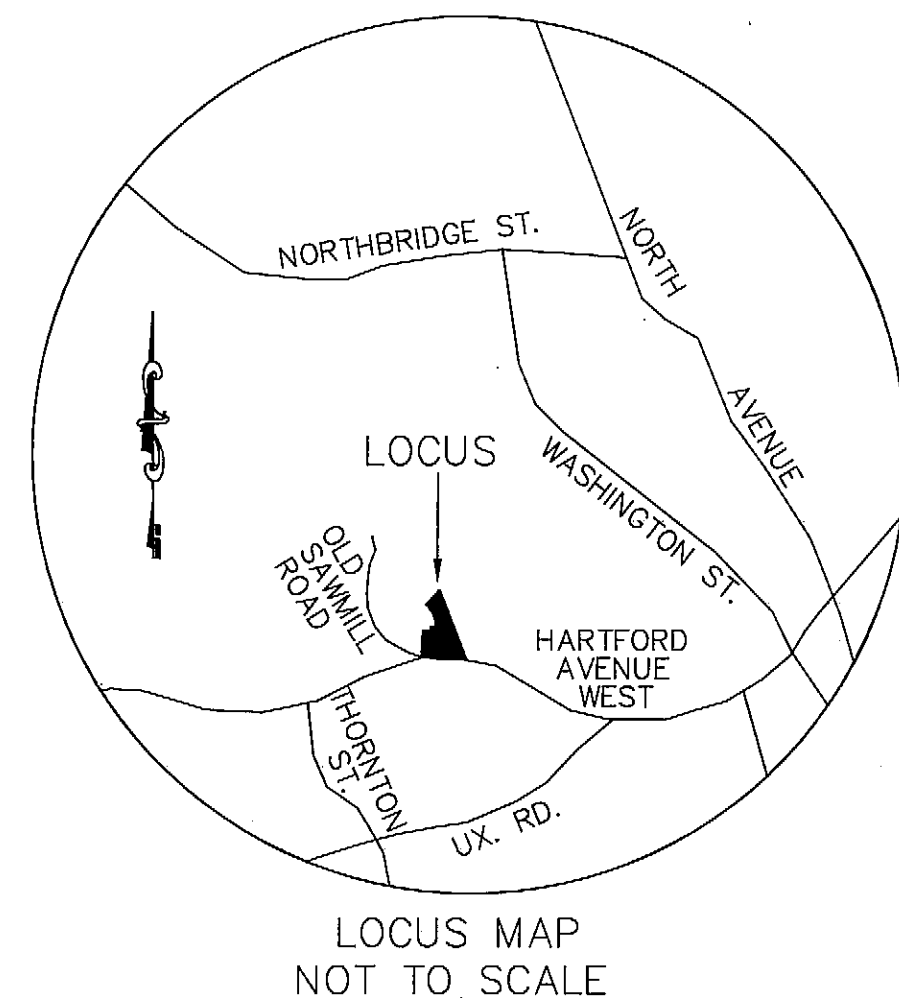
