

**NOTES:**

SUBJECT to any easements, rights-of-ways, and/or agreements that the utility companies may have.  
SUBJECT to such facts disclosed by an accurate, up-to-date title search.  
OFFSETS shown hereon are not to be used for construction purposes and/or fence installation.

**AREA= 40,502 S.F.**  
**= 0.930± acres**

**REFERENCES:**

TAX MAP DATA:  
Section: 5  
Block: 1  
Lot: 14

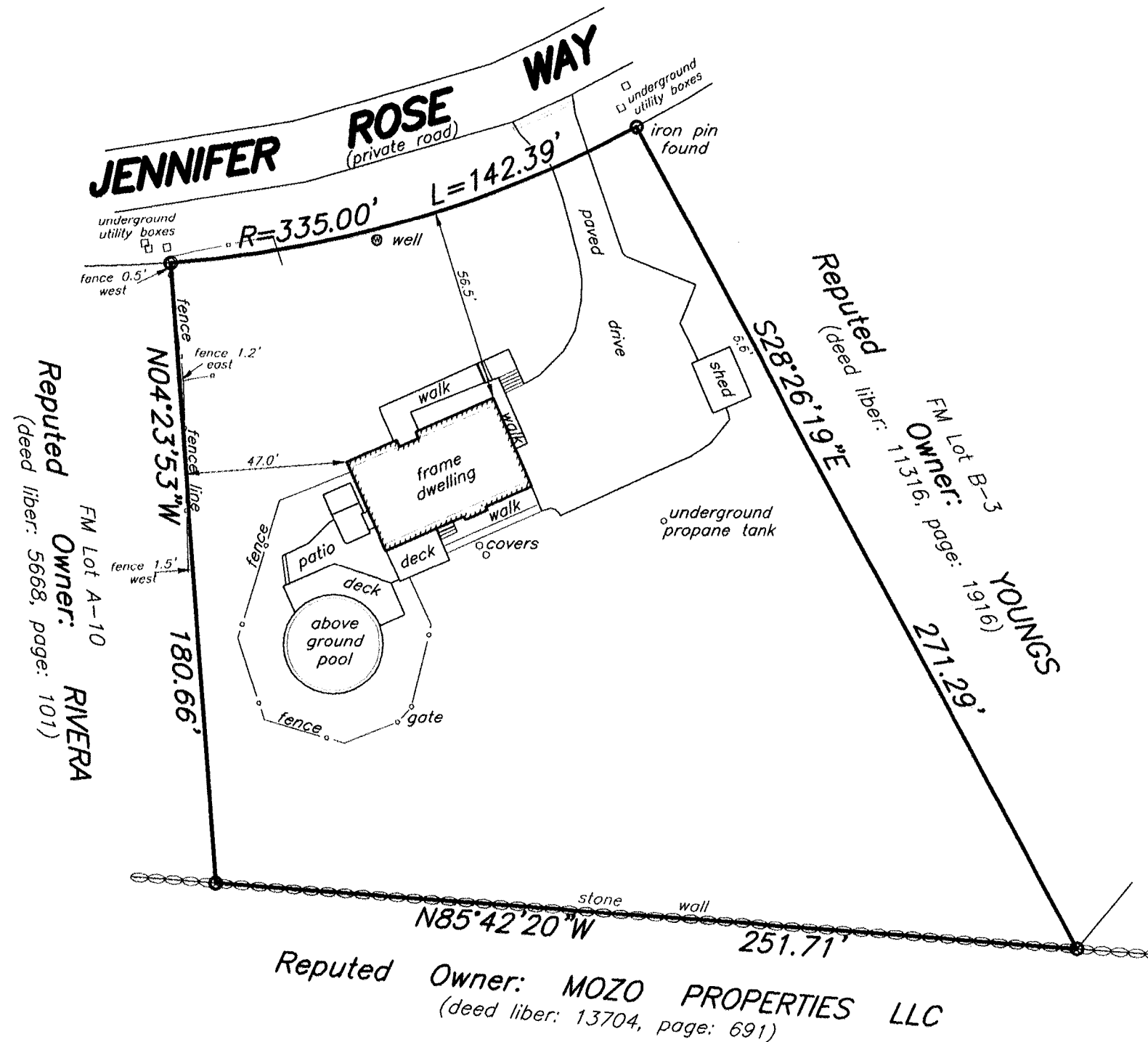
Deed Liber: 2961, Page: 220

Being Lot 9 in Section A as shown on a map entitled "Section A of Platekill Heights", said map filed in the Orange County Clerk's office on 9 July 1979 as map number 4968.

Survey of Property for  
**S A F F I O T I**

located in the

**Town of Newburgh**  
**Orange County - New York**



Reputed Owner: **MOZO PROPERTIES LLC**  
(deed liber: 13704, page: 691)

I hereby certify to:  
-James Saffioti;

that this mapping is based on a field survey performed on the date indicated hereon, deeds and/or maps obtained from the County Clerk's office, and is correct and accurate to the best of my knowledge.

*Howard W. Weeden*  
Howard W. Weeden, P.L.S., P.C. NYS Lic. No. 049967

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.

Certifications indicated hereon signify that the 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. Said certifications shall run only to the person(s) for whom the survey is prepared, and on his/her behalf to the title company, governmental agency and lending institution listed hereon, and to the assignees of the lending institution. Certifications are not transferable to additional institutions or their subsequent owners.

Scale: 1" = 40' date: 28 July 2025 file no.: 25-193

**HOWARD W. WEEDEN, PLS, PC**  
**PROFESSIONAL LAND SURVEYING**  
62 Main Street, Walden, N.Y. 12586  
tel.: (845) 778-7643

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