

LEGEND

- DRILL HOLE IN STONE BOUND FOUND
- S- SANITARY SEWER
- W- WATER LINE
- G- GAS LINE
- E- UNDERGROUND ELECTRIC
- OHW OVERHEAD WIRES
- U UTILITY POLE
- GP GUY POLE
- WG WATER GATE
- GG GAS GATE
- CB CATCH BASIN
- SM SEWER MANHOLE
- DM DRAIN MANHOLE
- LT LIGHT
- MW MONITORING WELL

NOTE

LOCATION OF UTILITIES SHOWN HEREON ARE THE RESULT OF SURFACE EVIDENCE AS LOCATED BY FIELD SURVEY, PLANS OF RECORD, INFORMATION FURNISHED BY THE RESPECTIVE UTILITY COMPANIES, AND OTHER AVAILABLE SOURCES. THIS PLAN DOES NOT NECESSARILY DEPICT THE EXACT LOCATION OF ALL UTILITIES WHICH MAY EXIST AT THIS TIME WITHIN THE PREMISES SURVEYED.

FLOOD ZONE INFORMATION

A REVIEW OF THE FLOOD INSURANCE RATE MAP, COMMUNITY-PANEL NO. 250214 00018 DATED JULY 17, 1996 HAS BEEN CONDUCTED AND TO THE BEST OF OUR INTERPRETATION THIS PROPERTY IS LOCATED IN FLOOD ZONE C (AREA OF MINIMAL FLOODING).

LOCUS TITLE REFERENCE

MAJENIK REALTY TRUST
 M.S.D.R.D. BOOK 23451 - PAGE 506
 LAND COURT PLAN NO. 839C
 REC'D. AS M.S.D.R.D. REG. BOOK 272 - PAGE 281
 PARCEL A1
 PLAN NO. 836 OF 1936
 REC'D. AS BOOK 6076 - END
 LOT NO. 2
 ASSESSORS PARCEL 64-A-2

CERTIFICATION

TO 460 SOMERVILLE AVENUE REALTY TRUST, CITIZENS BANK OF MASSACHUSETTS AND FIRST AMERICAN TITLE INSURANCE COMPANY:
 THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE (1) IN ACCORDANCE WITH "MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/ACSM LAND TITLE SURVEYS," JOINTLY ESTABLISHED AND ADOPTED BY ALTA, ACSM AND NSPS IN 1997, AND INCLUDES ITEMS 3, 4 AND 11 OF TABLE A THEREOF; AND (2) PURSUANT TO THE ACCURACY STANDARDS (AS ADOPTED BY ALTA AND ACSM AND IN EFFECT ON THE DATE OF THIS CERTIFICATION) OF AN URBAN SURVEY.

I REPORT THAT THIS PLAN SHOWS THE PROPERTY LINES OF EXISTING OWNERSHIPS, AND THE LINES OF STREETS AND WAYS SHOWN ARE THOSE OF PUBLIC OR PRIVATE STREETS OR WAYS ALREADY ESTABLISHED AND THAT NO NEW LINES FOR DIVISION OF EXISTING OWNERSHIP OR NEW WAYS ARE SHOWN.

I REPORT THAT THIS PLAN CONFORMS TO THE TECHNICAL AND PROCEDURAL STANDARDS FOR THE PRACTICE OF LAND SURVEYING IN THE COMMONWEALTH OF MASSACHUSETTS. FURTHERMORE I REPORT THAT THIS PLAN HAS BEEN PREPARED IN CONFORMITY WITH THE RULES AND REGULATIONS OF THE REGISTERS OF DEEDS OF THE COMMONWEALTH OF MASSACHUSETTS.

