

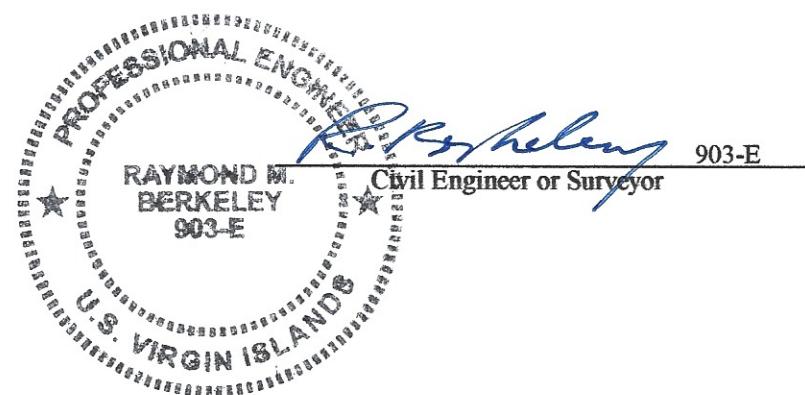
SURVEYOR'S REPORT

I hereby report to **RICHARD WHITE, ISLAND TITLE SERVICES CORP.** that I have made an accurate survey of the premises situated at No. 31-B, 32-B, 34-CA, 34-CAA, 34-CB STRAND STREET CHRISTIANSTED TOWN ST. CROIX, U.S.V.I.
City County State

known as Street Numbers No. 31-B, 32-B, 34-CA, 34-CAA, 34-CB STRAND STREET and shown on the accompanying map or plat of survey. In connection with survey I made a careful inspection of said premises on MARCH 1, 2024, and at the time of inspection I found to be in possession of said premises _____ as _____ (tenant) or (owner)

I made a specific examination with respect to the following items and report the existence of evidence if the following: (if none, state "none"):

1. Rights of way, including those for roads, lanes, driveways, or walks across said premises serving other property: NONE
2. Streams, ponds, or lakes located, bordering on or running through said premises: NONE
3. Telephone, telegraph or electric power poles or wires overhanging or crossing said premises and serving other property or properties: AS SHOWN ON ATTACHED DRAWING
4. Underground installations such as sewers, water pipes, gas or oil pipe lines, conduits, across said premises: UNKNOWN
5. Drainage ditches or underground drain tile across said premises: UNKNOWN
6. Joint driveways or walkways; party or curtain walls; beam rights; porches, steps or roofs used in common or joint garages: NONE
7. Encroachment, or overhanging projections (If our building or its eaves, fire escapes, bay windows, doors, flue pipes, stoops, or areaways, or signs affixed thereto, or our fences, walks, drives, gates or entrances encroach upon or overhang adjoining properties, or similar adjoining structures encroach upon or overhang our premises, specify same and if buildings are substantially on property lines indicate if walls are plumb and if foundations and footing are within lines) : UNKNOWN
8. Physical evidence of boundary lines on all sides (Be specific as to how boundary lines are evidenced; that is, by fences, plantings etc. Indicate whether same differ from deed lines and whether there is evidence of disagreement as to boundaries): BY FENCE CORNER AND COLUMNS
9. Any unusual elements of use or possession affecting said premises (cemeteries, parks, etc.): UNKNOWN
10. Evidence of contemplated, commenced or newly completed construction (be specific as to what has been done and indicate the names of any who may have or will supply either labor or material): NONE
11. Are the abutting streets or roads maintained by public authorities? STRAND STREET
12. If the surveyed premises are subject to restrictive covenants, do the improvements, use and occupancy comply with such? (If the premises are subject to restrictive covenants, the examining attorney must furnish you a copy of them). SEE TITLE COMPANY FOR COVENANTS



To: RICHARD WHITE

To: ISLAND TITLE SERVICES CORP.

To:

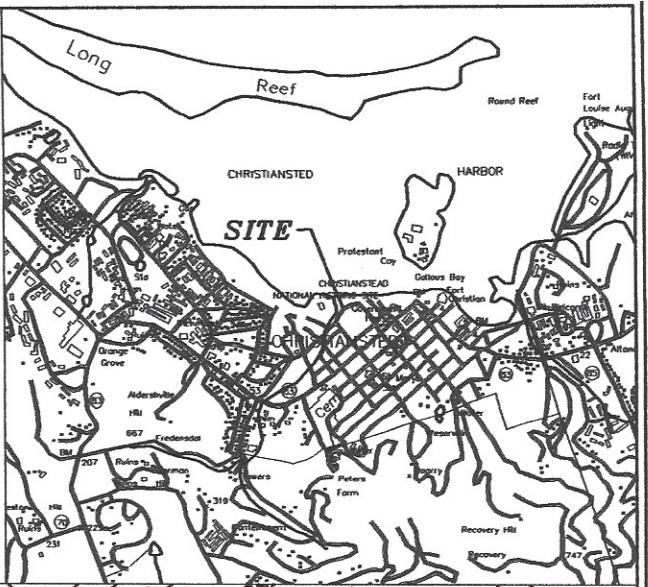
This is to certify that this map or plot & the survey on which it is based were made in accordance with the 2016 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established & adopted by ALTA & NSPS, and includes items 2, 3, 6, 8 & 11 of TABLE A thereof. The fieldwork was completed on MARCH 1, 2024.

