

### LOCUS PLAN

SCALE: 1"=2000'

S.C.S. SOILS LEGEND

SYMBOL	SOIL NAME	SLOPE
22B	WATER	3 TO 6% SLOPES
77C	COLTON LOAMY SAND	15 TO 35% SLOPES
143C	HARLEM STONY LOAM	8 TO 15% SLOPES
143B	HARLEM STONY FINE SANDY LOAM	15 TO 35% SLOPES
214A	HARLEM STONY FINE SANDY LOAM	8 TO 2% SLOPES
395	HARLEM STONY FINE SANDY LOAM	3 TO 6% SLOPES
359B	CHOCOMA MUCKY PEAT	3 TO 6% SLOPES
359B	SANDY STONY FINE SANDY LOAM	3 TO 6% SLOPES

SOIL BOUNDARIES SHOWN HEREON AS DEPICTED BY DASH LINE AND SOIL SYMBOL. (143C) HERE DERIVED FROM SOIL SURVEY OF HILLSBOROUGH COUNTY, N.H. - WESTERN PART, DATED OCTOBER, 1985 BY U.S.D.A. SOIL CONSERVATION SERVICE. S.C.S. SOIL BOUNDARIES ARE INACCURATE FOR THIS SITE.

ACTUAL WETLAND SOIL BOUNDARIES EAST OF MASON BROOK WERE DELINEATED ON THE GROUND AND ARE LABELED E.O.W. (EDGE OF WET.).

LEGEND:  
E.O.W. (A) EDGE OF WETLAND - HYDRIC SOIL A  
E.O.W. (B) EDGE OF WETLAND - HYDRIC SOIL B

**K-51**  
WILLIAM M. & DIANE H. SMITH  
105 JED'S LANE  
MASON, N.H. 03048  
2439/0322 02-5-76  
(H.C.R.D. PLAN NO. 19120)

SOIL TEST PIT RESULTS

TEST PIT NO. 1  
(143C)

0 - 8 inches Dark brown (10YR 3/2) loam, moist, granular, friable  
8 - 16 inches Yellowish brown (10YR 5/4) loamy sand, moist, granular, friable  
16 - 26 inches Olive yellow (10YR 6/4) cobbly loamy sand, moist, granular, loose  
26 - 36 inches Light olive brown (10YR 5/4) cobbly coarse loamy sand, moist, granular, firm  
Refusal - none

Notes - 26 inches  
Observed Water - none  
Percolation - 26 inches (distinct gray)  
Estimated Seasonal High Water - 26 inches

Percolation Rate on 10-29-76 was less than 2 minutes per inch at 25 inches.

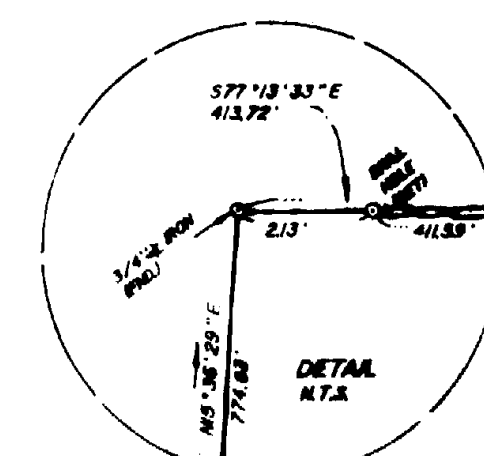
TEST PIT NO. 2  
(143C)

