

WORCESTER DISTRICT REGISTRY
OF DEEDS-WORCESTER, MA
PLAN BOOK 961 PLAN 82
Received 1/14/2022
Sheet 1 of 1
Fee \$105
ATTEST: *Kathryn A. Torney*
Register



LOCUS MAP
1" = 2,000'

TURNING POINT ENGINEERING
CIVIL SITE DESIGN
P.O. Box 757 • Sutton, MA 01590
P:(508) 381-1515 F:(508) 647-0189
www.tpecivil.com

OWNERS OF RECORD:
JUSTIN HARSHAW AND MELISSA HARSHAW
32 BLACKSTONE STREET
MENDON, MA 01756

MENDON ASSESSORS INFORMATION:
MAP 12, PARCEL 108

MENDON ZONING INFORMATION:
ZONE: RESIDENTIAL
MINIMUM AREA: 60,000 S.F. - SINGLE FAMILY
90,000 S.F. - TWO FAMILY
MINIMUM FRONTAGE: 200'
SETBACKS: FRONT 50', SIDE 20', REAR 20'

DEED REFERENCE:
BK. 66026, PG. 328

PLAN REFERENCES:
P.B. 329, PL. 67
P.B. 359, PL. 70
P.B. 753, P.B. 36
P.B. 913, PL. 10

A VARIANCE WAS GRANTED BY THE MENDON ZONING BOARD OF APPEALS ON NOVEMBER 4, 2021 AND RECORDED IN DEED BOOK 66742, PAGE 233.

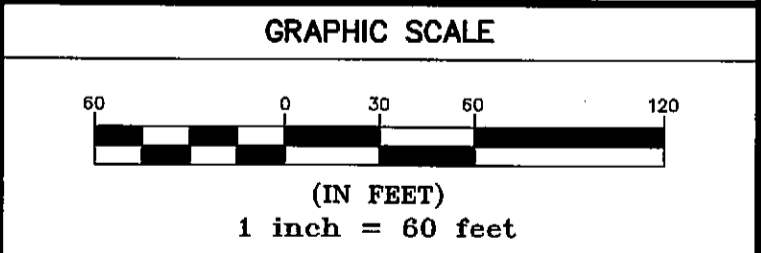
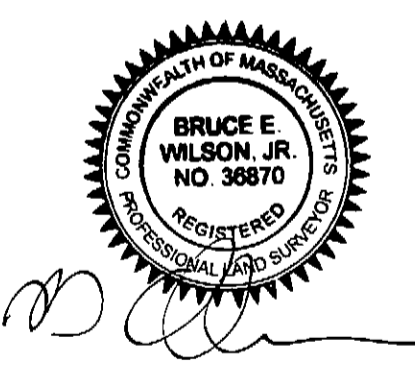
APPROVAL UNDER SUBDIVISION CONTROL LAW NOT REQUIRED TOWN OF MENDON

Randy Jordan
John Campbell
John A. [Signature]

BEING A MAJORITY DATE 1-10-22

PLAN ENDORSEMENT IS NOT A DETERMINATION AS TO CONFORMANCE WITH ZONING REQUIREMENTS.

THIS PLAN HAS BEEN PREPARED IN CONFORMITY WITH THE RULES AND REGULATIONS OF THE REGISTRY OF DEEDS IN THE COMMONWEALTH OF MASSACHUSETTS AND IN COMPLIANCE WITH THE RULES AND REGULATIONS FOR THE PRACTICE OF LAND SURVEYING IN THE COMMONWEALTH OF MASSACHUSETTS. THIS CERTIFICATION IS INTENDED TO MEET THE REQUIREMENTS OF THE REGISTRY OF DEEDS AND IS NOT A CERTIFICATION OF THE TITLE OR OWNERSHIP OF THE LAND SHOWN HEREON.



CAD FILE	1095_ANR.dwg
DRAWN BY	TRB
CHECKED BY	SJO, BW
DATE	DECEMBER 7, 2021
PROJECT NO.	TPE-1095
PLAN NO.	L-287

TITLE

PLAN OF LAND
OF
26 BLACKSTONE STREET
IN
MENDON, MA
OWNED BY
JUSTIN HARSHAW AND
MELISSA HARSHAW

LEGEND

NOW OR FORMERLY	N/F
SQUARE FEET	S.F.
DRILL HOLE	D.H.
FOUND	FND
NOT TO SCALE	N.T.S.
IRON PIPE	○ I.P.
DRILL HOLE	⊙ D.H.
STONE BOUND	▣ S.B.
STONEWALL	—○—○—○—

THE REMAINING LAND TO BE COMBINED WITH PARCEL 11-108-32-0 TO BECOME AN UNDIVIDED LOT.