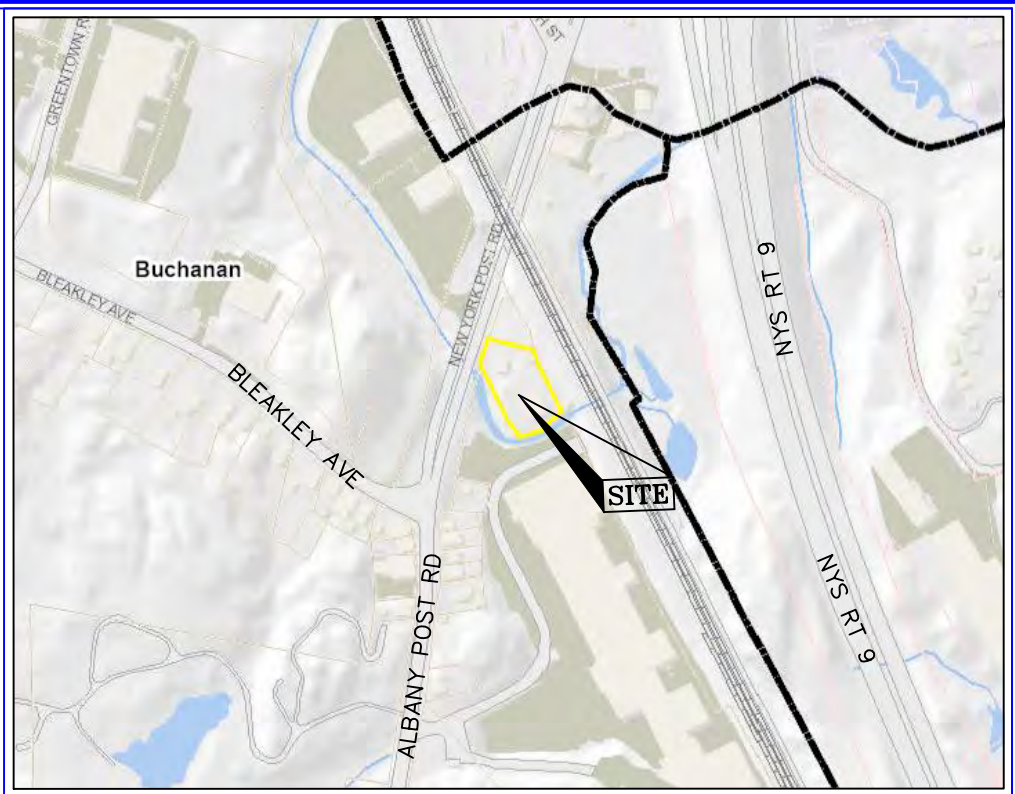


UNAUTHORIZED ALTERATION TO A MAP BEARING A LICENSED PROFESSIONAL LAND SURVEYOR'S SEAL IS A VIOLATION OF SECTION 7209, SUBDIVISION 2, OF THE NEW YORK STATE EDUCATION LAW. THE CERTIFICATION IS NOT AN EXPRESS OR IMPLIED WARRANTY OR GUARANTEE, IT IS PURELY A STATEMENT OF PROFESSIONAL OPINION BASED ON KNOWLEDGE, INFORMATION AND BELIEF, BASED ON EXISTING FIELD EVIDENCE AND DOCUMENTARY EVIDENCE AVAILABLE. CERTIFICATIONS ARE NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS. PLAN PREPARED PURSUANT TO SECTION 7209 OF THE NEW YORK STATE EDUCATION LAW. SUBJECT TO THE FINDINGS OF AN UP TO DATE TITLE SEARCH. UNLESS THE SURVEYOR'S ORIGINAL SIGNATURE AND SEAL APPEARS RAISED ON THIS MAP, IT SHOULD NOT BE CONSIDERED A TRUE AND CORRECT COPY OF THE SURVEYOR'S ORIGINAL WORK AND OPINION.

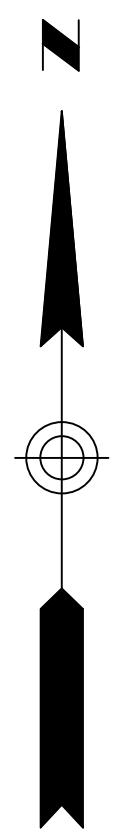


LOCUS MAP (N.T.S.)