SIGNED: *Royce W. Hooper*

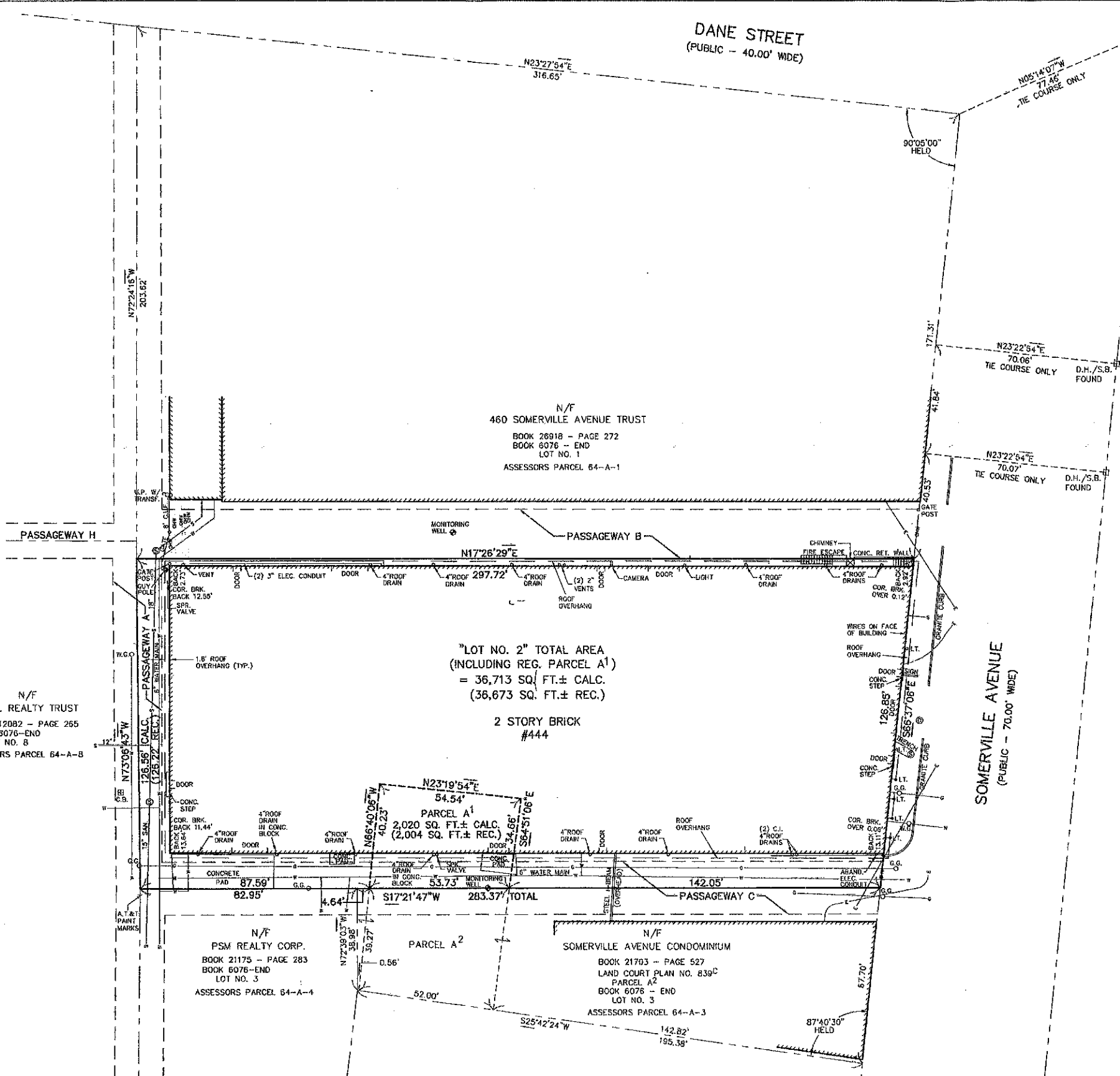
DATE: *Aug 11, 1999*



Copyright 1999 Design Consultants, Inc.

NO.	DATE	BY	REVISIONS

N/F
 S.M.S. REALTY TRUST
 BOOK 12082 - PAGE 265
 BOOK 6076-END
 LOT NO. 8
 ASSESSORS PARCEL 64-A-3



DANE STREET
 (PUBLIC - 40.00' WIDE)

GRANITE STREET
 (PUBLIC - 40.00' WIDE)

RESERVED FOR REGISTERS USE ONLY

ALTA/ACSM LAND TITLE SURVEY PLAN OF LAND
 444 SOMERVILLE AVENUE
 SOMERVILLE, MASSACHUSETTS
 SURVEYED FOR
 460 SOMERVILLE AVENUE REALTY TRUST

FIELD: L.J.G.
 CALCS: K.M.T.
 CHECKED: D.W.T.
 APPROVED: D.W.T.

Design Consultants, Inc.
 Consulting Engineers and Surveyors
 DESIGN CONSULTANTS BUILDING
 205 BEDFORD STREET
 SOMERVILLE, MA 02143
 (617) 776-9350

PROJECT NO. 99028
 DATE: AUG 11, 1999
 SHEET NO. 1 OF 1

Greentown Labs
"Dane Street Campus"

Extra Space Storage

DAYTIME OUTSIDE
VEHICLE STORAGE

Existing Building
MAACO
(36,360 s.f.)

