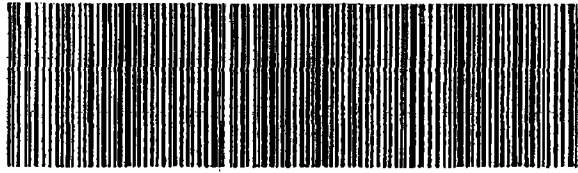




Office of the
Richmond County Clerk
130 Stuyvesant Place
Staten Island, NY 10301

Hon. Stephen J. Fiala, County Clerk



ACS-000000000606755-000000000803311-005

Recording and Endorsement Cover Page

Document Type: EXHIBIT
Document Page Count: 5

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STATEN ISLAND, NY 10314

STATEN ISLAND, NY 10314

Block	Lot	PROPERTY DATA	# OF BLOCKS	Unit	# OF LOTS
3275	31	Entire Lot	1		1

EXHIBIT III

PARTIES

GRANTOR
HAPPY HICKORY, INC.
221 BAY 44TH STREET
BROOKLYN, NY 11214

GRANTEE
THE CITY OF NEW YORK

PAYMENT DETAIL

Make Checks Payable to:

Richmond County Clerk:

40.00 Recording Fees

Total Payments For This Document:

40.00

FEES PAID

EXAM AG MAY 18 2018 DATE



SC170103005 Scan Code

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05/21/2018 10:29:53 A.M.
RECEIPT: 20733 FEE: \$40.00
RICHMOND COUNTY CLERK

RECORDED IN RICHMOND COUNTY

MAY 21 2018

[Signature]
COUNTY CLERK

N.B. # _____
Or
ALT. # _____

EXHIBIT "III"

**ZONING LOT DESCRIPTION AND OWNERSHIP STATEMENT BY
BUILDING DEPARTMENT PERMIT APPLICANT
AND TO BE RECORDED IN THE
COUNTY CLERK'S OR REGISTER'S OFFICE**

HAPPY HICKORY, INC., a New York corporation having a principal place of business at 221 Bay 44th Street, Brooklyn, New York, 11214, an applicant for present or future permits pursuant to the Zoning Resolution of the City of New York, effective as of December 15, 1961, and as subsequently amended, states that the zoning lot to which its aforementioned permit or permits pertain are shown on the Tax Map of the City of New York, County of Richmond, as Lot 31 in Block 3275, as shown on the Tax Map of the City of New York, Richmond County, and is more particularly described as:

SEE SCHEDULE "A" - DESCRIPTION ATTACHED HERETO

That the said premises are known as and by street address(es): 91 Hickory Avenue, Staten Island, NY 10305, as shown on the following DIAGRAM:

- 1) Show distance from corner
- 2) Show Block and Lot numbers and dimensions of each lot.

Schedule "A" - Description

ALL that certain plot, piece or parcel of land, situate, lying and being in the Borough of Staten Island, County of Richmond, City and State of New York, bounded and described as follows:

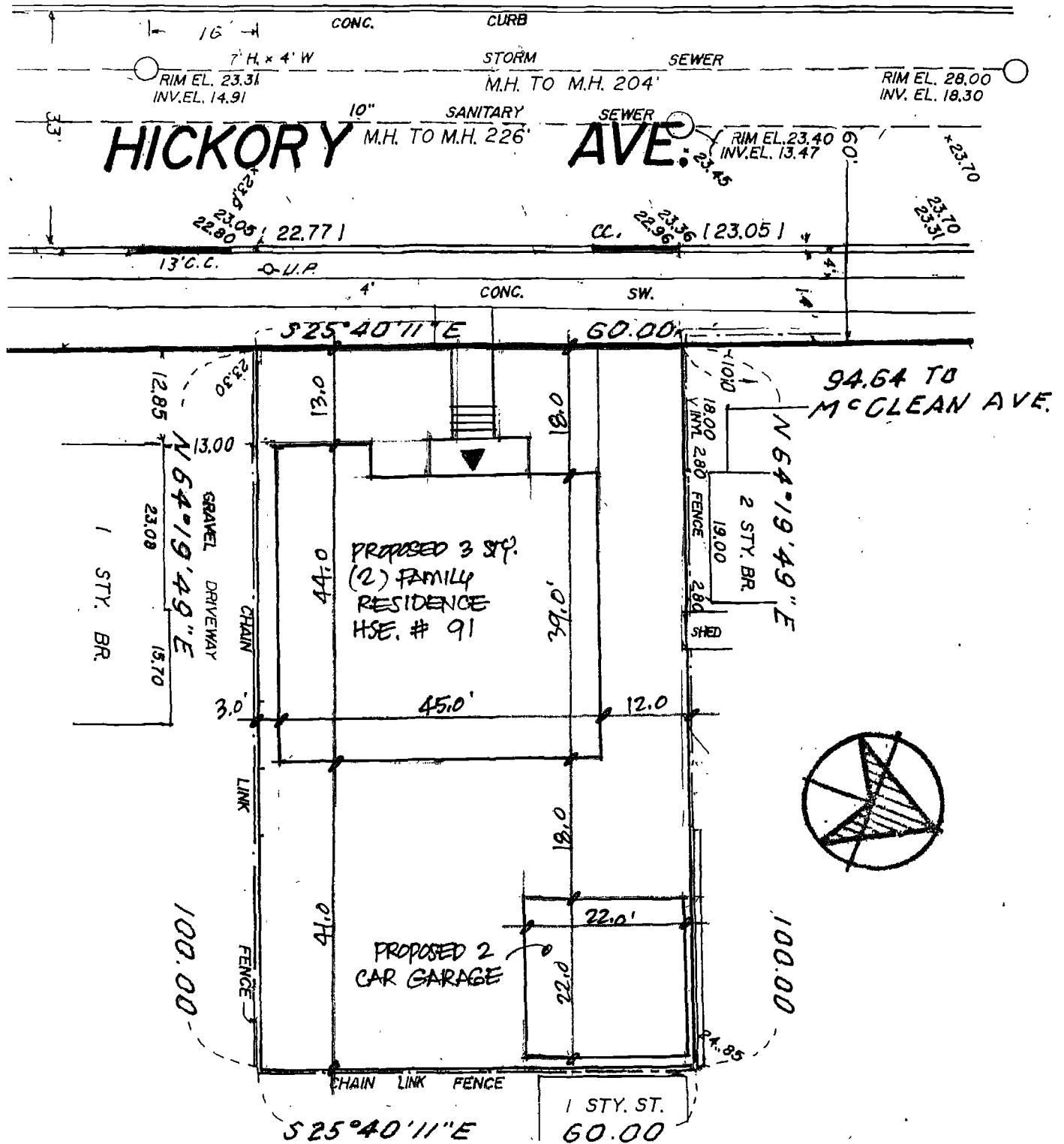
BEGINNING at a point on the northeasterly side of Hickory Avenue (60 feet wide) distant 94.64 feet southeasterly from the corner formed by the intersection of the southeasterly side of Mc Clean Avenue and the northeasterly side of Hickory Avenue;

THENCE North 64 degrees 19 minutes 49 seconds East 100 feet to a point;

THENCE South 25 degrees 40 minutes 11 seconds East 60 feet to a point;

THENCE South 64 degrees 19 minutes 49 seconds West 100 feet to the northeasterly side of Hickory Avenue;

THENCE North 25 degrees 40 minutes 11 seconds West 60 feet along the northeasterly side of Hickory Avenue to the point or place of BEGINNING.



PLOT PLAN
NOT TO SCALE

BLOCK # 3275 LOT # 31
HSE. # 91 HICKORY AVE. S.I.

The above described zoning lot is presently owned by:

<u>BLOCK</u>	<u>TAX LOT</u>	<u>NAME</u>	<u>ADDRESS</u>
3275	31	Happy Hickory Inc.	221 Bay 44 th Street Brooklyn, NY 11214

IN WITNESS WHEREOF, the applicant for permit has executed this instrument this 14th day of May, 2018.

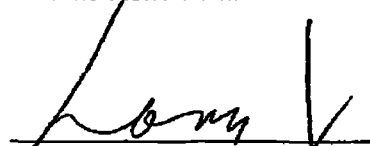
HAPPY HICKORY, INC.

By: 
Yuk Than Yee

STATE OF NEW YORK, COUNTY OF RICHMOND, ss.:

On the 14th day of May, 2018, before me, the undersigned, personally appeared YUK THAN YEE, known to be or proved to me on the basis of satisfactory evidence to be the individual(s) whose name(s) is(are) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity(ies), and that by his/her/their signature(s) on the instrument, the individual(s), or the person upon behalf of which the individual(s) acted, executed the instrument.

NANCY EILENBERG
NOTARY PUBLIC, STATE OF NEW YORK
NO: 01E10081271
QUALIFIED IN RICHMOND COUNTY
TERM EXPIRES OCTOBER 7, 2018


Notary Public

NOTE: Section C26-110.2 Subdivision (a) Paragraph (1) of the Administrative Code requires submission of an accurate lot diagram in accordance with an attached boundary survey made by a licensed surveyor, which need not be recorded but which must be submitted with the application for the permit.