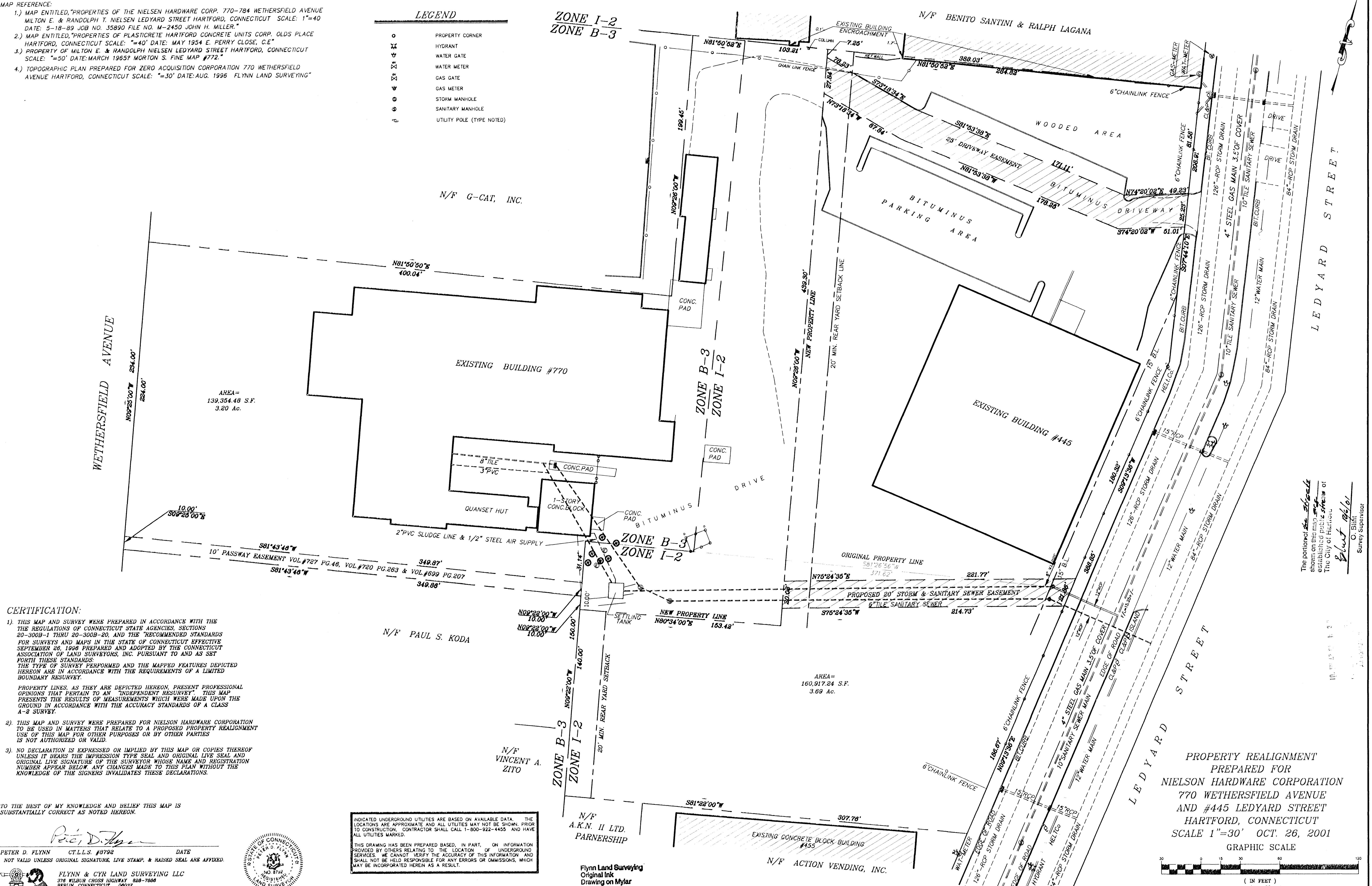


MAP REFERENCE:
1.) MAP ENTITLED, "PROPERTIES OF THE NIELSEN HARDWARE CORP. 770-784 WETHERSFIELD AVENUE MILTON E. & RANDOLPH T. NIELSEN LEDYARD STREET HARTFORD, CONNECTICUT SCALE: 1"=40 DATE: 5-18-89 JOB NO. 35890 FILE NO. M-2450 JOHN H. MILLER."
2.) MAP ENTITLED, "PROPERTIES OF PLASTICRETE HARTFORD CONCRETE UNITS CORP. OLDS PLACE HARTFORD, CONNECTICUT SCALE: 1"=40 DATE: MAY 1954 E. PERRY CLOSE, C.E."
3.) PROPERTY OF MILTON E. & RANDOLPH NIELSEN LEDYARD STREET HARTFORD, CONNECTICUT SCALE: 1"=50 DATE: MARCH 1965? MORTON S. FINE MAP #772."
4.) TOPOGRAPHIC PLAN PREPARED FOR ZERO ACQUISITION CORPORATION 770 WETHERSFIELD AVENUE HARTFORD, CONNECTICUT SCALE: 1"=30 DATE: AUG. 1996 FLYNN LAND SURVEYING"