Existing
Employee
Parking
(5 Spaces)

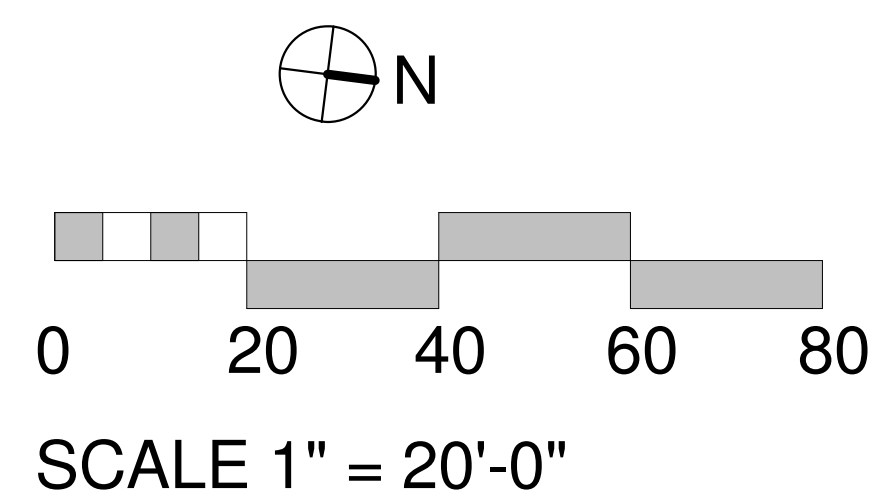
The Winebow Group

Local Alley

DAYTIME OUTSIDE
VEHICLE STORAGE

440 Somerville Ave.

Somerville Ave.



Greentown Labs
"Dane Street Campus"

Extra Space Storage

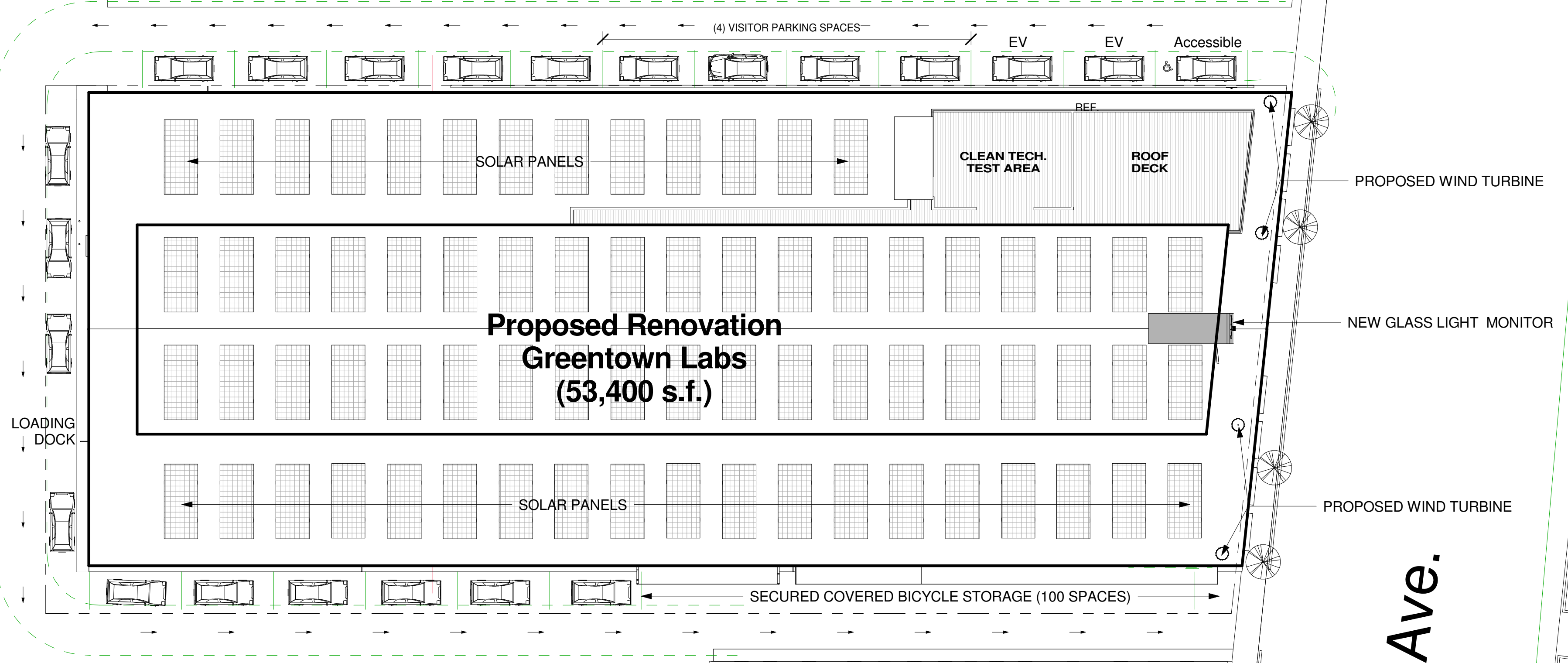
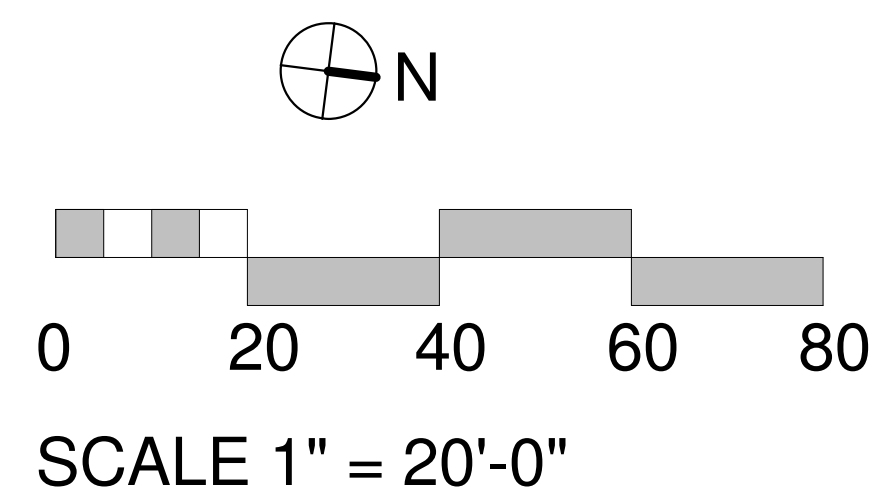
The Winebow Group

