

DEED REFERENCES:
 RJG RESTAURANT, INC.
 TO
 RALPH J. GRAZIANO
 DATED NOVEMBER 5, 1981
 IN BOOK 2214 PAGE 113
 VIRGINIA REALE
 & MARY ANN MARKOWSKI
 TO
 RALPH J. GRAZIANO
 DATED OCTOBER 31, 1989
 IN BOOK 2430 PAGE 505
 TAKIS DIKAS
 TO
 MICHAEL VERA
 DATED SEPTEMBER 8, 1975
 IN BOOK 2103 PAGE 459

ZONING INFORMATION:
 ZONE: BUSINESS E DISTRICT
 FRONT SETBACK: 50 FEET
 REAR SETBACK: 15 FEET
 SIDE SETBACK: HEIGHT OF BLDG. + 5 FEET
 (NORTH SIDE=12.0' AS PER VARIANCE GRANTED
 BY ZONING BOARD OF APPEALS.)
 MAXIMUM BUILDING HEIGHT: 75 FEET
 NO FLOOR SPACE AREA RESTRICTION AS PER
 CODE OF THE TOWN OF COLONIE, NEW YORK.

FLOOD ZONE INFORMATION:
 SUBJECT PROPERTY LIES WITHIN ZONE C,
 AREAS OF MINIMAL FLOODING,
 AS PER FLOOD INSURANCE MAP
 TOWN OF COLONIE, NEW YORK, ALBANY COUNTY
 COMMUNITY PANEL NUMBER - 360007 0010 C
 EFFECTIVE DATE: SEPTEMBER 5, 1979

SCHEDULE A DESCRIPTION:

All that certain piece or parcel of land situate, lying and being in the Town of Colonie, County of Albany and the State of New York, more particularly bounded and described as follows: **BEGINNING** at a point in the westerly bounds of Central Avenue, NYS Route 5, at the southeast corner of lands conveyed to Salvatore Rosano and Alessandra R. Rosano, by deed dated December 9, 1984, recorded in Book 2273 of deeds at Page 907; running thence South 25 degrees, 09 minutes and 02 seconds East along said Central Avenue, a distance of 171.47 feet to the intersection with the taking line of Fuller Road; thence running along said taking line of Fuller Road the following four courses and distances:
 (1) South 00 degrees, 21 minutes and 40 seconds East, a distance of 26.00 feet;
 (2) South 14 degrees, 07 minutes and 20 seconds West, a distance of 20.62 feet;
 (3) South 35 degrees, 16 minutes and 20 seconds West, a distance of 32.25 feet;
 (4) South 64 degrees, 25 minutes and 41 seconds West, a distance of 162.89 feet to the southeast corner of lands now or formerly of Carmello Logandice; thence running North 26 degrees, 05 minutes and 20 seconds West, along said lands of Logandice, a distance of 133.51 feet to the northeast corner thereof; thence running South 64 degrees, 25 minutes and 41 seconds West along the northerly bounds thereof, a distance of 104.06 feet to the southeast corner of lands now or formerly of Anton Fix; thence running North 25 degrees, 34 minutes and 19 seconds West, along the bounds of said Anton Fix, a distance of 48.77 feet to the northeast corner thereof in the southerly bounds of lands of Alfred Conde; thence running North 64 degrees, 49 minutes and 51 seconds East, along said lands of Conde, a distance of 117.22 feet to the southeast corner thereof; thence running North 26 degrees, 05 minutes and 20 seconds West along the easterly bounds thereof a distance of 43.00 feet to the southwest corner of lands of Salvatore Rosano; thence running North 63 degrees, 50 minutes and 09 seconds East along the lands of said Rosano, a distance of 205.00 feet to the point and place of beginning.