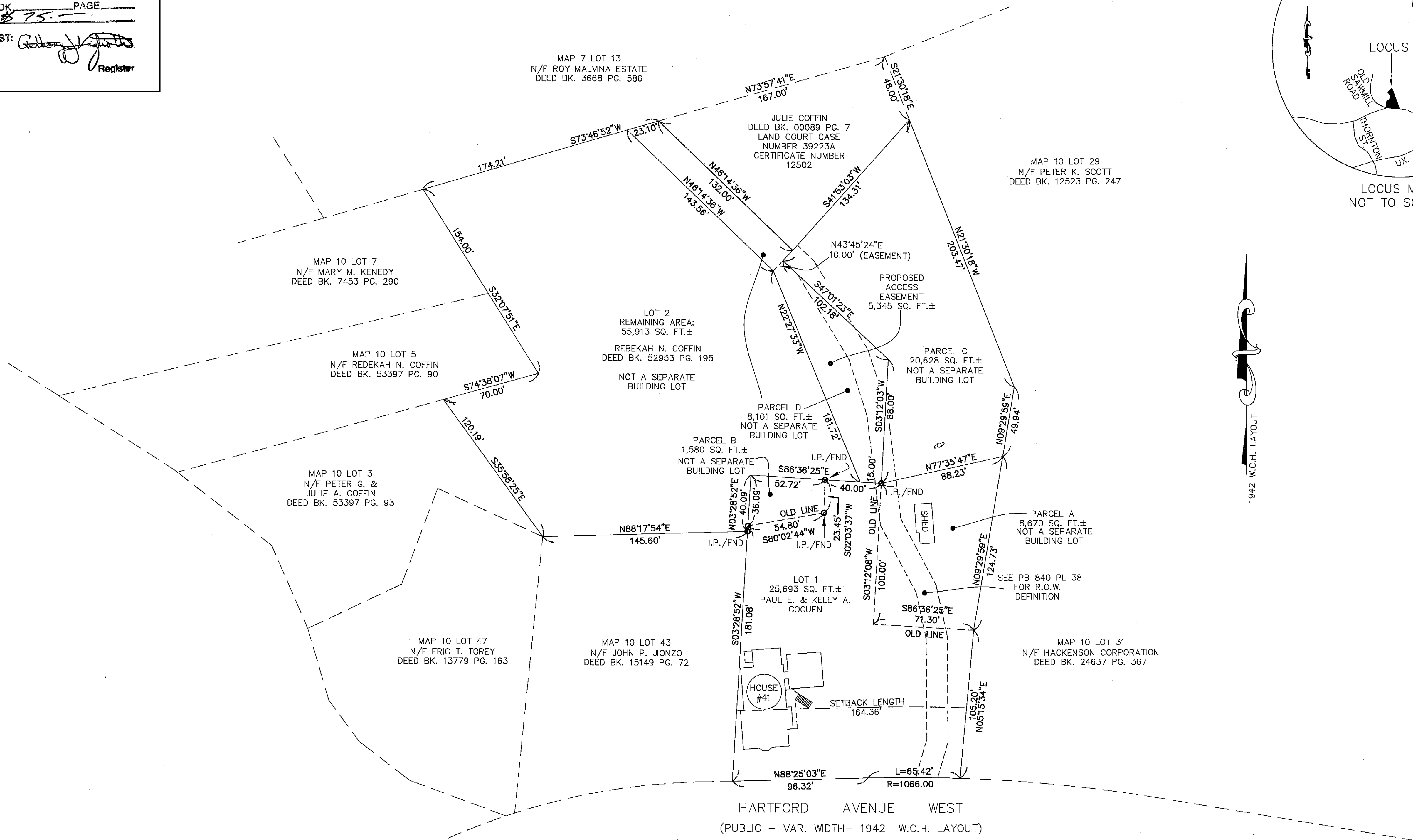


