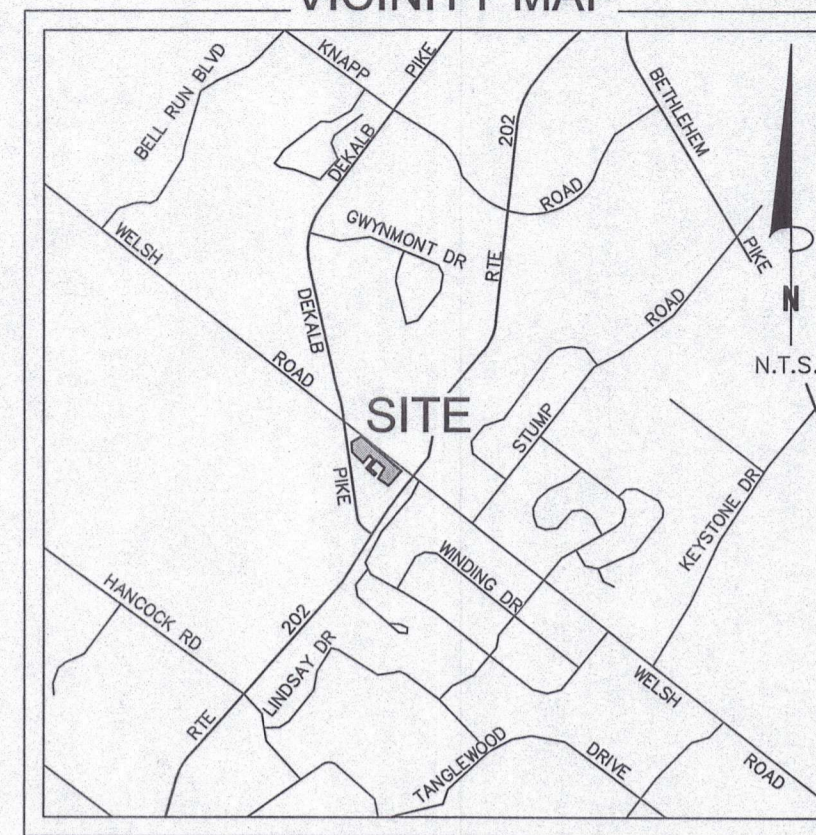


SURVEY FOR REFERENCE

VICINITY MAP



LEGAL DESCRIPTION (NAX FILE NO. 2022-0109813-PA):

THAT PARCEL OF LAND SHOWN IN PLAT RECORDED ON MARCH 14, 2003, AS BOOK: 6, PAGE: 270, IN THE OFFICIAL PUBLIC RECORDS OF THE MONTGOMERY COUNTY RECORDING OFFICE.
 PER DEED RECORDED ON OCTOBER 26, 2001, AS BOOK: 5382, PAGE: 2511 IN THE OFFICIAL PUBLIC RECORDS OF MONTGOMERY COUNTY, PENNSYLVANIA.
 APN: 56-00-09295-009

SCHEDULE B2 EXCEPTIONS (NAX FILE NO. 2022-0109813-PA):

- Item No.
- A1 Subject to Agreement, recorded in book 5453, page 737 in the official records of the Montgomery County Recording Office. -IS LOCATED ON THE SURVEY AREA, BLANKET IN NATURE.
 - A2 Subject to Easement contained in Deed, recorded in book 5382, page 2511 in the official records of the Montgomery County Recording Office. -IS LOCATED ON THE SURVEY AREA, BLANKET IN NATURE.
 - A3 Subject to Building Entrance Facility Grant, recorded in book 5463, page 224 in the official records of the Montgomery County Recording Office. -IS LOCATED ON THE SURVEY AREA, NO MATHEMATICAL DESCRIPTION AVAILABLE.
 - A4 Subject to Extinguishments of Sanitary Sewer Easement, recorded in book 5675, page 83 in the official records of the Montgomery County Recording Office. -IS LOCATED ON THE SURVEY AREA, AS SHOWN HEREON.
 - A5 Subject to Plat, recorded in book 6, page 270 in the official records of the Montgomery County Recording Office. -IS LOCATED ON THE SURVEY AREA, BLANKET IN NATURE AND AS SHOWN HEREON.
- Items not listed above are determined non-survey related items and are not plotted hereon.

LEGAL DESCRIPTION (NAX FILE NO. 2022-0109815-PA):

THAT PARCEL OF LAND DESCRIBED IN INDENTURE DEED RECORDED ON MAY 31, 1983, AS BOOK: 4708, PAGE: 1282 IN THE OFFICIAL PUBLIC RECORDS OF THE COUNTY OF MONTGOMERY, PENNSYLVANIA.
 APN: 56-00-09298-006

SCHEDULE B2 EXCEPTIONS (NAX FILE NO. 2022-0109815-PA):

- Item No.
- B1 Subject to Other, recorded in book 5469, page 1123 in the official records of the Montgomery County Recording Office. -IS LOCATED ON THE SURVEY AREA, BLANKET IN NATURE.
 - B2 Subject to Plat Map, recorded in book H051, page 00365 in the official records of the Montgomery County Recording Office. -IS LOCATED ON THE SURVEY AREA, BLANKET IN NATURE.
- Items not listed above are determined non-survey related items and are not plotted hereon.

