NOTES:

THIS MAP IS CERTIFIED TO:
WILLIAM F. BYRNE, III
FIRST AMERICAN TITLE INSURANCE COMPANY
OF NEW YORK

TAX GRID # 133600-6573-00-103781 (PLOT 137)
TAX GRID # 133600-6573-00-098772 (PLOT 138)
TAX GRID # 133600-6573-00-093762 (PLOT 139)
TAX GRID # 133600-6573-00-092751 (PLOT 140)

SURVEY SUBJECT TO ANY RIGHT, TITLE OR INTEREST THE PUBLIC MAY HAVE FOR HIGHWAY USE.

REFERENCE DEED
LIBER 1950, PAGE 223 (PLOT 137)

REFERENCE DEED
LIBER 1320, PAGE 536 (PLOT 138)

REFERENCE DEED
LIBER 1515, PAGE 644 (PLOT 139)

REFERENCE DEED
LIBER 1319, PAGE 493 (PLOT 140)

REFERENCE IS HEREBY MADE TO FILED MAP No. 1459.
REFERENCE IS HEREBY MADE TO FILED MAP No. 1459A.

REFERENCE IS HEREBY MADE TO AN UNRECORDED SURVEY MAP ENTITLED "SURVEY MAP – LANDS OF WILLIAM F. BYRNE JR. AND CATHERINE C. BYRNE" AS PREPARED BY ROBERT L.B. JENNINGS, L.S. AND DATED MAY 1961. (PLOT 136, FILED MAP NO. 1459)

REFERENCE IS HEREBY MADE TO AN UNRECORDED SURVEY MAP ENTITLED "SURVEY MAP – LANDS OF WILLIAM F. BYRNE JR." AS PREPARED BY ROBERT L.B. JENNINGS, L.S. AND DATED MAY 1961. (PLOT 137, FILED MAP NO. 1459)

REFERENCE IS HEREBY MADE TO AN UNRECORDED SURVEY MAP ENTITLED "SURVEY MAP – PROPERTY TO BE CONVEYED TO – GREGORY AND NAZZARENE ZAMMIT" PRESUMABLY PREPARED BY ROBERT L.B. JENNINGS, L.S. AND DATED OCTOBER 1960. (PLOT 139 AND PLOT 140, FILED MAP NO. 1459)

TOTAL AREA PLOT 137 BEFORE CHANGE = 3.65 ACRES
TOTAL AREA PLOT 137 AFTER CHANGE = 3.99 ACRES

TOTAL AREA PLOT 138 BEFORE CHANGE = 3.41 ACRES
TOTAL AREA PLOT 138 AFTER CHANGE = 3.06 ACRES

TOTAL AREA PLOT 139 BEFORE CHANGE = 3.67 ACRES
TOTAL AREA PLOT 139 AFTER CHANGE = 3.68 ACRES

TOTAL AREA PLOT 140 BEFORE MERGER = 3.51 ACRES

TOTAL AREA PLOTS 138 (REVISED), 139 (REVISED) AND 140 COMBINED AFTER MERGER = 10.25 ACRES

NOT ALL TRAILS ARE SHOWN HEREON.

NOT ALL INTERIOR STONEWALLS ARE SHOWN HEREON.

NOT ALL INTERIOR WIRE FENCES ARE SHOWN HEREON.

NOT ALL INTERIOR WET AREAS ARE SHOWN HEREON.

I HEREBY CERTIFY THAT THIS SURVEY MAP WAS PREPARED BY ME AND WAS MADE FROM AN ACTUAL FIELD SURVEY COMPLETED BY ME ON SEPTEMBER 24, 2004.

SUB SURFACE STRUCTURES AND/OR IMPROVEMENTS NOT VISIBLE OR READILY APPARENT ARE NOT SHOWN AND THEIR LOCATION AND EXTENT ARE NOT CERTIFIED.

SURVEYED FROM RECORD DESCRIPTIONS AND AS IN POSSESSION.

UNAUTHORIZED ALTERATION OR ADDITION TO THIS SURVEY MAP IS A VIOLATION OF SECTION 7209 PARAGRAPH 2 OF THE NEW YORK STATE EDUCATION LAW.

SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS, ENCUMBRANCES, RESTRICTIVE COVENANTS, OWNERSHIP TITLE EVIDENCE OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.

CERTIFICATIONS INDICATED HEREON SHALL RUN ONLY TO THE PERSON(S) FOR WHOM THE SURVEY IS PREPARED, AND ON HIS/HER BEHALF TO THE TITLE COMPANY AND LENDING INSTITUTION LISTED HEREON, AND TO THE ASSIGNEES OF THE LENDING INSTITUTION. CERTIFICATIONS ARE NOT TRANSFERABLE TO ADDITIONAL TITLE COMPANIES, LENDING INSTITUTIONS OR SUBSEQUENT OWNERS.

ONLY COPIES OF THIS SURVEY MARKED WITH THE LAND SURVEYOR'S SIGNATURE AND AN ORIGINAL EMBOSSED OR INK SEAL ARE THE PRODUCT OF THE LAND SURVEYOR.

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MAP REVISED MARCH 11, 2005 TO SHOW PROPERTY LINE CHANGES.

MAP REVISED MAY 18, 2006 TO SHOW PROPOSED 25' WIDE RIGHT OF WAY TO BE GRANTED TO WILLIAM BYRNE, JR. AND CATHERINE BYRNE.

