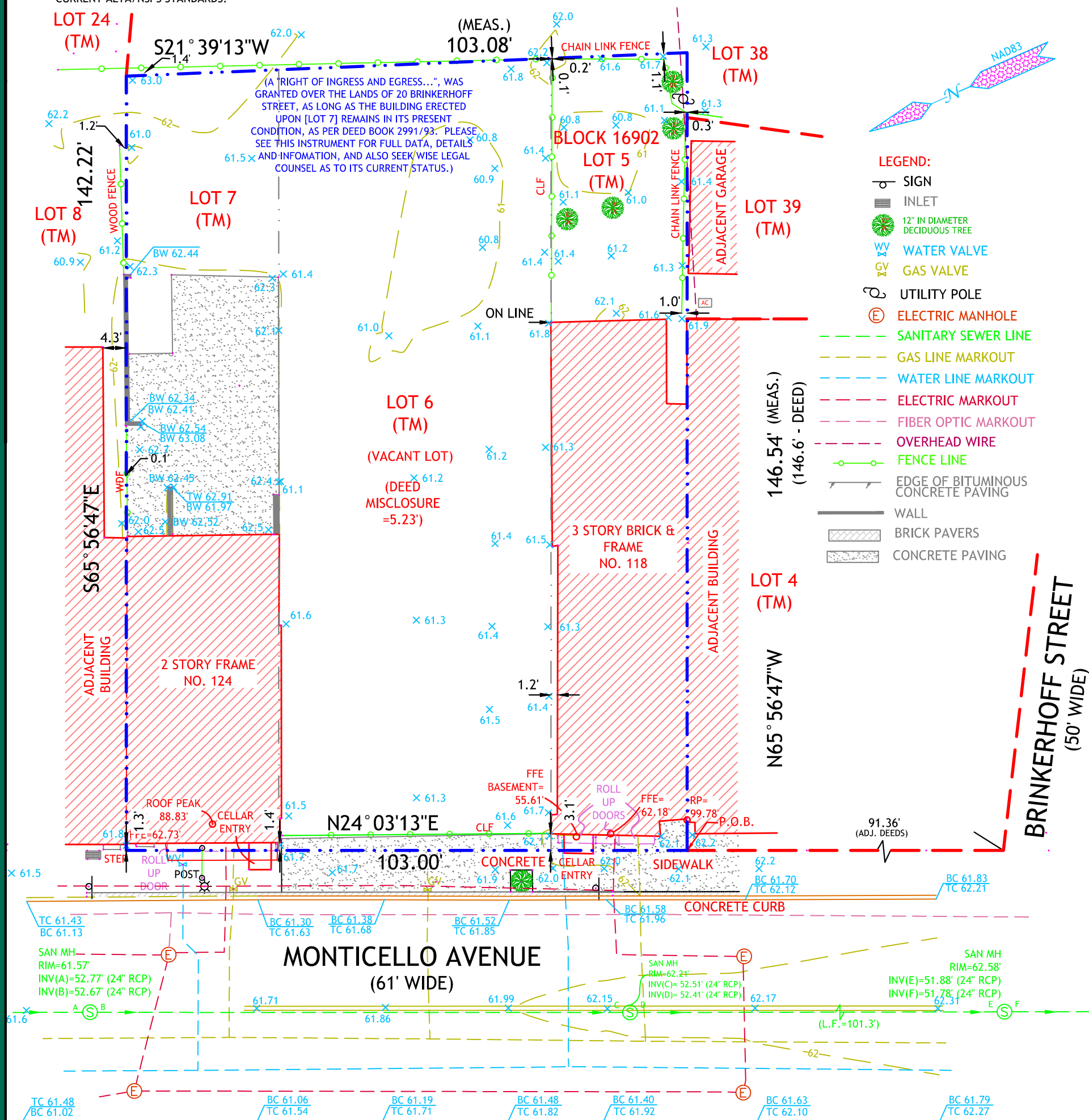


1. THIS SURVEY DOES NOT PURPORT TO IDENTIFY, IF ANY, ENCROACHMENTS, WETLANDS, UTILITIES, SERVICE LINES OR STRUCTURES BELOW GROUND;
2. PROPERTY SUBJECT TO DOCUMENTS OF RECORD;
3. NO ATTEMPT WAS MADE TO DETERMINE IF ANY PORTION OF THIS PROPERTY IS CLAIMED BY THE STATE OF N.J. AS TIDELANDS;
4. NO RESPONSIBILITY OR LIABILITY IS ASSUMED BY THE LAND 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.
5. ONLY COPIES FROM THE ORIGINAL SURVEY MARKED WITH AN ORIGINAL PROFESSIONAL LAND SURVEYORS EMBOSSED SEAL SHALL BE CONSIDERED VALID COPIES;
6. 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;
7. UNAUTHORIZED ALTERATION OR ADDITION TO A SURVEY MAP BEARING A LICENSED PROFESSIONAL LAND SURVEYOR'S SEAL IS ILLEGAL AND PUNISHABLE BY LAW;
8. OFFSETS SHOWN HEREON ARE NOT TO BE USED AS A BASIS FOR ANY CONSTRUCTION OF PERMANENT STRUCTURES i.e. BUILDINGS, SHEDS, FENCES, ETC.
9. SUBJECT TO EASEMENTS & RESTRICTIONS OF RECORD, IF ANY.
10. THE HORIZONTAL DATUM IS NAD83 & THE VERTICAL DATUM IS NAVD88.
11. NOTE: THE PROPERTY SHOWN HEREIN HAD SIGNIFICANT TALL VEGETATIVE COVER WHERE LIMITED TO PERFORMED. DETAILS ARE THOSE VISIBLE & ABOVE GROUND AT THE TIME.
12. THE SURVEY SHOWN HEREIN, AND/OR TOPOGRAPHY WAS MAPPED UTILIZING TRADITIONAL RECTIFIED ORTHO PHOTOGRAPHY, PHOTOGRAMMETRIC MAPPING, REMOTE SENSING, AND OTHER SIMILAR PRODUCTS, TOOLS OR TECHNOLOGIES AS THE BASIS FOR SHOWING FEATURES (EXCLUDING BOUNDARIES) WHERE GROUND MEASUREMENTS WERE NOT OBTAINABLE. THOSE FEATURES TO AN APPROPRIATE AND ACCEPTABLE ACCURACY RELATIVE TO A NAD83 CURRENT ALTA/NSPS STANDARDS.

CERTIFIED TO:
DAVE DENIS.



Alan Bartley

CLEARPOINT
SERVICES^{LLC}

Professional Land Surveyors

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New York Office | 225 Dolson Avenue | Suite 201 | Middletown, NY 12701
Florida Office | 241 Ruby Avenue | Unit 205 | Kissimmee, FL 34741
732-905-5463
www.clearpointservices.com

CERTIFICATE NO. 24GA28115000

JOB NO. 21-34006-01

SCALE 1"=20'

DATE: 02-08-2023

SHEET 1 OF 1

PM - EM

LOT CONSOLIDATION EXHIBIT
PREPARED FOR

118-124 MONTICELLO AVENUE
~LOTS 5, 6 & 7 ~ BLOCK 16902~
SITUATED IN THE
CITY OF JERSEY CITY,
HUDSON COUNTY, NJ