

OWNER:
KERRY E. REILLY & JANE S. SAVERY

DEED REFERENCE:
BOOK 1250 PAGE 81

PLAN REFERENCE:
LAND COURT PLAN 1852S

THE AREA AND DIMENSIONS SHOWN ON THE SITE PLAN ARE A COMPOSITE OF DEEDS OF RECORD, PLANS OF RECORD, AND A FIELD SURVEY.

PROPERTY LOCATED IN THE B ZONING DISTRICT.

UNIT AREAS SHOWN ARE BASED ON INTERIOR BUILDING WALL DIMENSIONS.

THE BUILDING HAS NO NANE.

ALL AREAS NOT LABELED EUA (EXCLUSIVE USE AREA) SHALL BE DEEMED COMMON.

THE BUILDING SHOWN ON THIS PLAN IS IN FLOOD ZONE "X". AREA OF MINIMAL FLOODING AS DESIGNATED BY THE FLOOD INSURANCE RATE MAP #25017C0419E, DATED JUNE 4, 2010.

I CERTIFY THAT THIS PLAN FULLY AND ACCURATELY DEPICTS THE LOCATION AND DIMENSIONS OF THE BUILDING AS-BUILT AND FULLY LISTS THE UNITS CONTAINED THEREIN, AND FURTHER FULLY AND ACCURATELY DEPICTS, LOCATES AND PROVIDES THE DIMENSIONS OF ALL LIMITED OR EXCLUSIVE USE COMMON AREAS AND FACILITIES OF THE CONDOMINIUM OUTSIDE OF ANY BUILDING.

I HEREBY CERTIFY THAT THIS PLAN FULLY AND ACCURATELY DEPICTS THE LAYOUT, LOCATION, UNIT NUMBERS AND DIMENSIONS OF THE UNITS, UNIT 90 & UNIT 92 OF THE 90-92 GROZIER ROAD CONDOMINIUM, AS BUILT.

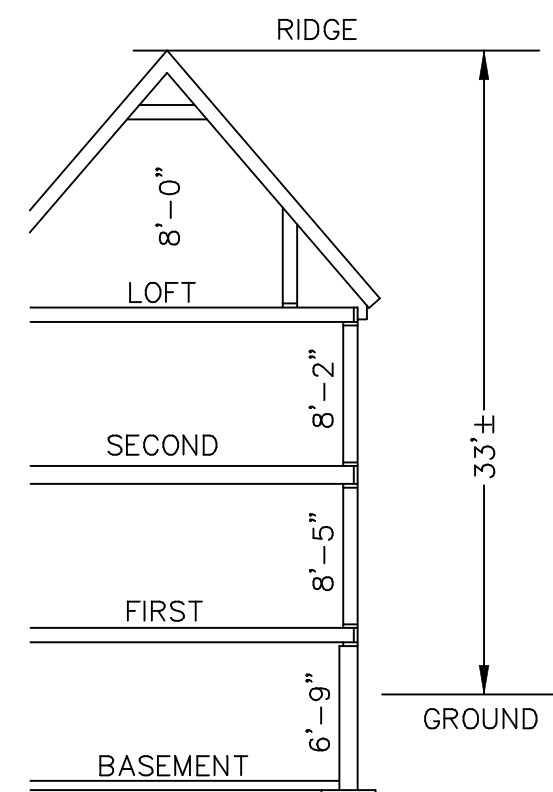
I HEREBY CERTIFY THAT THIS PLAN SHOWS THE UNIT DESIGNATION OF THE UNIT BEING CONVEYED AND OF IMMEDIATELY ADJOINING UNITS, AND THAT IT FULLY AND ACCURATELY DEPICTS THE LAYOUT OF THE UNIT, ITS LOCATION, DIMENSIONS, APPROXIMATE AREA, MAIN ENTRANCE AND IMMEDIATE COMMON AREA TO WHICH IT HAS ACCESS, AS BUILT.

I HEREBY CERTIFY THAT THE PROPERTY LINES SHOWN ON THIS PLAN ARE THE LINES DIVIDING EXISTING OWNERSHIPS, AND THE LINES OF THE 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 FOR NEW WAYS ARE SHOWN.