SURVEY NOTES

- THIS PLAN WAS PREPARED FROM AN ON THE GROUND FIELD SURVEY CONDUCTED BY RLS ON JULY 8, 2023 AND ON THE FOLLOWING DATUM-
 MERIDIAN: CNTRL#602583561
 HORIZONTAL: ASSUMED
 VERTICAL: SCALED AS PER WESTCHESTER CO. GIS (NAVD 88)
- REFERENCES
 STREET NAMES, R.O.W. WIDTHS, PROPERTY IDENTIFICATION NUMBERS, OWNER NAMES, EASEMENTS, AND ANY ADDITIONAL INFORMATION SHOWN HEREON ARE REFERENCED FROM THE FOLLOWING MAPS AND DOCUMENTS-
 A. LAND CONVEYED TO JV COMMERCIAL HOLDINGS, LLC BY CNTRL# 602583561, FILED IN THE WESTCHESTER CO. CLERKS OFFICE ON SEPTEMBER 23, 2020.
- THE SURVEYED PROPERTY IS SUBJECT BUT NOT LIMITED TO THE INFORMATION SHOWN HEREON. ALL INFORMATION THAT MAY AFFECT THE QUALITY OF TITLE TO BOTH THE SUBJECT AND ADJOINING PARCELS SHOULD BE VERIFIED BY AN ACCURATE AND CURRENT TITLE REPORT.
- THE LOCATION OF THE UTILITIES AS SHOWN HEREON HAVE BEEN COMPILED FROM VISIBLE STRUCTURES AND INFORMATION OBTAINED FROM VARIOUS SOURCES. THE ACTUAL LOCATION OF ALL UTILITIES AND UNDERGROUND STRUCTURES SHALL BE CONSIDERED APPROXIMATE AND SHALL BE VERIFIED BY THE OWNER PRIOR TO ANY CONSTRUCTION.
- WETLANDS, ENVIRONMENTAL AND/OR HAZARDOUS MATERIALS LOCATION, IF ANY, NOT COVERED UNDER THIS CONTRACT. [OR] WERE LOCATED AS MARKED AT THE TIME OF THE SURVEY.
- UNAUTHORIZED ALTERATION OR ADDITION TO A SURVEY MAP BEARING A LICENSED LAND SURVEYOR'S SEAL IS A VIOLATION OF SECTION 7209, SUBDIVISION 2, OF THE NEW YORK STATE EDUCATION LAW.
- CERTIFICATIONS INDICATED HEREON SIGNIFY THAT THIS SURVEY WAS PREPARED IN ACCORDANCE WITH THE EXISTING CODE OF PRACTICE FOR LAND SURVEYS ADOPTED BY THE NEW YORK STATE ASSOCIATION OF PROFESSIONAL LAND SURVEYORS. THIS PLAN NOT VALID UNLESS ORIGINAL STAMP AND SIGNATURE OF A LICENSED SURVEYOR ARE LOCATED HEREON.
- OFFSETS OR DIMENSIONS FROM THE PROPERTY LINES TO STRUCTURES ARE SURVEY REFERENCES ONLY, AND NOT INTENDED TO MONUMENT THE PROPERTY LINES, NOR ARE THEY TO BE USED IN OR GUIDE CONSTRUCTION OF ANY TYPE.

SITE MOSTLY COVERED WITH TRUCKS DURING TIME OF SURVEY

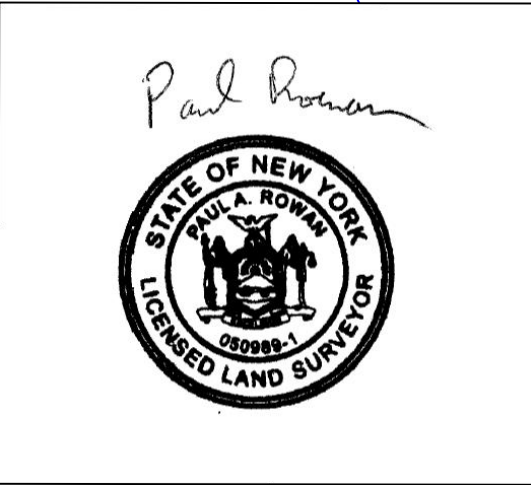


- LEGEND**
- CONCRETE MONUMENT (BOUND)
 - IRON PIPE
 - ⊙ IRON ROD
 - CATCH BASIN
 - △ DRAIN PIPE
 - ⊕ UNKNOWN MANHOLE
 - ⊙ SEWER MANHOLE
 - ⊕ ELECTRIC MANHOLE
 - ⊕ ELECTRIC METER
 - ⊕ FIRE HYDRANT
 - ⊕ WATER VALVE
 - ⊕ GAS MANHOLE
 - ⊕ GAS METER
 - ⊕ GAS VALVE
 - ⊕ UTILITY POLE WITH RISER
 - ⊕ UTILITY POLE
 - ⊕ UTILITY POLE WITH LIGHT
 - ⊕ POST
 - ⊕ BOLLARD

- PROPERTY LINE
- CHAIN LINK FENCE
- SEWER LINE
- DRAIN LINE
- WATER LINE
- GAS LINE
- OHW
- 52
- 50
- MAJOR CONTOURS

- PL PROPERTY LINE
- EOA EDGE OF ASPHALT
- CNC. CONCRETE
- FFE FINISHED FLOOR ELEVATION
- SRW STONE RETAINING WALL
- CRW CONCRETE RETAINING WALL
- WRW WOOD RETAINING WALL
- CC CONCRETE CURB

- CMP CORRUGATED METAL PIPE
- RCP REINFORCED CONCRETE PIPE
- CPP CORRUGATED PLASTIC PIPE
- PVC POLYVINYL CHLORIDE
- CER. CERAMIC
- INV. INVERT



TOPOGRAPHY SURVEY
 3229 ALBANY POST ROAD
 VIL. OF BUCHANAN, NEW YORK
 PREPARED FOR
 PACIFIC AUTOMOTIVE

ROWAN LAND SURVEYING, PLLC

330 OLD ALBANY POST ROAD
 GARRISON, NY 10524
 914 815 3986
 rowanlandsurveying@outlook.com

Drawn By PR	Date JULY 12, 2023	Job No. 023-058
Surveyed By PR	Scale 1" = 20'	Sheet No. 1 OF 1