

August 31, 2020

APR-184

LEGAL DESCRIPTION
RIGHT OF WAY DEDICATION TO MERCER COUNTY
LOT 15, BLOCK 28
FOR THE PURPOSE OF ROAD WIDENING
SITUATED IN
TOWNSHIP OF WEST WINDSOR, MERCER COUNTY, NEW JERSEY

All that certain tract, lot or parcel of land and premises situate, lying and being in the Township of West Windsor, in the County of Mercer, and the State of New Jersey.

Being known as and more particularly shown on "Major Subdivision Plat, Block 28, Lots 15 & 21, Heritage at West Windsor..." prepared by MidAtlantic Engineering Partners, LLC, and dated March 5, 2020 and revised through August 31, 2020.

BEGINNING at a point in the southerly line of Princeton Hightstown Road (a.k.a. County Route 571)(Variable width right-of-way) said point being the common corner with Lot 18, Block 28 and Lot 15, Block 28; thence

1. On the southerly right-of-way line of Princeton Hightstown Road, South 52 degrees 35 minutes 39 seconds East, a distance of 87.24 feet to a point of curvature; thence
2. On a curve, curving to the right in a southeasterly direction, having a radius of 2,824.93 feet, an arc length of 264.45 feet, and a central angle of 05 degrees 21 minutes 49 seconds (having a chord bearing South 29 degrees 54 minutes 45 East and a chord distance of 264.35 feet) to a point on the division line of West Windsor Township and East Windsor Township; thence
3. On said division line, South 44 degrees 45 minutes 00 seconds West, a distance of 18.01 feet to a point in the proposed right-of-way line of Princeton Hightstown Road and common corner with Proposed Lot 15.02 continuing the following (2) courses; thence
4. On a curve, curving to the left in a northwesterly direction, having a radius of 2,806.93 feet, an arc length of 262.14 feet, and a central angle of 05 degrees 21 minutes 03 seconds (having a chord bearing North 49 degrees 55 minutes 07 West and a chord distance of 262.04 feet) to a point of tangency; thence
5. North 52 degrees 35 minutes 39 seconds West, a distance of 89.56 feet to a point and common corner of Lot 18 and Proposed Lot 21.01, Block 28; thence
6. On said division line, North 44 degrees 45 minutes 00 seconds East, a distance of 18.15 feet to the point and place of **BEGINNING**.

Containing 6,330 S.F. or 0.15 Acres of land more or less.

Prepared By:

MidAtlantic Engineering Partners



Suzanne E. Warren
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