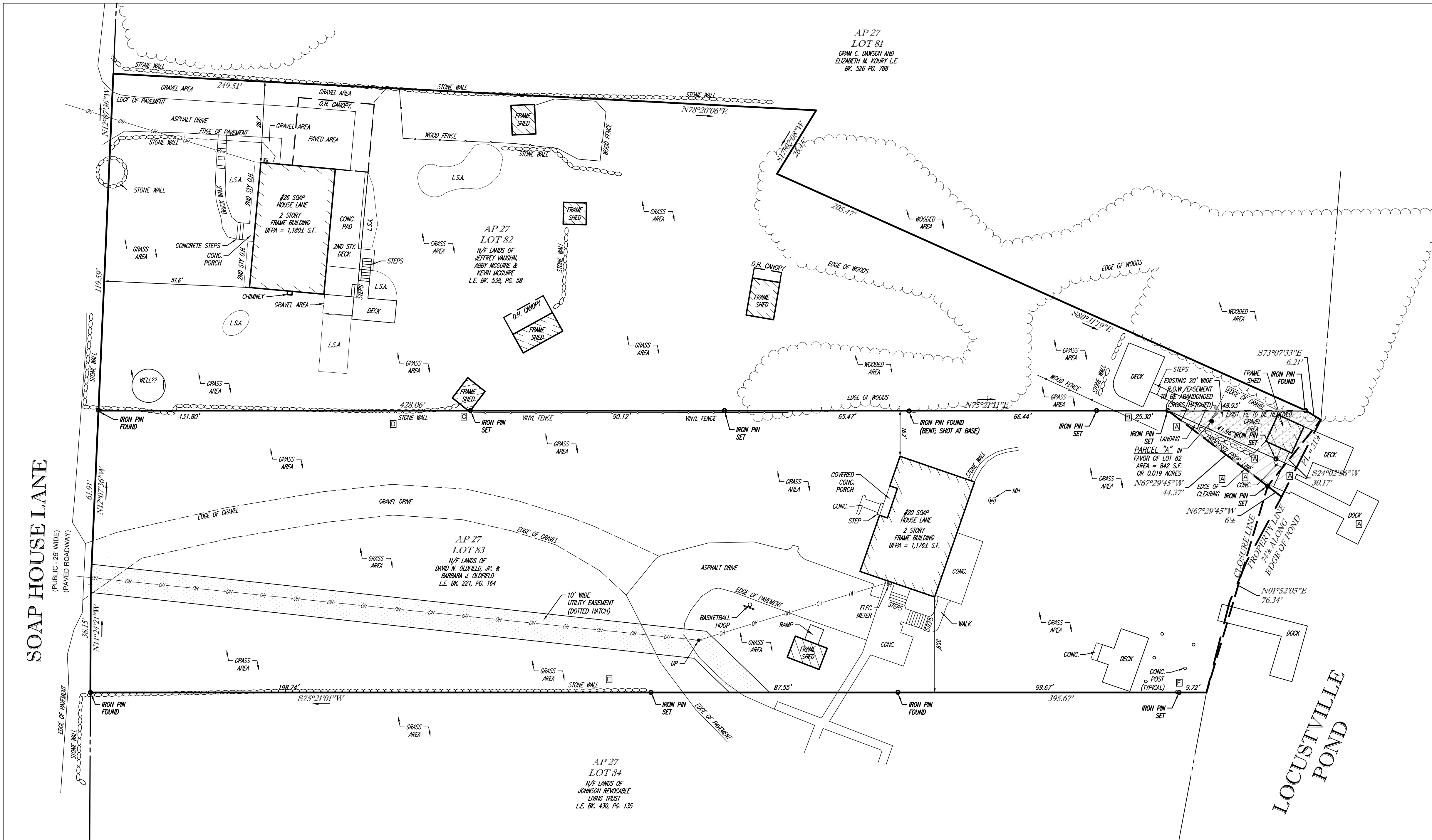
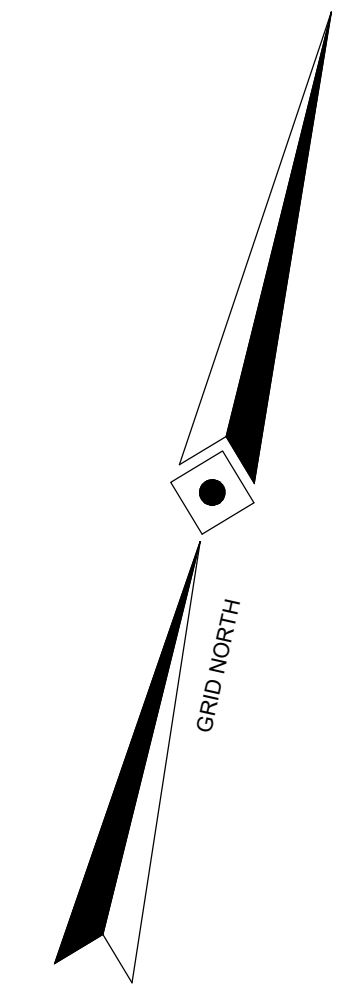