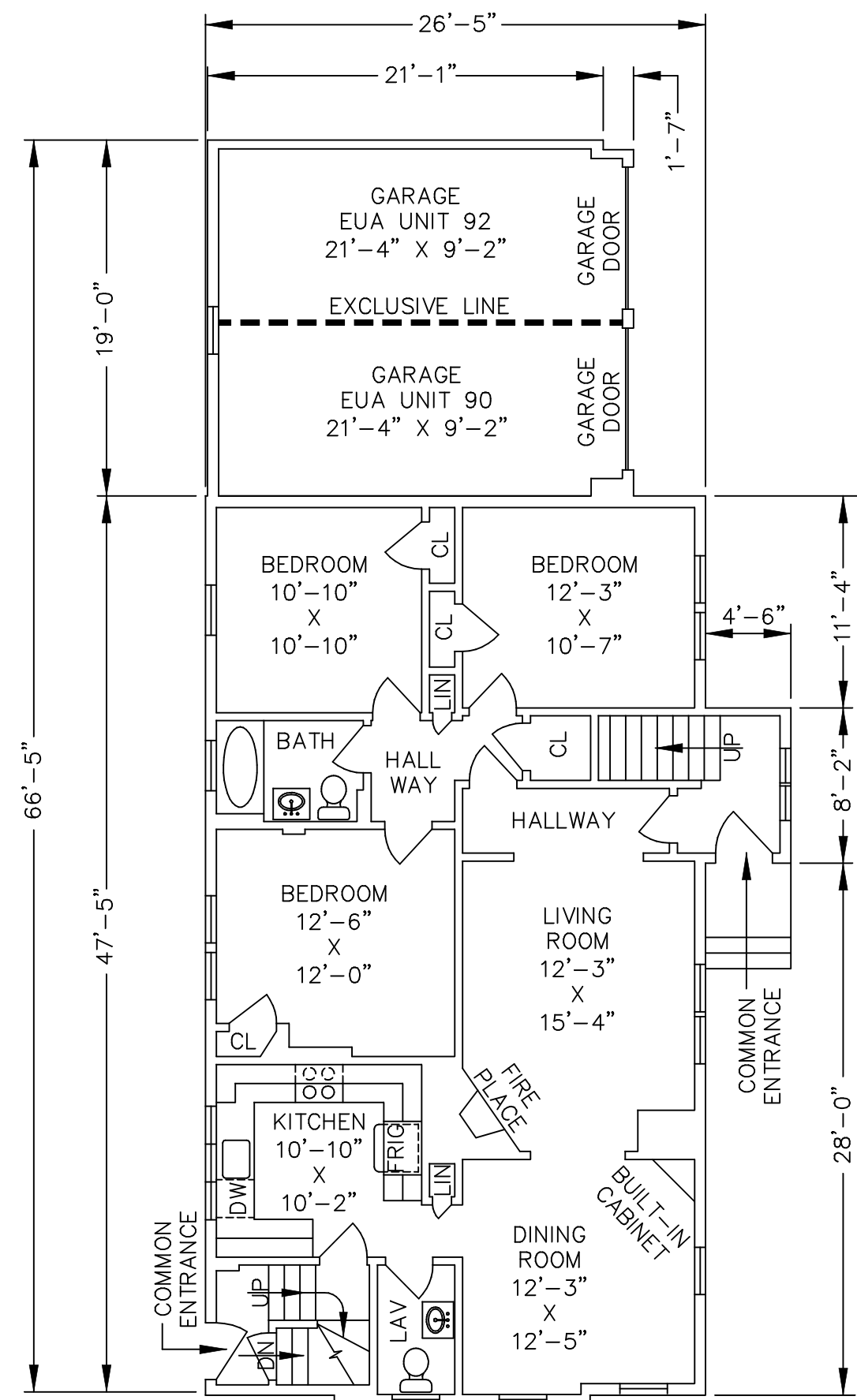
I HEREBY CERTIFY THAT THIS PLAN HAS BEEN PREPARED IN ACCORDANCE WITH THE RULES AND REGULATIONS OF THE REGISTER OF DEEDS OF THE COMMONWEALTH OF MASSACHUSETTS.