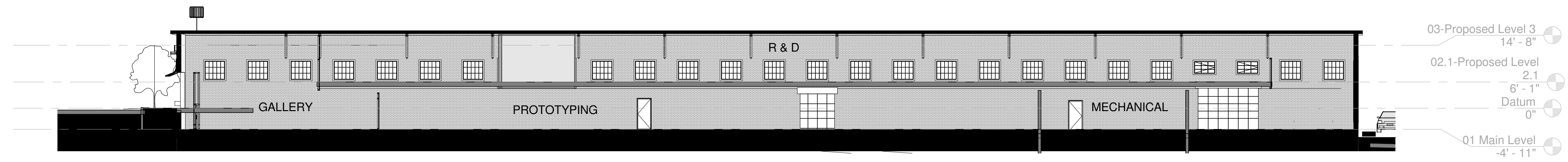
Local Alley

Somerville Ave.

440 Somerville Ave.

Proposed Renovation
Greentown Labs
(53,400 s.f.)

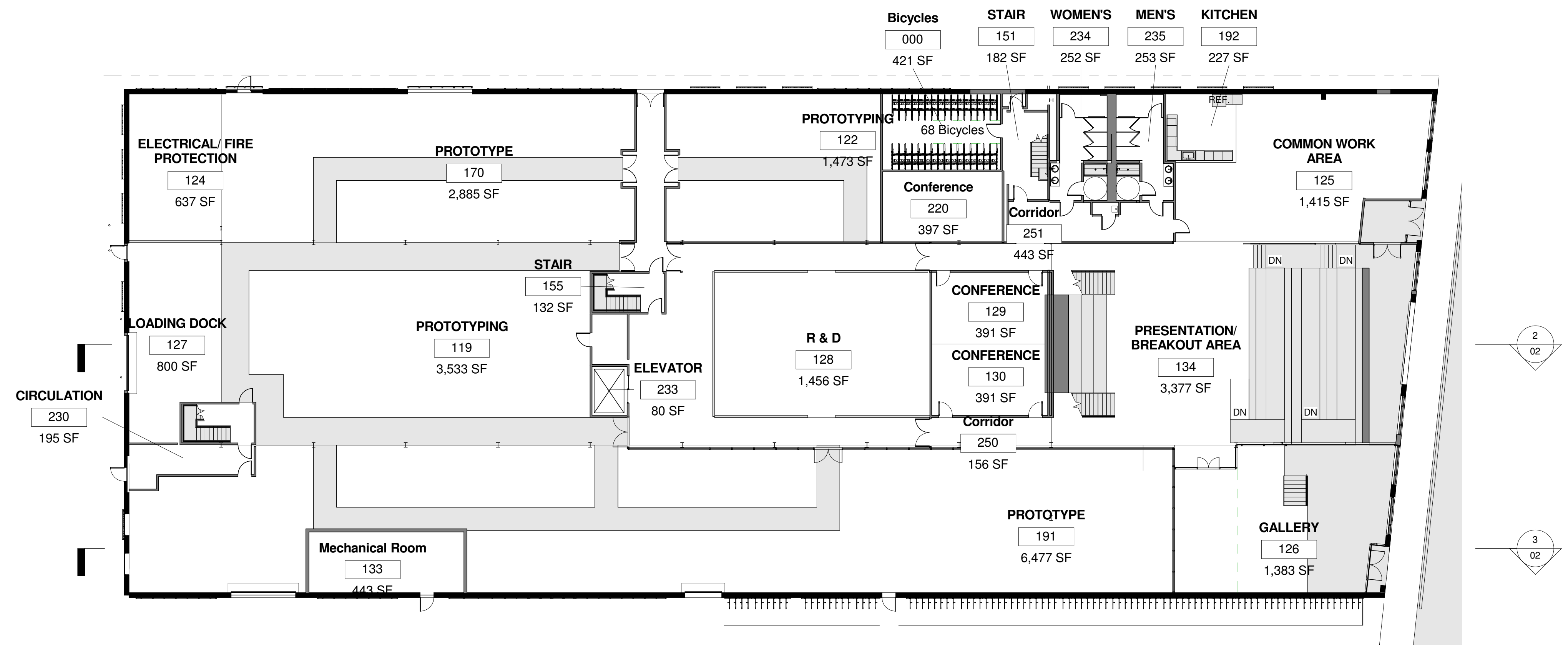




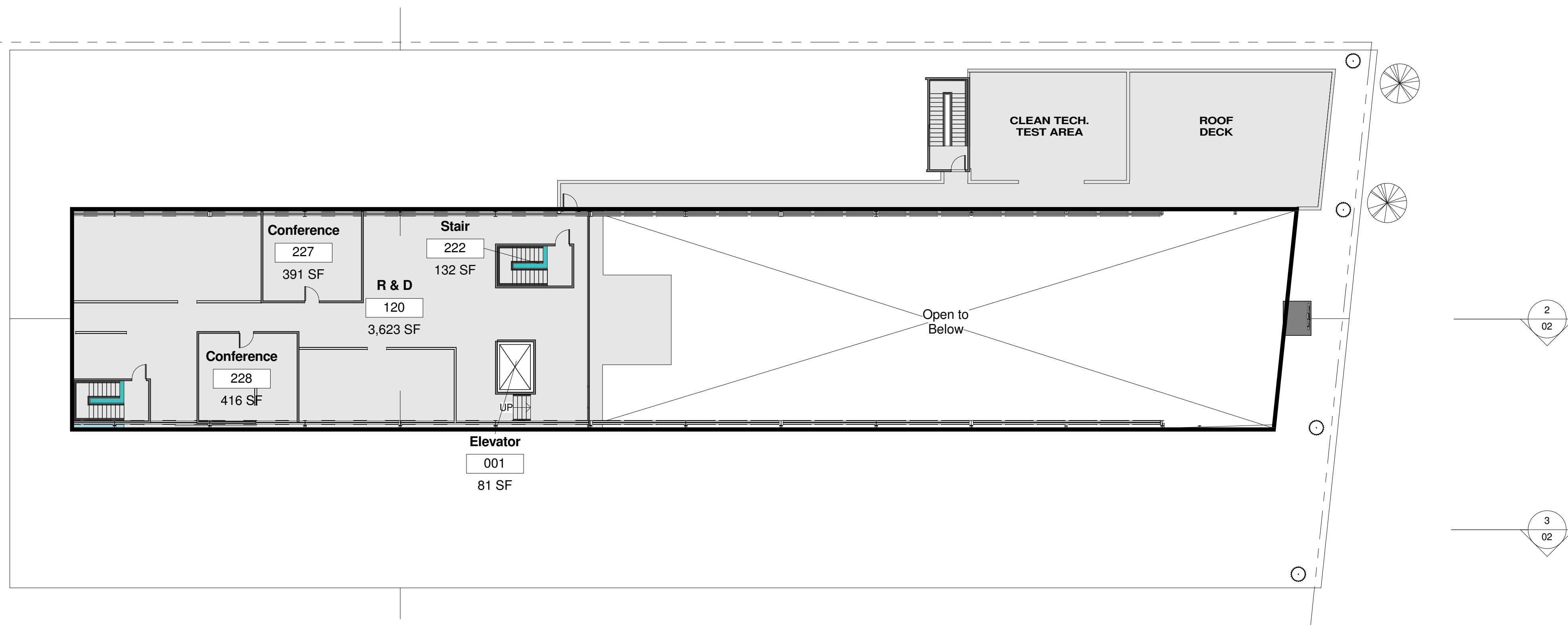
3 Looking East - Section 2
1/16" = 1'-0"



