

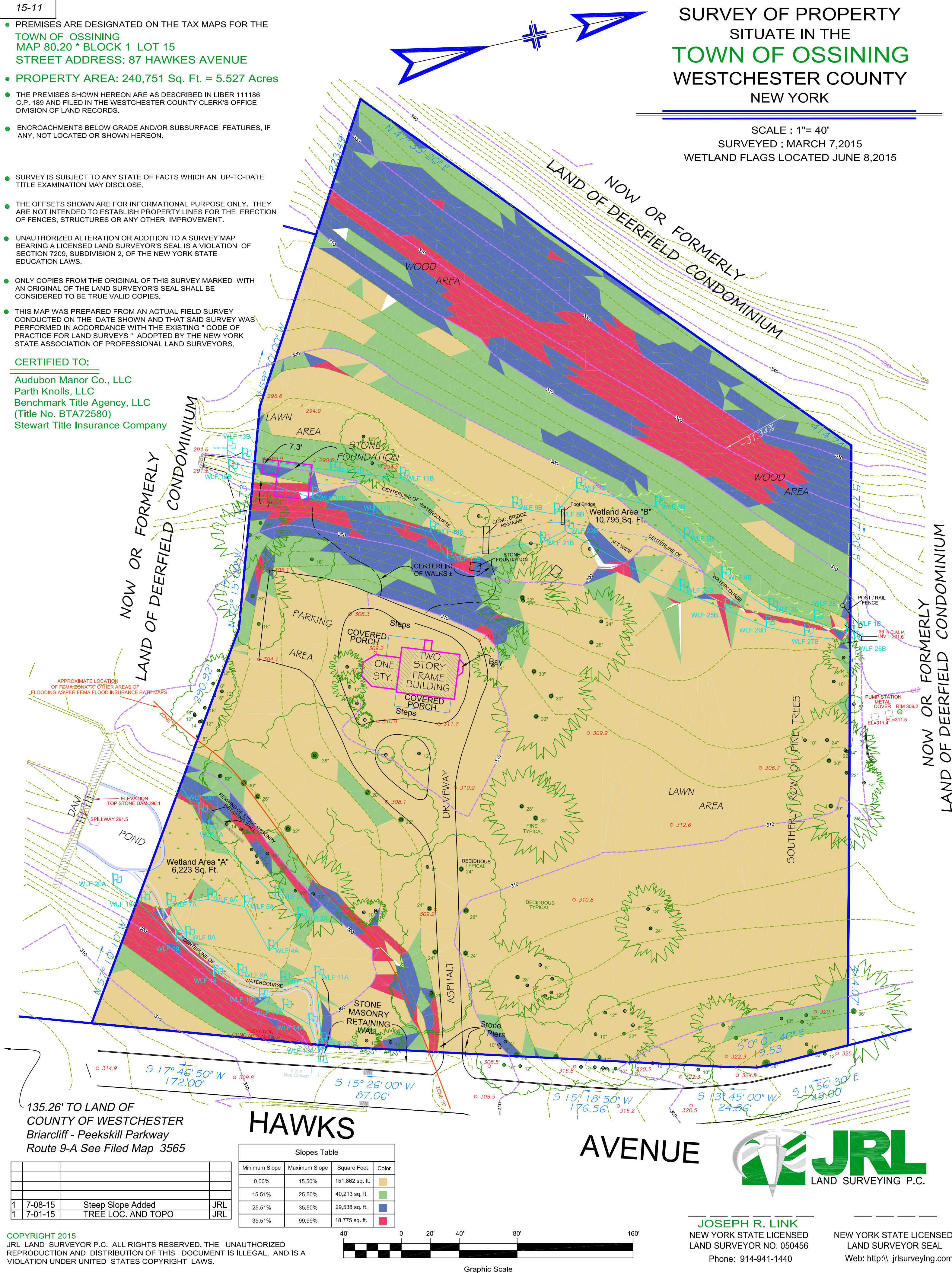
- PREMISES ARE DESIGNATED ON THE TAX MAPS FOR THE  
TOWN OF OSSINING  
MAP 80.20 \* BLOCK 1 LOT 15  
STREET ADDRESS: 87 HAWKES AVENUE
- PROPERTY AREA: 240,751 Sq. Ft. = 5.527 Acres
- THE PREMISES SHOWN HEREON ARE AS DESCRIBED IN LIBER 111186  
C.P. 189 AND FILED IN THE WESTCHESTER COUNTY CLERK'S OFFICE  
DIVISION OF LAND RECORDS.
- ENCROACHMENTS BELOW GRADE AND/OR SUBSURFACE FEATURES, IF  
ANY, NOT LOCATED OR SHOWN HEREON.
- SURVEY IS SUBJECT TO ANY STATE OF FACTS WHICH AN UP-TO-DATE  
TITLE EXAMINATION MAY DISCLOSE.
- THE OFFSETS SHOWN ARE FOR INFORMATIONAL PURPOSE ONLY. THEY  
ARE NOT INTENDED TO ESTABLISH PROPERTY LINES FOR THE ERECTION  
OF FENCES, STRUCTURES OR ANY OTHER IMPROVEMENT.
- UNAUTHORIZED ALTERATION OR ADDITION TO A SURVEY MAP  
BEARING A LICENSED LAND SURVEYOR'S SEAL IS A VIOLATION OF  
SECTION 7209, SUBDIVISION 2, OF THE NEW YORK STATE  
EDUCATION LAWS.
- ONLY COPIES FROM THE ORIGINAL OF THIS SURVEY MARKED WITH  
AN ORIGINAL OF THE LAND SURVEYOR'S SEAL SHALL BE  
CONSIDERED TO BE TRUE VALID COPIES.
- THIS MAP WAS PREPARED FROM AN ACTUAL FIELD SURVEY  
CONDUCTED ON THE DATE SHOWN AND THAT SAID SURVEY WAS  
PERFORMED IN ACCORDANCE WITH THE EXISTING "CODE OF  
PRACTICE FOR LAND SURVEYS" ADOPTED BY THE NEW YORK  
STATE ASSOCIATION OF PROFESSIONAL LAND SURVEYORS.

