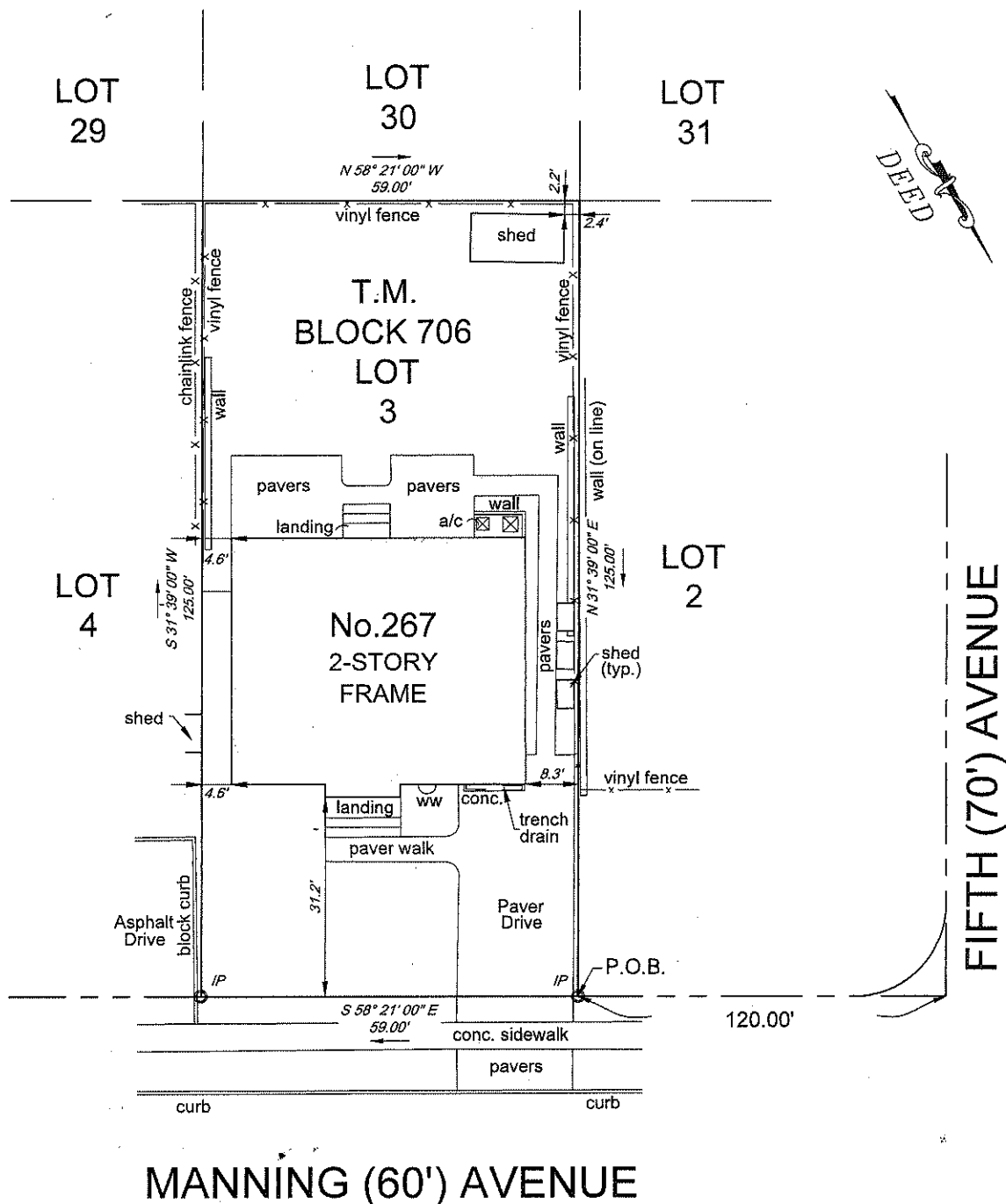




MANNING (60') AVENUE

DECLARATION:

I declare that, to the best of my knowledge and belief, this map and survey were made by me or under my immediate supervision in accordance with N.J.S.A. 13:40-5.1 and the information shown hereon correctly represents the conditions found at the date of the survey except such improvements or easements, if any, below the surface and not visible and is subject to Federal, State, County, and/or municipal restrictions. Included in this declaration are the following notes:

CERTIFIED TO:
KIRK MEDRZYCHOWSKI and NICOLE MEDRZYCHOWSKI;

NOTES/REFERENCES:

1. Being that parcel of land as described in deed dated December 17, 2019, as recorded in the Bergen County Clerk's Office on February 20, 2020 in Deed Book 3512, Page 162.
2. The maker of this map is not qualified to make a determination as to the absence or presence of any wetlands, contamination or other environmental condition which may affect this property. Therefore no statement is being made or implied by the fact that no evidence of contamination or other environmental condition is being shown on this map.
3. If this survey does not contain the raised seal of surveyor, it is an unauthorized reproduction of the survey.
4. This survey performed without the benefit of a current title search and is subject to easements of record or other pertinent facts which a complete and accurate title search might disclose.
5. This survey is made solely for the parties named hereon and is not transferable, except to the mortgage holder, which shall survive to its successor or assign.
6. Locations of utilities are approximate, contractor shall verify exact location in field with utility companies prior to commencement of construction.
7. Distances of dwelling to property line shown hereon are taken from the outside of the building siding.
8. Fencing shown hereon is to the centerline of fence.

SCALE: 1"=20'



NOTE: PROPERTY CORNERS NOT
SET AS REQUESTED

THIS DRAWING AND ALL INFORMATION
CONTAINED HEREIN IS AUTHORIZED FOR USE
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Omland & Osterkorn, Inc.

42 Central Ave
Midland Park, NJ 07432
www.oengineers.com
E-mail: kosterkorn@o-o-inc.com

Phone: 973-647-7820
NJ Certificate of Authorization
No. 24GA28293300

DATE: 7/24/26

PROJ.: 260701

Kiersten Osterkorn, PE, PLS, PP
N.J. LIC NO. 42581

BOUNDARY SURVEY

267 MANNING AVENUE

BLOCK 706 - LOT 3

BOROUGH OF RIVER EDGE, BERGEN COUNTY, NEW JERSEY