



June 1, 2017

## METES AND BOUNDS DESCRIPTION

Tax Lot 16 in Block 36

20 Candace Lane, Chatham Township, New Jersey

BEGINNING at a point in the southwesterly sideline of Candace Lane said point being 424.85 feet as measured southeasterly from the intersection of said sideline of Candace Lane with the southerly sideline of Meyersville Road and running, thence

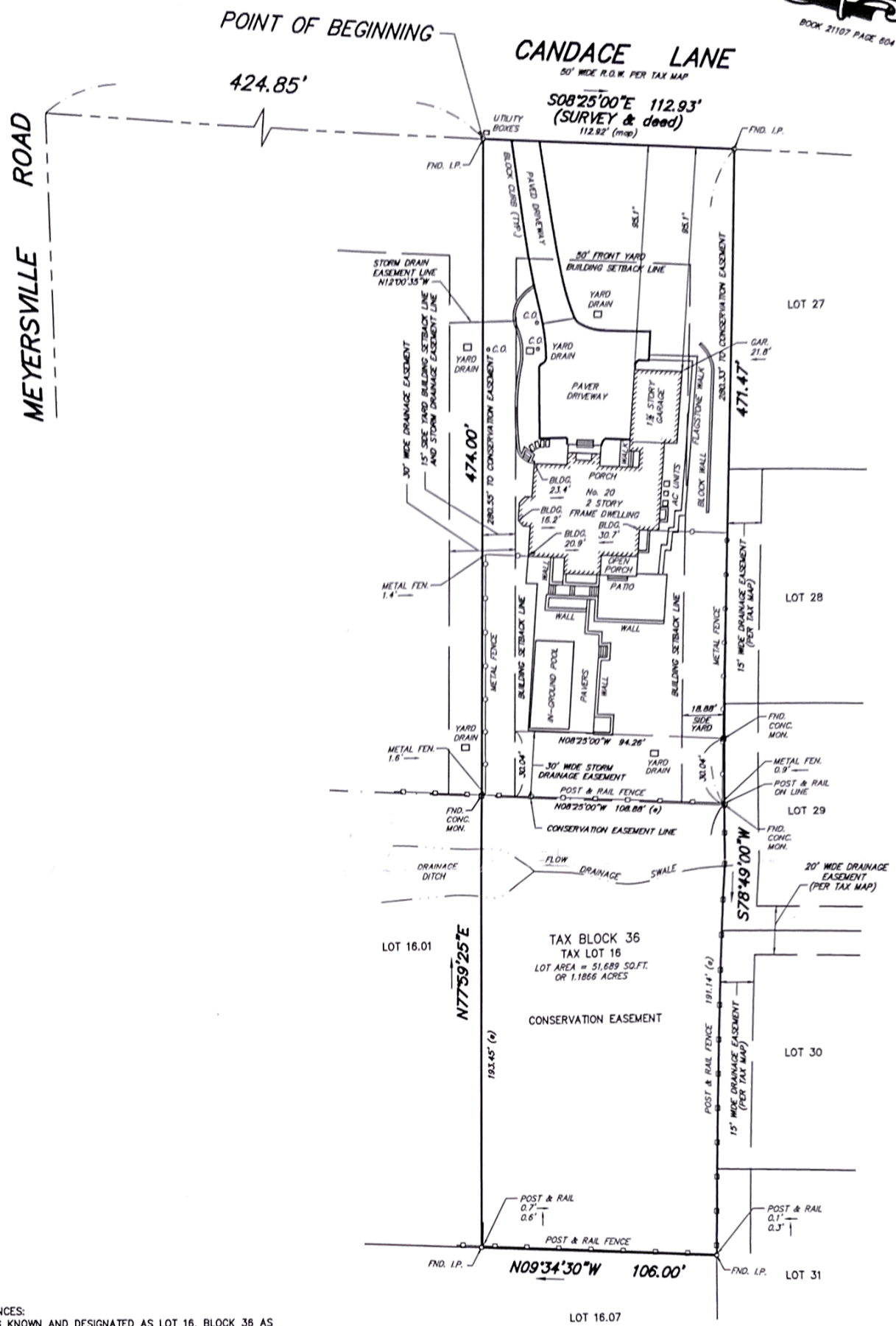
- (1) Along the southwesterly sideline of Candace Lane South 08 degrees 25 minutes 00 seconds East 112.93 feet to a point; thence
- (2) South 78 degrees 49 minutes 00 seconds West, 471.47 feet to a point; thence
- (3) North 09 degrees 34 minutes 30 seconds West 106.00 feet to a point; thence
- (4) North 77 degrees 59 minutes 25 seconds East, 474.00 feet to the point and place of BEGINNING.

BEING known and designated as Lot 16 in Block 36 as set forth on a certain map entitled "Final Plat, Rolling Hill at Candace Lane Lot 16 & 16.04, Block 36, Township of Chatham, County of Morris, State of NJ" dated April 10, 2007 and filed in the Morris County Clerk's Office as Map No. 2007091444.

BEING in accordance with a survey prepared by Benjamin and Wizorek, Inc. dated May 24, 2017.

A handwritten signature in black ink, appearing to read "Thomas S. Benjamin", written over a horizontal line.

Thomas S. Benjamin  
Professional Engineer & Land Surveyor  
License No. 21207



- REFERENCES:
1. BEING KNOWN AND DESIGNATED AS LOT 16, BLOCK 36 AS SHOWN ON A MAP ENTITLED, "FINAL PLAT, ROLLING HILL AT CANDACE LANE, LOTS 16 & 16.04, BLOCK 36, TOWNSHIP OF CHATHAM, MORRIS COUNTY, NEW JERSEY," DATED APRIL 10, 2007, REVISED TO OCTOBER 12, 2007 AND FILED IN THE MORRIS COUNTY CLERK'S OFFICE AS FILE NO. 2007091444.
  2. MAP ENTITLED "MAP OF SURVEY, TAX LOT 16 BLOCK 36 IN TOWNSHIP OF CHATHAM, MORRIS COUNTY, NEW JERSEY" PREPARED BY SWANSON, HALSEY & ASSOCIATES, LLC LAND SURVEYORS. DATED DECEMBER 20, 2010.
  3. OFFICIAL TAX MAP OF THE TOWNSHIP OF CHATHAM.

A WRITTEN WAIVER AND DIRECTION NOT TO SET CORNER MARKERS HAS BEEN OBTAINED FROM THE ULTIMATE USER PURSUANT TO P.L. 2003, c.14 (N.J.S.A. 45:8-36.3) AND N.J.A.C. 14:30-5.1(d).

**MAP OF PROPERTY**  
SITUATED IN  
TOWNSHIP OF CHATHAM  
MORRIS COUNTY NEW JERSEY

Scale 1 Inch = .50 Feet  
Order No.: 170167  
Field Book: E.F.B.  
Date: 05/31/17  
File: CHATHAM  
Title No.: ST-8246

This survey is certified to:  
Christopher Felice and Ashley Felice, husband and wife  
Westcor Land Title Insurance Company  
Simplicity Title, LLC  
Fulton Bank of New Jersey ISAOA, ATIMA  
Matthew Coppolecchia, Esq.  
Avelino & Hartlaub, LLP

**BENJAMIN AND WIZOREK, INC.**  
PROFESSIONAL ENGINEERS & LAND SURVEYORS  
486 SOUTHERN BOULEVARD  
CHATHAM, NJ 07928  
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*Thomas S. Benjamin*  
**THOMAS S. BENJAMIN**  
NJ PROFESSIONAL ENGINEERING & LAND SURVEYING Lic. No. 21207