

**RESTRICTIVE COVENANTS**

- 1) THE PROPERTY SHALL BE USED FOR RESIDENTIAL PURPOSES ONLY AND NOT FOR ANY COMMERCIAL OR INDUSTRIAL USES EXCEPT FOR CUSTOMARY HOME OCCUPATIONS
  - 2) ALL CONSTRUCTION SHALL CONFORM TO THE PROVISIONS OF ANY ZONING ORDINANCE FOR THE TOWN OF FRANKLIN IN EFFECT AT THE TIME OF COMMENCEMENT OF CONSTRUCTION
  - 3) TRASH, GARBAGE, REFUSE OR OTHER SOLID WASTE SHALL NOT BE KEPT ON ANY LOT BEYOND A REASONABLE PERIOD OF TIME NECESSARY TO ARRANGE FOR ITS REMOVAL AND UNTIL SUCH REMOVAL SHALL BE KEPT OR MAINTAINED IN A SANITARY CONTAINER SUITABLE TO SUCH PURPOSE
  - 4) EASEMENTS FOR UTILITY POWER, DRAINAGE AND OTHER PURPOSES ARE EXPRESSLY RESERVED ALONG A 10' STRIP ON ANY ROAD FRONTAGE AND THE SELLER SHALL HAVE THE RIGHT TO PERMIT USE OF OR ASSIGN SUCH EASEMENTS FOR SUCH PURPOSES.
- THE FOREGOING RESTRICTIONS ARE PERMANENT RESTRICTIONS (NOT CONDITIONS SUBSEQUENT) AND SHALL BE FOR THE BENEFIT OF ALL LOTS WITHIN THIS SUBDIVISION AND SHALL BE MADE A PART THEREOF AND SHALL RUN WITH THE LAND. INVALIDATION OF ANY ONE PROVISION BY COURT DECREE OR OTHERWISE SHALL NOT AFFECT ANY OTHER PROVISION WHICH SHALL REMAIN IN FULL FORCE AND EFFECT.

**NOTES**

BEING A SUBDIVISION OF A PORTION OF A LOT OF LAND DESCRIBED BK 1600, PG 191 OF THE HANCOCK COUNTY REGISTRY OF DEEDS

INTERPOLATED CONTOURS BASED ON 1985 SEA LEVEL DATUM

TOTAL AREA = 19.61 AC.

SEWAGE WILL BE DISPOSED OF BY INDIVIDUAL SEPTIC TANKS AND WATER WILL BE PROVIDED BY INDIVIDUAL WELLS

UTILITY POLES ARE ON RTE 200

OWNER & SUBDIVIDER: FARMSIDE INVESTMENTS INC

SURVEYOR: STEPHEN E DOWNEY RLS

SOIL SURVEY: PETER CRANE LSE

THIS PLAN HAS BEEN APPROVED WITH CONDITIONS BY THE FRANKLIN PLANNING BOARD IN ACCORDANCE WITH TITLE 30A MRSA, SECTION 4404 et seq. APPROVED UNITS MAY BE SOLD OR LEASED ONLY IN ACCORDANCE WITH ANY TERMS AND CONDITIONS ATTACHED TO THE SUBDIVISION PERMIT WHICH IS RECORDED IN THE HANCOCK COUNTY REGISTRY OF DEEDS IN BOOK \_\_\_\_\_ ON PAGE \_\_\_\_\_