LOCUS MAP
© 2018 ESRI WORLD STREET MAPS



NOTES:

- PROPERTY KNOWN AS LOTS 82 & 83 ON THE TOWN OF HOPKINTON, WASHINGTON COUNTY, STATE OF RHODE ISLAND TAX ASSESSORS MAP NO. 27.
- EXISTING AREA LOT 83 = 41,270 SQUARE FEET OR 0.947 ACRES.
EXISTING AREA LOT 82 = 35,016 SQUARE FEET OR 0.804 ACRES.
PROPOSED AREA LOT 83 (MINUS PARCEL "A") = 40,428 SQUARE FEET OR 0.928 ACRES
PROPOSED AREA LOT 82 (PLUS PARCEL "A") = 35,858 SQUARE FEET OR 0.823 ACRES
- UNDERGROUND UTILITIES HAVE NOT BEEN SHOWN. BEFORE ANY SITE EVALUATION, PREPARATION OF DESIGN DOCUMENTS OR EXCAVATION IS TO BEGIN, THE LOCATION OF UNDERGROUND UTILITIES SHOULD BE VERIFIED BY THE PROPER UTILITY COMPANIES.
- THIS PLAN IS BASED ON INFORMATION PROVIDED BY A SURVEY PREPARED IN THE FIELD BY SARDELLI SURVEY, LLC 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.
- BY GRAPHIC PLOTTING ONLY PROPERTY IS PARTIALLY LOCATED IN FLOOD HAZARD ZONE X (AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN) AND PARTIALLY LOCATED IN FLOOD HAZARD ZONE A (SPECIAL FLOOD HAZARD AREA, BASE FLOOD ELEVATION NOT DETERMINED) PER REF. #2.
- ELEVATIONS HAVE NOT BEEN SHOWN, PER CONTRACTUAL AGREEMENT WITH CLIENT.
- 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 THE TOWN OF HOPKINTON, WASHINGTON COUNTY, STATE OF RHODE ISLAND, SHEET #27.
- MAPS ENTITLED "NATIONAL FLOOD INSURANCE PROGRAM, FIRM, FLOOD INSURANCE RATE MAP, WASHINGTON COUNTY, RHODE ISLAND (ALL JURISDICTIONS), PANEL 64," MAP NUMBER 44009006H, EFFECTIVE DATE: OCTOBER 19, 2010 AND "NATIONAL FLOOD INSURANCE PROGRAM, FIRM, FLOOD INSURANCE RATE MAP, WASHINGTON COUNTY, RHODE ISLAND (ALL JURISDICTIONS), PANEL 65," MAP NUMBER 44009006H, EFFECTIVE DATE: OCTOBER 19, 2010.
- MAP ENTITLED "PLAN OF LAND, PREPARED FOR DAVID & BARBARA OLDFIELD, ASSESSORS PLAT 27, LOT #83, SOAP HOUSE LANE, HOPE VALLEY, RHODE ISLAND," PREPARED BY RICHARD GREENE & ASSOCIATES, INC., DATED MARCH 16, 1993, FILED IN THE TOWN OF HOPKINTON AS PLAT BOOK 8, PAGE 21.
- MAP ENTITLED "PLAN OF LAND, PREPARED FOR ELWOOD M. & CYNTHIA G. JOHNSON, ASSESSORS PLAT 27, LOT #84 & 85, SOAP HOUSE LANE, HOPE VALLEY, RHODE ISLAND," PREPARED BY RICHARD GREENE & ASSOCIATES, INC., DATED MARCH 23, 1993, FILED IN THE TOWN OF HOPKINTON AS PLAT BOOK 10, PAGE 45.
- MAP ENTITLED "ADMINISTRATIVE SUBDIVISION, PREPARED FOR ELWOOD M., SR. & CYNTHIA G. JOHNSON & JEFFREY VAUGHN, ASSESSORS PLAT 27, LOTS 81 & 82, SOAP HOUSE LANE, HOPE VALLEY, RHODE ISLAND," PREPARED BY RICHARD A. GREENE & ASSOCIATES, INC., DATED MAY 5, 2006, FILED IN THE TOWN OF HOPKINTON AS PLAT BOOK 13, PAGE 22.
- MAP ENTITLED "BOUNDARY & LOCATION SURVEY, DAVID OLDFIELD, 20 SOAP HOUSE LANE, A.P. 27, LOT 83, TOWN OF HOPKINTON, WASHINGTON COUNTY, RHODE ISLAND," PREPARED BY SARDELLI SURVEY, LLC, DATED APRIL 22, 2019, UNRECORDED PLAN.

