

T.M. : 78B-4-27

On 05-20-2022

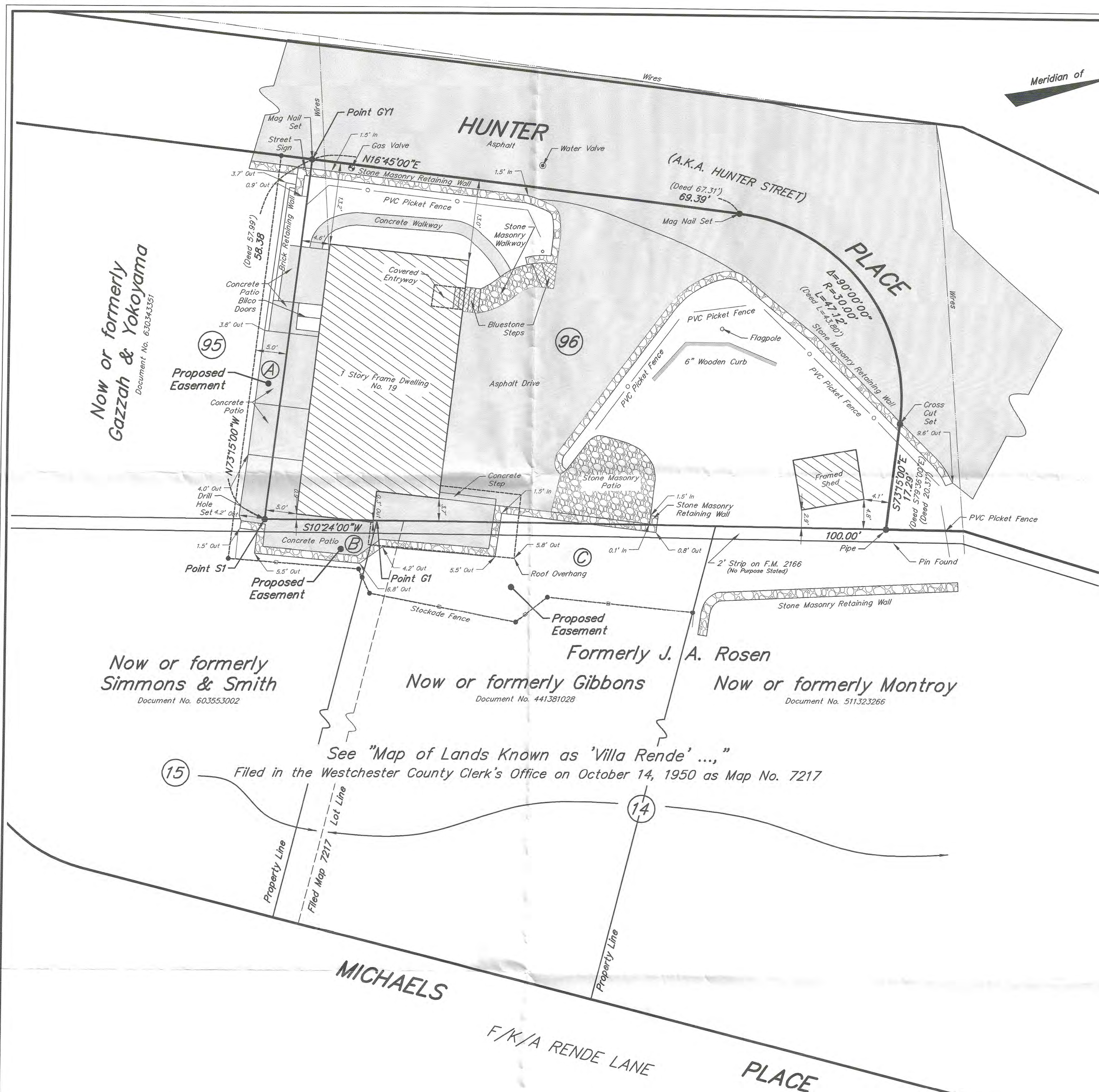
Closed by JMR/GJW

Drawn by MEY

Spell checked by MEY

Checked by MEY

Drawing Name: LS26308_R02_V22 Layout: Survey W.C. No. 26309, 26940



Area = 5,056 Sq. Ft.