NOTES:

1. This is a topographic map. This is not a boundary survey and is only intended to depict those topographic features or improvements shown. The property lines shown are record lines only and are shown for graphical reference only.
2. Any underground utilities shown have been located from field survey information. The surveyor makes no guarantee that the underground utilities shown comprise all such utilities in the area, either in service or abandoned. The surveyor further does not warrant that the underground utilities shown are in the exact location indicated although he does certify that they are located as accurately as possible from the information available. This site was located by standard RF methods.
3. FEDERAL EMERGENCY MANAGEMENT AGENCY, FEMA FIRMette published April 29, 2022, referencing Flood Insurance Rate Map, Map Number 042091C0278G and Map Number 42091C0278G effective date March 2, 2016, indicates this parcel of land is located in Zone X (Area of minimal flood hazard).
4. This survey does not constitute a title search by Clark Land Surveying, Inc. to determine ownership or easements of record. For all information regarding easements, rights of way and title of record, Clark Land Surveying, Inc. relied upon a Search Report, prepared by Nationwide Abstracts, LLC with a file number of 2022-0109813-PA, dated March 7, 2022 and 2022-0109815-PA, dated March 18, 2022.
5. Elevations are based on NAVD 88 datum.
6. BENCHMARK: MAG nail in asphalt, as shown. Elevation: 469.09' (NAVD 88).
7. BASIS OF BEARINGS: Based upon Pennsylvania State Plane Coordinate System, South Zone, NAD83.
8. Field work for this survey was completed on April 13, 2022.
9. The owner names and tax parcel data shown hereon are based upon the public records available at the original date of this survey. Current ownership and tax parcel data should be verified for accuracy.
10. This site is zoned "C" (Commercial District) per Upper Gwynedd Township Code Enforcement/Building & Zoning Department. Building Yards: Front: 60', Side: 12', Rear: 50'. No zoning information provided by the client. Any Zoning setbacks shown hereon are the interpretation of the surveyor. For clarification of exact zoning designations and setback locations, please, contact the Upper Gwynedd Township Code Enforcement/Building & Zoning Department at 215-699-7777.
11. The assessor parcel line work shown hereon is approximate location based upon the current Assessors Map of these parcels.

AREAS OF CONCERN:

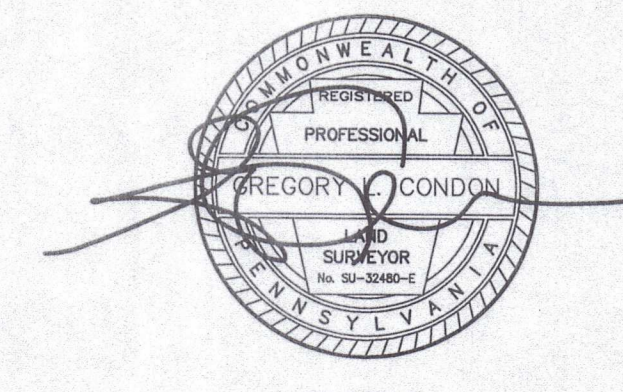
- 1 Unable to locate underground water line on this area.
- 2 Unable to locate underground storm line on this area.

Surveyor can revise underground utilities shown hereon; if provided with as-built drawings, or utility maps.

