

**LEGEND**

- BOUNDARY LINE
- OVERHEAD WIRES
- CURB LINE
- PROPERTY MARKER
- LIGHT POST
- UTILITY POLE
- UTILITY POLE / LIGHT
- TREE OR HEDGE (AS NOTED)
- FENCE (METAL)
- FENCE (WOOD OR VINYL)
- ASPHALT
- CONCRETE
- PAVERS

**METES & BOUNDS DESCRIPTION OF PROPERTY**

BEGINNING at a point on the southerly sideline of Garfield Avenue, said point being distant 66.00 feet westerly from the corner formed by the intersection of the said sideline of Garfield Avenue and the westerly sideline of George Street, thence running

- 1) South 61 degrees 35 minutes West, 104.75 feet to a point, thence
- 2) North 41 degrees 00 minutes West, 44.00 feet to a point, thence
- 3) North 61 degrees 35 minutes East, 104.75 feet to a point on the aforesaid southerly sideline of Garfield Avenue, thence
- 4) Easterly along said sideline, South 41 degrees 00 minutes East, 44.00 feet to the POINT AND PLACE OF BEGINNING.

The above described parcel contains 4,498 square feet or 0.103 acres of land.

**DEED REFERENCES:**

DEED BOOK 6146 PAGE 216, ET. SEQ.  
RECORDED 09/27/2016.

**NOTES:**

1. ALL DIMENSIONS SHOWN FROM EXISTING STRUCTURES ARE TO THE SIDING OF SAID STRUCTURE AND NOT THE FOUNDATION.
2. MAP OF PROPERTY SHOWN HEREON DOES NOT REFLECT ANY TREES OR VEGETATION ON THE PROPERTY OR NEAR THE PROPERTY LINES OTHER THAN CLEARLY DEFINED TREE OR HEDGE ROWS.
3. A WRITTEN WAIVER AND DIRECTION NOT TO SET CORNER MARKERS HAS BEEN OBTAINED FROM THE ULTIMATE USER PURSUANT TO N.J.A.C. 13:40-5.1(D).

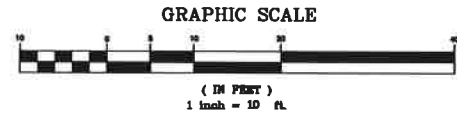
NO.	DATE	DESCRIPTION	BY	S.A. BRAGINSKY		PERCENTAGE OF LOT ESTIMATE	PERCENTAGE OF BLK. CHANGE	ESTIM. PRICE
				AREA (SQ. FT.)	AREA (SQ. FT.)			
REQUIREMENTS	7,200	80	100	30	30	10/20	---	---
EXISTING	4,498	61	104.76	---	---	---	---	---
PROPOSED	---	---	---	---	---	---	---	---

				<b>LOT AREA</b>	
				4,498 SQ. FT. OR 0.103 ACRES	
		DRAWN BY: RD		CHECKED BY: VB	
		DATE: 12/16/2020		SCALE: 1" = 10'	
NO.	DATE	DESCRIPTION	BY	JOB NO.: 2012-25	

**METES & BOUNDS SURVEY / PLOT PLAN**  
OF LANDS LOCATED AT  
**264-266 GARFIELD AVENUE**  
LOT 11 IN BLOCK 337 ON TAX MAPS OF  
CITY OF PLAINFIELD UNION COUNTY NEW JERSEY

THIS SURVEY IS CERTIFIED TO AND PREPARED FOR:  
DEBORAH OFSIEVICH

I, VALERY BRAGINSKY, PLS, CERTIFY THAT THE SURVEY OF LANDS SHOWN HEREON WAS PERFORMED AT THE PROPERTY UNDER MY DIRECT SUPERVISION ON THE DATE LISTED ON THIS SURVEY MAP. THIS CERTIFICATION IS MADE ONLY TO THE NAMED PARTIES FOR PURPOSE OF MUNICIPALITY SUBMITTAL, PURCHASE AND/OR MORTGAGE FROM LENDER AS NAMED. NO RESPONSIBILITY OR LIABILITY IS ASSIGNED BY SURVEYOR FOR USE OF SURVEY 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 CERTIFICATION, EITHER DIRECTLY OR INDIRECTLY. THIS SURVEY IS INVALID WITHOUT THE EMBOSSED SEAL OF THE SURVEYOR. SUBJECT TO ALL EASEMENTS OR RIGHT-OF-WAY OF RECORD.



VALERY BRAGINSKY, PLS  
NJ LICENSE NO. 43217  
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