This map was prepared for the exclusive use of and is certified only to:
 VIRGINIA CALCUTTI IRREVOCABLE TRUST
 VIRGINIA CALCUTTI



3063 Route 9
 Cold Spring, NY 10516
 www.Badey-Watson.com

845.265.9217
 877.3141593 (Toll Free)

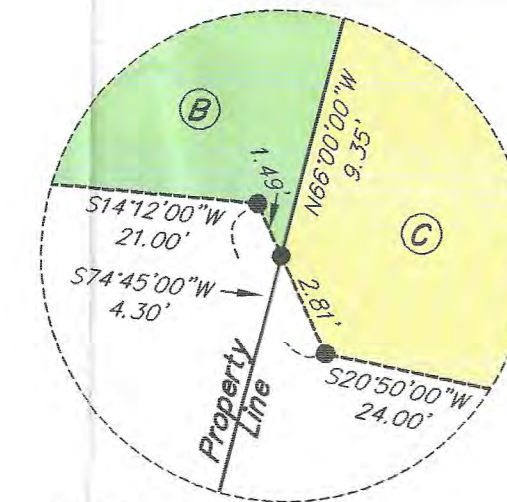
Notes

1. COPYRIGHT "2022" & "2023" by BADEY & WATSON, Surveying & Engineering, D.P.C. All Rights Reserved. Unauthorized duplication is a violation of applicable laws.
2. Unauthorized alteration or addition to a document prepared by a licensed land surveyor is a violation of Section 7209, Subdivision 2 of the New York State Education Law.
3. All certifications are valid for this map and copies thereof only if said map or copies bear the embossed seal of the surveyor whose signature appears hereon.
4. If underground improvements, easements, or encroachments exist and are neither visible during normal field survey operations nor described in instruments provided to these surveyors, they may not be shown on this map.
5. This property may be affected by instruments which have not been provided to these surveyors. Users of this map should verify title with their attorney or a qualified title examiner.
6. The premises hereon is Lot 96 as shown on that certain "Map of Building Lots... Leslie R Palmer..." which was filed in the Westchester County Clerk's office on December 4, 1917 as Map No. 2166.
7. Revised on August 2, 2023 to add proposed easements to be acquired from adjoining and related data.

Survey was NOT brought to date.

SURVEY
 Scale: 1"=10'

