

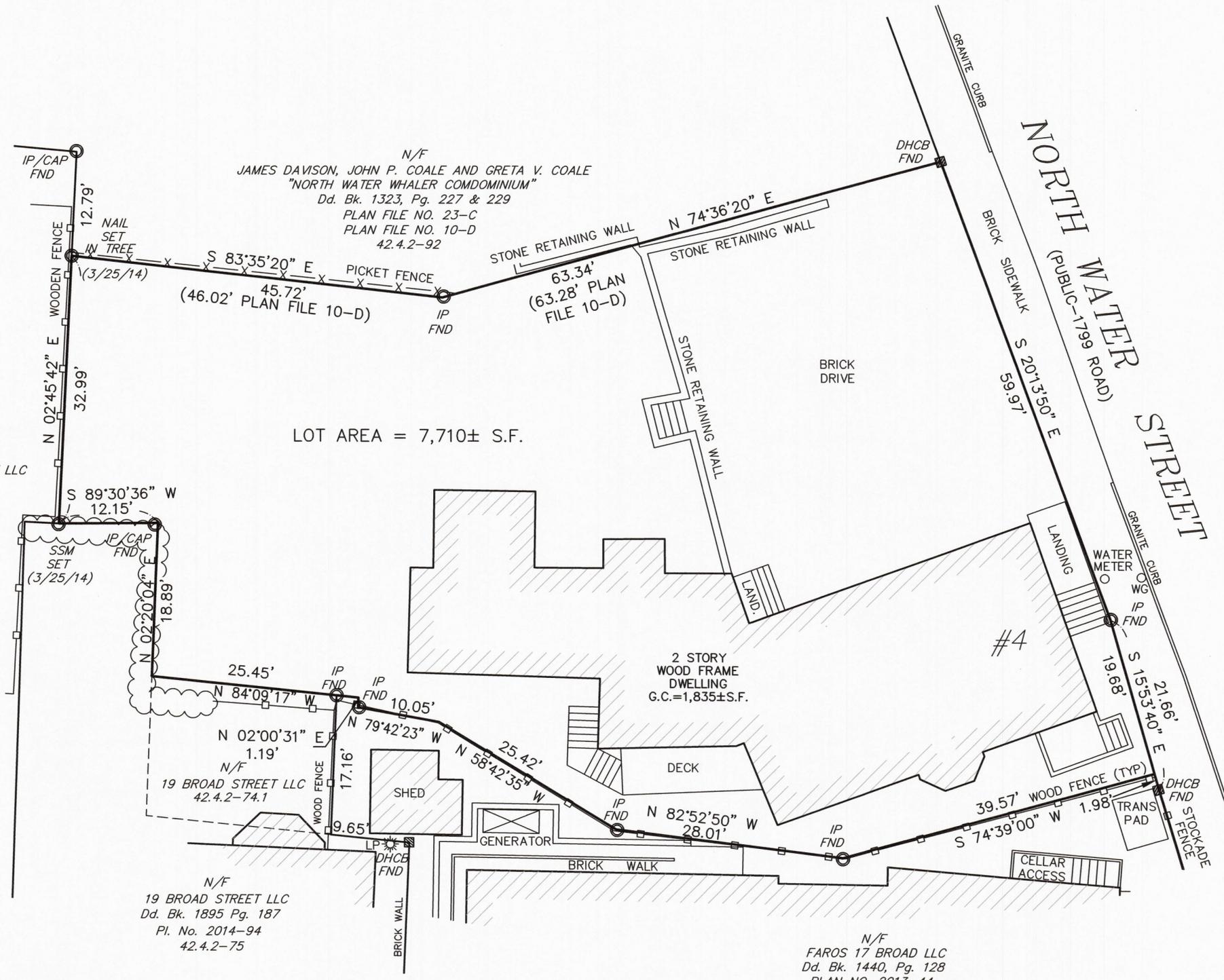
LOCUS MAP SCALE: 1"=300'

REFERENCES:
 OWNERS: OBED JOY LLC
 DEED REF.: BK 1248 PG. 153
 BK 1440 PG. 133
 PLAN REF.: PLAN BOOK 15, PAGE 117
 PLAN BOOK 24, PAGE 35
 PLAN NO. 2013-44
 PLAN NO. 2021-26
 ASSESSORS REF.: MAP 42.4.2-PARCEL 90

ZONING CLASSIFICATION
 DISTRICT: CDT
 MINIMUM LOT SIZE = 3,750 S.F.
 MINIMUM FRONTAGE = 35'
 FRONT YARD SETBACK = NONE
 SIDE & REAR LINE SETBACK = 0/5'
 MAX. GROUND COVER RATIO = 75%

N/F
 NANTUCKET BROAD STREET LLC
 Dd. Bk. 1391, Pg. 51
 Pl. Bk. 20, Pg. 44
 42.4.2-76

LEGEND:
 DHCB DRILL HOLE CONCRETE BOUND
 FND. FOUND
 SSM STEEL SURVEY MARKER
 IP IRON PIPE
 N/F NOW OR FORMERLY



LOT AREA = 7,710± S.F.

2 STORY
 WOOD FRAME
 DWELLING
 G.C.=1,835±S.F.

#4

N/F
 19 BROAD STREET LLC
 Dd. Bk. 1895 Pg. 187
 Pl. No. 2014-94
 42.4.2-75

N/F
 FAROS 17 BROAD LLC
 Dd. Bk. 1440, Pg. 128
 PLAN NO. 2013-44
 42.4.2-74

MERIDIAN: PL. BK. 24 PG. 35



GRAPHIC SCALE
 1"=10'

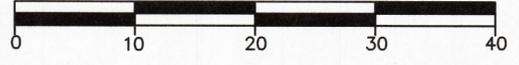


EXHIBIT PLAN
 #4 NORTH WATER STREET
 IN
 NANTUCKET, MASSACHUSETTS
 SCALE: 1"=10' DATE: 2/17/23
 PREPARED FOR:
 OBED JOY LLC
 NANTUCKET SURVEYORS, LLC
 5 WINDY WAY
 NANTUCKET, MA 02554
 (508) 228-0240