0 - 8 inches Dark brown (10YR 3/2) loam, moist, granular, friable  
8 - 16 inches Yellowish brown (10YR 5/4) gravelly loamy sand, moist, granular, loose  
16 - 26 inches Olive yellow (10YR 6/4) cobbly coarse sand, moist, granular, loose  
26 - 36 inches Light olive brown (10YR 5/4) cobbly coarse sand, moist, granular, loose  
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REV.	DATE	DESCRIPTION	DR	CK
1	5/26/94	REVIEW OWNER - LOT 3-B-E, ADD REF. PLAN NO. 4		PET
2	5/26/94	DELETE DRIVEWAY ENTRANCE FOR ACCESS		PET
3	5/26/94	REVISIONS & REVISION NOTE 80		PET
4	5/26/94	ADD ACCESS EASEMENT, DRIVEWAY BOUNDARY DATA	DR	PET
5	5/26/94	REVISE SOIL, TOPOGRAPHY, AND SETBACKS & DRIVEWAY DATA	DR	PET



### DETAIL RTA

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TEST PIT NO. 2  
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REV. DATE DESCRIPTION DR CK

5/26/94 REVIEW OWNER - LOT 3-B-E, ADD REF. PLAN NO. 4

5/26/94 DELETE DRIVEWAY ENTRANCE FOR ACCESS

5/26/94 REVISIONS & REVISION NOTE 80

5/26/94 ADD ACCESS EASEMENT, DRIVEWAY BOUNDARY DATA

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**0-59**  
FLORENCE D. ROBERTS & VIKI FERRINIA  
881 VALLEY ROAD  
MASON, N.H. 03048  
2203/0242 12-08-71

**0-57**  
DEANE L. & PHYLLIS B. BASSETT  
736 VALLEY ROAD  
MASON, N.H. 03048

**K-2**  
EARLE P. & LINDA A. ROBINSON  
876 VALLEY ROAD  
MASON, N.H. 03048  
2469/0144 01-30-77  
(H.C.R.D. PLAN NO. 24685)

**K-3**  
12.000 Acres  
522,721 Sq. Ft.

**K-4**  
ELIZABETH ORTON JONES  
849 VALLEY ROAD  
MASON, N.H. 03048

**K-5**  
EARLE P. & LINDA A. ROBINSON  
876 VALLEY ROAD  
MASON, N.H. 03048  
2503/0754 01-03-77  
(H.C.R.D. PLAN NO. 24538)

**K-6**  
BARRY R. WOLPERT & SUSANNE V. WOLPERT  
948 VALLEY ROAD  
MASON, N.H.  
3198/1204 07-09-90  
(H.C.R.D. PLAN NO. 22328)

**K-7-1**  
PETERMAN REALTY TRUST II  
JAMES E. CONNOLLY & BETTE M. CONNOLLY, TRUSTEES  
984 VALLEY ROAD  
MASON, N.H. 03048  
4299/0054 07-24-87  
(H.C.R.D. PLAN NO. 17074)

**K-8-1**  
DAVID M. RIETH  
938 VALLEY ROAD  
MASON, N.H. 03048  
4923/0130 08-24-88  
(H.C.R.D. PLAN NO. 22328)

**K-9-1**  
TOWN OF MASON  
LITTLE CHILD PARK  
3455/1327 7/20/93  
(H.C.R.D. PLAN NO. 26414)

**K-10-1**  
WILLIAM M. & DIANE H. SMITH  
105 JED'S LANE  
MASON, N.H. 03048  
2439/0322 02-5-76  
(H.C.R.D. PLAN NO. 19120)

**K-11-1**  
WILLIAM M. & DIANE H. SMITH  
105 JED'S LANE  
MASON, N.H. 03048  
2439/0322 02-5-76  
(H.C.R.D. PLAN NO. 19120)

**K-12-1**  
WILLIAM M. & DIANE H. SMITH  
105 JED'S LANE  
MASON, N.H. 03048  
2439/0322 02-5-76  
(H.C.R.D. PLAN NO. 19120)

**K-13-1**  
WILLIAM M. & DIANE H. SMITH  
105 JED'S LANE  
MASON, N.H. 03048  
2439/0322 02-5-76  
(H.C.R.D. PLAN NO. 19120)

**K-14-1**  
WILLIAM M. & DIANE H. SMITH  
105 JED'S LANE  
MASON, N.H. 03048  
2439/0322 02-5-76  
(H.C.R.D. PLAN NO. 19120)

