

COORDINATES ARE DERIVED FROM GRID OBSERVATIONS USING THE SMART-NET NETWORK SERVICE AND ARE REFERRED TO UTM ZONE 17 (81° WEST LONGITUDE) NAD83 (CSRS) (2010.0). COORDINATE VALUES ARE TO AN URBAN ACCURACY IN ACCORDANCE WITH SECTION 14(2) OREG 216/10

POINT ID	NORTHING	EASTING
ORP-A	15306004.263	1174100.705
ORP-B	15305843.106	1176086.011

COORDINATES CANNOT, IN THEMSELVES, BE USED TO RE-ESTABLISH CORNERS OR BOUNDARIES SHOWN ON THIS PLAN.

AREAS
AREAS SHOWN ON THIS PLAN ARE IN SQUARE FEET AND CAN BE CONVERTED TO SQUARE METRES BY DIVIDING BY 10.76391.

PARTS SCHEDULE				
PART	LOT	CONC./PLAN	PARCEL/P.I.N./Inst.	AREAS.
1				62500.6 sqf
2				1511075.5 sqf
3	PART OF LOT 15	8	75155-0096(LT)	3204.1 sqf
4				2050.6 sqf
5				581.3 sqf
6				39.9 sqf

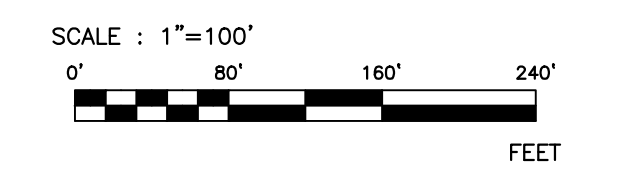
I REQUIRE THIS PLAN TO BE DEPOSITED UNDER THE LAND TITLES ACT
DATE: AUGUST 21, 2024
Bloss J. Sutherland
BLOSS J. SUTHERLAND
ONTARIO LAND SURVEYOR

PLAN 12R --
RECEIVED AND DEPOSITED
DATE: _____
REPRESENTATIVE FOR LAND REGISTRAR FOR THE LAND TITLES DIVISION OF ESSEX (12)

Appendix B

PARTS 1, 2 AND PART 5, 6 COMPRISE (INCLUSIVE) ALL OF PIN 75155-0096 (LT)
PARTS 3 AND 4 ARE SUBJECT TO EASEMENT CE458801

PLAN of SURVEY
OF
PART of LOT 15, CONCESSION 8,
(IN THE GEOGRAPHIC TOWNSHIP OF GOSFIELD)
IN THE
TOWN OF KINGSVILLE
COUNTY OF ESSEX



BEARING REFERENCE
BEARINGS ARE UTM GRID, DERIVED FROM THE OBSERVED REFERENCE POINTS A AND B, BY REAL TIME NETWORK (RTN) OBSERVATIONS, NAD83 UTM ZONE 17, (CSRS), (2010). AN UNCLOCKWISE ROTATE OF 0°00'10" MUST BE APPLIED TO THE REGISTERED PLAN 12R-24551

"IMPERIAL" DISTANCES AND COORDINATES SHOWN ON THIS PLAN ARE IN FEET AND CAN BE CONVERTED TO METRES BY MULTIPLYING BY 0.3048

DISTANCES
DISTANCES HEREON ARE HORIZONTAL GROUND AND CAN BE CONVERTED TO GRID DISTANCES BY MULTIPLYING BY THE COMBINED SCALE FACTOR OF 0.999887669

