

Appendix 4-1

Survey of Properties Leased by Applicant

Unauthorized alteration or addition to a survey map bearing a licensed land surveyors seal is a violation of Section 7206, Subdivision 2 of the New York State Education Law.

Only copies from the original of this survey marked with an original of the surveyor's inked seal or his embossed seal shall be considered to be valid and true copies.

Property of
Robert A. and Joan B. Johnston
Tax Parcel No. 59-3-16.2
Instrument No. 2014-00005309

Property of
L. Alan and Jessica H. Lobdell
Tax Parcel No. 59-3-6.1
Instrument No. 2016-00005163

Contains: 93.701 Acres

Notes Corresponding to Table A
of the 2021 Minimum Standard Detail Requirements
for ALTA/NSPS Land Title Surveys

1. Not applicable.
2. The address of the surveyed parcel is 5815 State Route 11, Burke, New York 12917.
3. Said described property is located within an area having a Zone Designation C (area of minimal flood hazard outside the 0.2 percent annual chance flood) by the Secretary of Housing and Urban Development, on Flood Insurance Rate Map No. 981940108 for Community No. 38194, in Franklin County, State of New York, which is the current Flood Insurance Rate Map for the community in which said property is situated.
4. The gross land area of the surveyed parcel is 93.701 acres, which is the entirety of Tax Parcel 59-3-6.1.
5. The topography shown hereon was derived from LIDAR data. The accuracy of the topographic data meets the 10-cm Vertical Accuracy Class as defined by the American Society of Photogrammetry and Remote Sensing (ASPRS), which is suitable for generating contours at one-foot intervals.
- 6(a). Not applicable.
- 6(b). Refer to the zoning notes for applicable setback requirements.
- 7(a). The surveyed premises is vacant.
- 7(b)(1). Not applicable.
- 7(b)(2). Not applicable.
- 7(c). Not applicable.
8. Substantial features or improvements situate on the surveyed parcel are shown hereon.
9. Not applicable. There are no surface parking areas, lots or parking structures on the surveyed property.
10. Not applicable. There are no division lines or party walls with any of the adjoining properties.
- 11(a). The subsurface utilities shown hereon are of Quality Level C (QL-C) as defined by the American Society of Civil Engineers (ASCE) in Document 38-02 titled "Standard Guidelines for the Collection and Depiction of existing Subsurface Utility Data". The subsurface utilities are based on observed evidence located during the field survey and record mapping. The surveyor makes no guarantee the subsurface utilities comprise all such utilities upon or adjacent to the surveyed parcel, either in service or abandoned. The surveyor does not warrant, guarantee, or certify that the subsurface utilities are in the exact location indicated, although the subsurface utilities are depicted as accurately as possible from the information available.
- 11(b). Not applicable.
12. Not applicable.
13. The name, deed reference, and tax parcel number of the current property owners for parcels adjoining the surveyed parcel are shown hereon.
14. The Point of Beginning of the 93.701-acre parcel is approximately 728 feet easterly of the intersection of State Highway 11 and East Road.
15. Not applicable.
16. To the best of my knowledge, there was building construction, or building additions observed in the process of conducting the field survey, an area of earth moving work is shown hereon.
17. To the best of my knowledge, there are no proposed changes in street right-of-way lines.
18. To the best of my knowledge, there are not any off-site easements or servitudes that benefit the surveyed parcel.
19. Thew Associates PE-L, PLLC maintains professional liability insurance in the amount of \$2,000,000 per occurrence with a \$2,000,000 aggregate.

General Notes:

1. This survey is referenced horizontally to the North American Datum of 1983, 2011 adjustment (NAD83/2011), projected on the New York State Plane Coordinate System (East Zone), and vertically to the North American Vertical Datum of 1988 (NAVD88).
2. North arrow as shown indicates Grid North referenced to NAD83/2011, projected on the New York State Plane Coordinate System (East Zone).
3. The reference horizontal and vertical control station is a Continuously Operating Reference Stations designated as MALONE CORS ASP (NYML). NYML was established by the New York State Department of Transportation and last adjusted by the National Geodetic Survey in June 2019. Elevation 736.50 feet.
4. RTK GPS/GNSS surveying techniques were utilized to determine the coordinates and elevations of the primary horizontal and vertical control points. RTK GPS/GNSS and conventional surveying techniques were utilized to determine the coordinates and elevations of the secondary horizontal and vertical control points.
5. Elevations and contours shown reference the North American Vertical Datum of 1988 (NAVD88-Geoid18).
6. Contours shown hereon were generated from a Digital Terrain Model utilizing Autodesk Civil 3D Surveying and Engineering software.
7. The location of subsurface improvements or encroachments are not always known and often must be estimated. If any subsurface improvements or encroachments exist or are shown, the improvements or encroachments are not certified by the undersigned surveyor.
8. The surveyed premises may be affected by encumbrances that are unknown to the undersigned surveyor. The users of this survey map should verify the title with competent title examiners.
9. The surveyed parcel is subject to all covenants, easements, and restrictions of record, if any.
10. The tax parcel number assigned to the surveyed property does not include any land other than the surveyed property.
11. The surveyed property has direct access to US Highway 11 and Stuart Road, which are public highway's.
12. The surveyed parcel is the same parcel of land described in Commitment for Title Insurance Policy No. 71112603 with an effective date of July 23, 2020.
13. The survey shows the location of all building, structures, parking areas and other improvements situated on the surveyed parcel.
14. There are no visible or recorded easements or right of ways across the surveyed property of which the surveyor has been advised.
15. There are no encroachments onto adjoining property, streets or alleys or any easements burdening the surveyed premises by any buildings, structures or other improvements, and there are no encroachments onto the surveyed property or easements benefiting the surveyed parcel by buildings, structures or other improvements situated on adjoining property, except for the following encroachments: none.
16. The information shown hereon is based on an instrument survey completed on December 28, 2020.

Tax Parcel Number:

Town of Burke, Franklin County, New York
Section 59, Block 3 Lot 6.100

Deed Reference:

L. Alan Lobdell
to

L. Alan Lobdell & Jessica H. Lobdell

Deed: Instrument No. 2016-00005163

Dated: October 20, 2016

Recorded: October 20, 2016

Notes Corresponding to Schedule B
of Stewart Title Insurance Company
Commitment for Title Insurance No. 71112603
Effective Date: July 23, 2020

Items not listed below are standard title exceptions and/or are not matters that pertain to this survey.

19. Easement granted by H.J. Hunter to Northern New York Telephone Corporation, dated October 18, 1929 and recorded December 6, 1929 in Liber 200 of Deeds, page 416. **This easement does not encumber Tax Parcel 59-3-6.1.**
20. Right of Way granted by Donald Hunter and Warren Hunter to New York Telephone Company, dated July 13, 1967 and recorded December 14, 1968 in Liber 438 of Deeds, page 390. **There is no evidence of telephone lines on Tax Parcel 59-3-6.1; however, the easement presumably encumbers Tax Parcel 59-3-6.1, is blanket in nature, and is not shown hereon.**
21. Easement granted by Donald Hunter and Warren Hunter to New York State Electric & Gas Corporation, dated October 5, 1967 and recorded September 15, 1967 in Liber 438 of Deeds, page 41. **The easement encumbers Tax Parcel 59-3-6.1 and is shown hereon.**
22. Easement granted by Warren Hunter and Vedora Hunter to New York State Electric & Gas Corporation, dated October 5, 1967 and recorded December 15, 1967 in Liber 438 of Deeds, page 408. **The easement encumbers Tax Parcel 59-3-6.1 and is shown hereon.**
23. Easement granted by Elizabeth C. Hunter and Warren A. Hunter to County of Franklin, dated February 11, 1971 and recorded May 13, 1971 in Liber 452 of Deeds, page 373. **This easement does not encumber Tax Parcel 59-3-6.1.**

Flood Zone:

The surveyed parcel shown hereon lies within Zone C as shown on Parcel 10 for Community No. 38194 having an effective date of February 19, 1986.

Zoning:

Town of Burke, Local Law No. 3 of 2016.

Item 7(c)(vi)(7) - Setbacks for Tier 3 Solar Energy Systems

Set Back: There is a setback requirement of 500 feet from any residential structure and 50 feet from the right of way of any public road or private right of way. An affected home owner may irrevocably waive the residential setback requirement, in writing.

Legend:

- Property Line
- Adjoiner Deed Line
- Interior Deed Line
- Edge of Water - Centerline of Stream
- Town Lot Line
- Easement Line
- Edge of Gravel
- Minor Contour
- Major Contour
- Storm Culvert
- Tie Line
- Overhead Electric
- Overhead Utilities
- Barbed Wire Fence
- Page Wire Fence (unless noted)
- Spot Elevation
- Utility Pole
- Found Rebar: Pipe, Pin, et cetera, as noted
- Found Concrete Monument
- Deed Book and Page
- Instrument No.

GRAPHIC SCALE



(IN FEET)

1 inch = 100 ft.

The undersigned hereby certifies to:

1. Brookside Solar, LLC
2. AES Clean Energy Development, LLC
3. Stewart Title Insurance Company

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes Items 2, 3, 4, 5, 6(b), 7(a), 8, 10, 11(a), 13, 14, 16, 17, 18, and 19 of Table A thereto.

Signature:

Name: James S. Thew

Registration No.: 050226

Date:

UNKNOWN

CHECKED:

SCALE:

1" = 100'

DATE:

01.28.2022

PROJECT NUMBER:

4049-05-20

ALTA/NSPS Land Title Survey
Brookside Solar Development
L. Alan and Jessica H. Lobdell
Tax Parcel 59-3-6.1

Town of Burke
County of Franklin
State of New York

Thew Associates
LAND SURVEYORS

P.O. Box 483
6411 US Highway 11
Canton, New York 13617
F: 315-986-0776
F: 315-986-1012
www.ThewAssociates.com

8478 River Road
Metcy, New York 13403
T: 315-923-2778
F: 315-979-1867



- Notes Corresponding to Table A
of the 2021 Minimum Standard Detail Requirements
for ALTA/NSPS Land Title Surveys
1. Not applicable.
 2. The address of the surveyed parcel is State Route 11, Chateaugay, New York 12920.
 3. Said described property is located within an area having an undetermined zone by the Secretary of Housing and Urban Development.
 4. The gross land area of the surveyed parcel is 98.428 acres, which is the entirety of Tax Parcel 60-1-10.1.
 5. The topography shown hereon was derived from LIDAR data. The accuracy of the topographic data meets the 10-cm Vertical Accuracy Class as defined by the American Society of Photogrammetry and Remote Sensing (ASPRS), which is suitable for generating contours at one-foot intervals.
 - 6(a). Not applicable.
 - 6(b). Refer to the zoning notes for applicable setback requirements.
 - 7(a). The exterior dimensions of the structures situated on the property are shown hereon.
 - 7(b)(1). Not applicable.
 - 7(b)(2). Not applicable.
 - 7(c). Not applicable.
 8. Substantial features or improvements situate on the surveyed parcel are shown hereon.
 9. Not applicable. There are no surface parking areas, lots or parking structures on the surveyed property.
 10. Not applicable. There are no division lines or party walls with of the adjoining properties.
 - 11(a). The subsurface utilities shown hereon are of Quality Level C (QL-C) as defined by the American Society of Civil Engineers (ASCE) in Document 38-02 titled "Standard Guidelines for the Collection and Depiction of existing Subsurface Utility Data". The subsurface utilities are based on observed evidence located during the field survey and record mapping. The surveyor makes no guarantee the subsurface utilities comprise all such utilities upon or adjacent to the surveyed parcel, either in service or abandoned. The surveyor does not warrant, guarantee, or certify that the subsurface utilities are in the exact location indicated, although the subsurface utilities are depicted as accurately as possible from the information available.
 - 11(b). Not applicable.
 12. Not applicable.
 13. The name, deed reference, and tax parcel number of the current property owners for parcels adjoining the surveyed parcel are shown hereon.
 14. The Point of Beginning of the 98-acre parcel is approximately 1,794 feet westerly from the intersection of State Route 11 and Lewis Road.
 15. Not applicable.
 16. To the best of my knowledge, there was building construction, or building additions observed in the process of conducting the field survey, an area of earth moving work is shown hereon.
 17. To the best of my knowledge, there are no proposed changes in street right-of-way lines.
 18. To the best of my knowledge, there are not any off-site easements or servitudes that benefit the surveyed parcel.
 19. Thew Associates PE-L.S. PLLC maintains professional liability insurance in the amount of \$2,000,000 per occurrence with a \$2,000,000 aggregate.

General Notes:

1. This survey is referenced horizontally to the North American Datum of 1983, 2011 adjustment (NAD83/2011), projected on the New York State Plane Coordinate System (East Zone), and vertically to the North American Vertical Datum of 1988 (NAVD88).
2. North arrow as shown indicates Grid North referenced to NAD83/2011, projected on the New York State Plane Coordinate System (East Zone).
3. The reference horizontal and vertical control station is a Continuously Operating Reference Station designated as MALONE CORS ARP (NYALJ). NYALJ was established by the New York State Department of Transportation and last adjusted by the National Geodetic Survey in June 2019. Elevation 736.50 feet.
4. RTK GPS/GNSS surveying techniques were utilized to determine the coordinates and elevations of the primary horizontal and vertical control points. RTK GPS/GNSS and conventional surveying techniques were utilized to determine the coordinates and elevations of the secondary horizontal and vertical control points.
5. Elevations and contours shown reference the North American Vertical Datum of 1988 (NAVD88-Geoid18).
6. Contours shown hereon were generated from a Digital Terrain Model utilizing Autodesk Civil 3D Surveying and Engineering software.
7. The location of subsurface improvements or encroachments are not always known and often must be estimated. If any subsurface improvements or encroachments exist or are shown, the improvements or encroachments are not certified to by the undersigned surveyor.
8. The surveyed premises may be affected by encumbrances that are unknown to the undersigned surveyor. The users of this survey map should verify the title with competent title examiners.
9. The surveyed parcel is subject to all covenants, easements, and restrictions of record, if any.
10. The tax parcel number assigned to the surveyed property does not include any land other than the surveyed property.
11. The surveyed property has direct access to US Highway 11, which is a public highway.
12. The surveyed parcel is the same parcel of land described in the Commitment for Title Insurance Policy No. 71112659 with an effective date of July 23, 2020.
13. The survey shows the location of all building, structures, parking areas and other improvements situated on the surveyed parcel.
14. There are no visible or recorded easements or right of ways across the surveyed property of which the surveyor has been advised.
15. There are no encroachments onto adjoining property, streets or alleys or any easements burdening the surveyed premises by any buildings, structures or other improvements, and there are no encroachments onto the surveyed property or easements benefiting the surveyed parcel by buildings, structures or other improvements situated on adjoining property, except for the following encroachments: none.
16. The information shown hereon is based on an instrument survey completed on December 28, 2020.

- Legend:
- Property Line
 - Adjoining Deed Line
 - Interior Deed Line
 - Edge of Water - Centerline of Stream
 - Town/Lot Line
 - Easement Line
 - Edge of Gravel
 - Minor Contour
 - Major Contour
 - Storm Culvert
 - Tree Line
 - Overhead Electric
 - Overhead Utilities
 - Barbed Wire Fence
 - Page Wire Fence (unless noted)
 - Spot Elevation
 - Utility Pole
 - Found Rebar, Pipe, Pin, et cetera, as noted
 - Found Concrete Monument
 - Deed Book and Page
 - Instrument No.

The undersigned hereby certifies to:

1. Brookside Solar, LLC
2. AES Clean Energy Development, LLC
3. Stewart Title Insurance Company

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes Items 2, 3, 4, 5, 6(b), 7(a), 8, 10, 11(a), 13, 14, 16, 17, 18, and 19 of Table A thereof.

Signature: _____

Name: James S. Thew

Registration No.: 050226

Date: _____

Tax Parcel Number:
Town of Chateaugay, Franklin County, New York
Section 60, Block 1 Lot 10.100
Deed Reference:
L. Alan Lobdell
to
L. Alan Lobdell & Jessica H. Lobdell
Deed: Instrument No. 2016-00005163
Dated: October 20, 2016
Recorded: October 20, 2016

Notes Corresponding to Schedule B
of Stewart Title Insurance Company
Commitment for Title Insurance No. 71112659
Effective Date: July 23, 2020

Items not listed below are standard title exceptions and/or are not matters that pertain to this survey.

16. Right of Way granted by Norman Roulston to New York Telephone Company, dated April 12, 1962 and recorded July 5, 1962 in Liber 407 of Deeds, page 131. **This easement does not encumber Tax Parcel 60-1-10.1.**

17. Easement granted by Wilton Eldridge & Frances Eldridge to New York Electric & Gas Corporation, dated December 22, 1970 and recorded January 15, 1971 in Liber 451 of Deeds, page 354. **The easement encumbers Tax Parcel 60-1-10.1 and is shown hereon.**

19. Oil & Gas Lease granted by Wilton Eldridge to Ohio Oil & Gas dated October 6, 1982 and recorded October 27, 1982 in Liber 508 of Deeds, Page 149. **The oil and gas lease has expired and therefore, no longer encumbers Tax Parcel 60-1-10.1.**

20. Terms, Condition & Restriction Easement as in Memorandum of Land Lease and Solar Easement granted by L. Alan Lobdell & Jessica H. Lobdell to Geronimo Solar Energy, LLC dated March 25, 2019 and recorded April 19, 2019 in Instrument No. 2019-1719 and in Assignment of Lease granted by Geronimo Solar Energy, LLC to Brookside Solar, LLC dated January 8, 2020 and recorded on March 3, 2020 in Instrument No. 2020-923. **The easement encumbers Tax Parcel 60-1-10.1 in its entirety.**

Flood Zone:

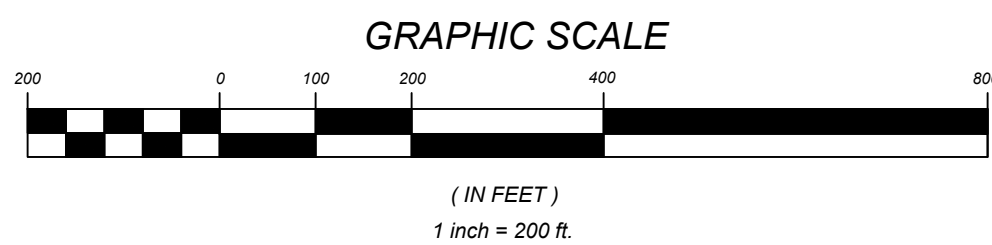
The surveyed parcel shown hereon lies within an area where FEMA has not completed a study to determine flood hazard for the Town of Chateaugay; therefore, a flood map has not been published.

Zoning:

Town of Chateaugay, Local Law No. 3 of 1918.

Item 7(c)(v)(7) - Setbacks for Tier 3 Solar Energy Systems

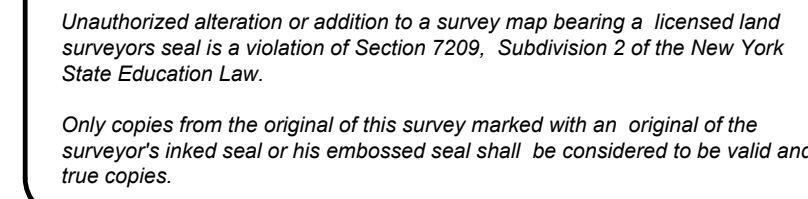
Set Back: There is a setback requirement of 500 feet from any residential structure and 50 feet from the right of way of any public road or private right of way. An affected home owner may irrevocably waive the residential setback requirement, in writing.

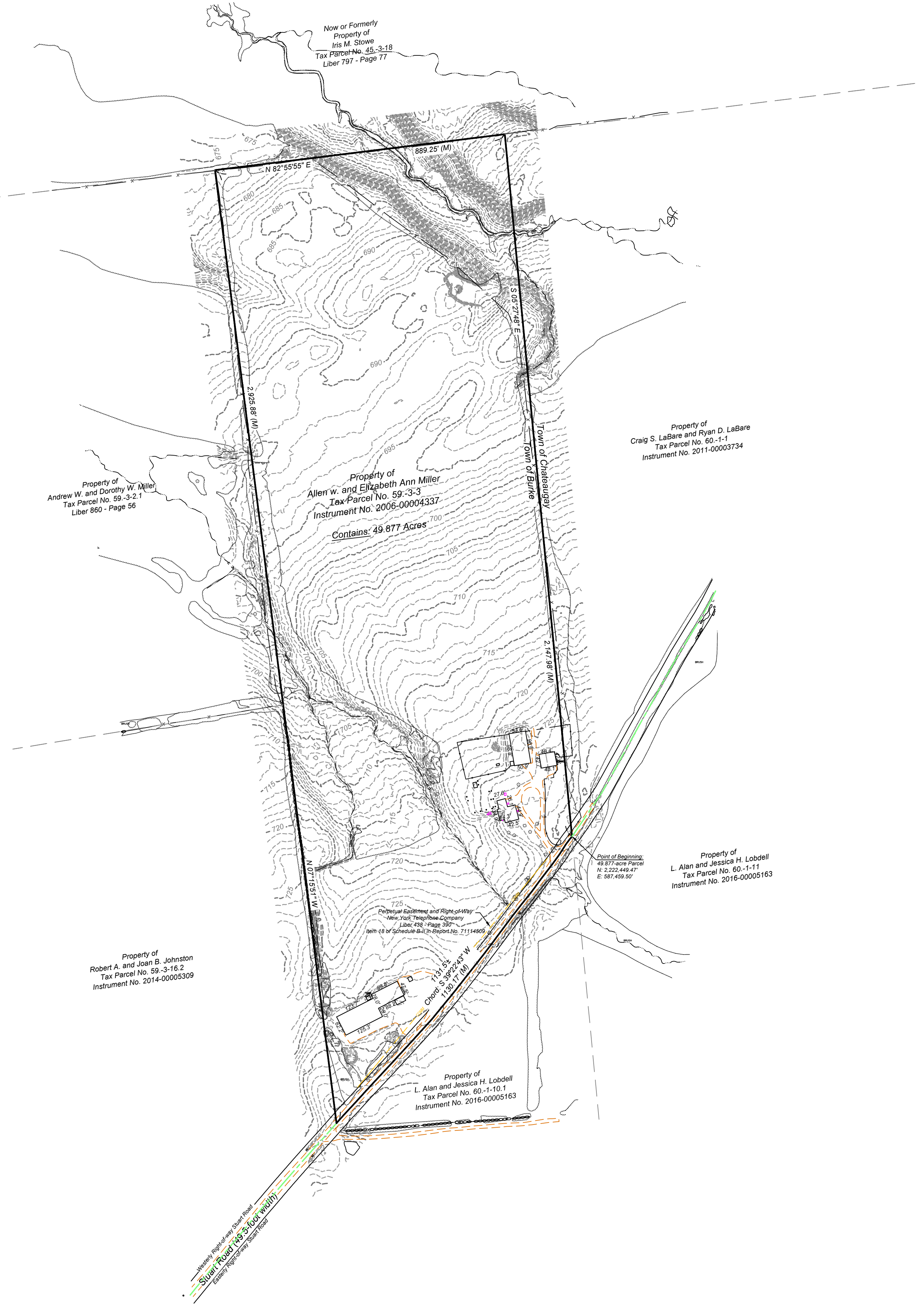
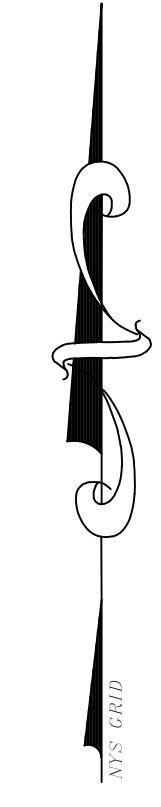


Unauthorized alteration or addition to a survey map bearing a licensed land surveyor's seal is a violation of Section 7209, Subdivision 2 of the New York State Education Law.

Only copies from the original of this survey marked with an original of the surveyor's inked seal or his embossed seal shall be considered to be valid and true copies.

UNSWORN	ALTA/NSPS Land Title Survey Brookside Solar Development Alan L. and Jessica H. Lobdell Tax Parcel 60-1-10.1 Town of Chateaugay County of Franklin State of New York		
CHECKED:			
SCALE: 1" = 200'			
DATE: 01.19.2022			
PROJECT NUMBER: 4049-05-20	Thew Associates LAND SURVEYORS P.O. Box 483 6411 US Highway 11 Canton, New York 13617 T: 315/386-0776 F: 315/386-1072 www.ThewAssociates.com		
REV	DESCRIPTION	DATE	8478 River Road Merry, New York 13403 T: 315/323-2778 F: 315/787-1857





- Notes Corresponding to Table A
of the 2021 Minimum Standard Detail Requirements
for ALTA/NSPS Land Title Surveys
1. Not applicable.
 2. The address of the surveyed parcel is US Highway 11, Burke, New York 12017.
 3. Said described property is located within an area having a Zone Designation C (area of minimal flood hazard outside the 0.2 percent annual chance flood) by the Secretary of Housing and Urban Development, on Flood Insurance Rate Map No. 351640108 for Community No. 36194, in Franklin County, State of New York, which is the current Flood Insurance Rate Map for the community in which said property is situated.
 4. The gross land area of the surveyed parcel is 49.877 acres, which is the entirety of Tax Parcel 59-3-3.
 5. The topography shown hereon was derived from LIDAR data. The accuracy of the topographic data meets the 10-cm Vertical Accuracy Class as defined by the American Society of Photogrammetry and Remote Sensing (ASPRS), which is suitable for generating contours at one-foot intervals.
 - 6(a). Not applicable.
 - 6(b). Refer to the zoning notes for applicable setback requirements.
 - 7(a). The exterior dimensions of the structures situated on the property are shown hereon.
 - 7(b)(1). Not applicable.
 - 7(b)(2). Not applicable.
 - 7(c). Not applicable.
 8. Substantial features or improvements situate on the surveyed parcel are shown hereon.
 9. Not applicable. There are no surface parking areas, lots or parking structures on the surveyed property.
 10. Not applicable. There are no division lines or party walls with any of the adjoining properties.
 - 11(a). The subsurface utilities shown hereon are of Quality Level C (QLC) as defined by the American Society of Civil Engineers (ASCE) in Document 38-02 titled "Standard Guidelines for the Collection and Depiction of Existing Subsurface Utility Data". The subsurface utilities are based on observed evidence located during the field survey and record mapping. The surveyor makes no guarantee the subsurface utilities comprise all such utilities upon or adjacent to the surveyed parcel, either in service or abandoned. The surveyor does not warrant, guarantee, or certify that the subsurface utilities are in the exact location indicated, although the subsurface utilities are depicted as accurately as possible from the information available.
 - 11(b). Not applicable.
 12. Not applicable.
 13. The name, deed reference, and tax parcel number of the current property owners for parcels adjoining the surveyed parcel are shown hereon.
 14. The Point of Beginning of the 49.877-acre parcel is approximately 3.011 feet southwest from the intersection of Lewis Road and Stuart Road.
 15. Not applicable.
 16. To the best of my knowledge, there was building construction, or building additions observed in the process of conducting the field survey, an area of earth moving work is shown hereon.
 17. To the best of my knowledge, there are no proposed changes in street right-of-way lines.
 18. To the best of my knowledge, there are not any off-site easements or servitudes that benefit the surveyed parcel.
 19. Thew Associates PE-LS, PLLC maintains professional liability insurance in the amount of \$2,000,000 per occurrence with a \$2,000,000 aggregate.

- General Notes:
1. This survey is referenced horizontally to the North American Datum of 1983, 2011 adjustment (NAD83/2011), projected on the New York State Plane Coordinate System (East Zone), and vertically to the North American Vertical Datum of 1988 (NAVD88).
 2. North arrow as shown indicates Grid North referenced to NAD83/2011, projected on the New York State Plane Coordinate System (East Zone).
 3. The reference horizontal and vertical control station is a Continuously Operating Reference Stations designated as MALONE CORS APP (NYML). NYML was established by the New York State Department of Transportation and last adjusted by the National Geodetic Survey in June 2019. Elevation 736.50 feet.
 4. RTK GPS/GNSS surveying techniques were utilized to determine the coordinates and elevations of the primary horizontal and vertical control points. RTK GPS/GNSS and conventional surveying techniques were utilized to determine the coordinates and elevations of the secondary horizontal and vertical control points.
 5. Elevations and contours shown reference the North American Vertical Datum of 1988 (NAVD88-Geoid18).
 6. Contours shown hereon were generated from a Digital Terrain Model utilizing Autodesk Civil 3D Surveying and Engineering software.
 7. The location of subsurface improvements or encroachments are not always known and often must be estimated. If any subsurface improvements or encroachments exist or are shown, the improvements or encroachments are not certified to by the undersigned surveyor.
 8. The surveyed premises may be affected by encumbrances that are unknown to the undersigned surveyor. The users of this survey map should verify the title with competent title examiners.
 9. The surveyed parcel is subject to all covenants, easements, and restrictions of record, if any.
 10. The tax parcel number assigned to the surveyed property does not include any land other than the surveyed property.
 11. The surveyed property has direct access to Stuart Road, which is a public highway.
 12. The surveyed parcel is the same parcel of land described in Commitment for Title Insurance Policy No. 71114509 with an effective date of August 12, 2020.
 13. The survey shows the location of all building, structures, parking areas and other improvements situated on the surveyed parcel.
 14. There are no visible or recorded easements or right of ways across the surveyed property of which the surveyor has been advised.
 15. There are no encroachments onto adjoining property, streets or alleys or any easements burdening the surveyed premises by any buildings, structures or other improvements, and there are no encroachments onto the surveyed property or easements benefiting the surveyed parcel by buildings, structures or other improvements situated on adjoining property, except for the following encroachments: none.
 16. The information shown hereon is based on an instrument survey completed on December 28, 2020.

The undersigned hereby certifies to:

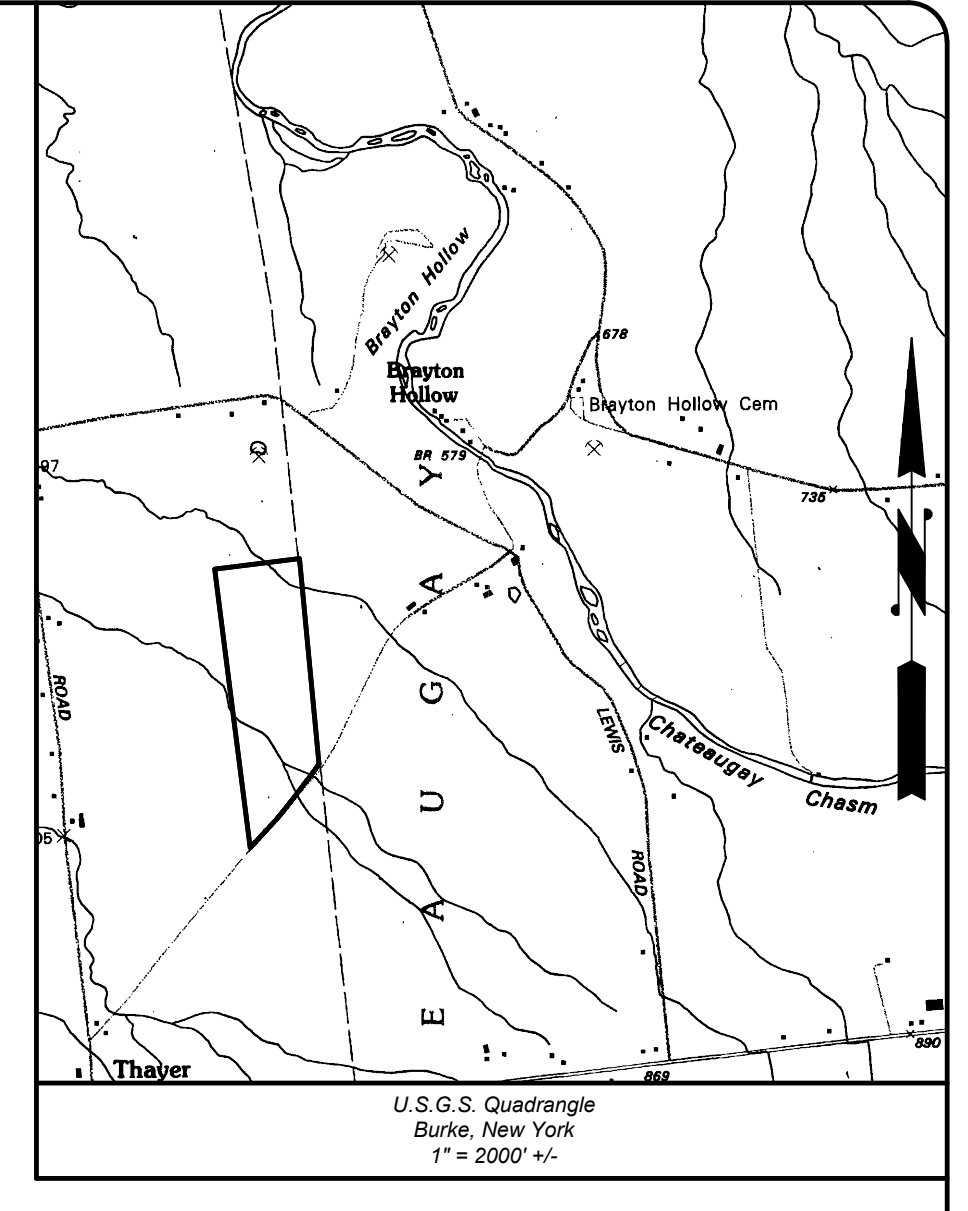
1. Brookside Solar, LLC
2. AES Clean Energy Development, LLC
3. Stewart Title Insurance Company

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes items 2, 3, 4, 5, 6(a), 7(a), 8, 10, 11(a), 13, 14, 16, 17, 18, and 19 of Table A thereof.

Signature: _____
Name: James S. Thew
Registration No.: 050226
Date: _____

Unauthorized alteration or addition to a survey map bearing a licensed land surveyor's seal is a violation of Section 7209, Subdivision 2 of the New York State Education Law.
Only copies from the original of this survey marked with an original of the surveyor's inked seal or his embossed seal shall be considered to be valid and true copies.

Tax Parcel Number:
Town of Burke, Franklin County, New York
Section 59, Block 3 Lot 3
Deed Reference:
Rodney P. Whipple, As Trustee for Rodney P. Whipple Family Trust to Allen W. Miller and Elizabeth Ann Miller
Deed: Instrument No. 2017-00005118
Dated: September 30, 2017
Recorded: October 23, 2017



Notes Corresponding to Schedule B
of Stewart Title Insurance Company
Commitment for Title Insurance No. 71114509
Effective Date: August 12, 2020

Items not listed below are standard title exceptions and/or are not matters that pertain to this survey.

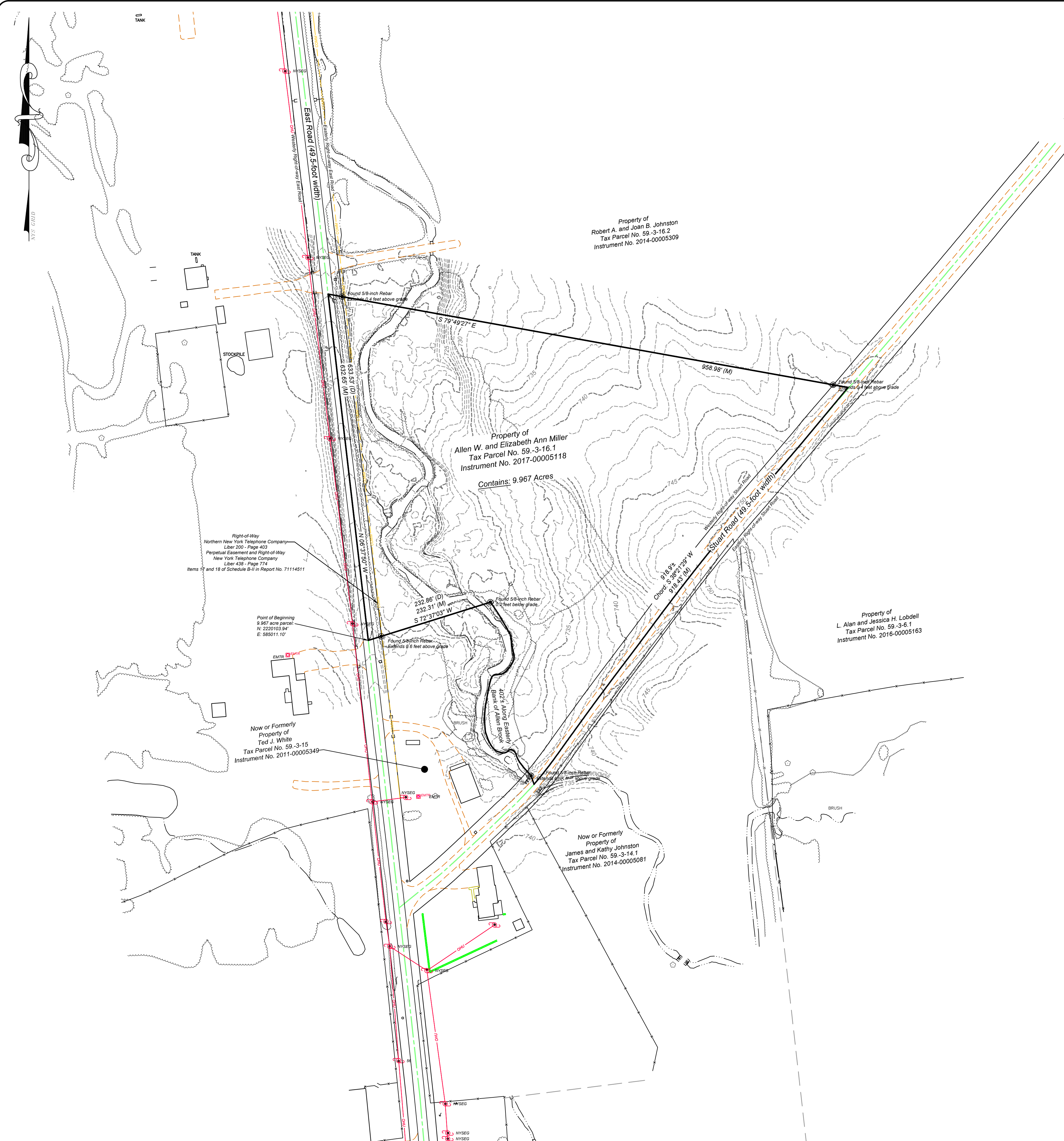
18. Right of Way granted by Donald Hunter & Warren Hunter to New York Telephone Company dated July 13, 1967 and recorded December 14, 1968 in Liber 438 of Deeds, Page 390. **The perpetual easement and right-of-way encumbers Tax Parcel 59-3-3 and is shown hereon.**
19. Easement granted by Warren Hunter & Victoria Hunter to New York State Electric & Gas Corporation dated October 5, 1967 and recorded December 15, 1967 in Liber 438 of Deeds, Page 408. **This easement does not encumber Tax Parcel 59-3-3.**
20. Easement granted by Donald Hunter & Warren Hunter to New York State Electric & Gas Corporation dated October 5, 1967 and recorded September 15, 1967 in Liber 438 of Deeds, Page 410. **This easement does not encumber Tax Parcel 59-3-3.**
21. Notice of Appropriation granted by New York Department of Transportation to Warren Hunter & Victoria Hunter dated October 29, 1968 and recorded October 29, 1968 in Liber 441 of Deeds, Page 1058. **This appropriation does not encumber Tax Parcel 59-3-3.**

Flood Zone:
The surveyed parcel shown hereon lies within Zone C as shown on Panel 10 for Community No. 36194 having an effective date of February 19, 1968.

Zoning:
Town of Burke: Local Law No. 3 of 2018:
Item 7(c)(vii)(7) - Setbacks for Tax 3 Solar Energy Systems
Set Back: There is a setback requirement of 500 feet from any residential structure and 50 feet from the right of way of any public road or private right of way. An affected home owner may irrevocably waive the residential setback requirement, in writing.

- Legend:**
- Property Line
 - Adjoining Deed Line
 - Interior Deed Line
 - Edge of Water - Centerline of Stream
 - Town Lot Line
 - Easement Line
 - Edge of Gravel
 - Minor Contour
 - Major Contour
 - Storm Culvert
 - Treeline
 - Overhead Electric
 - Overhead Utilities
 - Barbed Wire Fence
 - Page Wire Fence (unless noted)
 - Spot Elevation
 - Utility Pole
 - Found Rebar, Pipe, Pin, et cetera, as noted
 - Found Concrete Monument
 - Deed Book and Page
 - Instrument No.