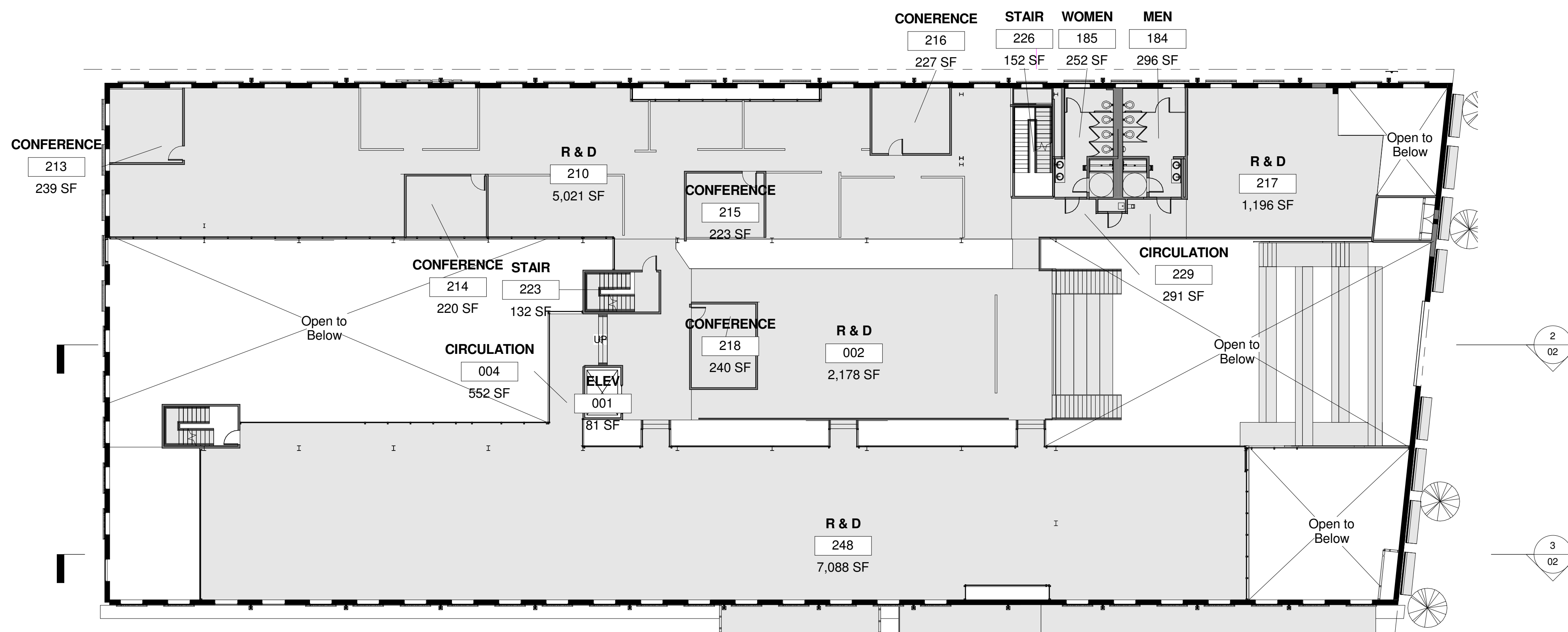
2 Looking East - Section 1
1/16" = 1'-0"



1 01 Proposed Level 1
1/16" = 1'-0"

