

SURVEY NOTES:
GENERAL:

- 1.) THE SURVEYED PARCELS ARE COMMONLY KNOWN AS LOTS 16, 17 & 18 IN BLOCK 3 AS SHOWN ON THE OFFICIAL MONROE TOWNSHIP TAX MAP, SHEET NUMBER 4.
- 2.) THIS PLAN SHOWS CONDITIONS AS NOVEMBER 1, 2022 AND MAY NOT SHOW CURRENT CONDITIONS. AN UPDATED SURVEY MAY BE REQUIRED IF IMPROVEMENTS OR STRUCTURES HAVE BEEN BUILT WITHIN THE SURVEYED PARCEL OR NEAR PROPERTY LINES OF ADJACENT LOTS AFTER THE AFOREMENTIONED DATE.
- 3.) 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).
- 4.) TOPOGRAPHY AND SURFACE FEATURES SHOWN HEREON ARE A COMBINATION OF A FIELD SURVEY BY AMERTECH ENGINEERING, INC. AND AN AERIAL TOPOGRAPHY PREPARED BY MID-ATLANTIC PHOTOGRAMMETRIC SERVICES, INC. (M.A.P.S. PROJECT NO. 22-1992) BASED ON A BLEND OF PHOTOGRAPHY DATED FEBRUARY 27, 1999 AND JULY 11, 2022.
- 5.) THE SURVEYED PREMISES SHOWN HEREON MAY BE SUBJECT TO EASEMENTS, RIGHTS, AGREEMENTS AND RESTRICTIONS OF RECORD, UNRECORDED OR VERBAL THAT MAY EXIST, AS WELL AS, MUNICIPAL, COUNTY, STATE AND/OR FEDERAL LAWS, ORDINANCES, REGULATIONS AND REQUIREMENTS, SPECIFICALLY THOSE CONDITIONS PLACED UPON THIS PARCEL THROUGH THE SUBDIVISION PROCESS OR VARIANCES FOUND IN THE TOWN'S PLANNING BOARD APPROVAL RESOLUTION.
- 6.) A 60 YEAR TITLE REPORT HAS NOT BEEN RECEIVED FROM THE CLIENT. THIS PLAN AND THE SURVEY THAT IT IS BASED ON ARE SUBJECT TO THE FACTS AND FINDINGS THAT MAY BE DISCLOSED BY A CURRENT AND ACCURATE 60 YEAR TITLE SEARCH & REPORT.
- 7.) NO ATTEMPT HAS BEEN MADE AS PART OF THIS SURVEY TO IDENTIFY, LOCATE AND/OR DEPICT ANY FLOOD ZONES, PLANES, OR BASE FLOOD ELEVATIONS AS DETERMINE BY FEMA OR ANY OTHER AGENCY. THIS SURVEY DOES NOT WARRANT THE EXISTENCE OR LACK THEREOF OF ANY FLOOD AREAS WITHIN THE SITE OR ADJOINING PROPERTIES.
- 8.) NO ATTEMPT HAS BEEN MADE AS PART OF THIS SURVEY TO IDENTIFY, DETERMINE AND/OR DEPICT THE DELINEATION OF ANY WETLANDS OR BUFFER AREAS WITHIN THE SURVEYED PROPERTY. THIS SURVEY DOES NOT WARRANT THE EXISTENCE OR LACK THEREOF OF ANY WETLAND AREAS WITHIN THE SITE OR ADJOINING PROPERTIES.
- 9.) THE LOCATION OF ALL UNDERGROUND UTILITIES SHOWN HEREON IS APPROXIMATE AND FOR GRAPHICAL PURPOSES ONLY. PRIOR TO ANY CONSTRUCTION OR EXCAVATION THE APPROPRIATE UTILITY COMPANY SHOULD BE CONTACTED TO CONFIRM THE EXISTENCE OR ABSENCE OF ANY BURIED UTILITY LINE. A FIELD MARKOUT MAY BE REQUESTED BY CALLING 1-800-272-1000.