UNSWR:	ALTA/NSPS Land Title Survey Brookside Solar Development Allen W. and Elizabeth Ann Miller Tax Parcel 59-3-3 Town of Burke County of Franklin State of New York
CHECKED:	
SCALE: 1" = 200'	
DATE: 01.28.2022	
PROJECT NUMBER: 4049-05-20	P.O. Box 483 6411 US Highway 11 Canton, New York 12017 T: 315/395-0776 F: 315/395-1072 www.TheAssociates.com
DESCRIPTION:	8478 River Road Metcy, New York 12463 T: 315/395-0776 F: 315/395-1957



- Notes Corresponding to Table A
of the 2021 Minimum Standard Detail Requirements
for ALTA/NSPS Land Title Surveys
1. Not applicable.
 2. The address of the surveyed parcel is East Road, Burke, New York 12917.
 3. Said described property is located within an area having a Zone Designation C (area of minimal flood hazard outside the 0.2 percent annual chance flood) by the Secretary of Housing and Urban Development, on Flood Insurance Rate Map No. 3619400106 for Community No. 36194, in Franklin County, State of New York, which is the current Flood Insurance Rate Map for the community in which said property is situated.
 4. The gross land area of the surveyed parcel is 9.967 acres, which is the entirety of Tax Parcel 59-3-16.1.
 5. The topography shown hereon was derived from LIDAR data. The accuracy of the topographic data meets the 10-cm Vertical Accuracy Class as defined by the American Society of Photogrammetry and Remote Sensing (ASPRS), which is suitable for generating contours at one-foot intervals.
 - 6(a). Not applicable.
 - 6(b). Refer to the zoning notes for applicable setback requirements.
 - 7(a). The surveyed parcel is vacant.
 - 7(b)(1). Not applicable.
 - 7(b)(2). Not applicable.
 - 7(c). Not applicable.
 8. Substantial features or improvements situate on the surveyed parcel are shown hereon.
 9. Not applicable. There are no surface parking areas, lots or parking structures on the surveyed property.
 10. Not applicable. There are no division lines or party walls with any of the adjoining properties.
 - 11(a). The subsurface utilities shown hereon are of Quality Level C (QL-C) as defined by the American Society of Civil Engineers (ASCE) in Document 38-02 titled "Standard Guidelines for the Collection and Depiction of existing Subsurface Utility Data". The subsurface utilities are based on observed evidence located during the field survey and record mapping. The surveyor makes no guarantee the subsurface utilities comprise all such utilities upon or adjacent to the surveyed parcel, either in service or abandoned. The surveyor does not warrant, guarantee, or certify that the subsurface utilities are in the exact location indicated, although the subsurface utilities are depicted as accurately as possible from the information available.
 - 11(b). Not applicable.
 12. Not applicable.
 13. The name, deed reference, and tax parcel number of the current property owners for parcels adjoining the surveyed parcel are shown hereon.
 14. The Point of Beginning of the 9.978-acre parcel is approximately 477 feet north from the intersection of East and Stuart Road.
 15. Not applicable.
 16. To the best of my knowledge, there was building construction, or building additions observed in the process of conducting the field survey, an area of earth moving work is shown hereon.
 17. To the best of my knowledge, there are no proposed changes in street right-of-way lines.
 18. To the best of my knowledge, there are not any off-site easements or servitudes that benefit the surveyed parcel.
 19. Thew Associates PE-LS, PLLC maintains professional liability insurance in the amount of \$2,000,000 per occurrence with a \$2,000,000 aggregate.

General Notes:

1. This survey is referenced horizontally to the North American Datum of 1983, 2011 adjustment (NAD83/2011), projected on the New York State Plane Coordinate System (East Zone), and vertically to the North American Vertical Datum of 1988 (NAVD88).
2. North arrow as shown indicates Grid North referenced to NAD83/2011, projected on the New York State Plane Coordinate System (East Zone).
3. The reference horizontal and vertical control station is a Continuously Operating Reference Stations designated as MALONE CORS ARP (NYML, NYML) was established by the New York State Department of Transportation and last adjusted by the National Geodetic Survey in June 2019. Elevation 736.50 feet.
4. RTK GPS/GNSS surveying techniques were utilized to determine the coordinates and elevations of the primary horizontal and vertical control points. RTK GPS/GNSS and conventional surveying techniques were utilized to determine the coordinates and elevations of the secondary horizontal and vertical control points.
5. Elevations and contours shown reference the North American Vertical Datum of 1988 (NAVD88-Geoid18).
6. Contours shown hereon were generated from a Digital Terrain Model utilizing Autodesk Civil 3D Surveying and Engineering software.
7. The location of subsurface improvements or encroachments are not always known and often must be estimated. If any subsurface improvements or encroachments exist or are shown, the improvements or encroachments are not certified to by the undersigned surveyor.
8. The surveyed premises may be affected by encumbrances that are unknown to the undersigned surveyor. The users of this survey map should verify the title with competent title examiners.
9. The surveyed parcel is subject to all covenants, easements, and restrictions of record, if any.
10. The tax parcel number assigned to the surveyed property does not include any land other than the surveyed property.
11. The surveyed property has direct access to Stuart Road, which is a public road.
12. The surveyed parcel is the same parcel of land described in Commitment for Title Insurance Policy No. 71114511 with an Effective Date of August 20, 2020.
13. The survey shows the location of all building, structures, parking areas and other improvements situated on the surveyed parcel.
14. There are no visible or recorded easements or right of ways across the surveyed property of which the surveyor has been advised.
15. There are no encroachments onto adjoining property, streets or alleys or any easements burdening the surveyed premises by any buildings, structures or other improvements, and there are no encroachments onto the surveyed property or easements benefiting the surveyed parcel by buildings, structures or other improvements situated on adjoining property, except for the following encroachments, none.
16. The information shown hereon is based on an instrument survey completed on December 28, 2020.

Legend:

—	Property Line
- - -	Adjoining Deed Line
- . - . -	Interior Deed Line
- - - - -	Edge of Water - Centerline of Stream
- - - - -	Town/Lot Line
- - - - -	Easement Line
- - - - -	Edge of Gravel
- - - - -	Minor Contour
- - - - -	Major Contour
- - - - -	Storm Culvert
- - - - -	Treeline
- - - - -	Overhead Electric
- - - - -	Overhead Utilities
- - - - -	Barbed Wire Fence
- - - - -	Page Wire Fence (unless noted)
- - - - -	Spot Elevation
- - - - -	Utility Pole
- - - - -	Found Rebar, Pipe, Pin, et cetera, as noted
- - - - -	Found Concrete Monument
- - - - -	Deed Book and Page
- - - - -	Instrument No.

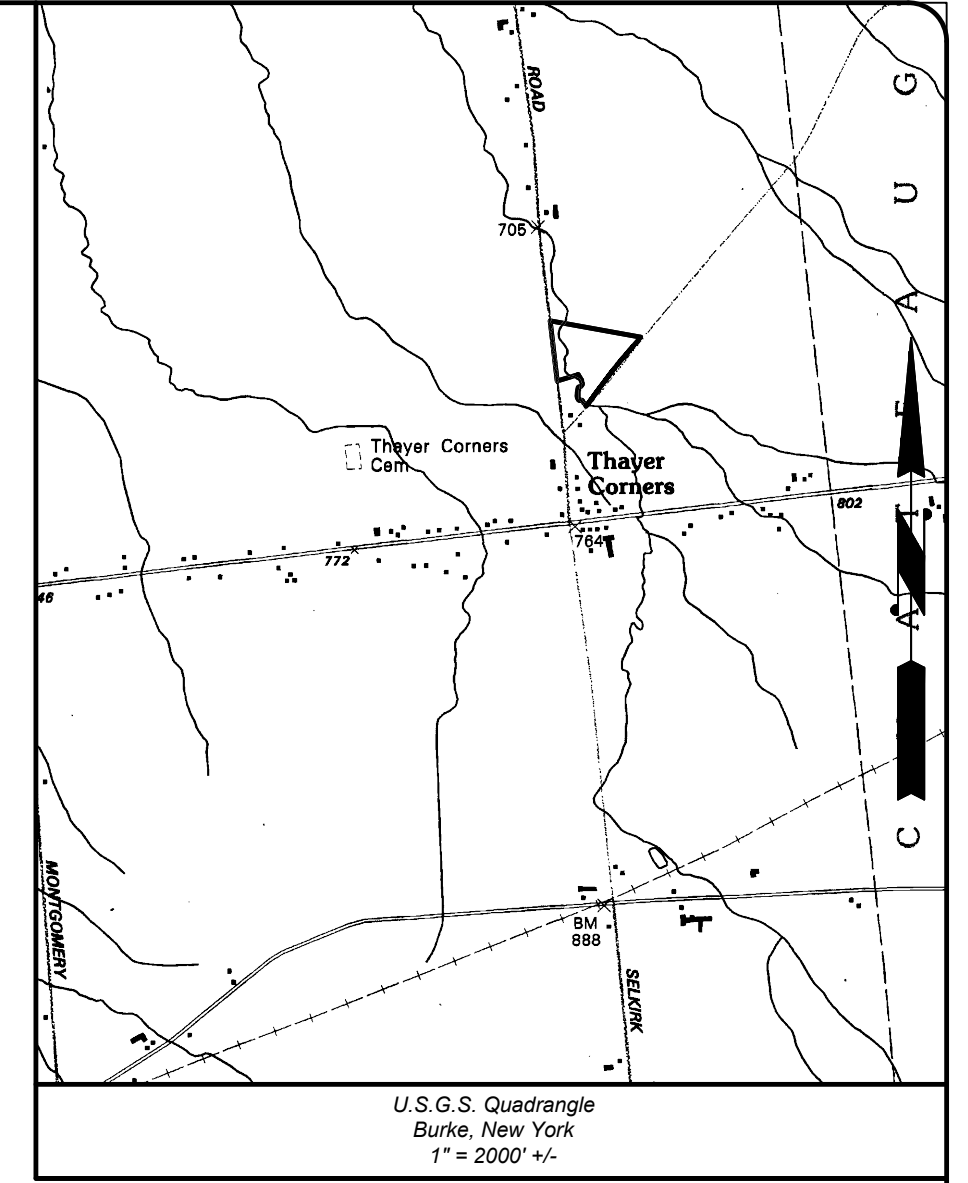
The undersigned hereby certifies to:

1. Brookside Solar, LLC
2. AES Clean Energy Development, LLC
3. Stewart Title Insurance Company

This is to certify that this map or plot and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes items 2, 3, 4, 5, 6(b), 7(a), 8, 10, 11(a), 13, 14, 16, 17, 18, and 19 of Table A thereof.

Signature: _____
Name: James S. Thew
Registration No.: 050226
Date: _____

Tax Parcel Number:
Town of Burke, Franklin County, New York
Section 59, Block 3 Lot 16.1
Deed Reference:
Rodney P. Whipple, As Trustee for Rodney P. Whipple Family Trust to
Allen W. Miller and Elizabeth Ann Miller
Deed: Instrument No. 2017-00005118
Dated: September 30, 2017
Recorded: October 23, 2017



Notes Corresponding to Schedule B
of Stewart Title Insurance Company
Commitment for Title Insurance No. 71114511
Effective Date: August 12, 2020

Items not listed below are standard title exceptions and/or are not matters that pertain to this survey.

16. Right of Way granted by George Withers to Department of Highways of the State of New York, dated November 8, 1916 and recorded December 6, 1916 in the Franklin County Clerk's Office in Liber 156 of Deeds, page 461. This easement does not encumber Tax Parcel 59-3-16.1.
17. Right of Way granted by T. O. Young to Northern New York Telephone Corporation, dated October 18, 1929 and recorded December 6, 1929 in the Franklin County Clerk's Office in Liber 202 of Deeds, page 463. The right-of-way encumbers Tax Parcel 59-3-16 and is shown hereon.
18. Right of Way granted by R. Clifford Cook to New York Telephone Company, dated July 25, 1967 and recorded January 18, 1968 in the Franklin County Clerk's Office in Liber 438 of Deeds, page 774. The right-of-way encumbers Tax Parcel 59-3-16 and is shown hereon.
19. Easement granted by R. Clifford Cook and Kathryn M. Cook to New York State Electric & Gas Corporation, dated November 2, 1967 and recorded January 2, 1968 in the Franklin County Clerk's Office in Liber 438 of Deeds, page 624. This easement does not encumber Tax Parcel 59-3-16.1.
20. Easement granted by R. Clifford Cook and Kathryn M. Cook to New York State Electric & Gas Corporation, dated May 8, 1968 and recorded October 24, 1968 in the Franklin County Clerk's Office in Liber 441 of Deeds, page 1018. This easement does not encumber Tax Parcel 59-3-16.1.
21. Easement granted by R. Clifford Cook and Kathryn M. Cook to New York State Electric & Gas Corporation, dated May 8, 1968 and recorded October 24, 1968 in the Franklin County Clerk's Office in Liber 441 of Deeds, page 1014. This easement does not encumber Tax Parcel 59-3-16.1.

Flood Zone:

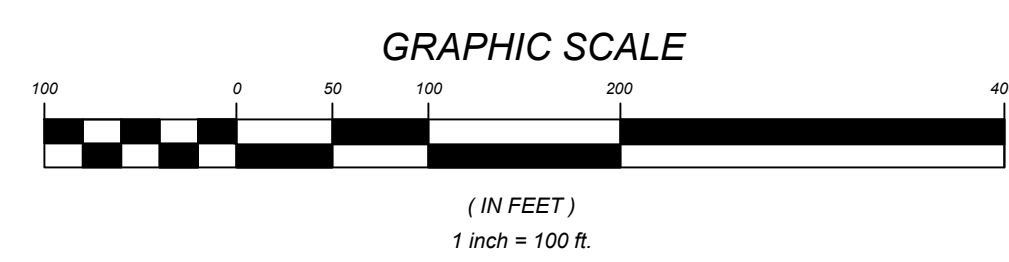
The surveyed parcel shown hereon lies within Zone C as shown on Panel 10 for Community No. 36194 having an effective date of February 19, 1986.

Zoning:

Town of Burke, Local Law No. 3 of 2018.

Item 7(c)(vii)(7) - Setbacks for Tier 3 Solar Energy Systems

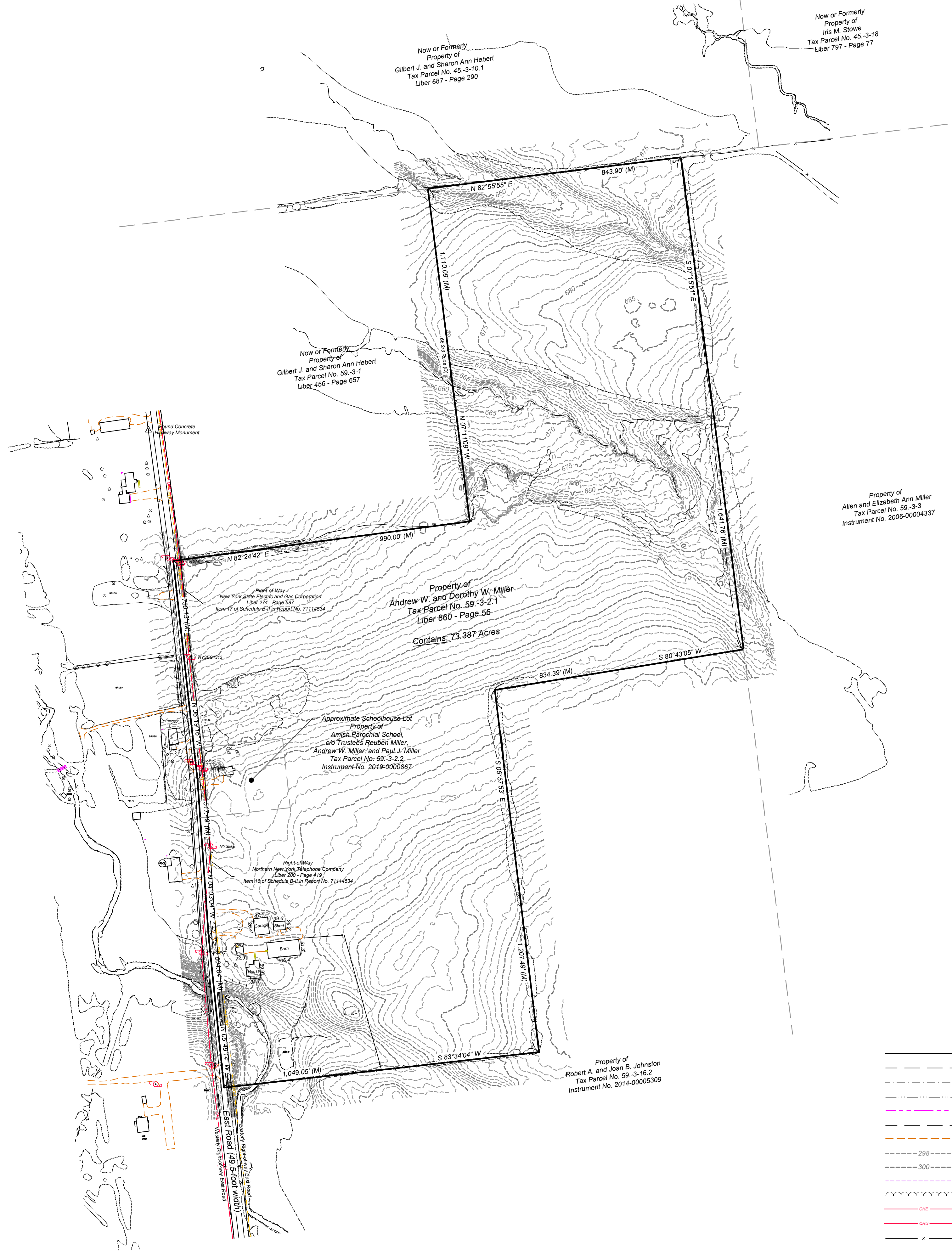
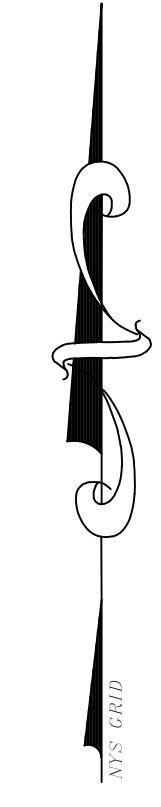
Set Back: There is a setback requirement of 500 feet from any residential structure and 50 feet from the right of way of any public road or private right of way. An affected home owner may irrevocably waive the residential setback requirement, in writing.



UNSWORN	ALTA/NSPS Land Title Survey Brookside Solar Development Allen W. and Elizabeth Ann Miller Tax Parcel 59-3-16.1 Town of Burke County of Franklin State of New York
CHECKED:	
SCALE: 1" = 100'	
DATE: 01.28.2022	
PROJECT NUMBER: 4049-05-20	THAW ASSOCIATES LAND SURVEYORS P.O. Box 463 6431 US Highway 11 Canton, New York 13617 T: 315-936-0718 F: 315-936-1012 www.TheAssociates.com

Unauthorized alteration or addition to a survey map bearing a licensed land surveyor's seal is a violation of Section 7209, Subdivision 2 of the New York State Education Law.

Only copies from the original of this survey marked with an original of the surveyor's inked seal or his embossed seal shall be considered to be valid and true copies.



- Legend:**
- Property Line
 - Adjoiner Deed Line
 - Interior Deed Line
 - Edge of Water - Centerline of Stream
 - Town/Lot Line
 - Easement Line
 - Edge of Gravel
 - Minor Contour
 - Major Contour
 - Storm Culvert
 - Treeline
 - Overhead Electric
 - Overhead Utilities
 - Barbed Wire Fence
 - Page Wire Fence (unless noted)
 - Spot Elevation
 - Utility Pole
 - Found Rebar, Pipe, Pin, et cetera, as noted
 - Found Concrete Monument
 - Deed Book and Page
 - Instrument No.

Liber 1255 - Page 274
2004-02220

**Notes Corresponding to Table A
of the 2021 Minimum Standard Detail Requirements
for ALTANSPS Land Title Surveys**

- Not applicable.
- The address of the surveyed parcel is 132 East Road, Burke, New York 12917.
- Said described property is located within an area having a Zone Designation C (area of minimal flood hazard outside the 0.2 percent annual chance flood) by the Secretary of Housing and Urban Development, on Flood Insurance Rate Map No. 361940010B for Community No. 36194, in Franklin County, State of New York, which is the current Flood Insurance Rate Map for the community in which said property is situated.
- The gross land area of the surveyed parcel is 73.387 acres, which is the entirety of Tax Parcel 59-3-2.1.
- The topography shown hereon was derived from LIDAR data. The accuracy of the topographic data meets the 10-cm Vertical Accuracy Class as defined by the American Society of Photogrammetry and Remote Sensing (ASPRS), which is suitable for generating contours at one-foot intervals.
- (a) Not applicable.
- (b) Refer to the zoning notes for applicable setback requirements.
- (a) The exterior dimensions of the structures situated on the property are shown hereon.
- (b)(1) Not applicable.
- (b)(2) Not applicable.
- (c) Not applicable.
- Substantial features or improvements situate on the surveyed parcel are shown hereon.
- Not applicable. There are no surface parking areas, lots or parking structures on the surveyed property.
- Not applicable. There are no division lines or party walls with any of the adjoining properties.
- (a) The subsurface utilities shown hereon are of Quality Level C (QL-C) as defined by the American Society of Civil Engineers (ASCE) in Document 38-02 titled "Standard Guidelines for the Collection and Depiction of existing Subsurface Utility Data". The subsurface utilities are based on observed evidence located during the field survey and record mapping. The surveyor makes no guarantee the subsurface utilities comprise all such utilities upon or adjacent to the surveyed parcel, either in service or abandoned. The surveyor does not warrant, guarantee, or certify that the subsurface utilities are in the exact location indicated; although the subsurface utilities are depicted as accurately as possible from the information available.
- (b) Not applicable.
- Not applicable.
- The name, deed reference, and tax parcel number of the current property owners for parcels adjoining the surveyed parcel are shown hereon.
- The Point of Beginning of the 73.387-acre parcel is approximately 2,790 feet northerly from the intersection of East Road and U.S. Highway 11.
- Not applicable.
- To the best of my knowledge, there was building construction, or building additions observed in the process of conducting the field survey, an area of earth moving work is shown hereon.
- To the best of my knowledge, there are no proposed changes in street right-of-way lines.
- To the best of my knowledge, there are not any off-site easements or servitudes that benefit the surveyed parcel.
- Their Associates P.E.L.L.C. maintains professional liability insurance in the amount of \$2,000,000 per occurrence with a \$2,000,000 aggregate.

General Notes:

- This survey is referenced horizontally to the North American Datum of 1983, 2011 adjustment (NAD83/2011), projected on the New York State Plane Coordinate System (East Zone), and vertically to the North American Vertical Datum of 1988 (NAVD88).
- North arrow as shown indicates Grid North referenced to NAD83/2011, projected on the New York State Plane Coordinate System (East Zone).
- The reference horizontal and vertical control station is a Continuously Operating Reference Stations designated as MALONE CORS ASP (NYML). NYML was established by the New York State Department of Transportation and last adjusted by the National Geodetic Survey in June 2019. Elevation 736.50 feet.
- Static GPS/GNSS surveying techniques were utilized to determine the coordinates and elevations of the primary horizontal and vertical control points. RTK, GPS/GNSS and conventional surveying techniques were utilized to determine the coordinates and elevations of the secondary horizontal and vertical control points.
- Elevations and contours shown reference the North American Vertical Datum of 1988 (NAVD88-Geoid18).
- Contours shown hereon were generated from a Digital Terrain Model utilizing Autodesk Civil 3D Surveying and Engineering software.
- The location of subsurface improvements or encroachments are not always known and often must be estimated. If any subsurface improvements or encroachments exist or are shown, the improvements or encroachments are not certified to by the undersigned surveyor.
- The surveyed premises may be affected by encumbrances that are unknown to the undersigned surveyor. The users of this survey map should verify the title with competent title examiners.
- The surveyed parcel is subject to all covenants, easements, and restrictions of record, if any.
- The tax parcel number assigned to the surveyed property does not include any land other than the surveyed property.
- The surveyed property has direct access to East Road, which is a public highway.
- The surveyed parcel is the same parcel of land described in the Commitment for Title Insurance Policy No. 71114534 with an effective date of August 17, 2020.
- The survey shows the location of all building, structures, parking areas and other improvements situated on the surveyed parcel.
- There are no visible or recorded easements or right of ways across the surveyed property of which the surveyor has been advised.
- There are no encroachments onto adjoining property, streets or alleys or any easements burdening the surveyed premises by any buildings, structures or other improvements, and there are no encroachments onto the surveyed property or easements burdening the surveyed parcel by buildings, structures or other improvements situated on adjoining property, except for the following encroachments: none.
- The information shown hereon is based on an instrument survey completed on December 28, 2020.

The undersigned hereby certifies to:

- Brookside Solar, LLC
- AES Clean Energy Development, LLC
- Stewart Title Insurance Company

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTANSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes Items 2, 3, 4, 5, 6(b), 7(a), 8, 10, 11(a), 13, 14, 16, 17, 18, and 19 of Table A thereof.

Signature:

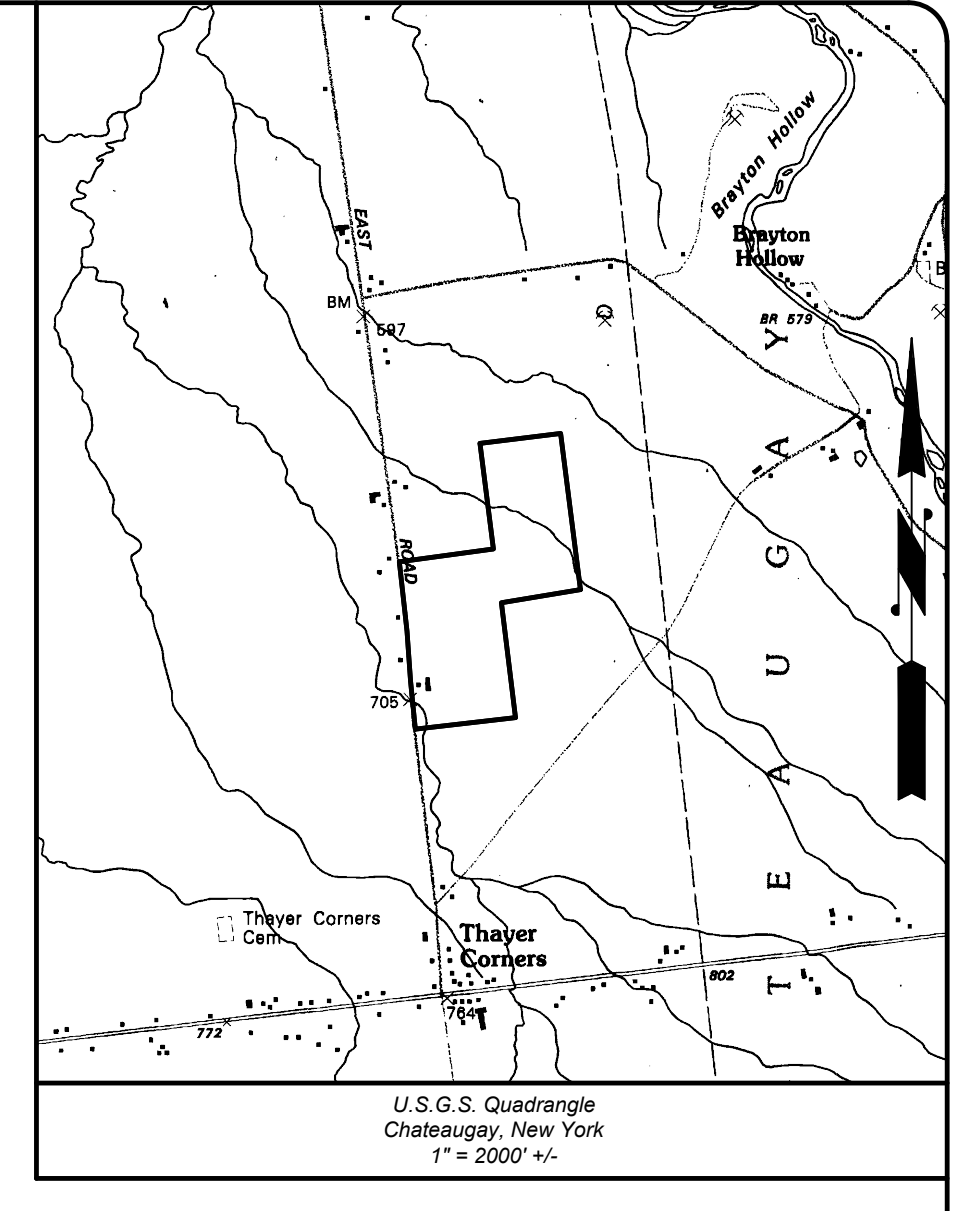
Name: _____

Registration No.: _____

Date: _____

Tax Parcel Number:
Town of Burke, Franklin County, New York
Section 59, Block 3 Lot 2.1

Deed Reference:
Cathy A. Kourafsky
to
Andrew W. and Dorothy W. Miller
Deed: Liber 860 - Page 56
Dated: July 6, 2004
Recorded: July 13, 2004



**Notes Corresponding to Schedule B
of Stewart Title Insurance Company
Commitment for Title Insurance No. 71114534
Effective Date: August 17, 2020**

Items not listed below are standard title exceptions and/or are not matters that pertain to this survey.

- Right of Way granted by James Anderson to Northern New York Telephone Corporation, dated November 04, 1929 and recorded December 08, 1929 in the Franklin County Clerk's Office in Liber 201 page 419. The right-of-way encumbers Tax Parcel 59-3-2.1 and is shown hereon.
- Right of Way granted by James Anderson to New York State Electric and Gas Corporation, dated March 09, 1937 and recorded March 24, 1948 in the Franklin County Clerk's Office in Liber 274 page 037. The right-of-way encumbers Tax Parcel 59-3-2.1 and is shown hereon.

Flood Zone:

The surveyed parcel shown hereon lies within Zone C as shown on Panel 10 for Community No. 36194 having an effective date of February 19, 1986.

Zoning:

Town of Burke, Local Law No. 1 of 2019:

Item 7(c)(v)(7) - Setbacks for Tier 3 Solar Energy Systems

Set Back: There is a setback requirement of 500 feet from any residential structure and 50 feet from the right of way of any public road or private right of way. An affected home owner may irrevocably waive the residential setback requirement, in writing.

Unauthorized alteration or addition to a survey map bearing a licensed land surveyor's seal is a violation of Section 7209, Subdivision 2 of the New York State Education Law.

Only copies from the original of this survey marked with an original of the surveyor's inked seal or his embossed seal shall be considered to be valid and true copies.

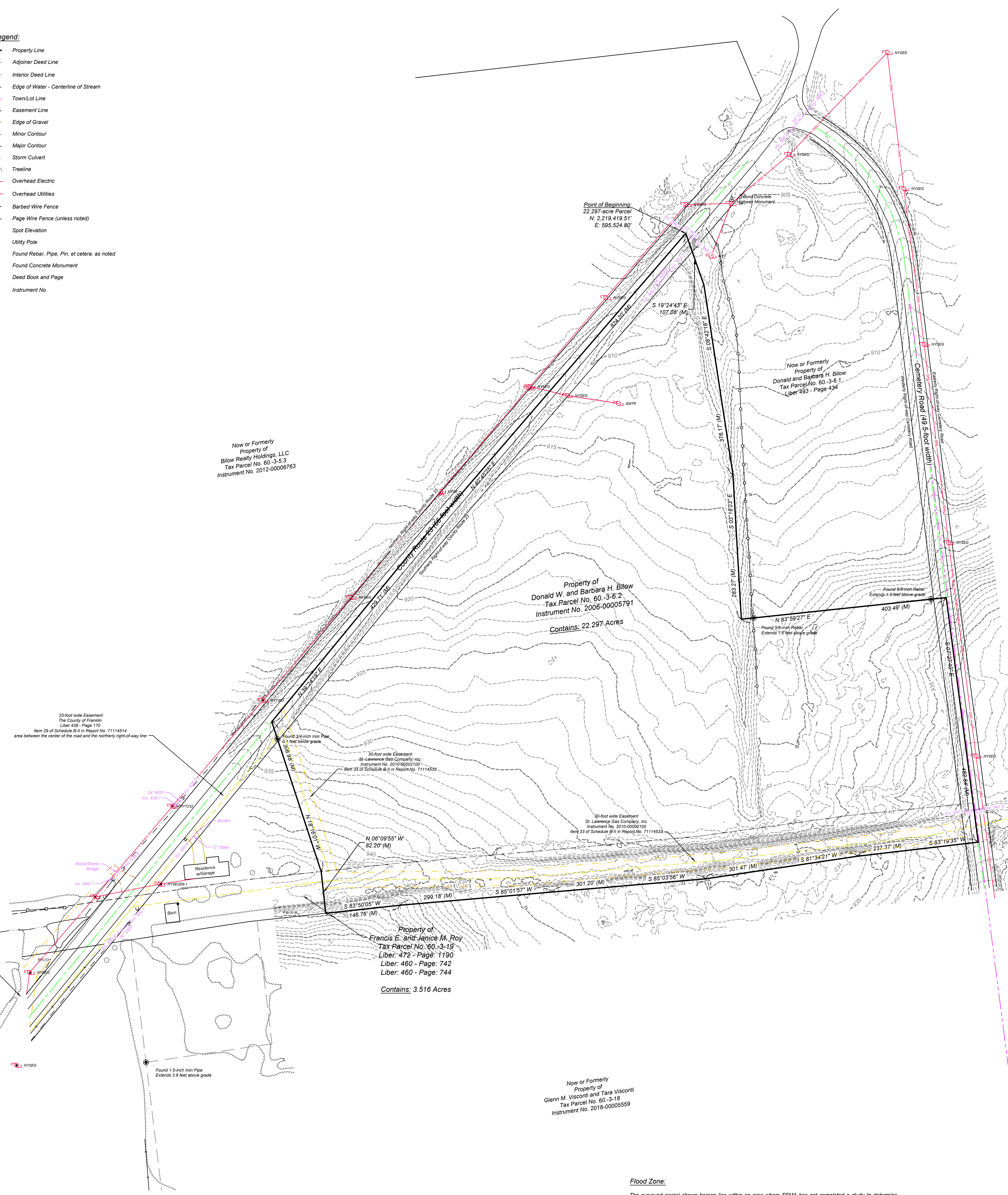
UNSWR:		ALTA/NSPS Land Title Survey Brookside Solar Development Andrew W. and Dorothy W. Miller Tax Parcel 59-3-2.1 Town of Burke County of Franklin State of New York
CHECKED:		
SCALE:	1" = 200'	
DATE:	01.29.2022	
PROJECT NUMBER:	4049-05-20	
DESCRIPTION:		
DATE:		
P.O. Box 483 6411 122 Highway 12 Canton, New York 13617 T: 315-986-0776 F: 315-986-1072		Thew Associates LAND SURVEYORS www.ThewAssociates.com
8478 River Road Merry, New York 13403 T: 315-523-2778 F: 315-787-1857		



- Legend:**
- Property Line
 - Adjoiner Deed Line
 - Interior Deed Line
 - Edge of Water - Centerline of Stream
 - Town/Lot Line
 - Easement Line
 - Edge of Gravel
 - Minor Contour
 - Major Contour
 - Storm Culvert
 - Treeline
 - Overhead Electric
 - Overhead Utilities
 - Barbed Wire Fence
 - Page Wire Fence (unless noted)
 - Spot Elevation
 - Utility Pole
 - Found Rebar, Pipe, Pin, etc. as noted
 - Found Concrete Monument
 - Deed Book and Page
 - Instrument No.

Liber 1255 - Page 274
2004-02220

Found Concrete Highway Monument
Found Concrete Highway Monument



Notes Corresponding to Table A of the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys

1. Not applicable.
2. The address of the surveyed parcel is 1838 County Route 23, Chateaugay, New York 12920.
3. Said described property is located within an area having an undetermined zone by the Secretary of Housing and Urban Development.
4. The gross land area of the surveyed parcel is 22.297 acres, which is the entirety of Tax Parcel 60-3-6.2.
5. The topography shown hereon was derived from LIDAR data. The accuracy of the topographic data meets the 10-cm Vertical Accuracy Class as defined by the American Society of Photogrammetry and Remote Sensing (ASPRS), which is suitable for generating contours at one-foot intervals.
- 6(a). Not applicable.
- 6(b). Refer to the zoning notes for applicable setback requirements.
- 7(a). The surveyed premises is vacant.
- 7(b)(1). Not applicable.
- 7(b)(2). Not applicable.
- 7(c). Not applicable.
8. Substantial features or improvements situate on the surveyed parcel are shown hereon.
9. Not applicable. There are no surface parking areas, lots or parking structures on the surveyed property.
10. Not applicable. There are no division lines or party walls with any of the adjoining properties.
- 11(a). The subsurface utilities shown hereon are of Quality Level C (QL-C) as defined by the American Society of Civil Engineers (ASCE) in Document 38-02 titled "Standard Guidelines for the Collection and Depiction of existing Subsurface Utility Data". The subsurface utilities are based on observed evidence located during the field survey and record mapping. The surveyor makes no guarantee the subsurface utilities comprise all such utilities upon or adjacent to the surveyed parcel, either in service or abandoned. The surveyor does not warrant, guarantee, or certify that the subsurface utilities are in the exact location indicated, although the subsurface utilities are depicted as accurately as possible from the information available.
- 11(b). Not applicable.
12. Not applicable.
13. The name, deed reference, and tax parcel number of the current property owners for parcels adjoining the surveyed parcel are shown hereon.
14. The Point of Beginning of the 22.297-acre parcel is approximately 318 feet southwestly from the intersection of County Route 23 and Cemetery Road.
15. Not applicable.
16. To the best of my knowledge, there was building construction, or building additions observed in the process of conducting the field survey, an area of earth moving work is shown hereon.
17. To the best of my knowledge, there are no proposed changes in street right-of-way lines.
18. To the best of my knowledge, there are not any off-site easements or servitudes that benefit the surveyed parcel.
19. Thew Associates PE-L, PLLC maintains professional liability insurance in the amount of \$2,000,000 per occurrence with a \$2,000,000 aggregate.

General Notes:

1. This survey is referenced horizontally to the North American Datum of 1983, 2011 adjustment (NAD83/2011), projected on the New York State Plane Coordinate System (East Zone), and vertically to the North American Vertical Datum of 1988 (NAVD88).
2. North arrow as shown indicates Grid North referenced to NAD83/2011, projected on the New York State Plane Coordinate System (East Zone).
3. The reference horizontal and vertical control station is a Continuously Operating Reference Station designated as MALONE CORS ARP (NYML). NYML was established by the New York State Department of Transportation and last adjusted by the National Geodetic Survey in June 2019. Elevation 736.50 feet.
4. Static GPS/GNSS surveying techniques were utilized to determine the coordinates and elevations of the primary horizontal and vertical control points. RTK, GPS/GNSS and conventional surveying techniques were utilized to determine the coordinates and elevations of the secondary horizontal and vertical control points.
5. Elevations and contours shown reference the North American Vertical Datum of 1988 (NAVD88-Geoid18).
6. Contours shown hereon were generated from a Digital Terrain Model utilizing Autodesk Civil 3D Surveying and Engineering software.
7. The location of subsurface improvements or encroachments are not always known and often must be estimated. If any subsurface improvements or encroachments exist or are shown, the improvements or encroachments are not certified to by the undersigned surveyor.
8. The surveyed premises may be affected by encumbrances that are unknown to the undersigned surveyor. The users of this survey map should verify the title with competent title examiners.
9. The surveyed parcel is subject to all covenants, easements, and restrictions of record, if any.
10. The tax parcel number assigned to the surveyed property does not include any land other than the surveyed property.
11. The surveyed property has direct access to County Route 23, which is a public highway.
12. The surveyed parcel is the same parcel of land described in the Commitment for Title Insurance Policy No. 71114533 with an effective date of August 7, 2020.
13. The survey shows the location of all building, structures, parking areas and other improvements situated on the surveyed parcel.
14. There are no visible or recorded easements or right of ways across the surveyed property of which the surveyor has been advised.
15. There are no encroachments onto adjoining property, streets or alleys or any easements burdening the surveyed premises by any buildings, structures or other improvements, and there are no encroachments onto the surveyed property or easements burdening the surveyed parcel by buildings, structures or other improvements situated on adjoining property, except for the following encroachments: none.
16. The information shown hereon is based on an instrument survey completed on December 28, 2020.

