

NOW OR FORMERLY
Town Of Waterford
51 Miner Lane
Parcel ID 152-0453000
Town Clerk Volume 406 Page 895

Subject: Parcel:
48 Great Neck Road
Town Clerk Volume 1199 / Page 274
Tax Assessor Map 145 / Lot 2871
Total Area: 492,917 SF or 11.32 AC ±

NOW OR FORMERLY
Defender Industries, Inc.
42 Great Neck Road
Parcel ID 152-0256500
Town Clerk Volume 457 Page 982

NOW OR FORMERLY
Great Neck Village
Commons Association Open Space
50 Great Neck Road
Parcel ID 152-0257000
Town Clerk Volume 529 Page 41

SURVEY NOTES:

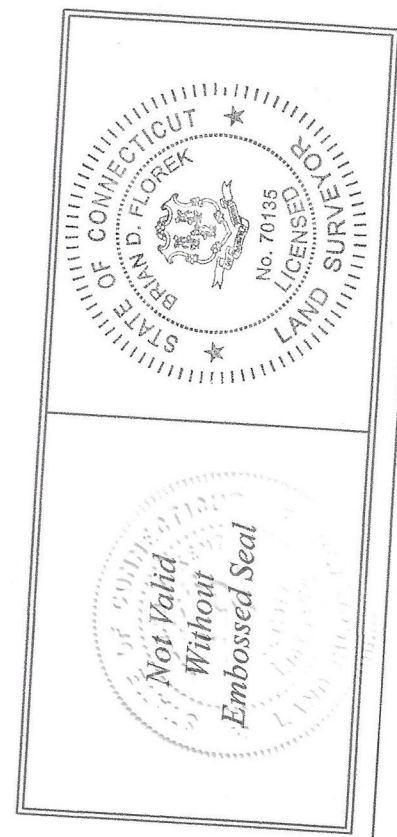
1. This survey has been prepared pursuant to the regulations of the Connecticut State Agencies, 8-300b-1 through 20-300b-20 and the "Standard and Conditions for Surveys and Maps in the State of Connecticut" as adopted by the Connecticut Association of Land Surveyors, Inc. on September 26, 1999. This survey is based on the "Survey of Land and Water" as shown on the "Survey of Land and Water" map based on map reference 1a & 1b. It is intended to show a EXISTING SITE CONDITIONS.

2. This survey conforms to Class A-2 / T-2

To the best of my knowledge and belief this map is substantially correct as noted thereon.

Brian D. Florek
Brian D. Florek, L.S. #70135
Managing Member, Florek Surveying, LLC
239 Shore Road, Waterford, CT 06385
bflorek@floreksurveyingllc.com (860) 271-0006

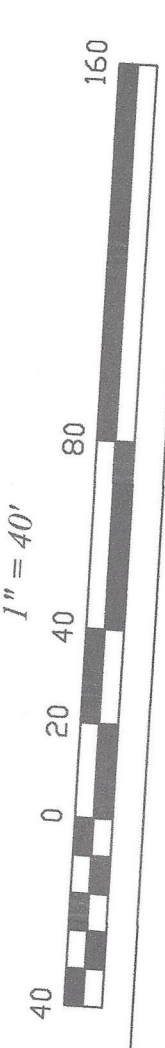
DATE: 7/13/22



Bearing & Distance Chart:

LINE	BEARING	DISTANCE
L1	S 89°12'42" E	25.94'
L2	S 04°47'50" E	6.10'
L3	S 07°16'55" E	6.10'
L4	S 08°12'55" E	41.88'
L5	S 89°12'42" E	45.00'
L6	S 89°12'42" E	48.66'
L7	N 84°23'46" W	34.88'
L8	N 89°52'10" W	34.88'

Graphic Scale
1" = 40'



PROPERTY SURVEY
PROPERTY BELONGING TO:
AILANTHUS FARM ESTATES, LLC
48 GREAT NECK ROAD
WATERFORD, CONNECTICUT

SCALE: 1" = 40'
NOVEMBER 5, 2018
REVISED: MARCH 7, 2021
REVISED: JULY 3, 2022