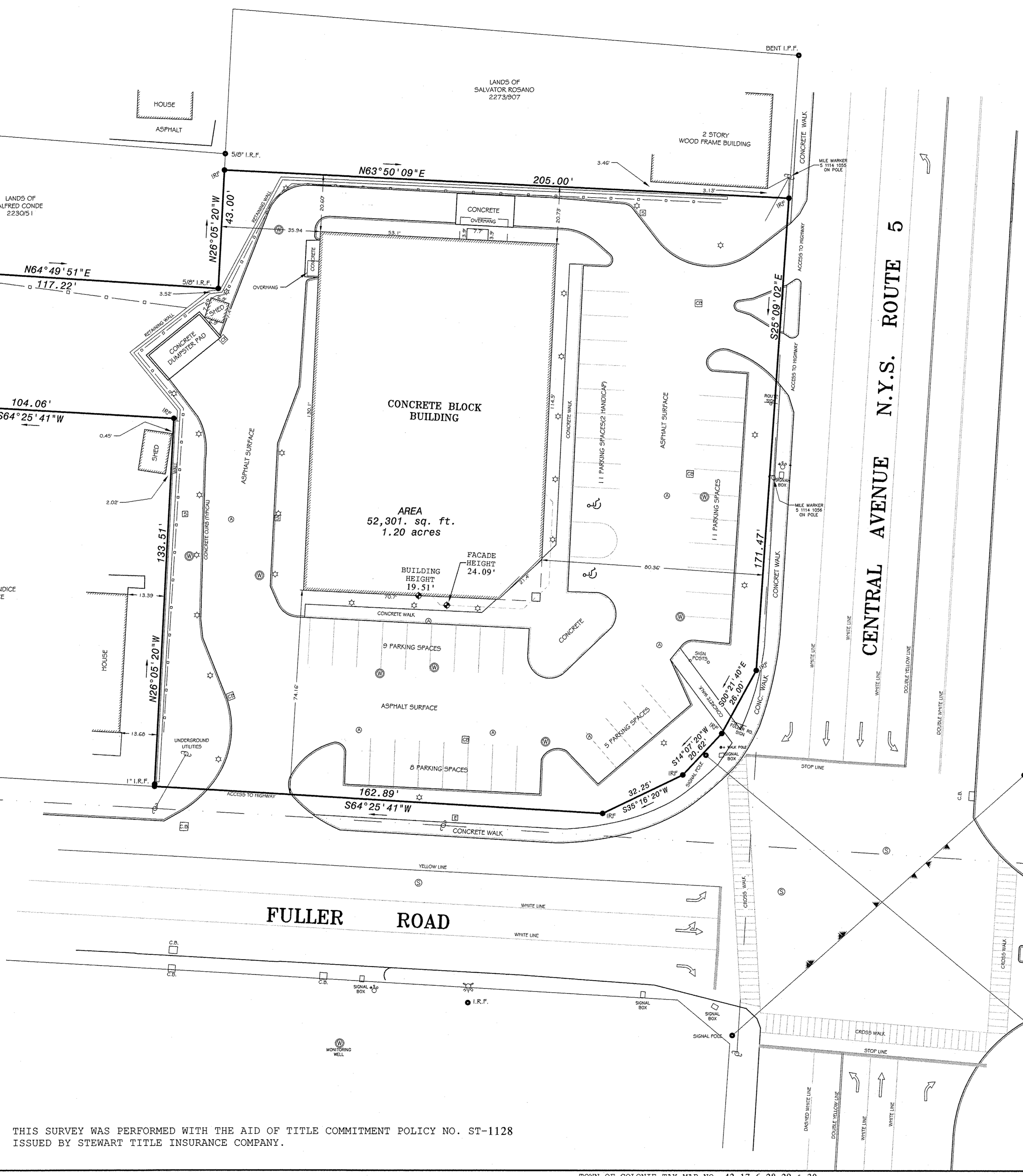
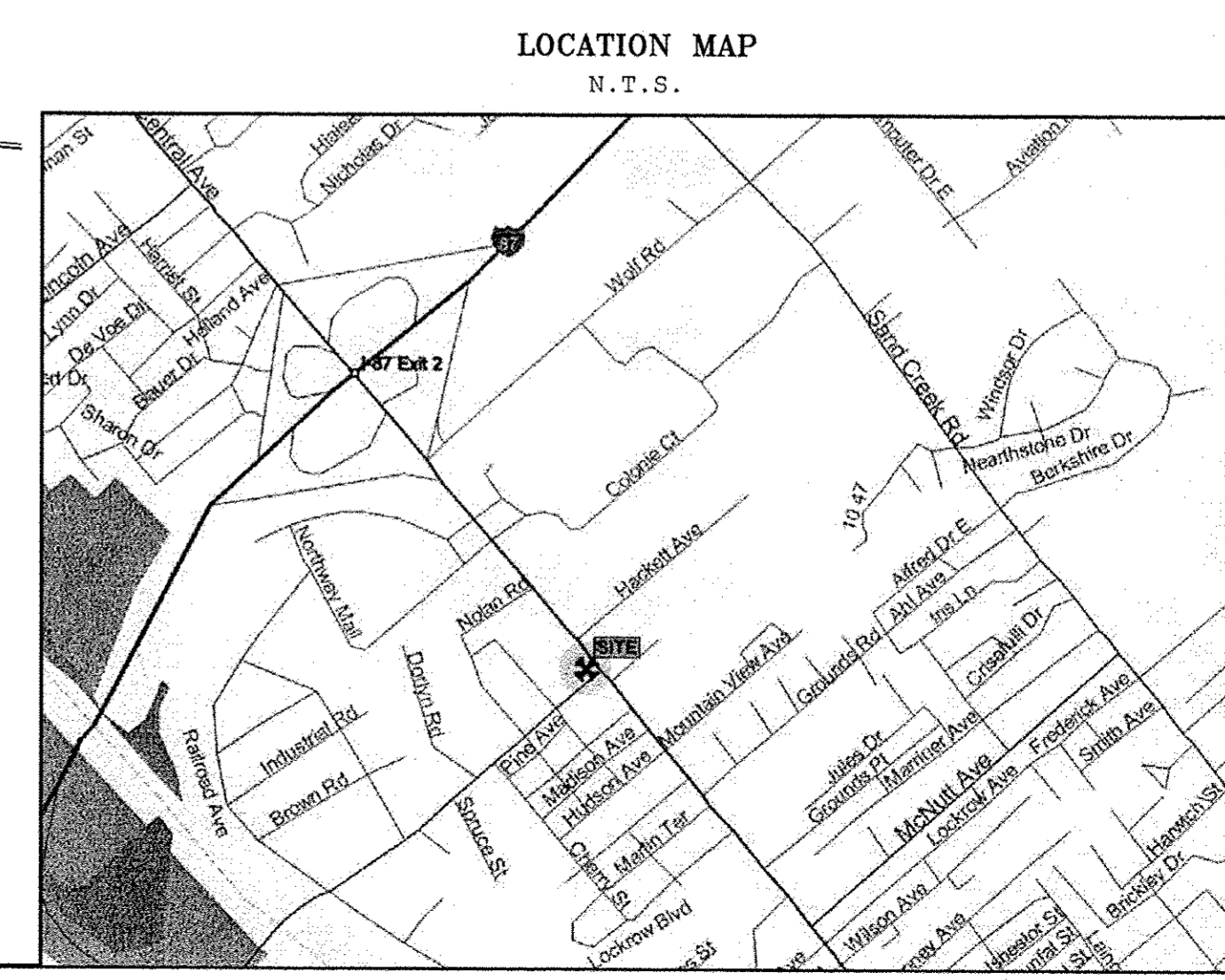
Bearings given in the above description refer to magnetic North.

