

I HEREBY CERTIFY THAT THIS PLAN  
WAS PREPARED IN CONFORMANCE WITH  
THE RULES AND REGULATIONS OF THE  
REGISTERS OF DEEDS.



*Varoujan H. Hagopian*  
VAROUJAN H. HAGOPIAN, P.L.S. 49665

TOWN ASSESSOR MAP 2, PARCELS 2-22P, 2-24P  
DEED BOOK 14698, PAGE 480 - EINIS  
DEED BOOK 30989, PAGE 516 - GOLDSCHNEIDER

PLAN NUMBER 628 OF 1959  
LAND COURT PLAN 14461C  
LAND COURT PLAN 14461D  
LAND COURT PLAN 14461G

ZONED: AG-RES DIST. B  
AREA = 40,000 sf  
FRONTAGE = 180 feet  
LOT DEPTH = 200 feet  
SETBACKS: FRONT = 40 feet  
SIDE = 30 feet  
REAR = 40 feet

N/F  
BOMIRIYAGE GOMES  
MAP 8, BLOCK 2, PARCEL 20.P  
DEED BK. 65153, PG. 7

N/F  
DAVID EINIS  
MAP 8, BLOCK 2, PARCEL 23P  
DEED BK. 13140, PG. 386

N/F  
JOHN & MARCELLA FORNAGIEL  
MAP 8, BLOCK 2, PARCEL 77.1  
L.C. BK. 1341, PG. 28

N/F  
JEFFREY & MICHELE WINN  
MAP 8, BLOCK 2, PARCEL 76.1  
L.C. BK. 1313, PG. 34

**PARCEL 8-2-20.P+24.P**  
AREA=40,973 S.F.  
(0.94± ACRES)

BIRCHWOOD ROAD

PINECREST ROAD

APPROVAL UNDER THE  
SUBDIVISION CONTROL LAW,  
IS NOT REQUIRED.

HOLLISTON PLANNING BOARD

DATE: \_\_\_\_\_

THIS ENDORSEMENT OF THE PLANNING  
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WITH ZONING REGULATIONS

GENERAL NOTES:

1. THE CERTIFICATION SHOWN HEREON IS INTENDED TO MEET REGISTRY OF DEEDS REQUIREMENTS AND IS NOT A CERTIFICATION TO THE TITLE OR OWNERSHIP OF THE PROPERTY SHOWN. OWNERS OF ADJOINING PROPERTIES ARE SHOWN ACCORDING TO CURRENT TOWN OF HOLLISTON ASSESSORS RECORDS.
2. THIS PLAN IS BASED ON AN ON-THE-GROUND SURVEY BY CONNORSTONE ENGINEERING INC. PERFORMED ON SEPTEMBER 10, 2020.
3. LEGAL STATUS OF EASEMENTS AND WAYS, NOT DETERMINED BY THIS SURVEY.
4. THE PURPOSE OF THIS PLAN IS TO COMBINE THE TWO LOTS SHOWN INTO A SINGLE BUILDABLE LOT WITH AN AREA OF 40,973 S.F.

OWNERS:

JORDAN EINIS  
350 MASSAPOAG AVE  
SHARON, MA 02067  
  
ROBERTA GOLDSCHNEIDER  
33 BRIARHILL ROAD  
SHARON, MA 02067

**CONNORSTONE  
ENGINEERING INC.**

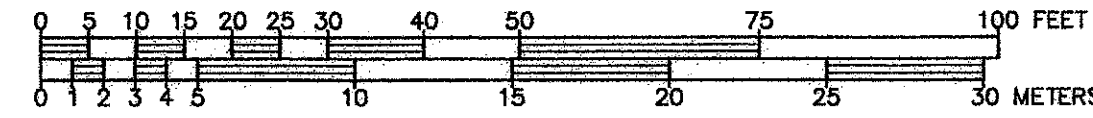
CIVIL ENGINEERS AND LAND SURVEYORS  
10 SOUTHWEST CUTOFF, SUITE 7  
NORTHBOROUGH, MASSACHUSETTS 01532  
PHONE: 508-393-9727 FAX: 508-393-5242

PLAN OF LAND  
ON  
BIRCHWOOD ROAD  
IN  
HOLLISTON, MA

LEGEND

- DH Fnd. DRILL HOLE FOUND
- ▣ CBDH Fnd. CONCRETE BOUND W. DRILL HOLE FOUND
- STONE WALL

GRAPHIC SCALE: 1"=20'



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LC PLAN 14461D

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PLAN OF LAND  
ON  
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LEGEND

● DH Fnd. DRILL HOLE FOUND  
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GRAPHIC SCALE: 1"=20'



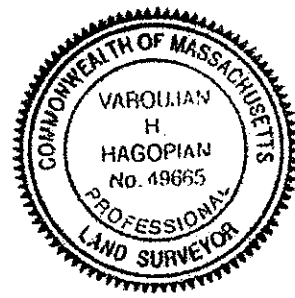
REVISED: DESCRIPTION:

DRAWN BY: VHH CHECK BY: REM

DATE: OCT. 5, 2020

SCALE: 1"=20' SHEET 1 OF 1.