The undersigned hereby certifies to:

1. Brookside Solar, LLC
2. AES Clean Energy Development, LLC
3. Stewart Title Insurance Company

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes Items 2, 3, 4, 5, 6(b), 7(a), 8, 10, 11(a), 13, 14, 16, 17, 18, and 19 of Table A thereof.

Signature: _____

Name: _____

Registration No.: _____

Date: _____

Flood Zone:

The surveyed parcel shown hereon lies within an area where FEMA has not completed a study to determine flood hazard for the Town of Chateaugay; therefore, a flood map has not been published.

Zoning:

Town of Chateaugay, Local Law No. 3 of 2018.

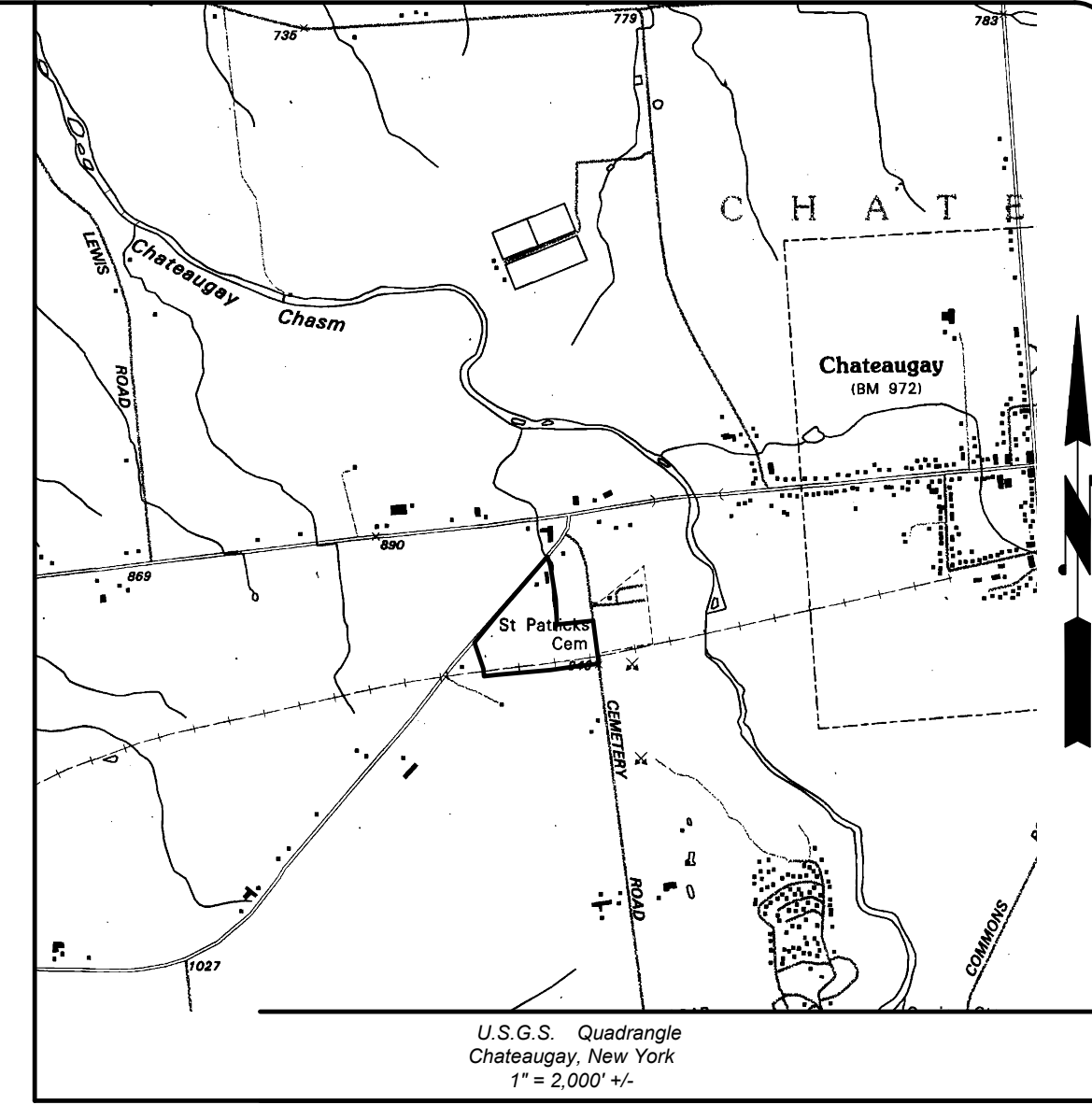
Item 7(c)(v)(7) - Setbacks for Tier 3 Solar Energy Systems

Set Back: There is a setback requirement of 500 feet from any residential structure and 50 feet from the right of way of any public road or private right of way. An affected home owner may irrevocably waive the residential setback requirement, in writing.

Unauthorized alteration or addition to a survey map bearing a licensed land surveyor's seal is a violation of Section 7209, Subdivision 2 of the New York State Education Law. Only copies from the original of this survey marked with an original of the surveyor's seal for his embossed seal shall be considered to be valid and true copies.

Tax Parcel Number:
Town of Chateaugay, Franklin County, New York
Section 60, Block 3 Lot 6.2

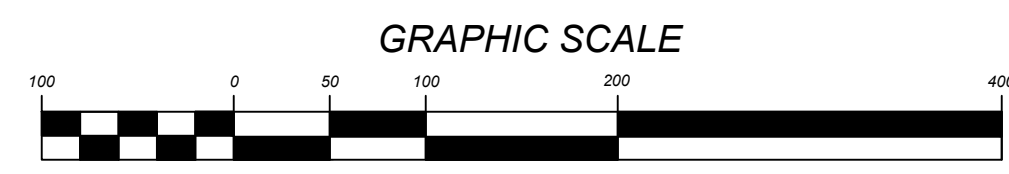
Deed Reference:
Justin D. Puffer, Jeffrey A. Puffer, and Donald W. Puffer
to
Donald W. and Barbara H. Blow
Deed: Liber 931 - Page 213
Dated: November 14, 2006
Recorded: November 14, 2006



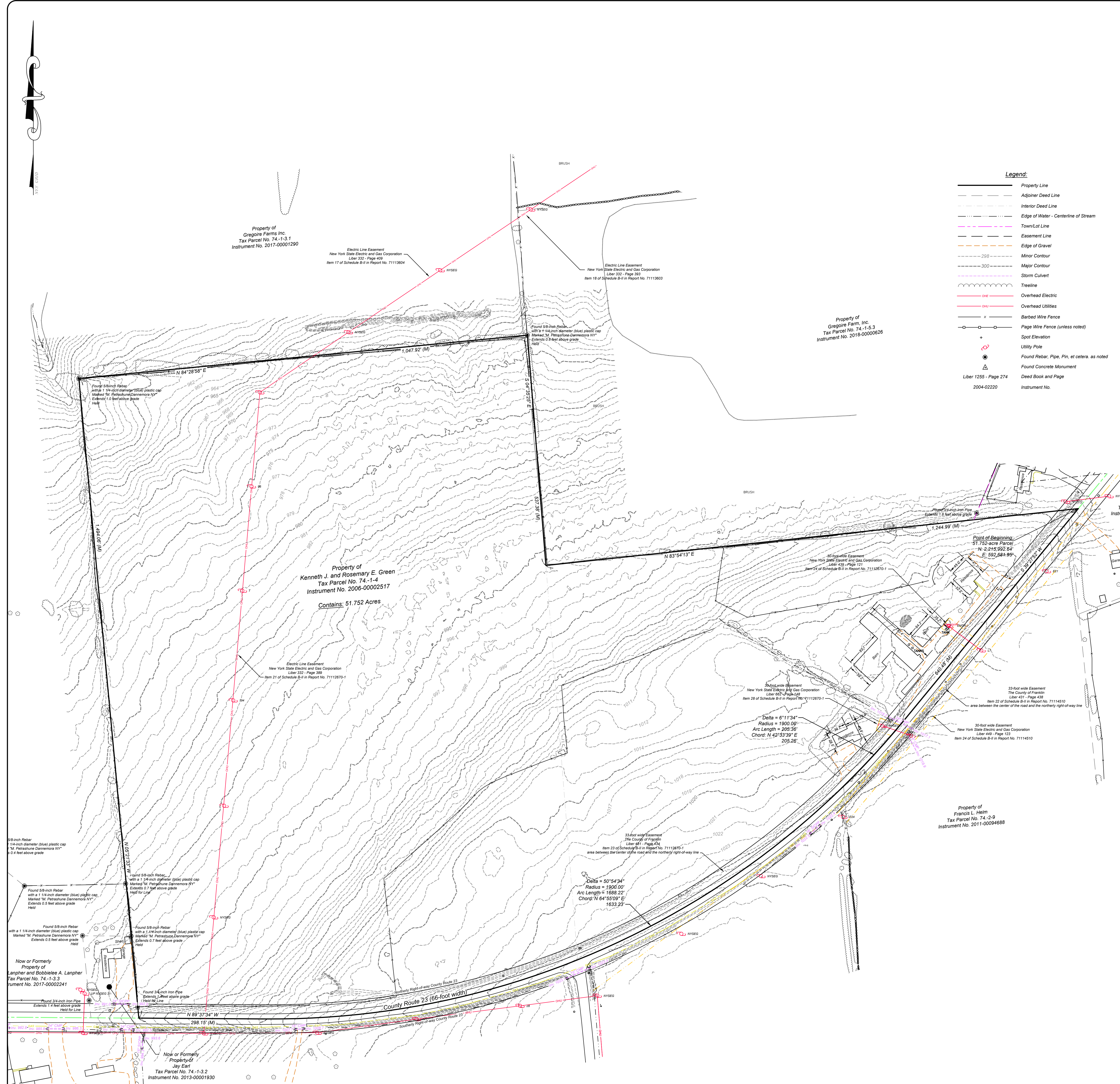
Notes Corresponding to Schedule B of Stewart Title Insurance Company Commitment for Title Insurance No. 71114533 Effective Date: August 7, 2020

Items not listed below are standard title exceptions and/or are not matters that pertain to this survey.

16. Right of Way by James Campbell to New York Telephone Corporation Dated, January 23, 1930 and Recorded, August 2, 1930 in the Franklin County Clerk's Office in Liber 202 at Page 398. **The right-of-way does not encumber Tax Parcel 60-3-6.2.**
17. Right of Way by James Campbell and Marie A. Campbell, New York State Electric and Gas Corp. Dated, June 07, 1932 and Recorded, August 1, 1932 in the Franklin County Clerk's Office in Liber 203 Page 163. **The right-of-way does not encumber Tax Parcel 60-3-6.2.**
18. Water Right Agreement by James Campbell to Clarence A. Anderson Dated, October 24, 1938 and Recorded, Nov. 1, 1938 in the Franklin County Clerk's Office in Liber 224 at Page 317. **The water line is repeatedly situated on the northerly side of U.S. Highway 11. The grant of the water rights do not encumber Tax Parcel 60-3-6.2.**
19. Water Right Agreement by James Campbell to Clarence A. Anderson Dated, March 25, 1946 and Recorded, April 10, 1946 in the Franklin County Clerk's Office in Liber 249 at Page 466. **The water line is repeatedly situated on the northerly side of U.S. Highway 11. The grant of the water right does not encumber Tax Parcel 60-3-6.2.**
20. Right of Way by James Campbell, Sr. to New York State Department of Public Works Bureau of Rights of Way and Claims, Dated, October 23, 1947 and Recorded, December 10, 1947 in the Franklin County Clerk's Office in Liber 271 at Page 122. **The easement is related to State Highway 5468, which is U.S. Highway 11. The easement does not encumber Tax Parcel 60-3-6.2.**
21. Easement by James R. Campbell and Carolyn M. Campbell to New York State Electric & Gas Corporation, Dated July 1, 1953 and Recorded July 14, 1953 in the Franklin County Clerk's Office in Liber 332 of Deeds at page 387. **The easement does not encumber Tax Parcel 60-3-6.2.**
22. Easement by Walter Blow and Pauline Blow to New York State Electric & Gas Corporation, Dated July 14, 1964 and Recorded August 27, 1964 in the Franklin County Clerk's Office in Liber 421 of Deeds at Page 560. **The easement does not encumber Tax Parcel 60-3-6.2.**
23. Easement by Walter Blow and Pauline Blow to New York Telephone Company, Dated July 10, 1967 and Recorded January 18, 1968 in the Franklin County Clerk's Office in Liber 438 at Page 751. **The perpetual easement and right-of-way does not encumber Tax Parcel 60-3-6.2.**
24. Easement by Walter Blow and Pauline Blow to New York Telephone Company, Dated November 07, 1967 and Recorded December 14, 1967 in the Franklin County Clerk's Office in Liber 438 at Page 610. **The easement does not encumber Tax Parcel 60-3-6.2.**
25. Easement by Walter Blow and Pauline Blow to New York State Electric and Gas Corporation, Dated March 6, 1968 and Recorded April 29, 1968 in the Franklin County Clerk's Office in Liber 435 at Page 608. **The easement does not encumber Tax Parcel 60-3-6.2.**
26. Easement by Walter Blow and Pauline Blow to County of Franklin, through its Department of Highways, Dated November 29, 1967 and Recorded November 29, 1967 in the Franklin County Clerk's Office in Liber 438 at Page 170. **The easement does not encumber Tax Parcel 60-3-6.2.**
27. Easement by Walter Blow and Pauline G. Blow to New York State Electric and Gas Corporation, Dated March 6, 1968 and Recorded April 29, 1968 in the Franklin County Clerk's Office in Liber 439 at Page 608. **The easement does not encumber Tax Parcel 60-3-6.2.**
28. Water rights in Deed by Walter F. Blow and Pauline G. Blow to Dr. Sidney M. Martin, and Dr. Peter M. Neveu, in Book 457 Page 950 recorded in the Franklin County Clerk's Office on June 14, 1972 as stated in the following language: "Together with the rights to tap onto the water line owned by the first parties and running to the residence of Dr. Sidney M. Martin and to run a pipe therefrom to any building or buildings which may be erected on the premises described herein." **The water line is repeatedly situated on the northerly side of U.S. Highway 11. The parcel described in Liber 457 at Page 950 is situated on the northerly side of U.S. Highway 11. The grant of the water rights do not encumber Tax Parcel 60-3-6.2.**
29. Easement from Donald Blow to County of Franklin, Dated February 02, 1978 and Recorded in the Franklin County Clerk's Office on February 08, 1978 in Book 486 Page 44 and grants the following: "An easement on, over, in and across the premises to be used as a snowmobile trail, formerly being the Rutland Railroad right-of-way. **This 10-foot wide snowmobile trail easement does not encumber Tax Parcel 60-3-6.2.**
30. Right of Way by Walter F. Blow to New York Telephone Company, Dated October 24, 1978 and Recorded, October 24, 1978 in the Franklin County Clerk's Office in Book 490 at Page 2. **The perpetual easement and right-of-way does not encumber Tax Parcel 60-3-6.2.**
31. Oil and Gas Lease by Donald Blow to Ohio Oil & Gas Dated October 13, 1982 and Recorded October 27, 1982 in the Franklin County Clerk's Office in Book 508 at Page 253. **The oil and gas lease has expired and therefore, no longer encumbers Tax Parcel 60-3-6.2.**
32. Easement by Walter F. Blow to New York Telephone Company, Dated July 02, 1985 and Recorded July 12, 1985 in Book 520 at Page 60. **The easement does not encumber Tax Parcel 60-3-6.2.**
33. Easement by Donald W. Blow and Barbara H. Blow to St. Lawrence Gas Company, Inc. Dated April 26, 2010 and Recorded April 26, 2010 in the Franklin County Clerk's Office as Instrument No. 2010-2100. **The easement encumbers Tax Parcel 60-3-6.2 and is shown hereon.**



UNSWORN	ALTA/NSPS Land Title Survey Brookside Solar Development Donald W. and Barbara H. Blow Tax Parcel 60-3-6.200 Town of Chateaugay County of Franklin State of New York		
CHECKED:			
SCALE: 1" = 100'			
DATE: 01.29.2022			
PROJECT NUMBER: 4049-05-20	P.O. Box 483 6411 125 Highway 11 Chateaugay, New York 12917 T: 518-586-0776 F: 518-586-1012 www.TheWAssociates.com		
THW	DESCRIPTION	DATE	4049-05-20



Notes Corresponding to Table A
of the 2021 Minimum Standard Detail Requirements
for ALTA/NSPS Land Title Surveys

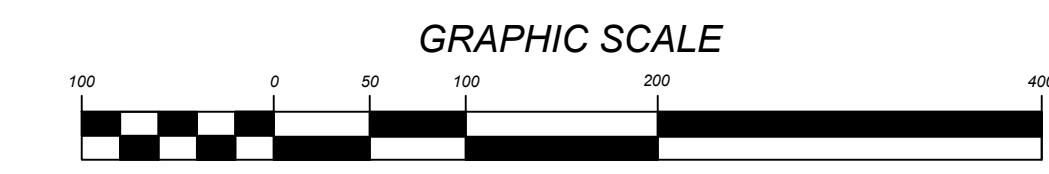
1. Not applicable.
2. The address of the surveyed parcel is 1659 County Route 23, Chateaugay, New York 12920.
3. Said described property is located within an area having an undetermined zone by the Secretary of Housing and Urban Development.
4. The gross land area of the surveyed parcel is 51.752 acres, which is the entirety of Tax Parcel 74-1-4.
5. The topography shown hereon was derived from LIDAR data. The accuracy of the topographic data meets the 10-cm Vertical Accuracy Class as defined by the American Society of Photogrammetry and Remote Sensing (ASPRS), which is suitable for generating contours at one-foot intervals.
- 6(a). Not applicable.
- 6(b). Refer to the zoning notes for applicable setback requirements.
- 7(a). The exterior dimensions of the structures situated on the property are shown hereon.
- 7(b)(1). Not applicable.
- 7(b)(2). Not applicable.
- 7(c). Not applicable.
8. Substantial features or improvements situate on the surveyed parcel are shown hereon.
9. Not applicable. There are no surface parking areas, lots or parking structures on the surveyed property.
10. Not applicable. There are no division lines or party walls with any of the adjoining properties.
- 11(a). The subsurface utilities shown hereon are of Quality Level C (QL-C) as defined by the American Society of Civil Engineers (ASCE) in Document 38-2 titled "Standard Guidelines for the Collection and Depiction of existing Subsurface Utility Data". The subsurface utilities are based on observed evidence located during the field survey and record mapping. The surveyor makes no guarantee the subsurface utilities comprise all such utilities upon or adjacent to the surveyed parcel, either in service or abandoned. The surveyor does not warrant, guarantee, or certify that the subsurface utilities are in the exact location indicated, although the subsurface utilities are depicted as accurately as possible from the information available.
- 11(b). Not applicable.
12. Not applicable.
13. The name, deed reference, and tax parcel number of the current property owners for parcels adjoining the surveyed parcel are shown hereon.
14. The Point of Beginning of the 51.752-acre parcel is approximately 4,766 feet southwesterly from the intersection of County Route 23 and Cemetery Road.
15. Not applicable.
16. To the best of my knowledge, there was building construction, or building additions observed in the process of conducting the field survey, an area of earth moving work is shown hereon.
17. To the best of my knowledge, there are no proposed changes in street right-of-way lines.
18. To the best of my knowledge, there are not any off-site easements or servitudes that benefit the surveyed parcel.
19. These Associates P.E.L.S., PLLC maintains professional liability insurance in the amount of \$2,000,000 per occurrence with a \$2,000,000 aggregate.

- General Notes:**
1. This survey is referenced horizontally to the North American Datum of 1983, 2011 adjustment (NAD83/2011), projected on the New York State Plane Coordinate System (East Zone), and vertically to the North American Vertical Datum of 1988 (NAVD88).
 2. North arrow as shown indicates Grid North referenced to NAD83/2011, projected on the New York State Plane Coordinate System (East Zone).
 3. The reference horizontal and vertical control station is a Continuously Operating Reference Station designated as MALONE CORS ARP (NYMAL). NYMAL was established by the New York State Department of Transportation and last adjusted by the National Geodetic Survey in June 2019. Elevation 736.50 feet.
 4. State GPS/GNSS surveying techniques were utilized to determine the coordinates and elevations of the primary horizontal and vertical control points. RTK GPS/GNSS and conventional surveying techniques were utilized to determine the coordinates and elevations of the secondary horizontal and vertical control points.
 5. Elevations and contours shown reference the North American Vertical Datum of 1988 (NAVD88-Geoid18).
 6. Contours shown hereon were generated from a Digital Terrain Model utilizing Autodesk Civil 3D Surveying and Engineering software.
 7. The location of subsurface improvements or encroachments are not always known and often must be estimated. If any subsurface improvements or encroachments exist or are shown, the improvements or encroachments are not certified to by the undersigned surveyor.
 8. The surveyed premises may be affected by encumbrances that are unknown to the undersigned surveyor. The users of this survey map should verify the title with competent title examiners.
 9. The surveyed parcel is subject to all covenants, easements, and restrictions of record, if any.
 10. The tax parcel number assigned to the surveyed property does not include any land other than the surveyed property.
 11. The surveyed property has direct access to County Route 23, which is a public highway.
 12. The surveyed parcel is the same parcel of land described in the Commitment for Title Insurance Policy No. 71112670 with an effective date of July 23, 2020.
 13. The survey shows the location of all buildings, structures, parking areas and other improvements situated on the surveyed parcel.
 14. There are no visible or recorded easements or right of ways across the surveyed property of which the surveyor has been advised.
 15. There are no encroachments onto adjoining property, streets or alleys or any easements burdening the surveyed premises by any buildings, structures or other improvements, and there are no encroachments onto the surveyed property or easements burdening the surveyed parcel by buildings, structures or other improvements situated on adjoining property, except for the following encroachments: none.
 16. The information shown hereon is based on an instrument survey completed on December 28, 2020.

Flood Zone:
The surveyed parcel shown hereon lies within an area where FEMA has not completed a study to determine flood hazard for the Town of Chateaugay; therefore, a flood map has not been published.

Zoning:
Town of Chateaugay Local Law No. 3 of 2018:
Item 7(c)(iv)(7) - Setbacks for Tier 3 Solar Energy Systems

Set Back: There is a setback requirement of 500 feet from any residential structure and 50 feet from the right of way of any public road or private right of way. An affected home owner may irrevocably waive the residential setback requirement, in writing.



The undersigned hereby certifies to:

1. Brookside Solar, LLC
2. AES Clean Energy Development, LLC
3. Stewart Title Insurance Company

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes Items 2, 3, 4, 5, 6(b), 7(a), 8, 10, 11(a), 13, 14, 16, 17, 18, and 19 of Table A hereto.

Signature:

Name: James S. Thew

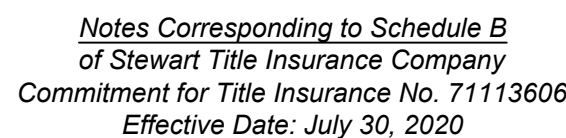
Registration No.: 050228

Date:

Unauthorized alteration or addition to a survey map bearing a licensed land surveyor's seal is a violation of Section 7209, Subdivision 2 of the New York State Education Law.

Only copies from the original of this survey marked with an original of the surveyor's inked seal or his embossed seal shall be considered to be valid and true copies.

UNSWORN	JLS	ALTA/NSPS Land Title Survey Brookside Solar Development Kenneth J. and Rosemary E. Green Tax Parcel 74-1-4 Town of Chateaugay County of Franklin State of New York
CHECKED:		
SCALE:	1" = 100'	
DATE:	01.28.2022	
PROJECT NUMBER:	4049-05-20	Thew Associates LAND SURVEYORS P.O. Box 483 6411 125 Highway 117 Canton, New York 13617 T: 315-936-0776 F: 315-936-1072 www.ThewAssociates.com



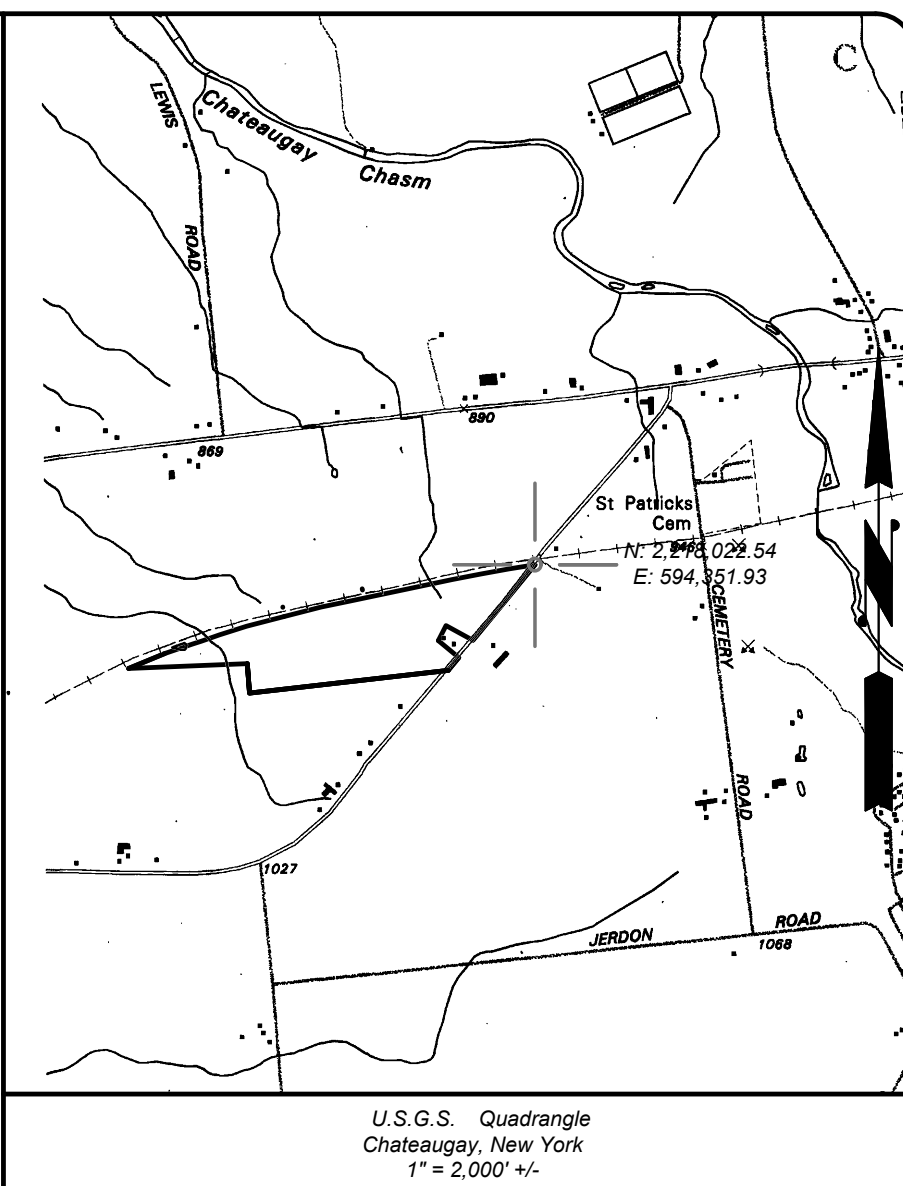
16. Right of Way granted by Mary E. Dupree and George Dupree to New York State Electric & Gas Corporation, dated June 11, 1953 and recorded July 14, 1953 in the Franklin County Clerk's Office in Liber 332 of Deeds, page 403. The easement encumbers Tax Parcel 60.-3-20.2 and is shown hereon. Includes the right to clear trees and brush within 50 feet of the centerline.

17. Right of Way granted by Mary E. Dupree and George Dupree to County of Franklin, dated February 2, 1966 and recorded March 17, 1966 in the Franklin County Clerk's Office in Liber 431 of Deeds, page 439. The easement encumbers Tax Parcel 60-3-20.2 and is show hereon. The easement states that any fences within 33 feet of the center of County Route 23 will be removed and any new fences constructed shall be at least 33 feet from the center of the County Route 23.

18. Right of Way granted by George Dupree and Mary E. Dupree to New York State Electric & Gas Corporation, dated February 15, 1968 and recorded March 14, 1968 in the Franklin County Clerk's Office in Liber 439 of Deeds, page 131. The easement encumbers Tax Parcel 60k-3-20.2 and is shown hereon.

19. Right of Way granted by Jason Felton to Northern New York Telephone Company , dated September 15, 1899 and recorded October 18, 1899 in the Franklin County Clerk's Office in Liber 109 of Deeds, page 528. There is no evidence of communication lines on Tax Parcel 60.-3-20.2; however, the easement presumably encumbers Tax Parcel 60.-3-20.2. is blanket in nature, and is not shown hereon.

Notes Corresponding to Table A
of the 2021 Minimum Standard Detail Requirements
for ALTA/NSPS Land Title Surveys



Property of
Donald W. and Barbara H. Bilow
Tax Parcel No. 60.-3-6.2
Instrument No. 2006-00005791

Property of
Francis E. and Janice M. Roy
Tax Parcel No. 80.-3-19
Liber: 472 - Page: 1190
Liber: 460 - Page: 742
Liber: 460 - Page: 744

Property of
Francis L. Helm
Tax Parcel No. 74.-2-1.2
Instrument No. 2011-00094688

Property of
Gregoire Farm Inc.
Tax Parcel No. 60-3-20.2
Instrument No. 2018-00000626
Contains: 54.202 Acres

Now or Formerly
Property of
Roger and Kimberly O'Dell
Tax Parcel No. 60-3-20.1
Instrument No. 2016-00003371

Property of
Gregoire Farms Inc.
Tax Parcel No. 74.-1-3.1
Instrument No. 2017-00001290

Property of
Gregoire Farm, Inc.
Tax Parcel No. 74.-1-5.3
Instrument No. 2018-00000626

Legend:

	Property Line
	Adjoiner Deed Line
	Interior Deed Line
	Edge of Water - Centerline of Stream
	Town/Lot Line
	Easement Line
	Edge of Gravel
	Minor Contour
	Major Contour
	Storm Culvert
	Tree/line
	Overhead Electric
	Overhead Utilities
	Barbed Wire (unless noted)
	Wire Fence (unless noted)
	Spot Elevation
	Utility Pole
	Found Rebar, Pipe, Pin, etc., or other
	Found Concrete Monument
	Deed Book and Page
	Instrument No.

Liber 1255 - Page 274
2004-02220

Tax Parcel Number:

Section 60, Block 3 Lot 20.2

Deed Reference:

Glengarry Farms LLC

to

Gregoire Farms Inc.

Deed: Instrument No. 2018-00000826

Recorded: February 06, 2018

1. *Not applicable.*
2. The address of the surveyed parcel is *Route 23, Chateaugay Burke, New York 12920.*
3. Said described property is located within an area having an undetermined Zone Designation by the Secretary of Housing and Urban Development.
4. The gross land area of the surveyed parcel is *\$4,202 acres*, which is the entirety of Tax Parcel 60-3-20.
5. The topography shown hereon was derived from LIDAR data. The accuracy of the topographic data meets the 10-cm Vertical Accuracy Class as defined by the American Society of Photogrammetry and Remote Sensing (ASPRS), which is suitable for generating contours at one-foot intervals.
- 6(a). *Not applicable.*
- 6(b). *Refer to the zoning notes for applicable setback requirements.*
- 7(a). The surveyed parcel is vacant.
- 7(b)(1). *Not applicable.*
- 7(b)(2). *Not applicable.*
- 7(b)(3). *Not applicable.*
8. Substantial features or improvements situated on the surveyed parcel are shown hereon.
9. *Not applicable.* There are no surface parking areas, lots or parking structures on the surveyed property.
10. *Not applicable.* There are no division lines or party walls with any of the adjoining properties.
- 11(a). The subsurface utilities shown hereon are of Quality Level 1 (QL-C) as defined by the American Society of Civil Engineers (ASCE) in Document 18-01 titled "Standard Guidelines for the Collection and Depiction of existing Subsurface Utility Data". The subsurface utilities are based on observed evidence located during the field survey and record mapping. The surveyor makes no guarantee the subsurface utilities comprise all of such utilities upon or adjacent to the surveyed parcel, either in service or abandoned. The surveyor does not warrant, guarantee, or certify that the subsurface utilities are on the exact location indicated, although the subsurface utilities are depicted as accurately as possible within the information available.
- 11(b). *Not applicable.*
12. *Not applicable.*
13. The name, deed reference, and tax parcel number of the current property owners for parcels adjoining the surveyed parcel are shown hereon.
14. The Point of Beginning of the \$4,202 acre parcel is approximately 2,128 feet southwesterly from the intersection fo County Route 23 and Cemetery Road.
15. *Not applicable.*
16. To the best of my knowledge, there was building construction, or building additions observed in the process of conducting the field survey, an area of active mowing work is shown hereon.
17. To the best of my knowledge, there are no proposed changes in street right-of-way lines.
18. To the best of my knowledge, there are not any off-site estate interests or servitudes that benefit the surveyed parcel.
19. These Associates PE LLC, PLLC maintains professional liability insurance in the amount of \$2,000,000 per occurrence with a \$2,000,000 aggregate.

General Notes:

3. The survey is referenced horizontally to the North American Datum of 1983, 2011 adjustment (NAD83/2011), projected on the New York State Plane Coordinate System (East Zone), and vertically to the North American Vertical Datum of 1988 (NAVD88).
4. North arrow as shown indicates Grid North referenced to NAD83/2011, projected on the New York State Plane Coordinate System (East Zone).
5. The reference horizontal and vertical control station is a Continuously Operating Reference Stations designated as MALONE CORS AR (NYML). NYML was established by the New York State Department of Transportation and last adjusted by the National Geodetic Survey in June 2019. Elevation 738.50 feet NGVD 29.
6. RTK GPS/GNSS surveying techniques were utilized to determine the coordinates and elevations of the primary horizontal and vertical control points. RTK GPS/GNSS and conventional surveying techniques were utilized to determine the coordinates and elevations of the secondary horizontal and vertical control points.
7. Elevations and contours shown reference the North American Vertical Datum of 1988 (NAVD88-Geoid18).
8. Contours shown herein were generated from a Digital Terrain Model utilizing Autodesk Civil 3D Surveying and Engineering software.
9. The location of subsurface improvements or encroachments are not always known and often must be estimated. If any subsurface improvements or encroachments exist or are shown, the improvements or encroachments are not certified to by the undersigned surveyor.
10. The surveyed premises may be affected by encumbrances that are unknown to the undersigned surveyor. The users of this survey map should verify the title with competent title examiners.
11. The surveyed parcel is subject to all covenants, easements, and restrictions recorded, if any.
12. The tax parcel number assigned to the surveyed property does not include any land other than the surveyed property.
13. The surveyed property has direct access to County Road 23, which is a public highway.
14. The surveyed parcel is the same parcel of land described in the Commitment for Title Insurance Policy No. 71113606 with an Effective Date of July 30, 2020.
15. The survey shows the location of all building, structures, parking areas and other improvements situated on the surveyed parcel.
16. There is no visible or recorded easements a right of way across the surveyed property which the surveyor has been advised.
17. There are no encroachments onto adjoining property, streets or alleys or any easements burdening the surveyed premises by any buildings, structures or other improvements, and there are no encroachments onto the surveyed property or easements burdening the surveyed property by any buildings, structures or other improvements situated on adjoining property, except for the following encroachments none:
18. The information shown herein is based on an instrument surveyed completed on December 28, 2020.

Flood Zone:

The surveyed parcel shown hereon lies within an area where FEMA has not completed a study to determine flood hazard for the Town of Chateaugay therefore, a flood map has not been published.

Zoning:

Town of Chateaugay: Local Law No. 3 of 2018.

Item 7(c)(vi)(7) - Setbacks for Tier 3 Solar Energy Systems

Set Back. There is a setback requirement of 500 feet from any residential structure and 50 feet from the right of way of any public road or private right of way. An affected home owner may irrevocably waive the residential setback requirement, in writing.

The undersigned hereby certifies to:

1. Brookside Solar, LLC
2. AES Clean Energy Development, LLC
3. Stewart Title Insurance Company

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes Items 2, 3, 4, 5, 6(b), 7(a), 8, 10, 11(a), 13, 14, 16, 17, 18, and 19 of Table A thereof.

Signature: _____

Name: James S. Thew


Registration No.: 05022

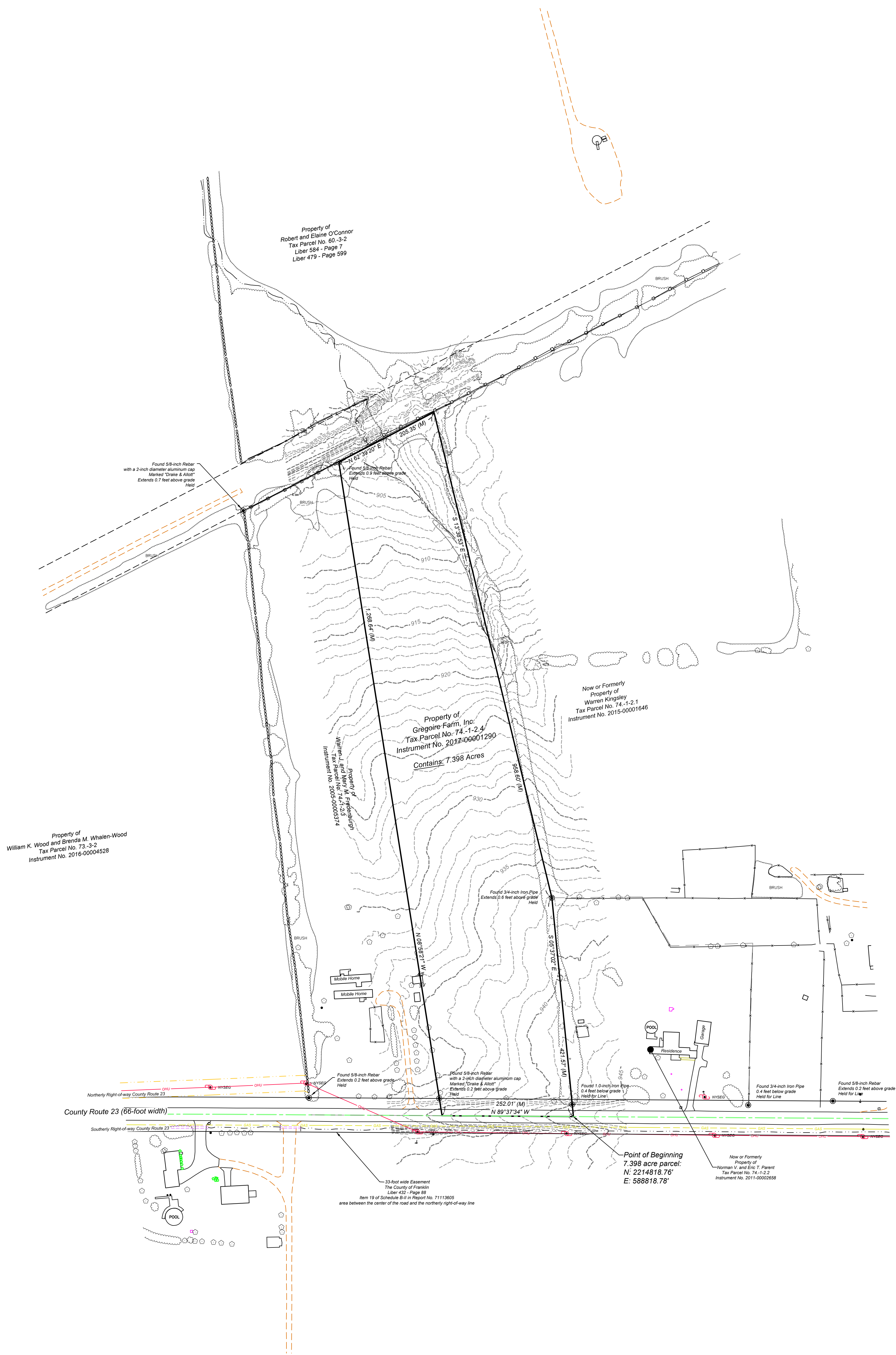
Date: _____

Copyright © 2022 Thew Associates PE-LS, PLLC - All Rights Reserved

Unauthorized alteration or addition to a survey map bearing a licensed land surveyors seal is a violation of Section 7209, Subdivision 2 of the New York State Education Law.

