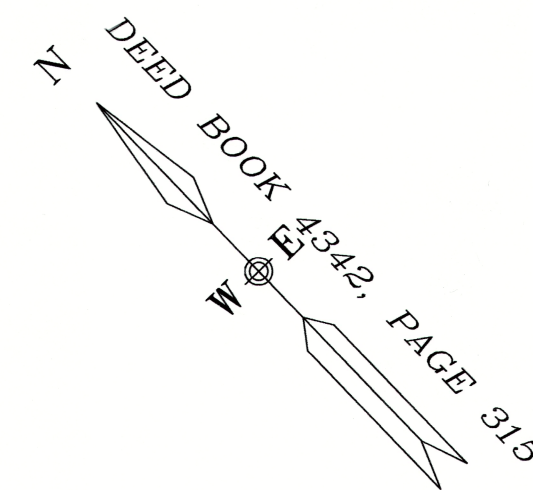


MARTINE AVENUE (66')
ALSO KNOWN AS NORTH MARTINE AVENUE



ADAM KOIS and MARIA KOIS

I DECLARE THAT THIS PLAN IS BASED ON A FIELD SURVEY MADE ON MARCH 23 2022, BY ME, OR UNDER MY IMMEDIATE SUPERVISION, IN ACCORDANCE WITH N.J.A.C. 13:40-5.1, AND TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, INFORMATION AND BELIEF, CORRECTLY REPRESENTS THE CONDITIONS FOUND ON THE DATE OF THE FIELD SURVEY, EXCEPT SUCH EASEMENTS, IF ANY, BELOW THE SURFACE OF THE LANDS AND NOT VISIBLE.

DIMENSIONS SHOWN TO THE STRUCTURE ARE FROM THE FOUNDATION OF THE STRUCTURE PERPENDICULAR TO THE PROPERTY LINE (UNLESS OTHERWISE NOTED).

DIMENSIONS SHOWN TO TREES & SHRUBS ARE FROM THE CENTER OF THE TREE OR SHRUB PERPENDICULAR TO THE PROPERTY LINE.

NO ATTEMPT HAS BEEN MADE AS A PART OF THIS BOUNDARY SURVEY TO OBTAIN OR SHOW DATA CONCERNING EXISTENCE, SIZE, DEPTH, CONDITION, CAPACITY, OR LOCATION OF ANY UTILITY OR MUNICIPAL/PUBLIC SERVICE FACILITY. FOR INFORMATION REGARDING THESE UTILITIES OR FACILITIES, PLEASE CONTACT THE APPROPRIATE AGENCIES.

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.S.A. 45:8-36.3) AND N.J.A.C. 13:40-5.1(d).

THIS SURVEY IS BASED ON THE FOLLOWING DOCUMENTS:

DEED BOOK 5417, PAGE 246

DEED BOOK 4342, PAGE 315

DEED BOOK 6311, PAGE 795

DEED BOOK 4668, PAGE 156

DEED BOOK 3601, PAGE 977

DEED BOOK 3434, PAGE 940

DEED BOOK 3476, PAGE 120

DEED BOOK 3103. PAGE 404

DEED BOOK 3476. PAGE 120

DEED BOOK 5753 PAGE 348

INITIALS	DATE	REVISIONS DESCRIPTION
TEUNISEN SURVEYING & PLANNING CO., INC. CERTIFICATE OF AUTHORIZATION No. GA 276928 RECORDS OF: L.T. CHURCHILL; C. ALFRED ENANDER; V. FASANO; ARTHUR LENNOX; GRANT H. LENNOX; WALTER A. KAFKA; ALBERT J. ST. LOU 319 SOUTH AVENUE FANWOOD, NEW JERSEY 07023 TELEPHONE: (908) 233-3550 E-MAIL: ED@TEUNISENSURVEYING.COM		
BOUNDARY RETRACEMENT SURVEY OF PROPERTY KNOWN AS TAX MAP LOT 17 BLOCK 10 SITUATED IN THE BOROUGH OF FANWOOD, UNION COUNTY, NEW JERSEY		
<i>Edward P. Teunisen</i> <u>03-31-22</u> EDWARD R. TEUNISEN NEW JERSEY PROFESSIONAL LAND SURVEYOR No. 23140 PENNSYLVANIA PROFESSIONAL LAND SURVEYOR No. 025234-E NEW JERSEY PROFESSIONAL PLANNER No. 01893		
SURVEY IS VALID ONLY IF PRINT HAS ORIGINAL SIGNATURE IN RED INK AND HAS RAISED SEAL OF THE PROFESSIONAL LAND SURVEYOR.		
	DWG. BY: L.A. CHECKED BY: E.R.T. DATE: 03-25-22	SCALE: 1"=20' TSP. No. 30772 1