R. M. Berkeley 3/4/2024

RAYMOND M. BERKELEY, P.E. 903E

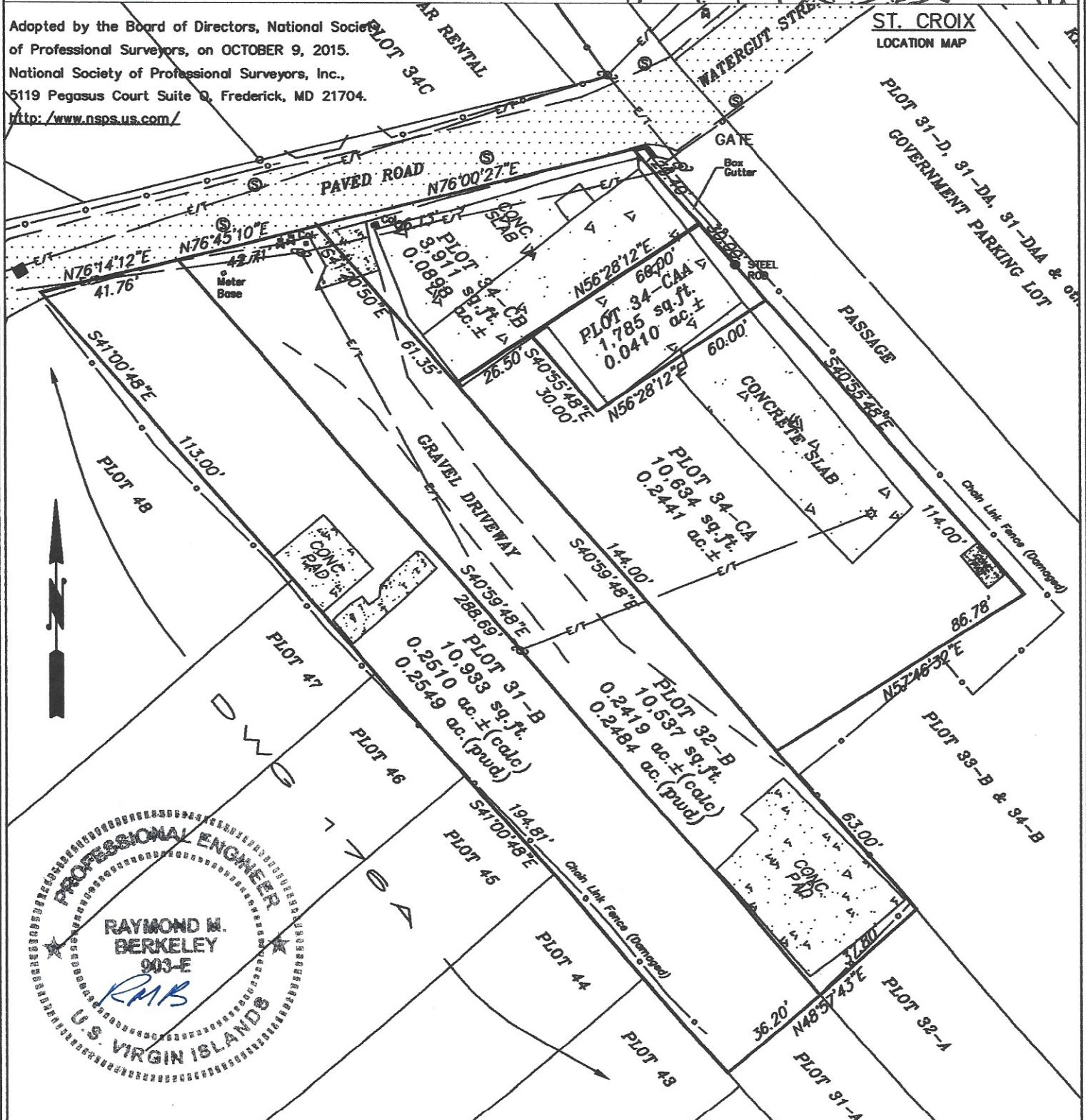
DATE

Adopted by the Board of Governors, American Land Title Association, on OCTOBER 8, 2015. American Land Title Association, 1800 M St., N.W., Suite 300S, Washington, D.C. 20036-5828. www.alta.org



Adopted by the Board of Directors, National Society of Professional Surveyors, on OCTOBER 9, 2015.

National Society of Professional Surveyors, Inc., 5119 Pegasus Court Suite Q, Frederick, MD 21704. <http://www.nps.us.com/>



NOTES:

1. SURVEYED BY TOTAL STATION
2. REFER TO FOLIO No. 176, 176A, 555
3. DENOTES CONCRETE MONUMENT FOUND
4. DENOTES STEEL PIN FOUND
5. ZONING CLASSIFICATION: (R-3)
6. FLOOD ZONE DESIGNATION: (AE&VE)

PLOTTED SCALE: 1"=40'

LEGEND

<input checked="" type="checkbox"/>	UTILITY POLE
<input type="checkbox"/>	CHAIN LINK FENCE
<input type="checkbox"/>	ELEC. & TELE LINE
<input type="checkbox"/>	ASPHALT ROAD
<input type="checkbox"/>	SEWER MANHOLE
<input type="checkbox"/>	LIGHT
<input type="checkbox"/>	WATER VALVE/METER

AS-BUILT SURVEY OF PLOT
Nos. 31-B, 32-B, 34-CA, 34-CAA, 34-CB
STRAND STREET, COMPANY QUARTER,
ST. CROIX, USVI.

a.e.i.
ANTILLEAN ENGINEERS INC.
18 CLIFTON HILL, KINGHILL, ST. CROIX
PO BOX 3028 KINGHILL, ST. CROIX USVI 00851
Civil Engineering - Land Surveying
STRUCTURAL ENGINEERING
340-778-8828

BRKIN BY:	BM	DATE	3/6/2024
CHECKED BY:	RMB	DRAWING NO.:	Strand
JOB NO.:	G1 MORTGAGE	SHEET	1 OF 1