Only copies from the original of this survey marked with an original of the surveyor's inked seal or his embossed seal shall be considered to be valid and true copies.

				DRAWN	ALTANSPS Land Title Survey Brookside Solar Development Gregoire Farm Inc. Tax Parcel 60.-3-20.2	
				CHECKED		
				SCALE: 1" = 200'	Town of Chateaugay County of Franklin State of New York	
				DATE 07.24.2022	P.O. Box 483 6481 US Highway 11 Canton, New York 13617 T: 315-906-2702 F: 315-906-1072	
				PROJECT NUMBER 4049-05-20	Thew Associates  LAND SURVEYORS www.ThewAssociates.com	
REV#	DESCRIPTION	DATE			9478 River Road Amsterdam, NY 12603 T: 315-737-1000 F: 315-737-1697	



- Notes Corresponding to Table A
of the 2021 Minimum Standard Detail Requirements
for ALTA/NSPS Land Title Surveys
- Not applicable.
 - The address of the surveyed parcel is County Route 23, Chateaugay Burke, New York 12930.
 - Said described property is located within an area having an undetermined Zone Designation by the Secretary of Housing and Urban Development.
 - The gross land area of the surveyed parcel is 7.398 acres, which is the entirety of Tax Parcel 74-1-2.4.
 - The topography shown hereon was derived from LIDAR data. The accuracy of the topographic data meets the 10-cm Vertical Accuracy Class as defined by the American Society of Photogrammetry and Remote Sensing (ASPRS), which is suitable for generating contours at one-foot intervals.
 - (a). Not applicable.
 - (b). Refer to the zoning notes for applicable setback requirements.
 - (a). The surveyed parcel is vacant.
 - (b)(1). Not applicable.
 - (b)(2). Not applicable.
 - Not applicable.
 - Substantial features or improvements situate on the surveyed parcel are shown hereon.
 - Not applicable. There are no surface parking areas, lots or parking structures on the surveyed property.
 - Not applicable. There are no division lines or party walls with any of the adjoining properties.
 - (a). The subsurface utilities shown hereon are of Quality Level C (QL-C) as defined by the American Society of Civil Engineers (ASCE) in Document 38-02 titled "Standard Guidelines for the Collection and Depiction of existing Subsurface Utility Data". The subsurface utilities are based on observed evidence located during the field survey and record mapping. The surveyor makes no guarantee the subsurface utilities comprise all such utilities upon or adjacent to the surveyed parcel, either in service or abandoned. The surveyor does not warrant, guarantee, or certify that the subsurface utilities are in the exact location indicated, although the subsurface utilities are depicted as accurately as possible from the information available.
 - (b). Not applicable.
 - Not applicable.
 - The name, deed reference, and tax parcel number of the current property owners for parcels adjoining the surveyed parcel are shown hereon.
 - The Point of Beginning of the 7.398-acre parcel is approximately 2,715± feet west from the intersection of County Route 23 and County Route 23.
 - Not applicable.
 - To the best of my knowledge, there was building construction, or building additions observed in the process of conducting the field survey, an area of earth moving work is shown hereon.
 - To the best of my knowledge, there are no proposed changes in street right-of-way lines.
 - To the best of my knowledge, there are not any off-site easements or servitudes that benefit the surveyed parcel.
 - New Associates PE-LS, PLLC maintains professional liability insurance in the amount of \$2,000,000 per occurrence with a \$2,000,000 aggregate.

- General Notes:
- This survey is referenced horizontally to the North American Datum of 1983, 2011 adjustment (NAD83/2011), projected on the New York State Plane Coordinate System (East Zone), and vertically to the North American Vertical Datum of 1988 (NAVD88).
 - North arrow as shown indicates Grid North referenced to NAD83/2011, projected on the New York State Plane Coordinate System (East Zone).
 - The reference horizontal and vertical control station is a Continuously Operating Reference Station designated as MALONE CORS ARP (NYML). NYML was established by the New York State Department of Transportation and last adjusted by the National Geodetic Survey in June 2019. Elevation 786.50 feet.
 - RTK GPS/GNSS surveying techniques were utilized to determine the coordinates and elevations of the primary horizontal and vertical control points. RTK GPS/GNSS and conventional surveying techniques were utilized to determine the coordinates and elevations of the secondary horizontal and vertical control points.
 - Elevations and contours shown reference the North American Vertical Datum of 1988 (NAVD88-Geoid18).
 - Contours shown hereon were generated from a Digital Terrain Model utilizing Autodesk Civil 3D Surveying and Engineering software.
 - The location of subsurface improvements or encroachments are not always known and often must be estimated. If any subsurface improvements or encroachments exist or are shown, the improvements or encroachments are not certified by the undersigned surveyor.
 - The surveyed premises may be affected by encumbrances that are unknown to the undersigned surveyor. The users of this survey map should verify the title with competent title examiners.
 - The surveyed parcel is subject to all covenants, easements, and restrictions of record, if any.
 - The tax parcel number assigned to the surveyed property does not include any land other than the surveyed property.
 - The surveyed property has direct access to County Route 23, which is a public highway.
 - The surveyed parcel is the same parcel of land described in Commitment for Title Insurance Policy No. 71113605 with an effective date of July 30, 2020.
 - The survey shows the location of all building, structures, parking areas and other improvements situated on the surveyed parcel.
 - There are no visible or recorded easements or right of ways across the surveyed property of which the surveyor has been advised.
 - There are no encroachments onto adjoining property, streets or alleys or any easements burdening the surveyed premises by any buildings, structures or other improvements, and there are no encroachments onto the surveyed property or easements benefiting the surveyed parcel by buildings, structures or other improvements situated on adjoining property, except for the following encroachments: none.
 - The information shown hereon is based on an instrument survey completed on December 28, 2020.

- Legend:
- Property Line
 - Adjoiner Deed Line
 - Interior Deed Line
 - Edge of Water - Centerline of Stream
 - Town/Lot Line
 - Easement Line
 - Edge of Gravel
 - Minor Contour
 - Major Contour
 - Storm Culvert
 - Tie Line
 - Overhead Electric
 - Overhead Utilities
 - Barbed Wire Fence
 - Page Wire Fence (unless noted)
 - Spot Elevation
 - Utility Pole
 - Found Rebar, Pipe, Pin, et cetera, as noted
 - Found Concrete Monument
 - Deed Book and Page
 - Instrument No.

- The undersigned hereby certifies to:
- Brookside Solar, LLC
 - AES Clean Energy Development, LLC
 - Stewart Title Insurance Company

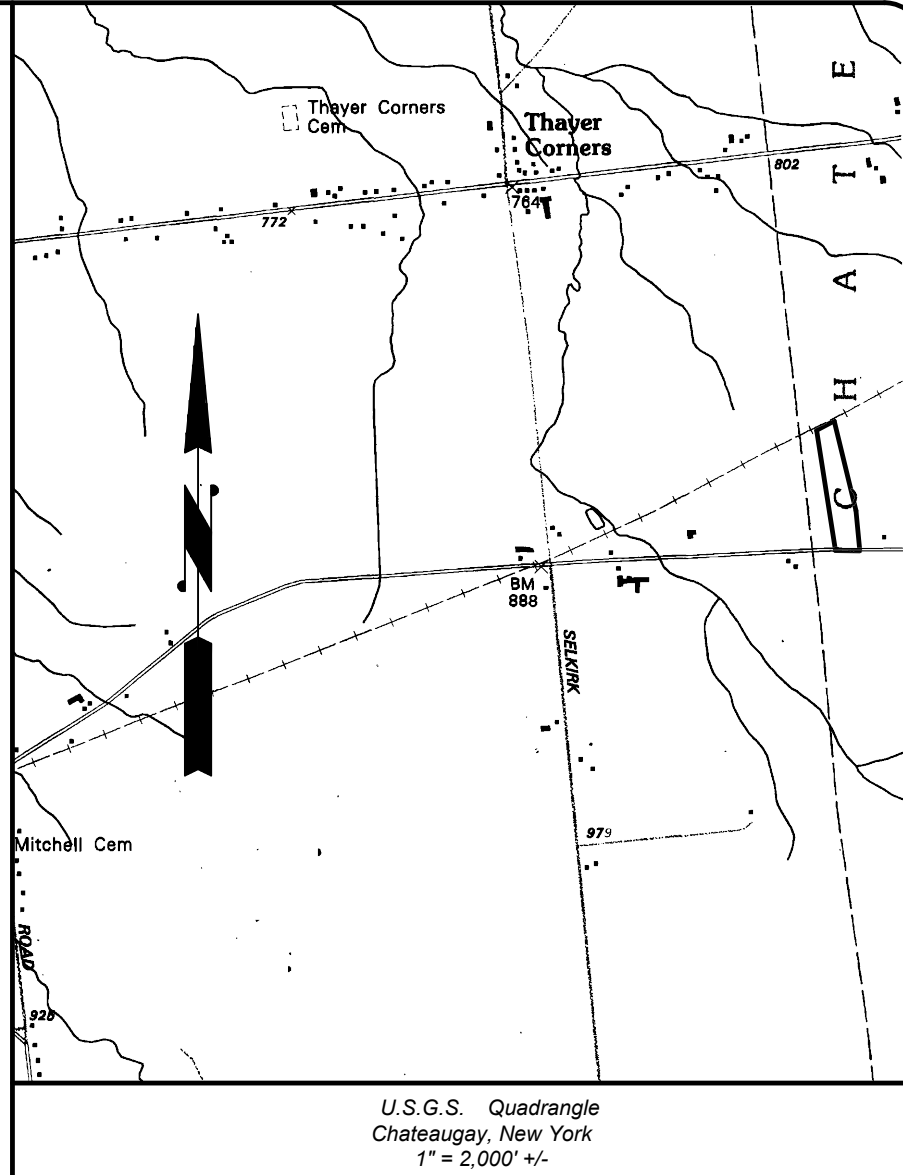
This is to certify that this map or plot and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes items 2, 3, 4, 5, 6(b), 7(a), 8, 10, 11(a), 13, 14, 16, 17, 18, and 19 of Table A thereof.

Signature: _____
Name: James S. Thew
Registration No.: 050226
Date: _____

Copyright © 2022 Thew Associates PE-LS, PLLC - All Rights Reserved

Tax Parcel Number:
Town of Chateaugay, Franklin County, New York
Section 74, Block 1 Lot 2.4

Deed Reference:
Clark Legacy, LLC
to
Gregoire Farm, Inc.
Deed: Instrument No. 2017-00001290
Dated: February 14, 2017
Recorded: March 21, 2017



Notes Corresponding to Schedule B
of Stewart Title Insurance Company
Commitment for Title Insurance No. 71113605
Effective Date: July 30, 2020

Items not listed below are standard title exceptions and/or are not matters that pertain to this survey.

16 Right of Way granted by Mrs. Philip Wilber and Mrs. Robert Rust to Northern New York Telephone Company, dated September 15, 1899 and recorded October 18, 1899 in the Franklin County Clerk's Office in Liber 109 of Deeds, page 528. There is no evidence of communication lines on Tax Parcel 74-1-2.4; however, the easement presumably encumbers Tax Parcel 74-1-2.4, is blanket in nature, and is not shown hereon.

17 Right of Way granted by Claude Bissonette and Adeline Bissonette to New York State Gas & Electric Corporation, dated June 20, 1967 and recorded July 25, 1967 in the Franklin County Clerk's Office in Liber 436 of Deeds, page 764. The easement does not encumber Tax Parcel 74-1-2.4.

18 Right of Way granted by Claude Bissonette and Adeline Bissonette to County of Franklin, dated January 18, 1966 and recorded May 23, 1966 in the Franklin County Clerk's Office in Liber 432 of Deeds, page 88. The easement encumbers Tax Parcel 74-1-2.4 and is show hereon. The easement states that any fences within 33 feet of the center of County Route 23 will be removed and any new fences constructed shall be at least 33 feet from the center of the County Route 23.

19 Oil and Gas Lease granted by Garth Bissonette to Ohio Oil & Gas, dated October 13, 1982 and recorded October 27, 1982 in the Franklin County Clerk's Office in Liber 508 of Deeds, page 256. The oil and gas lease has expired; and therefore, no longer encumbers Tax Parcel 74-1-2.4.

20 Easement granted by Garth Bissonette and Diane Bissonette to New York State Electric & Gas Corporation, dated November 3, 1983 and recorded January 30, 1984 in the Franklin County Clerk's Office in Liber 513 of Deeds, page 825. The easement does not encumber Tax Parcel 74-1-2.4.

Flood Zone:

The surveyed parcel shown hereon lies within an area where FEMA has not completed a study to determine flood hazard for the Town of Chateaugay; therefore, a flood map has not been published.

Zoning:

Town of Chateaugay, Local Law No. 3 of 2018:

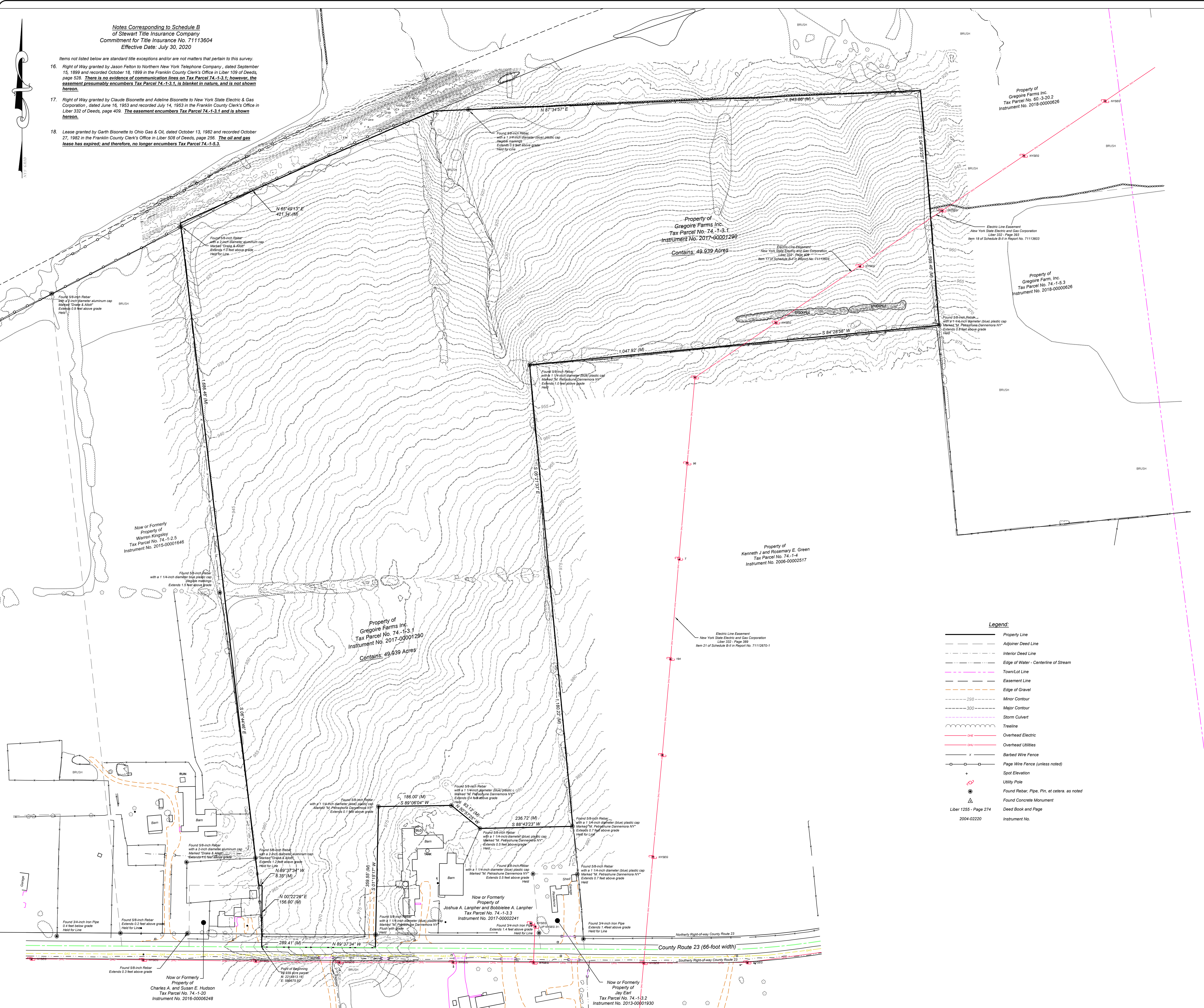
Item 7(c)(vi)(7) - Setbacks for Tier 3 Solar Energy Systems

Set Back: There is a setback requirement of 500 feet from any residential structure and 50 feet from the right of way of any public road or private right of way. An affected home owner may irrevocably waive the residential setback requirement, in writing.

Unauthorized alteration or addition to a survey map bearing a licensed land surveyor's seal is a violation of Section 7209, Subdivision 2 of the New York State Education Law.

Only copies from the original of this survey marked with an original of the surveyor's inked seal or his embossed seal shall be considered to be valid and true copies.

UNSWR:	ALTA/NSPS Land Title Survey Brookside Solar Development Gregoire Farm, Inc. Tax Parcel 74-1-2.4 Town of Chateaugay County of Franklin State of New York	
CHECKED:		
SCALE: 1" = 100'		
DATE: 01.24.2022		
PROJECT NUMBER: 4049-05-20	P.O. Box 483 6411 122 Highway 117 Canton, New York 13617 T: 315/396-0778 F: 315/396-1072 www.ThewAssociates.com	
REVISION	DESCRIPTION	DATE

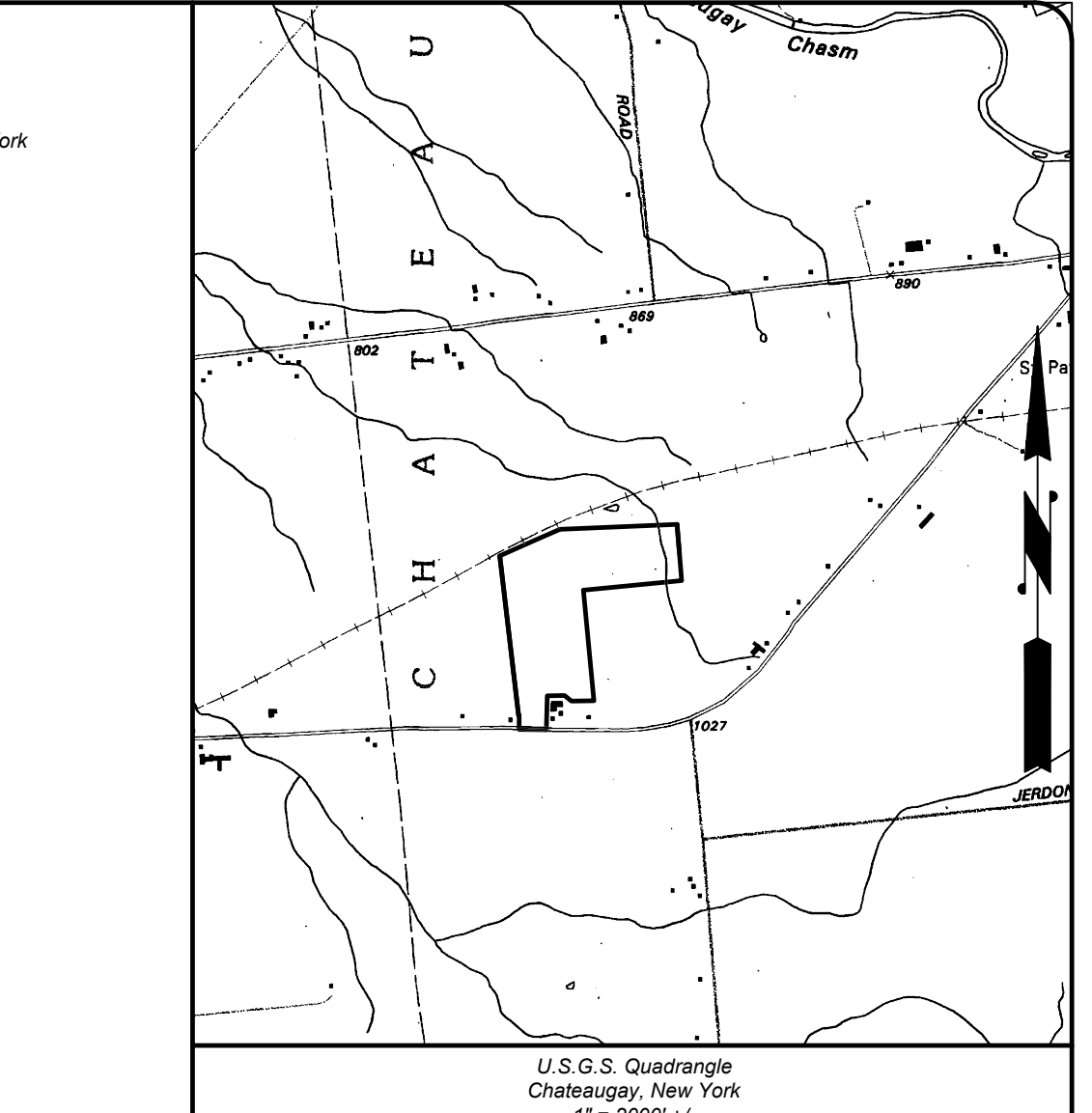


Tax Parcel Number:

Town of Chateaugay, Franklin County, New York
Section 74 Block 1 Lot 3.1

Deed Reference:

Clark Legacy, LLC
to
Gregoire Farm, Inc.
Deed: Instrument No. 2017-00001290
Dated: February 14, 2017
Recorded: March 21, 2017



Notes Corresponding to Table A
of the 2021 Minimum Standard Detail Requirements
for ALTA/NSPS Land Title Surveys

- Not applicable.
- The address of the surveyed parcel is County Route 23, Chateaugay, New York 12920.
- Said described property is located within an area having an undetermined Zone Designation by the Secretary of Housing and Urban Development.
- The gross land area of the surveyed parcel is 49.939 acres, which is the entirety of Tax Parcel 74-1-3.1.
- The topography shown herein was derived from LIDAR data. The accuracy of the topographic data meets the 10-cm Vertical Accuracy Class as defined by the American Society of Photogrammetry and Remote Sensing (ASPRS), which is suitable for generating contours at one-foot intervals.
- Not applicable.
- Refer to the zoning notes for applicable setback requirements.
- The surveyed parcel is vacant.
- Not applicable.
- Not applicable.
- Not applicable.
- Substantial features or improvements situate on the surveyed parcel are shown herein.
- Not applicable. There are no surface parking areas, lots or parking structures on the surveyed property.
- Not applicable. There are no division lines or party walls with any of the adjoining properties.
- The subsurface utilities shown herein are of Quality Level C (QL-C) as defined by the American Society of Civil Engineers (ASCE) in Document 38-02 titled "Standard Guidelines for the Collection and Depiction of Existing Subsurface Utility Data". The subsurface utilities are based on observed evidence located during the field survey and record mapping. The surveyor makes no guarantee the subsurface utilities comprise all such utilities upon or adjacent to the surveyed parcel, either in service or abandoned. The surveyor does not warrant, guarantee, or certify that the subsurface utilities are in the exact location indicated, although the subsurface utilities are depicted as accurately as possible from the information available.
- Not applicable.
- Not applicable.
- The name, deed reference, and tax parcel number of the current property owners for parcels adjoining the surveyed parcel are shown herein.
- The Point of Beginning of the 49.939-acre parcel is approximately 1,945 feet west from the intersection of State Route 23 and State Route 33.
- Not applicable.
- To the best of my knowledge, there was building construction, or building additions observed in the process of conducting the field survey, an area of earth moving work is shown herein.
- To the best of my knowledge, there are no proposed changes in street right-of-way lines.
- To the best of my knowledge, there are not any off-site easements or servitudes that benefit the surveyed parcel.
- The Associates PE-LS, PLLC maintains professional liability insurance in the amount of \$2,000,000 per occurrence with a \$2,000,000 aggregate.

General Notes:

- This survey is referenced horizontally to the North American Datum of 1983, 2011 adjustment (NAD83/2011), projected on the New York State Plane Coordinate System (East Zone), and vertically to the North American Vertical Datum of 1988 (NAVD88).
- North arrow as shown indicates Grid North referenced to NAD83/2011, projected on the New York State Plane Coordinate System (East Zone).
- The reference horizontal and vertical control station is a Continuously Operating Reference Stations designated as MALONE CORS ARP (NYAL). NYAL was established by the New York State Department of Transportation and last adjusted by the National Geodetic Survey in June 2019. Elevation 736.50 feet.
- RTK GPS/GNSS surveying techniques were utilized to determine the coordinates and elevations of the primary horizontal and vertical control points. RTK GPS/GNSS and conventional surveying techniques were utilized to determine the coordinates and elevations of the secondary horizontal and vertical control points.
- Elevations and contours shown reference the North American Vertical Datum of 1988 (NAVD88-Geoid18).
- Contours shown herein were generated from a Digital Terrain Model utilizing Autodesk Civil 3D Surveying and Engineering software.
- The location of subsurface improvements or encroachments are not always known and often must be estimated. If any subsurface improvements or encroachments exist or are shown, the improvements or encroachments are not certified to by the undersigned surveyor.
- The surveyed premises may be affected by encumbrances that are unknown to the undersigned surveyor. The users of this survey map should verify the title with competent title examiners.
- The surveyed parcel is subject to all covenants, easements, and restrictions of record, if any.
- The tax parcel number assigned to the surveyed property does not include any land other than the surveyed property.
- The surveyed property has direct access to County Road 23, which is a public highway.
- The surveyed parcel is the same parcel of land described in the Commitment for Title Insurance Policy No. 71113604 with an effective date of July 30, 2020.
- The survey shows the location of all building, structures, parking areas and other improvements situated on the surveyed parcel.
- There are no visible or recorded easements or right of ways across the surveyed property of which the surveyor has been advised.
- There are no encroachments onto adjoining property, streets or alleys or any easements burdening the surveyed premises by any buildings, structures or other improvements, and there are no encroachments onto the surveyed property or easements benefiting the surveyed parcel by buildings, structures or other improvements situated on adjoining property, except for the following encroachments: none.
- The information shown herein is based on an instrument survey completed on December 28, 2020.

Flood Zone:

The surveyed parcel shown herein lies within an area where FEMA has not completed a study to determine flood hazard for the Town of Chateaugay. Therefore, a flood map has not been published.

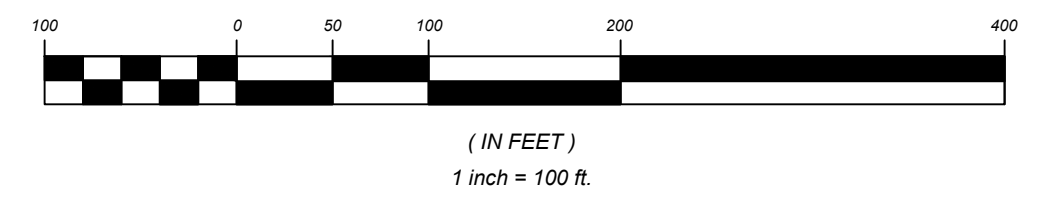
Zoning:

Town of Chateaugay, Local Law No. 3 of 2018:

Item 7(c)(vi)(7) - Setbacks for Tier 3 Solar Energy Systems

Set Back: There is a setback requirement of 500 feet from any residential structure and 50 feet from the right of way of any public road or private right of way. An affected home owner may irrevocably waive the residential setback requirement in writing.

GRAPHIC SCALE



The undersigned hereby certifies to:

- Brookside Solar, LLC
- ACS Clean Energy Development, LLC
- Stewart Title Insurance Company

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes Items 2, 3, 4, 5, 6, 7(a), 8, 10, 11(a), 13, 14, 15, 17, 18, and 19 of Table A thereof.

Signature: _____

Name: James S. Thew

Registration No.: 050226

Date: _____

Copyright © 2022 Thew Associates PE-LS, PLLC - All Rights Reserved

Unauthorized alteration or addition to a survey map bearing a licensed land surveyor's seal is a violation of Section 7209, Subdivision 2 of the New York State Education Law.

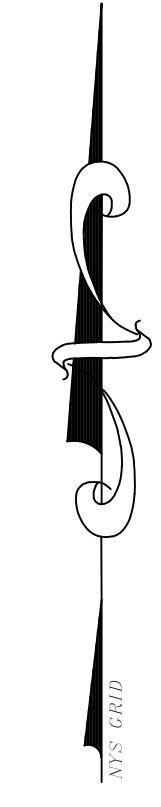
Only copies from the original of this survey marked with an original of the surveyor's inked seal or his embossed seal shall be considered to be valid and true copies.

UNSWORN:		ALTA/NSPS Land Title Survey Brookside Solar Development Gregoire Farms, Inc. Tax Parcel 74-1-3.1 Town of Chateaugay County of Franklin State of New York
CHECKED:		
SCALE:	1" = 100'	
DATE:	01.24.2022	
PROJECT NUMBER:	4049-05-20	
DESCRIPTION:		
DATE:		

P.O. Box 483
6411 125 Highway 117
Canton, New York 13617
T: 315-986-0776
F: 315-986-1072

Thew Associates
LAND SURVEYORS
www.ThewAssociates.com

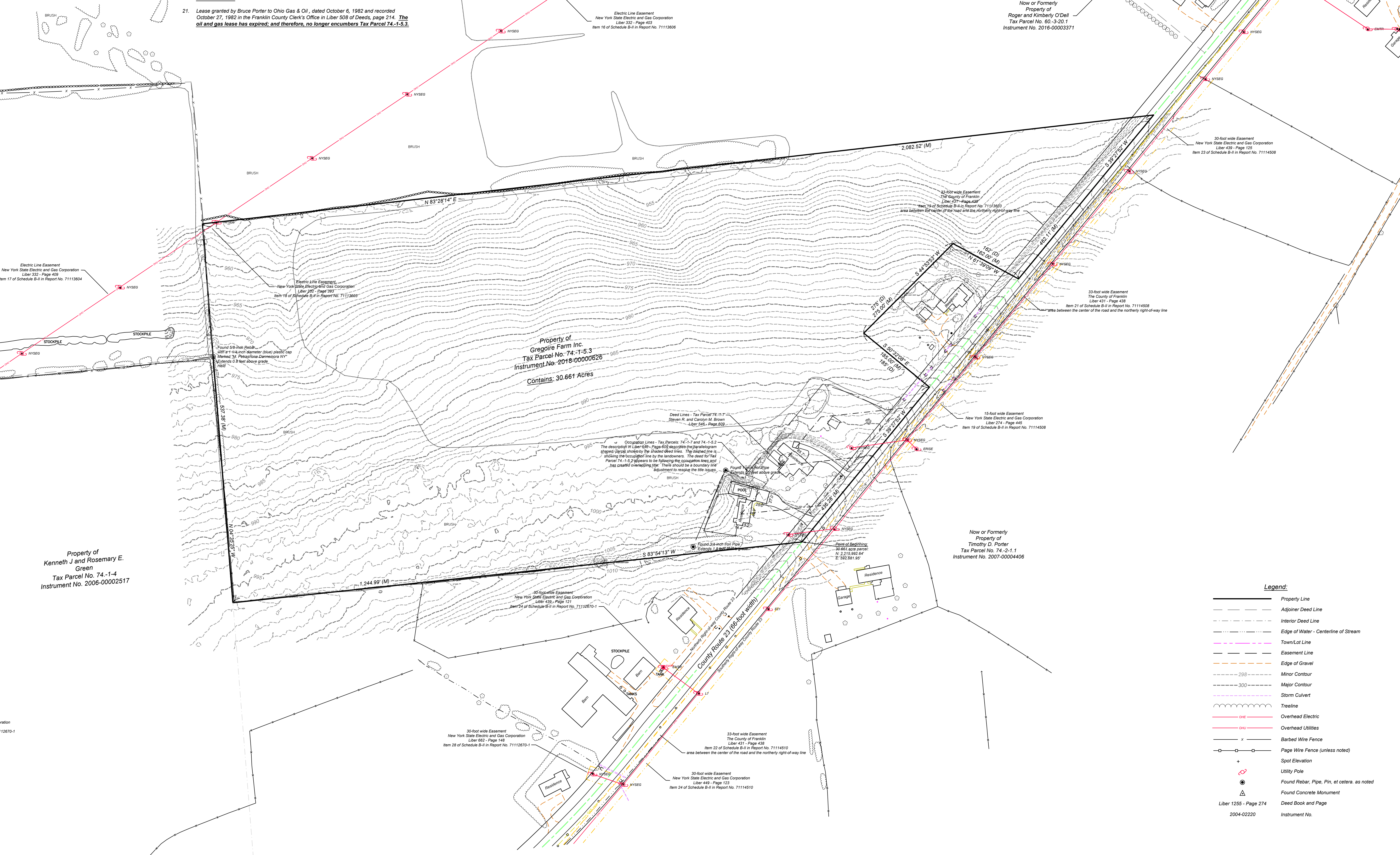
8478 River Road
Merry, New York 13403
T: 315-237-2772
F: 315-787-1857



Notes Corresponding to Schedule B
of Stewart Title Insurance Company
Commitment for Title Insurance No. 71113603
Effective Date: July 30, 2020

Items not listed below are standard title exceptions and/or are not matters that pertain to this survey.

16. Right of Way granted by Jason Felton to Northern New York Telephone Company, dated September 15, 1999 and recorded October 18, 1999 in the Franklin County Clerk's Office in Liber 109 of Deeds, page 528. **There is no evidence of communication lines on Tax Parcel 74-1-5.3; however, the easement presumably encumbers Tax Parcel 74-1-5.3, is blanket in nature, and is not shown hereon.**
17. Right of Way granted by W. D. Mitchell and Ida M. Mitchell to New York State Electric & Gas Corporation, dated June 28, 1937 and recorded March 18, 1948 in the Franklin County Clerk's Office in Liber 274 of Deeds, page 445. **The easement does not encumber Tax Parcel 74-1-5.3.**
18. Right of Way granted by Ward D. Mitchell and Ida M. Mitchell to New York State Electric & Gas Corporation, dated June 18, 1953 and recorded July 14, 1953 in the Franklin County Clerk's Office in Liber 332 of Deeds, page 393. **The easement encumbers Tax Parcel 74-1-5.3 and is shown hereon. Includes the right to clear trees and brush within 50 feet of the centerline.**
19. Right of Way granted by Bruce Porter to County of Franklin, dated January 28, 1966 and recorded March 17, 1966 in the Franklin County Clerk's Office in Liber 431 of Deeds, page 438. **The easement encumbers Tax Parcel 74-1-5.3 and is shown hereon. The easement states that any fences within 33 feet of the center of County Route 23 will be removed and any new fences constructed shall be at least 33 feet from the center of the County Route 23.**
20. Right of Way granted by Bruce Porter and Patricia M. Porter to New York State Gas & Electric Corporation, dated February 14, 1968 and recorded March 15, 1968 in the Franklin County Clerk's Office in Liber 439 of Deeds, page 123. **The easement does not encumber Tax Parcel 74-1-5.3.**
21. Lease granted by Bruce Porter to Ohio Gas & Oil, dated October 6, 1982 and recorded October 27, 1982 in the Franklin County Clerk's Office in Liber 508 of Deeds, page 214. **The oil and gas lease has expired; and therefore, no longer encumbers Tax Parcel 74-1-5.3.**

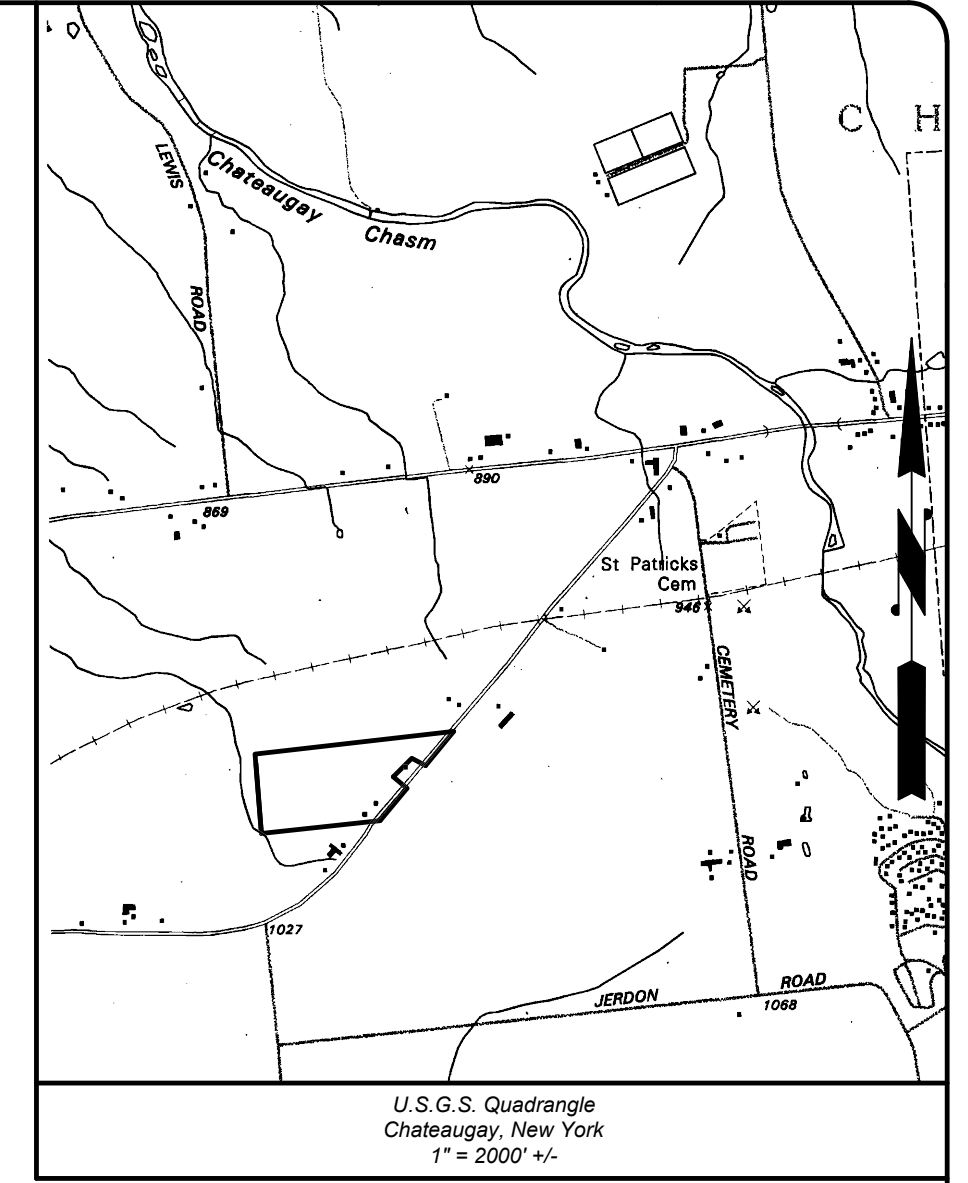


Property of
Kenneth J and Rosemary E.
Green
Tax Parcel No. 74-1-4
Instrument No. 2006-00002517

broton
1712670-1

Tax Parcel Number:
Town of Chateaugay, Franklin County, New York
Section 74 Block 1 Lot 5.3

Deed Reference:
Glenberry Farms, LLC
to
Gregoire Farm, Inc.
Deed: Instrument No. 2018-0000626
Dated: January 26, 2018
Recorded: February 6, 2018



Notes Corresponding to Table A
of the 2021 Minimum Standard Detail Requirements
for ALTA/NSPS Land Title Surveys

- Not applicable.
- The address of the surveyed parcel is County Route 23, Chateaugay Burke, New York 12520.
- Said described property is located within an area having an underlaid zone designation by the Secretary of Housing and Urban Development.
- The gross land area of the surveyed parcel is 30.661 acres, which is the entirety of Tax Parcel 74-1-5.3.
- The topography shown hereon was derived from LIDAR data. The accuracy of the topographic data meets the 10-cm Vertical Accuracy Class as defined by the American Society of Photogrammetry and Remote Sensing (ASPRS), which is suitable for generating contours at one-foot intervals.
- Not applicable.
- Refer to the zoning notes for applicable setback requirements.
- The surveyed parcel is vacant.
- Not applicable.
- Not applicable.
- Not applicable.
- Substantial features or improvements situate on the surveyed parcel are shown hereon.
- Not applicable. There are no surface parking areas, lots or parking structures on the surveyed property.
- Not applicable. There are no division lines or party walls with any of the adjoining properties.
- The subsurface utilities shown hereon are of Quality Level C (Q-C) as defined by the American Society of Civil Engineers (ASCE) in Document 38-02 titled "Standard Guidelines for the Collection and Depiction of Existing Subsurface Utility Data". The subsurface utilities are based on observed evidence located during the field survey and record mapping. The surveyor makes no guarantee the subsurface utilities comprise all such utilities upon or adjacent to the surveyed parcel, either in service or abandoned. The surveyor does not warrant, guarantee, or certify that the subsurface utilities are in the exact location indicated, although the subsurface utilities are depicted as accurately as possible from the information available.
- Not applicable.
- Not applicable.
- The name, deed reference, and tax parcel number of the current property owners for parcels adjoining the surveyed parcel are shown hereon.
- The Point of Beginning of the 30.661-acre parcel is approximately 1,594 feet northeasterly from the intersection of County Route 33 and County Route 23.
- Not applicable.
- To the best of my knowledge, there was building construction, or building additions observed in the process of conducting the field survey, an area of earth moving work is shown hereon.
- To the best of my knowledge, there are no proposed changes in street right-of-way lines.
- To the best of my knowledge, there are not any off-site easements or servitudes that benefit the surveyed parcel.
- Thew Associates PE-LS, PLLC maintains professional liability insurance in the amount of \$2,000,000 per occurrence with a \$2,000,000 aggregate.

