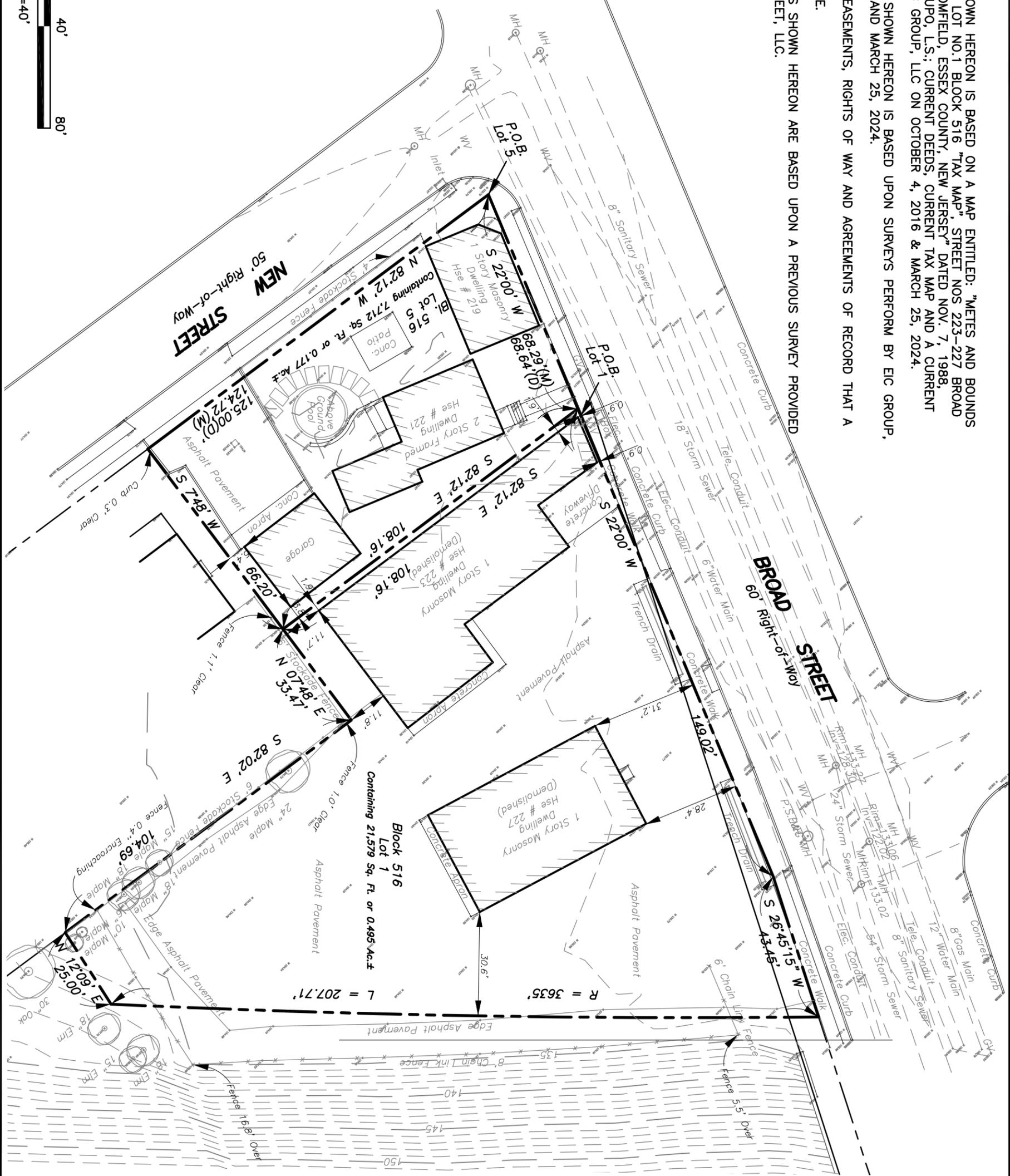
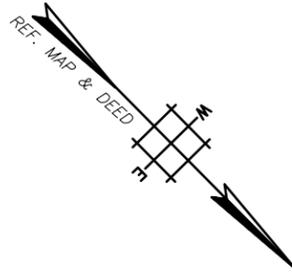


**NOTES:**

- BOUNDARY INFORMATION SHOWN HEREON IS BASED ON A MAP ENTITLED: "METES AND BOUNDS AND TOPOGRAPHIC SURVEY, LOT NO. 1 BLOCK 516 "TAX MAP", STREET NOS 223-227 BROAD STREET, TOWNSHIP OF BLOOMFIELD, ESSEX COUNTY, NEW JERSEY" DATED NOV. 7, 1988, PREPARED BY GERARD A. LUPO, L.S.; CURRENT DEEDS, CURRENT TAX MAP AND A CURRENT SURVEY PERFORMED BY EIC GROUP, LLC ON OCTOBER 4, 2016 & MARCH 25, 2024.
- TOPOGRAPHIC INFORMATION SHOWN HEREON IS BASED UPON SURVEYS PERFORM BY EIC GROUP, LLC ON OCTOBER 4, 2016 AND MARCH 25, 2024.
- SUBJECT TO ANY AND ALL EASEMENTS, RIGHTS OF WAY AND AGREEMENTS OF RECORD THAT A TITLE SEARCH MAY DISCLOSE.
- ALL UNDERGROUND UTILITIES SHOWN HEREON ARE BASED UPON A PREVIOUS SURVEY PROVIDED TO EIC BY 223 BROAD STREET, LLC.



SHEET NO.  
1  
OF  
1

**TOPOGRAPHIC SURVEY**

**223 BROAD ST., L.L.C.**  
219-227 BROAD STREET  
BLOCK 516, LOTS 1 & 5  
BLOOMFIELD TWP., ESSEX CO., N.J.

**EIC Group** NJ Cert. of Auth. No. 24GA28097900  
420 Route 46 East, Suite 1  
Fairfield, New Jersey 07004  
Tel: 973.227.8660

James M. Gow, PLS  
NJ Land Surveyor #36733

SCALE: AS SHOWN  
DATE: 4/2/2024  
DES. BY: JMG  
DRN. BY: DPG  
CHK. BY: JMG  
PROJECT: 16107  
FILE: 16107SU