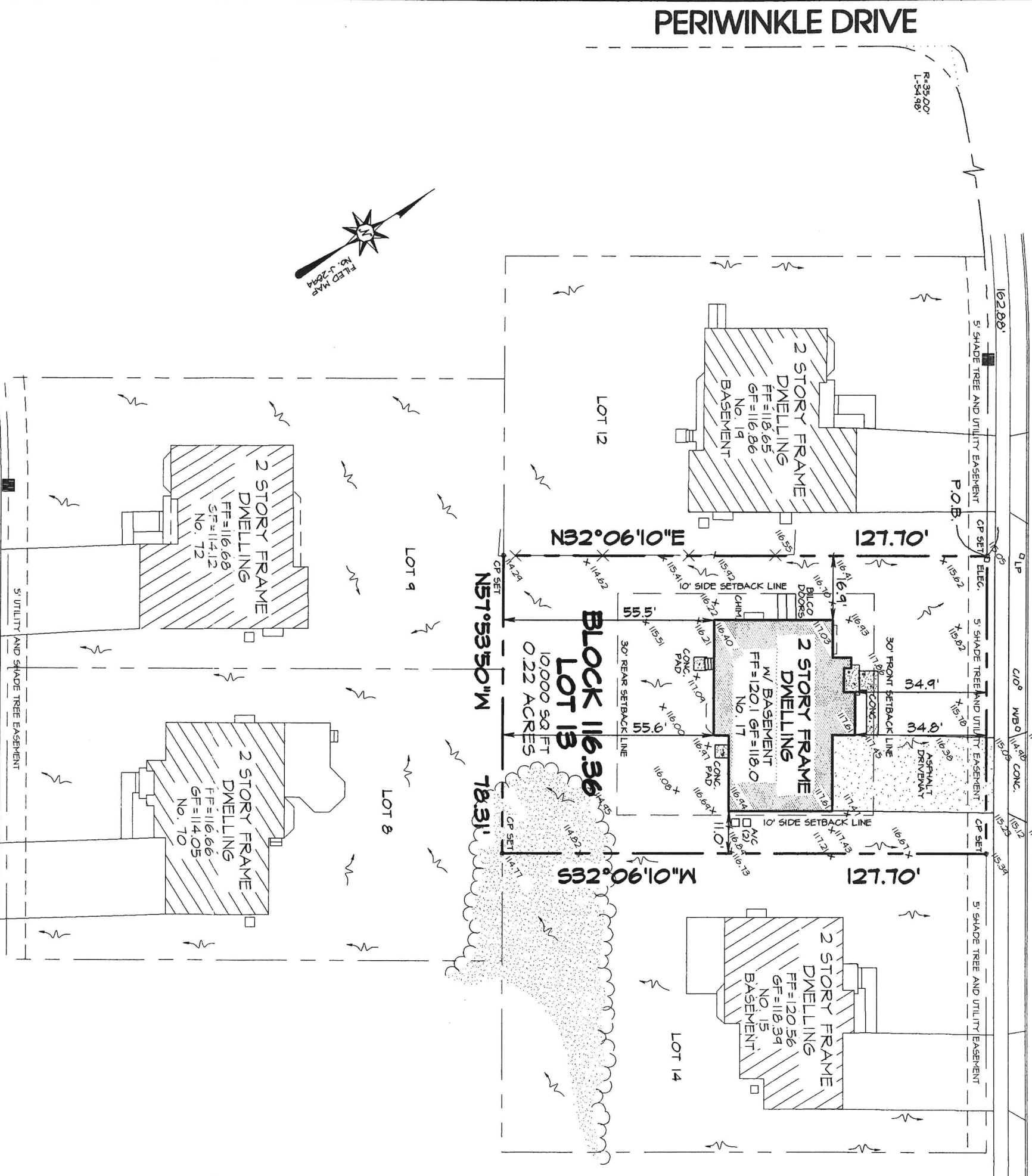


ULAC LANE

50' R.O.M. - F.M.

