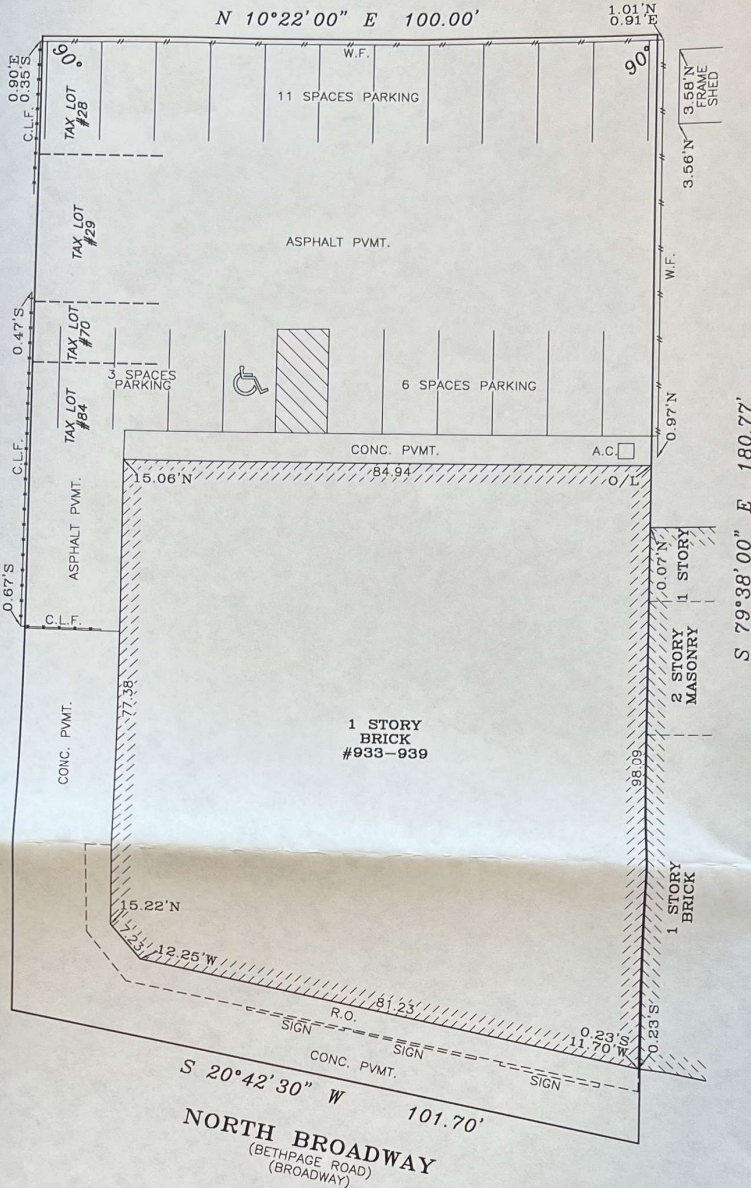


1 1/2 STORY
FRAME
12.82'W 12.95'W

NORTH PINE STREET
(PINE STREET)

N 79°38'00" W 162.52'



LEGEND:
AIR CONDITIONER — A.C.
ROOF OVER — R.O.
CONCRETE — CONC.
PAVEMENT — P.V.M.T.
CHAIN LINK FENCE — C.L.F.
WOOD FENCE — W.F.

FILED MAP:

LOT NUMBERED 52-55 BOTH INCLUSIVE, IN BLOCK 42, AS SHOWN ON A CERTAIN MAP ENTITLED, "LAND OF LOTS IN TOWN OF OYSTER BAY, PROPERTY OF SARAH S. DEXTER, SURVEYED BY JOHN D. CORNELIUS, DRAWN BY W. BRADLEY, APRIL, 1878" AND FILED IN THE OFFICE OF THE CLERK OF THE COUNTY OF QUEENS ON MAY 7, 1878 UNDER FILE NO. 654 AND IN THE OFFICE OF THE CLERK OF THE COUNTY OF NASSAU UNDER FILE NO. 36

THE OFFSETS OR DIMENSIONS SHOWN FROM THE STRUCTURES TO THE PROPERTY LINES ARE FOR A SPECIFIC PURPOSE AND USE AND THEREFORE ARE NOT INTENDED TO GUIDE THE ERECTION OF FENCES, RETAINING WALLS, POOLS, PLANTING AREAS, ADDITIONS TO STRUCTURES AND ANY OTHER CONSTRUCTION.

THE EXISTENCE OF RIGHT OF WAYS AND/OR EASEMENTS OF RECORD, IF ANY, NOT SHOWN ARE NOT CERTIFIED.

UNAUTHORIZED ALTERATION OR ADDITION TO THIS SURVEY IS A VIOLATION OF SECTION 7209 OF THE NEW YORK STATE EDUCATION LAW.
COPIES OF THIS SURVEY MAP NOT BEARING THE LAND SURVEYOR'S INKED SEAL OR EMBOSSED SEAL SHALL NOT BE CONSIDERED TO BE A VALID TRUE COPY.

CERTIFICATION INDICATED HEREON SHALL RUN ONLY TO THE PERSON FOR WHOM THE SURVEY IS PREPARED, AND ON HIS BEHALF TO THE TITLE COMPANY, GOVERNMENTAL AGENCY AND LENDING INSTITUTION LISTED HEREON, AND TO THE ASSIGNEES OF THE LENDING INSTITUTION. CERTIFICATIONS ARE NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.

PRECISION SURVEYS

TITLE • ARCHITECTURAL • BOUNDARY • CONSTRUCTION

40 FRANKLIN AVE. FRANKLIN SQUARE, N.Y. 11010
Ph. • (718) 472-1571 • (516) 488-1608

CHRISTOPHER M. BUCKLEY
PROFESSIONAL LAND SURVEYOR

SURVEY OF: Described Property

LOCATED AT:
933-939 Broadway, Massapequa
County of Nassau
State of New York

TAX DESIG: Sec. 52, Block 93, Lots 84, 70, 28, 29

CERTIFIED TO:
Regal Title Agency
Stewart Title Insurance Company
North Broadway Centre LLC

TITLE No.: RT-46625
DATE: October 7, 2021
SCALE: 1"=20'

Job No. 48536
Drawn By: MM