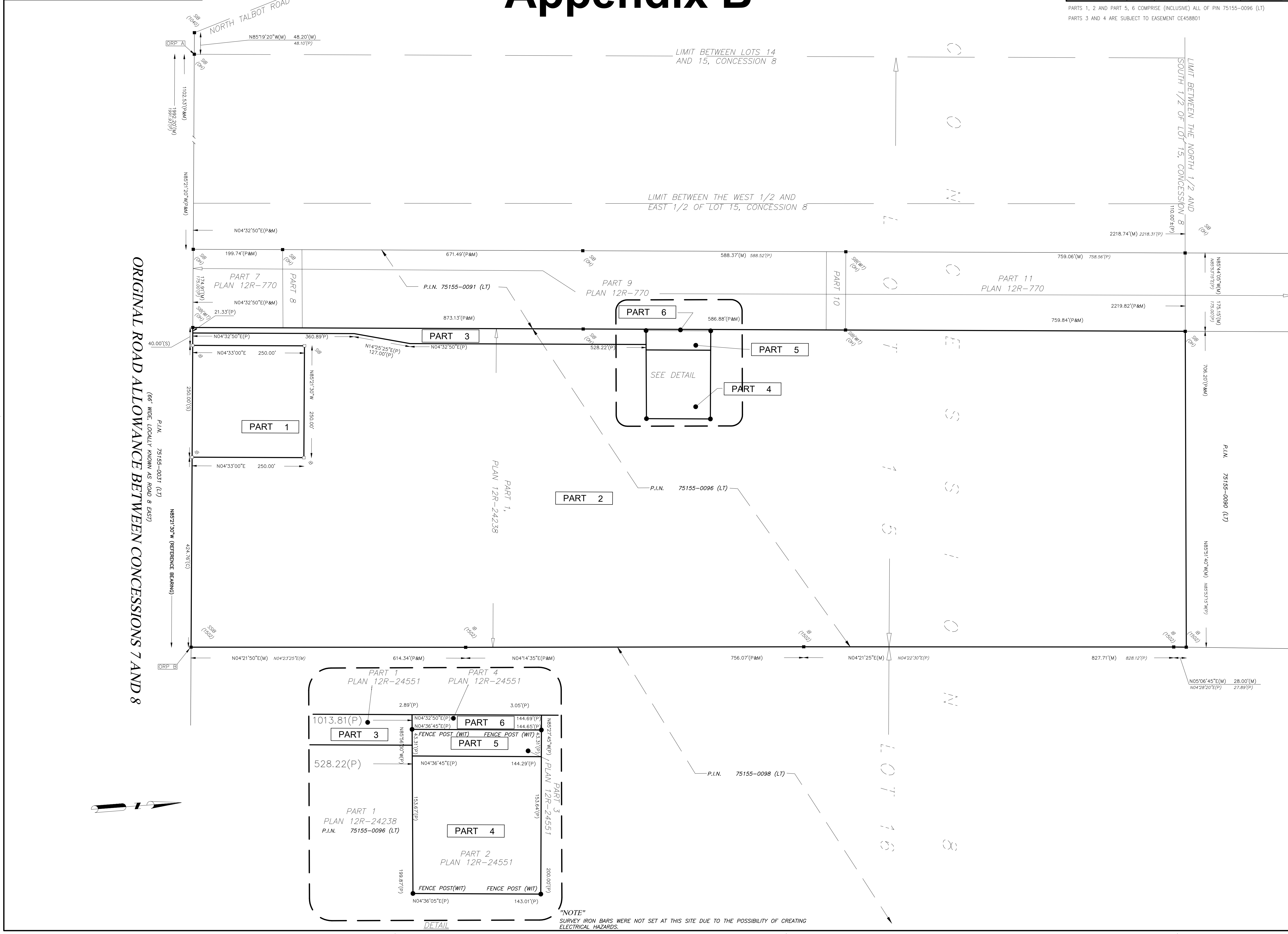
- LEGEND**
- SIB DENOTES 1" X 1" X 4'-0" STANDARD IRON BAR
 - SSIB DENOTES 1" X 1" X 2'-0" SHORT STANDARD IRON BAR
 - IB DENOTES 3/4" X 5/8" X 2'-0" IRON BAR
 - IBØ DENOTES 3/4" Diameter X 2'-0" ROUND IRON BAR
 - DENOTES SURVEY MONUMENT FOUND
 - DENOTES SURVEY MONUMENT SET AND MARKED 1858
 - WIT DENOTES WITNESS
 - (S) DENOTES SET
 - (M) DENOTES MEASURED
 - (PROP) DENOTES SET PROPORTIONALLY
 - (C) DENOTES CALCULATED
 - (OU) DENOTES ORIGIN UNKNOWN
 - (LT) DENOTES LAND TITLES
 - (N.T.S.) DENOTES LINE NOT TO SCALE
 - +- DENOTES SET BY INTERSECTION
 - (S/W) DENOTES 3" X 3/8" SPIKE/WASHER
 - (NBF) DENOTES NO BAR FOUND
 - (D) DENOTES DEED INST. No.
 - (P) DENOTES PLAN 12R-24551
 - (OH) DENOTES ONTARIO HYDRO
 - (1502) DENOTES VERHAEGEN STUBBERFIELD HARTLEY BREWER BEZAIRE INC., O.L.S.
 - (1040) DENOTES WILLIAM J. SETTERINGTON, O.L.S.

"NOTE"
This plan has been prepared for the limited use of Brandy Homes & Construction for the purpose of a Reference Plan and cannot be used by other parties. This plan is to remain confidential, is prepared under copyright and must not be used without the permission of the signing surveyor or the company responsible for the plan.

SURVEYOR'S CERTIFICATE
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. THE SURVEY WAS COMPLETED ON THE 24 TH DAY OF JULY, 2024
DATE: AUGUST 21, 2024
Bloss J. Sutherland
BLOSS J. SUTHERLAND
ONTARIO LAND SURVEYOR
for TOTAL TECH SURVEYING INC.

THIS PLAN OF SURVEY RELATES TO AOLS PLAN SUBMISSION FORM NUMBER 2214953

Total Tech Surveying Inc.
341 Talbot St. N.
Units 2 & 3
Essex, ON N8M 2W3
(519) 776-9887



ORIGINAL ROAD ALLOWANCE BETWEEN CONCESSIONS 7 AND 8

"NOTE"
SURVEY IRON BARS WERE NOT SET AT THIS SITE DUE TO THE POSSIBILITY OF CREATING ELECTRICAL HAZARDS.