

NEW YORK TITLE RESEARCH CORPORATION

as Agent for
Stewart Title Insurance Company

Title Number: **NYT14869**

SURVEY EXCEPTIONS

Survey Made by: **Earl B. Lovell, Inc.**
Dated: **1/30/1941, last updated May 2, 2011**

Shows the following as to record lines:

1. **Northerly Line:** Line runs part of its distance through a party wall; Policy excepts the rights, easements and interests of the northerly adjoining owner in and to said party wall, but Policy insures that said party wall may remain undisturbed so long as the building shall stand. Fire escape balconies in common with northerly adjoining property; Policy excepts the rights and easements of others to use and maintain the same so long as the building shall stand.
2. **Easterly Line:** Grated area, not specifically located, along or near portion of line. Projections over and/or encroachments onto Madison Avenue by the following:

Roof cornice	1' 0"
Ornamental Trim	0' 2"
Ledges	0' 8"
Granite base of piers	0' 3½"
3. **Southerly Line:** Line runs part of its distance through a party wall; Policy excepts the rights, easements and interests of the southerly adjoining owner in and to said party wall, but Policy insures that said party wall may remain undisturbed so long as same shall stand. Independent wall above party wall leans up to 0' 8¼" into southerly adjoining premises. Windows and air conditioners project 1' 0" over lot line. Rough foundation projects 0' 2" (+/-) over lot line.
4. **Westerly Line:** Foundation walls of former buildings project 0' 2½" over lot line.

FOR INFORMATION ONLY: The above-mentioned survey shows the premises as being improved by:

7-story building with limestone front.

121350
300610
302212
307731

PROJECTIONS BEYOND MAIN FRONT WALL

ROOF CORNICE 1'-0" LEDGES 0'-8"
ORNAMENTAL TRIM 0'-2" GRANITE BASE OF PIERS 0'-3 1/2"

SEVEN STORY LIMESTONE FRONT

FOUNDATION WALLS OF
FORMER BUILDINGS REMAIN (A)

SEVEN STORY LIMESTONE FRONT

70160.
WINDOWS, AIR
(A) CONDITIONERS PROJECT 1-0-5

$$\frac{0.8}{0.8}$$

(A) A A N

EAST 32ND STREET

(2) EXAMINATION OF PREMISES MADE MATERIAL IS IDENTIFIED TO: NEW YORK TITLE RESEARCH CORPORATION
STANDARD TITLE INSURANCE COMPANY
160 MADISON AVENUE OWNERS CORPORATION
INTERESTS NATIONAL BANK

(A) 73-112
VISUAL EXAMINATION OF PREMISES
MADE JULY 31, 2007 IS CERTIFIED TO:
NEW YORK TITLE RESEARCH CORPORATION
160 MADISON AVE OWNERS CORP
STEWART TITLE INSURANCE COMPANY
INTERVEST NATIONAL BANK

98-112 to E-33 ST. (B)
 VISUAL EXAMINATION OF PREMISES
 MADE MARCH 26, 2008 IS CERTIFIED TO:
 NEW YORK TITLE RESEARCH CORPORATION
 160 MADISON AVENUE OWNERS
 CORPORATION
 STEWART TITLE INSURANCE COMPANY
 INTEREST NATIONAL BANK, ITS
 SUCCESSORS AND/OR ASSIGNS

AMENDMENTS

	MADISON	AVENUE	SUCCESSORS AND/OR ASSIGNS
NY 11289 VISUAL EXAMINATION OF PREMISES MADE JULY 31, 2007 SEE B ITEM# MARKED (A) EARL R. LOVELL - S. P. BELCHER, INC. FD.			
NY 11289 VISUAL EXAMINATION OF PREMISES MADE MARCH 24, 2008 SEE ONE ITEM MARKED (B) EARL R. LOVELL - S. P. BELCHER, INC. FD.			
NY 11289 VISUAL EXAMINATION OF PREMISES MADE MARCH 2, 2011 SEE ONE ITEM MARKED (C) EARL R. LOVELL - S. P. BELCHER, INC. FD.			

ENCROACHMENTS IF ANY BELOW SURFACE NOT SHOWN HEREON

SURVEYED JAN 31ST 1940
EARL B. LOVELL INC.

John H. Bimar

602387 SURVEYOR
NO 141 BROADWAY
VICE PRES
NEW YORK