General Notes:

- This survey is referenced horizontally to the North American Datum of 1983, 2011 adjustment (NAD83/2011), projected on the New York State Plane Coordinate System (East Zone), and vertically to the North American Vertical Datum of 1988 (NAVD88).
- North arrow as shown indicates Grid North referenced to NAD83/2011, projected on the New York State Plane Coordinate System (East Zone).
- The reference horizontal and vertical control station is a Continuously Operating Reference Station designated as MALONE CORS ARP (NYML). NYML was established by the New York State Department of Transportation and last adjusted by the National Geodetic Survey in June 2019. Elevation 736.50 feet.
- RTK GPS/GNSS surveying techniques were utilized to determine the coordinates and elevations of the primary horizontal and vertical control points. RTK GPS/GNSS and conventional surveying techniques were utilized to determine the coordinates and elevations of the secondary horizontal and vertical control points.
- Elevations and contours shown reference the North American Vertical Datum of 1988 (NAVD88-Geoid18).
- Contours shown hereon were generated from a Digital Terrain Model utilizing Autodesk Civil 3D Surveying and Engineering software.
- The location of subsurface improvements or encroachments are not always known and often must be estimated. If any subsurface improvements or encroachments exist or are shown, the improvements or encroachments are not certified to by the undersigned surveyor.
- The surveyed premises may be affected by encumbrances that are unknown to the undersigned surveyor. The users of this survey map should verify the title with competent title examiners.
- The surveyed parcel is subject to all covenants, easements, and restrictions of record, if any.
- The tax parcel number assigned to the surveyed property does not include any land other than the surveyed property.
- The surveyed property has direct access to County Road 23, which is a public highway.
- The surveyed parcel is the same parcel of land described in the Commitment for Title Insurance Policy No. 71113603 with an Effective Date of July 23, 2020.
- The survey shows the location of all buildings, structures, parking areas and other improvements situated on the surveyed parcel.
- There are no visible or recorded easements or right of ways across the surveyed property of which the surveyor has been advised.
- There are no encroachments onto adjoining property, streets or alleys or any easements burdening the surveyed premises by any buildings, structures or other improvements, and there are no encroachments onto the surveyed property or easements burdening the surveyed parcel by buildings, structures or other improvements situated on adjoining property, except for the following encroachments: none.
- The information shown hereon is based on an instrument survey completed on December 28, 2020.

Flood Zone:

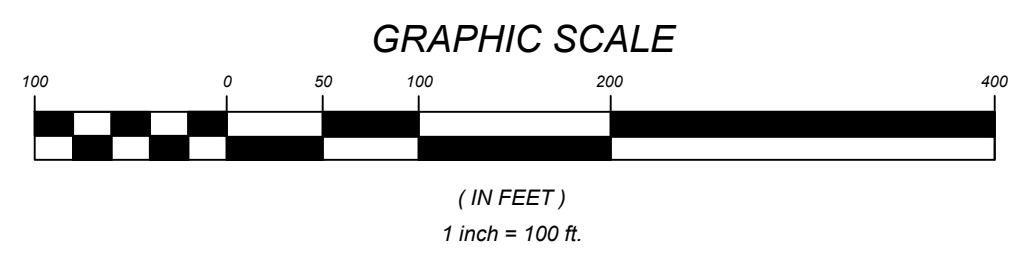
The surveyed parcel shown hereon lies within an area where FEMA has not completed a study to determine flood hazard for the Town of Chateaugay therefore, a flood map has not been published.

Zoning:

Town of Chateaugay, Local Law No. 3 of 2018.

Item 7(c)(vii)(7) - Setbacks for Tier 3 Solar Energy Systems

Set Back. There is a setback requirement of 500 feet from any residential structure and 50 feet from the right of way of any public road or private right of way. An affected home owner may irrevocably waive the residential setback requirement, in writing.



The undersigned hereby certifies to:

- Brookside Solar, LLC
- AES Clean Energy Development, LLC
- Stewart Title Insurance Company

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes Items 2, 3, 4, 5, 6(a), 7(a), 8, 10, 11(a), 13, 14, 16, 17, 18, and 19 of Table A thereof.

Signature:

Name: James S. Thew

Registration No.: 050226

Date:

Copyright © 2022 Thew Associates PE-LS, PLLC - All Rights Reserved

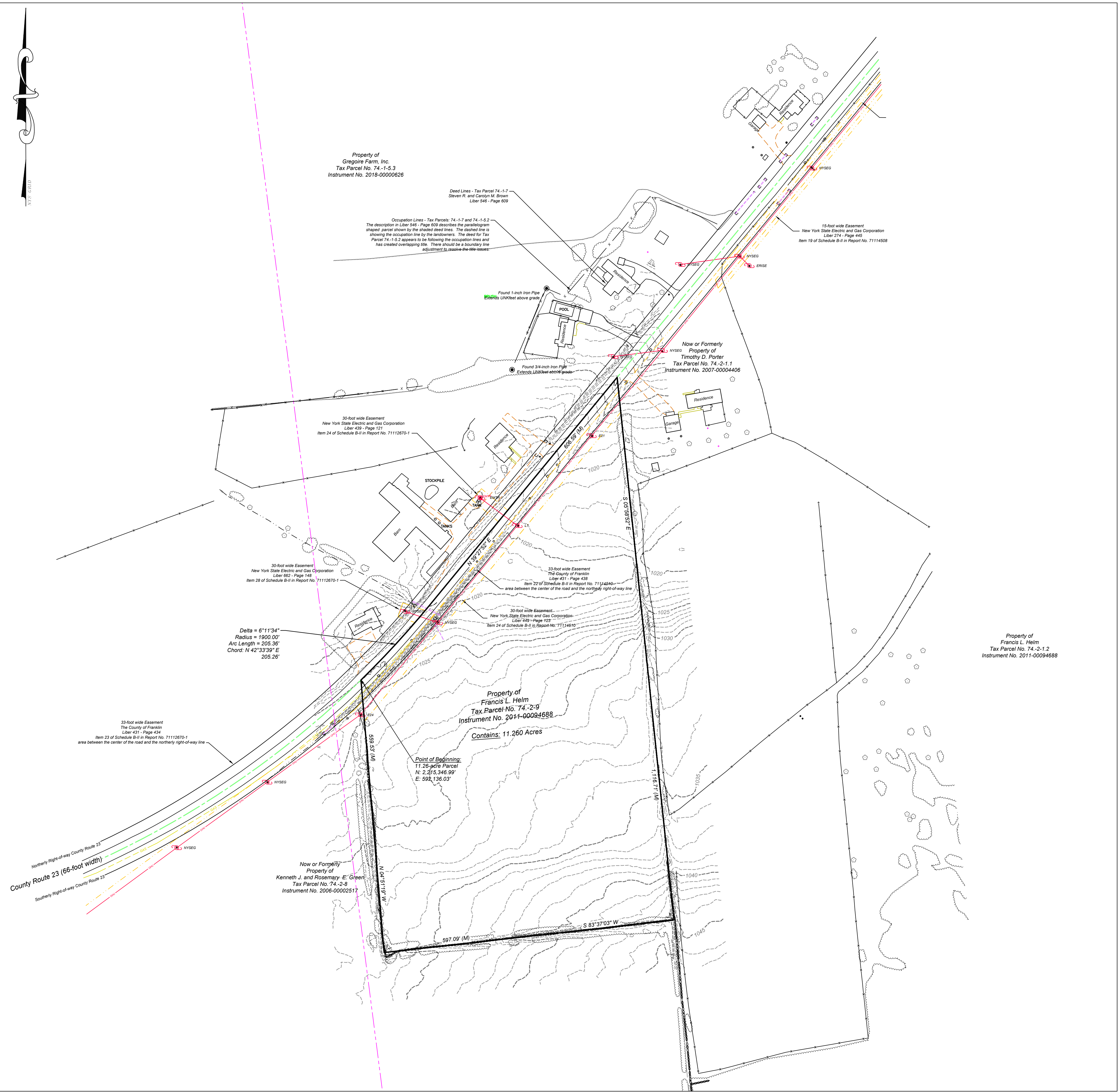
Unauthorized alteration or addition to a survey map bearing a licensed land surveyor's seal is a violation of Section 7209, Subdivision 2 of the New York State Education Law.

Only copies from the original of this survey marked with an original of the surveyor's inked seal or his embossed seal shall be considered to be valid and true copies.

UNOWN:	ALTA/NSPS Land Title Survey Brookside Solar Development Gregoire Farm LLC Tax Parcel 74-1-5.3 Town of Chateaugay County of Franklin State of New York
CHECKED:	
SCALE:	1" = 100'
DATE:	01.24.2022
PROJECT NUMBER:	4049-05-20
DESCRIPTION:	
DATE:	

P.O. Box 483
4611 US Highway 117
Canton, New York 13617
T: 315-936-0776
F: 315-936-1072
www.ThewAssociates.com

8478 River Road
Metcy, New York 13403
T: 315-523-2775
F: 315-787-1857



Unauthorized alteration or addition to a survey map bearing a licensed land surveyor's seal is a violation of Section 7209, Subdivision 2 of the New York State Education Law.

Only copies from the original of this survey marked with an original of the surveyor's inked seal or his embossed seal shall be considered to be valid and true copies.

- Notes Corresponding to Table A
of the 2021 Minimum Standard Detail Requirements
for ALTA/NSPS Land Title Surveys.
1. Not applicable.
 2. The address of the surveyed parcel is County Highway, Chateaugay, New York 12917.
 3. Said described property is located within an area undetermined by the Secretary of Housing and Urban Development.
 4. The gross land area of the surveyed parcel is 11.260 acres, which is the entirety of Tax Parcel 74-2-9.
 5. The topography shown hereon was derived from LIDAR data. The accuracy of the topographic data meets the 10-cm Vertical Accuracy Class as defined by the American Society of Photogrammetry and Remote Sensing (ASPRS), which is suitable for generating contours at one-foot intervals.
 - 6(a). Not applicable.
 - 6(b). Refer to the zoning notes for applicable setback requirements.
 - 7(a). The surveyed parcel is vacant.
 - 7(b)(1). Not applicable.
 - 7(b)(2). Not applicable.
 - 7(c). Not applicable.
 8. Substantial features or improvements situate on the surveyed parcel are shown hereon.
 9. Not applicable. There are no surface parking areas, lots or parking structures on the surveyed property.
 10. Not applicable. There are no division lines or party walls with any of the adjoining properties.
 - 11(a). The subsurface utilities shown hereon are of Quality Level C (QL-C) as defined by the American Society of Civil Engineers (ASCE) in Document 38-02 titled "Standard Guidelines for the Collection and Depiction of Existing Subsurface Utility Data". The subsurface utilities are based on observed evidence located during the field survey and record mapping. The surveyor makes no guarantee the subsurface utilities comprise all such utilities upon or adjacent to the surveyed parcel, either in service or abandoned. The surveyor does not warrant, guarantee, or certify that the subsurface utilities are in the exact location indicated, although the subsurface utilities are depicted as accurately as possible from the information available.
 - 11(b). Not applicable.
 12. Not applicable.
 13. The name, deed reference, and tax parcel number of the current property owners for parcels adjoining the surveyed parcel are shown hereon.
 14. The Point of Beginning of the 11.260-acre parcel is approximately 2,650 feet easterly from the intersection of U.S. Highway 11 with East Road.
 15. Not applicable.
 16. To the best of my knowledge, there was building construction, or building additions observed in the process of conducting the field survey, an area of earth moving work is shown hereon.
 17. To the best of my knowledge, there are no proposed changes in street right-of-way lines.
 18. To the best of my knowledge, there are not any off-site easements or servitudes that benefit the surveyed parcel.
 19. Thew Associates PE-LS, PLLC maintains professional liability insurance in the amount of \$2,000,000 per occurrence with a \$2,000,000 aggregate.

- General Notes:
1. This survey is referenced horizontally to the North American Datum of 1983, 2011 adjustment (NAD83/2011), projected on the New York State Plane Coordinate System (East Zone), and vertically to the North American Vertical Datum of 1988 (NAVD88).
 2. North arrow as shown indicates Grid North referenced to NAD83/2011, projected on the New York State Plane Coordinate System (East Zone).
 3. The reference horizontal and vertical control station is a Continuously Operating Reference Stations designated as MALONE CORS ARP (NYML). NYML was established by the New York State Department of Transportation and last adjusted by the National Geodetic Survey in June 2019. Elevation 728.50 feet.
 4. RTK GPS/GNSS surveying techniques were utilized to determine the coordinates and elevations of the primary horizontal and vertical control points. RTK GPS/GNSS and conventional surveying techniques were utilized to determine the coordinates and elevations of the secondary horizontal and vertical control points.
 5. Elevations and contours shown reference the North American Vertical Datum of 1988 (NAVD88-Geoid18).
 6. Contours shown hereon were generated from a Digital Terrain Model utilizing Autodesk Civil 3D Surveying and Engineering software.
 7. The location of subsurface improvements or encroachments are not always known and often must be estimated. If any subsurface improvements or encroachments exist or are shown, the improvements or encroachments are not certified to by the undersigned surveyor.
 8. The surveyed premises may be affected by encumbrances that are unknown to the undersigned surveyor. The users of this survey map should verify the title with competent title examiners.
 9. The surveyed parcel is subject to all covenants, easements, and restrictions of record, if any.
 10. The tax parcel number assigned to the surveyed property does not include any land other than the surveyed property.
 11. The surveyed property has direct access to County Road 23, which is a public highway.
 12. The surveyed parcel is the same parcel of land described in the Commitment for Title Insurance Policy No. 71114510 with an effective date of August 24, 2020.
 13. The survey shows the location of all building, structures, parking areas and other improvements situated on the surveyed parcel.
 14. There are no visible or recorded easements or right of ways across the surveyed property of which the surveyor has been advised.
 15. There are no encroachments onto adjoining property, streets or alleys or any easements burdening the surveyed premises by any buildings, structures or other improvements, and there are no encroachments onto the surveyed property or easements benefiting the surveyed parcel by buildings, structures or other improvements situated on adjoining property, except for the following encroachments: none.
 16. The information shown hereon is based on an instrument survey completed on December 28, 2020.

- Legend:
- Property Line
 - Adjoiner Deed Line
 - Interior Deed Line
 - Edge of Water - Centerline of Stream
 - Town/Lot Line
 - Easement Line
 - Edge of Gravel
 - Minor Contour
 - Major Contour
 - Storm Culvert
 - Treeline
 - Overhead Electric
 - Overhead Utilities
 - Barbed Wire Fence
 - Page Wire Fence (unless noted)
 - Spot Elevation
 - Utility Pole
 - Found Rebar, Pipe, Pin, et cetera, as noted
 - Found Concrete Monument
 - Deed Book and Page
 - Instrument No.

The undersigned hereby certifies to:

1. Brookside Solar, LLC
2. AES Clean Energy Development, LLC
3. Stewart Title Insurance Company

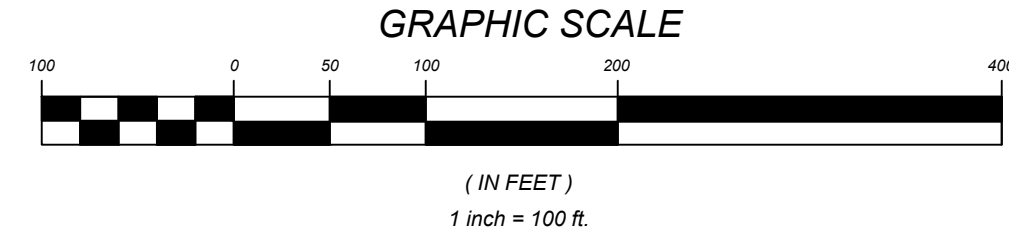
This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes items 2, 3, 4, 5, 6(b), 7(a), 8, 10, 11(a), 13, 14, 16, 17, 18, and 19 of Table A thereof.

Signature _____

Name: _____

Registration No.: _____

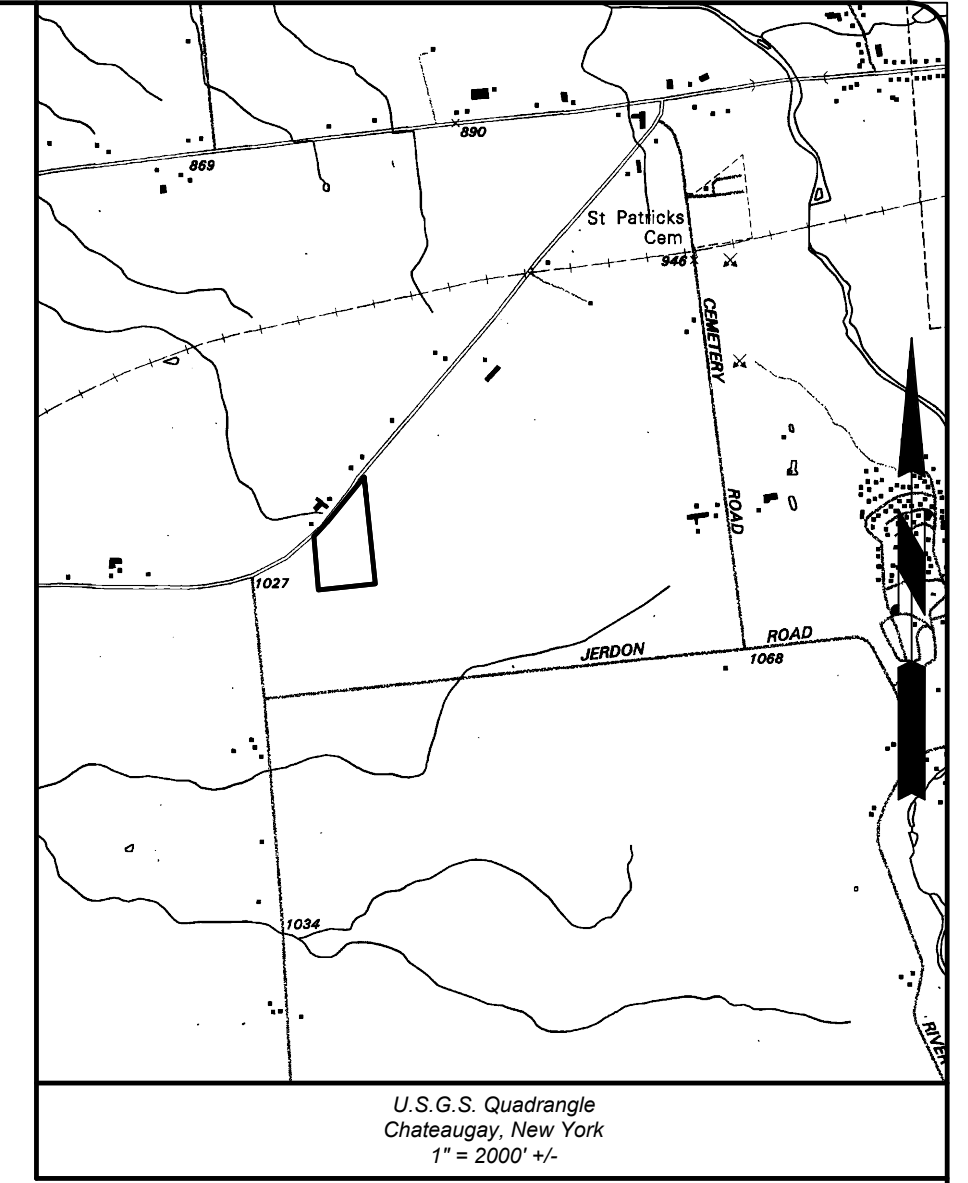
Date: _____



UNSWORN	ALTA/NSPS Land Title Survey Brookside Solar Development Francis L. Helm Tax Parcel 74-2-9 Town of Chateaugay County of Franklin State of New York		
CHECKED:			
SCALE: 1" = 100'			
DATE: 01.25.2022			
PROJECT NUMBER: 4049-05-20	P.O. Box 483 6411 US Highway 11 Chateaugay, New York 12917 T: 315/386-0776 F: 315/386-1012 www.TheAssociates.com		
THW	DESCRIPTION	DATE	8478 River Road Meny, New York 13403 T: 315/323-7778 F: 315/787-1857

Tax Parcel Number:
Town of Chateaugay, Franklin County, New York
Section 74, Block 2 Lot 9

Deed Reference:
Del Malone of 9078 Ford Street, Ogdensburg, Ny, 13669
Marlene Malone of 7762 SR 11 Chateaugay, Ny 12920
to
Francis L. Helm of 1742 CR 23 Chateaugay, Ny 12920
Deed: Instrument No. 2011-00001056
Dated: February 23, 2011
Recorded: February 25, 2011



Notes Corresponding to Schedule B
of Stewart Title Insurance Company
Commitment for Title Insurance No. 71114510
Effective Date: August 24, 2020

- Items not listed below are standard title exceptions and/or are not matters that pertain to this survey.
18. Right of Way granted by P. E. Ryan to Northern New York Telephone Company, dated October 17, 1989 and recorded October 18, 1989 in Liber 109 of Deeds, page 525. communication lines are attached to poles owned by the New York State Electric & Gas Corporation. There is no evidence of separate communication lines on Tax Parcel 74-2-9, however, the easement presumably encumbers Tax Parcel 74-2-9, is blanket in nature, and is not shown hereon.
 19. Right of Way as contained in Warranty Deed granted by Timothy F. Costello & Mary Costello to Ward D. Mitchell & Ida W. Mitchell dated January 22, 1918 and recorded January 23, 1918 in Liber 160 of Deeds, Page 177. Missing title document
 20. Right of Way granted by W. F. Mitchell & Ida M. Mitchell to New York State Electric & Gas Corporation, dated June 28, 1927 and recorded March 18, 1948 in Liber 214 of Deeds, page 393. The easement presumably encumbers Tax Parcel 74-2-9, however is not plottable and is not shown hereon.
 21. Right of Way granted by Ward D. Mitchell & Ida M. Mitchell to New York State Electric & Gas Corporation, dated June 18, 1953 and recorded July 14, 1953 in Liber 332 of Deeds, page 393. The easement presumably encumbers Tax Parcel 74-2-9, however is not plottable and is not shown hereon.
 22. Easement granted by Bruce Porter to Franklin County Highway Department, dated January 28, 1966 and recorded March 17, 1966 in Liber 431 of Deeds, page 438. The easement encumbers Tax Parcel 74-2-9 and is shown hereon. The easement states that any fences within 33 feet of the center of County Route 23 will be removed and any new fences constructed shall be at least 33 feet from the center of the County Route 23.
 23. Easement granted by Bruce Porter & Patricia M. Porter to New York State Electric & Gas Corporation, dated February 14, 1968 and recorded March 14, 1968 in Liber 439 of Deeds, page 129. The easement does not encumber Tax Parcel 74-2-9.
 24. Easement granted by Bruce Porter & Patricia M. Porter to New York State Electric & Gas Corporation, dated February 14, 1968 and recorded March 14, 1968 in Liber 439 of Deeds, page 123. The easement encumbers Tax Parcel 74-2-9 and is shown hereon.
 25. Oil & Gas Lease granted by Bruce Porter to Ohio Gas & Oil dated October 6, 1982 and recorded October 27, 1982 in Liber 508 of Deeds, Page 214. The oil and gas lease has expired, and therefore, no longer encumbers Tax Parcel 74-2-9.

Flood Zone:
The surveyed parcel shown hereon lies within an area where FEMA has not completed a study to determine flood hazard for the Town of Chateaugay therefore, a flood map has not been published.

Zoning:
Town of Chateaugay, Local Law No. 3 of 2018:
Item 7(c)(vi)(7) - Setbacks for Tier 3 Solar Energy Systems
Set Back: There is a setback requirement of 500 feet from any residential structure and 50 feet from the right of way of any public road or private right of way. An affected home owner may irrevocably waive the residential setback requirement, in writing.

20. Easement granted by R. Clifford Cook and Kathryn M. Cook to New York State Electric & Gas Corporation, dated May 8, 1968 and recorded October 24, 1968 in Liber 441 of Deeds, page 1014. **The easement does not encumber Tax Parcel 59-3-16.2.**

[illegible]

	Legend:
	Property Line
	Adjoiner Deed Line
	Interior Deed Line
	Edge of Water - Centerline of Stream
	Town/Lot Line
	Easement Line
	Edge of Gravel
	Minor Contour
	Major Contour
	Storm Culvert
	Treeline
	Overhead Electric
	Overhead Utilities
	Barbed Wire Fence
	Pipe Wire Fence (unless noted)
	Spot Elevation
	Utility Pole
	Found Rebar, Pipe, Pin, etc. as noted
	Found Concrete Monument
	Deed Book and Page
	Instrument No.

Lib: 1255 - Page 274
2004-02220

Date: _____

REV	DESCRIPTION	DATE

www.TheWAssociates.com

Set Back. There is a setback requirement of 500 feet from any residential structure and 50 feet from the right of way of any public road or private right of way. An affected home owner may irrevocably waive the residential setback requirement, in writing.

PROJECT NUMBER: 1010 05 00
 Canton, New York 13617
 T: 315/386-2776
 F: 315/386-1012
 www.TheWAssociates.com
 T: 315/7...
 F: 315/7...

PROJECT NUMBER: 1010 05 00
 Canton, New York 13617
 T: 315/386-2776
 F: 315/386-1012
 www.TheWAssociates.com
 T: 315/7...
 F: 315/7...



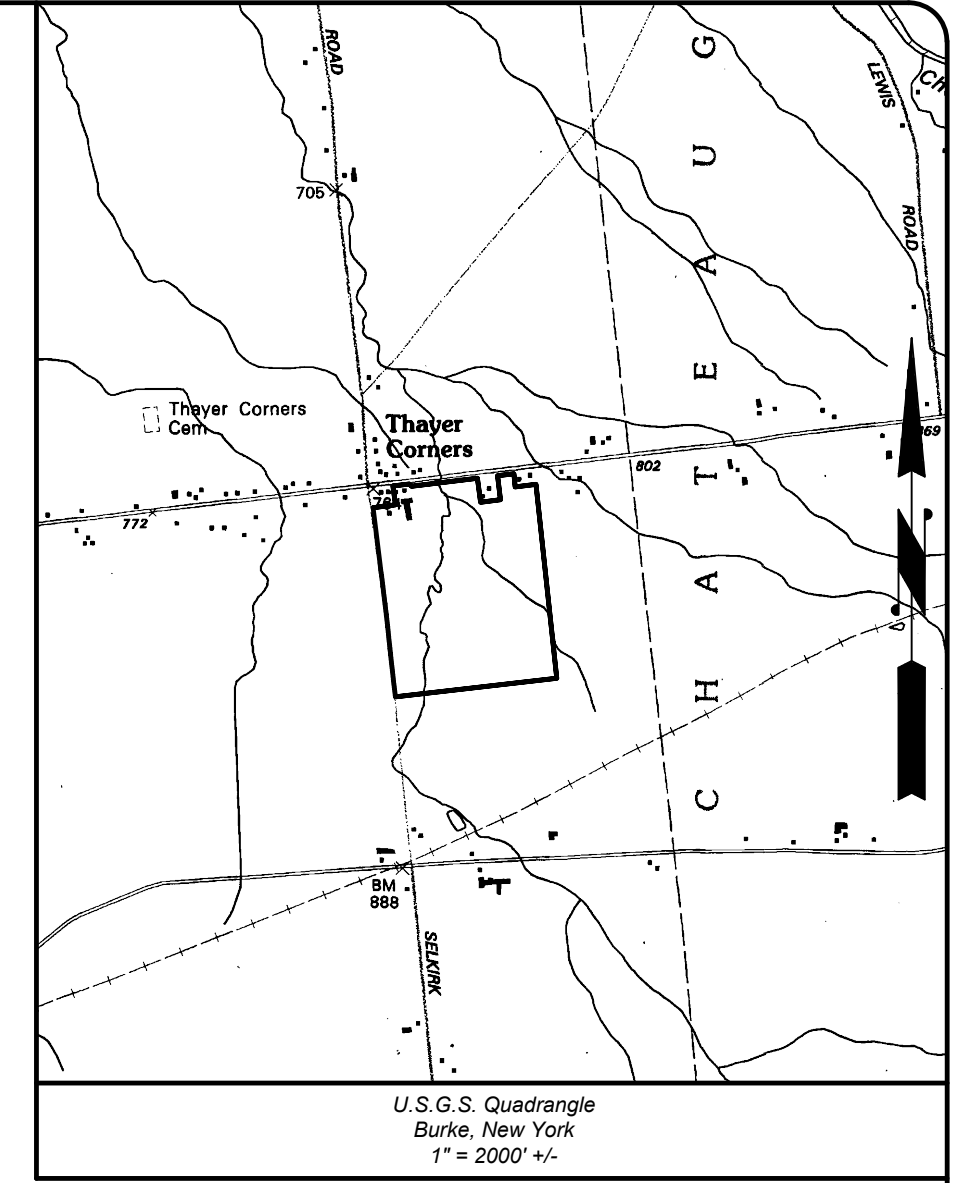
- Notes Corresponding to Table A of the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys
- Not applicable.
 - The address of the surveyed parcel is 5738 State Route 11, Burke, New York 12017.
 - Said described property is located within an area having a Zone Designation C (area of minimal flood hazard outside the 0.2 percent annual chance flood) by the Secretary of Housing and Urban Development, on Flood Insurance Rate Map No. 3819450108 for Community No. 36194, in Franklin County, State of New York, which is the current Flood Insurance Rate Map for the community in which said property is situated.
 - The gross land area of the surveyed parcel is 81.441 acres, which is the entirety of Tax Parcel 59-4-9.
 - The topography shown hereon was derived from LIDAR data. The accuracy of the topographic data meets the 10-cm Vertical Accuracy Class as defined by the American Society of Photogrammetry and Remote Sensing (ASPRS), which is suitable for generating contours at one-foot intervals.
 - (a). Not applicable.
 - (b). Refer to the zoning notes for applicable setback requirements.
 - (a). The exterior dimensions of the structures situated on the property are shown hereon.
 - (b)(1). Not applicable.
 - (b)(2). Not applicable.
 - (c). Not applicable.
 - Substantial features or improvements situate on the surveyed parcel are shown hereon.
 - Not applicable. There are no surface parking areas, lots or parking structures on the surveyed property.
 - Not applicable. There are no division lines or party walls with any of the adjoining properties.
 - (a). The subsurface utilities shown hereon are of Quality Level C (QL-C) as defined by the American Society of Civil Engineers (ASCE) in Document 38-02 titled "Standard Guidelines for the Collection and Depiction of existing Subsurface Utility Data". The subsurface utilities are based on observed evidence located during the field survey and record mapping. The surveyor makes no guarantee the subsurface utilities comprise all such utilities upon or adjacent to the surveyed parcel, either in service or abandoned. The surveyor does not warrant, guarantee, or certify that the subsurface utilities are in the exact location indicated, although the subsurface utilities are depicted as accurately as possible from the information available.
 - (b). Not applicable.
 - Not applicable.
 - The name, deed reference, and tax parcel number of the current property owners for parcels adjoining the surveyed parcel are shown hereon.
 - The Point of Beginning of the 81.441-acre parcel is approximately 258 feet easterly of the intersection of US Highway 11 and East Road.
 - Not applicable.
 - To the best of my knowledge, there was building construction, or building additions observed in the process of conducting the field survey; an area of each moving work is shown hereon.
 - To the best of my knowledge, there are no proposed changes in street right-of-way lines.
 - To the best of my knowledge, there are not any off-site easements or servitudes that benefit the surveyed parcel.
 - The Associates P.E.S., PLLC maintains professional liability insurance in the amount of \$2,000,000 per occurrence with a \$2,000,000 aggregate.

General Notes:

- This survey is referenced horizontally to the North American Datum of 1983, 2011 adjustment (NAD83/2011), projected on the New York State Plane Coordinate System (East Zone), and vertically to the North American Vertical Datum of 1988 (NAVD88).
- North arrow as shown indicates Grid North referenced to NAD83/2011, projected on the New York State Plane Coordinate System (East Zone).
- The reference horizontal and vertical control station is a Continuously Operating Reference Stations designated as MALONE CORS ARP (NYAL). NYAL was established by the New York State Department of Transportation and last adjusted by the National Geodetic Survey in June 2019. Elevation 736.50 feet.
- Static GPS/GNSS surveying techniques were utilized to determine the coordinates and elevations of the primary horizontal and vertical control points. RTK, GPS/GNSS and conventional surveying techniques were utilized to determine the coordinates and elevations of the secondary horizontal and vertical control points.
- Elevations and contours shown reference the North American Vertical Datum of 1988 (NAVD88-Geoid18).
- Contours shown hereon were generated from a Digital Terrain Model utilizing Autodesk Civil 3D Surveying and Engineering software.
- The location of subsurface improvements or encroachments are not always known and often must be estimated. If any subsurface improvements or encroachments exist or are shown, the improvements or encroachments are not certified to by the undersigned surveyor.
- The surveyed premises may be affected by encumbrances that are unknown to the undersigned surveyor. The users of this survey map should verify the title with competent title examiners.
- The surveyed parcel is subject to all covenants, easements, and restrictions of record, if any.
- The tax parcel number assigned to the surveyed property does not include any land other than the surveyed property.
- The surveyed property has direct access to US Highway 11 and Ketchum Road, which are public highways.
- The surveyed parcel is the same parcel of land described in the Commitment for Title Insurance Policy No. 71112649 with an effective date of July 23, 2020.
- The survey shows the location of all building, structures, parking areas and other improvements situated on the surveyed parcel.
- There are no visible or recorded easements or right of ways across the surveyed property of which the surveyor has been advised.
- There are no encroachments onto adjoining property, streets or alleys or any easements burdening the surveyed premises by any buildings, structures or other improvements, and there are no encroachments onto the surveyed property or easements benefiting the surveyed parcel by buildings, structures or other improvements situated on adjoining property, except for the following encroachments: none.
- The information shown hereon is based on an instrument survey completed on December 28, 2020.

Tax Parcel Number:
Town of Burke, Franklin County, New York
Section 59, Block 4 Lot 9

Deed Reference:
James G. and Gertrude Johnston
to
Robert and Joan Johnston
Deed: Liber 729 - Page 25
Dated: August 2, 1999
Recorded: August 2, 1999



Notes Corresponding to Schedule B of Stewart Title Insurance Company Commitment for Title Insurance No. 71112649 Effective Date: July 23, 2020

- Items not listed below are standard title exceptions and/or are not matters that pertain to this survey.
- Subject to right of others to spring rights and water right, on the insured premises as in Quit Claim Deed recorded July 8, 1949 in Book 290, Page 337 and in Warranty Deed granted by Lots Nine to Nellie F. Gilted dated February 21, 1916 and recorded August 31, 1916 in Liber 155 of Deeds, Page 517. The location of the spring and the associated underground piping is unknown. The spring and water rights encumber Tax Parcel 59-4-9, however, are not shown hereon.
 - Right of Way granted by E.E. Mason to Northern New York Telephone Company, dated April 1, 1899 and recorded June 3, 1899 in Liber 108 of Deeds, page 560. There is no evidence of a telephone lines on Tax Parcel 59-4-9; however, the easement presumably encumbers Tax Parcel 54-4-3, is blank in nature, and is not shown hereon.
 - Right of Way granted by F.E. Mason to Northern New York Telephone Company, dated April 6, 1899 and recorded June 3, 1899 in Liber 108 of Deeds, page 559. There is no evidence of a telephone lines on Tax Parcel 59-4-9; however, the easement presumably encumbers Tax Parcel 54-4-3, is blank in nature, and is not shown hereon.
 - Easement granted by James G. Johnston & Gertrude M. Johnston to New York State Electric & Gas Corporation, dated October 20, 1965 and recorded April 21, 1966 in Liber 431 of Deeds, page 771. The easement encumbers Tax Parcel 54-4-9 and is shown hereon.
 - Right of Way granted by James Johnston & Gertrude Johnston to New York Telephone Company, dated July 25, 1967 and recorded December 14, 1967 in Liber 438 of Deeds, page 391. There is no evidence of a telephone lines on Tax Parcel 59-4-9; however, the easement presumably encumbers Tax Parcel 54-4-9, is blank in nature, and is not shown hereon.
 - Easement granted by James G. Johnston & Gertrude M. Johnston to New York State Electric & Gas Corporation, dated October 18, 1967 and recorded January 2, 1968 in Liber 436 of Deeds, page 600. The easement encumbers Tax Parcel 54-4-9 and is shown hereon.
 - Easement granted by James G. Johnston & Gertrude M. Johnston to New York State Electric & Gas Corporation, dated October 18, 1967 and recorded January 2, 1968 in Liber 436 of Deeds, page 600. The easement does not encumber Tax Parcel 54-4-9.
 - Easement granted by James G. Johnston & Gertrude M. Johnston to New York State Electric & Gas Corporation, dated July 31, 1974 and recorded July 31, 1974 in Liber 469 of Deeds, page 152. The easement does not encumber Tax Parcel 54-4-9.
 - Right of Way granted by James Johnston to New York Telephone Company, dated November 22, 1982 and recorded November 22, 1982 in Liber 506 of Deeds, page 706. The easement does not encumber Tax Parcel 54-4-9.
 - Easement granted by James G. & Gertrude Johnston to New York State Electric & Gas Corporation, dated June 28, 1988 and recorded August 11, 1988 in Liber 537 of Deeds, page 137. The easement does not encumber Tax Parcel 54-4-9.
 - Terms, Condition, Restrictions as Containing in Memorandum of Land Lease and Solar Easement granted by Robert A. Johnston & Joan B. Johnston to Genonno Solar Energy, LLC dated March 22, 2019 and recorded April 19, 2019 in instrument No. 2019-1713 and Assignment of Lease granted by Genonno Solar Energy, LLC to Brookside Solar, LLC dated January 8, 2020 and recorded March 3, 2020 in instrument No. 2020-923. This assignment encumbers Tax Parcel 54-4-9 in its entirety.

Flood Zone:
The surveyed parcel shown hereon lies within Zone C as shown on Panel 10 for Community No. 36194 having an effective date of February 19, 1986.

Zoning:
Town of Burke, Local Law No. 1 of 2019.
Item 7(c)(iv)(7) - Setbacks for Tier 3 Solar Energy Systems

Set Back: There is a setback requirement of 500 feet from any residential structure and 50 feet from the right of way of any public road or private right of way. An affected home owner may irrevocably waive the residential setback requirement, in writing.

The undersigned hereby certifies to:

- Brookside Solar, LLC
- AES Clean Energy Development, LLC
- Stewart Title Insurance Company

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes items 2, 3, 4, 5, 6(b), 7(a), 8, 10, 11(a), 13, 14, 16, 17, 18, and 19 of Table A thereof.

Signature: _____
Name: _____
Registration No.: _____
Date: _____

Unauthorized alteration or addition to a survey map bearing a licensed land surveyor's seal is a violation of Section 7209, Subdivision 2 of the New York State Education Law.

