THIS IS AN ORIGINAL INK DRAWING – NOT A REPRODUCTION

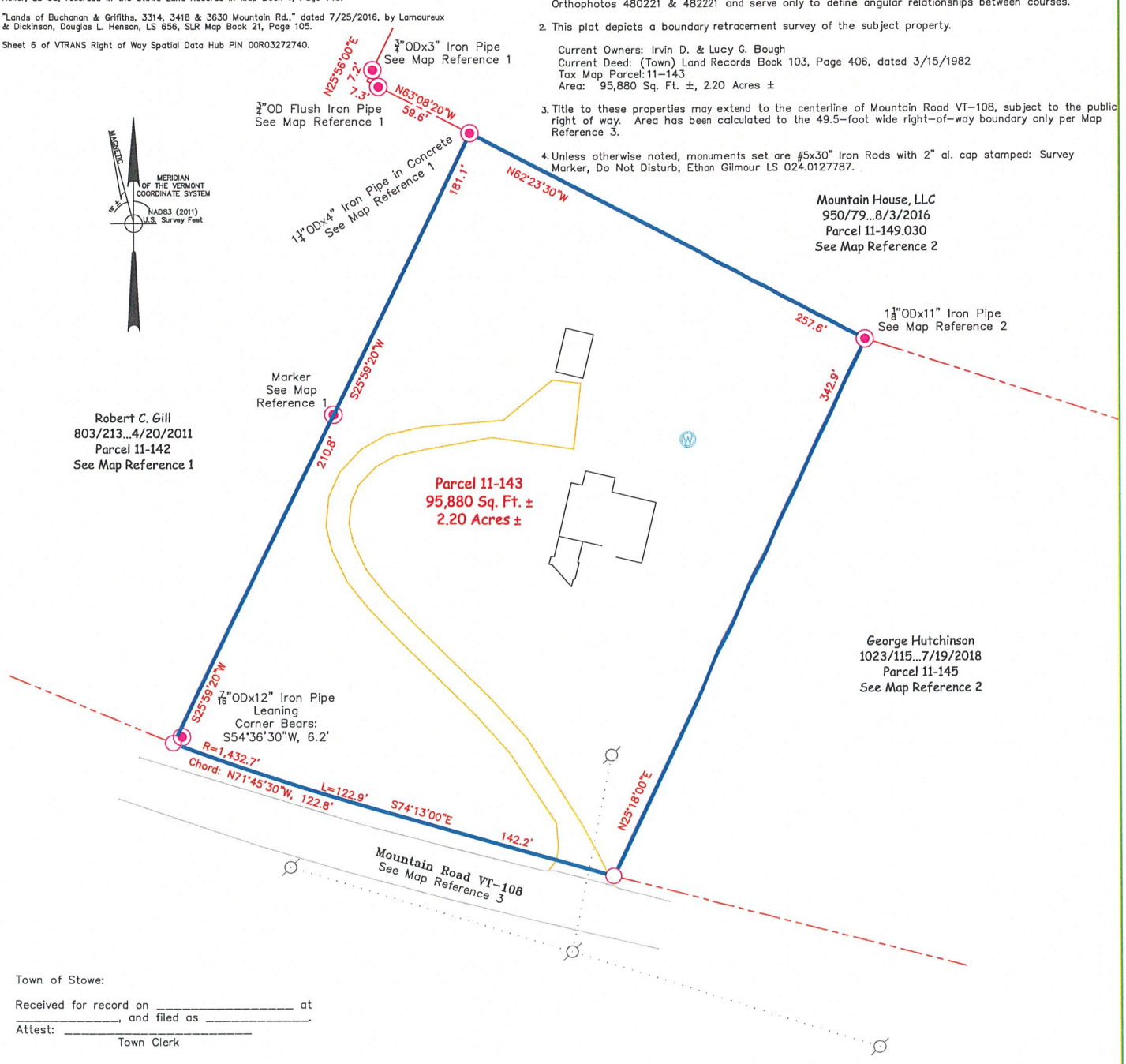
MAP REFERENCES

1. "Proposed Subdivision of the Bruce Property," dated October 1963, by C.R. Carlson, Richard C. Keller, LS 98, recorded in the Stowe Land Records in Map Book 1, Page 149.
2. "Lands of Buchanan & Griffiths, 3314, 3418 & 3630 Mountain Rd.," dated 7/25/2016, by Lamoureux & Dickinson, Douglas L. Henson, LS 656, SLR Map Book 21, Page 105.
3. Sheet 6 of VTRANS Right of Way Spatial Data Hub PIN 00R03272740.

NOTES

1. Method of Survey: Random traverse with Leica TS12 Robotic Total Station #270520. Bearings are oriented to the meridian of the Vermont Coordinate System of 1983 as derived from identifiable points on VT Orthophotos 480221 & 482221 and serve only to define angular relationships between courses.
2. This plat depicts a boundary retracement survey of the subject property.

   Current Owners: Irvin D. & Lucy G. Bough
   Current Deed: (Town) Land Records Book 103, Page 406, dated 3/15/1982
   Tax Map Parcel: 11–143
   Area: 95,880 Sq. Ft. ±, 2.20 Acres ±
3. Title to these properties may extend to the centerline of Mountain Road VT–108, subject to the public right of way. Area has been calculated to the 49.5–foot wide right–of–way boundary only per Map Reference 3.
4. Unless otherwise noted, monuments set are #5x30" Iron Rods with 2" al. cap stamped: Survey Marker, Do Not Disturb, Ethan Gilmour LS 024.0127787.



Town of Stowe:

Received for record on _____ at _____, and filed as _____.

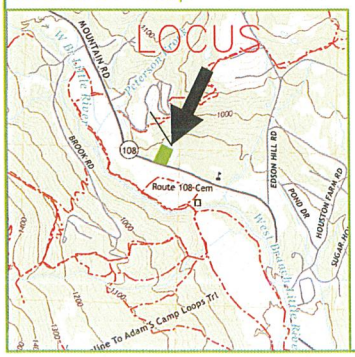
Attest: _____
Town Clerk

GRAPHIC SCALE

40 0 20 40 80 160

(IN FEET)
1 inch = 40 ft.

Location Map



LEGEND

- MONUMENT FOUND
- MONUMENT SET (See Note)
- UTILITY POLE
- UTILITY LINE
- TREE LINE
- TRAVELED WAY (Paved/Unpaved)
- BOUNDARY LINE (Subject)
- OTHER BOUNDARIES

BOUNDARY RETRACEMENT SURVEY

Land of

IRVIN D. & LUCY G. BOUGH

STOWE — LAMOILLE COUNTY, VERMONT

Scale: 1"=40'

STATE OF VERMONT
ETHAN GILMOUR
No. 024.0127787
LICENSED LAND SURVEYOR

This survey was conducted in accordance with RULES OF THE BOARD OF LAND SURVEYORS, PART 5, STANDARDS FOR THE PRACTICE OF LAND SURVEYING. It is based on deed descriptions, the map references listed above, physical evidence found in the field, and conversations with various individuals. It is consistent with this information to the best of my knowledge and belief unless otherwise noted. This plat conforms with the requirements of 27 VSA 1403.

DATE: Aug. 11, 2021

HOLT GILMOUR SURVEY ASSOCIATES LLC
Stowe, VT
www.vtsurveyor.com
(802) 457-4649