

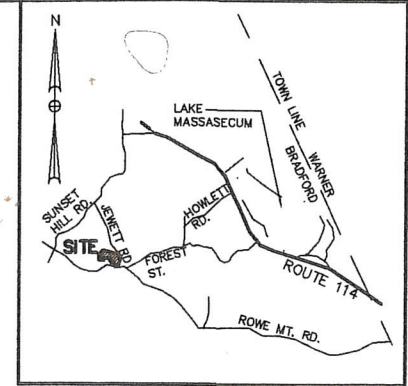
PLAN REFERENCE

1. "SUBDIVISION PLAN OF CHARLES & SUZANNE BURGESS, BRADFORD, NH"; DATED JULY 1977; PREPARED BY KEAR-WOOD INC.; PLAN NO. 4863 M.C.R.D.

SOIL INFORMATION

TEST PIT 1
JUNE 4, 2020
0-10" 10YR 3/6 DARK YELLOWISH BROWN SANDY LOAM
10-19" 7.5YR 4/6 STRONG BROWN SANDY LOAM
19"-28" 2.5 Y 6/8 OLIVE YELLOW SANDY LOAM
28"-66" 5Y 6/3 PALE OLIVE SILT LOAM

REDDISH BROWN MOTTLING AT 28"+
NO WATER OBS., NO REFUSAL
ROOTS TO 30". ESHWT: 28"
PERC RATE: 10 MIN./IN. @ 20"



LOCATION MAP

MAP 10 LOT 4
RICHARD ASTHALTER & NANCY MERRITT
C/O SULLIVAN & CROMWELL
125 BROAD ST.
NEW YORK, NY 10004
VOL. 1374 PAGE 905

MAP 10 LOT 4
RICHARD ASTHALTER & NANCY MERRITT
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MAP 6 LOT 97
ROBERT FRIEDMAN
CHERYL COMBEST
411 EAST UTSALADY ROAD
CAMANO ISLAND, WA 98292

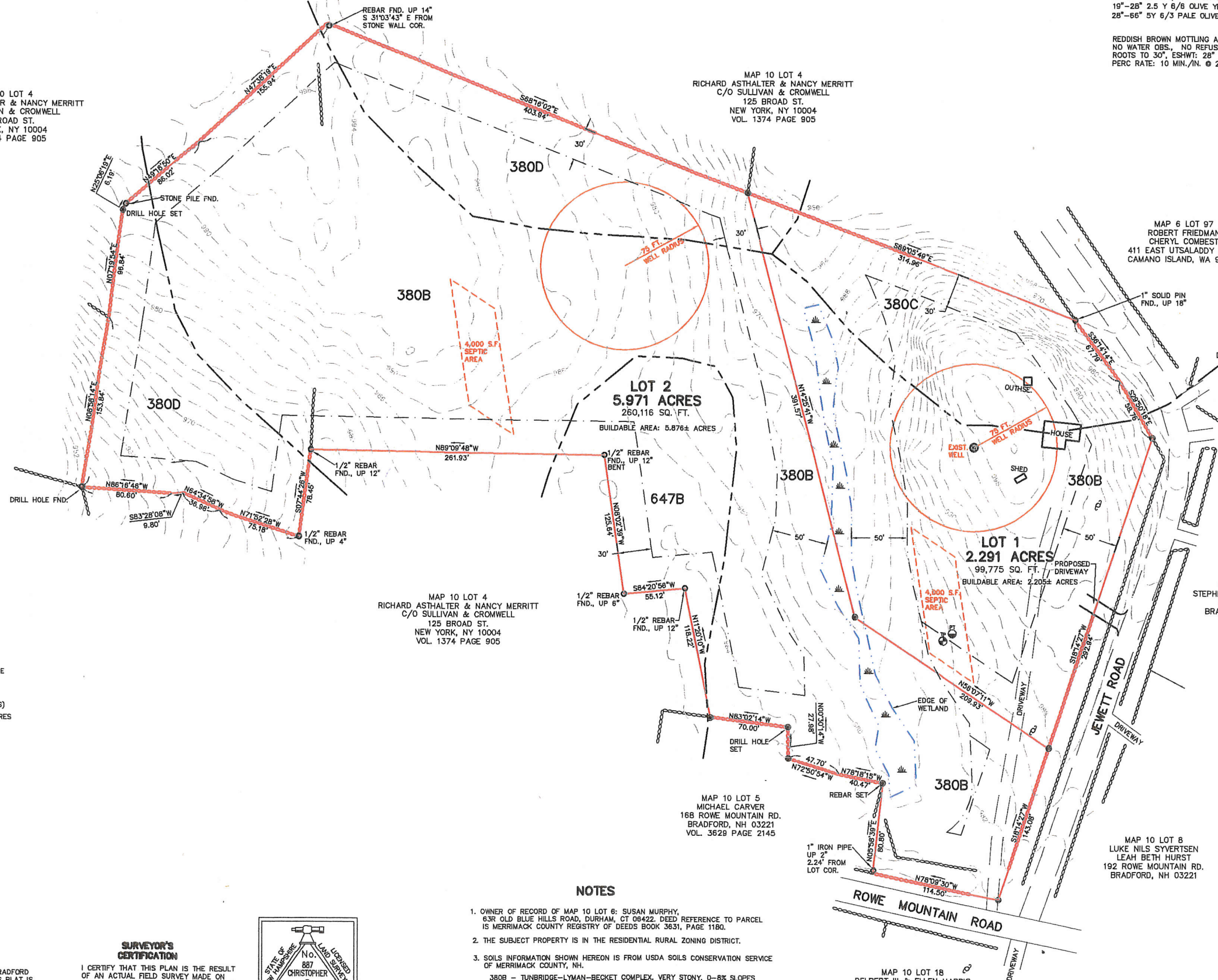
MAP 10 LOT 9
THE ENGLISH FAMILY TRUST
DAVID W. ENGLISH, TRUSTEE
29 TILTON ST.
NASHUA, NH 03063