**K-15-1**  
WILLIAM M. & DIANE H. SMITH  
105 JED'S LANE  
MASON, N.H. 03048  
2439/0322 02-5-76  
(H.C.R.D. PLAN NO. 19120)

**K-16-1**  
WILLIAM M. & DIANE H. SMITH  
105 JED'S LANE  
MASON, N.H. 03048  
2439/0322 02-5-76  
(H.C.R.D. PLAN NO. 19120)

**K-17-1**  
WILLIAM M. & DIANE H. SMITH  
105 JED'S LANE  
MASON, N.H. 03048  
2439/0322 02-5-76  
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**K-18-1**  
WILLIAM M. & DIANE H. SMITH  
105 JED'S LANE  
MASON, N.H. 03048  
2439/0322 02-5-76  
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**K-19-1**  
WILLIAM M. & DIANE H. SMITH  
105 JED'S LANE  
MASON, N.H. 03048  
2439/0322 02-5-76  
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**K-20-1**  
WILLIAM M. & DIANE H. SMITH  
105 JED'S LANE  
MASON, N.H. 03048  
2439/0322 02-5-76  
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**K-21-1**  
WILLIAM M. & DIANE H. SMITH  
105 JED'S LANE  
MASON, N.H. 03048  
2439/0322 02-5-76  
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**K-22-1**  
WILLIAM M. & DIANE H. SMITH  
105 JED'S LANE  
MASON, N.H. 03048  
2439/0322 02-5-76  
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**K-23-1**  
WILLIAM M. & DIANE H. SMITH  
105 JED'S LANE  
MASON, N.H. 03048  
2439/0322 02-5-76  
(H.C.R.D. PLAN NO. 19120)

**K-24-1**  
WILLIAM M. & DIANE H. SMITH  
105 JED'S LANE  
MASON, N.H. 03048  
2439/0322 02-5-76  
(H.C.R.D. PLAN NO. 19120)

**K-25-1**  
WILLIAM M. & DIANE H. SMITH  
105 JED'S LANE  
MASON, N.H. 03048  
2439/0322 02-5-76  
(H.C.R.D. PLAN NO. 19120)

**K-26-1**  
WILLIAM M. & DIANE H. SMITH  
105 JED'S LANE  
MASON, N.H. 03048  
2439/0322 02-5-76  
(H.C.R.D. PLAN NO. 19120)

**K-27-1**  
WILLIAM M. & DIANE H. SMITH  
105 JED'S LANE  
MASON, N.H. 03048  
2439/0322 02-5-76  
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**K-28-1**  
WILLIAM M. & DIANE H. SMITH  
105 JED'S LANE  
MASON, N.H. 03048  
2439/0322 02-5-76  
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**K-29-1**  
WILLIAM M. & DIANE H. SMITH  
105 JED'S LANE  
MASON, N.H. 03048  
2439/0322 02-5-76  
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**K-30-1**  
WILLIAM M. & DIANE H. SMITH  
105 JED'S LANE  
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2439/0322 02-5-76  
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**K-31-1**  
WILLIAM M. & DIANE H. SMITH  
105 JED'S LANE  
MASON, N.H. 03048  
2439/0322 02-5-76  
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**K-32-1**  
WILLIAM M. & DIANE H. SMITH  
105 JED'S LANE  
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**K-33-1**  
WILLIAM M. & DIANE H. SMITH  
105 JED'S LANE  
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**K-34-1**  
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105 JED'S LANE  
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2439/0322 02-5-76  
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**K-35-1**  
WILLIAM M. & DIANE H. SMITH  
105 JED'S LANE  
MASON, N.H. 03048  
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**K-36-1**  
WILLIAM M. & DIANE H. SMITH  
105 JED'S LANE  
MASON, N.H. 03048  
2439/0322 02-5-76  
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**K-37-1**  
WILLIAM M. & DIANE H. SMITH  
105 JED'S LANE  
MASON, N.H. 03048  
2439/0322 02-5-76  
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**K-38-1**  
WILLIAM M. & DIANE H. SMITH  
105 JED'S LANE  
MASON, N.H. 03048  
2439/0322 02-5-76  
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**K-39-1**  
WILLIAM M. & DIANE H. SMITH  
105 JED'S LANE  
MASON, N.H. 03048  
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**K-40-1**  
WILLIAM M. & DIANE H. SMITH  
105 JED'S LANE  
MASON, N.H. 03048  
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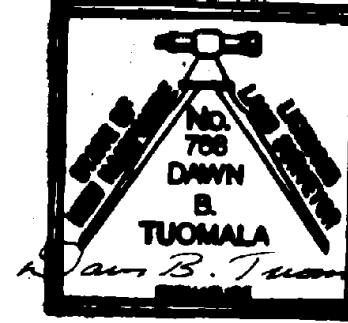
**K-41-1**  
WILLIAM M. & DIANE H. SMITH  
105 JED'S LANE  
MASON, N.H. 03048  
2439/0322 02-5-76  
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**K-42-1**  
WILLIAM M. & DIANE H. SMITH  
105 JED'S LANE  
MASON, N.H. 03048  
2439/0322 02-5-76  
(H.C.R.D. PLAN NO. 19120)

