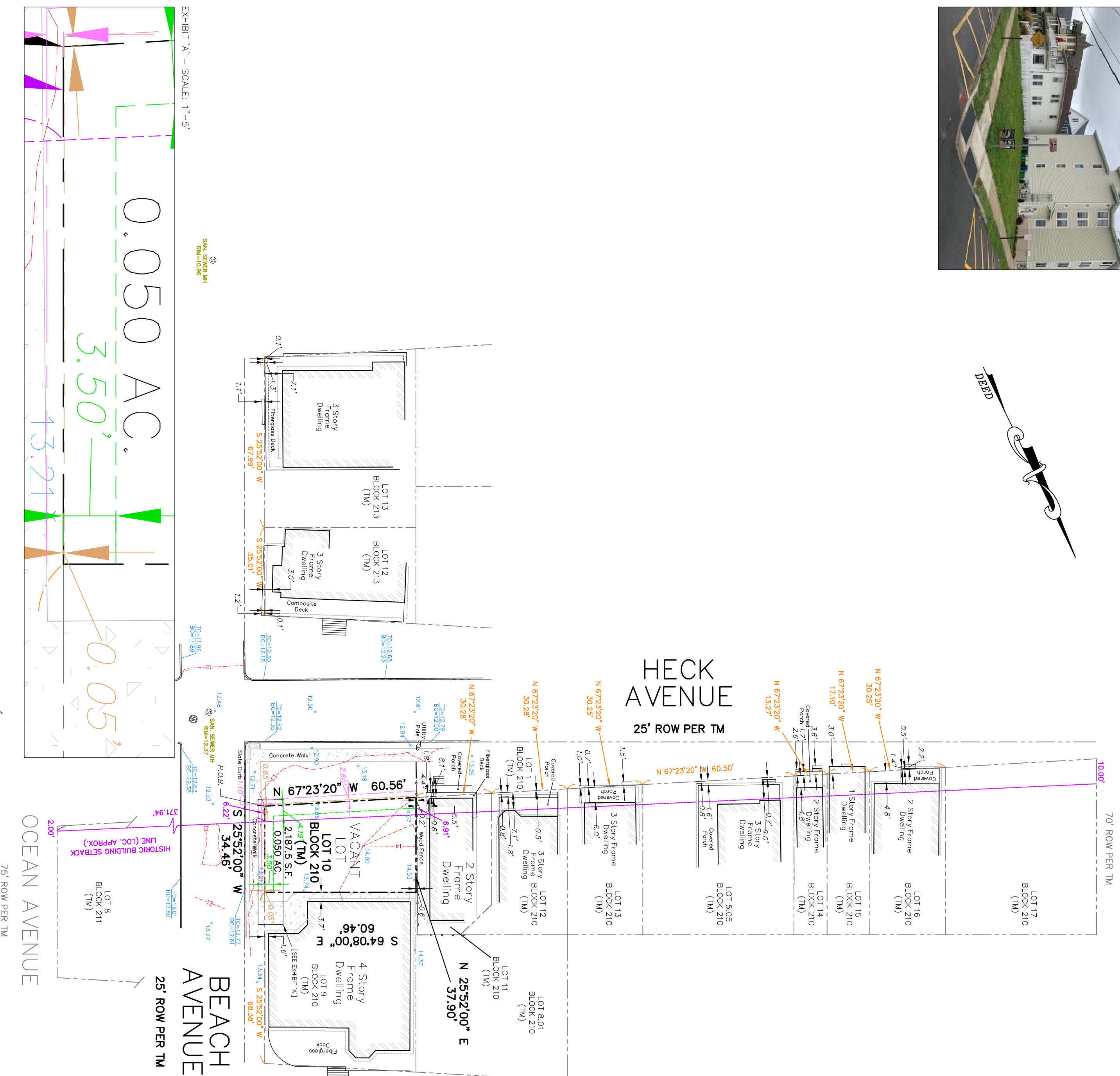
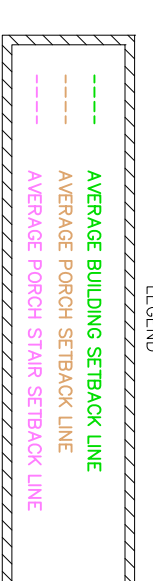


CENTRAL AVENUE



Average Setback Calculations (along Beach Avenue)			
House	Building Setback [ft.]	Porch Setback [ft.] (foundation)	Porch Setback [ft.] (furthest stair)
House I (Lot 13 Block 213)	7.10	1.30	-1.10
House II (Lot 12 Block 213)	3.00	-1.20	n/a
House III (Lot 9 Block 210)	1.60	n/a	n/a
House IV (Lot 10 Block 165)	2.30	n/a	n/a
Average Value	3.30	0.05	-1.10

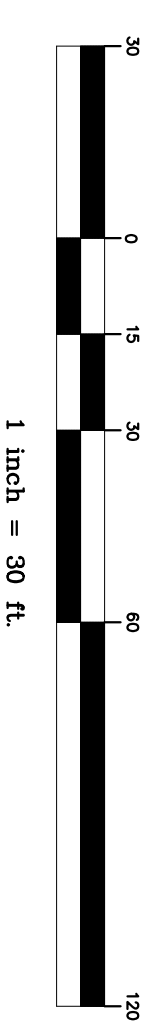
Average Setback Calculations (along Heck Avenue)			
House	Building Setback [ft.]	Porch Setback [ft.] (foundation)	Porch Setback [ft.] (furthest stair)
House I (Lot 16)	4.80	-0.50	-2.20
House II (Lot 15)	-3.00	n/a	n/a
House III (Lot 14)	4.80	-1.70	-3.60
House IV (Lot 5, 05)	9.00	1.60	-0.70
House V (Lot 13)	6.00	-0.70	-1.50
House VI (Lot 12)	7.10	1.80	0.50
House VII (Lot 11)	0.60	-4.40	-8.10
Average Value	4.19	-0.65	-2.60



General Notes:
 Field Survey performed on 07/17/2020
 Subject to documents of record
 Vertical Datum NAVD83
 Survey performed without the benefit of a deed search and subject to municipal restrictions, easements of record and other facts that a title search may disclose.

This survey certified to:
 Steven J. Miller
 Mildred Viqueira

GRAPHIC SCALE



FIELD:	DATE:	SCALE:
JRS	09/23/2020	1"=30'
DRAWN BY:	CHECKED:	
CMB	JSC	

SURVEY OF PROPERTY
 Tax Lot 10 - Block 210
 51 Beach Avenue, Township of Neptune
 Monmouth County, New Jersey

Lakeland Surveying
 4 West Main Street | Rockaway | NJ | Ph: (973) 625-5670 | Fax: (973) 625-4121
 www.lakelandsurveying.com

Marc J. Cifone
 PROFESSIONAL LAND SURVEYOR
 U.C. No. 24G504132900

Jeffrey S. Grunn
 PROFESSIONAL LAND SURVEYOR
 U.C. No. 24G504339900

REVISIONS

INITIALS	DATE	DESCRIPTION

I declare that this plan is based on actual field survey performed by Lakeland Surveying, Inc., under my direct supervision, in accordance with N.J.A.C. 17:27 and to the best of my professional knowledge, information and belief, correctly represents the conditions found on the date of the field survey, except such statements, if any, below the surface of the lines not visible. The declaration is given solely for the above-entitled parcel for the transaction only and is not intended to serve as a warranty or as a basis for any claim against the undersigned professional.