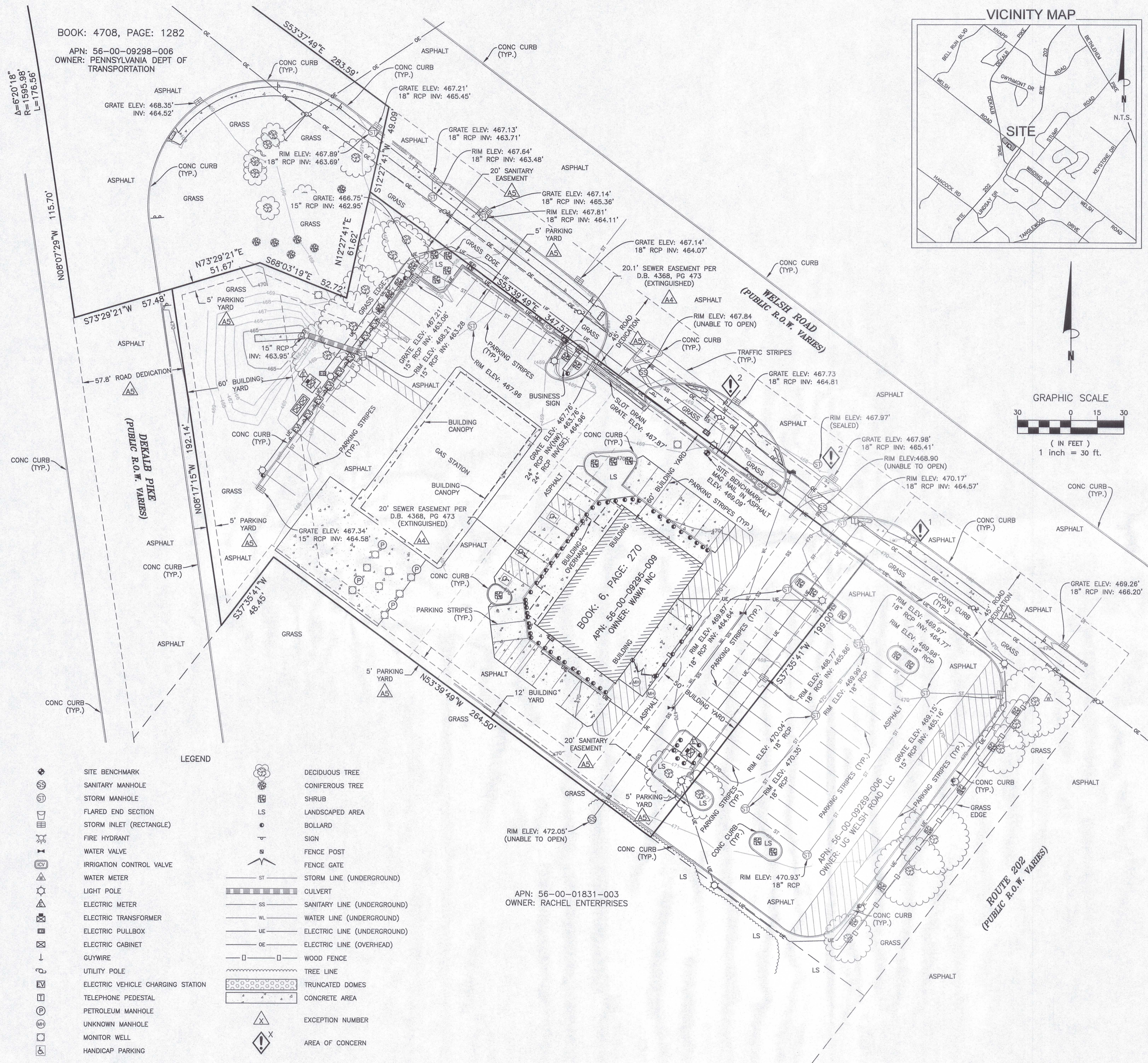
SURVEYOR'S STATEMENT:

On the basis of my knowledge, information and belief, I hereby state and declare that this drawing was prepared under my direct supervision to the standard of care of surveyors practicing in the State of Pennsylvania and that the information shown hereon is true and correct to the best of my knowledge and belief.
 This statement is neither a warranty nor a guarantee, either expressed or implied.

Gregory L. Condon
 Pennsylvania Land Surveyor No. SU-32480-E
 For and on behalf of Clark Land Surveying, Inc.



5/4/2022



BOOK: 4708, PAGE: 1282
 APN: 56-00-09298-006
 OWNER: PENNSYLVANIA DEPT OF TRANSPORTATION

APN: 56-00-01831-003
 OWNER: RACHEL ENTERPRISES

LEGEND

	SITE BENCHMARK		DECIDUOUS TREE
	SANITARY MANHOLE		CONIFEROUS TREE
	STORM MANHOLE		SHRUB
	FLARED END SECTION		LANDSCAPED AREA
	STORM INLET (RECTANGLE)		BOLLARD
	FIRE HYDRANT		SIGN
	WATER VALVE		FENCE POST
	IRRIGATION CONTROL VALVE		FENCE GATE
	WATER METER		STORM LINE (UNDERGROUND)
	LIGHT POLE		CULVERT
	ELECTRIC METER		SANITARY LINE (UNDERGROUND)
	ELECTRIC TRANSFORMER		WATER LINE (UNDERGROUND)
	ELECTRIC PULLBOX		ELECTRIC LINE (UNDERGROUND)
	ELECTRIC CABINET		ELECTRIC LINE (OVERHEAD)
	GUYWIRE		WOOD FENCE
	UTILITY POLE		TREE LINE
	ELECTRIC VEHICLE CHARGING STATION		TRUNCATED DOMES
	TELEPHONE PEDESTAL		CONCRETE AREA
	PETROLEUM MANHOLE		EXCEPTION NUMBER
	UNKNOWN MANHOLE		AREA OF CONCERN
	MONITOR WELL		
	HANDICAP PARKING		

Clark Land Surveying, Inc.
 177 S. Tiffany Dr., Unit 1 • P.O. Box 1270 • P.O. Box 1270 • P.O. Box 1270 • P.O. Box 1270
 www.clarkls.com • 719.862.1270

Revisions	
No.	Description

ENGINEERING DESIGN SURVEY

PORTION OF LANDS DESCRIBED IN
 BOOK 5382, PAGE 2511 AND BOOK 4708, PAGE 1282
 UPPER GWYNEDD TOWNSHIP, MONTGOMERY COUNTY, PENNSYLVANIA

SITE NAME:
 P1773 Wawa North Wales

Project No. **220942**
 Drawn By: JSD
 Checked By: GLC
 Date: 05/03/2022
 Sheet 1 of 1