

PENNELL LAND SURVEYING, INC.

327 Clems Run, Mullica Hill, N.J. 08062

(856) 478-4571

E-mail:pennellsurveying@Comcast.net

(856)478-0286

DEED DESCRIPTION PROPOSED BLOCK 16, LOT 17

JANUARY 3, 2010

COMM. NO. 19-201

ALL that certain part and parcel of land situate, lying and being in the Borough of Elmer, County of Salem, State of New Jersey and being more particularly described as follows:

Beginning at point for a corner in the intersection of the Easterly line of South Main Street (aka County Route 648) (24.75 from physical centerline) (60.00 feet wide tax map) with the centerline of Mill Street (30.00 feet wide tax map); extending thence

1. N 21°09'14"W, along said line of South Main Street, a distance of 67.78 feet to a point for a corner in the division line between Lot 3.03 and Proposed Lot 17, Block 16 on Plan of Minor Subdivision hereinafter mentioned: thence
2. N 20°17'45"E, along said division line and along the division line between Lot 3.04 and Proposed Lot 17, Block 16, a distance of 190.92 feet to a point for a corner in the division line between Lot 3 and Proposed Lot 17, Block 16 on said Plan; thence
3. N 68°42'21"E, along said division line, a distance of 44.12 feet to a point for a corner in the division line between Proposed Lot 17 and Lot 21, Block 16 on said Plan; thence
4. S 24°11'02"E, along said division line, a distance of 60.53 feet to a point for a corner in same; thence
5. N 68°40'00"E, along same, a distance of 156.00 feet to a point for a corner in the division line between Proposed Lots 16 and 17, Block 16 on said Plan; thence
6. S 21°20'00"E, along said division line, a distance of 150.00 feet to a point for a corner in the centerline of Mill Street; thence
7. S 68°40'00"W, along said centerline of Mill Street, a distance of 330.17 feet to the Point of Beginning.

CONTAINING 50,880.61±S.F. TO CENTERLINE (1.17±ACRES).
45,928.42±S.F. TO RIGHT-OF-WAY (1.05±ACRES)

BEING known as Proposed Lot 17, Block 16 as shown on Plan of Minor Subdivision made by Pennell Land Surveying, Inc., dated January 3, 2020.

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BEING also known as Lots 3.01, 3.02, 17, 18, 19, 20, and part of Lot 16, Block 16 as shown on the Borough of Elmer Tax Map.

DONALD C. PENNELL
PROFESSIONAL LAND SURVEYOR
NEW JERSEY LICENSE # 35393