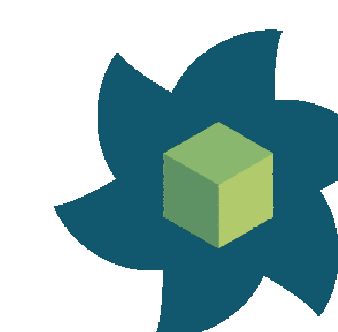


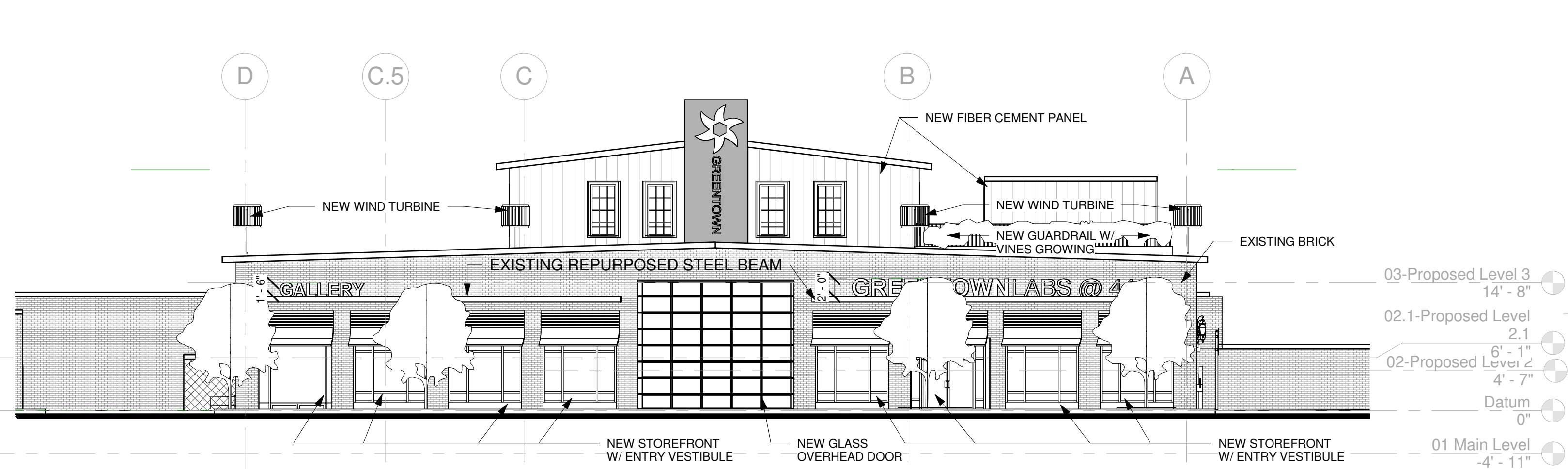
2 03-Proposed Level 3
1/16" = 1'-0"



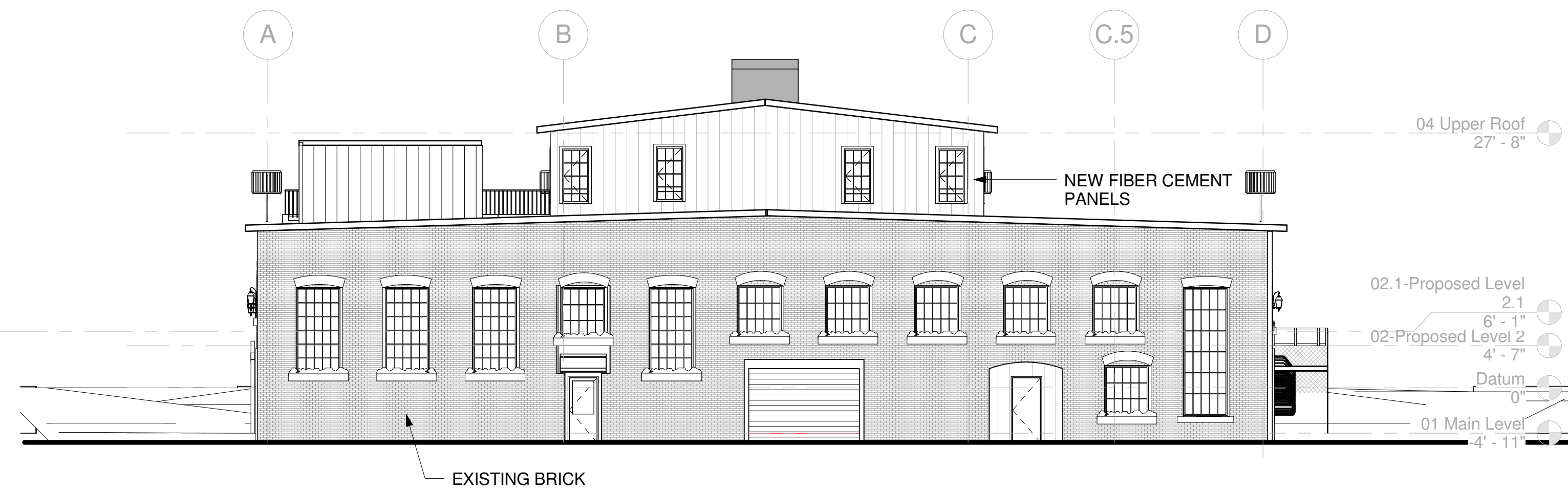
1 02-Proposed Level 2
1/16" = 1'-0"

