

SURVEY OF PROPERTY

SCTM No. 100-159-4-45.1

120p66

LOT 1

Map Of

HEDGE ROW ESTATES

Filed April 2 1982 as map no. 7062

Situate

Town Of East Hampton

Suffolk County, New York

SCALE: 1" = 40'

AREA: 177,792 sq. ft.
or 4.0815 acres



Certified only to:
Gery DePersio
Charlotte DePersio
Fidelity National Title Insurance
Company of New York, Inc.

- indicates found concrete monument
- indicates found iron rod
- indicates set 1/2" iron pin
- ▲ indicates utility pole

Curve	Delta Angle	Radius	Arc	Tangent	Chord	Chord Bearing
1	7°29'45"	150.00'	20.06'	10.04'	20.05'	S 62°09'14"W
2	58°28'17"	150.00'	152.32'	84.24'	146.90'	S 28°59'22"W
3	140°00'00"	150.00'	150.00'	19.55'	28.61'	S 00°40'23"W
4	90°00'00"	25.00'	25.00'	25.00'	35.36'	S 58°40'23"W

Line	Bearing	Distance
1	S 31°41'15"E	16.22'
2	N 78°19'32"W	44.27'
3	S 21°41'15"E	20.00'

NOTES:

1. Unauthorised alteration or addition to a survey map bearing a licensed land surveyor's seal is a violation of section 2205, sub-section 2 of the N.Y. State Education Law.
2. Only copies from the original of this survey marked with an original of the land surveyor's embossed seal or inked seal shall be considered to be valid copies.
3. Certifications indicated herein signify that this survey was prepared in accordance with the existing Code of Practice for Land Surveys adopted by the N.Y. State Association of Professional Land Surveyors. Said certifications shall run only to the person for whom the survey is prepared, and on the behalf of the title company, governmental agency and lending institutions listed herein and to the satisfaction of the lending institutions. Certifications are not transferable to additional institutions or subsequent owners.
4. Underground improvements or encroachments, if any, are not shown hereon. The existence of right of ways, wetlands and/or easements of record, if any, are not shown or guaranteed.
5. All natural features shown on survey, including but not limited to Bluff Grass, Clearing, and Wetlands should be verified with the appropriate regulatory agency.



Surveyed: July 25, 2006
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