

SURVEY OF PROPERTY

LOT 24
Map of
WEST BANKS

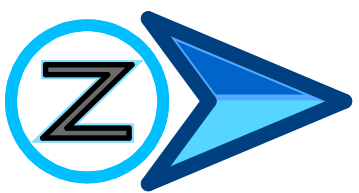
Filed July 28, 1986 as map no. 8158
Situatate
INCORPORATED VILLAGE OF NORTH HAVEN
Town Of Southampton
Suffolk County, New York

SCALE: 1" = 40'

AREA: 72,193 sq. ft.
or 1.6573 acres

Certified only to:

Anne-Marie Eileragas
Karina Eileragas Karakus
Eric Eileragas



CURVE	Arc	Delta Angle	Chord	Ch Bearing	Radius	Tangent
C1	42.52'	97°27'02"	37.58'	S 0°39'48"E	25.00'	28.48'
C2	170.76'	5°13'05"	170.70'	S 45°27'10"W	1875.00'	85.44'
C3	78.77'	7°13'17"	78.71'	S 39°14'00"W	625.00'	39.44'

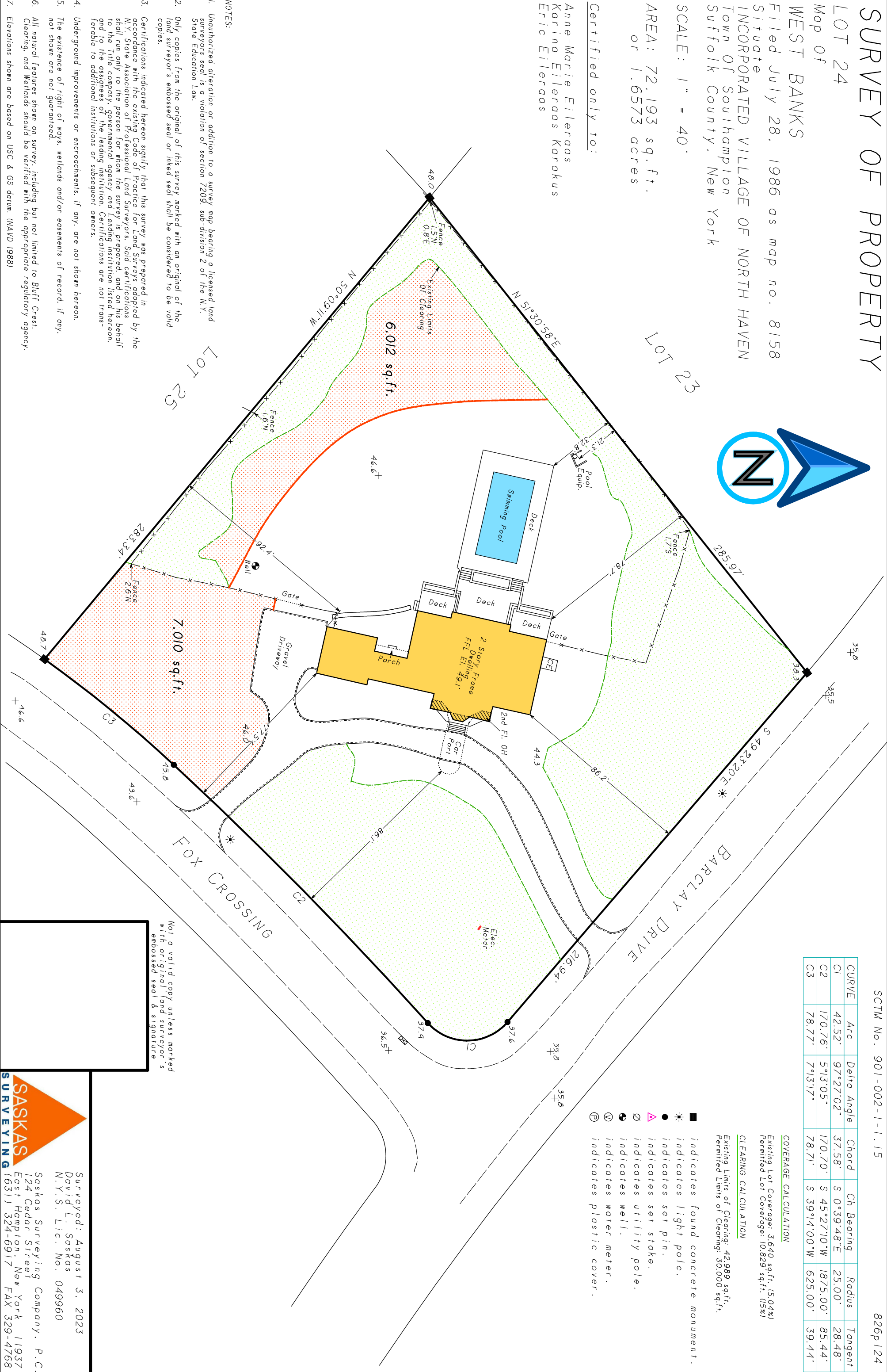
COVERAGE CALCULATION

Existing Lot Coverage: 3,640 sq.ft. (5.04%)
Permitted Lot Coverage: 10,829 sq.ft. (15%)

CLEARING CALCULATION

Existing Limits of Clearing: 42,989 sq.ft.
Permitted Limits of Clearing: 30,000 sq.ft.

- indicates found concrete monument.
- * indicates light pole.
- indicates set pin.
- ▲ indicates set stake.
- ∅ indicates utility pole.
- ⊙ indicates well.
- ⊕ indicates water meter.
- Ⓜ indicates plastic cover.



NOTES:

- Unauthorized alteration or addition to a survey map bearing a licensed land surveyor's seal is a violation of section 7209, sub-division 2 of the N.Y. State Education Law.
- Only copies from the original of this survey marked with an original of the land surveyor's embossed seal or inked seal shall be considered to be valid copies.
- Certifications indicated hereon signify that this survey was prepared in accordance with the existing Code of Practice for Land Surveys adopted by the N.Y. State Association of Professional Land Surveyors. Said certifications shall run only to the person for whom the survey is prepared, and on his behalf to the Title company, governmental agency, and Lending institution listed hereon, and to the assignees of the lending institution. Certifications are not transferable to additional institutions or subsequent owners.
- Underground improvements or encroachments, if any, are not shown hereon.
- The existence of right of ways, wetlands and/or easements of record, if any, not shown are not guaranteed.
- All natural features shown on survey, including but not limited to Bluff Crest, Clearing, and Wetlands should be verified with the appropriate regulatory agency.
- Elevations shown are based on USCS & GS datum. (NAVD 1988)

Not a valid copy unless marked with original land surveyor's embossed seal & signature

Saskas Surveying Company, P.C.
124 Cedar Street
East Hampton, New York 11937
(631) 324-6917 FAX 329-4768

Surveyed: August 3, 2023
David L. Saskas
N.Y.S. Lic. No. 049960