MAP 10 LOT 7
STEPHEN & JULIE LEONARD
15 JEWETT RD.
BRADFORD, NH 03221

MAP 10 LOT 8
LUKE NILS SYVERTSEN
LEAH BETH HURST
192 ROWE MOUNTAIN RD.
BRADFORD, NH 03221

MAP 10 LOT 5
MICHAEL CARVER
168 ROWE MOUNTAIN RD.
BRADFORD, NH 03221
VOL. 3529 PAGE 2145

MAP 10 LOT 4
RICHARD ASTHALTER & NANCY MERRITT
C/O SULLIVAN & CROMWELL
125 BROAD ST.
NEW YORK, NY 10004
VOL. 1374 PAGE 905



LEGEND

- IRON PIN FOUND
- IRON PIN SET
- STONE WALL
- UTILITY POLE
- TEST PIT
- WELL
- WETLAND BOUNDARY
- WETLAND SYMBOL
- SOILS BOUNDARY
- SETBACK LINE

GRAPHIC SCALE



(IN FEET)
1 inch = 50 ft.

NHDES LOT SIZING

LOT 1: LOADING: 4 B.R. = 600 GPD
GROUP 4 SOIL FACTOR: 1.73
MIN. LOT SIZE=600/2000 X 1.73=0.52 ACRE
AREA PROVIDED: 99,775 S.F.
MINUS 3,727 S.F. (WETLANDS)
MINUS 17,871 S.F. (WELL RADIUS)
78,377 S.F. OR 1.799 ACRES

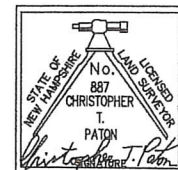
BRADFORD PLANNING BOARD APPROVAL

DATED: _____

CHAIRPERSON: _____

SURVEYOR'S CERTIFICATION

I CERTIFY THAT THIS PLAN IS THE RESULT OF AN ACTUAL FIELD SURVEY MADE ON THE GROUND AND HAS A MAXIMUM ERROR OF CLOSURE OF ONE PART IN TEN THOUSAND ON ALL PROPERTY LINES WITHIN AND BORDERING THE SUBJECT PROPERTY.



NOTES

1. OWNER OF RECORD OF MAP 10 LOT 6: SUSAN MURPHY, 63R OLD BLUE HILLS ROAD, DURHAM, CT 06422. DEED REFERENCE TO PARCEL IS MERRIMACK COUNTY REGISTRY OF DEEDS BOOK 3631, PAGE 1180.
2. THE SUBJECT PROPERTY IS IN THE RESIDENTIAL RURAL ZONING DISTRICT.
3. SOILS INFORMATION SHOWN HEREON IS FROM USDA SOILS CONSERVATION SERVICE OF MERRIMACK COUNTY, NH.
380B - TUNBRIDGE-LYMAN-BECKET COMPLEX, VERY STONY, 0-8% SLOPES
380C - TUNBRIDGE-LYMAN-BECKET COMPLEX, VERY STONY, 8-15% SLOPES
380D - TUNBRIDGE-LYMAN-BECKET COMPLEX, VERY STONY, 15-25% SLOPES
647B - PILLSBURY FINE SANDY LOAM, VERY STONY, 0-8% SLOPES
4. WETLANDS HAVE BEEN DELINEATED BY ROBERT STEWART, C.W.S. IN JUNE 2020.

THE SUBDIVISION REGULATIONS OF THE TOWN OF BRADFORD ARE A PART OF THIS PLAN AND APPROVAL OF THIS PLAN IS CONTINGENT ON COMPLETION OF ALL THE REQUIREMENTS OF SAID SUBDIVISION REGULATIONS EXCEPTING ONLY ANY VARIANCES OR MODIFICATIONS MADE IN WRITING BY THE BOARD AND ATTACHED HERETO.

SUBDIVISION PLAN OF LAND
SUSAN MURPHY
MAP 10 LOT 6
ROWE MOUNTAIN ROAD & JEWETT ROAD,
BRADFORD, NEW HAMPSHIRE

PREPARED BY
PATON LAND SURVEYING, LLC

150 SOUTH RIDGE ST., SPRINGFIELD, VERMONT

DATE: JULY 22, 2020 SCALE: 1"=50'

DRAWN BY CTP CK'D BY CTP

SURVEYED BY: TR & JR

PROJ. NO. 2020-286-02