

CERTIFIED TO:
OLD REPUBLIC TITLE INSURANCE COMPANY
SANDRA OSPINA
QUONTIC BANK ISAOA/ATIMA
NYTA-62708

SURVEY OF PROPERTY
LOT 185
MAP OF
SUNNY DELL ACRES, SEC.2
FILED: NOVEMBER 30, 1962 – MAP #:3693

SITUATE
EAST HAMPTON
TOWN OF EAST HAMPTON
SUFFOLK COUNTY, N.Y.

SURVEYED: DECEMBER 1, 2022
REVISED: FEBRUARY 20, 2023 (PROP. POOL)
FINAL: OCTOBER 9, 2025

- NOTES:
1. PROPERTY KNOWN AS TAX MAP# 0300-77-02-023.0
 2. LOT AREA =20,153 SQ.FT. (0.463 ACRE(S))
 3. THIS SURVEY WAS PREPARED USING A TRIMBLE S3 ROBOTIC TOTAL STATION.
 4. PROPERTY CORNER MONUMENTS WERE NOT SET AS PART OF THIS SURVEY.

STANDARD NOTES:

1. COPYRIGHT 2023 MICHAEL K. WICKS LAND SURVEYING
2. UNAUTHORIZED ALTERATION OR ADDITION TO THIS SURVEY MAP BEARING A LICENSED LAND SURVEYOR'S SEAL IS A VIOLATION OF SECTION 7209, SUB-DIVISION 2, OF NEW YORK STATE EDUCATION LAW.
3. ONLY BOUNDARY SURVEY MAPS WITH THE SURVEYOR'S EMBOSSED SEAL ARE GENUINE TRUE AND CORRECT COPIES OF THE SURVEYOR'S ORIGINAL WORK AND OPINION.
4. CERTIFICATIONS ON THIS BOUNDARY SURVEY MAP SIGNIFY THAT THE MAP WAS PREPARED IN ACCORDANCE WITH THE CURRENT EXISTING CODE OF PRACTICE FOR LAND SURVEYS ADOPTED BY THE NEW YORK STATE ASSOCIATION OF PROFESSIONAL LAND SURVEYORS, INC. THE CERTIFICATION IS LIMITED TO PERSONS FOR WHOM THE BOUNDARY SURVEY MAP IS PREPARED, TO THE TITLE COMPANY, TO THE GOVERNMENTAL AGENCY, AND TO THE LENDING INSTITUTION LISTED ON THIS BOUNDARY SURVEY MAP.
5. THE CERTIFICATIONS HEREIN ARE NOT TRANSFERABLE.
6. THE LOCATION OF UNDERGROUND IMPROVEMENTS OR ENCROACHMENTS ARE NOT ALWAYS KNOWN AND OFTEN MUST BE ESTIMATED. IF ANY UNDERGROUND IMPROVEMENTS OR ENCROACHMENTS EXIST OR ARE SHOWN, THE IMPROVEMENTS OR ENCROACHMENTS ARE NOT COVERED BY THIS SURVEY.
7. THE OFFSET (OR DIMENSIONS) SHOWN HEREON FROM THE STRUCTURES TO THE PROPERTY LINES ARE FOR A SPECIFIC PURPOSE AND USE AND THEREFORE ARE NOT INTENDED TO GUIDE THE ERECTION OF FENCES, RETAINING WALLS, POOLS, PATIOS PLANTING AREAS, ADDITIONS TO BUILDINGS, AND ANY OTHER TYPE OF CONSTRUCTION.