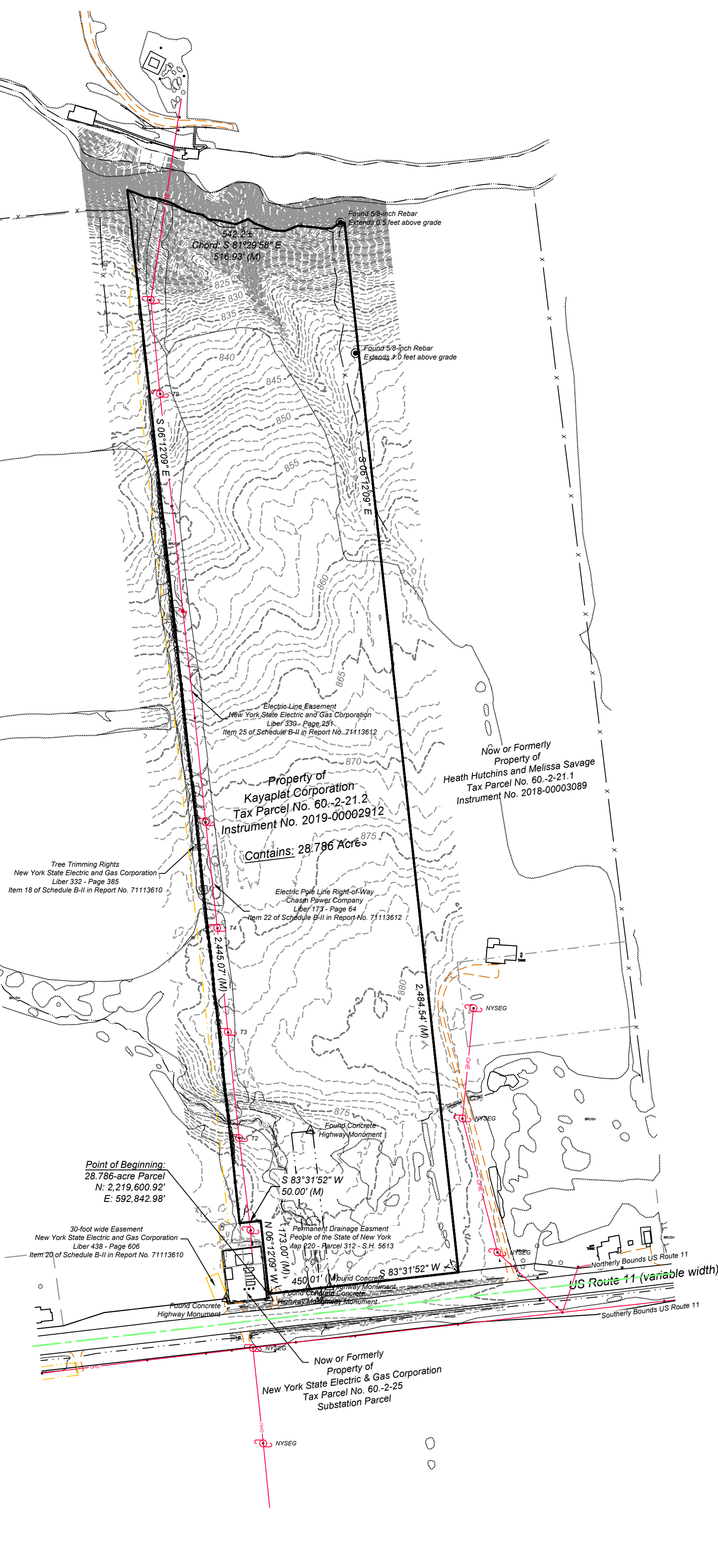
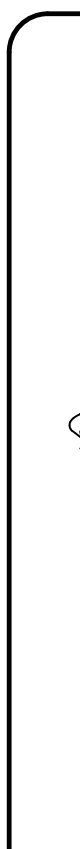
Only copies from the original of this survey marked with an original of the surveyor's inked seal or his embossed seal shall be considered to be valid and true copies.

UNSWR:		ALTA/NSPS Land Title Survey Brookside Solar Development Robert and Joan Johnston Tax Parcel 59-4-9 Town of Burke County of Franklin State of New York
CHECKED:		
SCALE:	1" = 100'	
DATE:	01.30.2022	
PROJECT NUMBER:	4049-05-20	
DESCRIPTION:		

P.O. Box 483
6411 US Highway 11
Canton, New York 12017
T 315-396-0776
F 315-396-1072

THE ASSOCIATES
LAND SURVEYORS
www.TheAssociates.com

8478 River Road
Merry, New York 13403
T 315-393-2778
F 315-393-1857



Notes Corresponding to Table A
of the 2021 Minimum Standard Detail Requirements
for ALTA/NSPS Land Title Surveys

1. Not applicable.
2. The address of the surveyed parcel is State Route 11, Chateaugay, New York 12620.
3. Said described property is located on an area having an undetermined zone by the Secretary of Housing and Urban Development.
4. The gross land area of the surveyed parcel is 28.786 acres, which is the entirety of Tax Parcel 60-2-21.2.
5. The topography shown hereon was derived from LIDAR data. The accuracy of the topographic data meets the 10-cm Vertical Accuracy Class as defined by the American Society of Photogrammetry and Remote Sensing (ASPRS), which is suitable for generating contours at one-foot intervals.
- 6a) Not applicable.
- 6b) Refer to the zoning notes for applicable setback requirements.
7. The surveyed premises is vacant.
- 7a) Not applicable.
- 7b) Not applicable.
- 7c) Not applicable.
8. Substantial features or improvements situated on the surveyed parcel are shown hereon.
9. Not applicable. There are no surface parking areas, lots or parking structures on the surveyed property.
10. Not applicable. There are no division lines or party walls of any of the adjoining properties.
- 11a) The subsurface utilities shown hereon are of Quality Level C (QLC) as defined by the American Society of Civil Engineers (ASCE) and the National Standard Guidelines for the Collection and Depiction of existing Subsurface Utility Data. The subsurface utilities are based on observed evidence located during the field survey and record mapping. The surveyor makes no guarantee the subsurface utilities comprise all such utilities open or adjacent to the surveyed parcel, either in surface or subsurface. The surveyor does not warrant, guarantee, or certify that the subsurface utilities are in the exact location indicated, although the subsurface utilities are depicted as accurately as possible from the information available.
- 11b) Not applicable.
12. Not applicable.
13. The named reference, and tax parcel number of the current property owners for parcels adjoining the surveyed parcel are shown hereon.
14. The Point of Beginning of the 28.786-acre parcel is approximately 1.747 feet easterly from the intersection of US Highway 11 and State Route 11.
15. Not applicable.
16. To the best of my knowledge, there was building construction, or building additions observed in the process of constructing the surveyed area, an area of earth moving work is shown hereon.
17. To the best of my knowledge, there are no proposed changes in street right-of-way lines.
18. The best of my knowledge, there are no off-site easements or servitudes that benefit the surveyed parcel.
19. These Associates-PE-LS, PLLC maintains professional liability insurance in the amount of \$2,000,000 per occurrence with a \$2,000,000 aggregate.

General Notes:

1. The survey is referenced horizontally to the North American Datum of 1983, 2011 adjustment (NAD83/2011), projected on the New York State Plane Coordinate System (East Zone), and vertically to the North American Vertical Datum of 1988 (NAVD88).
2. North arrow as shown indicates Grid North referenced to NAD83/2011, projected on the New York State Plane Coordinate System (East Zone).
3. The reference horizontal and vertical control station is a Continuous Operating Reference Stations designated as MALONE CORS APP (NYMVL). NYMVL was established by the New York Department of Transportation and last adjusted by the National Geodetic Survey in June 2016. Elevation 728.50 feet.
4. Static GPS/GNSS surveying techniques were utilized to determine the coordinates and elevations of the primary horizontal and vertical control points. RTK GPS/GNSS and conventional surveying techniques were utilized to determine the coordinates and elevations of the secondary horizontal and vertical control points.
5. Elevations and contours shown reference the North American Vertical Datum of 1988 (NAVD88/GEO118).
6. Contours shown herein were generated from a Digital Terrain Model utilizing Autodesk Civil 3D Surveying and Engineering software.
7. The location of subsurface improvements or encroachments exists are not always known and often must be estimated. If any subsurface improvements or encroachments exist or are shown, the improvements or encroachments are not certified by the undersigned surveyor.
8. The surveyed premises may be affected by encumbrances that are unknown to the undersigned surveyor. The users of this survey map should verify the title with competent title examiners.
9. The surveyed parcel is subject to all covenants, easements, and restrictions of record, if any.
10. The tax parcel number assigned to the surveyed property does not include any land other than the surveyed property.
11. The surveyed parcel has direct access to US Highway 11 and Lewis road, which are public highways.
12. The surveyed parcel is the same parcel as Land Use Designation in the Commitment for Title Insurance Policy No. 71113621 with an effective date of July 3, 2020.
13. The survey shows the location of all building, structures, parking areas and other improvements situated on the surveyed parcel.
14. There are no visible or recorded easements or right of ways across the surveyed property of which the surveyor has been advised.
15. There are no encroachments on adjoining property, streets or alleys or any easements burdening the surveyed premises by any buildings, structures or other improvements, and there are no encroachments onto the surveyed property or easements burdening the surveyed property by buildings, structures or other improvements situated on adjoining property, except for the following encroachments hereon:
16. The information shown herein is based on an instrument survey completed on December 28, 2020.

The undersigned hereby certifies to

1. Brookside Solar, LLC
 2. AES Clean Energy Development, LLC
 3. Stewart Title Insurance Company
- This is to certify that this map or plat and the survey

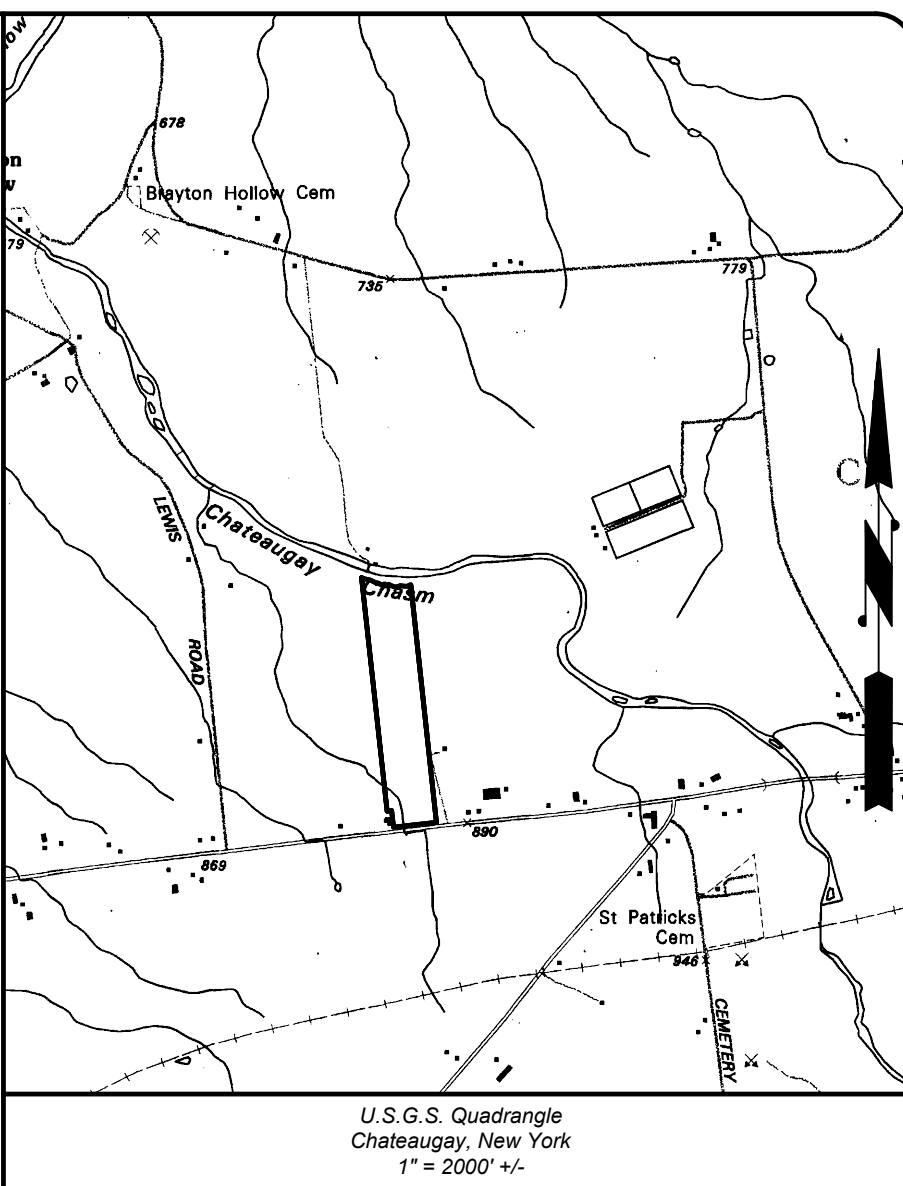
This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes Items 2, 3, 4, 5, 6(b), 7(a), 8, 10, 11(a), 13, 14, 16, 17, 18, and 19 of Table A thereof.

Signature.

Name: _____

Date: _____

Copyright © 2022 Thew Associates PE-LS, PLLC - All Rights Reserved



Tax Parcel Number:

Town of Chateaugay, Franklin County, New York
Section 60, Block 2 Lot 21.2

Deed Reference:

Rashid M. and Syed and Syed S. Rahman

to

Kayaplat Corporation

Deed: Instrument No. 2019-00002912

Dated: June 13, 2015

Recorded: June 25, 2019

Notes Corresponding to Schedule B

of Stewart Title Insurance Company
Commitment for Title Insurance No. 71113613

Effective Date: July 23, 2020

Items not listed below are standard title exceptions and/or are not matters that pertain to this survey.

- [illegible]

Flood Zone:

The surveyed parcel shown hereon lies within an area where FEMA has not completed a study to determine flood hazard for the Town of Chateaugay; therefore, a flood map has not been published.

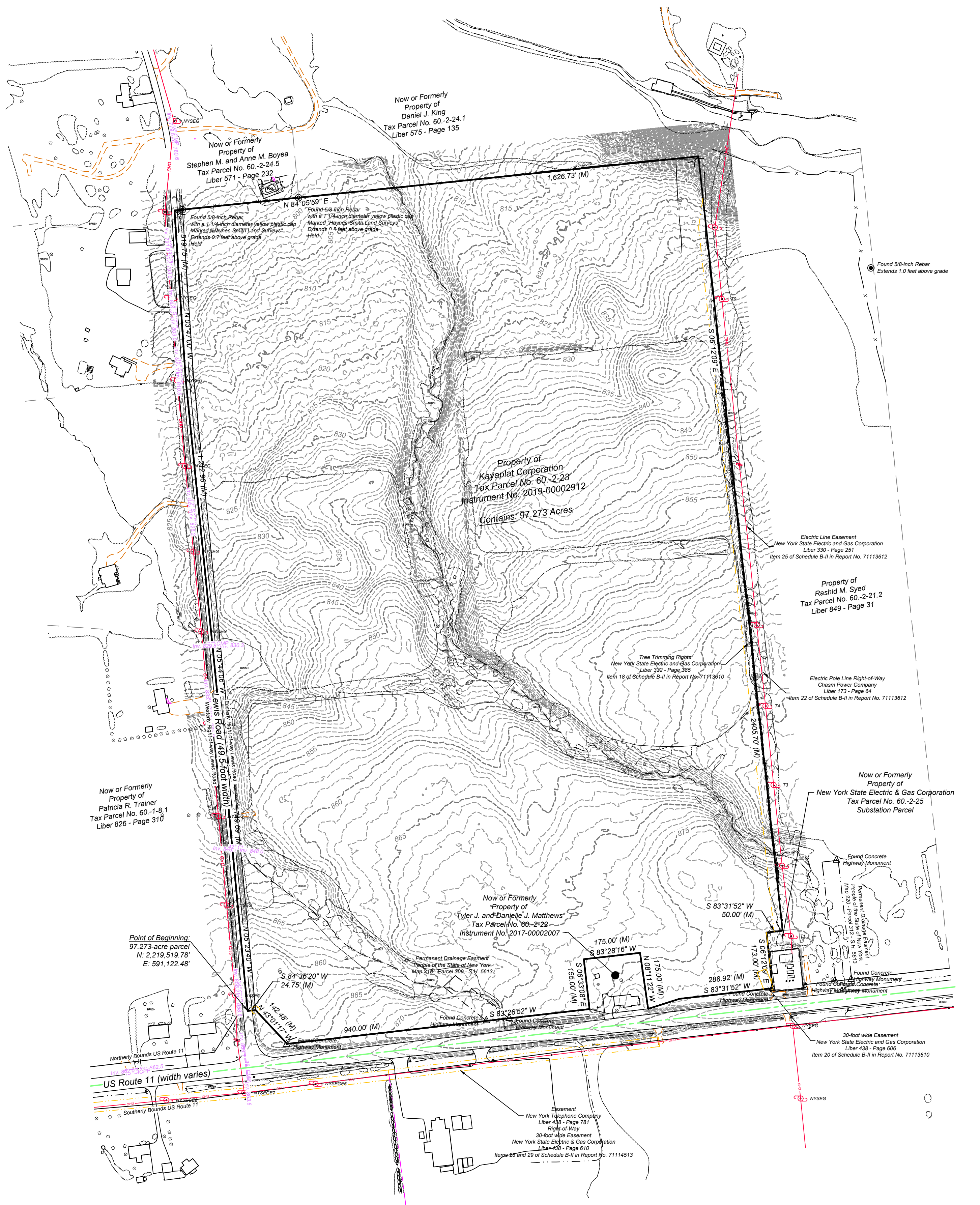
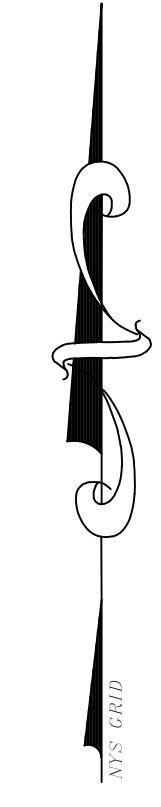
Zoning

Town of Chateaugay: Local Law No. 3 of 2018:

Item 7(c)(vi)(7) - Setbacks for Tier 3 Solar Energy Systems

Set Back. There is a setback requirement of 500 feet from any residential structure and 50 feet from the right of way of any public road or private right of way. An affected home owner may irrevocably waive the residential setback requirement, in writing.

			DRAWN:	ALTANSPS Land Title Survey Brookside Solar Development Kayaplat Corporation Tax Parcel 60.-2-21.2	
			CHECKED:		
			SCALE:	Town of Chateaugay County of Franklin State of New York	
			DATE		
			01.30.2022	P.O. Box 452 6431 US Highway 11 Canton, New York 13617 T: 518-986-2712 F: 518-986-1012	
PROJECT NUMBER:			Thew Associates LAND SURVEYORS www.ThewAssociates.com		
4049-05-20			8478 River Road Albany, New York 12203 T: 518-737-2712 F: 518-737-1867		
REV	DESCRIPTION	DATE			



- Legend:**
- Property Line
 - Adjoiner Deed Line
 - Interior Deed Line
 - Edge of Water - Centerline of Stream
 - Town Lot Line
 - Easement Line
 - Edge of Gravel
 - Minor Contour
 - Major Contour
 - Storm Culvert
 - Treeline
 - Overhead Electric
 - Overhead Utilities
 - Barbed Wire Fence
 - Page Wire Fence (unless noted)
 - Spot Elevation
 - Utility Pole
 - Found Rebar, Pipe, Pin, et cetera, as noted
 - Found Concrete Monument
 - Deed Book and Page
 - Instrument No.
- Libar 1255 - Page 274
2004-02220

**Notes Corresponding to Table A
of the 2021 Minimum Standard Detail Requirements
for ALTANSPS Land Title Surveys**

- Not applicable.
- The address of the surveyed parcel is State Route 11, Chateaugay, New York 12920.
- Said described property is located within an area having an undetermined zone by the Secretary of Housing and Urban Development.
- The gross land area of the surveyed parcel is 97.273 acres, which is the entirety of Tax Parcel 60.-2-23.
- The topography shown hereon was derived from LIDAR data. The accuracy of the topographic data meets the 10-cm Vertical Accuracy Class as defined by the American Society of Photogrammetry and Remote Sensing (ASPRS), which is suitable for generating contours at one-foot intervals.
- (a) Not applicable.
- (b) Refer to the zoning notes for applicable setback requirements.
- (a) The surveyed premises is vacant.
- (b)(1). Not applicable.
- (b)(2). Not applicable.
- (a) Not applicable.
- Substantial features or improvements situate on the surveyed parcel are shown hereon.
- Not applicable. There are no surface parking areas, lots or parking structures on the surveyed property.
- Not applicable. There are no division lines or party walls with any of the adjoining properties.
- (a) The subsurface utilities shown hereon are of Quality Level C (QL-C) as defined by the American Society of Civil Engineers (ASCE) in Document 38-02 titled "Standard Guidelines for the Collection and Depiction of existing Subsurface Utility Data". The subsurface utilities are based on observed evidence located during the field survey and record mapping. The surveyor makes no guarantee the subsurface utilities comprise all such utilities upon or adjacent to the surveyed parcel, either in service or abandoned. The surveyor does not warrant, guarantee, or certify that the subsurface utilities are in the exact location indicated, although the subsurface utilities are depicted as accurately as possible from the information available.
- (b) Not applicable.
- Not applicable.
- The name, deed reference, and tax parcel number of the current property owners for parcels adjoining the surveyed parcel are shown hereon.
- The Point of Beginning of the 97.273-acre parcel is approximately 173 feet northerly from the intersection of US Highway 11 and Lewis Road.
- Not applicable.
- To the best of my knowledge, there was building construction, or building additions observed in the process of conducting the field survey, an area of earth moving work is shown hereon.
- To the best of my knowledge, there are no proposed changes in street right-of-way lines.
- To the best of my knowledge, there are not any off-site easements or servitudes that benefit the surveyed parcel.
- Thew Associates P.E.L.S, PLLC maintains professional liability insurance in the amount of \$2,000,000 per occurrence with a \$2,000,000 aggregate.

General Notes:

- This survey is referenced horizontally to the North American Datum of 1983, 2011 adjustment (NAD83/2011), projected on the New York State Plane Coordinate System (East Zone), and vertically to the North American Vertical Datum of 1988 (NAVD88).
- North arrow as shown indicates Grid North referenced to NAD83/2011, projected on the New York State Plane Coordinate System (East Zone).
- The reference horizontal and vertical control station is a Continuously Operating Reference Station designated as MALONE CORS ARP (NYML). NYML was established by the New York State Department of Transportation and last adjusted by the National Geodetic Survey in June 2019. Elevation 736.50 feet.
- Static GPS/GNSS surveying techniques were utilized to determine the coordinates and elevations of the primary horizontal and vertical control points. RTK, GPS/GNSS and conventional surveying techniques were utilized to determine the coordinates and elevations of the secondary horizontal and vertical control points.
- Elevations and contours shown reference the North American Vertical Datum of 1988 (NAVD88-Geoid18).
- Contours shown hereon were generated from a Digital Terrain Model utilizing Autodesk Civil 3D Surveying and Engineering software.
- The location of subsurface improvements or encroachments are not always known and often must be estimated. If any subsurface improvements or encroachments exist or are shown, the improvements or encroachments are not certified to by the undersigned surveyor.
- The surveyed premises may be affected by encumbrances that are unknown to the undersigned surveyor. The users of this survey map should verify the title with competent title examiners.
- The surveyed parcel is subject to all covenants, easements, and restrictions of record, if any.
- The tax parcel number assigned to the surveyed property does not include any land other than the surveyed property.
- The surveyed property has direct access to US Highway 11 and Lewis road, which are public highways.
- The surveyed parcel is the same parcel of land described in the Commitment for Title Insurance Policy No. 71113610 with an effective date of July 20, 2020.
- The survey shows the location of all building, structures, parking areas and other improvements situated on the surveyed parcel.
- There are no visible or recorded easements or right of ways across the surveyed property of which the surveyor has been advised.
- There are no encroachments onto adjoining property, streets or alleys or any easements burdening the surveyed premises by any buildings, structures or other improvements, and there are no encroachments onto the surveyed property or easements benefiting the surveyed parcel by buildings, structures or other improvements situated on adjoining property, except for the following encroachments: none.
- The information shown hereon is based on an instrument survey completed on December 28, 2020.

The undersigned hereby certifies to:

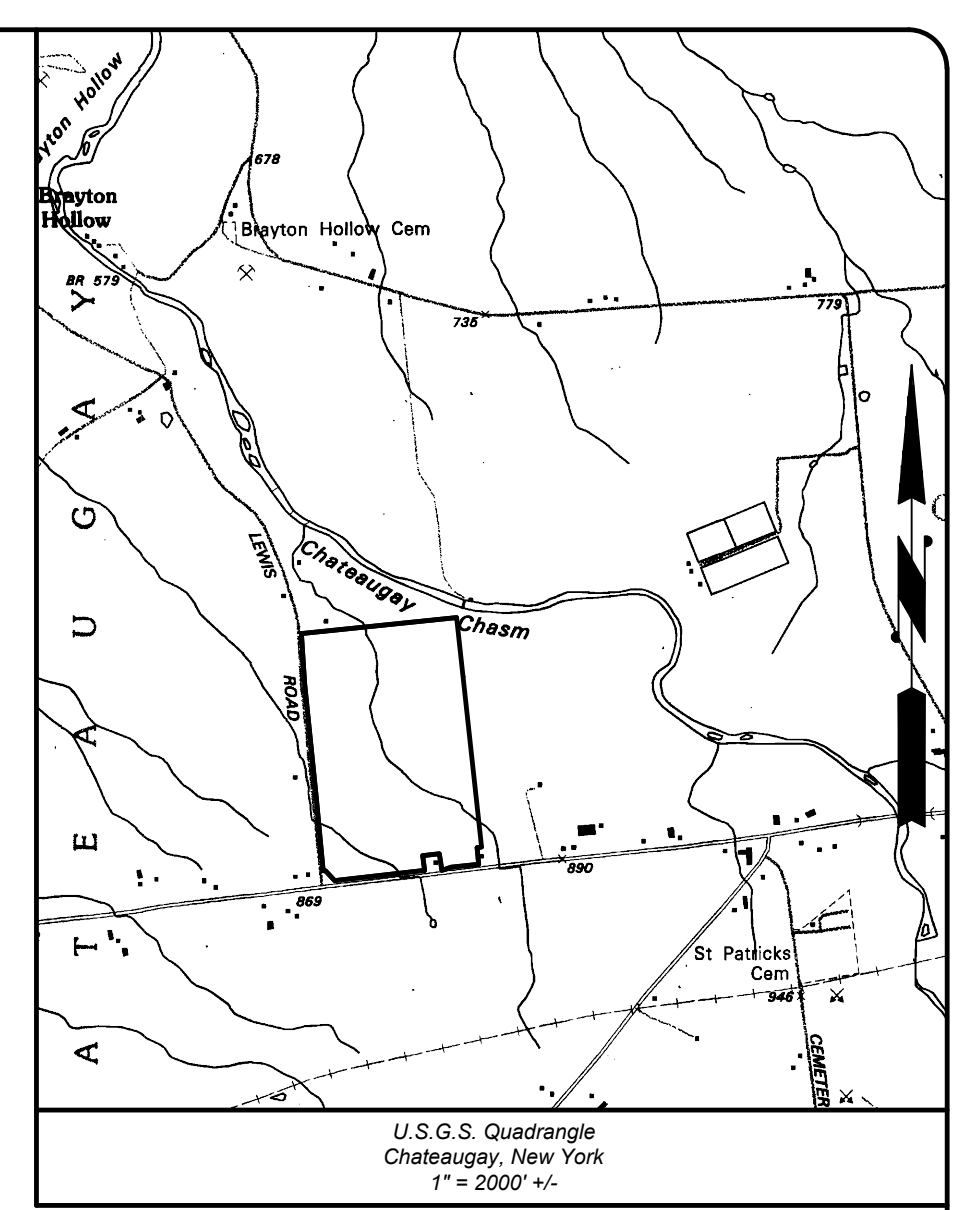
- Brookside Solar, LLC
- AES Clean Energy Development, LLC
- Stewart Title Insurance Company

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTANSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes Items 2, 3, 4, 5, 6(b), 7(a), 8, 10, 11(a), 13, 14, 16, 17, 18, and 19 of Table A therof.

Signature: _____
Name: _____
Registration No.: _____
Date: _____

Tax Parcel Number:
Town of Chateaugay, Franklin County, New York
Section 60, Block 2 Lot 23

Deed Reference:
Rashid M. and Syed and Syed S. Rahman
to
Kayaplat Corporation
Deed: Instrument No. 2019-0002912
Dated: June 13, 2019
Recorded: June 25, 2019



**Notes Corresponding to Schedule B
of Stewart Title Insurance Company
Commitment for Title Insurance No. 71113610
Effective Date: July 20, 2020**

Items not listed below are standard title exceptions and/or are not matters that pertain to this survey.

- Right of Way granted by Frank Douglas & Anna Douglas to Pittsburgh Gas & Electric, dated December 10, 1926 and recorded December 10, 1926 in Liber 191 of Deeds, page 580. **There is no evidence of a pole line along the northerly side of U.S. Highway 11 on Tax Parcel 60.-2-23; however, the easement presumably encumbers Tax Parcel 60.-2-23 and is not shown hereon.**
- Permit granting rights to him, cut & remove trees granted by Frank P. Douglas & Anna E. Douglas to New York State Electric & Gas Corporation dated July 9, 1953 and recorded July 14, 1953 in Liber 332 of Deeds, Page 385. **The tree clearing permit encumbers Tax Parcel 60.-2-23 and is shown hereon.**
- Right of Way granted by Frank P. Douglas & Anna E. Douglas to New York Telephone Company, dated July 10, 1967 and recorded December 14, 1967 in Liber 438 of Deeds, page 387. **There is no evidence of communication lines on Tax Parcel 60.-2-23; however, the easement presumably encumbers Tax Parcel 60.-2-23, is blanket in nature, and is not shown hereon.**
- Easement granted by Frank Douglas & Anna Douglas to New York State Electric & Gas Corporation, dated November 2, 1967 and recorded January 2, 1968 in Liber 438 of Deeds, page 606. **There is no evidence of an electric service on Tax Parcel 60.-2-23; however, the easement encumbers Tax Parcel 60.-2-23 and is shown hereon.**
- Notice of Highway Appropriation granted by Frank P. Douglas, Anna E. Douglas, New York State Electric & Gas Corporation and Augustury Terminals, Inc. to New York State Department of State dated December 18, 1967 and recorded December 18, 1967 in Liber 438 of Deeds, Page 440. **This appropriation does not encumber Tax Parcel 60.-2-23.**

Flood Zone:
The surveyed parcel shown hereon lies within an area where FEMA has not completed a study to determine flood hazard for the Town of Chateaugay; therefore, a flood map has not been published.

Zoning:
Town of Chateaugay, Local Law No. 3 of 2018:
Item 7(c)(vii)(7) - Setbacks for Tier 3 Solar Energy Systems
Set Back: There is a setback requirement of 500 feet from any residential structure and 50 feet from the right of way of any public road or private right of way. An affected home owner may irrevocably waive the residential setback requirement, in writing.

Unauthorized alteration or addition to a survey map bearing a licensed land surveyor's seal is a violation of Section 7209, Subdivision 2 of the New York State Education Law.
Only copies from the original of this survey marked with an original of the surveyor's inked seal or his embossed seal shall be considered to be valid and true copies.

UNSWR:		ALTA/NSPS Land Title Survey Brookside Solar Development Kayaplat Corporation Tax Parcel 60.-2-23 Town of Chateaugay County of Franklin State of New York
CHECKED:		
SCALE:	1" = 200'	
DATE:	01.30.2022	
PROJECT NUMBER:	4049-05-20	
DESCRIPTION:		
DATE:		

P.O. Box 483
6411 US Highway 11
Canton, New York 13617
T: 315/395-0776
F: 315/395-1072

**Thew Associates
LAND SURVEYORS**
www.ThewAssociates.com

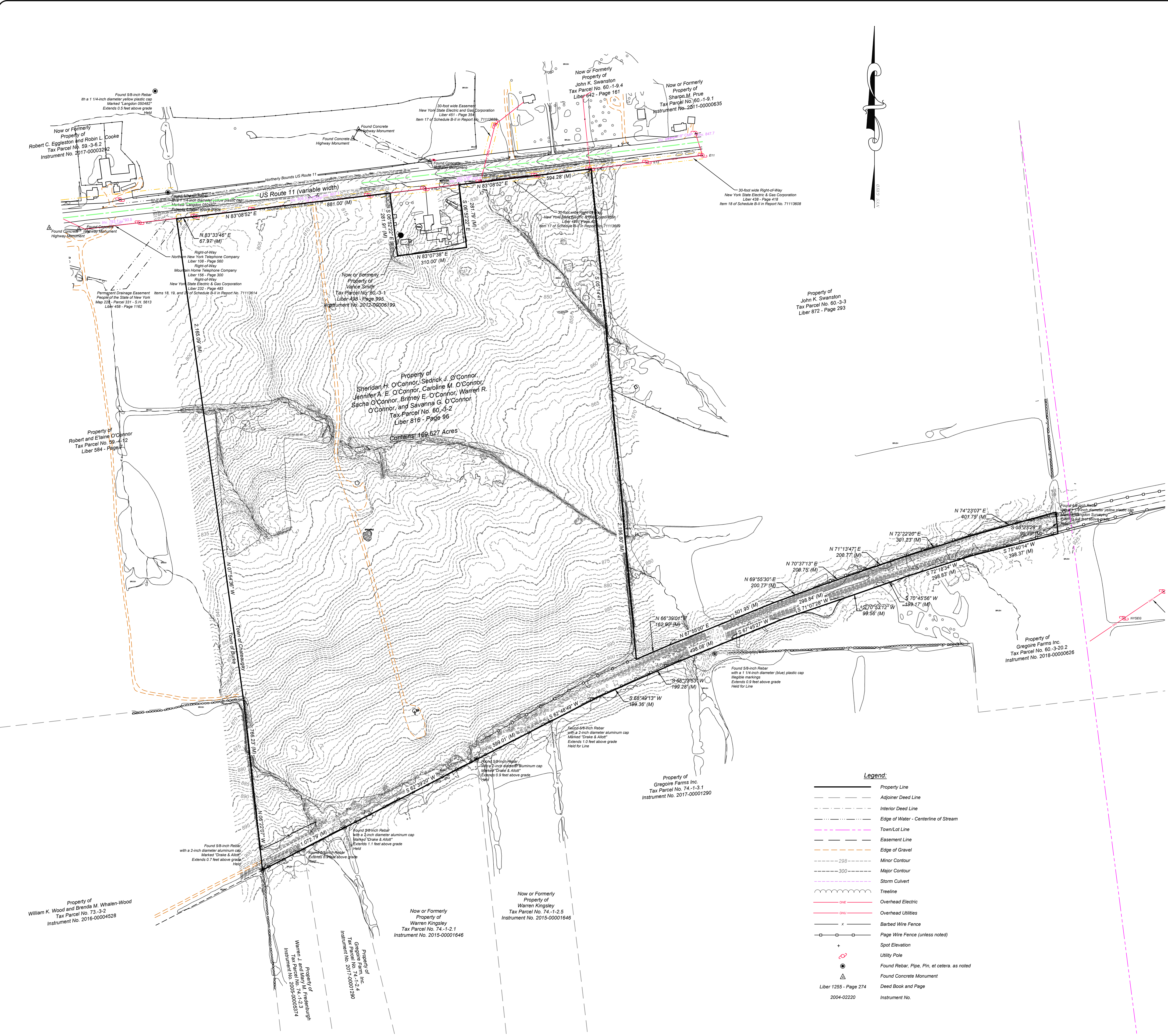
8478 River Road
Metcy, New York 13403
T: 315/395-0776
F: 315/395-1957

9478 River Road
Arcy, New York 1340
T: 315/733-7278
F: 315/797-1957



Only copies from the original of this survey marked with an original of the surveyor's inked seal or his embossed seal shall be considered to be valid and true copies.

Copyright © 2022 Thew Associates PE-LS, PLLC - All Rights Reserved



- Notes Corresponding to Table A
of the 2021 Minimum Standard Detail Requirements
for ALTANS/PS Land Title Surveys
1. Not applicable.
 2. The address of the surveyed parcel is State Route 11, Chateaugay, New York 12920.
 3. Said described property is located within an area having an undetermined zone by the Secretary of Housing and Urban Development.
 4. The gross land area of the surveyed parcel is 109.627 acres, which is the entirety of Tax Parcel 60-3-2.
 5. The topography shown hereon was derived from LIDAR data. The accuracy of the topographic data meets the 10-cm Vertical Accuracy Class as defined by the American Society of Photogrammetry and Remote Sensing (ASPRS), which is suitable for generating contours at one-foot intervals.
 - 6(a). Not applicable.
 - 6(b). Refer to the zoning notes for applicable setback requirements.
 - 7(b)(1). Not applicable.
 - 7(b)(2). Not applicable.
 - 7(c). Not applicable.
 8. Substantial features or improvements situate on the surveyed parcel are shown hereon.
 9. Not applicable. There are no surface parking areas, lots or parking structures on the surveyed property.
 10. Not applicable. There are no division lines or party walls with any of the adjoining properties.
 - 11(a). The subsurface utilities shown hereon are of Quality Level C (QL-C) as defined by the American Society of Civil Engineers (ASCE) in Document 38-02 titled "Standard Guidelines for the Collection and Depiction of existing Subsurface Utility Data". The subsurface utilities are based on observed evidence located during the field survey and record mapping. The surveyor makes no guarantee the subsurface utilities comprise all such utilities upon or adjacent to the surveyed parcel, either in service or abandoned. The surveyor does not warrant, guarantee, or certify that the subsurface utilities are in the exact location indicated, although the subsurface utilities are depicted as accurately as possible from the information available.
 - 11(b). Not applicable.
 12. Not applicable.
 13. The name, deed reference, and tax parcel number of the current property owners for parcels adjoining the surveyed parcel are shown hereon.
 14. The Point of Beginning of the 109.627-acre parcel is approximately 1,489 feet westerly from the intersection of US Highway 11 and Lewis Road.
 15. Not applicable.
 16. To the best of my knowledge, there was building construction, or building additions observed in the process of conducting the field survey, an area of earth moving work is shown hereon.
 17. To the best of my knowledge, there are no proposed changes in street right-of-way lines.
 18. To the best of my knowledge, there are no off-site easements or servitudes that benefit the surveyed parcel.
 19. The Associates PE-LS, PLLC maintains professional liability insurance in the amount of \$2,000,000 per occurrence with a \$2,000,000 aggregate.

