1258–142,144

DC15513
Springs
TT045

MAP OF PROPERTY

LOTS 1–5 INCL. BLOCK 33

MONTAUK MANOR – SECTION 4

Filed: July 11, 1911 – Map No. 455

SITUATE

Town Of East Hampton, Suffolk Co., N.Y.

Scale: 1"=30'

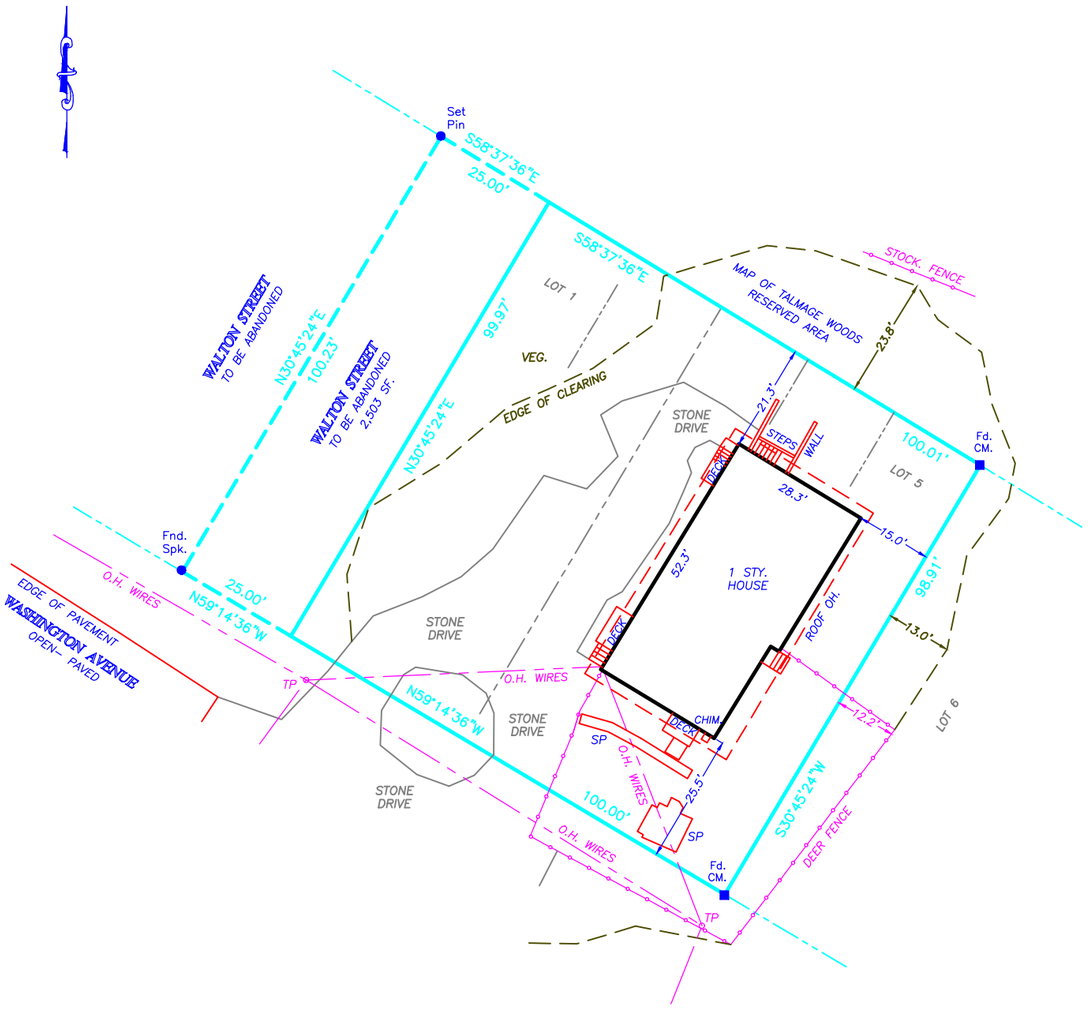
Area Before Abandonment: 9,944 S.F. or 0.228 Acres

Area After Abandonment: 12,446 S.F. or 0.286 Acres

Flood Zone: X – FIRM NO. 36103C0218H, 9/25/09

Certified To:

Gallagher Family Irrevocable Trust



KEY

⊙—	SIGN
BR	BRICK
CB	CATCH BASIN
CC	CONC. COVER
CE	CELLAR ENTRANCE
CM	CONC. MONUMENT
DW	DRY WELL
EB	ELECTRIC BOX
EM	ELECTRIC METER
EOP	EDGE OF PAVEMENT
EOC	EDGE OF CLEARING
EV	ELECTRIC VAULT
GM	GAS METER
GV	GAS VALVE
HYD	HYDRANT
IR	IRRIGATION BOX
LB	LIGHT BOX
LP	LEACHING POOL
LTP	LIGHT POST
MC	METAL COVER
MHW	MEAN HIGH WATER
OH	OVERHANG
PL	PROPERTY LINE
PT	PROPANE TANK
S	STEPS
SP	SLATE PAVERS
ST	SEPTIC TANK
TB	TELEPHONE BOX
TBR	TO BE REMOVED
UB	UTILITY BOX
WM	WATER METER
WV	WATER VALVE
WW	WINDOW WELL
TL	TRAFFIC LIGHT
TP	TELEPHONE POLE

AFTER ABANDONMENT

COVERAGE
ALLOWED – 2,489 SF.
EXISTING – 1,787 SF.