TO COLONIE RA ASSOCIATES, LLC, STEWART TITLE INSURANCE COMPANY, STANCorp MORTGAGE INVESTORS, LLC:

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE "MINIMUM STANDARD DETAILED REQUIREMENTS FOR ALTA/ACSM LAND TITLE SURVEYS," JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS IN 2005, AND INCLUDES ITEMS 1.2, 3.4, 6.7a, 7c, 8.9, 10 & 11a OF TABLE A THEREOF. PURSUANT TO THE ACCURACY STANDARDS AS ADOPTED BY ALTA AND NSPS AND IN EFFECT ON THE DATE OF THIS CERTIFICATION, UNDERSIGNED FURTHER CERTIFIES THAT IN MY PROFESSIONAL OPINION, AS A LAND SURVEYOR REGISTERED IN THE STATE OF NEW YORK, THE RELATIVE POSITIONAL ACCURACY OF THIS SURVEY DOES NOT EXCEED THAT WHICH IS SPECIFIED THEREIN.

DATE:

MATTHEW C. STEVES
 LICENSE NO. 50135



- LEGEND**
- ☆ = LIGHT POLE
 - ☒ = SPRINKLER BOX
 - ⊙ = ACCESS COVER
 - ⊕ = MONITORING WELL
 - = WOOD PRIVACY FENCE
 - = WIRE FENCE
 - ⊕ = UTILITY POLE
 - ⊕ = CATCH BASIN
 - ⊕ = FIRE HYDRANT
 - ⊕ = GAS VALVE
 - ⊕ = WATER VALVE
 - ⊕ = SHUT OFF
 - ⊕ = SEWER MANHOLE
 - ⊕ = STORM WATER MANHOLE
 - ⊕ = SIGN POST
 - ⊕ = TRAFFIC LIGHT
 - ⊕ = TRAFFIC ARROWS
 - ⊕ = IRP = IRON PIPE FOUND
 - ⊕ = IRF = IRON ROD FOUND
 - ⊕ = IRS = IRON ROD SET

THIS SURVEY WAS PERFORMED WITH THE AID OF TITLE COMMITMENT POLICY NO. ST-1128 ISSUED BY STEWART TITLE INSURANCE COMPANY.

CERT. CHANGE	DATE	DESCRIPTION
6	3/08/07	
5	2/21/07	ALTA/ACSM SURVEY UPDATE
4	9/26/00	AS-BUILT
3	10/29/99	FOUNDATION LOCATION
2	8/6/99	NEW BANK IN CERTIFICATION
1	6/26/99	POWER LINES & FENCE
NO.	DATE	

Map of an ALTA/ACSM Land Title Survey made for
Colonie RA Associates, L.L.C.
 Town of Colonie, Albany County, New York

THIS SURVEY IS BASED ON THE ASSUMPTION THAT THE RECORD DEEDS AND SURVEYS REFERRED TO IN THE SCHEDULE A DESCRIPTION ARE CORRECT AND ACCURATE. THE SURVEYOR HAS CONDUCTED A VISUAL GENERAL CHECK OF THE RECORD DEEDS AND SURVEYS REFERRED TO IN THE SCHEDULE A DESCRIPTION AND HAS FOUND NO EVIDENCE OF ERROR OR INCONSISTENCY. THE SURVEYOR HAS CONDUCTED A VISUAL GENERAL CHECK OF THE RECORD DEEDS AND SURVEYS REFERRED TO IN THE SCHEDULE A DESCRIPTION AND HAS FOUND NO EVIDENCE OF ERROR OR INCONSISTENCY.

Van Dusen & Steves
 Land Surveyors
 169 Haviland Road
 Queensbury, New York 12804
 (518) 792-8474
 New York Lic. No. 50135

Date: JUNE 9, 1999
 Scale 1"=20'
S-1
 SHEET 1 OF 1
 D-43
 DWG. NO. 97161