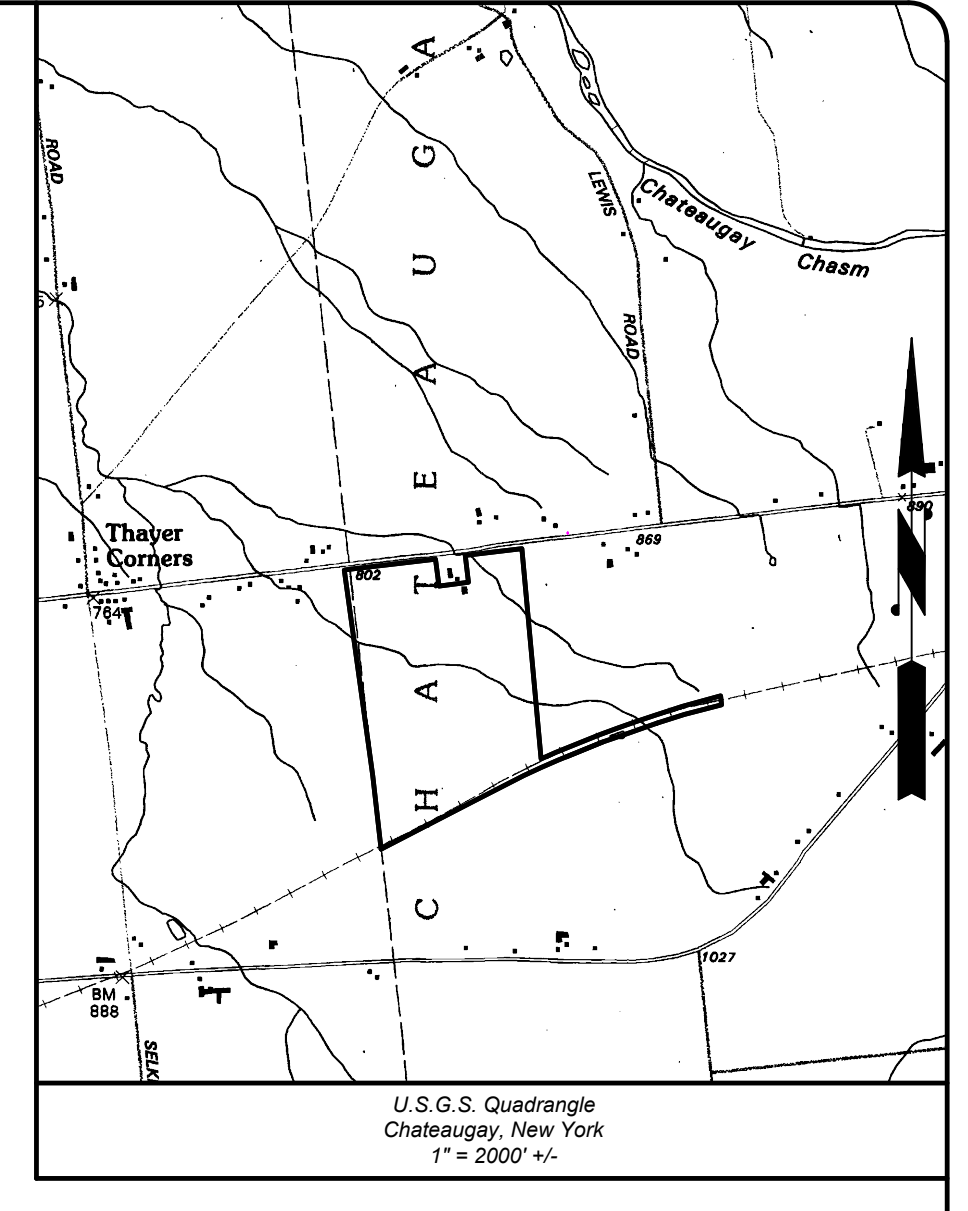
- General Notes:
1. This survey is referenced horizontally to the North American Datum of 1983, 2011 adjustment (NAD83/2011), projected on the New York State Plane Coordinate System (East Zone), and vertically to the North American Vertical Datum of 1988 (NAVD88).
 2. North arrow as shown indicates Grid North referenced to NAD83/2011, projected on the New York State Plane Coordinate System (East Zone).
 3. The reference horizontal and vertical control station is a Continuously Operating Reference Station designated as MALONE CORS ARPT (NYML). NYML was established by the New York State Department of Transportation and last adjusted by the National Geodetic Survey in June 2019. Elevation 736.50 feet.
 4. Static GPS/GNSS surveying techniques were utilized to determine the coordinates and elevations of the primary horizontal and vertical control points. RTK GPS/GNSS and conventional surveying techniques were utilized to determine the coordinates and elevations of the secondary horizontal and vertical control points.
 5. Elevations and contours shown reference the North American Vertical Datum of 1988 (NAVD88-Geoid18).
 6. Contours shown hereon were generated from a Digital Terrain Model utilizing Autodesk Civil 3D Surveying and Engineering software.
 7. The location of subsurface improvements or encroachments are not always known and often must be estimated. If any subsurface improvements or encroachments exist or are shown, the improvements or encroachments are not certified to by the undersigned surveyor.
 8. The surveyed premises may be affected by encumbrances that are unknown to the undersigned surveyor. The users of this survey map should verify the title with competent title examiners.
 9. The surveyed parcel is subject to all covenants, easements, and restrictions of record, if any.
 10. The tax parcel number assigned to the surveyed property does not include any land other than the surveyed property.
 11. The surveyed property has direct access to US Highway 11, which is a public highway.
 12. The surveyed parcel is the same parcel of land described in the Commitment for Title Insurance Policy No. 71113609 with an effective date of July 23, 2020.
 13. The survey shows the location of all building, structures, parking areas and other improvements situated on the surveyed parcel.
 14. There are no visible or recorded easements or right of ways across the surveyed property of which the surveyor has been advised.
 15. There are no encroachments onto adjoining property, streets or alleys or any easements burdening the surveyed premises by any buildings, structures or other improvements, and there are no encroachments onto the surveyed property or easements benefiting the surveyed parcel by buildings, structures or other improvements situated on adjoining property, except for the following encroachments, none.
 16. The information shown hereon is based on an instrument survey completed on December 28, 2020.

Flood Zone:
The surveyed parcel shown hereon lies within an area where FEMA has not completed a study to determine flood hazard for the Town of Chateaugay; therefore, a flood map has not been published.

Zoning:
Town of Chateaugay, Local Law No. 3 of 2016:
Item 7(c)(vii)(7) - Setbacks for Tier 3 Solar Energy Systems
Set Back: There is a setback requirement of 500 feet from any residential structure and 50 feet from the right of way of any public road or private right of way. An affected home owner may irrevocably waive the residential setback requirement, in writing.

Tax Parcel Number:
Town of Burke, Franklin County, New York
Section 59, Block 4 Lot 12

Deed Reference:
Robert and Elaine O'Connor
to
Sheridan H. O'Connor, Sedrick J. O'Connor,
Jennifer A. E. O'Connor, Caroline M. O'Connor,
Sacha O'Connor, Britney E. O'Connor,
Warren R. O'Connor, and Savannah G. O'Connor
Deed: Liber 816 - Page 96
Dated: September 20, 2002
Recorded: November 5, 2002



**Notes Corresponding to Schedule B
of Stewart Title Insurance Company
Commitment for Title Insurance No. 71113609
Effective Date: July 23, 2020**

- Items not listed below are standard title exceptions and/or are not matters that pertain to this survey.
17. Right of Way granted by Donald Hunter and Warren Hunter to New York State Electric and Gas Corporation, dated October 5, 1967 and recorded November 23, 1967 in Liber 438 of Deeds, page 452. **The right-of-way encumbers Tax Parcel 60-3-2 and is shown hereon.**
 18. Right of Way granted by Robert O'Connor to County of Franklin, dated February 2, 1978 and recorded February 6, 1978 in Liber 486 of Deeds, page 52. **This easement does not encumber Tax Parcel 60-3-2.**
 19. Oil & Gas Lease made by Robert O'Connor to Ohio Oil & Gas dated October 6, 1982 and recorded October 27, 1982 in Liber 508 of Deeds, page 219. **The oil and gas lease has expired; and therefore, no longer encumbers Tax Parcel 60-3-2.**
 20. Memorandum of Wind Energy Lease and Agreement with Grant of Easements made by Robert O'Connor, Elaine O'Connor, Sheridan H. O'Connor, Sedrick J. O'Connor, Jennifer A.E. O'Connor, Caroline M. O'Connor, Sacha O'Connor, Britney E. O'Connor, Warren R. O'Connor, Savannah G. O'Connor to Jericho Rise Wind Farm LLC dated December 30, 2016 and recorded July 19, 2016 in Instrument No. 2016-3492. **The memorandum of lease encumbers Tax Parcel 60-3-2 in its entirety; however, is not shown hereon.**
 21. Notice of Appropriation made by New York State Department of Transportation Real Property Division to Warren A. Hunter, Donald H. Hunter, Federal Land Bank of Springfield, New York Telephone Company, New York State Electric & Gas Corporation dated May 13, 1968 and recorded May 13, 1968 in Liber 439 of Deeds, page 626. **This appropriation does not encumber Tax Parcel 60-3-2.**
 22. Notice of Appropriation made by New York State Department of Transportation to Warren Hunter and Vedora Hunter dated October 29, 1968 and recorded October 29, 1968 in Liber 441 of Deeds, page 1058. **This appropriation does not encumber Tax Parcel 60-3-2. However, it does encumber Tax Parcel 99-4-12 (Title Report No. 71113614).**
 23. Notice of Appropriation made by Warren Hunter and Vedora Hunter to New York State Department of Transportation dated June 10, 1972 and recorded August 24, 1972 in Liber 458 of Deeds, page 1162. **This appropriation does not encumber Tax Parcel 60-3-2. However, it does encumber Tax Parcel 99-4-12 (Title Report No. 71113614).**

Unauthorized alteration or addition to a survey map bearing a licensed land surveyor's seal is a violation of Section 7209, Subdivision 2 of the New York State Education Law.
Only copies from the original of this survey marked with an original of the surveyor's inked seal or his embossed seal shall be considered to be valid and true copies.

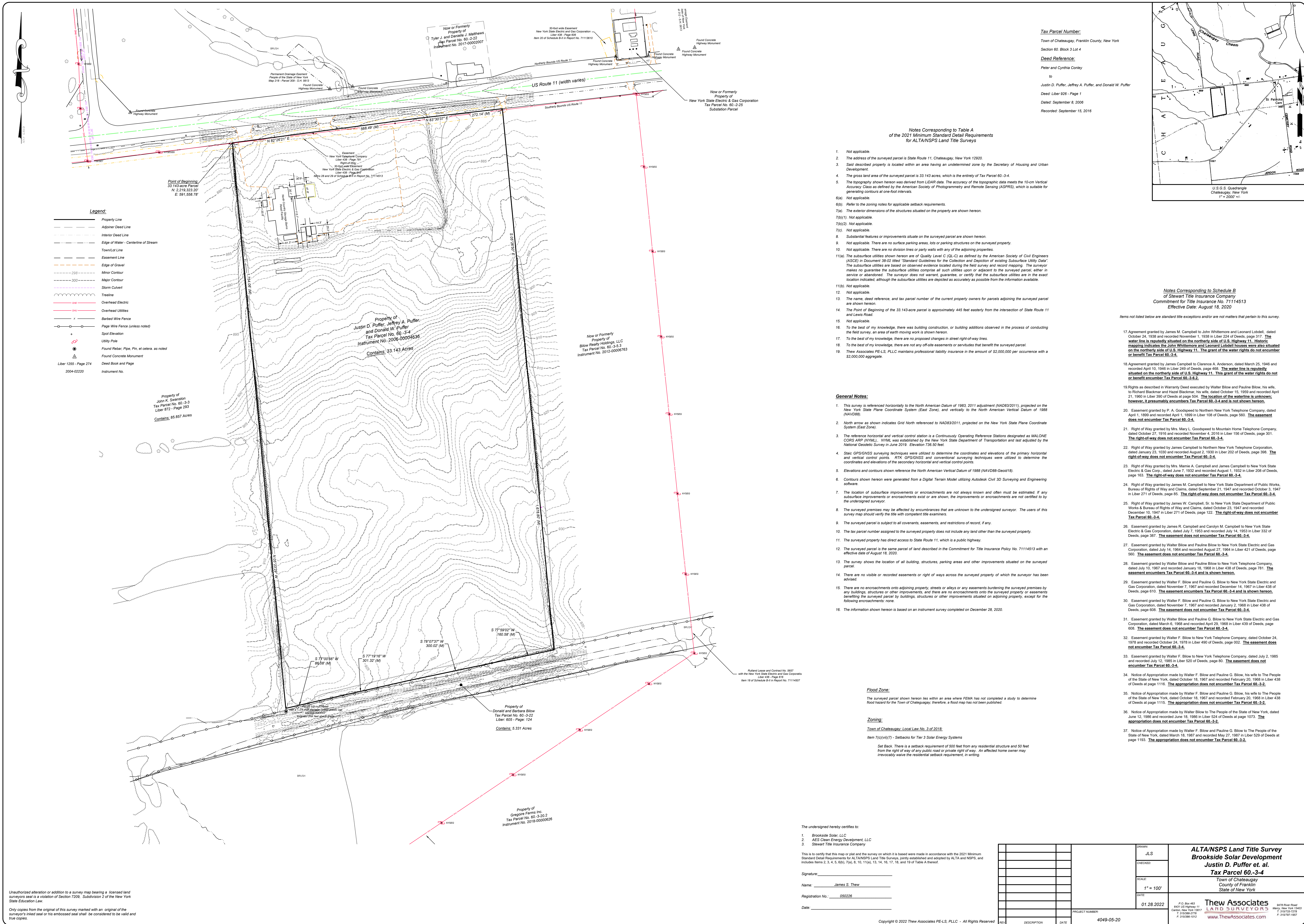
The undersigned hereby certifies to:

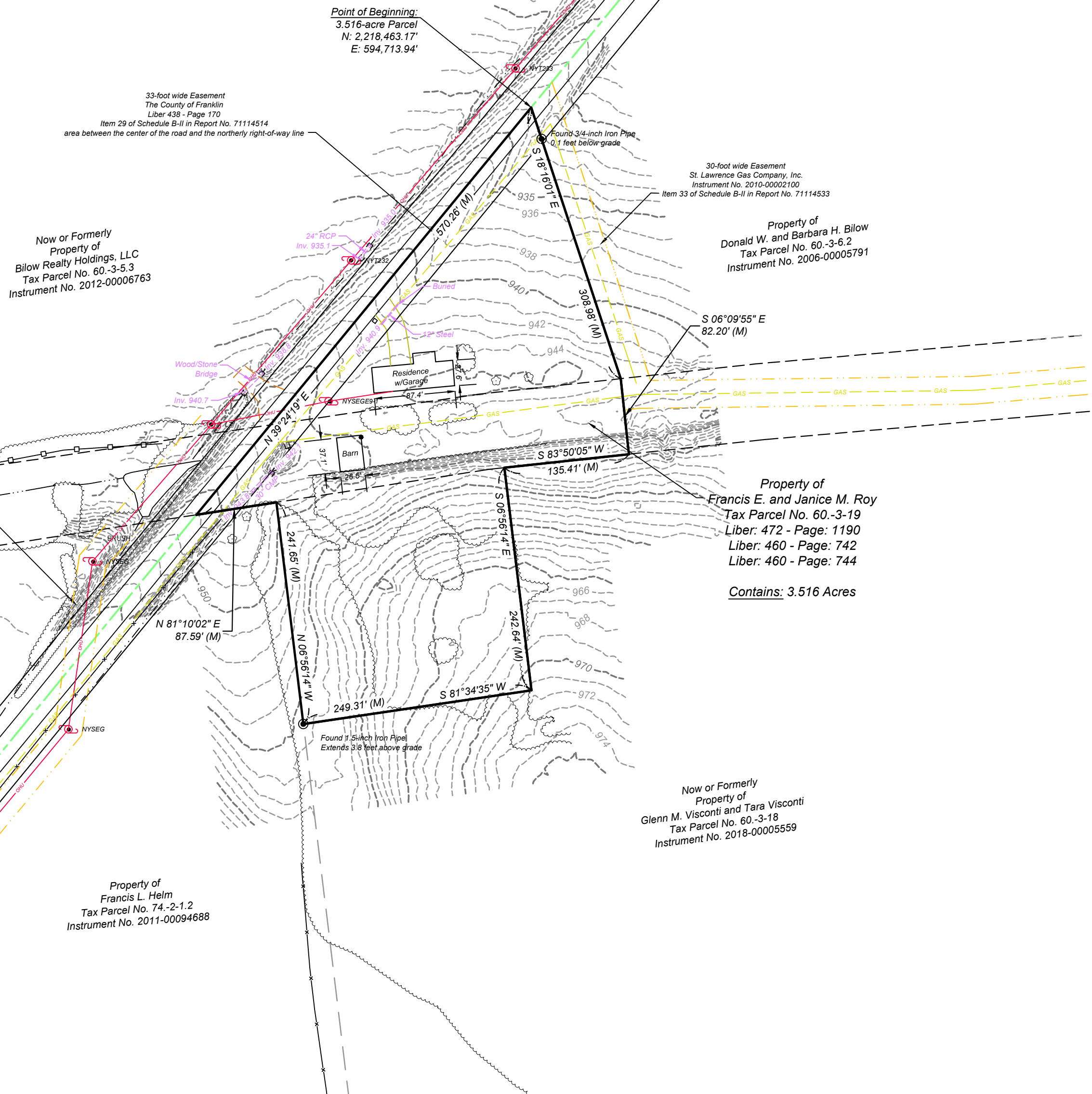
1. Brookside Solar, LLC
2. AES Clean Energy Development, LLC
3. Stewart Title Insurance Company

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTANS/PS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes Items 2, 3, 4, 5, 6(b), 7(a), 8, 10, 11(a), 13, 14, 16, 17, 18, and 19 of Table A thereof.

Signature: _____
Name: _____
Registration No.: _____
Date: _____

UNSWORN	ALTA/NSPS Land Title Survey Brookside Solar Development Sheridan H. O'Connor et al Tax Parcel 60-3-2 Town of Chateaugay County of Franklin State of New York	
CHECKED:		
SCALE: 1" = 200'	P.O. Box 483 6411 US Highway 11 Canton, New York 13617 T: 315/396-0776 F: 315/396-1072 www.TheAssociates.com	
DATE: 01.30.2022		
PROJECT NUMBER: 4049-05-20		
REV	DESCRIPTION	DATE





	Property Line
	Adjoiner Dead Line
	Interior Dead Line
	Edge of Water - Centerline of Stream
	Town/Lot Line
	Easement Line
	Edge of Gravel
	-250
	-300
	Major Contour
	Storm Culvert
	Tie/line
	Overhead Electric
	Overhead Utilities
	Barbed Wire Fence
	Wire Fence (unless noted)
	Spot Elevation
	Utility Pole
	Found Rebar, Pipe, Pin, etc. as noted
	Found Concrete Monument
	Deed Book and Page
	Instrument No.

The surveyed parcel shown hereon lies within an area where FEMA has not completed a study to determine flood hazard for the Town of Chateaugay; therefore, a flood map has not been published.

Town of Chateaugay: Local Law No. 3 of 2018.

Item 7(c)(vi)(7) - Setbacks for Tier 3 Solar Energy Systems

Set Back. There is a setback requirement of 500 feet

Set Back. There is a setback requirement of 500 feet from any residential structure and 50 feet from the right of way of any public road or private right of way. An affected home owner may irrevocably waive the residential setback requirement, in writing.

- 6/1. Not applicable.
7. The address of the surveyed parcel is 1788 County Route 23, Chateaugay, New York 12920.
8. Said described property is located within an area having an undetermined zone by the Secretary of Housing and Urban Development.
9. The gross land area of the surveyed parcel is 3.516 acres, which is the entirety of Tax Parcel 60-3-19.
10. The topography shown hereon was derived from LIDAR data. The accuracy of the topographic maps meets the 10-cm Vertical Accuracy Class as defined by the American Society of Photogrammetry and Remote Sensing (ASPRS), which is suitable for generating contours at one-foot intervals.
- 11/1. Not applicable.
- 12/1. Refer to the zoning notes for applicable setback requirements.
13. The exterior dimensions of the structures situated on the property are shown hereon.
- 14/1. Not applicable.
- 15/1. Not applicable.
- 16/1. Not applicable.
- 17/1. Not applicable.
18. Substantial features or improvements situate on the surveyed parcel are shown hereon.
19. Not applicable. There are no surface parking areas, lots or parking structures on the surveyed property.
20. Not applicable. There are no division lines or party walls with any of the adjoining properties.
- 21/1a. The subsurface utilities shown hereon are of Quality Level C (QLC) as defined by the American Society of Civil Engineers (ASCE) Standard 38-21, "Standard Guideline for Collection and Disposal of Wastewater Subsurface Utility Data." The subsurface utilities are based on observed evidence collected during the field survey and record mapping. The surveyor makes no guarantee the subsurface utilities comprise all such utilities upon or adjacent to the surveyed parcel, either in or above the ground. The surveyor does not warrant, guarantee, or certify that the subsurface utilities are in the exact location indicated, although the subsurface utilities are depicted as accurately as possible from the information available.
- 21/1b. Not applicable.
22. Not applicable.
23. The tax parcel, deed reference, and tax parcel number of the current property owners for parcels adjoining the surveyed parcel are shown hereon.
24. The Point of Beginning of the 3.516-acre parcel is approximately 1,566 feet southwesterly from the intersection of County Route 23 and Cemetery Road.
25. Not applicable.
26. To the best of my knowledge, there was building construction, or building additions observed in the process of conducting the field survey, an area of earth moving work is shown hereon.
27. To the best of my knowledge, there are no proposed changes in street right-of-way lines.
28. To the best of my knowledge, there are no any off-site easements or servitudes that benefit the surveyed parcel.
29. These Associates of PLLC maintain professional liability insurance in the amount of \$2,000,000 per occurrence with a \$200,000.00 aggregate.

1. This survey is referenced horizontally to the North American Datum of 1983, 2011 adjustment (NAD83/2011), projected on the New York State Plane Coordinate System (East Zone), and vertically to the North American Datum of 1988 (NAD88).
2. North arrow as shown indicates Grid North referenced to NAD83/2011, projected on the New York State Plane Coordinate System (East Zone).
3. The reference horizontal and vertical control station is a Continuously Operating Reference Station designated as MALONE CORS ARP (NYML). NYML was established by the New York State Department of Transportation and last adjusted by the National Geodetic Survey in June 2016. Elevation 128.50 feet.
4. Static GPS/GNSS surveying techniques were utilized to determine the coordinates and elevations of the primary horizontal and vertical control points. RTK GPS/GNSS and conventional surveying techniques were utilized to determine the coordinates and elevations of the secondary horizontal and vertical control points.
5. Elevations and contours shown reference the North American Vertical Datum of 1988 (NAVDSG=Geoid18).
6. Contours shown herein were generated from a Digital Terrain Model utilizing Autodesk Civil 3D Surveying and Engineering software.
7. The location of subsurface improvements or encroachments are not always known and often must be estimated. If any subsurface improvements or encroachments exist or are shown, the improvements or encroachments are not certified to by the undersigned surveyor.
8. The survey's premises may be affected by encumbrances that are unknown to the undersigned surveyor. The users of this survey map should verify the title with competent title examiners.
9. The surveyed parcel is subject to all covenants, easements, and restrictions of record, if any.
10. The tax parcel number assigned to the surveyed property does not include any land other than the surveyed property.
11. The surveyed property has direct access to County Route 23, which is a public highway.
12. The surveyed parcel is the same parcel of land described in the Commitment for Title Insurance Policy No. 7111454 with an effective date of September 15, 2020.
13. The survey shows the location of all building, structures, parking areas and other improvements situated on the surveyed property.
14. There are no visible or recorded easements or right of ways across the surveyed property of which the surveyor has been advised.
15. There are no encroachments on adjoining property, streets or alleys or any easements burdened by the surveyed premises by any buildings, structures or other improvements, and there are no encroachments onto the surveyed property or easements burdened by the surveyed parcels, buildings, structures or other improvements situated on adjoining property, except for the following encroachments:
16. The information shown herein is based on an instrument surveyed completed on December 28, 2020.

The undersigned hereby certifies to:

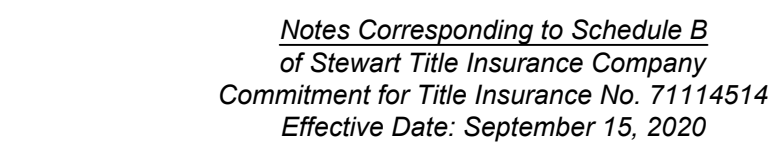
1. Brookside Solar, LLC
2. AES Clean Energy Development, LLC
3. Stewart Title Insurance Company

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes Items 2, 3, 4, 5, 6(b), 7(a), 8, 10, 11(a), 13, 14, 16, 17, 18, and 19 of Table A thereof.

Signature: _____

Registration No.:


Date: _____



Items not listed below are standard title exceptions and/or are not matters that pertain to this survey

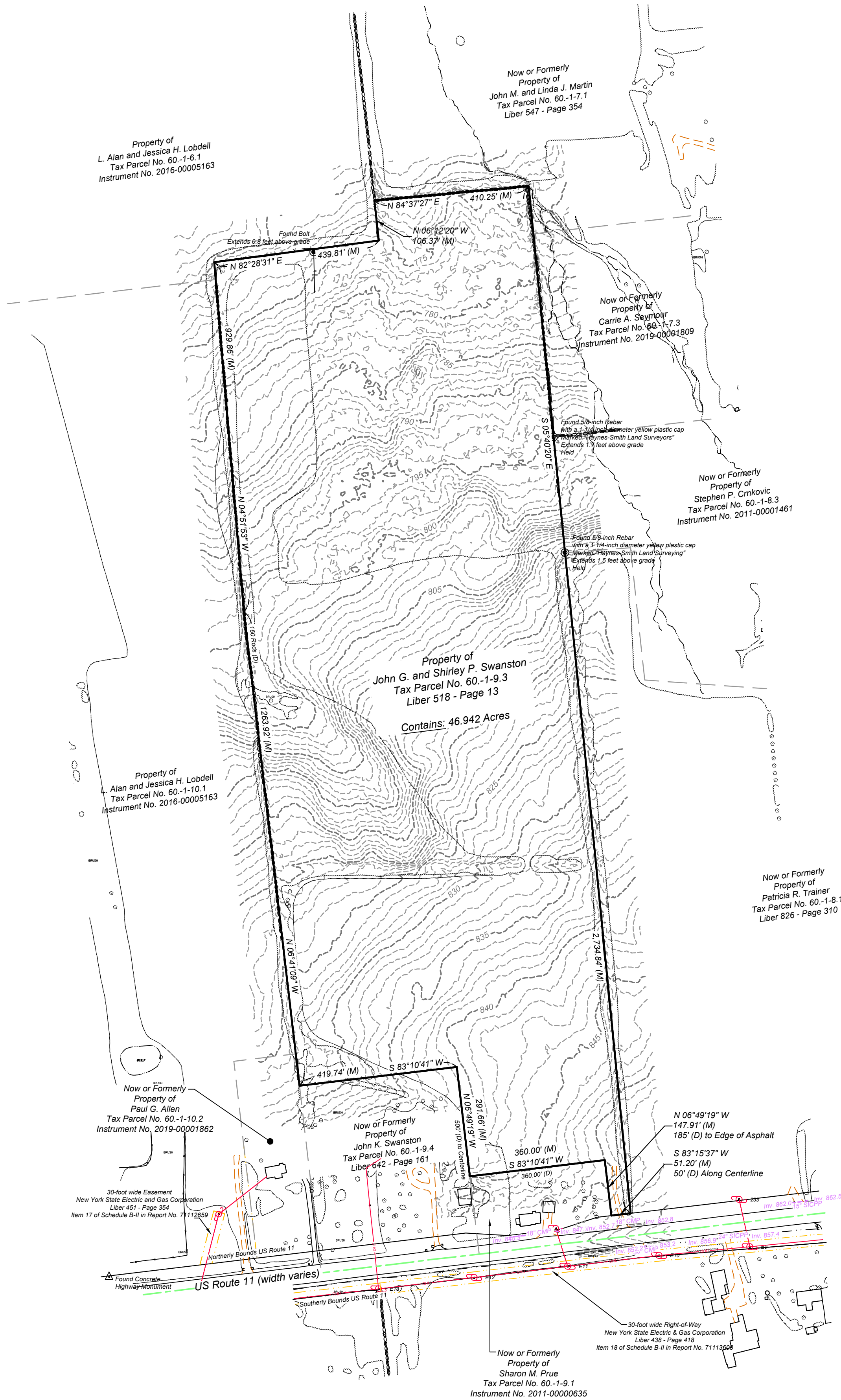
- 20** Agreements made by Directors of the Osgoodens Lake and Champlain Railway Company and signed Osgoodens Lake and Champlain Railway Company to Directors of the Rutland Railroad Company and the Rutland Railroad Company dated March 7, 1903 and recorded October 28, 1901 in Liber 166 of Deeds at page 468. **The agreement does not encumber Tax Parcel 60-3-19.**
- 21** Agreements and Water Rights made by James Campbell and Mary A. Campbell, his wife to Patrick McInerney dated May 9, 1934 and recorded May 9, 1934 in Liber 212 of Deeds at page 388. **The water rights do not encumber or benefit Tax Parcel 60-3-19. However, the grant of the water rights does not encumber or benefit Tax Parcel 60-3-19.**
- 22** Agreements and Water Rights made by James Campbell to John Whittenstone and Leonard Lobel dated March 5, 1935 and recorded April 9, 1935 in Liber 224 of Deeds at page 317. **The water line is reputedly situated on the north side of U.S. Highway 111. Historic maps indicate the water right is located on the north side of U.S. Highway 111. The grant of the water rights do not encumber or benefit Tax Parcel 60-3-19.**
- 23** Terms, Conditions, Provisions, Rights and Agreements made by Walter Blaw and Pauline Blaw to New York Electric and Gas Corporation, a New York Corporation dated January 28, 1935 and recorded July 28, 1935 in Liber 322 of Deeds at page 307. **The agreement does not encumber Tax Parcel 60-3-19.**
- 24** Terms, Conditions, Provisions, Rights and Agreements made by Walter Blaw and Pauline Blaw to New York Electric and Gas Corporation, a New York Corporation dated January 28, 1935 and recorded July 28, 1935 in Liber 322 of Deeds at page 307. **The agreement does not encumber Tax Parcel 60-3-19.**
- 25** Right of Way granted by James Campbell to New York Telephone Corporation, a New York Corporation, dated January 23, 1930 and recorded August 9, 1930 in Liber 202 of Deeds, page 388. **The evidence of the formation lines on Tax Parcel 60-3-19, however, the easement presumably encumbers Tax Parcel 60-3-19, is blank in total records, and is not shown here.**
- 26** Easement granted by James Campbell and Mamie A. Campbell, his wife to New York Electric and Gas Corporation, a New York Corporation dated July 7, 1933 and recorded July 7, 1933 in Liber 208 of Deeds, page 163. **The right-of-way does not encumber Tax Parcel 60-3-19.**
- 27** Easement granted by James R. Campbell and Carolyn M. Campbell to New York State Electric and Gas Corporation, a New York Corporation dated July 7, 1933 and recorded July 14, 1933 in Liber 322 of Deeds, page 307. **The easement does not encumber Tax Parcel 60-3-19.**
- 28** Easement granted by Walter Blaw and Pauline Blaw to New York State Electric and Gas Corporation, a New York Corporation dated July 14, 1934 and recorded August 1, 1934 in Liber 421 of Deeds, page 560. **The easement does not encumber Tax Parcel 60-3-19.**
- 29** Right of Way and Easement granted by Walter Blaw and Pauline Blaw to New York Telephone Corporation, dated July 10, 1937 and recorded January 18, 1938 in Liber 438 of Deeds, page 781. **The right-of-way does not encumber Tax Parcel 60-3-19.**
- 30** Easement granted by Walter F. Blaw and Pauline G. Blaw to New York State Electric and Gas Corporation, a New York Corporation dated July 14, 1934 and recorded August 1, 1934 in Liber 438 of Deeds, page 608. **The right-of-way does not encumber Tax Parcel 60-3-19.**
- 31** Easement granted by Walter F. Blaw and Pauline G. Blaw to New York State Electric and Gas Corporation, a New York Corporation dated November 28, 1937 and recorded November 28, 1937 in Liber 438 of Deeds, page 780. **The right-of-way does not encumber Tax Parcel 60-3-19.**
- 32** Easement granted by Walter F. Blaw and Pauline G. Blaw to New York State Electric and Gas Corporation, a New York Corporation dated February 22, 1937 and recorded February 22, 1937 in Liber 438 of Deeds, page 608. **The right-of-way does not encumber Tax Parcel 60-3-19.**
- 33** Permanent Easements as referred to in Covenant against Grantors made by The Rutland Corporation, formerly Rutland Electric Corporation, dated January 23, 1937 and recorded February 22, 1937 in Liber 438 of Deeds of Deeds at page 616. **The agreements cited therein do not encumber Tax Parcel 60-3-19.**
- 34** Permanent Easements as referred to in Covenant against Grantors made by The Rutland Corporation, formerly Rutland Electric Corporation, dated January 23, 1937 and recorded February 22, 1937 in Liber 438 of Deeds of Deeds at page 616. **The agreements cited therein do not encumber Tax Parcel 60-3-19.**
- 35** Notice of Appropriation made by The People of the State of New York to Walter E. Blaw and Pauline G. Blaw, his wife, at dated October 18, 1967 and record February 20, 1967 in Liber 438 of Deeds at page 1116. **The appropriation does not encumber Tax Parcel 60-3-2.**
- 36** Notice of Appropriation made by The People of the State of New York to Walter E. Blaw and Pauline G. Blaw, his wife, at dated October 18, 1967 and record February 20, 1967 in Liber 438 of Deeds at page 1115. **The appropriation does not encumber Tax Parcel 60-3-2.**
- 37** Easement granted by Frances E. Roy and Janice M. Roy, his wife to New York State Electric and Gas Corporation, a New York Corporation dated January 23, 1937 and recorded February 22, 1937 in Liber 451 of Deeds, page 21. **The easement does not encumber Tax Parcel 60-3-19.**

Easement granted by Francis E. Roy and Janice M. Roy, his wife to New York State Electric and Gas Corporation, dated December 23, 1972 and recorded December 23, 1972 in Liber 461 of Deeds, page 21. The easement does not encumber Tax Parcel 60.-3-19.

				ISSUED:	JLS	ALTA/NSPS Land Title Survey Brookside Solar Development Francis E. and Janice M. Roy Tax Parcel 60-3-19 Town of Chateaugay County of Franklin State of New York
				CHECKED:		
				SCALE:		
				1" = 100'		
				DATE:		
				01.28.2022	P.O. Box 453 8411 Old Northwest Rd. Carmel, New York 12017 P: 518-896-2070 F: 518-896-1012	 Thew Associates LAND SURVEYORS www.ThewAssociates.com
				PROJECT NUMBER:	4049-05-20	
REV	DESCRIPTION	DATE				8479 River Road Middletown, NY 10943 P: 517-573-7278 F: 517-571-1657

Unauthorized alteration or addition to a survey map bearing a licensed land surveyors seal is a violation of Section 7209, Subdivision 2 of the New York State Education Law.

Only copies from the original of this survey marked with an original of the surveyor's inked seal or his embossed seal shall be considered to be valid and true copies.



Legend:	
	Property Line
	Adjoiner Deed Line
	Interior Deed Line
	Edge of Water - Centerline of Stream
	Town/Lot Line
	Easement Line
	Edge of Gravel
	Minor Contour
	Major Contour
	Storm Culvert
	Treeline
	Overhead Electric
	Overhead Utilities
	Barbed Wire Fence
	Page Wire Fence (unless noted)
	Spot Elevation
	Utility Pole
	Found Rebar, Pipe, Pin, et cetera, as noted
	Found Concrete Monument
	Deed Book and Page
	Instrument No.

Notes Corresponding to Table A
of the 2021 Minimum Standard Detail Requirements
for ALTANSPS Land Title Surveys

- Not applicable.
- The address of the surveyed parcel is State Route 11, Chateaugay, New York 12920.
- Said described property is located within an area having an undetermined zone by the Secretary of Housing and Urban Development.
- The gross land area of the surveyed parcel is 46.942 acres, which is the entirety of Tax Parcel 60-1-9.3.
- The topography shown hereon was derived from LIDAR data. The accuracy of the topographic data meets the 10-cm Vertical Accuracy Class as defined by the American Society of Photogrammetry and Remote Sensing (ASPRS), which is suitable for generating contours at one-foot intervals.
- Not applicable.
- Refer to the zoning notes for applicable setback requirements.
- The exterior dimensions of the structures situated on the property are shown hereon.
- Not applicable.
- Not applicable.
- Not applicable.
- Substantial features or improvements situate on the surveyed parcel are shown hereon.
- Not applicable. There are no surface parking areas, lots or parking structures on the surveyed property.
- Not applicable. There are no division lines or party walls with any of the adjoining properties.
- (a) The subsurface utilities shown hereon are of Quality Level C (QL-C) as defined by the American Society of Civil Engineers (ASCE) in Document 38-02 titled "Standard Guidelines for the Collection and Depiction of existing Subsurface Utility Data". The subsurface utilities are based on observed evidence located during the field survey and record mapping. The surveyor makes no guarantee the subsurface utilities comprise all such utilities upon or adjacent to the surveyed parcel, either in service or abandoned. The surveyor does not warrant, guarantee, or certify that the subsurface utilities are in the exact location indicated, although the subsurface utilities are depicted as accurately as possible from the information available.
- Not applicable.
- Not applicable.
- The name, deed reference, and tax parcel number of the current property owners for parcels adjoining the surveyed parcel are shown hereon.
- The Point of Beginning of the 46.942-acre parcel is approximately 800 feet southwest of the intersection of U.S. Highway 11 Route 23 and Lewis Road.
- Not applicable.
- To the best of my knowledge, there was building construction, or building additions observed in the process of conducting the field survey, an area of earth moving work is shown hereon.
- To the best of my knowledge, there are no proposed changes in street right-of-way lines.
- To the best of my knowledge, there are not any off-site easements or servitudes that benefit the surveyed parcel.
- The Associates PE-LS, PLLC maintains professional liability insurance in the amount of \$2,000,000 per occurrence with a \$2,000,000 aggregate.

General Notes:

- This survey is referenced horizontally to the North American Datum of 1983, 2011 adjustment (NAD83/2011), projected on the New York State Plane Coordinate System (East Zone), and vertically to the North American Vertical Datum of 1988 (NAVD88).
- North arrow as shown indicates Grid North referenced to NAD83/2011, projected on the New York State Plane Coordinate System (East Zone).
- The reference horizontal and vertical control station is a Continuously Operating Reference Station designated as MALONE CORS ARP (NYML). NYML was established by the New York State Department of Transportation and last adjusted by the National Geodetic Survey in June 2019. Elevation 736.50 feet.
- Static GPS/GNSS surveying techniques were utilized to determine the coordinates and elevations of the primary horizontal and vertical control points. RTK GPS/GNSS and conventional surveying techniques were utilized to determine the coordinates and elevations of the secondary horizontal and vertical control points.
- Elevations and contours shown reference the North American Vertical Datum of 1988 (NAVD88-Geoid18).
- Contours shown hereon were generated from a Digital Terrain Model utilizing Autodesk Civil 3D Surveying and Engineering software.
- The location of subsurface improvements or encroachments are not always known and often must be estimated. If any subsurface improvements or encroachments exist or are shown, the improvements or encroachments are not certified to by the undersigned surveyor.
- The surveyed premises may be affected by encumbrances that are unknown to the undersigned surveyor. The users of this survey map should verify the title with competent title examiners.
- The surveyed parcel is subject to all covenants, easements, and restrictions of record, if any.
- The tax parcel number assigned to the surveyed property does not include any land other than the surveyed property.
- The surveyed property has direct access to U.S. Highway 11, which is a public highway.
- The surveyed parcel is the same parcel of land described in the Commitment for Title Insurance Policy No. 71114026 with an effective date of July 23, 2020.
- The survey shows the location of all building, structures, parking areas and other improvements situated on the surveyed parcel.
- There are no visible or recorded easements or right of ways across the surveyed property of which the surveyor has been advised.
- There are no encroachments onto adjoining property, streets or alleys or any easements burdening the surveyed premises by any buildings, structures or other improvements, and there are no encroachments onto the surveyed property or easements benefiting the surveyed parcel by buildings, structures or other improvements situated on adjoining property, except for the following encroachments: none.
- The information shown hereon is based on an instrument survey completed on December 28, 2020.

The undersigned hereby certifies to:

- Brookside Solar, LLC
- AES Clean Energy Development, LLC
- Stewart Title Insurance Company

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTANSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes Items 2, 3, 4, 5, 6(b), 7(a), 8, 10, 11(a), 13, 14, 16, 17, 18, and 19 of Table A thereof.