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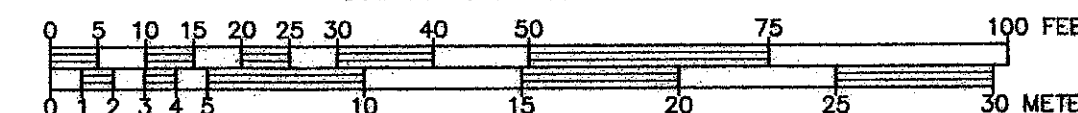
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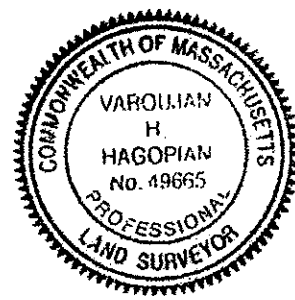
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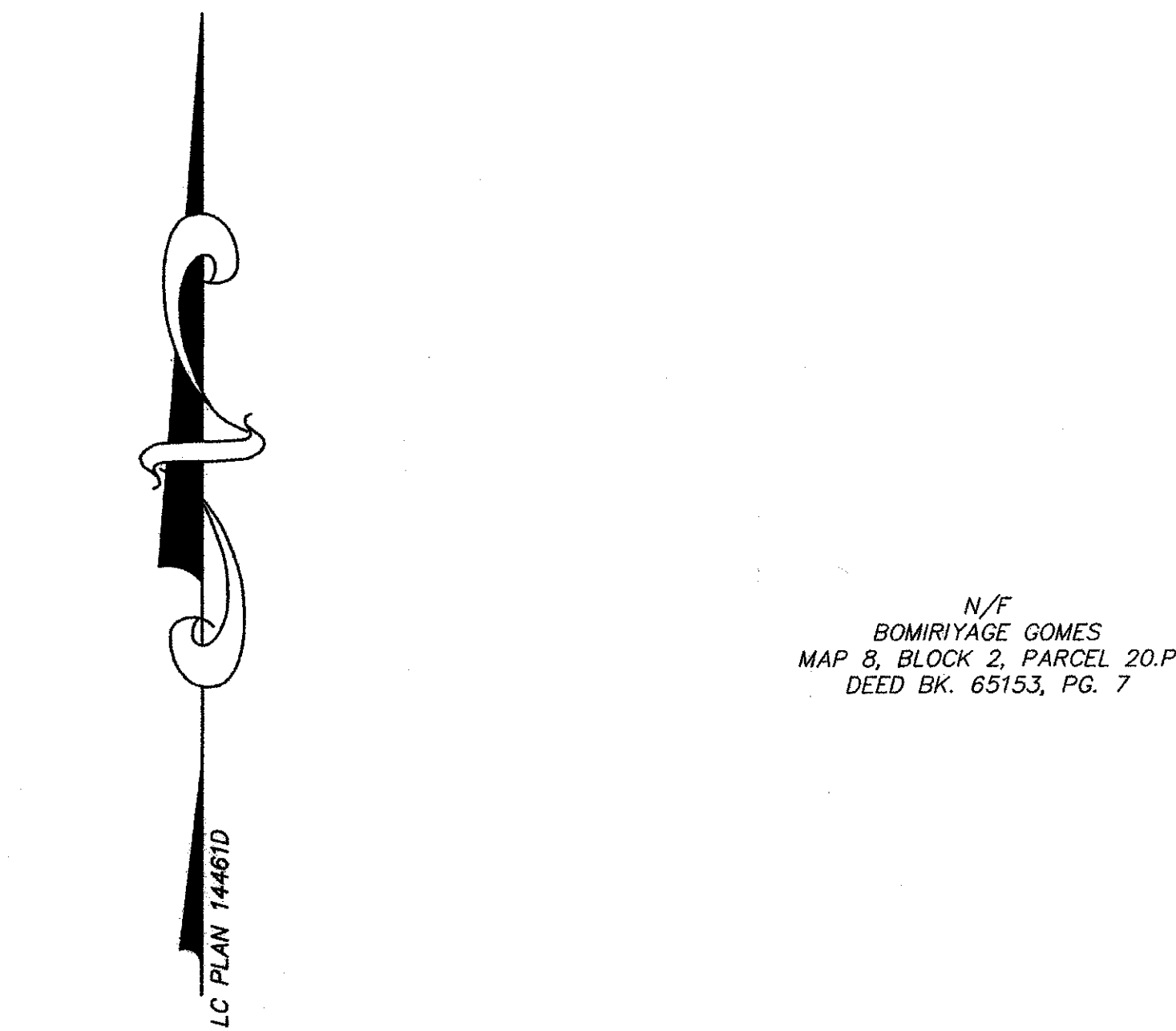
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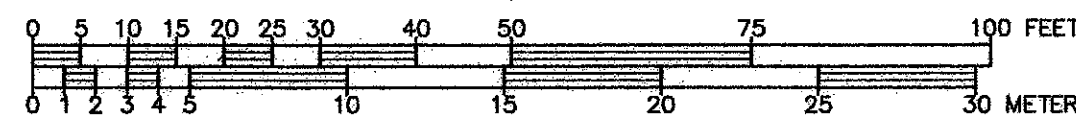
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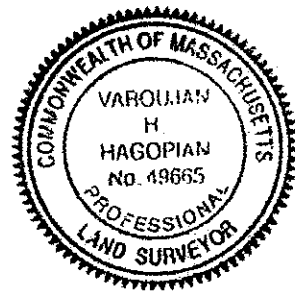
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