TABLE OF CONTENTS;	
SHEET NO.	PLAN TITLE
1 OF 2	SUBDIVISION PLAN
2 OF 2	TOPOGRAPHIC & SOILS OVERLAY

- REFERENCE PLANS:
- "BOUNDARY - PLAN OF LAND - EARLE P. & LINDA A. ROBINSON MASON, NEW HAMPSHIRE" SCALE: 1"=200' DATED MAY 22, 1991 PREPARED BY THIS OFFICE (H.C.R.D. PLAN NO. 25685).
  - "SUBDIVISION - PLAN OF LAND - WILLIAM M. SMITH - MASON, N.H." SCALE: 1"=200' DATED SEPT. 26, 1985 LAST REVISED NOVEMBER 12, 1985 PREPARED BY THOMAS F. MORAN, INC. (H.C.R.D. PLAN NO. 19120).
  - "SUBDIVISION - PLAN OF LAND - EARLE P. & LINDA A. ROBINSON MASON, NEW HAMPSHIRE" SCALE: 1"=50' DATED MAY 14, 1990, REVISED JUNE 27, 1990 PREPARED BY THIS OFFICE (H.C.R.D. PLAN NO. 24538).
  - "FINAL SUBDIVISION PLAN (MAP K, LOT 6) - VALLEY ROAD (ROUTE 123) - MASON, NEW HAMPSHIRE - PREPARED FOR: - CRAIG STANBRIDGE - R.R.1 BOX 730 WILTON ROAD MASON, NEW HAMPSHIRE, 03048" SCALE: 1"=50' DATED JULY 9, 1987 PREPARED BY CUOCO & CORRIER, INC. (H.C.R.D. PLAN NO. 28328).
  - "SUBDIVISION - PLAN OF LAND - JAMES E. & BETTE M. CONNOLLY MASON, NEW HAMPSHIRE" SCALE: 1"=50' DATED APRIL 12, 1983 PREPARED BY THOMAS F. MORAN, INC. (H.C.R.D. PLAN NO. 17074).
  - "PLAN OF LAND - LAWRENCE GRAVESITE - TO BE CONVEYED - ELIZABETH ORTON JONES - TO - TOWN OF MASON - MASON, NEW HAMPSHIRE" SCALE: 1"=20' DATED DECEMBER 29, 1992 PREPARED BY THIS OFFICE (H.C.R.D. PLAN NO. 26414).