557°53'50"E 78.31'



R - IO ZONE REQUIREMENTS

REQUIREMENT	REQUIRED	PROVIDED
MINIMUM LOT AREA	10,000 SF	9,953 SF
MINIMUM LOT WIDTH	75 FT	78.3 FT
MINIMUM LOT DEPTH	120 SF	127.7 SF
MINIMUM FRONT YARD	30 FT	34.8 FT
MINIMUM SIDE YARD	10/20 FT	11.0/27.9 FT
MINIMUM REAR YARD	30 FT	55.5 FT
MAXIMUM LOT COVERAGE	30 %	26.2 %
MAXIMUM BUILDING HEIGHT	2 1/2 STY	2 STY
GROSS FLOOR AREA	-	3,898 SF

CERTIFICATION:

TO: SCOTT BIROC and KARYN BIROC, his wife, I CERTIFY THAT TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF, THIS MAP OR PLAN IS THE RESULT OF A FIELD SURVEY MADE ON OCTOBER 2, 2001, BY ME OR UNDER MY DIRECT SUPERVISION, IN ACCORDANCE WITH THE RULES AND REGULATIONS PROMULGATED BY THE "STATE BOARD OF PROFESSIONAL ENGINEERS AND LAND SURVEYORS."

THIS CERTIFICATION IS GIVEN SOLELY TO THE ABOVE NAMED PARTIES EXCEPT AS FOLLOWS:

A. TO THE TITLE INSURER SO THAT IT MAY INSURE TITLE TO THE PREMISES AS SHOWN HEREON; ALTOUR ABSTRACT CO., INC.; CHICAGO TITLE INSURANCE COMPANY B. TO THE MORTGAGE HOLDER, IVANHOE FINANCIAL, INC., THIS CERTIFICATION SHALL SURVIVE TO ITS SUCCESSORS AND/OR ASSIGNS C. TO THE CLOSING ATTORNEY: JOHN F. CORRIGAN, ESQ.

REFERENCES:

FILED MAP - "FINAL PLAN OF LOTS, SECTION 2, ROSE HILL MANOR, BARNEGAT TOWNSHIP, OCEAN COUNTY, NEW JERSEY" DATED OCTOBER 20, 1997 AND DULY FILED IN THE OCEAN COUNTY CLERK'S OFFICE ON FEBRUARY 07, 1999 AS MAP NO. J-2894.

DEED DESCRIPTION:

BEING KNOWN AND DESIGNATED AS LOT 13 IN BLOCK 116.36 ON MAP ENTITLED "FINAL PLAN OF LOTS, SECTION 2, ROSE HILL MANOR, BARNEGAT TOWNSHIP, OCEAN COUNTY, NEW JERSEY" DATED OCTOBER 20, 1997 AND DULY FILED IN THE OCEAN COUNTY CLERK'S OFFICE ON FEBRUARY 07, 1999 AS MAP NO. J-2894.

NOTES:

- 1) THIS SURVEY IS SUBJECT TO SUCH FACTS AS AN ACCURATE TITLE SEARCH MAY DISCLOSE.
- 2) IF THIS DOCUMENT DOES NOT CONTAIN A RAISED IMPRESSION SEAL OF THE PROFESSIONAL, IT IS NOT AN AUTHORIZED ORIGINAL AND MAY HAVE BEEN ALTERED.
- 3) THE INFORMATION SHOWN HEREON CORRECTLY REPRESENTS THE CONDITIONS FOUND AT, AND AS OF THE DATE OF THE FIELD SURVEY, EXCEPT SUCH IMPROVEMENTS OR EASEMENTS, IF ANY, BELOW THE SURFACE AND NOT OBSERVABLE

LEGEND:

- CONCRETE MONUMENT FOUND
- IRON PIN SET
- ~ FLOW ARROW

No.	DATE	REVISIONS	DRWN	CHKD

FINAL SURVEY

PREPARED FOR
SCOTT BIROC and KARYN BIROC, his wife
SITUATED IN THE
TOWNSHIP OF BARNEGAT
NEW JERSEY

OCEAN COUNTY

NEW JERSEY

THOMAS J. ERTL & ASSOCIATES, LLC
PROFESSIONAL ENGINEERING & LAND SURVEYING
P.O. BOX 1283, 702 BREWERS BRIDGE ROAD,
JACKSON, NEW JERSEY 08527

732-370-0909

(FAX) 732-370-9033

SCALE:

1" = 30'

DATE:

10/10/01

FILE/BOOK

47014

DRAWN BY

JMC

THOMAS J. ERTL

PROFESSIONAL LAND SURVEYOR

N.J.P.L.S. No. 3584, DEPL.S. No. 665