Survey of plot situate in the Village of Dobbs Ferry, County of Westchester and State of New York, beginning at a point on the easterly side of Judson Avenue, which point is distant 80 feet as measured along the easterly side of Judson Avenue from Monument No. 9 as shown on a certain map entitled, "Map of Villard Hill showing location of monuments", dated June 25, 1937 and filed in the Office of the County Clerk of Westchester County, Division of Land Records on July 14, 1937 as Map No. 4489.

Blk.151 Tax Lot 3 : 23,759.8 sq.ft.(0.545 Acre)

Surveyed : July 10, 2021 Map Drafted : July 13, 2021

RONALD PERSAUD, L.S.

LAND SURVEYOR

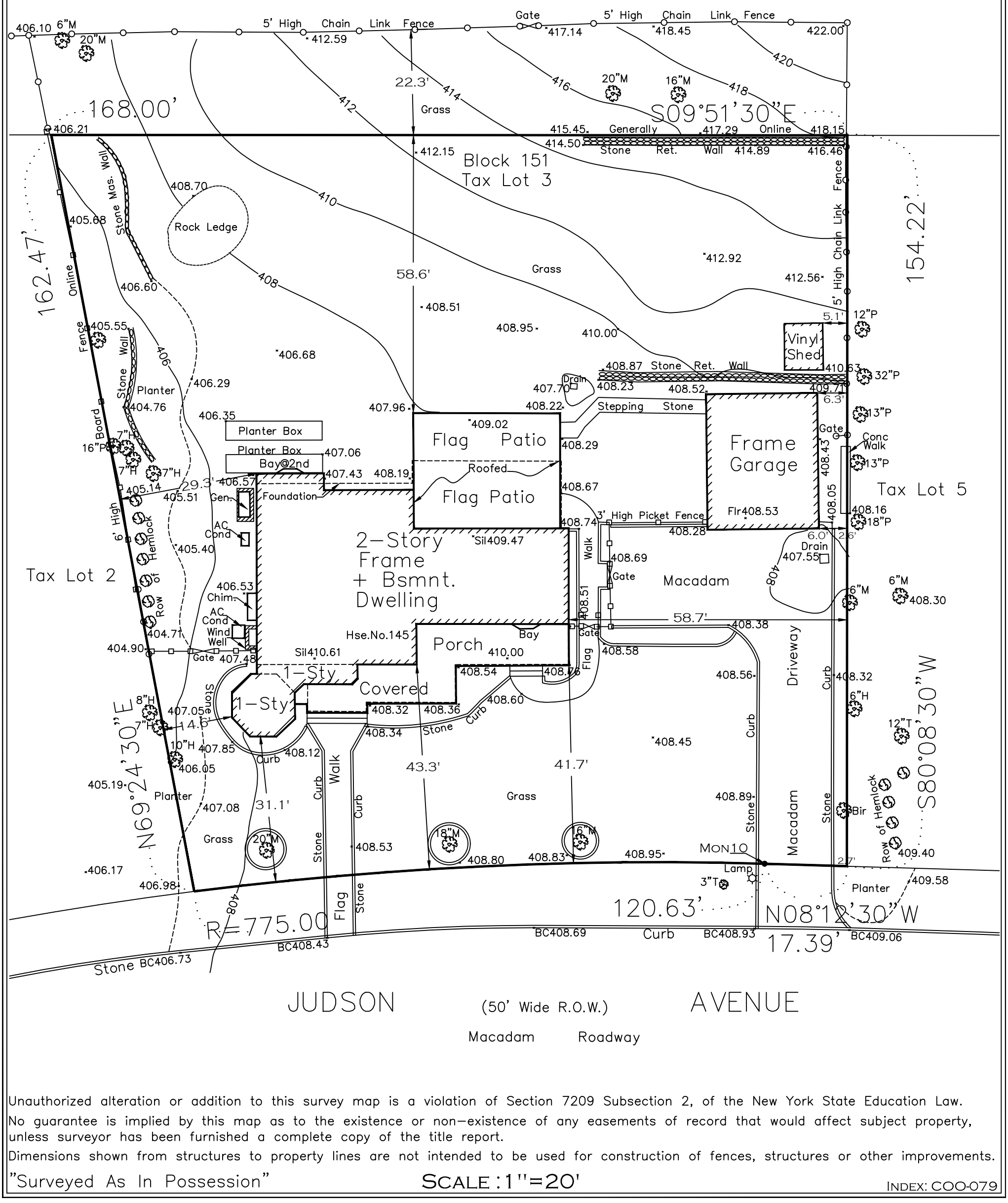
15 South Tenth Ave

MOUNT VERNON, N.Y. 10550

Tele : (914) 523-5808

Email: ronaldpersaud1510@gmail.com

RONALD PERSAUD N.Y.S. LIC. No. 051087



Unauthorized alteration or addition to this survey map is a violation of Section 7209 Subsection 2, of the New York State Education Law.

No guarantee is implied by this map as to the existence or non-existence of any easements of record that would affect subject property, unless surveyor has been furnished a complete copy of the title report.

Dimensions shown from structures to property lines are not intended to be used for construction of fences, structures or other improvements.

"Surveyed As In Possession"

SCALE : 1"=20'

INDEX: COO-079