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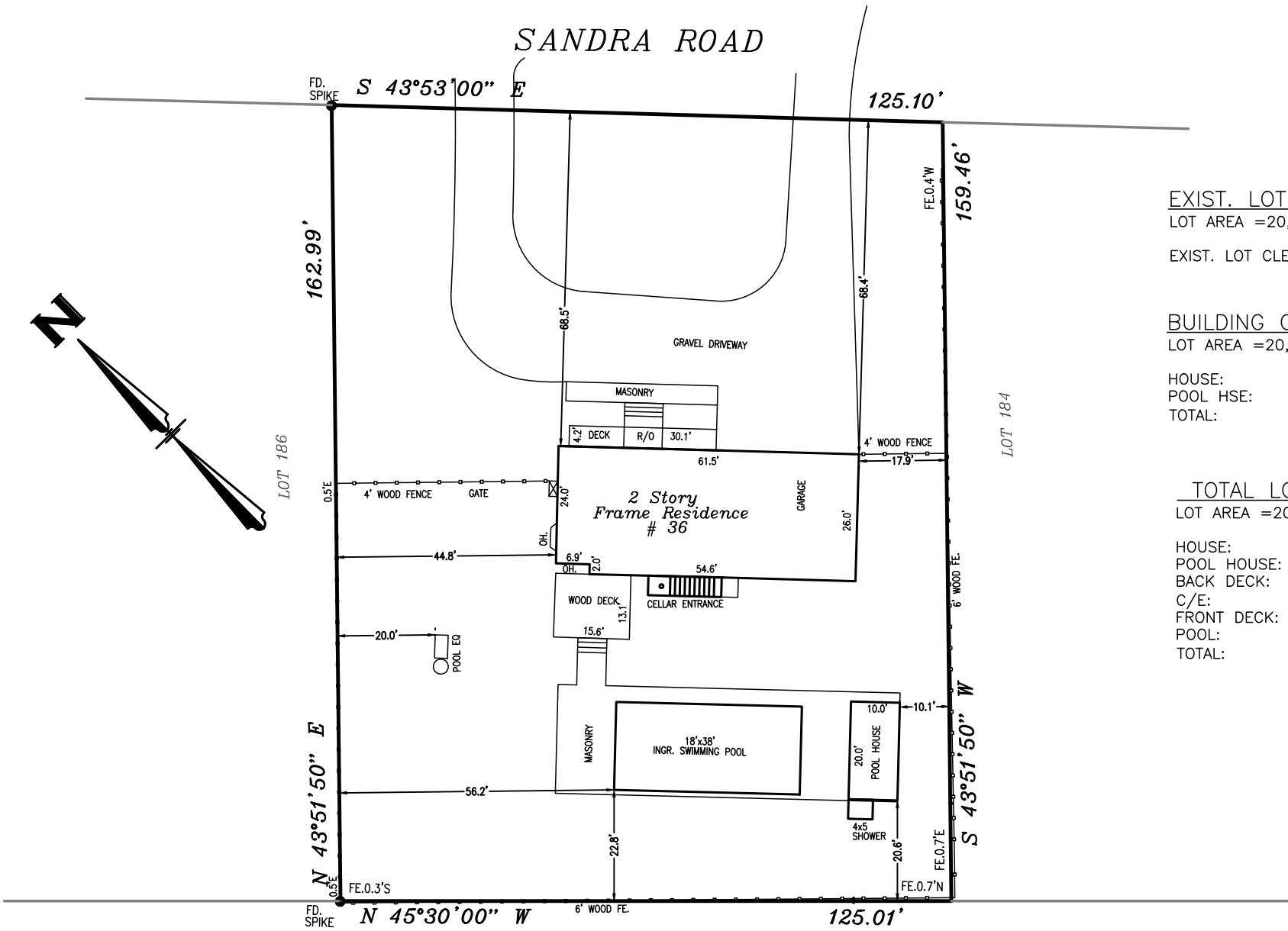


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RECORDS OF RICHARD C. DRAKE

SCALE: 1"=20'	SURVEYED BY: M.W.	DRAWN BY: J.W.W.	SHEET: 1 OF 1
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MAP OF MONTAUK VIEW
MAP NO.16

EXIST. LOT CLEARING INFO:
LOT AREA =20,153 SQ.FT. (0.463 ACRE(S))
EXIST. LOT CLEARING: 100% CLEARED

BUILDING COVERAGE INFO:
LOT AREA =20,153 SQ.FT. (0.463 ACRE(S))
HOUSE: 1600 SQ.FT.
POOL HSE: 200 SQ.FT.
TOTAL: 1800 SQ.FT./8.9%

TOTAL LOT COVERAGE INFO:
LOT AREA =20,153 SQ.FT. (0.463 ACRE(S))

HOUSE: 1600 SQ.FT.
POOL HOUSE: 200 SQ.FT.
BACK DECK: 204 SQ.FT.
C/E: 60 SQ.FT.
FRONT DECK: 127 SQ.FT.
POOL: 648 SQ.FT.
TOTAL: 2,839 SQ.FT./14.1%