TABLE OF APPARENT ENCROACHMENTS

- ☐ DOCK, CONC., STONE WALL, CLEARING, STEPS, LANDING & GRAVEL AREA ON THE EASTERLY SIDE OF LOT 82; AFFECTS SUBJECT PARCEL.
- ☐ WOOD FENCE ON THE EASTERLY SIDE OF LOT 82; AFFECTS SUBJECT PARCEL.
- ☐ FRAME SHED ON THE SOUTHERLY SIDE OF LOT 82; AFFECTS SUBJECT PARCEL.
- ☐ STONE WALL ON THE SOUTHERLY SIDE OF LOT 82; AFFECTS SUBJECT PARCEL.
- ☐ STONE WALL ON THE NORTHERLY SIDE OF LOT 84; AFFECTS SUBJECT PARCEL.
- ☐ CONC. POST ON THE NORTHERLY SIDE OF LOT 84; AFFECTS LOT 84.

STREET INDEX:
1) SOAP HOUSE LANE

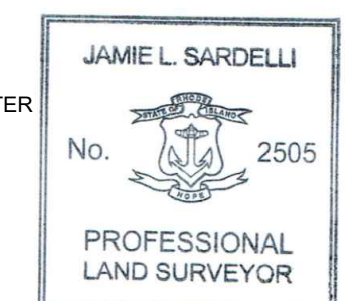
THE PURPOSE OF THIS SURVEY IS TO SHOW THE EXISTING SITE FEATURES RELATIVE TO THE PROPOSED PROPERTY BOUNDARY LINES.

THIS SURVEY HAS BEEN CONDUCTED AND THE PLAN HAS BEEN PREPARED PURSUANT TO 435-RIGR-00-01-19 OF THE RULES AND REGULATIONS ADOPTED BY THE RHODE ISLAND BOARD OF REGISTRATION FOR PROFESSIONAL LAND SURVEYORS ON OR AFTER NOVEMBER 25, 2015.

COMPREHENSIVE BOUNDARY SURVEY
HORIZONTAL ACCURACY, CLASS I (1:10,000)
VERTICAL ACCURACY: NONE (SEE NOTE #7)

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

JAMIE L. SARDELLI
PROFESSIONAL LAND SURVEYOR #2505, COA #710



FIELD DATE
2-27-19
3-11-20
FIELD BOOK NO
-
FIELD BOOK PG
-

ADMINISTRATIVE SUBDIVISION
DAVID OLDFIELD
20 & 26 SOAP HOUSE LANE
A.P. 27, LOT 82 & 83
TOWN OF HOPKINTON, WASHINGTON COUNTY
STATE OF RHODE ISLAND

Sardelli Survey, LLC
& Environmental Services
WWW.SARDELLISURVEY.COM
MAILING: P.O. BOX 1017
WESTERLY, RI 02893
PHYSICAL: 23 PIERCE STREET
WESTERLY, RI 02893
OFFICE: (401) 837-3364

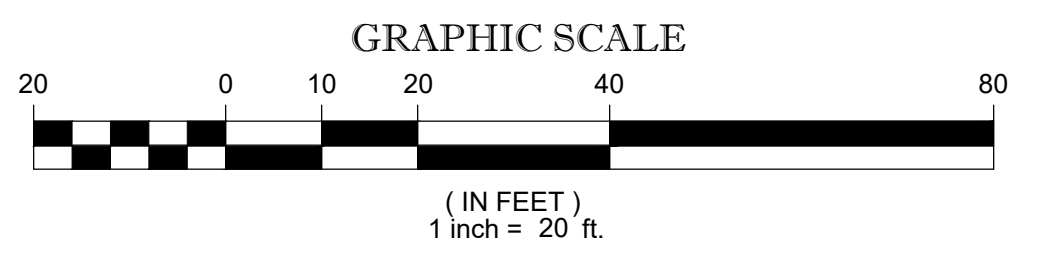
FIELD CREW
J.L.S.
DRAWN:
J.L.S.
N.C.C.

APPROVED: J.L.S. DATE: 6-22-20 SCALE: 1"=20' FILE NO: SS19002 DWG. NO: 1 OF 1

MEANDER NOTE:
STONE WALLS MEANDER, PROPERTY LIMITS DISPLAYED ARE THE BEST FIT BASED ON RECORDED PLANS AND DEEDS. THE ACTUAL CENTERLINE OF THE STONE WALLS ARE THE PROPERTY LIMITS UNLESS NOTED OTHERWISE. LINENWORK IS NOT A COMPLETELY PRECISE LIMIT IN CASES WHERE WALLS MEANDER FROM THE CENTERLINE.

LEGEND

EM	ELECTRIC METER
OH	OVERHEAD WIRES
UP #	UTILITY POLE
MH	UNKNOWN MANHOLE
O.H.	OVERHEAD
L.E. BK.	LAND EVIDENCE BOOK
PG.	PAGE
L.S.A.	LANDSCAPED AREA
CONC.	CONCRETE
B.F.P.A.	BUILDING FOOTPRINT AREA
S.F.	SQUARE FEET
1.0'	OFFSET OF STRUCTURE AT GROUND LEVEL RELATIVE TO PROPERTY LINE



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

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