

REPORT NOTES:

1.) **PURPOSE:** The purpose of this Boundary Survey Sketch Map is to show the location of the Proposed parcel to the Buxton – Hollis Historical Society (BHHS) land known as "100 Main Street Parcel" to be transferred from School Administrative District No. 6 (MSAD 6) to the Town of Buxton and then to the Buxton – Hollis Historical Society. The 100 Main Street Parcel consists of 47,031 square feet or 1.080 Acre, more or less, and includes the buildings and improvements.

2.) **RECORDED OWNERSHIP:** The record ownership of the parcels of land surveyed can be found in the deed of the Town of Buxton to MSAD 6, dated April 16, 1960, and recorded in the deed recorded in the York County Registry of Deeds in Book 1426, Page 236.

3.) **BENEFITS AND BURDENS:** Reference is made to the following Benefits and Burdens concerning the 100 Main Street Parcel and the remaining lands of MSAD 6, known as Central Office Parcel as cited in the Legal Description.

3.A.) **RECIPROCAL EASEMENT AGREEMENT:** Reference is made to the Reciprocal Easement Agreement between Maine School Administrative District No. 6 and the Town of Buxton, to be recorded in the York County Registry of Deeds concerning the following three (3) items:

- 3.A.1.) Reciprocal Access Easement, being the "Access Easement Area", as shown on this Map.
- 3.A.2.) Sump Pump Line Easement, being the "Sump Pump Line", as shown on this Map.
- 3.A.3.) Well and Water Lines Easement, being the "Shared Well", "Water Line A", "Water Line B" and "Distribution Area", as shown on this Map.

3.B) **SHARED WELL:** The Shared Well on the remaining MSAD 6 parcel is used by MSAD 6, BHHS, and First Congregational Church of Buxton.

3.C.) **LEACHFIELD:** The leachfield for the Septic System and Right of Way for 100 Main Street located on the southerly side of Main Street was not determined, and not shown on this survey.

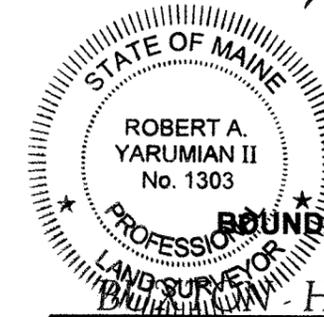
4.) The Basis of Bearing for this survey is GRID NORTH based on the Maine State Coordinate System West Zone, NAD 83 (Cors96) Epoch 2002, using a Stonex S900A RTK GNSS (Global Navigation Satellite Systems) receiver correcting using the Nubble Net RTK Network. The set iron rod and cap at the point of beginning is at a coordinate of NORTH: 284250.811, EAST 2853288.640. The 2024 magnetic Meridian determined by hand compass was found to be 15°30'±, West of GRID NORTH.

5.) All Set iron rod & cap are 5/8" rebar with a 2" diameter aluminum cap marked "SET BY PLS 1303 - 2502 MAINE BOUNDARY CONSULTANTS LLC". And will be set upon request.

YORK, ss REGISTRY OF DEEDS

Received June 18 2025
at 3 h 42 m P M., and
Filed in Plan Book 449 page 12

ATTEST: Wanda Calazzo
Deputy Register



THIS SURVEY CONFORMS TO THE MAINE BOARD OF LICENSURE FOR PROFESSIONAL LAND SURVEYORS, RULES, OF APRIL 2001, CHAPTER 90, "STANDARDS OF PRACTICE."
Robert A. Yarumian II 6-18-20
ROBERT A. YARUMIAN II, PLS 1303 DATE

BOUNDARY SURVEY SKETCH MAP FOR THE HOLLIS HISTORICAL SOCIETY

OF THE PROPOSED PARCEL KNOWN AS
100 Main Street

IN THE TOWN OF BUXTON, COUNTY OF YORK, STATE OF MAINE

BY **MAINE BOUNDARY CONSULTANTS, LLC**

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Professional Land Surveyors
MODERATION CENTER, 8 RIVER ROAD, ROUTE 112, P.O. BOX 67,
BUXTON, MAINE 04093-0067
Scale 1" = 60' 207-727-5359 April 03, 2025