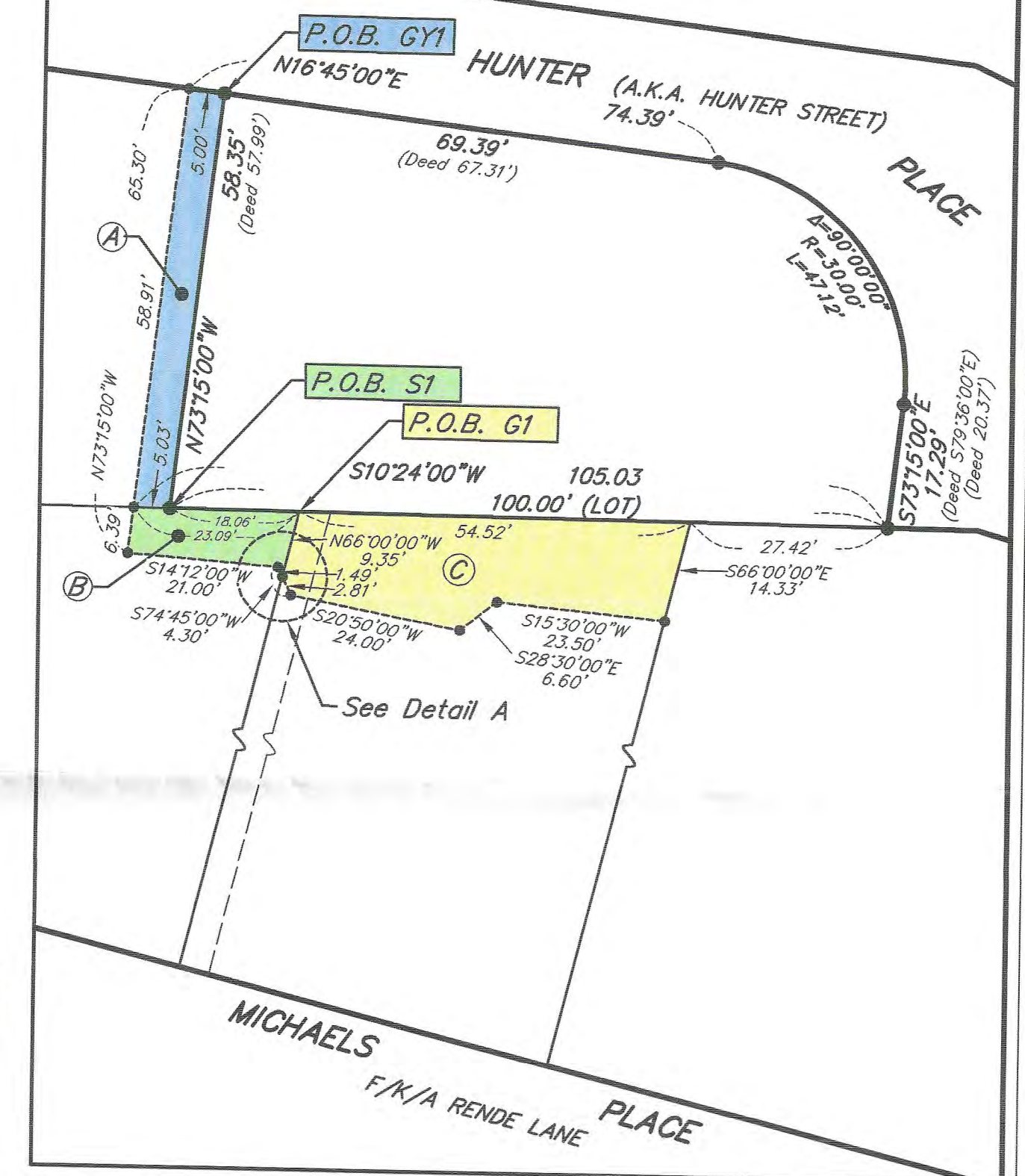
Filed Map No. 2166



DETAIL A
 Scale: 1"=5'

TABLE SHOWING PROPOSED EASEMENT DATA

Easement	Grantor	Area (sq ft)	Point of Beginning (P.O.B.)
A	Gazzah & Yokoyama	293	GY1
B	Simmons	161	S1
C	Gibbons	724	G1



EASEMENT DETAIL
 Scale: 1"=20'

SURVEY OF PROPERTY
 PREPARED FOR

VIRGINIA CALCUTTI

SITUATE IN THE
VILLAGE OF CROTON-ON-HUDSON
TOWN OF CORTLANDT
WESTCHESTER COUNTY
NEW YORK

SCALE: AS NOTED MAY 10, 2022

We hereby certify that the survey shown hereon was completed by us on May 10, 2022 that this map was completed on May 20, 2022 and that this survey has been prepared in accordance with the existing Code of Practice for Land Surveys adopted by the New York State Association of Professional Land Surveyors, Inc. Revised on August 2, 2023. See note 7.



BADEY & WATSON
 Surveying & Engineering, D.P.C.

NEW YORK STATE LICENSED LAND SURVEYOR
 LICENSE No. 50389

PRINTED

August 2, 2023

BADEY & WATSON
 Surveying & Engineering, D.P.C.