PARTS SCHEDULE LOT CON/PLAN AREA PART OF LOT C CONCESSION 3 WESTERN DIVISION PART OF 75171-0052 1.971 Ac. P.I.N. 75167 - 0030 APPENDIX B KNOWN AS ESSEX COUNTY ROAD No. 18 ALSO KNOWN AS ROAD 4 WEST (ROAD ALLOWANCE BETWEEN CONCESSIONS 3 AND 4) NORTHWESTERN CORNER OF LOT C CONCESSION 3, WESTERN DIVISION 25' ROAD WIDENING, AS IN INST. No. R410825 _ N 86° 01' 30" W ___ **382.77'** (P&M) 382.77' (P&M) 399.78',, (P1) 180.45 IB(1040) SIB(1744) IB(1040) 202.32 SIB(1744) ORP-B ORP-A PLAN OF SURVEY PART OF LOT C \sim CONCESSION 3 WESTERN DIVISION GEOGRAPHIC TOWNSHIP OF GOSFIELD SOUTH NOW IN THE TOWN OF KINGSVILLE COUNTY OF ESSEX Brick Sided Ranch Dwelling VERHAEGEN LAND SURVEYORS, A DIVISION OF J.D. BARNES LTD. SCALE : 1"=40' 200.0 "IMPERIAL" DISTANCES AND COORDINATES SHOWN ON THIS PLAN ARE IN FEET AND CAN BE CONVERTED TO METRES BY MULTIPLYING BY 0.3048 INTEGRATION DATA COORDINATES ARE DERIVED FROM GRID OBSERVATIONS USING THE CAN-NET NETWORK SERVICE AND ARE REFERRED TO UTM ZONE 17 (81° WEST LONGITUDE) Part 2, Part 1, Plan 12R-13625 Plan 12R-1263 NAD83 (CSRS) (2010.0). COORDINATE VALUES ARE TO AN URBÁN ACCURÁCY IN ACCORDANCE WITH SECTION 14(2) O.REG 216/10 P.I.N. 75171 - 0048 75171 - 0052 P.I.N. POINT ID **EASTING PART** 1151303.00 ORP-A 15289259.18 1152166.38 15289199.19 COORDINATES CANNOT, IN THEMSELVES, BE USED TO RE-ESTABLISH CORNERS OR BOUNDARIES SHOWN ON THIS PLAN. FOR BEARING COMPARISONS THE FOLLOWING ROTATIONS WERE APPLIED TO CONVERT TO GRID BEARINGS CLOCKWISE ROTATION 1°13'30" LEGEND AND NOTES BEARINGS ARE UTM GRID DERIVED FROM OBSERVED REFERENCE POINTS 'A' AND 'B' BY REAL TIME NETWORK OBSERVATIONS AND ARE REFERRED TO UTM ZONE 17 (81° WEST LONGITUDE) NAD83 (CSRS) (2010.0). DISTANCES ON THIS PLAN ARE GROUND AND CAN BE CONVERTED TO GRID BY MULTIPLYING BY THE COMBINED SCALE FACTOR OF 0.999848 CONCESSIONALL SET SSIB AND PB MONUMENTS WERE USED DUE TO LACK OF OVERBURDEN AND/OR PROXIMITY OF UNDERGROUND UTILITIES IN ACCORDANCE WITH SECTION 11(4) OF O.REG. 525/91. ALL MONUMENTS SHOWN THUSLY - ARE IRON BARS (IB) UNLESS OTHERWISE NOTED. SIB DENOTES 25mm X 25mm X 1.22m STANDARD IRON BAR SSIB DENOTES 25mm X 25mm X 0.61m SHORT STANDARD IRON BAR DENOTES 16mm X 16mm X 0.61m IRON BAR N 86° 01' 30" W 180.45 IB Ø DENOTES 19mm diameter X 0.61m ROUND IRON BAR DENOTES CUT-CROSS DENOTES 5mm X 50mm STEEL PIN DENOTES PLASTIC BAR DENOTES SURVEY MONUMENT FOUND DENOTES SURVEY MONUMENT SET AND MARKED JDB DENOTES WITNESS \(\preceq \) DENOTES PERPENDICULAR DENOTES SET (M) DENOTES MEASURED (D) DENOTES INST. No. (S) DENOTES SET (M) DENOTES MELOCITY
ORP DENOTES OBSERVED REFERENCE POINT
(NI) DENOTES NOT IDENTIFIABLE (OU) DENOTES ORIGIN UNKNOWN DENOTES PLAN 12R-13625 DENOTES PLAN 12R-904 (1744) DENOTES VERHAEGEN SURVEYORS INC., O.L.S. JDB) DENOTES J.D. BARNES LIMITED, O.L.S. (1040) DENOTES WILLIAM J. SETTERINGTON, O.L.S. SURVEYOR'S CERTIFICATE WESTERND / V / S / O N I CERTIFY THAT: 1. THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS ACT, THE SURVEYORS ACT, THE LAND TITLES ACT AND THE REGULATIONS MADE UNDER THEM. 2. THIS SURVEY WAS COMPLETED ON THE 12th. DAY OF JANUARY, 2024. DATE JANUARY 26, 2024. ALEC S. MANTHA ONTARIO LAND SURVEYOR THIS PLAN OF SURVEY RELATES TO AOLS PLAN SUBMISSION FORM NUMBER 2214164 Part 1, Plan 12R−13625 ↓↓ A DIVISION OF J.D. BARNES LTD. 944 OTTAWA STREET, WINDSOR, ON, N8X 2E1 T: (519) 258-1772 F: (519) 258-1791 www.jdbarnes.com DRAWN BY: CHECKED BY: REFERENCE NO.: CMM 23-47-674-00 CAD File: 23-47-674-00.dwg File: E-GOS. S.-3W.D.-C CAD Date: January 26, 2024 2:33 PM