

N.J.S.H. ROUTE 79  
66' R.O.W.  
N15°41'21"E 200.00'  
(DEED) N42°55'00"E 200.00'  
(K.A.L. FRENCH-AMMAN ROAD)

BLOCK 153  
LOT 12  
LANDS N/F T&T REALTY ASSOCIATES, LLC  
DB 9139, PG 2271  
AREA=108,960.14 S.F.  
or 2.5 ACRES

(DEED) N59°24'20"W 504.35'  
N69°45'08"W 504.35'  
LOT 13  
(LANDS N/F CLYDE V. ROBINSON)

(DEED) S54°40'12"W 187.00'  
LOT 15

**DESCRIPTION:**

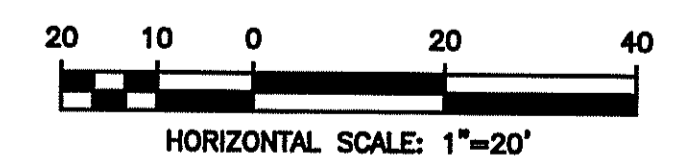
BEING KNOWN AND DESIGNATED AS BLOCK 153 IN LOT 12 ON THE TOWNSHIP OF MARLBORO TAX ASSESSMENT MAP.  
BEING MORE COMMONLY KNOWN AS No. 382 N.J.S.H. ROUTE 79, TOWNSHIP OF MARLBORO, MONMOUTH COUNTY, NEW JERSEY.

**NOTES:**

- I CERTIFY THAT THIS PLAN IS THE RESULT OF A FIELD SURVEY MADE ON OCTOBER 23, 2019, BY ME OR UNDER MY DIRECT SUPERVISION, IN ACCORDANCE WITH THE RULES AND REGULATIONS PROMULGATED BY THE "STATE BOARD OF PROFESSIONAL ENGINEERS & LAND SURVEYORS."
- THE INFORMATION SHOWN HEREON CORRECTLY REPRESENTS THE CONDITIONS FOUND AT, AND AS OF THE DATE OF THE FIELD SURVEY, EXCEPT SUCH IMPROVEMENTS OR EASEMENTS, IF ANY, BELOW THE SURFACE AND NOT VISIBLE.
- THE PREMISES SHOWN HEREON WERE SURVEYED WITHOUT THE BENEFIT OF A TITLE SEARCH AND IS SUBJECT TO SUCH FACTS AS A CURRENT TITLE SEARCH MAY DISCLOSE.
1. NORTH MERIDIAN IS BASED ON NAD83, GPS OBTAINED.
2. AT THE REQUEST OF THE OWNERS, PROPERTY CORNERS WERE NOT SET AT THIS TIME.
3. DIMENSIONS AS SHOWN ARE NOT INTENDED FOR THE CONSTRUCTION OF FENCES OR PERMANENT STRUCTURES.
4. OFFSETS SHOWN ARE MEASURED FROM THE FRAME OF THE STRUCTURE PERPENDICULAR TO THE PROPERTY LINE, UNLESS OTHERWISE NOTED.
5. ONLY PARTIAL/LIMITED BOUNDARY & TOPOGRAPHIC SURVEY PREPARED PER CONTRACTUAL AGREEMENT WITH THE PROPERTY OWNER.

