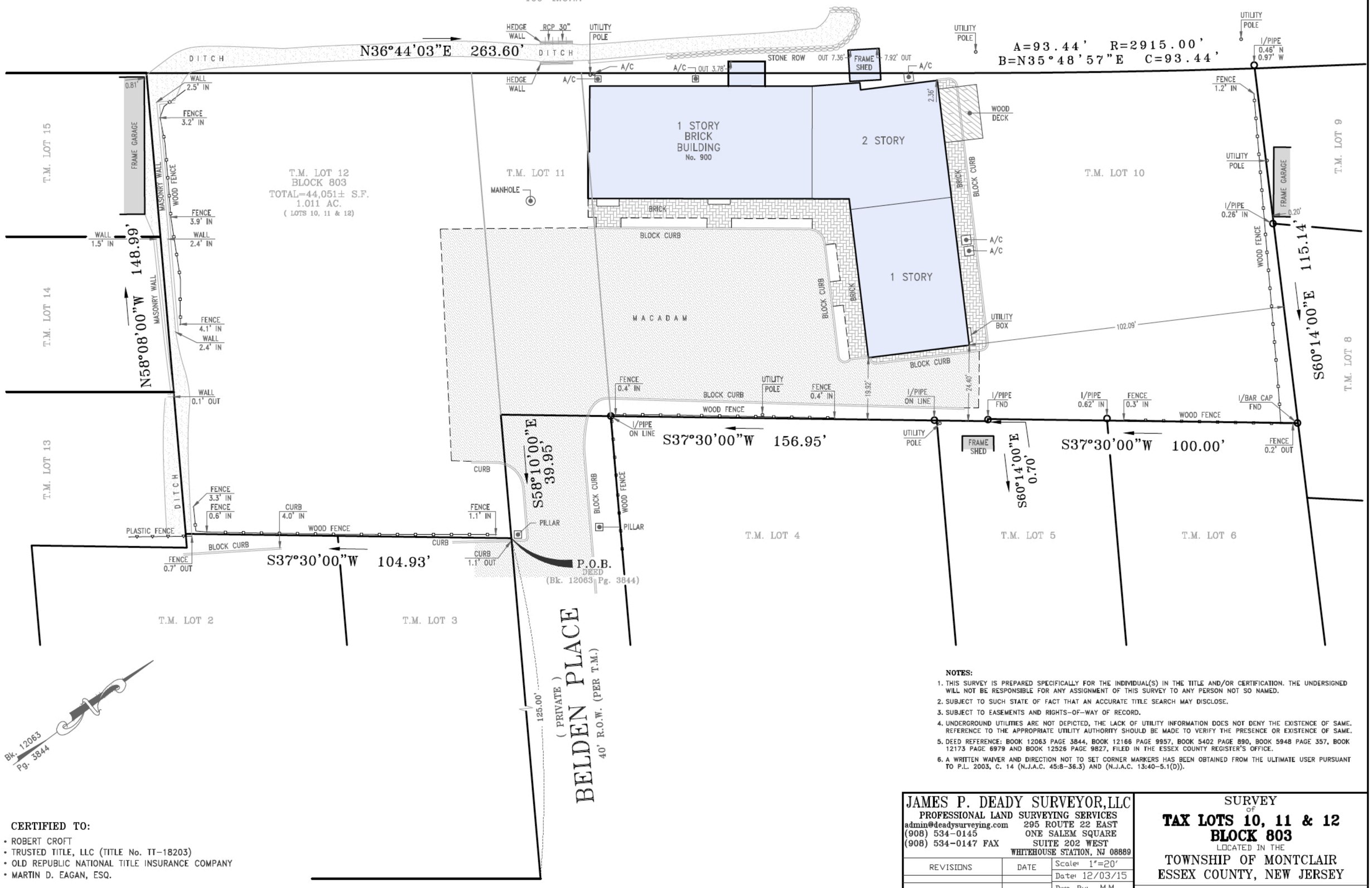
Job No. 713-176

CLASS I
(N.J.D.O.T.) ERIE LACKAWANNA RAILWAY CO.
NEW YORK AND GREENWOOD LAKE BRANCH, MAIN LINE
100' R.O.W.



NOTES:

1. THIS SURVEY IS PREPARED SPECIFICALLY FOR THE INDIVIDUAL(S) IN THE TITLE AND/OR CERTIFICATION. THE UNDERSIGNED WILL NOT BE RESPONSIBLE FOR ANY ASSIGNMENT OF THIS SURVEY TO ANY PERSON NOT SO NAMED.
2. SUBJECT TO SUCH STATE OF FACT THAT AN ACCURATE TITLE SEARCH MAY DISCLOSE.
3. SUBJECT TO EASEMENTS AND RIGHTS-OF-WAY OF RECORD.
4. UNDERGROUND UTILITIES ARE NOT DEPICTED, THE LACK OF UTILITY INFORMATION DOES NOT DENY THE EXISTENCE OF SAME. REFERENCE TO THE APPROPRIATE UTILITY AUTHORITY SHOULD BE MADE TO VERIFY THE PRESENCE OR EXISTENCE OF SAME.
5. DEED REFERENCE: BOOK 12063 PAGE 3844, BOOK 12166 PAGE 9957, BOOK 5402 PAGE 890, BOOK 5948 PAGE 357, BOOK 12173 PAGE 6979 AND BOOK 12526 PAGE 9827, FILED IN THE ESSEX COUNTY REGISTER'S OFFICE.
6. A WRITTEN WAIVER AND DIRECTION NOT TO SET CORNER MARKERS HAS BEEN OBTAINED FROM THE ULTIMATE USER PURSUANT TO P.L. 2003, C. 14 (N.J.A.C. 45:8-36.3) AND (N.J.A.C. 13:40-5.1(D)).

CERTIFIED TO:

- ROBERT CROFT
- TRUSTED TITLE, LLC (TITLE No. TT-18203)
- OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY
- MARTIN D. EAGAN, ESQ.

JAMES P. DEADY SURVEYOR, LLC
PROFESSIONAL LAND SURVEYING SERVICES
admin@deadysurveying.com
(908) 534-0145
(908) 534-0147 FAX
295 ROUTE 22 EAST
ONE SALEM SQUARE
SUITE 202 WEST
WHITEHOUSE STATION, NJ 08889

REVISIONS	DATE	
		Scale: 1"=20'
		Date: 12/03/15
		Dwn. By: M.M.
		Chk'd By: J.C.R.
		FILE# 713-176-1
		BK . PG .

SURVEY OF
TAX LOTS 10, 11 & 12
BLOCK 803
LOCATED IN THE
TOWNSHIP OF MONTCLAIR
ESSEX COUNTY, NEW JERSEY