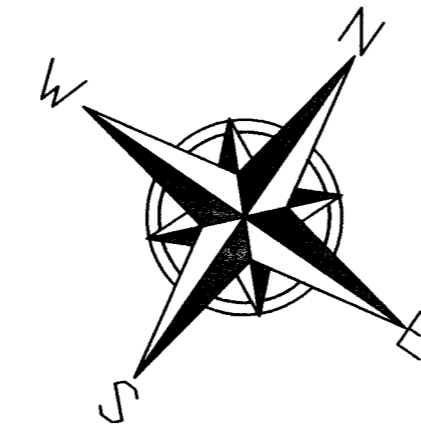
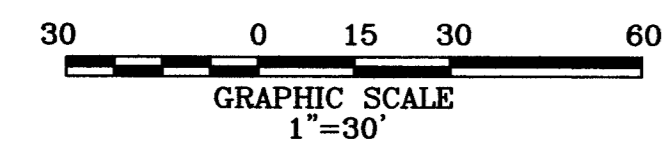
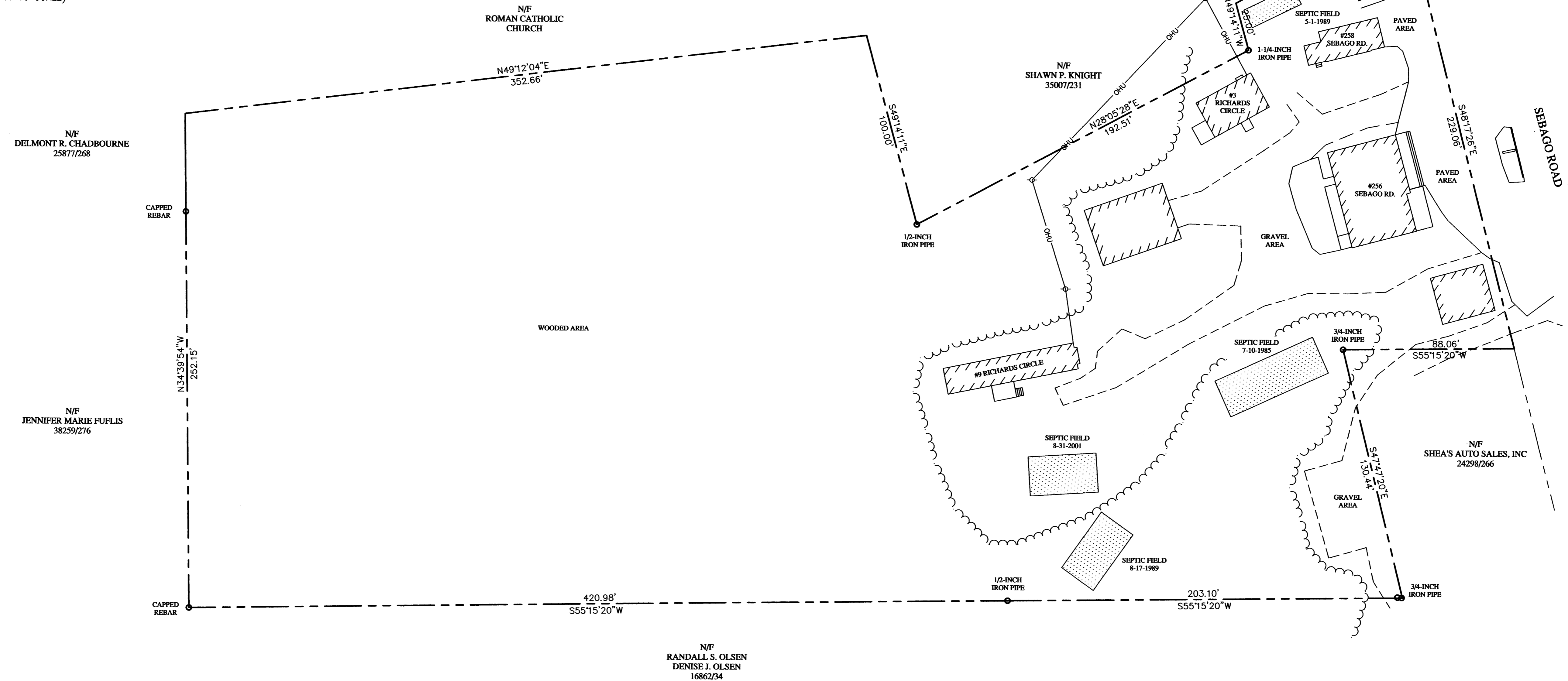