WORCESTER DISTRICT REGISTRY
OF DEEDS-WORCESTER, MA
PLAN BOOK 734, PLAN 39
Received 4/6/18
Sheet 11 of 54 m A.M.
With Doc. #
in BOOK PAGE
Fee 75.
ATTEST: *[Signature]*
Register



1942 W.C.H. LAYOUT

LOT 1
OWNER: PAUL E. GOGUEN
AND KELLY A. GOGUEN
DEED BK. 7905 PG. 333
DEED BK. 38,638 PG. 122
41 HARTFORD AVENUE WEST
MENDON, MASSACHUSETTS
MAP 10 LOT 41

LOT 2
OWNER: REBEKAH N. COFFIN
DEED BK. 52,953 PG. 195
45 HARTFORD AVENUE WEST
MENDON, MASSACHUSETTS
MAP 10 LOT 45

PARCEL "A"
OWNER: PAUL E. GOGUEN
DEED BK. 38638 PG. 122
41 HARTFORD AVENUE WEST
MENDON, MASSACHUSETTS
MAP 10 LOT 39

PARCEL "B"
OWNER: REBEKAH N. COFFIN
DEED BK. 52,953 PG. 195
45 HARTFORD AVENUE WEST
MENDON, MASSACHUSETTS
MAP 10 LOT 45

PARCEL "C"
OWNER: PAUL E. GOGUEN
DEED BK. 17051 PG. 1
41 HARTFORD AVENUE WEST
MENDON, MASSACHUSETTS
MAP 10 LOTS 33 & 35

PARCEL "D"
OWNER: REBEKAH N. COFFIN
DEED BK. 52,953 PG. 195
45 HARTFORD AVENUE WEST
MENDON, MASSACHUSETTS
MAP 10 LOT 45

NOTES:

1. PARCELS "A" & "B" ARE TO BE COMBINED WITH EXISTING LOT 1 FOR A TOTAL AREA OF 35,943 SQUARE FEET.
2. LOT 1 PREDATES CURRENT ZONING REGULATIONS.
3. SEE PLAN BOOK 840 PLAN 38

PLANNING BOARD ENDORSEMENT IS NOT A DETERMINATION AS TO CONFORMANCE WITH ZONING REGULATIONS.

APPROVAL UNDER SUBDIVISION CONTROL LAW NOT REQUIRED TOWN OF MENDON.

[Signature]
[Signature]
[Signature]

3/12/18

BEING A MAJORITY
DATE:

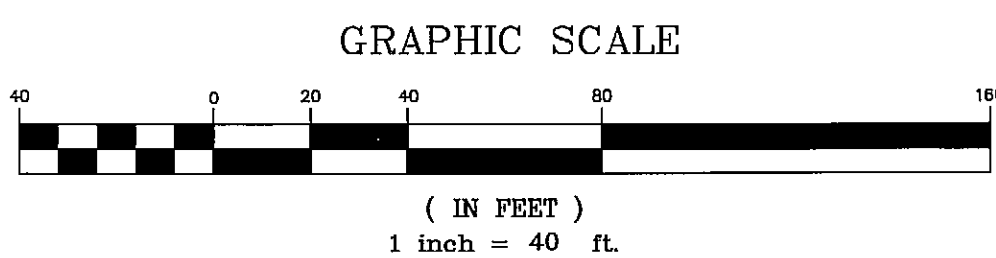
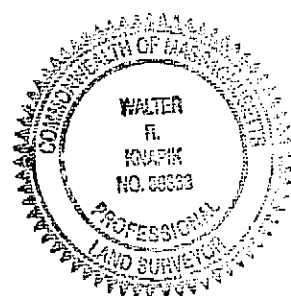
HERITAGE DESIGN GROUP

PLANNERS ♦ SURVEYORS ♦ ENGINEERS

ONE MAIN STREET
WHITINSVILLE, MASSACHUSETTS 01588
TEL 508-266-2066 - FAX 508-266-2067
A LIMITED LIABILITY COMPANY

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 UNDER RULES AND REGULATIONS: 250 CMR 6.00. THIS CERTIFICATION IS INTENDED TO MEET THE REQUIREMENTS OF THE REGISTRAR OF DEEDS AND IS NOT A CERTIFICATION OF THE TITLE OR OWNERSHIP OF THE LAND SHOWN HEREON.

[Signature] 3-12-2018
W. ROBERT KNAPIK, PLS NO. 38383 DATE:



ZONING REQUIREMENTS
ZONE: RESIDENTIAL
MIN. FRONTAGE: 200 FEET
MIN. AREA: 60,000 SQ. FT.
MIN. FRONT SETBACK 50 FT.
MIN. SIDELINE SETBACK 20 FT.
MIN. REAR SETBACK 20 FT.

ASSESSORS INFORMATION:
MAP 10 PARCELS 33, 35,
39, 41, & 45

PLAN OF LAND
IN
MENDON, MA
PREPARED FOR
PAUL GOGUEN

41 HARTFORD AVE. WEST

SCALE: 1" = 40' MARCH 10, 2018 2005-200