

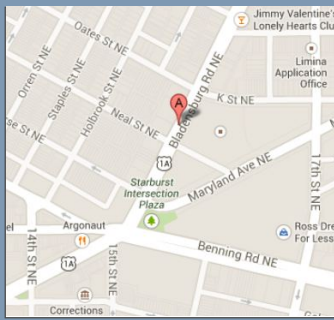
PREPARED BY:

# EXACTA

MARYLAND SURVEYORS

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Toll Free: 866-735-1916 Fax: 866-744-2882



PROPERTY ADDRESS: 906-928 BLADENSBURG ROAD NE WASHINGTON, DC 20020

SURVEY NUMBER: 1311.1062

FIELD WORK DATE: 7/10/2014

REVISION HISTORY: (REV.4 7/10/2014) (REV.4 2/26/2014) (REV.3 1/20/2014) (REV.2 12/30/2013) (REV.1 12/19/2013)

1311.1062  
ALTA SURVEY  
906-928 BLADENSBURG ROAD NE  
DISTRICT OF COLUMBIA  
12-15-2013 SCALE 1"=50'

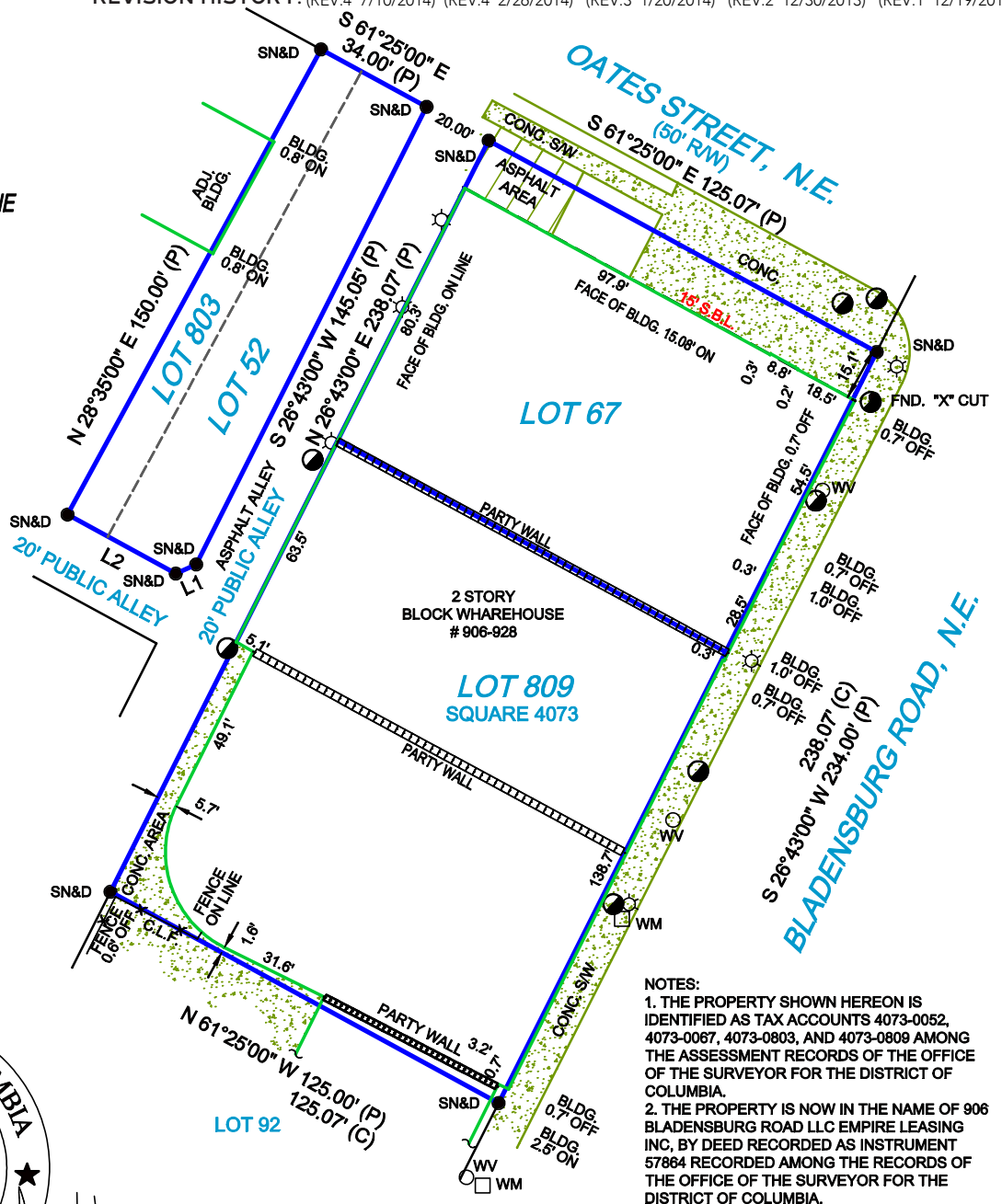
TABLE:

L1 S 65°55'17" W 6.32' (P)  
L2 N 61°25'00" W 34.89' (P)

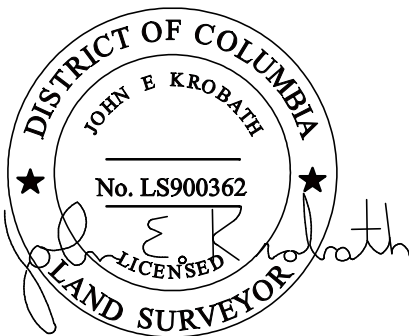


NOTE

THERE ARE NO  
RIGHT-OF-WAYS OR  
EASEMENTS LISTED IN  
TITLE COMMITMENT  
INVOICE NUMBER 78272dc.