SURVEY NOTES:
DATUM:

1.) THE HORIZONTAL DATUM FOR THIS MAP IS BASED ON THE NORTH AMERICAN DATUM OF 1983 (NAD'83). THE VERTICAL DATUM FOR THIS MAP IS BASED ON THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD'88). SAID DATUMS HAVE BEEN ESTABLISHED BY REAL TIME KINEMATIC G.P.S. OBSERVATIONS USING THE CURRENT GRS'80 ELLIPSOIDAL MODEL (GEOID+CONUS) AND TIED TO THE NEW JERSEY PLANE COORDINATE SYSTEM (N.J.P.C.S.). ALL HORIZONTAL MEASUREMENTS & VERTICAL ELEVATIONS SHOWN HEREON ARE IN U.S. SURVEY FEET.

REFERENCES

DEED(S):
 BLOCK 3 LOT 16:
 DEED BOOK 2769 PAGE 192 RECORDED MAY 4, 1972
 BLOCK 3 LOTS 17 & 18:
 DEED BOOK 5116 PAGE 864 RECORDED NOVEMBER 27, 2002

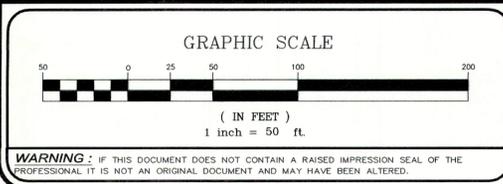
MAP(S) AND PLAT(S):
 "WETLANDS MAP FEDERAL BUSINESS CENTERS SPANIO BLOCK 3, LOT 16, 17 & 18 TOWNSHIP OF MONROE, MIDDLESEX COUNTY, NEW JERSEY" DATED APRIL 24, 2019. LAST REVISED NOVEMBER 27, 2019 AND PREPARED BY PAULUS, SOKOLOWSKI AND SARTOR, LLC. PROJECT NO.: 0866-158.

CERTIFICATION

THIS CERTIFICATION IS MADE ONLY TO THE HEREON NAMED PARTIES. NO RESPONSIBILITY OF LIABILITY IS ASSUMED BY THE SURVEYOR FOR USE OF SURVEY FOR ANY OTHER PURPOSE(S) 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. THE CERTIFICATION ON THIS PLAN IS NULL AND VOID IF FULL PAYMENT IS NOT RECEIVED FOR THE INFORMATION AND SERVICES SHOWN HEREON.

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THAT THIS SURVEY IS IN ACCORDANCE WITH THE CURRENT STATE OF N.J. LAWS AND REGULATIONS FOR A LAND SURVEY.

FEDERAL BUSINESS CENTERS, INC.



NO.	REVISION	DATE	Dr/Ck
1	ADDING EASEMENTS	7/26/23	MBR/JR

CAD#:	DESIGN BY:	DATE:
22-047 SURVEY		OCTOBER 1, 2022
PB#:	DRAWN BY:	SCALE:
-	MEB	1"=50'
BOOK#:	Checked by:	FILE NO.:
-	JR	22-047

AMERTECH ENGINEERING, INC.
 ENGINEERS, SURVEYORS & PLANNERS

757 ROCKWOOD AVENUE, NORTH BRUNSWICK, N.J. 08902
 (732) 289-3530 • (732) 249-2219 • FAX (732) 249-2819
 E-MAIL: INFO@AMERTECHENGINEERING.COM
 CERTIFICATE OF REGISTRATION NO. 26A23606400

Paulus, Sokolowski and Sartor, LLC
JOAN J. RODRIGUEZ
 NEW JERSEY PROFESSIONAL LAND SURVEYOR LICENSE NO. 246504323000

840 ROUTE 33
BOUNDARY & TOPOGRAPHIC SURVEY

TAX MAP LOTS 16, 17 & 18 BLOCK 3
 MONROE TOWNSHIP
 MIDDLESEX COUNTY, NEW JERSEY
 TAX MAP SHEET No. 4

JOB #:
 22-047

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