TOTAL COVERAGE
ALLOWED – 6,223 SF.
EXISTING – 4,109 SF.

CLEARING
ALLOWED – 10,000 SF.
EXISTING – 8,598 SF.

NOTE:

1). Unauthorized alteration or addition to a survey map bearing a licensed surveyors seal is a violation of section 7209 of the New York State Education Law.
2). Only copies from the original of this survey map bearing an original land surveyor's inked seal or embossed seal shall be considered to be a valid copy.
3). Certifications indicated hereon shall run only to the person for whom the survey is prepared, and on his/her behalf to the title company, governmental agency and lending institution listed hereon. Certifications are not transferable to additional institutions or subsequent owners. Certifications indicated hereon signify that this survey was prepared in accordance with the existing code of practice for land surveyors adopted by the New York State Association of Professional Land Surveyors.
4). The existence of subsurface improvements or encroachments, or wetlands, or easements, covenants, or restrictions of record, if any, not shown are not certified.

Datum NAVD 88
S.C.T.M. 0300–058–05–1 & 2

chk'd dw – 9/17/26

Surveyed: Sept. 9, 2026

GEORGE WALBRIDGE SURVEYORS, P.C.
Land Surveyors & Land Planners
300 Pantigo Place - Suite 116
East Hampton, Long Island, N.Y. 11937
Phone: (631) 324-0412 Fax: (631) 324-9849
E-mail: info@walbridgesurveyors.com

DC15513

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D 14034 692

Lots 3, 4, 5 incl. Block 33
Map of
Montauk Manor-Section 4
Filed July 11, 1911 ~ Map # 455
The Springs
Town of East Hampton, Suffolk County, N.Y.

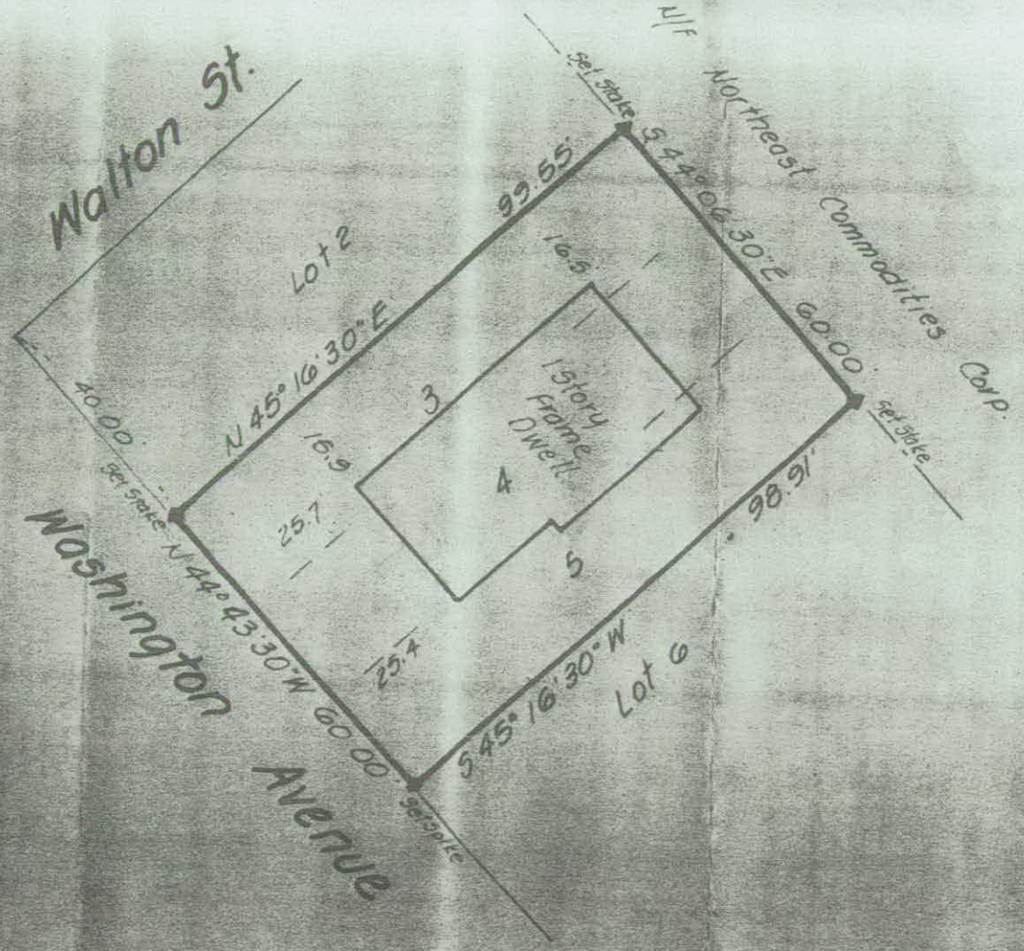
Scale 1" = 30'

Note The existence of right of ways and/or easements of record, if any, not shown are not guaranteed

Guaranteed to
Robert & Noreen Gallager
Chicago Title Insurance Co.

ROBERT GALLAGHER
71 G FORT POND BLVD





Surveyed June 22, 1983

George H. Walbridge Co.
Land Surveyors & Land Planners
East Hampton, Long Island, N.Y.