RICHARD PAUL HANBACK
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(FAX) 845 - 758 - 4144
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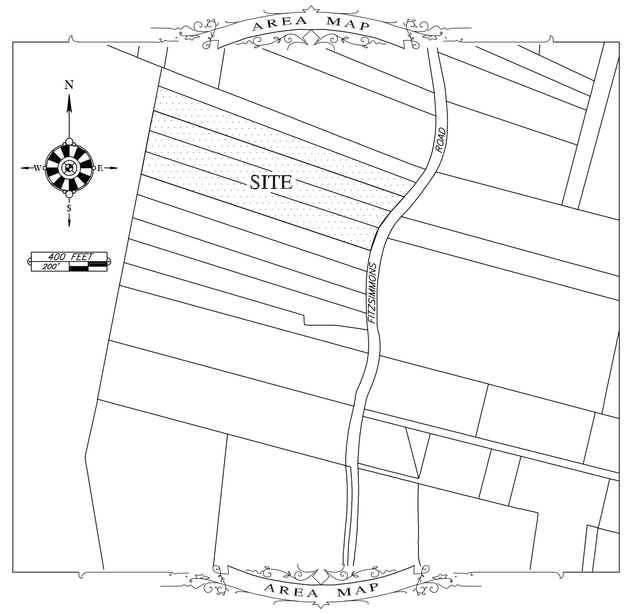
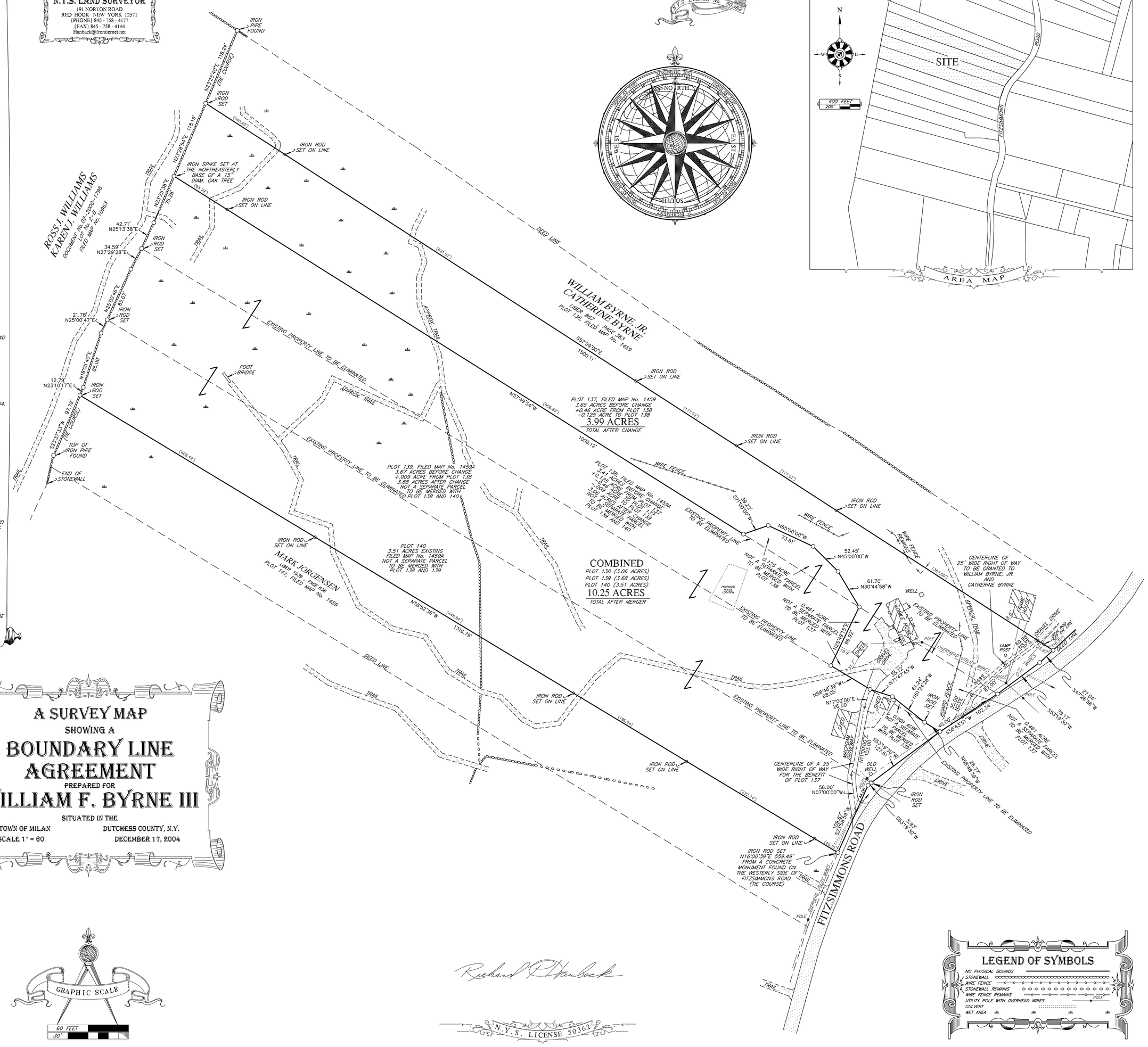
N.Y.S. LICENSE No. 50362

AREA MAP



AREA MAP

A SURVEY MAP
SHOWING A
BOUNDARY LINE AGREEMENT
PREPARED FOR
WILLIAM F. BYRNE III
SITUATED IN THE
TOWN OF MILAN DUTCHESS COUNTY, N.Y.
SCALE 1" = 60' DECEMBER 17, 2004



GRAPHIC SCALE
60 FEET
30

Richard P. Hanback

N.Y.S. LICENSE 50362

LEGEND OF SYMBOLS

NO PHYSICAL BOUNDS
STONEWALL
WIRE FENCE
STONEWALL REMAINS
WIRE FENCE REMAINS
UTILITY POLE WITH OVERHEAD WIRES
CULVERT
WET AREA