



JACKSON ROAD  
(66' WIDE)

DEED BK2953 PG327

EDGE OF PAVING

To:  
DAVID KOTLER AND DANIELLE CORRADINO  
GROUP 21 TITLE AGENCY, LLC  
FIRST AMERICAN TITLE INSURANCE COMPANY  
PRIME LENDING, A PLAINS CAPITAL COMPANY;  
its successors and/or assigns, ATIMA

TO ALL PERSONS AND PARTIES OF INTEREST:  
I HEREBY DECLARE THAT THIS SURVEY WAS  
ACTUALLY MADE ON THE GROUND AS PER  
RECORD DESCRIPTION AND IS CORRECT AND  
THERE ARE NO ENCROACHMENTS EITHER WAY  
ACROSS PROPERTY LINES EXCEPT AS SHOWN.

THIS SURVEY WAS PREPARED ONLY FOR THE  
ABOVE NAMED PARTIES FOR PURCHASE AND/  
OR MORTGAGE FOR HEREIN DELINEATED  
PROPERTY BY ABOVE NAMED PURCHASER.  
NO RESPONSIBILITY OR LIABILITY IS  
ASSUMED 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 HEREIN, EITHER  
DIRECTLY OR INDIRECTLY. SURVEY MAY NOT  
BE USED FOR CONSTRUCTION OR SUBDIVISION  
PURPOSES WITHOUT WRITTEN CONSENT OF  
THIS SURVEYOR.

THIS SURVEY PLAN, FLAGS AND/OR PINS  
SET ARE NOT VALID UNTIL FEE IS PAID IN  
FULL. IF FEE NOT PAID, THIS SURVEY IS  
INVALID. ANY OTHER USE OF THIS PLAN OR  
A COPY OR ALTERATION OF IT NOT SIGNED  
AND SEALED BY THE SURVEYOR WHO  
PREPARED THIS PLAN IS NOT THE  
RESPONSIBILITY OF THE UNDERSIGNED.

SURVEYOR RESERVES THE RIGHT TO REVISE  
THIS SURVEY AT ANY TIME AFTER SUBMISSION  
IF ADDITIONAL PERTINENT INFORMATION IS  
RECEIVED.

THIS PLAN OF SURVEY IS NOT AN ALTA  
SURVEY.

----- 6ft solid  
..... 4ft solid

RECEIVED  
AUG 20 2020  
By: *AVI LUZON*

- NOTES:
- 1) TAX MAP REFERENCE:  
TOWNSHIP OF MEDFORD,  
BLOCK 4908, LOT 195
  - 2) FILE MAP REFERENCE:  
BEING KNOWN AND DESIGNATED AS LOT 195  
ON PLAN OF REVISION OF PORTION OF  
TIMBER LAKES CORPORATION SECTION II AND  
FILED IN THE BURLINGTON COUNTY CLERK'S  
OFFICE ON JULY 5, 1967 AS MAP NO. 0603.
  - 3) CONTAINING: 20,066 +/- SF.
  - 4) THIS SURVEY WAS PREPARED WITHOUT  
THE BENEFIT OF A TITLE REPORT.
  - 5) SUBJECT TO SUCH EASEMENTS AND  
RESTRICTIONS THAT MAY BE REVEALED  
BY A TITLE REPORT.
  - 6) PLAN DEPICTS CONDITIONS AS OF: 07/11/2018

BIRCHWOOD DRIVE  
(50' WIDE)

P.O.B.

PLAN OF SURVEY  
OF  
BLOCK 4908 LOT 195  
LOCATED IN  
TOWNSHIP OF MEDFORD  
BURLINGTON COUNTY, NEW JERSEY

*AVI LUZON*  
DATE 7/12/18  
AVI LUZON  
PROFESSIONAL LAND SURVEYOR  
N.J. LICENSE # 36745

AVI LUZON  
PROFESSIONAL LAND SURVEYOR  
83 KENSINGTON DRIVE  
MT. HOLLY, NEW JERSEY 08060  
(609) 261-4947

CREW: MRM/CT/KT DRAWN: CC CHECKED: AL  
SCALE: 1"=30' DATE: 07/12/2018 DWG. NO.: 18AL1895

REVISION/DATE