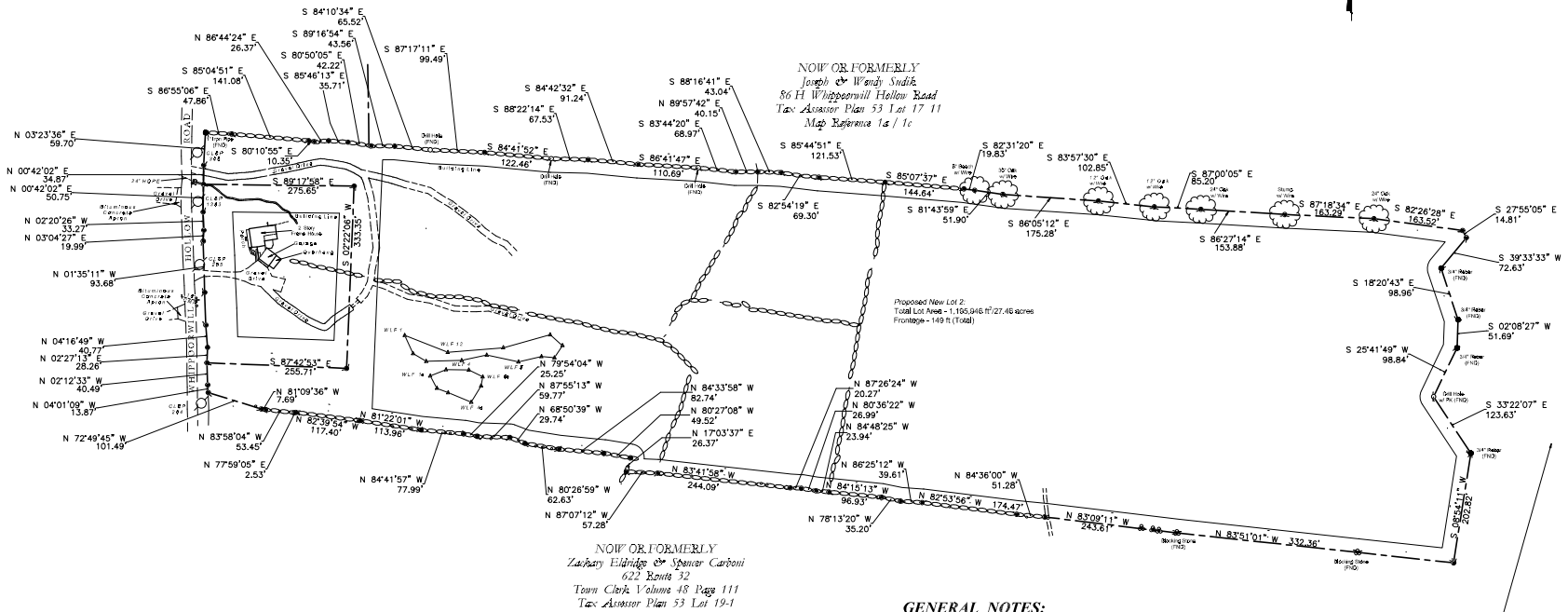


LEGEND

These standard symbols might be found in the drawing

- CONC. Concrete
- BIT. Bituminous
- UP Utility Pole
- WV Water Valve
- GV Gas Valve
- Boundary Line
- Edge of Road / Drive
- Stone Wall
- Catch Basin
- Sewer Manhole
- S/I/S Iron Pin Set
- D.H.F. Drill Hole Found
- D.H.S. Drill Hole Set
- W.L.F. Wetland Flag
- G.S. Granite Marker
- EX. CONC. M.N. Existing Concrete Monument
- To Be Set
- V.F. Vandal Fence

NOW OR FORMERLY
Boris S. Anderson, Trustee
78 Whippoorwill Hollow Road
Town Clerk Volume 40 Page 70
Tax Assessor Plan 53 Lot 17-2