PROFESSIONAL LAND SURVEYOR _____

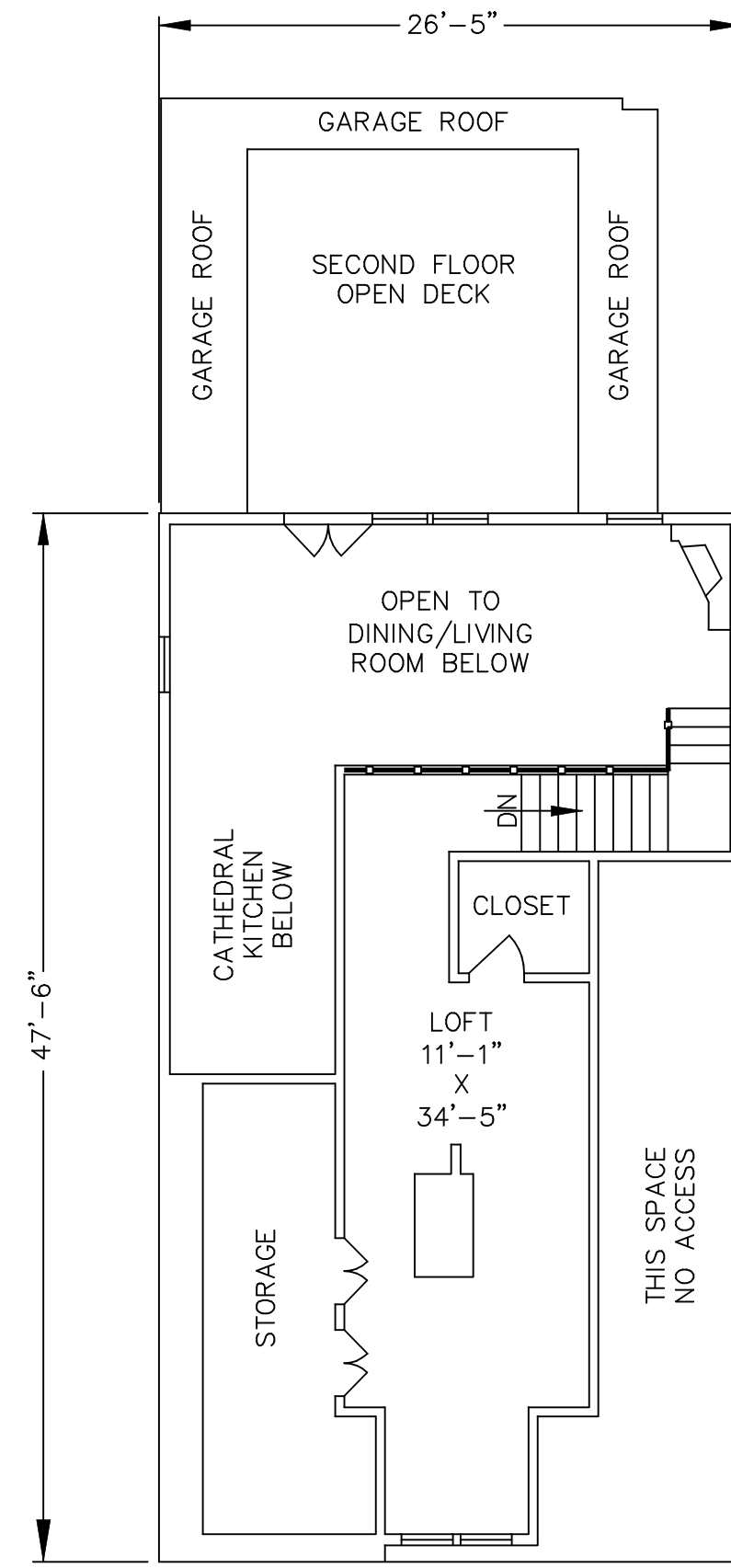
