Notes:
1. The address is of this property is 268 Katama Road, Assessor's Parcel 36–101, 2.90 acres.
2. The property is located in the R20 Zoning District. Minimum lot size = 0.5 acres (21,780 s.f.), minimum setbacks are 30 foot front, 10 foot side & rear.

0 20 40
graphic scale–feet

Approval Under the Subdivision Control Law is Required:
Edgartown Planning Board

_____

_____

_____

_____

_____

Date: _____

I hereby certify that no notice of appeal was received during the twenty days next after receipt and recording of notice from the Planning Board of the approval of this plan.

_____
Town Clerk

Date: _____

This survey and plan were prepared in accordance with the Procedural and Technical Standards for the Practice of Land Surveying in the Commonwealth of Massachusetts.

I certify that the preparation of this plan conforms with the rules and regulations of the Registers of Deeds effective January 1, 1976 and as amended.

_____
Douglas R. Hoehn, Professional Land Surveyor

Date: _____

Puwal Realty Trust
16 Puwal Lane
Assessor's Parcel
36–158.4

Kruppers LLC
10 Puwal Lane
Assessor's Parcel
36–158.2

Gary Duala Homes LLC
264 Katama Road
Assessor's Parcel
36–372.1

Michael Gross &
Kimberly Kaplan–Gross
8 Puwal Lane
Assessor's Parcel
36–158.1

Jennifer & Kevin Cunningham
14 Puwal Lane
Assessor's Parcel
36–158.3

Donna Gazaille
20 Puwal Lane
Assessor's Parcel
36–100

Puwal Lane

Pedestrian Easement – 6 ft. wide

N 72°00'15"E 555.18'

256.25'

6'

IP F

298.92'

6'

Pedestrian Easement – 6 ft. wide

CB F

S 17°18'06"W 75.82'

asphalt road

Katama Road (public - 60 ft. wide)

23.30'

Arc 38.35'
Rad 30.00'

S 00°25'11"E 129.49'
93.99'

Lot 5
23,138 s.f.±

N 17°10'41"W 102.51'

Lot 4
23,267 s.f.±

177.86'

S 72°49'19"W 316.60'

Arc 55.90'
Rad 30.00'

N 72°49'19"E 289.50'

180.34'

12.19'

CB F

S 09°28'11"E 55.49'

asphalt road

38.82'

S 82°44'31"W 112.81'

S 72°49'19"W 30.00'

N 17°10'41"W 20.00'

Arc 31.42'
Rad 20.00'

138.74'

Private Way - 30 ft. wide

Lot 1
21,804 s.f.±

109.16'

bob

110.00'

S 17°10'41"E 147.40'

Arc 31.42'
Rad 20.00'

S 17°10'41"E 20.00'

N 72°49'19"E 30.00'

Lot 3
21,800 s.f.±

Lot 2
21,800 s.f.±

S 17°10'41"E 136.07'

S 72°49'19"W 186.62'

Adam & Sheila Helfant
2 Field Club Drive
Assessor's Parcel
36–102.15

N 15°45'11"W 249.39'

210.57'

37.40'

24.36'
S 72°49'19"W

S 17°10'41"E 43.67'

S 17°10'41"E 30.76'

11.48'

200'

Island Roads District

183.52'
S 72°49'19"W 195.00'

Town of Edgartown
93 Herring Creek Road
Assessor's Parcel
36–97.13

S 72°49'19"W 92.00'

15.00'
N 17°10'41"W

Ronald Redmond Jr. &
Kathleen Redmond
10 Field Club Drive
Assessor's Parcel
36–102.17

Bradford Malt, Trs.
6 Field Club Drive
Assessor's Parcel
36–102.16

Plan of Land in Edgartown, Mass.

Prepared For

Mattakesett Realty Trust - II

Scale: 1" = 20' January 7, 2021

revised: April 1, 2021

Schofield, Barbini & Hoehn Inc.
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