NOTES:  
1. THE PROPERTY SHOWN HEREON IS IDENTIFIED AS TAX ACCOUNTS 4073-0052, 4073-0067, 4073-0803, AND 4073-0809 AMONG THE ASSESSMENT RECORDS OF THE OFFICE OF THE SURVEYOR FOR THE DISTRICT OF COLUMBIA.  
2. THE PROPERTY IS NOW IN THE NAME OF 906 BLADENSBURG ROAD LLC EMPIRE LEASING INC, BY DEED RECORDED AS INSTRUMENT 57864 RECORDED AMONG THE RECORDS OF THE OFFICE OF THE SURVEYOR FOR THE DISTRICT OF COLUMBIA.



07-10-2014 ADDED PARTY WALLS



GRAPHIC SCALE (In Feet)  
1 inch = 50' ft.

POINTS OF INTEREST:  
NONE VISIBLE

CLIENT NUMBER:

DATE: 12/20/2013

BUYER: 1933 Montana, LLC

SELLER: 906 BLADENSBURG ROAD, LLC

CERTIFIED TO:

1933 MONTANA, LLC; BRIDGETRUST TITLE GROUP; BRANCH BANKING AND TRUST COMPANY

A LICENSEE EITHER PERSONALLY PREPARED THIS DRAWING OR WAS IN RESPONSIBLE CHARGE OVER ITS PREPARATION AND THE SURVEYING WORK REFLECTED IN IT. ALL IN COMPLIANCE WITH REQUIREMENTS SET FORTH IN REGULATION, 12 OF CHAPTER 09.13.06 OF THE CODE OF MARYLAND ANNOTATED REGULATIONS.



EXACTA CONTACT

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LB#21535  
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P (443)692-6523 • F (443)692-6524  
10480 Little Patuxent Parkway • Suite 400 • Columbia, MD 21044

LEGAL DESCRIPTION:

JOB SPECIFIC SURVEYOR NOTES:

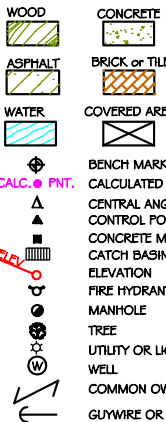
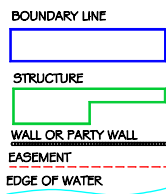
THE BEARING SYSTEM SHOWN HEREON HAS BEEN REFERENCED TO A PLAT AS RECORDED IN LIBER 57864 IN THE OFFICE OF THE SURVEYOR FOR THE DISTRICT OF COLUMBIA

GENERAL SURVEYOR NOTES:

1. Unless otherwise noted, no Title Report was furnished to this surveyor. Easements, restrictions, and/ or right-of-ways may exist that are not shown.
2. Underground facilities not shown, may exist.
3. This survey does not address wetlands, contaminated waste or toxic soil conditions, nor have any reports, studies or information regarding such been provided to this surveyor.

LEGEND:

SURVEYOR'S LEGEND



A/C	AIR CONDITIONING	L	LENGTH
B.R.	BEARING REFERENCE	LB#	LICENSE # - BUSINESS
BLK.	BLOCK	LS#	LICENSE # - SURVEYOR
B.C.	BLOCK CORNER	(M)	MEASURED
BLDG.	BUILDING	MES.	MITERED END SECTION
BFP	BACKFLOW PREVENTOR	M.F.	METAL FENCE
B.R.L.	BUILDING RESTRICTION LINE	N.R.	NON RADIAL
B5MT.	BASEMENT	N.T.S.	NOT TO SCALE
BW	BAYBOX WINDOW	O.C.S.	ON CONCRETE SLAB
(C)	CALCULATED	O.G.	ON GROUND
C	CURVE	O.H.L.	OVERHEAD LINE
CATV	CABLE TV. RISER	O.R.B.	OFFICIAL RECORD BOOK
C.B.	CONCRETE BLOCK	OH.	OVERHANG
CHIM.	CHIMNEY	O/A	OVERALL
C.L.F.	CHAIN LINK FENCE	O/S	OFFSET
C.O.	CLEAN OUT	PKN	PARKER-KALON NAIL
CONC.	CONCRETE	PSM	PROFESSIONAL SURVEYOR AND MAPPER
CL	CENTER LINE	PLS	PROFESSIONAL LAND SURVEYOR
C/S	CONCRETE SLAB	(P)	PLAT
C/P	COVERED PORCH	P/E	POOL EQUIPMENT
COR.	CORNER	FLT	PLANTER
(D)	DEED	PP	PINCHED PIPE
DW	DRIVEWAY	P.B.	PLAT BOOK
D.F.	DRAIN FIELD	P.I.	POINT OF INTERSECTION
EUB	ELECTRIC UTILITY BOX	P.O.B.	POINT OF BEGINNING
ENCL.	ENCLOSURE	P.O.C.	POINT OF COMMENCEMENT
ENT.	ENTRANCE	P.T.	POINT OF TANGENCY
E.O.P.	EDGE OF PAVEMENT	P.C.	POINT OF CURVATURE
E.O.W.	EDGE OF WATER	P.C.C.	POINT OF COMPOUND CURVATURE
(F)	FIELD	P.R.C.	POINT OF REVERSE CURVATURE
F.F.	FINISHED FLOOR	P.C.P.	PERMANENT CONTROL POINT
F/DH	FOUND DRILL HOLE	P.R.M.	PERMANENT REFERENCE MONUMENT
FIPC	FOUND IRON PIPE & CAP	R	RADIUS or RADIAL
FIRC	FOUND IRON ROD & CAP	(R)	RECORD
FIR	FOUND IRON ROD	RES.	RESIDENCE
FIP	FOUND IRON PIPE	R/W	RIGHT OF WAY
FCM	FND. CONCRETE MONUMENT	(S)	SURVEY
FN	FOUND NAIL	S.B.L.	SETBACK LINE
FN#D	FOUND NAIL & DISC	S.C.L.	SURVEY CLOSURE LINE
FND.	FOUND	SCR.	SCREEN
GAR.	GARAGE	S/DH	SET DRILL HOLE
GM	GAS METER	SEP.	SEPTIC TANK
ID.	IDENTIFICATION	SEW.	SEWER
INST.	INSTRUMENT	S.F.	SQUARE FEET
INT.	INTERSECTION		

S/GD	SET GLUE DISC
S/DH	SET DRILL HOLE
S/R	SET IRON ROD
S/RC	SET IRON ROD & CAP
SN	SET NAIL
SN#D	SET NAIL & DISC
STY.	STORY
S.T.L.	SURVEY TIE LINE
SV	SEWER VALVE
SW	SIDEWALK
S.W.	SEAWALL
TEL.	TELEPHONE FACILITIES
T.O.B.	TOP OF BANK
TX	TRANSFORMER
TYP.	TYPICAL
U.R.	UTILITY RISER
W/C	WITNESS CORNER
W/F	WATER FILTER
W.F.	WOODEN FENCE
WM	WATER METER/VALVE BOX
WV	WATER VALVE
V.F.	VINYL FENCE

A.E.	ANCHOR OR ACCESS EASEMENT
C.M.E.	CANAL MAINTENANCE ESMT.
C.U.E.	COUNTY UTILITY ESMT.
D.E.	DRAINAGE EASEMENT
ESMT.	EASEMENT
I.E./E.E.	INGRESS/EGRESS ESMT.
IRR.E.	IRRIGATION EASEMENT
L.A.E.	LIMITED ACCESS ESMT.
L.B.E.	LANDSCAPE BUFFER ESMT.
L.E.	LANDSCAPE ESMT.
L.M.E.	LAKE OR LANDSCAPE MAINTENANCE EASEMENT
M.E.	MAINTENANCE EASEMENT
P.U.E.	PUBLIC UTILITY EASEMENT
R.O.E.	ROOF OVERHANG ESMT.
S.W.E.	SIDEWALK EASEMENT
S.W.M.E.	STORM WATER MANAGEMENT ESMT.
T.U.E.	TECHNOLOGICAL UTILITY ESMT.
U.E.	UTILITY EASEMENT

ELECTRONIC SIGNATURE:

In order to "Electronically Sign" all of the PDFs sent by STARS, you must use a hash calculator. A free online hash calculator is available at <http://www.fileformat.info/tool/md5sum.htm>

To Electronically Sign any survey PDF:

1. Save the PDF onto your computer.
2. Use the online tool at <http://www.fileformat.info/tool/md5sum.htm> to browse for the saved PDF on your computer.
3. Select the Hash Method as SHA.
4. Click Submit.

Your PDF is electronically signed if all of the characters in the SHA-1 code submitted by STARS matches the code which is produced by the hash calculator. If they match exactly, your PDF is electronically signed. If the codes do not match exactly, your PDF is not authentic.

PRINTING INSTRUCTIONS:

1. While viewing the survey in Adobe Reader, select the "Print" button under the "File" tab.
2. Select a printer with legal sized paper.
3. Under "Print Range", click select the "All" toggle.
4. Under the "Page Handling" section, select the number of copies that you would like to print.
5. Under the "Page Scaling" selection drop down menu, select "None."
6. Uncheck the "Auto Rotate and Center" checkbox.
7. Check the "Choose Paper size by PDF" checkbox.
8. Click OK to print.

TO PRINT IN BLACK + WHITE:

1. In the main print screen, choose "Properties".
2. Choose "Quality" from the options.
3. Change from "Auto Color" or "Full Color" to "Gray Scale".

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