DATE _____



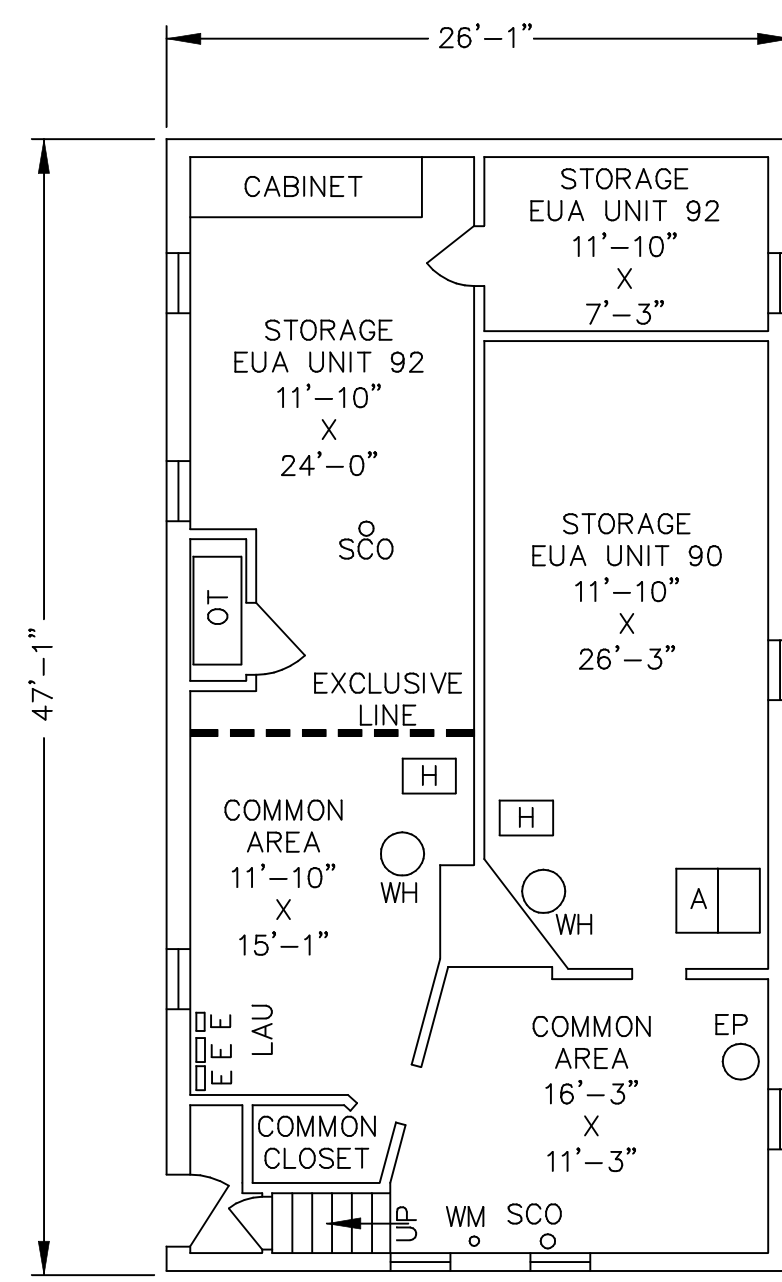
BUILDING HEIGHT
N.T.S.



