

**DESCRIPTION OF PROPOSED 15' WIDE SANITARY SEWER EASEMENT
PORTION OF "TF WOODLANDS PARCEL," BLOCK 101.03, LOT 7.01,
FORMERLY KNOWN AS PORTION OF LOT 1 IN BLOCK 101,
BOROUGH OF TINTON FALLS, MONMOUTH COUNTY, NJ**

Being the intent to describe all that certain easement tract or parcel of land being known as Proposed 15' Wide Sanitary Sewer Easement, Portion of TF Woodlands Parcel, Block 101.03, Lot 7.01, Formerly known as Portion of Lot 1 in Block 101 in the Township of Tinton Falls, County of Monmouth, New Jersey, as shown on the plan entitled "*FORT MONMOUTH ECONOMIC REVITALIZATION AUTHORITY, BLOCK 101.03, LOT 7.01, FORMERLY KNOWN AS PORTION OF LOT 1 IN BLOCK 101, BOROUGH OF TINTON FALLS, MONMOUTH COUNTY, NEW JERSEY, EXHIBIT MAP SHOWING TF WOODLANDS PARCEL SURVEY OUTBOUND*", prepared by Michael S. Finnegan, P.L.S. of T&M Associates, revised through September 18, 2024, being more particularly described as follows:

Beginning at a point on the common property boundary of Lot 7.01 in Block 101.03 with "Fabrication Shop Parcel," said point bearing New Jersey State Plane Coordinates (N.A.D. 1983) North 531,590.58 and East 608,077.50 and running thence;

1. North 06 degrees 27 minutes 09 seconds West, continuing along the common property boundary of Lot 7.01 in Block 101.03 with "Tinton Falls Commercial Parcel," a distance of 57.93 feet to a point; thence
2. North 08 degrees 46 minutes 46 seconds East, along the proposed 15' wide sanitary sewer easement being hereby established, as shown on the aforesaid map, a distance of 174.60 feet to a point; thence
3. North 55 degrees 20 minutes 40 seconds East, continuing along the proposed 15' wide sanitary sewer easement being hereby established, a distance of 163.01 feet to a point; thence
4. North 55 degrees 03 minutes 14 seconds East, continuing along the proposed 15' wide sanitary sewer easement being hereby established, a distance of 351.35 feet to a point; thence
5. North 21 degrees 05 minutes 06 seconds East, continuing along the proposed 15' wide sanitary sewer easement being hereby established, a distance of 93.15 feet to a point on the common property boundary line of Lot 7.01 in Block 101.03 with Lot 19 in Block 101.06; thence
6. South 68 degrees 22 minutes 19 seconds East, along the common property boundary line of Lot 7.01 in Block 101.03 with Lot 19 in Block 101.06, a distance of 15.00 feet to a point; thence
7. South 21 degrees 05 minutes 06 seconds West, continuing along the proposed 15' wide sanitary sewer easement being hereby established, a distance of 97.59 feet to a point; thence

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8. South 55 degrees 03 minutes 14 seconds West, continuing along the proposed 15' wide sanitary sewer easement being hereby established, a distance of 355.97 feet to a point; thence
9. South 55 degrees 20 minutes 40 seconds West, continuing along the proposed 15' wide sanitary sewer easement being hereby established, a distance of 156.59 feet to a point; thence
10. South 08 degrees 46 minutes 46 seconds West, continuing along the proposed 15' wide sanitary sewer easement being hereby established, a distance of 180.85 feet to a point; thence
11. South 08 degrees 29 minutes 14 seconds West, continuing along the proposed 15' wide sanitary sewer easement being hereby established, a distance of 43.19 feet to a point, or place of BEGINNING.

Containing 11,713 square feet (0.269 acre) of land more or less.

The above description is and is intended to describe all that Proposed 15' Wide Sanitary Sewer Easement, Portion of TF Woodlands Parcel, Block 101.03, Lot 7.01, Formerly known as Portion of Lot 1 in Block 101 in the Township of Tinton Falls.

It is represented and understood that the above-described easement shall not be encumbered by Green Acres Program conditions, restrictions or exclusions; nor the restrictions under the Monmouth County Open Space, Floodplain Protection, Recreation, Farmland and Historic Preservation Trust Fund; nor the restrictions of the Garden State Preservation Trust Act for public open space, recreation, farmland and conservation purposes.

DESCRIPTION PREPARED BY:
T&M ASSOCIATES

MICHAEL S. FINNEGAN, P.L.S.
NEW JERSEY LICENSE NO. GS34851

