



File No. 25059  
February 2, 2026

**DEED DESCRIPTION**  
**For**  
**Proposed Lot A Block 289.05**  
**Township of Cherry Hill, County of Camden, State of New Jersey**

All that certain tract or parcel of land, situate in the Township of Cherry Hill, County of Camden, State of New Jersey and being further described and bounded as follows:

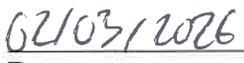
BEGINNING at a point of intersection in the westerly right of way line of Oak Avenue (variable width), with the division line of proposed Lots A and Lot 5, Block 289.05 said point being 355.21 feet from the intersection of the southerly right or way line of Church Road (50.00 feet wide) and the westerly right of way line of Oak Avenue (variable width) and extending; thence

1. S 10°01'12" W, along the westerly right of way line of Oak Avenue, a distance of 80.00 feet to a point; thence
2. N 76°22'48" W, along proposed Lot B, Block 289.05, a distance of 120.00 feet to a point; thence
3. N 10°01'12" E, still along the same a distance of 80.00 feet to a point; thence
4. S 76°22'48" E, along of Lot 5, Block 289.05, a distance of 120.00 feet to the point and place of BEGINNING.

Containing 0.22 Acres of land, more or less.

Being known as Proposed Lot A, Block 289.05 on a plan entitled "Minor Subdivision Plan, Block 289.05, Lot 6, 309 Oak Avenue, Cherry Hill, Camden County, New Jersey" dated 7/15/25, revised to 2/2/26, and prepared by Peterman Maxcy Assoc., LLC.

  
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Dean B Kirby, P.L.S.  
New Jersey License No. 24GS04346100

  
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Date

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File No. 25059  
January 13, 2026

**DEED DESCRIPTION**  
**For**  
**Proposed Lot B Block 289.05**  
**Township of Cherry Hill, County of Camden, State of New Jersey**

All that certain tract or parcel of land, situate in the Township of Cherry Hill, County of Camden, State of New Jersey and being further described and bounded as follows:

BEGINNING at a point of intersection in the westerly right of way line of Oak Avenue (variable width), with the division line of proposed Lots A and B, Block 289.05, said point being S 10°01'12" W, a distance of 435.21 feet from the intersection of the southerly right or way line of Church Road (50.00 feet wide) and the westerly right of way line of Oak Avenue (variable width) and extending; thence

1. S 10°01'12" W, along the westerly right of way line of Oak Avenue, a distance of 20.00 feet to a point; thence
2. N 76°22'48" W, along Lot 7, Block 289.05, a distance of 352.30 feet to a point; thence
3. N 10°01'12" E, along Lots 8 and 9, a distance of 100.00 feet to a point; thence
4. S 76°22'48" E, along Lot 5 a distance of 232.30 feet to a point; thence
5. S 10°01'12" W, along proposed Lot A a distance of 80.00 feet to a point; thence
6. S 76°22'48" E, along of proposed Lot A, Block 289.05, a distance of 120.00 feet to the point and place of BEGINNING.

Containing 0.59 Acres of land, more or less.

Being known as Proposed Lot B, Block 289.05 on a plan entitled "Minor Subdivision Plan, Block 289.05, Lot 6, 309 Oak Avenue, Cherry Hill, Camden County, New Jersey" dated 7/15/25, revised to 2/2/26, and prepared by Peterman Maxcy Assoc., LLC.

Dean B Kirby, P.L.S.  
New Jersey License No. 24GS04346100

02/03/2026

Date

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