

LOCATION MAP  
(NOT TO SCALE)

- NOTES:**
- ZONE: HIGHWAY BUSINESS  
 MINIMUM LOT SIZE: 15,000 Sq.Ft. (SERVICE STATION)  
 MINIMUM LOT FRONTAGE: 150 ft. (SERVICE STATION)  
 SETBACKS:  
 Front 50 ft.  
 Side 15 ft. (50 ft. FROM SIDE STREET)  
 Rear 15 ft.  
 REFER TO THE TOWN OF SEEKONK ZONING ORDINANCE FOR VERIFICATION, ADDITIONAL RESTRICTIONS AND PERMITTED USES.
  - LOCATION OF UNDERGROUND UTILITIES IS APPROXIMATE ONLY. ADDITIONAL UNDERGROUND UTILITIES OTHER THAN THOSE SHOWN MAY BE ENCOUNTERED.
  - ELEVATIONS SHOWN HEREON ARE BASED ON NCVD 1929 DATUM. BENCHMARK: RHODE ISLAND STATE BOARD OF PUBLIC ROADS BM #462 (RM 15 ON TOWN OF SEEKONK F.I.R.M.) STANDARD BRASS DISK SET IN THE WEST END OF THE NORTH CONCRETE HEADWALL ON COUNTY STREET OVER THE RUNNINS RIVER, ELEVATION = 17.49'. CURB ELEVATIONS SHOWN ARE AT THE TOE OF CURB, CURBS ARE 0.50± HIGH.
  - THE LINE BETWEEN LOT 7 & 7A IS A LEASE LINE ONLY, BOOK 1477 PAGE 1047, HOWEVER IT IS SHOWN AS A LOT LINE ON THE TOWN ASSESSORS MAPS.
  - BOOK AND PAGE REFERENCES ARE FOR THE BRISTOL COUNTY, NORTH DISTRICT, REGISTER OF DEEDS.

- PLAN REFERENCES:**
- PLAN OF LAND IN SEEKONK, MASS.; SCALE: 1"=40'; DATE: 12/4/78. PREPARED BY ALLEN & DEMURJIAN, INC., ENGINEERS & LAND SURVEYORS (OWNER - NATIONAL AMUSEMENTS, INC.). BOOK 176 PAGE 18.
  - 1958 STATE HIGHWAY LAYOUT #4739, BOOK 67 PAGE 21-38.

- CERTIFICATIONS:**
- I CERTIFY THAT THIS SURVEY PLAN SHOWS THE PROPERTY LINES THAT ARE THE LINES OF EXISTING OWNERSHIPS AND THAT THE LINES OF STREETS AND WAYS SHOWN ARE THOSE OF PUBLIC OR PRIVATE WAYS ALREADY ESTABLISHED, THAT NO NEW LINES FOR DIVISION OF EXISTING OWNERSHIP OR FOR NEW WAYS ARE SHOWN.
  - I CERTIFY THAT THIS SURVEY AND PLAN CONFORMS TO THE ETHICAL, PROCEDURAL AND TECHNICAL STANDARDS FOR THE PRACTICE OF LAND SURVEYING IN THE COMMONWEALTH OF MASSACHUSETTS.
  - I CERTIFY THAT THIS PLAN HAS BEEN PREPARED IN CONFORMANCE WITH THE RULES AND REGULATIONS OF THE REGISTER OF DEEDS OF THE COMMONWEALTH OF MASSACHUSETTS.

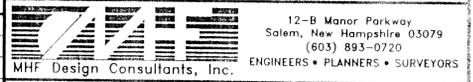


CHRISTOPHER FRANCHER, P.L.S. 10/22/96 DATE

BLUEPRINT MADE ON OCT 22 1996

**OWNER OF RECORD:**  
 ALBAN & MARY SALEEBA ESTATE  
 c/o WALLACE SALEEBA  
 142 BECKER AVENUE  
 RIVERSIDE, RHODE ISLAND 02915  
 BOOK 855 PAGE 73

**EXISTING CONDITIONS PLAN**  
 ASSESSORS PLAT 8 - LOT 7 & 7A  
 822 FALL RIVER AVENUE (ROUTE 114A)  
 SEEKONK, MASSACHUSETTS 02771  
 PREPARED FOR:  
**PUBLIC PETROLEUM, INC.**  
 P.O. BOX 440  
 CHARTLEY, MASSACHUSETTS 02712



SCALE: 1" = 20'	DATE: OCTOBER 22, 1996	DRAWING NAME: 466ECP.DWG
DRAWN BY: CMF	CHECKED BY: FCM	PROJECT NO.: 46696
NO. REVISIONS	BY DATE	SHEET NO. 1 OF 1

FOR REGISTRY USE

**LEGEND**

○ IRON PIN FOUND	⊕ UTILITY POLE
□ MASS. HIGHWAY BOUND FOUND	⊙ DRAIN MANHOLE
--- OVERHEAD SERVICE WIRES	□ CATCH BASIN
== DOUBLE SOLID YELLOW LINE	— WATER LINE
--- BROKEN WHITE LINE	[x] WATER VALVE
— SINGLE SOLID WHITE LINE	• SPOT ELEVATION
— SIGN	○ CHAINLINK FENCE
⊙ MONITORING WELL	

ABUTTER ACROSS FALL RIVER AVE.  
 N/F S-5 REO SEEKONK LIMITED PARTNERSHIP  
 c/o TEDESCHI & GRASSO  
 100 SUMMER STREET  
 BOSTON MASSACHUSETTS 02127  
 BOOK 6523 PAGE 73

ABUTTER ACROSS FALL RIVER AVE.  
 PLAT 8 LOT 18  
 N/F DOE FAMILY TRUST II  
 WILLIAM A., CHARLES F. JR. & DANA G. DOE, Trustees  
 821 FALL RIVER ROAD  
 SEEKONK, MASSACHUSETTS 02771  
 BOOK 5609 PAGE 79

