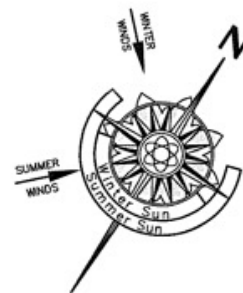
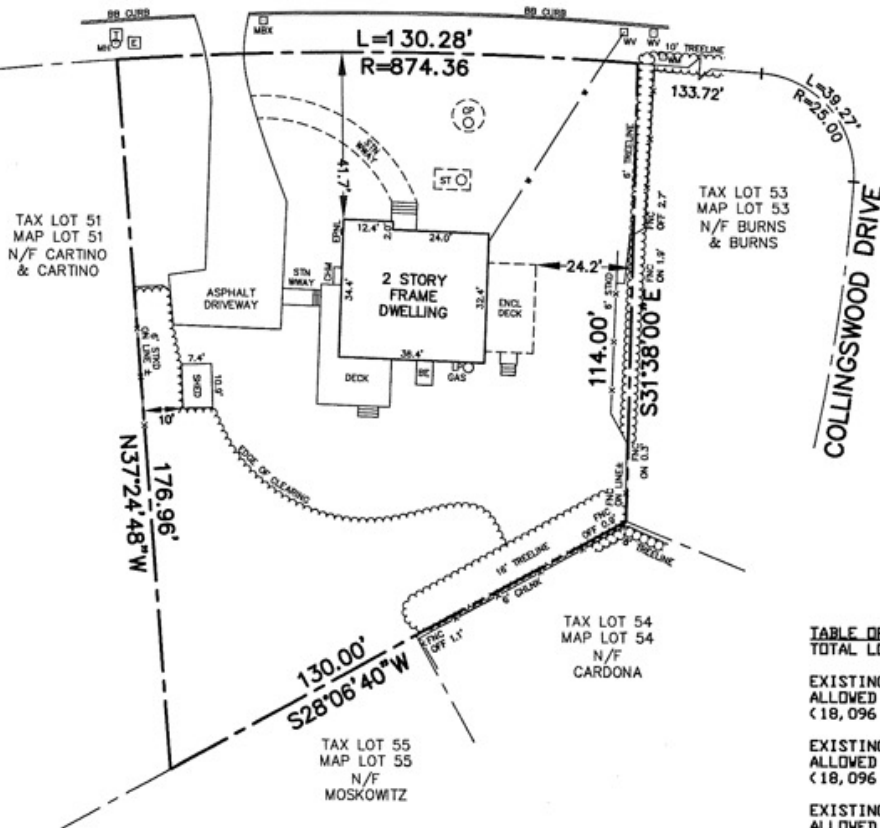


- MONUMENT CONC OR STONE
- STAKE WOOD OR PLASTIC
- SPRKE, REBAR, IRON PIPE, ETC

# MT. MISERY DRIVE

ASPHALT



File Map North  
TOTAL LOT AREA  
18,096± SQ.FT.

TABLE OF AREAS		(SQ. FT.)
TOTAL LOT SIZE		18,096
EXISTING TOTAL CLEARING		13,260
ALLOWED TOTAL CLEARING		10,858
(18,096 × 0.60)		
EXISTING TOTAL ROOFED COVERAGE		1,553
ALLOWED TOTAL ROOFED COVERAGE		3,619
(18,096 × 0.20)		
EXISTING REQ'D REAR YARD COVERAGE		26
ALLOWED REQ'D REAR YARD COVERAGE		1,332
(6,660 × 0.20)		