- NOTES:
- OWNER OF RECORD IS ELIZABETH ORTON JONES, 849 VALLEY ROAD, MASON, N.H. 03048.
  - DEED REFERENCES TO THE PARCEL ARE H.C.R.D. VOLUME 1067 PAGE 0122 DATED AUGUST 7, 1944 AND VOLUME 1502 PAGE 101 DATED MAY 13, 1957.
  - PARCEL IS SUBJECT TO A RIGHT OF WAY TO BENEFIT EARLE P. & LINDA A. ROBINSON AS ORIGINALLY RESERVED IN DEED OF NOAM AND LOVINA P. ADAMS TO CHARLES FREEDMAN, H.C.R.D. VOLUME 212 PAGE 296 DATED MAY 17, 1957; THEREIN DESCRIBED AS "RESERVING A RIGHT OF ROAD THROUGH SAID LAND FROM THE WOOD LOT TO THE ROAD IN THE WAY USUALLY TRAVELLED SAID RIGHT OF WAY IS DESCRIBED IN LANDDELL TO ROBINSON AS "TOGETHER WITH A RIGHT OF WAY FROM THE ABOVE-DESCRIBED PREMISES TO THE HIGHWAY. THE SAID RIGHT-OF-WAY PASSES OVER LAND NOW OR FORMERLY OF ELIZABETH ORTON JONES AND IS LOCATED ON THE SOUTH SIDE OF THE BARN ON THE SAID JONES PROPERTY".
  - TOTAL AREA OF THE PARCEL IS 31.516 ACRES.
  - PARCEL IS LOT 3 ON MAP K OF THE MASON TAX MAP.
  - ZONING DISTRICT IS VILLAGE RESIDENTIAL (VR) EAST OF MASON BROOK AND GENERAL RESIDENTIAL, AGRICULTURAL, AND FORESTRY (GRAF) WEST OF MASON BROOK.
  - THE EXISTING HOUSE, BARN, WELL AND SEWAGE DISPOSAL SYSTEM ON LOT K-3 ARE NON-CONFORMING STRUCTURES.
  - THE INTENT OF THIS PLAN IS TO SUBDIVIDE LOT K-3 INTO TWO RESIDENTIAL LOTS AND ONE NON-BUILDING LOT (GRAVESITE LOT).
  - THE SUBDIVISION REGULATIONS OF THE TOWN OF MASON ARE A PART OF THIS PLAN, AND APPROVAL OF THIS PLAN IS CONTINGENT ON COMPLETION OF ALL THE REQUIREMENTS OF SAID SUBDIVISION REGULATIONS, EXCEPTING ONLY ANY VARIANCES OR MODIFICATIONS MADE IN WRITING BY THE BOARD AND ATTACHED HERETO.
  - WETLAND BOUNDARIES SHOWN EAST OF MASON BROOK WERE DELINEATED ON THE GROUND BY MARY E. WEHRE-ANDERSON, CERTIFIED SOIL SCIENTIST. WETLAND BOUNDARIES SHOWN WEST OF MASON BROOK ARE APPROXIMATE ONLY.
  - DENOTES 4,000 SQUARE FOOT AREA RESERVED FOR SEWAGE DISPOSAL.
  - THE EXISTING RIGHT OF WAY TO BENEFIT ROBINSON, DESCRIBED IN NOTE 3 ABOVE, IS TO BE RELOCATED TO THE ACCESS EASEMENT ALONG THE SOUTHERLY AND WESTERLY BOUNDARY OF LOT K-3-1 AS SHOWN HEREON.



## TOPOGRAPHIC & SOILS OVERLAY SUBDIVISION PLAN

PLAN OF LAND

### ELIZABETH ORTON JONES MASON, NEW HAMPSHIRE

SCALE: 1" = 100' NOV. 25, 1992

MONADNOCK SURVEY, INC. LAND SURVEYORS - PLANNERS - ENGINEERS  
WILTON STATION - MAIN STREET - P.O. BOX 807 - WILTON, N.H. 03096 (603) 634-2348