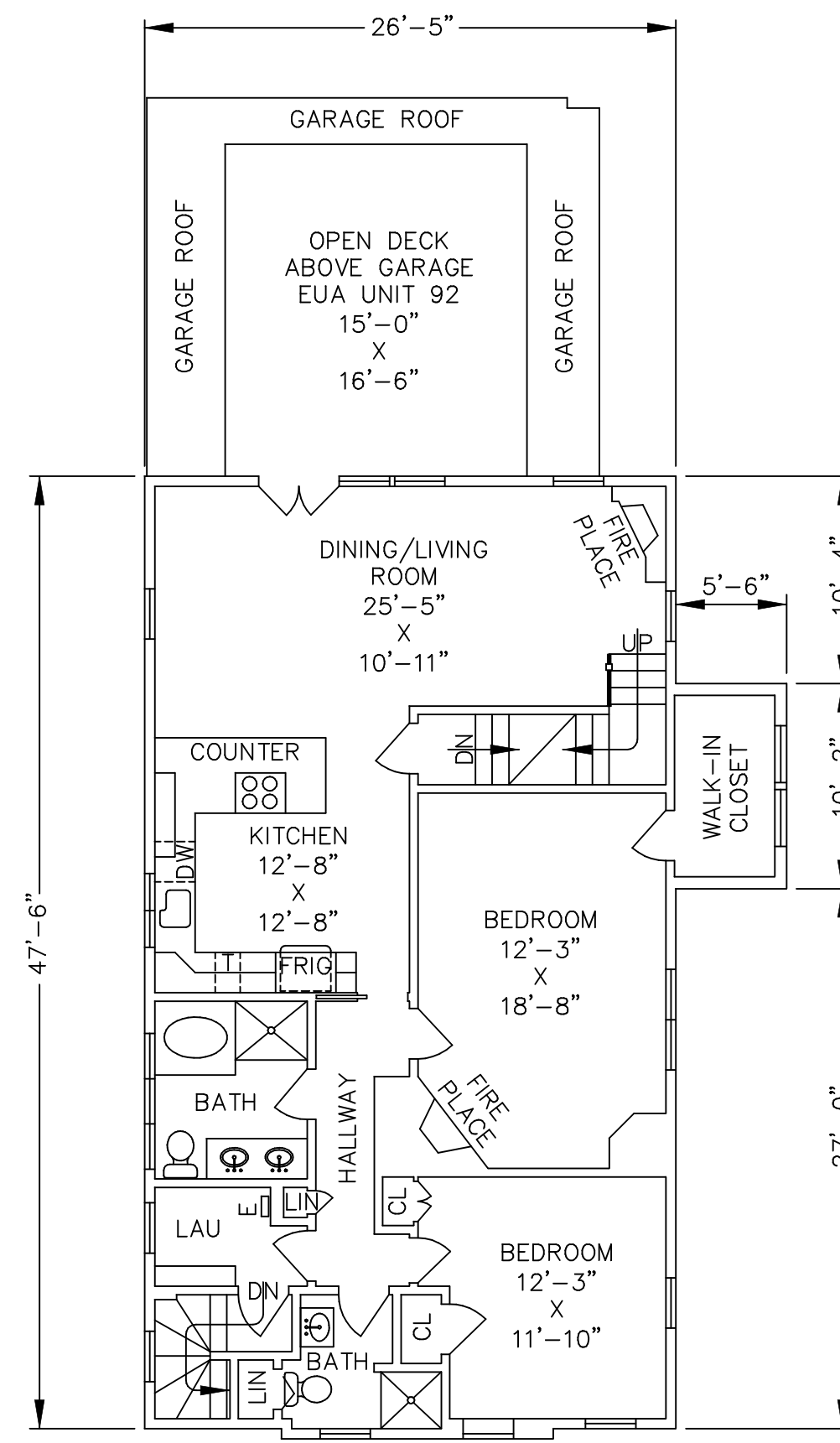
UNIT 90
FIRST FLOOR



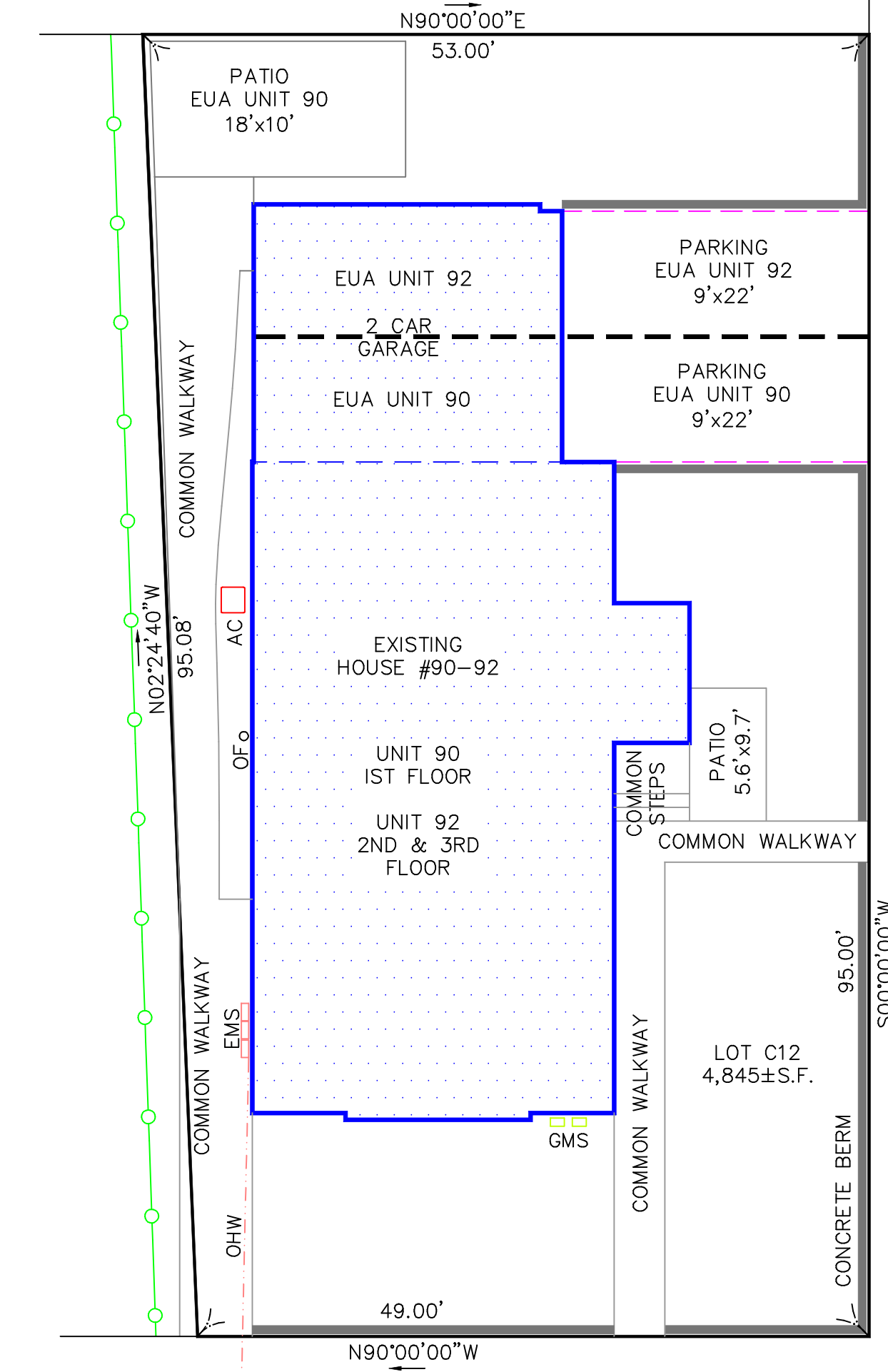
UNIT 92
THIRD FLOOR



BASEMENT



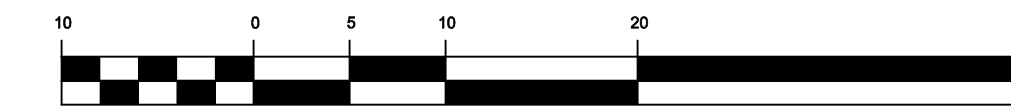
UNIT 92
SECOND FLOOR



GROZIER ROAD

SITE PLAN

GRAPHIC SCALE



LEGEND

- A = AIR HANDLING UNIT
- AC = AIR CONDITIONING CONDENSER
- CL = CLOSET
- DN = DOWN
- DW = DISHWASHER
- E = ELECTRICAL PANEL
- EMS = ELECTRICAL METERS
- EP = EJECTOR PUMP
- EUA = EXCLUSIVE USE AREA
- GMS = GAS METERS
- H = HVAC
- LAU = LAUNDRY
- LIN = LINEN CLOSET
- OHW = OVERHEAD WIRES
- OT = OIL TANK
- SCO = SEWER CLEANOUT
- WH = WATER HEATER
- WM = WATER METER

AREA OF UNITS

| UNIT 90 | | UNIT 92 | |
|--------------|-------------|--------------|-------------|
| GARAGE | = 194±S.F. | GARAGE | = 194±S.F. |
| FIRST FLOOR | = 1121±S.F. | SECOND FLOOR | = 1219±S.F. |
| BASEMENT EUA | = 296±S.F. | THIRD FLOOR | = 445±S.F. |
| | | BASEMENT EUA | = 380±S.F. |

COMMON BASEMENT = 404±S.F.
COMMON FIRST FLOOR = 71±S.F.

90-92 GROZIER ROAD CONDOMINIUM

UNIT 90 AND UNIT 92
90-92 GROZIER ROAD
CAMBRIDGE, MASSACHUSETTS

PRELIMINARY

UNITS FLOOR PLAN
SCALE: 1/8" = 1'

SITE PLAN
SCALE: 1" = 10'

DATE: MARCH 17, 2014

PREPARED BY:
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