## CERTIFIED TO:

Audubon Manor Co., LLC  
Parth Knolls, LLC  
Benchmark Title Agency, LLC  
(Title No. BTA72580)  
Stewart Title Insurance Company

# SURVEY OF PROPERTY SITUATE IN THE TOWN OF OSSINING WESTCHESTER COUNTY NEW YORK

SCALE : 1"= 40'  
SURVEYED : MARCH 7, 2015  
WETLAND FLAGS LOCATED JUNE 8, 2015



135.26' TO LAND OF  
COUNTY OF WESTCHESTER  
Briarcliff - Peekskill Parkway  
Route 9-A See Filed Map 3565

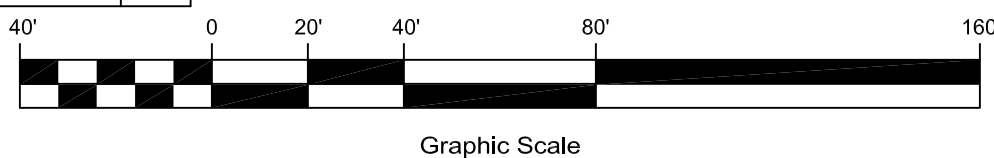
## HAWKS

## AVENUE

1	7-08-15	Steep Slope Added	JRL
1	7-01-15	TREE LOC. AND TOPO	JRL

Slopes Table			
Minimum Slope	Maximum Slope	Square Feet	Color
0.00%	15.50%	151,862 sq. ft.	
15.51%	25.50%	40,213 sq. ft.	
25.51%	35.50%	29,538 sq. ft.	
35.51%	99.99%	18,775 sq. ft.	

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