GENERAL NOTES:

- 1) Reference is made to the following plans:
 - a) Plan filed for Joseph Smith Showing Land on Avery Mountain Off Whippoorwill Hollow Road and Route 207, Franklin, Connecticut, Scale: 1"=100', Dated: 19 March 1999, Revised: July 31, 1999, Plan surveyed and mapped by King & Mulren, Plan filed on the Franklin Land Records as Map 397.
 - b) Property Survey, Land of George B. Armstrong & wife S. Armstrong, 2nd, Franklin Tax Map 19 - Lot 15, Under The Mountain Road, Franklin, Connecticut, Prepared For The Department Of Environmental Protection, State Of Connecticut, Scale: 1"=100', Dated: January 2008, Plan surveyed and mapped by URS, Plan filed on the Franklin Land Records as Map 969.
 - c) Lot Line Revision Plan, Property of Joseph & Wendy Svok, Whippoorwill Hollow Road Franklin, Connecticut, Scale: 1"=100', July 1, 2011, Plan surveyed and mapped by Molloy Associates, Plan filed on the Franklin Land Records as Map 1036.
- 2) North orientation is based on a GPS / RTK observation in April 2024 utilizing the Acorn Network.
- 3) Reference is made to Franklin Town Clerk Volume 314 Page 66; Town Clerk Volume 633 Page 62 for the subject property.
- 4) The word curbs as used is understood to be an expression of professional opinion by the surveyor. It is a discretionary statement which is based on the surveyor's best knowledge, information and belief. Its such it constitutes neither a guarantee nor warranty, expressed or implied, or any information contained herein.
- 5) Not all underground utilities may be shown on the plan. Call before you dig (CBYD) is recommended prior to any construction.
- 6) The removal or destruction of survey monumentation, whether set or found, as shown on this survey plan may be subject to Connecticut Statute 47-34g.
- 7) Septic tank and leaching field taken from As-Built, dated 01/20/11 from Worthworth Septic Service, LLC. As-Built and other documentation of the existing septic system provided by the Lincoln Health District.

NOW OR FORMERLY
State of Connecticut
Under The Mountain Road
Town Clerk Volume 81 Page 38
Tax Assessor Plan 53 Lot 19-15
Map Reference 1b

SURVEY NOTES:

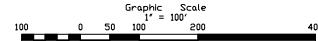
1. This survey has been prepared in accordance with "The Standards and Suggested Methods and Procedures for Surveys and Maps in the State of Connecticut" Prepared and Adopted by the Connecticut Association of Land Surveyors, Inc. on August 25, 2015. This survey type is a PERIMETER SURVEY based on a RESURVEY in General Note 1. This plan is intended to show PROPERTY SPLIT.
2. This survey conforms to Class A-2 / T-2.

To the best of my knowledge and belief this map is substantially correct as noted thereon.

Brian D. Florek L.S. CFS
JUNE 9, 2025

Brian D. Florek, L.S., CFS #70155 / NCS-006
Managing Member, Florek Surveying, LLC
239 Shore Road, Waterford, CT 06081
Waterford@floreksurveyingllc.com 860.271.6666

Not Valid
Without
Signature Over
Embossed Seal



Florek
Surveying, LLC



239 Shore Road
Waterford, CT 06085
(860) 271.6606
Bflorek@floreksurveyingllc.com



REVISION	DATE	BY

PERIMETER SURVEY
SHOWING PROPERTY SPLIT OF
COLTEN L. RAY & APRIL L. PICHE-RIENDEAU
66 WHIPPOORWILL HOLLOW ROAD
FRANKLIN, CONNECTICUT

SHEET No:	1
OF	1
SCALE:	1" = 100'
DATE:	JUNE 9, 2025
PROJECT NO:	24-13
TITLE:	24-13_253_66Whippoornill_025Sept
DRAWN BY:	BDF
CHECKED BY:	BDF