LOCATION MAP  
(NOT TO SCALE)



GRID NORTH  
MAINE STATE PLANE  
NAD 83, 1802 - MAINE WEST



**PLAN REFERENCES:**

- (1) MAINE STATE HIGHWAY COMMISSION RIGHT OF WAY MAP STATE HIGHWAY 126 SEBAGO CUMBERLAND COUNTY FEDERAL AID PROJECT NO. S-0126(5) DATED JULY 1968 SHC FILE NO. 3-194.
- (2) FINAL PLAN CHADBOURNE FAMILY SUBDIVISION ROUTE 11 SEBAGO, MAINE RECORD OWNER: DELMONT CHADBOURNE DATED 10-10-2006 BY SAWYER ENGINEERING AND SURVEYING, INC RECORDED IN PLAN BOOK 208 PAGE 72 IN THE CUMBERLAND COUNTY REGISTRY OF DEEDS.
- (3) STANDARD BOUNDARY SURVEY PROPERTY PLAN OF RETRACEMENT FIRE STATION 2 ROUTE 114 SEBAGO, ME. 04029 MADE FOR TOWN OF SEBAGO DATED FEBRUARY 4, 2004 BY JOHN D. PALMITER RECORDED IN PLAN BOOK 204 PAGE 63 IN THE CUMBERLAND COUNTY REGISTRY OF DEEDS.

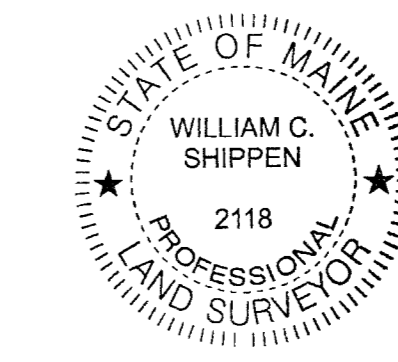
**SURVEY NOTES:**

- (1) THE OWNER OF RECORD IS GRAND CENTRAL WINE BAR LLC AS DESCRIBED IN A DEED RECORDED IN BOOK 40105 PAGE 182 IN THE CUMBERLAND COUNTY REGISTRY OF DEEDS.
- (2) THE PARCELS ARE SHOWN AS LOT 8-B ON THE TOWN OF SEBAGO ASSESSORS MAP 220 AND LOT 3 ON THE TOWN OF SEBAGO ASSESSORS MAP 21.
- (3) BEARINGS ARE GRID NORTH, MAINE STATE PLANE 1802 WEST ZONE.
- (4) THE PARCEL CONTAINS APPROXIMATELY 3.95 ACRES.
- (5) THE SIDELINE OF SEBAGO ROAD WAS SCALED FROM PLAN REFERENCE 1.
- (6) SEPTIC FIELD LOCATIONS ARE APPROXIMATE BASED ON DESIGN PLANS PROVIDED.

**CERTIFICATION:**

I CERTIFY THAT THIS SURVEY CONFORMS TO THE STANDARDS OF THE MAINE BOARD OF LICENSURE FOR PROFESSIONAL LAND SURVEYORS AND IS CORRECT TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF.

WILLIAM C. SHIPPEN P.L.S. 2118



**BOUNDARY SURVEY**

256 SEBAGO ROAD  
SEBAGO, MAINE

FOR: **GRAND CENTRAL WINE BAR, LLC**  
256 SEBAGO ROAD  
SEBAGO, MAINE 04059  
(OWNER OF RECORD)

SURVEY BY: **SURVEY, INC.**  
P.O. BOX 210  
WINDHAM, ME 04062  
(207) 892-2556  
INFO@SURVEYINCORPORATED.COM

DWN: DRR  
DATE: JUNE 2024

CHK: WCS  
JOB NO. 24-110