GREENTOWN LABS AREA CALCULATIONS BY PROGRAM				
PROGRAM	FIRST	SECOND	THIRD	TOTAL
PROTOTYPE & MANUFACTURING	14368 SF	0 SF	0SF	14,368 SF
RESEARCH & DEVELOPMENT	1456 SF	15,679 SF	3,623 SF	20,758 SF
CONFERENCE	1,179 SF	1,149 SF	807 SF	3,135 SF
PRES./BREAKOUT AREA	3,377 SF	0 SF	0 SF	3377 SF
GALLERY	1383 SF	0 SF	0 SF	1383 SF
AMENITIES AREA	1642 SF	0 SF	0 SF	1642 SF
BIKE STORAGE	419 SF	0 SF	0 SF	419 SF
BUILDING REQUIREMENTS	2,275 SF	548 SF	0 SF	2823 SF
CIRCULATION	3,150 SF	1,200 SF	345 SF	4,695 SF
LOADING DOCK	800 SF	0 SF	0 SF	800 SF
TOTAL	30,049 SF	18,576 SF	4,775 SF	53,400 SF

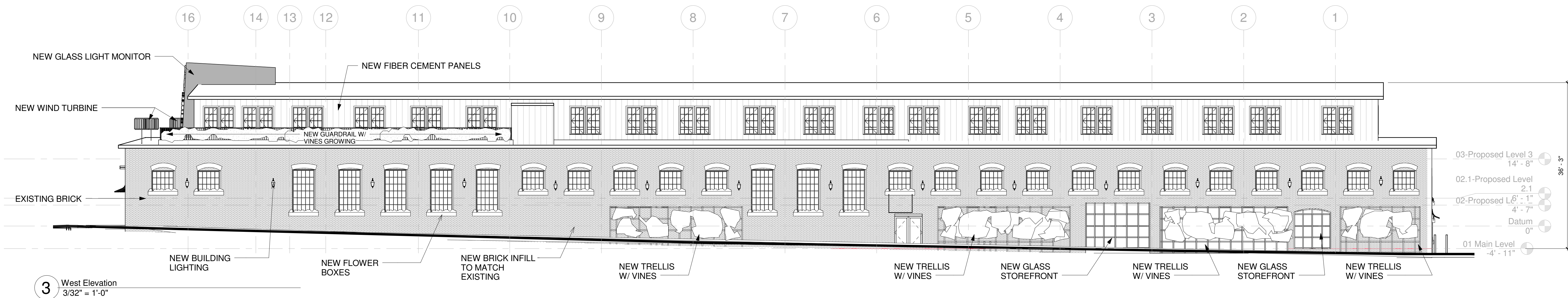




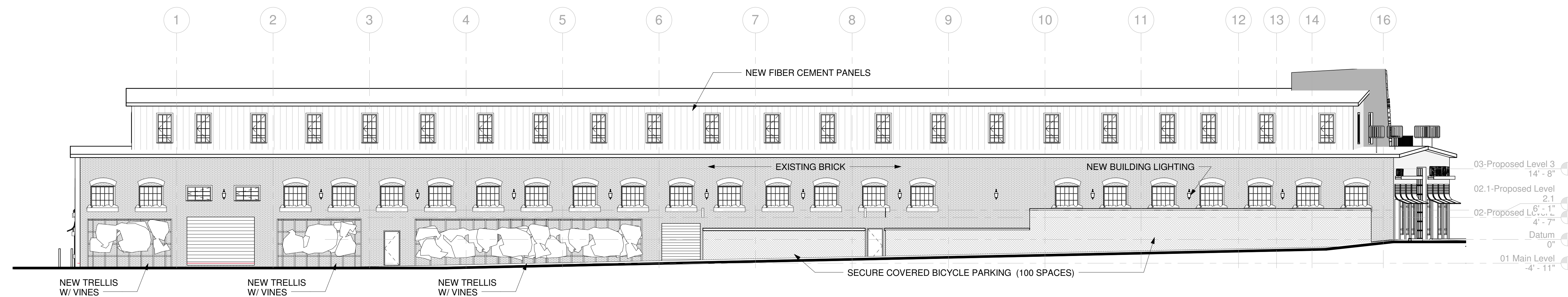
1 North Elevation
3/32" = 1'-0"



2 South Elevation
3/32" = 1'-0"

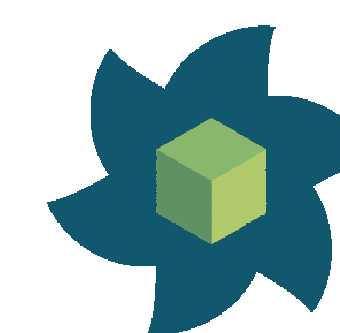


3 West Elevation
3/32" = 1'-0"



4 East Elevation
3/32" = 1'-0"

* ALL EXISTING WINDOWS TO BE REPLACED WITH NEW WINDOWS





4 VIEW OF REAR OF BUILDING SHOWING PROPOSED REAR ENTRANCE & LOADING DOCK