SEE NOTE No. 3

## NOTES:

- SURVEY CONDUCTED WITHOUT BENEFIT OF COMPLETE TITLE REPORT. EASEMENTS OF RECORD FOR WHICH DOCUMENTATION HAS BEEN PROVIDED ARE SHOWN HEREON. OTHER EASEMENTS, IF ANY, ARE NOT SHOWN.
- SUBJECT PROPERTY SHOWN AS LOT 52 ON "SUBDIVISION MAP OF; KNOLLCREST WOODS; SITUATE NEAR; SAG HARBOR; TOWN OF SOUTHAMPTON; SUFFOLK COUNTY, NEW YORK" BY ERNEST G. JUNG, PATCHOGUE, NY, FILED AUG 29, 1986 AS FILE MAP No. 8178.
- SUBJECT PROPERTY IN ZONE "R20" AND IN AQUIFER PROTECTION OVERLAY DISTRICT PER TOWN OF SOUTHAMPTON GEOGRAPHIC INFORMATION SYSTEM, DECEMBER 06, 2013. ALLOWED COVERAGE SHOWN HEREON IS REFERENCED TO ZONING DISTRICT "R15" REGULATIONS AS NOTED ON FILE MAP No. 8178 REFERENCED ABOVE. ALL ZONING REGULATIONS AND RESTRICTIONS SHOWN HEREON MUST BE VERIFIED WITH APPROPRIATE AUTHORITIES.
- NO WETLANDS LINES ARE SHOWN HEREON. ZONING SETBACKS AND/OR ALLOWED AREA COMPUTATIONS MAY BE DIFFERENT IF THE SUBJECT PROPERTY IS WITHIN REGULATORY DISTANCE OF ANY EXISTING WETLANDS. ALL ZONING INFORMATION MUST BE VERIFIED WITH APPROPRIATE AUTHORITIES.
- SEPTIC SYSTEM & WATER SUPPLY LINE LOCATIONS SHOWN FROM INFORMATION PROVIDED BY OTHERS AND ARE NOT CERTIFIED.
- AS EVIDENCED BY OBSERVED ABOVE GROUND APPURTENANCES ONLY AS SHOWN HEREON, ALL UTILITY SERVICES TO THE SUBJECT PROPERTY ARE UNDERGROUND AND ARE PROVIDED TO THE SUBJECT PROPERTY FROM WITHIN THE PUBLIC RIGHT OF WAY. BEFORE DIGGING ON THE SUBJECT PROPERTY OR IN THE PUBLIC RIGHT OF WAY CALL THE NYC & LI ONE-CALL CENTER AT 1-800-272-4480 AND REQUEST FIELD LOCATION AND MARK OUT OF UNDERGROUND UTILITY LINES.

## 1" CERTIFICATION & ALTERATION NOTE:

UNAUTHORIZED ALTERATION OR ADDITION TO A SURVEY MAP BEARING A LICENSED LAND SURVEYOR'S SEAL IS A VIOLATION OF SECTION 7209, SUB-DIVISION 2, OF THE NEW YORK STATE EDUCATION LAW. ONLY COPIES FROM THE ORIGINAL OF THIS SURVEY MARKED WITH AN ORIGINAL OF THE LAND SURVEYOR'S INKED SEAL OR EMBOSSED SEAL SHALL BE CONSIDERED TO BE VALID TRUE COPIES. CERTIFICATIONS INDICATED HEREON SIGNIFY THAT THIS SURVEY MAP WAS PREPARED IN ACCORDANCE WITH THE CURRENT EXISTING CODE OF PRACTICE FOR LAND SURVEYS ADOPTED BY THE NEW YORK STATE ASSOCIATION OF PROFESSIONAL LAND SURVEYORS. SAID CERTIFICATIONS SHALL RUN ONLY TO THE PERSON(S) FOR WHOM THE SURVEY IS PREPARED, AND ON THEIR BEHALF TO THE TITLE COMPANY, LENDING INSTITUTION AND/OR GOVERNMENTAL AGENCY LISTED HEREON, AND THE SUCCESSORS AND/OR ASSIGNEES OF THE LENDING INSTITUTION. CERTIFICATIONS ARE NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS. LOCATIONS OF UNDERGROUND IMPROVEMENTS OR ENCROACHMENTS, IF ANY EXIST EXCEPT AS SHOWN HEREON, ARE NOT KNOWN AND ARE NOT COVERED BY THIS CERTIFICATION.

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Field Work:	PWD, RMK	Project No:	13-162
Drawn By:	FMH JML	Drawing Name:	13-162.DWG
Checked By:	FMH	Scale:	1" = 30'
Reviewed By:	KMS	Date:	29 NOV 2013
Revision:	06DEC13 FENCE DISTANCE		

*[Signature]*

## SLOANE

PROPERTY SITUATE AT

12 MT. MISERY DRIVE  
SAG HARBOR, NEW YORK

COUNTY OF SUFFOLK, TOWN OF SOUTHAMPTON  
DISTRICT 900, SECTION 26, BLOCK 4, LOT 52

PREPARED BY

F. MICHAEL HEMMER, LS, P.C.

PROFESSIONAL SURVEYING SERVICES

PO Box 1328, SAG HARBOR, NEW YORK 11963  
(631) 725-7199 INFO@FMHLS.COM

Sheet Title:

TITLE SURVEY



Sheet  
1 OF 1