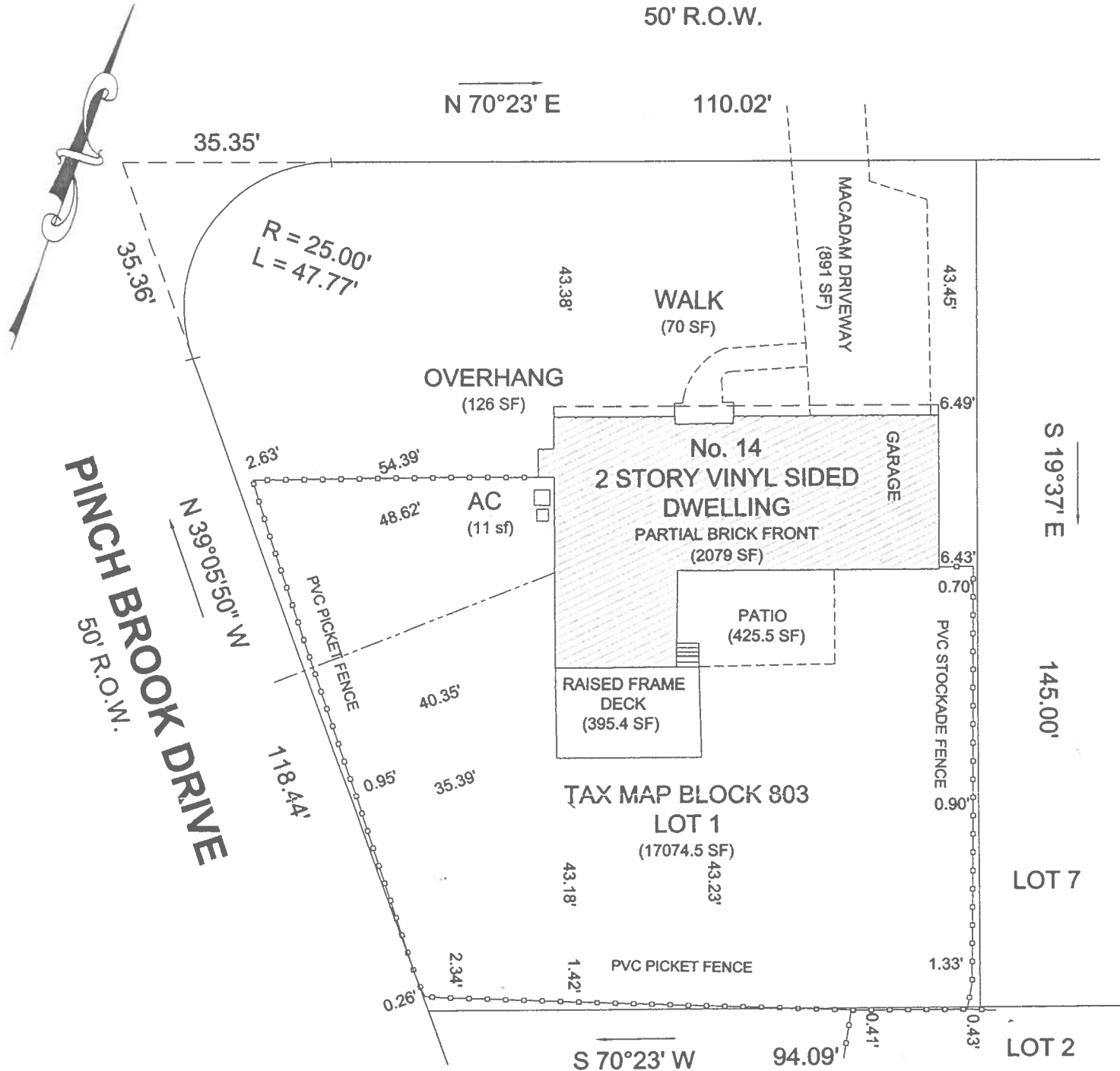


ALSO BEING KNOWN AND DESIGNATED AS LOT 4 IN BLOCK 73 AS SHOWN AND INDICATED UPON A CERTAIN MAP ENTITLED, " MAP OF BROOKFIELD, SECT II, BOROUGH OF FLORHAM PARK. MORRIS COUNTY, NJ", DATED SEPTEMBER 15, 1959 PREPARED BY MORRIS COUNTY ENGINEERING CO., WHIPPANY, NJ AND FILED IN THE IN THE MORRIS COUNTY CLERK'S OFFICE ON NOVMEBER 9, 1959 AS MAP No. 2007G..

PINCH BROOK DRIVE

50' R.O.W.



Building Coverage = 2079+395.4+11+126= 2600.4/17054.5 = 15.2%

Lot Coverage = 2079+395.4+435.5+891+70+ 11+126 = 3997.9/17054.5 = 23.4%

THIS SURVEY IS FOR THIS TRANSACTION ONLY. THE UNDERSIGNED PROFESSIONAL LAND SURVEYOR ASSUMES NO LIABILITY IF THIS SURVEY IS ILLEGALLY USED FOR A SURVEY AFFIDAVIT OF NO CHANGE.

No liability is assumed by the certifying surveyor for the use of this survey by any other party not shown on the certification hereon or for use of this survey with a survey affidavit. Certifications are not transferable to additional institutions or subsequent owners. This survey plat used without the impression of a raised seal of the surveyor shall invalidate this survey plat. The use of this survey along with a survey affidavit is prohibited.

The property has not been staked in accordance with instructions. A written waiver and direction not to set corner markers has been obtained from the ultimate owner pursuant to P.L. 2003, c.14 (NJSA 45:8-36.3) and 13:40-5.1(d).

TAX BLOCK: 803	LOT: 1	ADDRESS: 14 PINE BROOK DRIVE
CERTIFIED TO: Victor J. Viola		MAP OF PROPERTY SITUATED IN THE <b>BOROUGH OF FLORHAM PARK</b> MORRIS COUNTY, NJ
JMH ASSOCIATES 403-0830 P.O. BOX 30 FAX 403-0803 CALDWELL, N.J. 07006		JOB No. 25-048 REV. DATE DATE MAY 30, 2025 SCALE 1" = 25'
JAMES M. HELB, PE,LS,PP PROFESSIONAL ENGINEER & LAND SURVEYOR PROFESSIONAL PLANNER		NJ LICENSE No 24272 NJ LICENSE No 3832
TITLE No:		DATE 5-30-2025