CERTIFICATION:
1.) THIS MAP AND SURVEY WERE PREPARED IN ACCORDANCE WITH THE REGULATIONS OF CONNECTICUT STATE AGENCIES, SECTIONS 20-300B-1 THRU 20-300B-20, AND THE "RECOMMENDED STANDARDS FOR SURVEYS AND MAPS IN THE STATE OF CONNECTICUT EFFECTIVE SEPTEMBER 28, 1998 PREPARED AND ADOPTED BY THE CONNECTICUT ASSOCIATION OF LAND SURVEYORS, INC. PURSUANT TO AND AS SET FORTH THESE STANDARDS:
THE TYPE OF SURVEY PERFORMED AND THE MAPPED FEATURES DEPICTED HEREON ARE IN ACCORDANCE WITH THE REQUIREMENTS OF A LIMITED BOUNDARY RESURVEY.
PROPERTY LINES, AS THEY ARE DEPICTED HEREON, PRESENT PROFESSIONAL OPINIONS THAT PERTAIN TO AN "INDEPENDENT RESURVEY". THIS MAP PRESENTS THE RESULTS OF MEASUREMENTS WHICH WERE MADE UPON THE GROUND IN ACCORDANCE WITH THE ACCURACY STANDARDS OF A CLASS A-2 SURVEY.
2.) THIS MAP AND SURVEY WERE PREPARED FOR NIELSON HARDWARE CORPORATION TO BE USED IN MATTERS THAT RELATE TO A PROPOSED PROPERTY REALIGNMENT USE OF THIS MAP FOR OTHER PURPOSES OR BY OTHER PARTIES IS NOT AUTHORIZED OR VALID.
3.) NO DECLARATION IS EXPRESSED OR IMPLIED BY THIS MAP OR COPIES THEREOF UNLESS IT BEARS THE IMPRESSION TYPE SEAL AND ORIGINAL LIVE SEAL AND ORIGINAL LIVE SIGNATURE OF THE SURVEYOR WHOSE NAME AND REGISTRATION NUMBER APPEAR BELOW. ANY CHANGES MADE TO THIS PLAN WITHOUT THE KNOWLEDGE OF THE SIGNERS INVALIDATES THESE DECLARATIONS.

TO THE BEST OF MY KNOWLEDGE AND BELIEF THIS MAP IS SUBSTANTIALLY CORRECT AS NOTED HEREON.
Peter D. Flynn
PETER D. FLYNN CT.L.L.S. #8792 DATE _____
NOT VALID UNLESS ORIGINAL SIGNATURE, LIVE STAMP, & RAISED SEAL ARE AFFIXED.
FLYNN & CYR LAND SURVEYING LLC
376 WILBUR CROSS HIGHWAY 828-7886
BERLIN, CONNECTICUT 06037

INDICATED UNDERGROUND UTILITIES ARE BASED ON AVAILABLE DATA. THE LOCATIONS ARE APPROXIMATE AND ALL UTILITIES MAY NOT BE SHOWN. PRIOR TO CONSTRUCTION, CONTRACTOR SHALL CALL 1-800-922-4455 AND HAVE ALL UTILITIES MARKED.
THIS DRAWING HAS BEEN PREPARED BASED, IN PART, ON INFORMATION PROVIDED BY OTHERS RELATING TO THE LOCATION OF UNDERGROUND SERVICES. WE CANNOT VERIFY THE ACCURACY OF THIS INFORMATION AND SHALL NOT BE HELD RESPONSIBLE FOR ANY ERRORS OR OMISSIONS, WHICH MAY BE INCORPORATED HEREIN AS A RESULT.

Flynn Land Surveying
Original Ink
Drawing on Mylar

PROPERTY REALIGNMENT
PREPARED FOR
NIELSON HARDWARE CORPORATION
770 WETHERSFIELD AVENUE
AND #445 LEDYARD STREET
HARTFORD, CONNECTICUT
SCALE 1"=30' OCT. 26, 2001
GRAPHIC SCALE
(IN FEET)
1 inch = 30 ft.

The portion of the street shown on this map was established by a public survey of the City of Hartford.
Blair 10/10/01
C. Blitt
Survey Supervisor