Signature: _____

Name: _____

Registration No.: _____

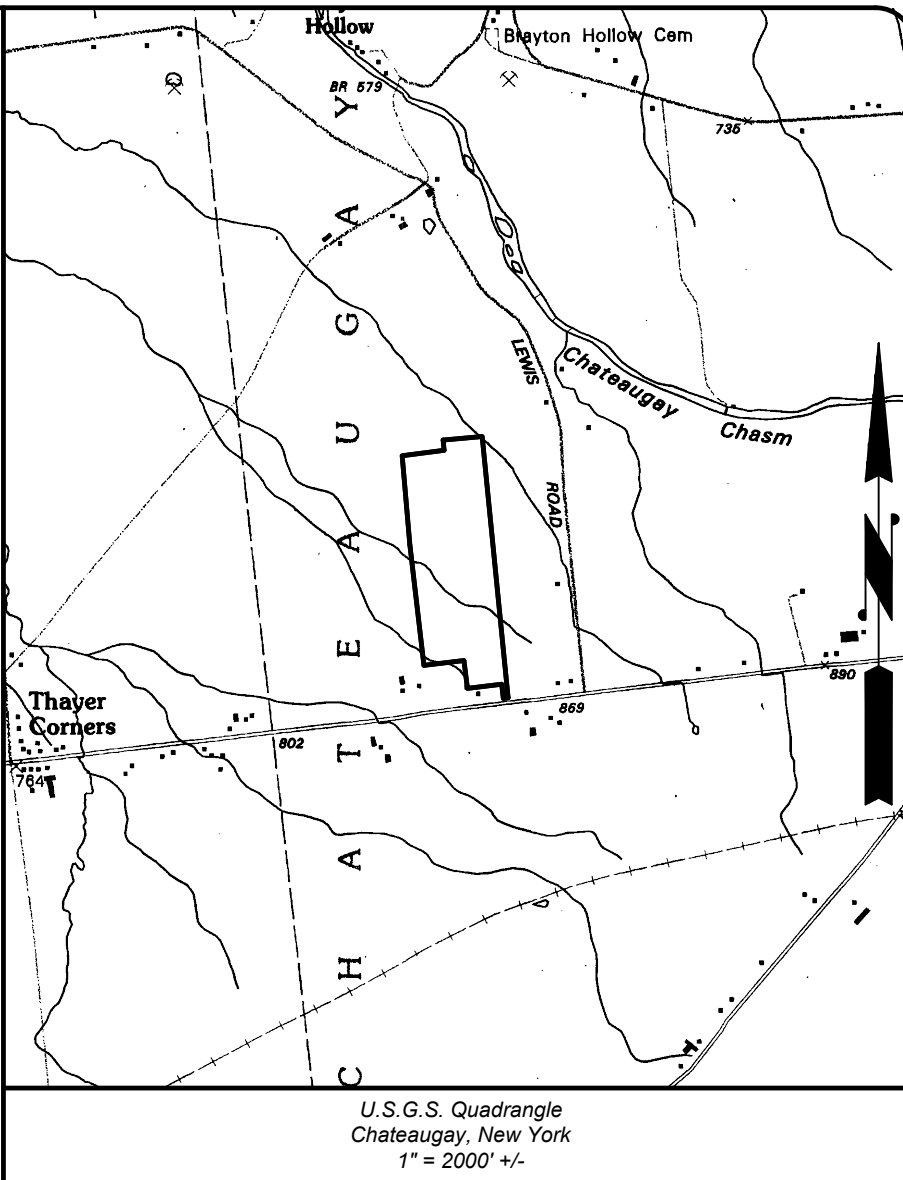
Date: _____

Tax Parcel Number:

Town of Chateaugay, Franklin County, New York
Section 60, Block 1 Lot 9.3

Deed Reference:

Ellsworth Van Lewis and Mildred O. Lewis
to
John G. and Shirley P. Swanson
Deed: Liber 518 - Page 13
Dated: January 11, 1985
Recorded: February 5, 1985



Notes Corresponding to Schedule B
of Stewart Title Insurance Company
Commitment for Title Insurance No. 71114026
Effective Date: July 23, 2020

Items not listed below are standard title exceptions and/or are not matters that pertain to this survey.

- Right of Way granted by Ellsworth V. Lewis and Mildred H. Lewis to New York Telephone Company dated July 11, 1967 and recorded December 14, 1967 in Liber 438 of Deeds, page 388. There is no evidence of communication lines on Tax Parcel 60-1-9.3; however, the easement presumably encumbers Tax Parcel 60-3-9.3, is blanket in nature, and is not shown hereon.
- Easement granted by Ellsworth Van Lewis and Mildred H. Lewis to New York State Electric & Gas Corporation dated October 4, 1967 and recorded December 15, 1967 in Liber 438 of Deeds, page 424. The easement does not encumber Tax Parcel 60-3-9.3.
- Easement granted by John G. Swanson and Shirley Swanson to New York State Electric & Gas Corporation, dated October 8, 1996 and recorded November 18, 1996 in Liber 663 of Deeds, page 142. The easement does not encumber Tax Parcel 60-3-9.3.
- Transmission Easement Agreement made by John G. Swanson and Shirley P. Swanson to Genorimo Solar Energy, LLC dated October 7, 2019 and recorded October 25, 2019 in Liber 2019 of Deeds, page 5033. The transmission easement agreement encumbers tax Parcel 60-3-9.3 in its entirety; however is not shown hereon.
- Assignment made by Genorimo Solar Energy, LLC to Brookside Solar, LLC dated January 8, 2020 and recorded March 3, 2020 in Liber 2020 of Deeds, page 923. The assignment encumbers tax Parcel 60-3-9.3 in its entirety; however is not shown hereon.

Flood Zone:

The surveyed parcel shown hereon lies within an area where FEMA has not completed a study to determine flood hazard for the Town of Chateaugay; therefore, a flood map has not been published.

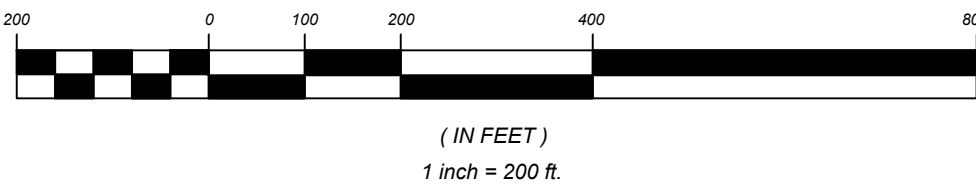
Zoning:

Town of Chateaugay, Local Law No. 3 of 2018:

Item 7(c)(vi)(7) - Setbacks for Tier 3 Solar Energy Systems

Set Back: There is a setback requirement of 500 feet from any residential structure and 50 feet from the right of way of any public road or private right of way. An affected home owner may irrevocably waive the residential setback requirement, in writing.

GRAPHIC SCALE



UNSWORN:	ALTA/NSPS Land Title Survey Brookside Solar Development John G. and Shirley P. Swanson Tax Parcel 60-1-9.3 Town of Chateaugay County of Franklin State of New York
CHECKED:	
SCALE:	1" = 200'
DATE:	
01.29.2022	
PROJECT NUMBER:	4049-05-20
DESCRIPTION:	
DATE:	

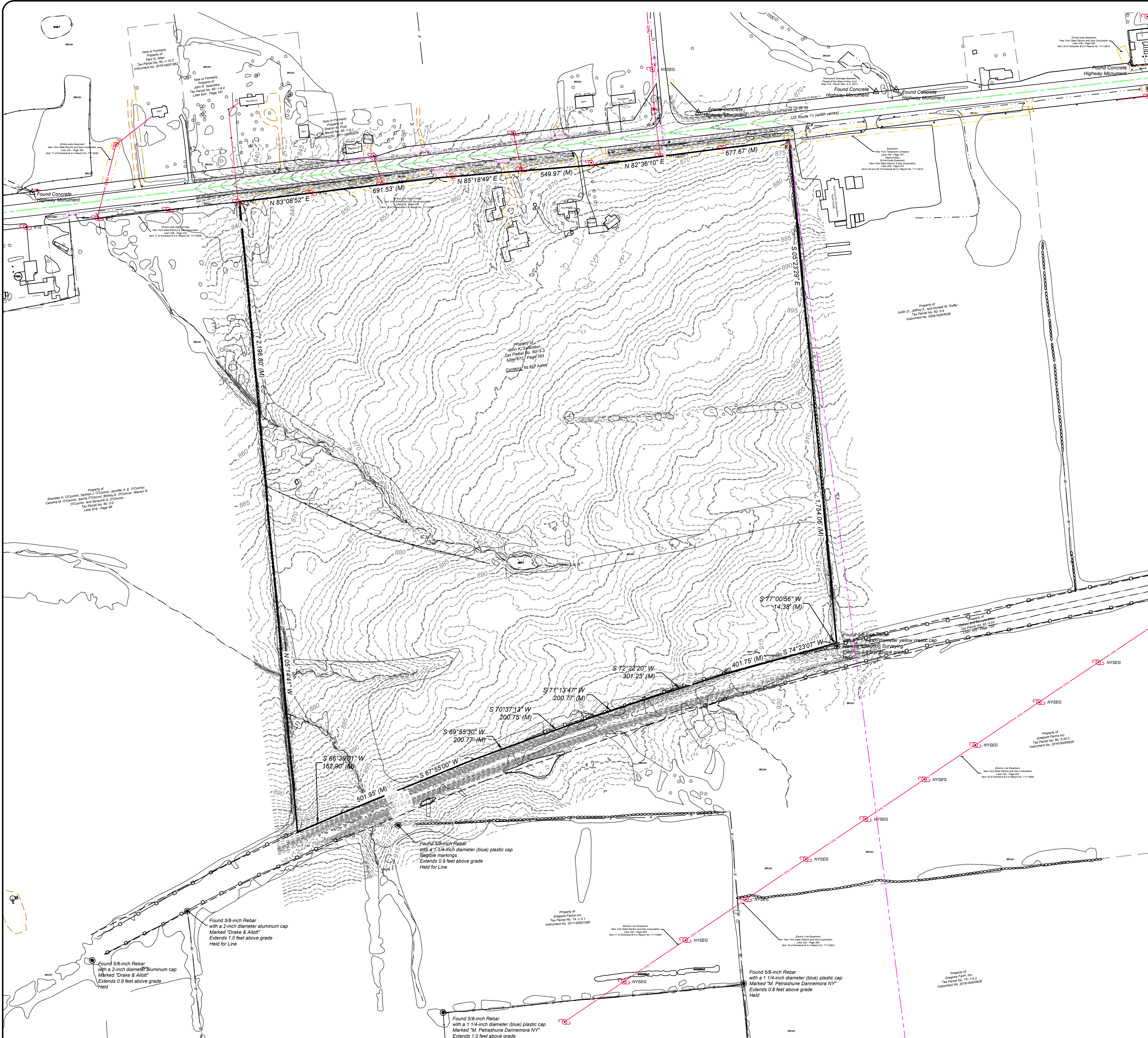
P.O. Box 483
6411 US Highway 11
Chateaugay, New York 12917
T: 315/986-0778
F: 315/986-1072

Thew Associates
LAND SURVEYORS
www.ThewAssociates.com

8478 River Road
Metcy, New York 12463
T: 315/523-2778
F: 315/787-1857

Unauthorized alteration or addition to a survey map bearing a licensed land surveyor's seal is a violation of Section 2209, Subdivision 2 of the New York State Education Law.

Only copies from the original of this survey marked with an original of the surveyor's inked seal or his embossed seal shall be considered to be valid and true copies.



- Legend:**
- Property Line
 - Adjoining Deed Line
 - Interior Deed Line
 - Edge of Water - Centerline of Stream
 - Town Lot Line
 - Easement Line
 - Edge of Gravel
 - Minor Contour
 - Major Contour
 - Storm Culvert
 - Treeline
 - Overhead Electric
 - Overhead Utilities
 - Barbed Wire Fence
 - Page Wire Fence (unless noted)
 - Spot Elevation
 - Utility Pole
 - Found Rebar, Pipe, Pin, et cetera, as noted
 - Found Concrete Monument
 - Deed Book and Page
 - Instrument No.
- Liber 1255 - Page 274
2004-02220

Flood Zone:

The surveyed parcel shown hereon lies within an area where FEMA has not completed a study to determine flood hazard for the Town of Chateaugay; therefore, a flood map has not been published.

Zoning:

Town of Chateaugay, Local Law No. 3 of 2018:

Item 7(c)(vi)(7) - Setbacks for Tier 3 Solar Energy Systems

Set Back: There is a setback requirement of 500 feet from any residential structure and 50 feet from the right of way of any public road or private right of way. An affected home owner may irrevocably waive the residential setback requirement, in writing.

**Notes Corresponding to Table A
of the 2021 Minimum Standard Detail Requirements
for ALTA/NSPS Land Title Surveys**

1. Not applicable.
2. The address of the surveyed parcel is 5954 State Route 11, Chateaugay, New York 12920.
3. Said described property is located within an area having an undetermined zone by the Secretary of Housing and Urban Development.
4. The gross land area of the surveyed parcel is 85.857 acres, which is the entirety of Tax Parcel 60-3-3.
5. The topography shown hereon was derived from LIDAR data. The accuracy of the topographic data meets the 10-cm Vertical Accuracy Class as defined by the American Society of Photogrammetry and Remote Sensing (ASPRS), which is suitable for generating contours at one-foot intervals.
- 6(a). Not applicable.
- 6(b). Refer to the zoning notes for applicable setback requirements.
- 7(a). The exterior dimensions of the structures situated on the property are shown hereon.
- 7(b)(1). Not applicable.
- 7(b)(2). Not applicable.
- 7(c). Not applicable.
8. Substantial features or improvements situate on the surveyed parcel are shown hereon.
9. Not applicable. There are no surface parking areas, lots or parking structures on the surveyed property.
10. Not applicable. There are no division lines or party walls with any of the adjoining properties.
- 11(a). The subsurface utilities shown hereon are of Quality Level C (QL-C) as defined by the American Society of Civil Engineers (ASCE) in Document 38-02 titled "Standard Guidelines for the Collection and Depiction of existing Subsurface Utility Data". The subsurface utilities are based on observed evidence located during the field survey and record mapping. The surveyor makes no guarantee the subsurface utilities comprise all such utilities upon or adjacent to the surveyed parcel, either in service or abandoned. The surveyor does not warrant, guarantee, or certify that the subsurface utilities are in the exact location indicated, although the subsurface utilities are depicted as accurately as possible from the information available.
- 11(b). Not applicable.
12. Not applicable.
13. The name, deed reference, and tax parcel number of the current property owners for parcels adjoining the surveyed parcel are shown hereon.
14. The Point of Beginning of the 85.857-acre parcel is approximately 444 feet easterly from the intersection of US Highway 11 and Lewis Road.
15. Not applicable.
16. To the best of my knowledge, there was building construction, or building additions observed in the process of conducting the field survey, an area of earth moving work is shown hereon.
17. To the best of my knowledge, there are no proposed changes in street right-of-way lines.
18. To the best of my knowledge, there are not any off-site easements or servitudes that benefit the surveyed parcel.
19. Thew Associates PE-LS, PLLC maintains professional liability insurance in the amount of \$2,000,000 per occurrence with a \$2,000,000 aggregate.

General Notes:

1. This survey is referenced horizontally to the North American Datum of 1983, 2011 adjustment (NAD83/2011), projected on the New York State Plane Coordinate System (East Zone), and vertically to the North American Vertical Datum of 1988 (NAVD88).
2. North arrow as shown indicates Grid North referenced to NAD83/2011, projected on the New York State Plane Coordinate System (East Zone).
3. The reference horizontal and vertical control station is a Continuously Operating Reference Stations designated as MALONE CORP ARP (NYML). NYML was established by the New York State Department of Transportation and last adjusted by the National Geodetic Survey in June 2019. Elevation 736.50 feet.
4. Static GPS/GNSS surveying techniques were utilized to determine the coordinates and elevations of the primary horizontal and vertical control points. RTK GPS/GNSS and conventional surveying techniques were utilized to determine the coordinates and elevations of the secondary horizontal and vertical control points.
5. Elevations and contours shown reference the North American Vertical Datum of 1988 (NAVD88-Geoid18).
6. Contours shown hereon were generated from a Digital Terrain Model utilizing Autodesk Civil 3D Surveying and Engineering software.
7. The location of subsurface improvements or encroachments are not always known and often must be estimated. If any subsurface improvements or encroachments exist or are shown, the improvements or encroachments are not certified to by the undersigned surveyor.
8. The surveyed premises may be affected by encumbrances that are unknown to the undersigned surveyor. The users of this survey map should verify the title with competent title examiners.
9. The surveyed parcel is subject to all covenants, easements, and restrictions of record, if any.
10. The tax parcel number assigned to the surveyed property does not include any land other than the surveyed property.
11. The surveyed property has direct access to US Highway 11, which is a public highway.
12. The surveyed parcel is the same parcel of land described in the Commitment for Title Insurance Policy No. 71113608 with an effective date of July 23, 2020.
13. The survey shows the location of all building, structures, parking areas and other improvements situated on the surveyed parcel.
14. There are no visible or recorded easements or right of ways across the surveyed property of which the surveyor has been advised.
15. There are no encroachments onto adjoining property, streets or alleys or any easements burdening the surveyed premises by any buildings, structures or other improvements, and there are no encroachments onto the surveyed property or easements benefiting the surveyed parcel by buildings, structures or other improvements situated on adjoining property, except for the following encroachments: none.
16. The information shown hereon is based on an instrument survey completed on December 28, 2020.

The undersigned hereby certifies to:

1. Brookside Solar, LLC
2. AES Clean Energy Development, LLC
3. Stewart Title Insurance Company

Signature:

Name: _____

Registration No.: _____

Date: _____

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes Items 2, 3, 4, 5, 6(b), 7(a), 8, 10, 11(a), 13, 14, 16, 17, 18, and 19 of Table A thereto.

Signature: _____

Name: _____

Registration No.: _____

Date: _____

Tax Parcel Number:

Town of Chateaugay, Franklin County, New York
Section 60, Block 3 Lot 3

Deed Reference:

John G. and Shirley P. Swanton

to

John K. Swanton

Deed: Liber 872 - Page 293

Dated: December 27, 2004

Recorded: December 30, 2004

**Notes Corresponding to Schedule B
of Stewart Title Insurance Company
Commitment for Title Insurance No. 71113608
Effective Date: July 23, 2020**

Items not listed below are standard title exceptions and/or are not matters that pertain to this survey.

18. Easement granted by Rayfield A. Foley and Nellie E. Foley to New York State Electric & Gas Corporation, dated October 3, 1967 and recorded December 15, 1967 in Liber 438 of Deeds, page 418. **The easement encumbers Tax Parcel 60-3-3 and is shown hereon.**
19. Easement granted by John G. Swanton to County of Franklin, dated February 2, 1978 and recorded February 5, 1978 in Liber 486 of Deeds, page 46. **The easement encumbers Tax Parcel 60-3-3 and is shown hereon.**
20. Easement granted by John G. Swanton and Shirley Swanton to New York State Electric & Gas Corporation, dated October 8, 1996 and recorded November 18, 1996 in Liber 663 of Deeds, page 142. **The easement does not encumber Tax Parcel 60-3-3.**
21. Notice of Appropriation made by New York State Department of Transportation Real Property Division to Rayfield A. Foley and Nellie E. Foley, New York Telephone Company, New York State Electric & Gas Corporation dated March 20, 1968 and recorded March 20, 1968 in Liber 439 of Deeds, page 196. **The appropriation does not encumber Tax Parcel 60-3-3.**

Unauthorized alteration or addition to a survey map bearing a licensed land surveyor's seal is a violation of Section 7209, Subdivision 2 of the New York State Education Law.

Only copies from the original of this survey marked with an original of the surveyor's inked seal or his embossed seal shall be considered to be valid and true copies.

UNSWR	JLS	ALTA/NSPS Land Title Survey Brookside Solar Development John K. Swanton Tax Parcel 60-3-3 Town of Chateaugay County of Franklin State of New York
CHECKED:		
SCALE:	1" = 100'	
DATE:	01.30.2022	
PROJECT NUMBER:	4049-05-20	
REV	DESCRIPTION	DATE

P.O. Box 483
6431 US Highway 11
Chateaugay, New York 12917
T: 315-986-0776
F: 315-986-1072

Thew Associates
LAND SURVEYORS
www.ThewAssociates.com

8478 River Road
Merry, New York 13463
T: 315-923-2778
F: 315-987-1857



- Legend:**
- Property Line
 - Adjoiner Deed Line
 - Interior Deed Line
 - Edge of Water - Centerline of Stream
 - Town/Lot Line
 - Easement Line
 - Edge of Gravel
 - Minor Contour
 - Major Contour
 - Storm Culvert
 - Tie/line
 - Overhead Electric
 - Overhead Utilities
 - Barbed Wire Fence
 - Page Wire Fence (unless noted)
 - Spot Elevation
 - Utility Pole
 - Found Rebar, Pipe, Pin, et cetera, as noted
 - Found Concrete Monument
 - Deed Book and Page
 - Instrument No.

- Notes Corresponding to Table A of the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys**
- Not applicable.
 - The address of the surveyed parcel is County Route 23, Burke, New York 12017.
 - Said described property is located within an area having a Zone Designation C (area of minimal flood hazard outside the 0.2 percent annual chance flood) by the Secretary of Housing and Urban Development, on Flood Insurance Rate Map No. 361940010B for Community No. 36194, in Franklin County, State of New York, which is the current Flood Insurance Rate Map for the community in which said property is situated.
 - The gross land area of the surveyed parcel is 102,956 acres, which is the entirety of Tax Parcels 73-3-2 and 73-3-10.
 - The topography shown hereon was derived from LIDAR data. The accuracy of the topographic data meets the 10-m Vertical Accuracy Class as defined by the American Society of Photogrammetry and Remote Sensing (ASPRS), which is suitable for generating contours at one-foot intervals.
 - Not applicable.
 - Refer to the zoning notes for applicable setback requirements.
 - (a) The exterior dimensions of the structures situated on the property are shown hereon.
 - (1) Not applicable.
 - (2) Not applicable.
 - Not applicable.
 - Substantial features or improvements situate on the surveyed parcel are shown hereon.
 - Not applicable. There are no surface parking areas, lots or parking structures on the surveyed property.
 - Not applicable. There are no division lines or party walls with any of the adjoining properties.
 - (a) The subsurface utilities shown hereon are of Quality Level C (QL-C) as defined by the American Society of Civil Engineers (ASCE) in Document 38-02 titled "Standard Guidelines for the Collection and Depiction of existing Subsurface Utility Data". The subsurface utilities are based on observed evidence located during the field survey and record mapping. The surveyor makes no guarantee the subsurface utilities comprise all such utilities upon or adjacent to the surveyed parcel, either in service or abandoned. The surveyor does not warrant, guarantee, or certify that the subsurface utilities are in the exact location indicated, although the subsurface utilities are depicted as accurately as possible from the information available.
 - (b) Not applicable.
 - Not applicable.
 - The name, deed reference, and tax parcel number of the current property owners for parcels adjoining the surveyed parcel are shown hereon.
 - The Point of Beginning of the 102,956-acre parcel is at the intersection of County Route 23 and Ketchum Road.
 - Not applicable.
 - To the best of my knowledge, there was building construction, or building additions observed in the process of conducting the field survey, an area of earth moving work is shown hereon.
 - To the best of my knowledge, there are no proposed changes in street right-of-way lines.
 - To the best of my knowledge, there are not any off-site easements or servitudes that benefit the surveyed parcel.
 - Thew Associates P.E.L.L.C. maintains professional liability insurance in the amount of \$2,000,000 per occurrence with a \$2,000,000 aggregate.

- General Notes:**
- This survey is referenced horizontally to the North American Datum of 1983, 2011 adjustment (NAD83/2011), projected on the New York State Plane Coordinate System (East Zone), and vertically to the North American Vertical Datum of 1988 (NAVD88).
 - North arrow as shown indicates Grid North referenced to NAD83/2011, projected on the New York State Plane Coordinate System (East Zone).
 - The reference horizontal and vertical control station is a Continuously Operating Reference Stations designated as MALONE CORS ARP (NYML). NYML was established by the New York State Department of Transportation and last adjusted by the National Geodetic Survey in June 2019. Elevation 736.50 feet.
 - State GPS/GNSS surveying techniques were utilized to determine the coordinates and elevations of the primary horizontal and vertical control points. RTK, GPS/GNSS and conventional surveying techniques were utilized to determine the coordinates and elevations of the secondary horizontal and vertical control points.
 - Elevations and contours shown reference the North American Vertical Datum of 1988 (NAVD88-Geoid18).
 - Contours shown hereon were generated from a Digital Terrain Model utilizing Autodesk Civil 3D Surveying and Engineering software.
 - The location of subsurface improvements or encroachments are not always known and often must be estimated. If any subsurface improvements or encroachments exist or are shown, the improvements or encroachments are not certified to by the undersigned surveyor.
 - The surveyed premises may be affected by encumbrances that are unknown to the undersigned surveyor. The users of this survey map should verify the title with competent title examiners.
 - The surveyed parcel is subject to all covenants, easements, and restrictions of record, if any.
 - The tax parcel number assigned to the surveyed property does not include any land other than the surveyed property.
 - The surveyed property has direct access to County Route 23 and Ketchum Road, which are public highways.
 - The surveyed parcel is the same parcel of land described in the Commitment for Title Insurance Policy No. 71113607 with an effective date of July 23, 2020.
 - The survey shows the location of all building, structures, parking areas and other improvements situated on the surveyed parcel.
 - There are no visible or recorded easements or right of ways across the surveyed property of which the surveyor has been advised.
 - There are no encroachments onto adjoining property, streets or alleys or any easements burdening the surveyed premises by any buildings, structures or other improvements, and there are no encroachments onto the surveyed property or easements benefitting the surveyed parcel by buildings, structures or other improvements situated on adjoining property, except for the following encroachments: none.
 - The information shown hereon is based on an instrument survey completed on December 26, 2020.

The undersigned hereby certifies to:

- Brookside Solar, LLC
- AES Clean Energy Development, LLC
- Stewart Title Insurance Company

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes Items 2, 3, 4, 5, 6(b), 7(a), 8, 10, 11(a), 13, 14, 16, 17, 18, and 19 of Table A thereof.

Signature: _____

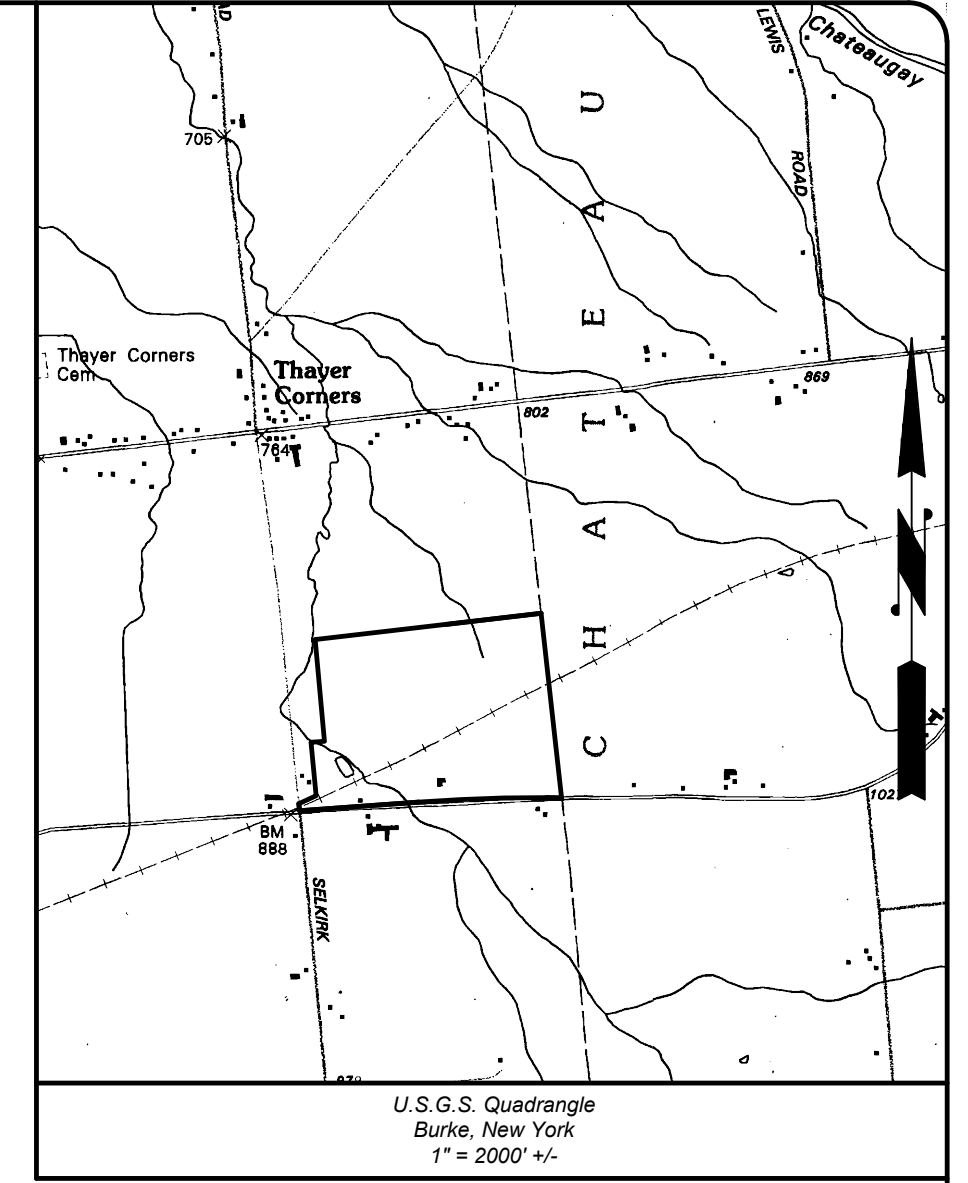
Name: James S. Thew

Registration No.: 050226

Date: _____

Tax Parcel Number:
Town of Burke, Franklin County, New York
Section 73, Block 3, Lot 2
Section 73, Block 3, Lot 10

Deed Reference:
William K. Wood
to
William K. Wood and Brenda M. Whalen-Wood
Deed Instrument No. 2016-00004528
Dated: September 16, 2016
Recorded: September 16, 2016



Notes Corresponding to Schedule B of Stewart Title Insurance Company Commitment for Title Insurance No. 71113607 Effective Date: July 23, 2020

- Items not listed below are standard title exceptions and/or are not matters that pertain to this survey.
- Right of Way granted by James Cook to Northern New York Telephone Company, dated September 10, 1889 and recorded October 10, 1889 in the Franklin County Clerk's Office in Liber 109 of Deeds, page 525. **The easement encumbers Tax Parcel 73-3-2 and is shown hereon.**
 - Water Rights as set forth in a Warranty Deed granted by Ulysses Cook and Flora Cook to Ray Perigo, dated April 10, 1909 and recorded June 4, 1914 in the Franklin County Clerk's Office in Liber 150 of Deeds, page 93. **The location of the spring and the water piping are unknown. The water rights presumably encumber Tax Parcel 73-3-2, however are not shown hereon.**
 - Right of Way granted by Walter Ashline to New York Telephone Company, dated July 21, 1960 and recorded October 10, 1960 in the Franklin County Clerk's Office in Liber 368 of Deeds, page 149. **The easement does not encumber Tax Parcel 73-3-2.**
 - Easement granted by Walter Ashline and Irene Ashline to New York State Electric & Gas Corporation, dated July 21, 1964 and recorded August 27, 1964 in the Franklin County Clerk's Office in Liber 421 of Deeds, page 554. **The easement encumbers Tax Parcel 73-3-2 and is shown hereon.**
 - Easement granted by Walter Ashline and Irene Ashline to County of Franklin, dated February 11, 1966 and recorded March 17, 1966 in the Franklin County Clerk's Office in Liber 431 of Deeds, page 430. **The easement encumbers Tax Parcel 73-3-2 and is shown hereon. The easement states that any fences within 33 feet of the center of County Route 23 will be removed and any new fences constructed shall be at least 33 feet from the center of the County Route 23.**
 - Easement granted by Hamilton Wood and Carol M. Wood to New York State Electric & Gas Corporation, dated June 10, 1967 and recorded July 25, 1967 in the Franklin County Clerk's Office in Liber 436 of Deeds, page 779. **The easement encumbers Tax Parcel 73-3-2 and is shown hereon.**
 - Easement granted by Hamilton F. Wood and Carol Wood to County of Franklin, dated February 1, 1978 and recorded February 6, 1978 in the Franklin County Clerk's Office in Liber 486 of Deeds, page 28. **The snowmobile trail easement does not encumber Tax Parcel 74-3-2.**
 - Lease granted by Hamilton Wood to Ohio Oil & Gas, dated October 6, 1982 and recorded October 27, 1982 in the Franklin County Clerk's Office in Liber 505 of Deeds, page 216. **The oil and gas lease has expired, and therefore no longer encumbers Tax Parcel 74-1-2, 4.**
 - Easement granted by Hamilton Wood and Carol M. Wood to New York State Electric & Gas Corporation, dated November 3, 1983 and recorded January 30, 1984 in the Franklin County Clerk's Office in Liber 513 of Deeds, page 831. **The easement does not encumber Tax Parcel 73-3-2.**
 - Easement granted to County of Franklin as recited in a Deed granted by The Rutland Corporation, formerly Rutland Railway Corporation to Hamilton Wood and Carol Wood, dated June 23, 1967 and recorded July 18, 1967 in the Franklin County Clerk's Office in Liber 436 of Deeds, page 459. **The easement encumbers Tax Parcel 73-3-2 and is shown hereon. The easement states that any fences within 33 feet of the center of County Route 23 will be removed and any new fences constructed shall be at least 33 feet from the center of the County Route 23. The easement further states: "the County of Franklin will remove the (railroad) bridge and abutments and is granted the right to remove the former railroad embankment down to original ground elevations for a distance of 300 feet from the bridge on both sides."**

Flood Zone:
The surveyed parcel shown hereon lies within Zone C as shown on Panel 10 for Community No. 36194 having an effective date of February 15, 1986.

Zoning:
Town of Burke: Local Law No. 1 of 2019
Item 7(c)(iv)(7) - Setbacks for Tier 3 Solar Energy Systems
Set Back: There is a setback requirement of 500 feet from any residential structure and 50 feet from the right of way of any public road or private right of way. An affected home owner may irrevocably waive the residential setback requirement, in writing.

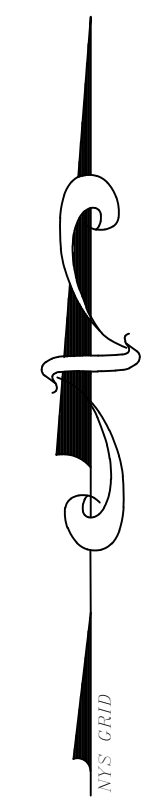
Unauthorized alteration or addition to a survey map bearing a licensed land surveyor's seal is a violation of Section 7209, Subdivision 2 of the New York State Education Law.
Only copies from the original of this survey marked with an original of the surveyor's inked seal or his embossed seal shall be considered to be valid and true copies.

UNSWORN	JLS	ALTA/NSPS Land Title Survey Brookside Solar Development William K. Wood and Brenda M. Whalen-Wood Tax Parcels 73-3-2 and 73-3-10 Town of Burke County of Franklin State of New York
CHECKED:		
SCALE:	1" = 200'	
DATE:	01.28.2022	
PROJECT NUMBER:	4049-05-20	
DESCRIPTION:		
DATE:		

P.O. Box 483
6411 122 Highway 117
Canton, New York 13617
T: 315/936-0716
F: 315/936-1012

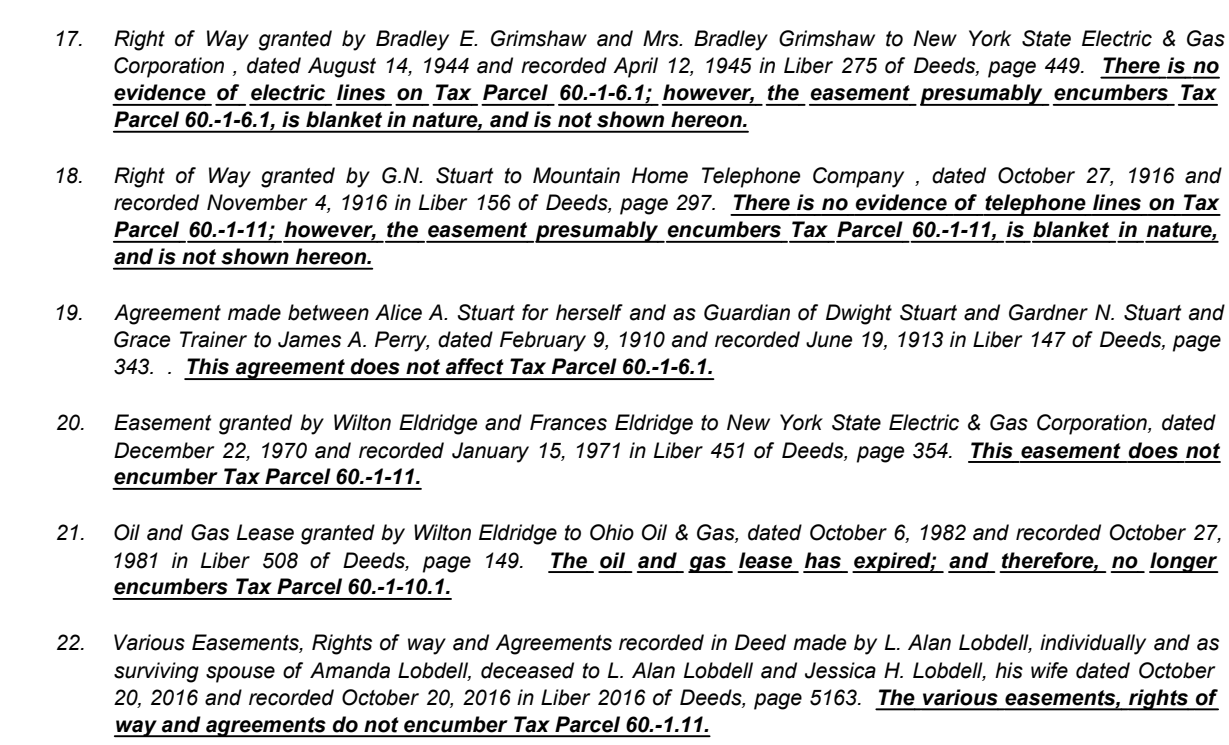
Thew Associates
LAND SURVEYORS
www.TheAssociates.com

8478 River Road
Meny, New York 13403
T: 315/523-7778
F: 315/787-1857



1. This survey is referenced horizontally to the North American Datum of 1983, 2011 adjustment (NAD83/2011), projected on the New York State Plane Coordinate System (East Zone), and vertically to the North American Datum of 1988 (NAVD88).
2. North arrow as shown indicates Grid North referenced to NAD83/2011, projected on the New York State Plane Coordinate System (East Zone).
3. The reference horizontal and vertical station is a Continuously Operating Reference Station designated as MALONE CORS APF (NVTAL). NVTAL was established by the New York State Department of Transportation and last adjusted by the National Geodetic Survey in June 2019. Elevation 736.50 feet.
4. RTK GPS/GNSS surveying techniques were utilized to determine the coordinates and elevations of the primary horizontal and vertical control points. RTK GPS/GNSS and conventional surveying techniques were utilized to determine the coordinates and elevations of the secondary horizontal and vertical control points.
5. Elevations and contours shown reference the North American Vertical Datum of 1988 (NAVD88/Geoid18).
6. Contours shown hereon were generated from a Digital Terrain Model utilizing Autodesk Civil 3D Surveying and Engineering software.
7. The location of subsurface improvements or encroachments are not always known and must be estimated. If any subsurface improvements or encroachments exist or are shown, the improvements or encroachments are not certified by the undersigned surveyor.
8. The surveyed premises may be affected by encumbrances that are unknown to the undersigned surveyor. The users of this survey map should verify the title with competent title examiners.
9. The surveyed parcel is subject to all covenants, easements, and restrictions of record, if any.
10. The tax parcel number assigned to the surveyed property does not include any land other than the surveyed property.
11. The surveyed property has direct access to Martin Road, which is a public highway.
12. The surveyed parcel is the same parcel of land described in Comment for Title Insurance Policy No. 71114023 with an effective date of July 23, 2020.
13. The survey shows the location of all building, structures, parking areas and other improvements situated on the surveyed parcel.
14. There are no visible or recorded easements or right of ways across the surveyed property of which the surveyor has been advised.
15. There are no encroachments on adjoining property, streets or alleys or any easements burdening the surveyed premises by any buildings, structures or other improvements, and there are no encroachments on the surveyed property or easement burdening the surveyed parcel by buildings, structures or other improvements situated on adjoining property, except for the following encumbrances: none.
16. The information shown hereon is based on an instrument survey completed on December 28, 2020.

Recorded: October 20, 2016



Set Back. There is a setback requirement of 500 feet from any residential structure and 50 feet from the right of way of any public road or private right of way. An affected home owner may irrevocably waive the residential setback requirement, in writing.

	Property Line
	Adjoiner Deed Line
	Interior Deed Line
	Edge of Water - Centerline of Stream
	Town/Lot Line
	Easement Line
	Edge of Gravel
	Minor Contour
	Major Contour
	Storm Culvert
	Tree/line
	Overhead Electric
	Overhead Utilities
	Barbed Wire Fence
	Pipe/Wire (unless noted)
	Spot Elevation
	Utility Pole
	Found Rebar, Pipe, Pin, or oyster, etc.
	Found Concrete Monument
	Deed Book and Page

Liber 1255 - Page 274
 2004-02220
 Instrument No.



Copyright © 2020 Thew Associates PE-LS, PLLC - All Rights Reserved