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(45:8-36.3) AND N.J.A.C. 13:40-5.1(d).
7. THIS CERTIFICATION IS MADE ONLY TO HEREON NAMED PARTIES FOR PURCHASE AND/OR MORTGAGE OF HEREIN DELINEATED PROPERTY BY THE NAMED PURCHASER, NO RESPONSIBILITY OR LIABILITY IS ASSUMED BY SURVEYOR FOR ANY OTHER PURPOSE INCLUDING, BUT NOT LIMITED TO, USE OF SURVEY FOR SURVEY AFFIDAVIT, RESALE OF PROPERTY, OR TO ANY OTHER PERSON NOT LISTED IN THE CERTIFICATION, EITHER DIRECTLY OR INDIRECTLY.
8. ONLY COPIES FROM THE ORIGINAL OF THIS SURVEY MARKED WITH AN ORIGINAL OF THE LAND SURVEYOR'S EMBOSSED SEAL SHALL BE CONSIDERED TO BE VALID COPIES.
9. SIGNATURE AND EMBOSSED SEAL SIGNIFY THAT THIS SURVEY WAS PREPARED IN ACCORDANCE WITH THE EXISTING CODE OF PRACTICE ADOPTED BY THE N.J. STATE BOARD OF PROFESSIONAL ENGINEERS AND LAND SURVEYORS.
10. UNAUTHORIZED ALTERATIONS OR ADDITIONS TO A SURVEY MAP BEARING A LICENSED LAND SURVEYOR'S SEAL IS ILLEGAL AND PUNISHABLE BY LAW. PROPERTY IS SUBJECT TO ALL DOCUMENTS OF RECORD.
11. ELEVATIONS SHOWN HEREON ARE BASED ON NAVD 88.
12. EXISTING UTILITY INFORMATION SHOWN HEREON HAS BEEN COLLECTED FROM VARIOUS SOURCES AND IS NOT GUARANTEED AS TO ACCURACY OR COMPLETENESS. THE CONTRACTOR SHALL VERIFY ALL INFORMATION TO HIS SATISFACTION PRIOR TO EXCAVATION. WHERE EXISTING UTILITIES ARE TO BE CROSSED BY PROPOSED CONSTRUCTION, TEST PITS SHALL BE DUG BY THE CONTRACTOR PRIOR TO CONSTRUCTION TO ASCERTAIN EXISTING INVERTS, MATERIALS AND SIZES. TEST PIT INFORMATION SHALL BE GIVEN TO THE ENGINEER PRIOR TO CONSTRUCTION TO PERMIT ADJUSTMENTS AS REQUIRED TO AVOID CONFLICTS.
13. WETLAND LINE AS SHOWN BASED ON DELINEATION BY DEBOIS & ASSOCIATES AND FIELD LOCATED BY KF21 LAND SURVEYORS.

ELEVATIONS SHOWN ARE BASED ON NAVD 88



**LEGEND**

- |   |                      |           |                       |
|---|----------------------|-----------|-----------------------|
| — | STREET SIGN          | ○         | IRON BAR FOUND        |
| ● | CLEANOUT             | □         | MAILBOX               |
| ⊙ | SANITARY MANHOLE     | ⊙         | STREET TREE           |
| ⊕ | DRAINAGE MANHOLE     | x 0.00    | EXIST. SPOT ELEVATION |
| ■ | CATCH BASIN          | — 10 —    | EXISTING CONTOUR LINE |
| ■ | CATCH BASIN          | — GAS —   | GAS LINE              |
| ⊙ | SOIL BORING          | — WATER — | WATER LINE            |
| ⊙ | CLAY WIRE            | ⊕         | GAS VALVE             |
| ⊕ | UTILITY POLE         | ⊕         | WATER VALVE           |
| ⊕ | P.K. NAIL FOUND      | ⊕         | FIRE HYDRANT          |
| ⊕ | CONC. MONUMENT FOUND | ☆         | LIGHT POST            |

**PARTIAL BOUNDARY & TOPOGRAPHIC SURVEY**  
**382 N.J.S.H. ROUTE 79**  
**BLOCK 153, LOT 12**  
 TOWNSHIP OF MARLBORO MONMOUTH COUNTY NEW JERSEY  
 DATE 11-06-2019 SCALE 1" = 20' JOB NO 19035

CERTIFIED TO:  
T&T REALTY ASSOCIATES, LLC

**KF21**  
Professional Land Surveyors

—NOTICE—  
THIS DRAWING AND ALL INFORMATION CONTAINED HEREIN IS AUTHORIZED FOR USE ONLY BY THE PARTY FOR WHOM THE WORK WAS CONTRACTED OR TO WHOM IT IS CERTIFIED.

KENNETH P. FRANK  
PROFESSIONAL LAND SURVEYOR, N.J. LIC. No. 38727