



ADVERSE POSSESSION AFFIDAVIT

State of New York)
County of) ss:

_____, (neighbor) being duly sworn, deposes and says:

1.) I/We are the owners of premises known as _____
_____. (neighbor's address)

2.) We have been advised that a survey (a copy of which is annexed) of the property owned by _____ (seller) shows a _____ inside the _____ (sellers - Nly/Sly/Wly/Ely) property line, which line is the common boundary of the property owned by me/us and owned by _____ (seller).

3.) I/We make no claim of ownership and claim no easement or other rights to or over the strip of land lying between the _____ and the _____ (fence, wall, etc) (Nly/Sly/Wly/Ely) property line of the property owned by _____ (seller).

4) My/Our use of the strip of land lying between the _____ (fence, wall, etc) and the _____ property line of the property (Northerly/Southerly/Westerly/Easterly) owned by _____ (seller) has always been with the consent of _____ (seller) or

their predecessors in title.

5a.) The _____ belongs to the undersigned, but we recognize
(fence, wall, etc)
that our right to maintain the _____ has always been with
(fence, wall, etc)
the consent of _____ or their predecessors
(seller)
in title, and that our continued right to maintain the _____ is
(fence, wall, etc)
with the continuing consent of _____ or
(seller)
any future owner of the property, which consent may be withdrawn at any time.

OR

5b.) The _____ belongs to _____,
(fence, wall, etc) (seller)
and that our continued use of the strip or land lying between the _____
(fence, wall, etc)
and the _____ property line of the property owned
(Northerly/Southerly/Westerly/Easterly)
by _____ is with the consent of _____ or
(seller) (seller)
any future owner of the property, which consent may be withdrawn at any time.

6.) I/We make this affidavit with the full knowledge that _____ Title
Insurance Company/Abstracts, Incorporated is relying on the truth of the statements
herein in insuring title to the property owned by _____ (seller)
under its title number _____.

Sworn to me this _____
day of _____, 20____

NOTARY PUBLIC