



LIVINGSTON AVENUE

HIGH STREET
FORMERLY DOCK HILL
FORMERLY WATER STREET

TOPOGRAPHIC
SURVEY OF PROPERTY
SITUATE IN THE
VILLAGE OF DOBBS FERRY
TOWN OF GREENBURGH
WESTCHESTER COUNTY
NEW YORK

- THE PREMISES SHOWN HEREON BEING KNOWN AND DESIGNATED AS LOT DESCRIBED IN DEED RECORDED IN THE WESTCHESTER COUNTY CLERK'S OFFICE, DIVISION OF LAND RECORDS UNDER CONTROL No. 611873248.
- PREMISES ARE DESIGNATED ON THE TAX MAPS FOR THE TOWN OF GREENBURGH / VILLAGE OF DOBBS FERRY
SECTION: 3.120 BLOCK: 104 LOT: 9
PROPERTY ADDRESS: 63 LIVINGSTON AVENUE
PROPERTY AREA: 21,152 SQ. FT. / 0.4856 AC.
- THIS MAP IS BASED UPON THE INFORMATION SUPPLIED BY THE CLIENT AND/OR HIS REPRESENTATIVE AND SUBJECT TO THE FINDINGS THAT A COMPLETE ABSTRACT OF TITLE MAY UNCOVER
- THE OFFSETS SHOWN HEREON ARE NOT INTENDED TO ESTABLISH PROPERTY LINES FOR THE ERECTION OF FENCES, STRUCTURES OR ANY OTHER IMPROVEMENTS.
- ELEVATIONS ARE BASED ON AN ARBITRARY DATUM, FINISHED FLOOR IS 100.0
- ENCROACHMENTS BELOW GRADE AND/OR SUBSURFACE FEATURES, IF ANY, NOT LOCATED OR SHOWN HEREON.
- UNAUTHORIZED ALTERATION OR ADDITION TO A SURVEY MAP BEARING A LICENSED LAND SURVEYOR'S SEAL IS A VIOLATION OF SECTION 7209, SUBDIVISION 2, OF THE NEW YORK STATE EDUCATION LAWS.
- THE INFORMATION DEPICTED HEREON IS BASED UPON AN ACTUAL FIELD SURVEY AND IS AN OPINION BASED UPON SAID SURVEY. VARIATIONS IN OFFSETS FROM THAT OF THE OTHERS CAN AND MAY EXIST.
- ONLY COPIES FROM THE ORIGINAL OF THIS SURVEY MARKED WITH AN ORIGINAL OF THE LAND SURVEYOR'S SEAL SHALL BE CONSIDERED TO BE TRUE VALID COPIES.
- THIS MAP WAS PREPARED FROM AN ACTUAL FIELD SURVEY CONDUCTED ON THE DATE SHOWN AND THAT SAID SURVEY WAS PERFORMED IN ACCORDANCE WITH THE EXISTING " CODE OF PRACTICE FOR LAND SURVEYS " ADOPTED BY THE NEW YORK STATE ASSOCIATION OF PROFESSIONAL LAND SURVEYORS.

SCALE: 1" = 20'
SURVEYED: OCTOBER 21, 2021

Link
Land Surveyors P.C.
21 Clark Place, Suite 1-B Mahopac N.Y. 10541
Phone 845-628-5857

PREPARED FOR: 63 LIVINGSTON LLC

ERIK J. LINK
NEW YORK STATE LICENSED
LAND SURVEYOR NO. 050542

COPYRIGHT 2021
LINK LAND SURVEYOR P.C. ALL RIGHTS RESERVED. THE UNAUTHORIZED REPRODUCTION AND OR DISTRIBUTION OF THIS DOCUMENT IS ILLEGAL, AND IS A VIOLATION UNDER UNITED STATES COPYRIGHT LAWS.