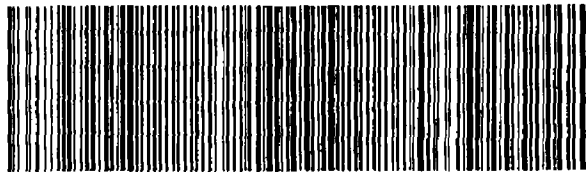


St Mary's
#1201

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



ACS-000000000610243-000000000807664-003

Hon. Stephen J. Fiala, County Clerk

Recording and Endorsement Cover Page

Document Type: EXHIBIT

Document Page Count: 3

PRESENTER:

THOMPSON LAND SERVICES, INC.
1676 Hylan Boulevard
TSS-1142-18
STATEN ISLAND, NY 10305

RETURN TO:

THOMPSON LAND SERVICES, INC.
1676 Hylan Boulevard
TSS-1142-18
STATEN ISLAND, NY 10305

Block	Lot	PROPERTY DATA	# OF BLOCKS	Unit	# OF LOTS
2972	56	Entire Lot	1		1

PARTIES

GRANTOR
NEWBERRY AVE. LLC
172 DOWNES AVENUE
STATEN ISLAND, NY 10312

GRANTEE
NEWBERRY AVE. LLC
172 DOWNES AVE
STATEN ISLAND, NY 10312

PAYMENT DETAIL

Make Checks Payable to:

Richmond County Clerk:

36.00 Recording Fees

Total Payments For This Document:

36.00

FEES PAID

EXAM SR DATE JUL 3 - 2018 RECORDED IN RICHMOND COUNTY

JUL 5 2018

COUNTY CLERK

LAND DOC# 704774
33C-MISC W/BLACK

07/05/2018 11:10:28 A.M.
RECEIPT: 26922 FEE: \$36.00
RICHMOND COUNTY CLERK

DEPT. BLDGS. 520337145
Job Number
Scan Code
SC170103005

EXHIBIT III

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

Newberry Ave. LLC, a Limited Liability Company, with offices at 172 Downes Avenue, Staten Island, New York, 10312, being the owners of the herein subject premises and the Applicants 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 the aforementioned permit or permits pertain are shown on the Tax Map of the City of New York, County of Richmond as Vacant Land, Tentative Tax Lot 56 in Block 2972 and is more particularly described as:

ALL that certain lot, piece or parcel of land situate, lying and being in the Borough of Staten Island, City and State of New York, bounded and described as follows on Schedule "A" and as shown on the annexed diagram:

SCHEDULE A

Tentative Tax lot 56:

BEGINNING at a point on the southerly side of St. Marys Avenue distant 323.77 feet westerly from the corner formed by the intersection of the southerly side of St. Marys Avenue with the westerly side of Tompkins Avenue;

Running Thence Southeasterly 202.85 feet to a point;

Thence Southwesterly 25.01 feet to a point;

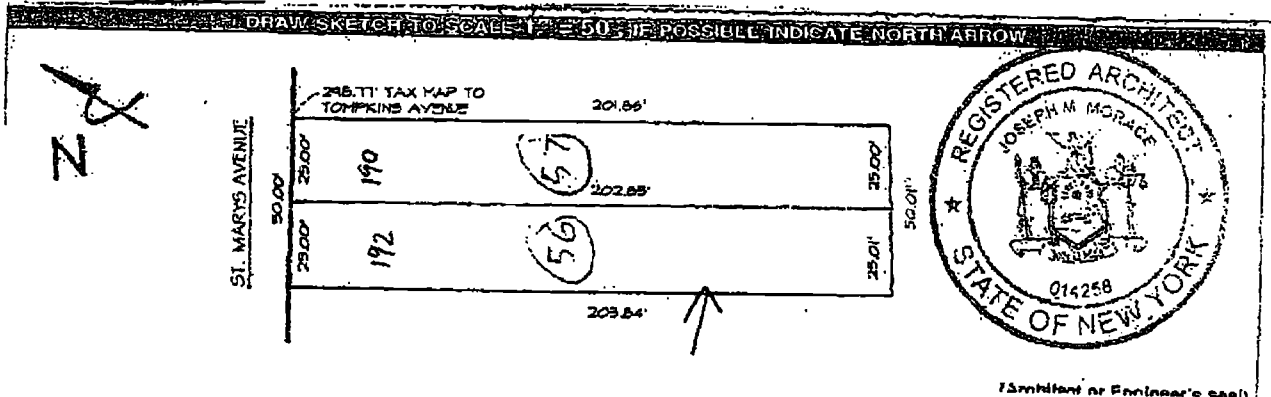
Thence Northeasterly 203.84 feet to a point;

Thence along the Southerly side of St. Marys Avenue, Northeasterly 25 feet to the point or place of BEGINNING.

That the said premise is also known as and by the street address as: Vacant Land, Block 2972 Tentative Tax Lot 56, Staten Island, New York and as shown on the following list of present owners:

BLOCK	TENTATIVE TAX LOT	NAME AND ADDRESS
2972	56	Newberry Ave. LLC, a Limited Liability Company 172 Downes Avenue, Staten Island, NY 10312

DIAGRAM:



IN WITNESS WHEREOF, the applicant for permits has executed this instrument this _____ day of _____, 2018

BY: Juliana Palazzolo-Pellicane
Juliana Palazzolo-Pellicane, Member

STATE OF NEW YORK)

SS:

COUNTY OF RICHMOND)

On the 12 day of June, 2018 before me, the undersigned, personally appeared Juliana Palazzolo-Pellicane, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within Instrument and acknowledged to me that he/she executed the same in his capacity, and that by his signature on the Instrument, the individual, or the person on behalf of which the individual acted executed the Instrument.

Roseanne Damiano
NOTARY PUBLIC

ROSEANNE DAMIANO
Notary Public, State of New York
No. 010451245
Qualified in Richmond County
Commission Expires June 3, 2022