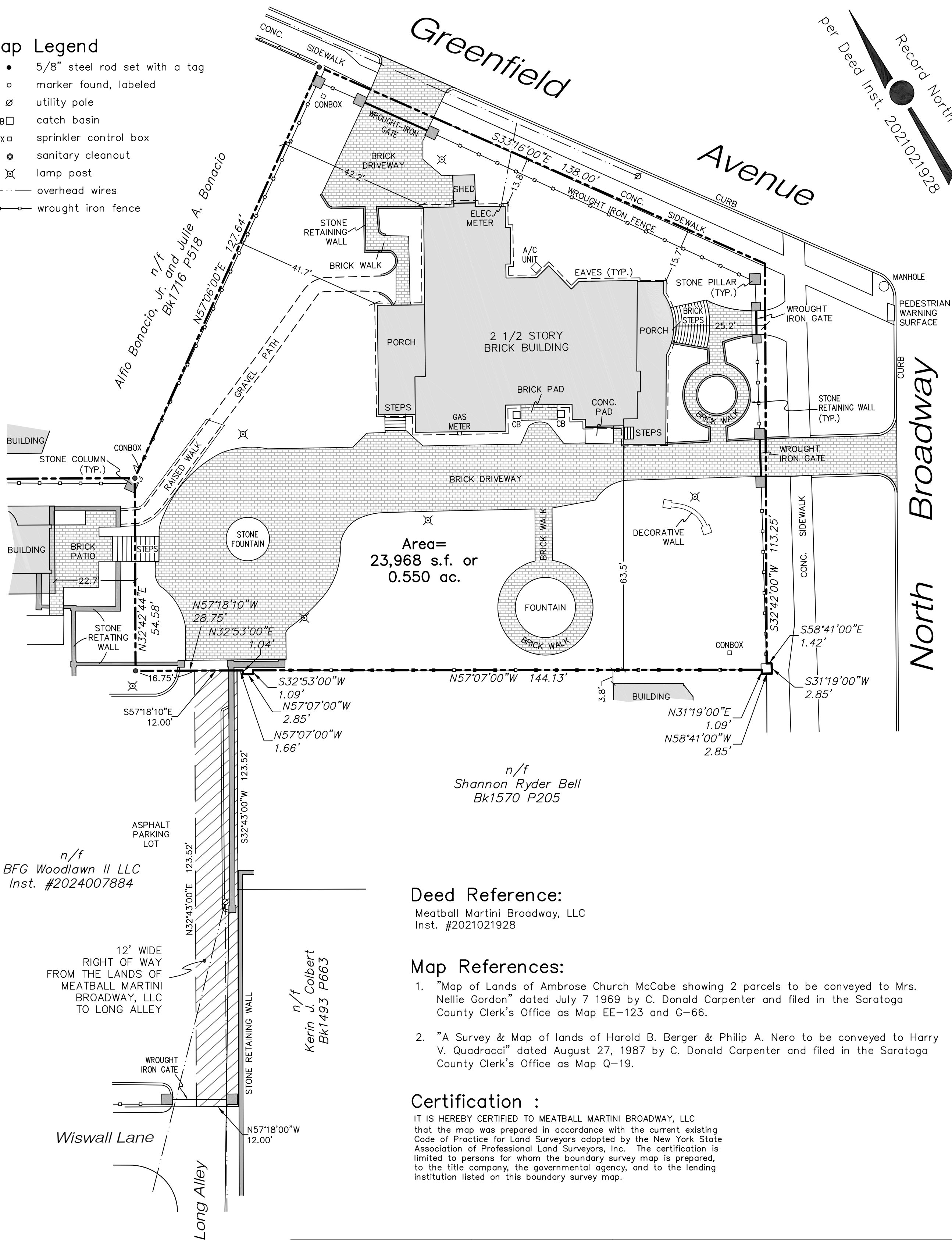
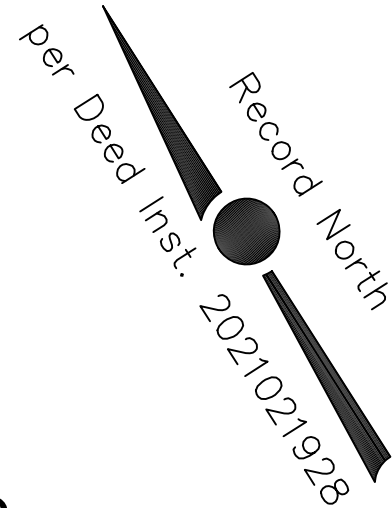


Map Legend

- 5/8" steel rod set with a tag
- o marker found, labeled
- Ø utility pole
- CB catch basin
- CONBOX sprinkler control box
- sanitary cleanout
- lamp post
- overhead wires
- wrought iron fence



Deed Reference:

Meatball Martini Broadway, LLC
Inst. #2021021928

Map References:

- "Map of Lands of Ambrose Church McCabe showing 2 parcels to be conveyed to Mrs. Nellie Gordon" dated July 7 1969 by C. Donald Carpenter and filed in the Saratoga County Clerk's Office as Map EE-123 and G-66.
- "A Survey & Map of lands of Harold B. Berger & Philip A. Nero to be conveyed to Harry V. Quadracci" dated August 27, 1987 by C. Donald Carpenter and filed in the Saratoga County Clerk's Office as Map Q-19.

Certification :

IT IS HEREBY CERTIFIED TO MEATBALL MARTINI BROADWAY, LLC that the map was prepared in accordance with the current existing Code of Practice for Land Surveyors adopted by the New York State Association of Professional Land Surveyors, Inc. The certification is limited to persons for whom the boundary survey map is prepared, to the title company, the governmental agency, and to the lending institution listed on this boundary survey map.

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.

Only apparent easements (if any) are shown on this survey. No abstract of title was available.

DATE	REVISION



Scale: 1" = 20'

Boundary Survey
for
Meatball Martini Broadway, LLC
Situate at
605 North Broadway
City of Saratoga Springs, Saratoga County NY

12 Lake Avenue
Saratoga Springs,
NY, 12866
Tel: 518-587-5665
Fax: 518-587-5772

THOMPSON/FLEMING
LAND SURVEYORS, P.C.

DATE:
July 11, 2025
TAX MAP:
165.44-1-63
JOB NUMBER:
S25-131.17