Oct. 16, 1991 DATE

*William Campbell* CHAIRMAN

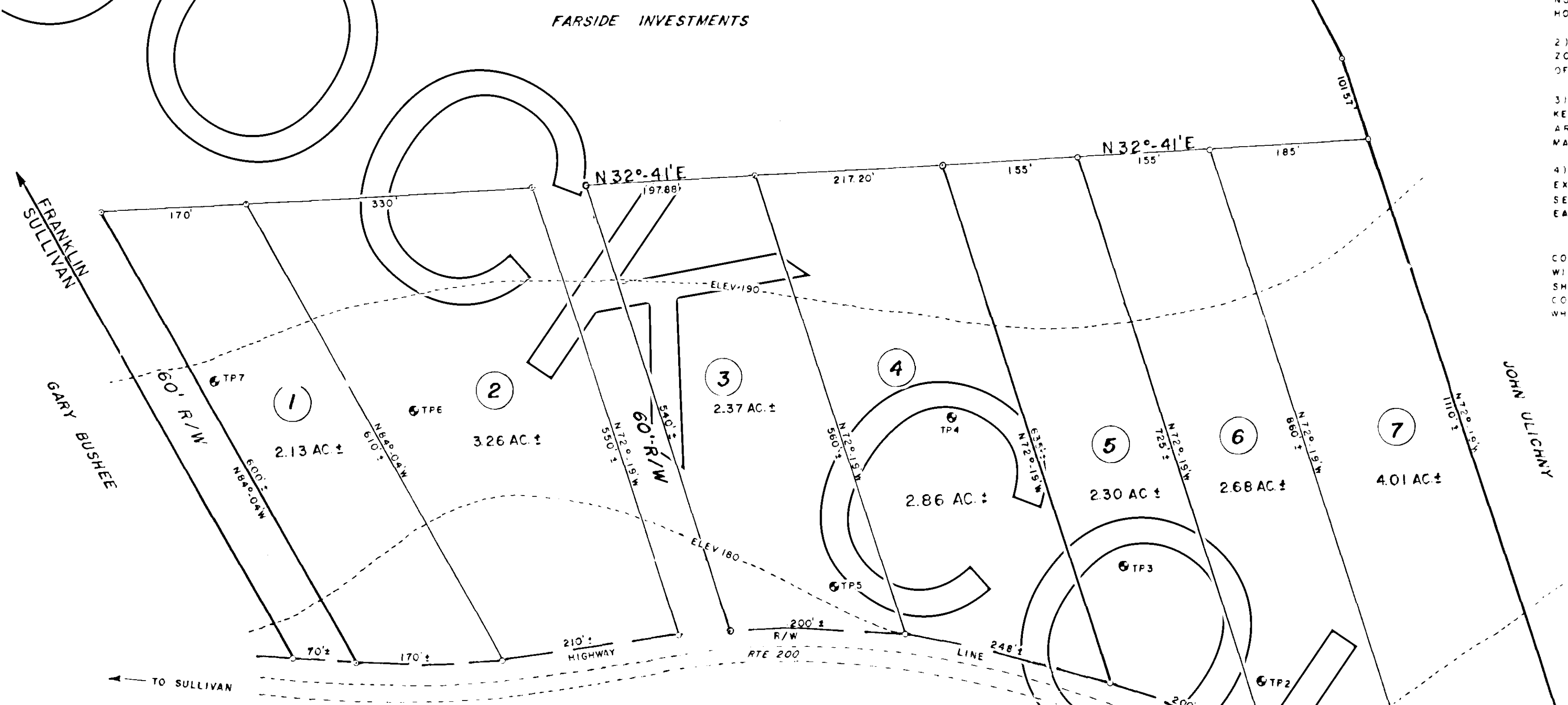
*William Bellings*

*Edward H. Hays*

*Edward H. Hays*

**NOTE**

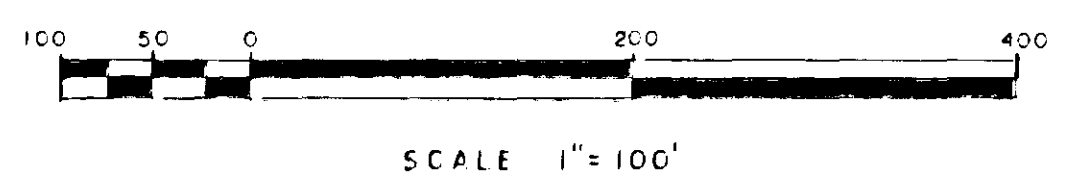
THIS PLAN WAS PREPARED IN ACCORDANCE WITH TITLE 30A, SECTION 4407 OF THE STATE OF MAINE REVISED STATUTES.



**REVISED SUBDIVISION PLAN**  
**PLANFILE 23 NO. 73**

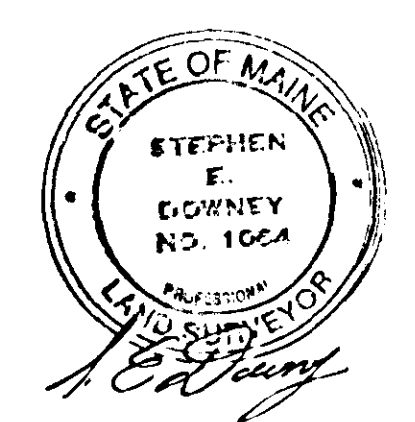
**FARMSIDE ESTATES**

SUBDIVISION  
FRANKLIN, MAINE



REVISED: AUGUST, 1991  
OCTOBER, 1989

- LEGEND**
- IRON PIN SET
  - ⊙ SOIL TEST PIT
  - MAG MAGNETIC
  - R/W RIGHT OF WAY



STATE OF MAINE  
HANCOCK CO. REGISTRY OF DEEDS  
RECEIVED October 17, 1991  
AT 9:32 AM AND RECORDED  
FILE 24 NO. 162  
*James D. Daulton*  
REGISTER