NEW YORK STATE OF OPPORTUNITY. Adirondack Park Agency
RECEIVED
Date: October 27, 2026

NOTES:

SUBJECT to any easements, rights-of-ways, and/or agreements that the utility companies may have.
SUBJECT to such facts disclosed by an accurate, up-to-date title search.
OFFSETS shown hereon are not to be used for construction purposes and/or fence installation.

Reputed Section 139.4, Block 1, Lot 55.1
Owner: SOLAREIT 2021, LLC
(deed liber: 2180, page: 253)

Reputed Section 150.2, Block 10, Lot 2
Owner: SOLAREIT 2021, LLC
(deed liber: 2180, page: 253)

Reputed Section 150.2, Block 10, Lot 5
Owner: TOWN OF TICONDEROGA
(deed liber: 1280, page: 233)

Reputed Section 150.2, Block 1, Lot 2.14
Owner: HRP, INC.
(deed liber: 1734, page: 95)

Section 139.4-Block 1-Lot 17
Owner: NATIONAL GRID
(deed liber: 20, page: 72)

TAX MAP LOT 139.4-1-55.2
TAX MAP LOT 139.4-1-54

stream
N41°05'13"E 139.71'
S82°03'00"E 261.81'
N73°07'24"E 301.75'
N80°43'42"E 202.27'
N47°09'52"E 123.37'
N64°15'53"E 86.19'
S83°53'29"E 204.86'
stream

N01°08'27"E 465.01'
N01°08'27"E 207.28'
S06°05'13"W 980.67'

TOTAL AREA= 22.201± acres

iron pin found
gravel
metal building
exist. light (typ)
paved parking
paved drive
metal building
exiting gravel area
transformer
propane
elec. box
curb
ditch
108.5'
58'
67'-10"
150'
10'
108.4'
3.2' clear
2.3' clear
proposed native trees
adjoining chain link fence
N89°39'41"W 1113.02'
APA DESIGNATED WETLANDS
APA DESIGNATED WETLANDS
overhead transmission line
240'
250'
NORTH
to NYS Route 74
COMMERCE DRIVE

REFERENCES:

TAX MAP DATA:
Section: 139.4
Block: 1
Lot: 54 & 55.2

Deed Liber: 1978, Page: 292

Survey of Property for
MP ENTERPRISES, LLC
located in the
Town of Ticonderoga
Essex County - New York

rev.: 16 Oct. 2026

scale: 1" = 80' | date: 26 April 2013 | file no.: 26-368

I hereby certify to:
-MP Enterprises, LLC;
-Adirondack Trust Company;
-Meyer Fuller & Stockwell, PLLC;
-Lake George Title Agency;
that this mapping is based on a field survey performed on the date indicated hereon, deeds and/or maps obtained from the County Clerk's office, and is correct and accurate to the best of my knowledge.

Howard W. Weeden, P.L.S. NYS Lic. No. 049967

Certifications indicated hereon signify that the survey was prepared in accordance with the existing Code of Practice for Land Surveys adopted by the New York State Association of Professional Land Surveyors. Said certifications shall run only to the person(s) for whom the survey is prepared, and on his/her behalf to the title company, governmental agency and lending institution listed hereon, and to the assignees of the lending institution. Certifications are not transferable to additional institutions or their subsequent owners.

Unauthorized alteration or addition to a survey map bearing a licensed land surveyor's seal is a violation of Section 7209, sub-division2, of the New York State Education Law.

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