

**SURVEYED FOR EDEN JANE GORCEY  
PROPERTY LOCATED AT EAST HAMPTON  
LOT No. 31  
MAP OF RED FOX RIDGE  
FILED: DECEMBER 7, 1983; FILE NO: 7264  
TOWN OF EAST HAMPTON  
SUFFOLK COUNTY, NEW YORK  
S.C.T.M. # 300-155-02-12.8  
AREA = 41,071 SF = 0.943 AC**

NOTE: THE EXISTENCE OF RIGHT OF WAYS,  
WETLANDS AND/OR EASEMENTS OF RECORD  
IF ANY, NOT SHOWN ARE NOT GUARANTEED.

**CLEARING CALCULATIONS:**

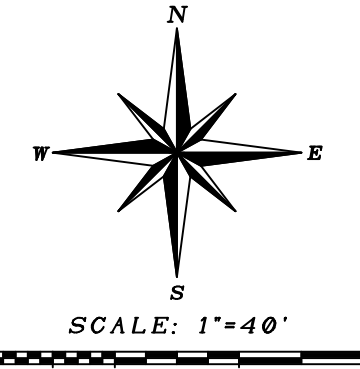
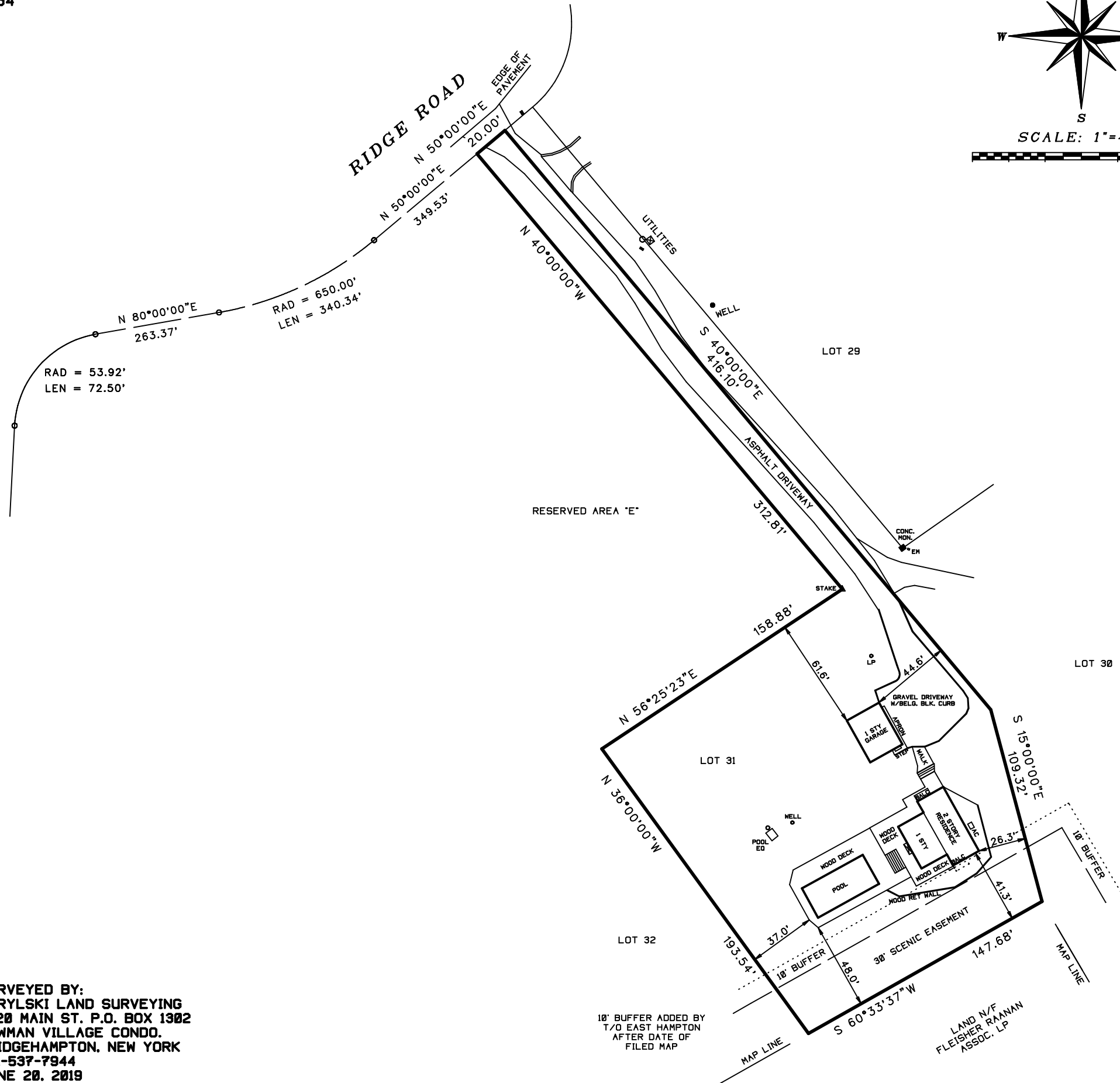
LOT AREA EXCLUDING ACCESS STRIP = 34,792 SF  
ALLOWABLE CLEARING =  
10,000 SF + 12.5% OF LOT AREA = 14,349 SF  
EXISTING CLEARING = 7,800± SF

**COVERAGE CALCULATIONS:**

ALLOWABLE LOT  
(BUILDING) COVERAGE = 15% OR 8,399 SF  
(WHICHEVER IS LESS) = 5,219 SF  
EXISTING BUILDING COVERAGE = 1,622 SF  
RESIDENCE, GARAGE

ALLOWABLE TOTAL COVERAGE =  
40% OR 29,399 SF  
(WHICHEVER IS LESS) = 13,917 SF  
EXISTING TOTAL COVERAGE = 7,085 SF  
RESIDENCE, GARAGE, BALC, DECK  
WALK, DRIVEWAY

WAINSCOTT-NORTHWEST  
ROAD



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

COPIES OF THIS SURVEY MAP NOT BEARING THE LAND SURVEYORS INKED  
OR EMBOSSED SEAL SHALL NOT BE CONSIDERED TO BE A VALID TRUE COPY.

GUARANTEES OR CERTIFICATIONS INDICATED HEREON 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.  
GUARANTEES OR CERTIFICATIONS ARE NOT TRANSFERABLE TO ADDITIONAL  
INSTITUTIONS OR SUBSEQUENT OWNERS.

CERTIFIED TO:  
EDEN JANE GORCEY  
CLASSIC ABSTRACT LTD  
CHICAGO TITLE INS. CO.  
JPMORGAN CHASE BANK, N.A.

*John Bufala*

**SURVEYED BY:**  
**BARYLSKI LAND SURVEYING**  
2320 MAIN ST. P.O. BOX 1302  
NEWMAN VILLAGE CONDO.  
BRIDGEHAMPTON, NEW YORK  
631-537-7944  
JUNE 20, 2019  
1-24-2020: UPDATE SURVEY

24384-1A