



I HEREBY CERTIFY TO THE FIRST AMERICAN TITLE INSURANCE COMPANY, THE ADVEST BANK, ITS SUCCESSORS AND ASSIGNS AS THEIR INTEREST MAY APPEAR, AND URBAN VENTURES, THAT THIS SURVEY WAS ACTUALLY MADE ON THE GROUND ON DECEMBER 23, 1985 AND THE BOUNDS AND MEASUREMENTS SHOWN HEREON ARE CORRECT WITHIN THE STANDARDS OF CLASS A-2 SURVEY, AS DEFINED IN THE CODE OF PRACTICE FOR STANDARDS OF ACCURACY OF SURVEYS AND MAPS AS ADOPTED BY THE CONNECTICUT ASSOCIATION OF LAND SURVEYORS, INC. TITLE LINES AND LINES OF ACTUAL POSSESSION ARE THE SAME. THE BUILDINGS ARE LOCATED AS SHOWN AND DO NOT ENCRUCH OVER OR UPON STREET, TITLE, OR BUILDING LINES. EXISTING BUILDINGS SHOWN HEREON WERE CONSTRUCTED PRIOR TO ADOPTED OR AMENDED ZONING REGULATIONS. BUILDINGS 1, 2, 3, AND 4 DO NOT VIOLATE ANY ZONING REGULATIONS. BUILDING NO. 4 IS NON-COMPLYING TO THE MINIMUM 15 FOOT SIDE YARD REQUIREMENT. BUILDING NO. 5-A IS NON-COMPLYING TO THE MINIMUM 3 FOOT SIDE YARD AND THE MINIMUM 30 FOOT REAR YARD REQUIREMENTS. THERE ARE NO EASEMENTS OF RECORD. HOWEVER, THERE IS EVIDENCE OF A POLE UTILITY LINE ALONG THE WESTERLY PROPERTY LINE WHICH CROSSES ADJACENT PROPERTY AND SERVICES SUBJECT PROPERTY. THERE IS ALSO AN EXISTING CONDUIT AS SHOWN HEREON WITH NO EASEMENT OF RECORD. IN ADDITION, THERE IS AN 18 INCH SANITARY SEWER ALONG THE NORTHERLY PROPERTY LINE WITH NO EASEMENT OF RECORD.

NOTE: AN EXISTING SHED ENCROACHMENT ALONG THE WESTERLY PROPERTY LINE, AS SHOWN HEREON. NO OTHER ENCROACHMENTS APPARENT FROM A CAREFUL INSPECTION. THE PROPERTY IS NOT SUBJECT TO THE ONE HUNDRED YEAR FLOOD INSURANCE REQUIREMENTS.

JAMES E. SHEEHY, L.S. 7034



10' 0' 10' 20' 30'

JAMES E. SHEEHY L.S. 7034

1492

66 1442