



DEED DESCRIPTION

State House Commission File Number SHC# 0900005 #0908003

Replacement Parcel Lands N/F Township of North Bergen

December 14, 2018
Block 103, Lot 127
1812 43rd Street

Township of North Bergen
County of Hudson

All that certain tract or parcel of land located at 1812 43rd Street in the Township of North Bergen, County of Hudson, New Jersey, bounded and described as follows:

BEGINNING at a brass plug set in the northeasterly line of 43rd Street (formerly known as Main Street), 50 feet wide, where the same is intersected by the division line between Lot 107 and Lot 127 in Block 103, said point of beginning being located South 62 degrees 57 minutes 05 seconds East, a distance of 118.06 feet from the intersection of the said northeasterly line of 43rd Street and the southeasterly line of Tonnelle Avenue, State Highway No. 1, 75 feet wide, said beginning point also having New Jersey Plane Coordinate System NAD 1983 (NJPCS) grid values North 710,481.94 feet and East 621,102.58 feet, and from said beginning point and in the said bearing system, running thence;

1. Along the said division line between Lot 107 and Lot 127 in Block 103, North 27 degrees 02 minutes 55 seconds East, a distance of 200 feet to a point now evidenced by a brass plug set, thence;
2. Along the southwesterly line of 44th Street (formerly Monroe Street), 50 feet wide, South 62 degrees 57 minutes 05 seconds East, a distance of 30.00 feet to a point now evidenced by a bar and aluminum cap set, thence;
3. Along the division line between Lot 113 and Lot 127 in Block 103 and then continuing along the division line between Lot 125 and Lot 127 in Block 103, South 27 degrees 02 minutes 55 seconds West, a distance of 200.00 feet to a point now evidenced by a bar and aluminum cap set, thence;
4. Along the aforementioned northeasterly line of 43rd Street, North 62 degrees 57 minutes 05 seconds West a distance of 30.00 feet to the point or place of BEGINNING.

CONTAINING 0.1377 acre total.

SUBJECT TO a Lease to the Hudson County Improvement Authority as set forth in Deed Book 5520 on Page 125.

The above description was written pursuant to a survey of property designated as Lot 127 in Block 103 on the municipal tax map of the Township of North Bergen, County of Hudson, State of New Jersey. Said survey was prepared by Boswell Engineering, 330 Phillips Avenue, South Hackensack, New Jersey 07606, dated July 31, 2024 and is marked as Drawing No. NB-1550Y-RPS. A reduced copy of said plan is attached hereto and made a part hereof.

Boswell Engineering



BOSWELL ENGINEERING

ENGINEERS ■ SURVEYORS ■ PLANNERS ■ SCIENTISTS

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