

LOT 285
SOUTH OF TALBOT ROAD
PART 5, PLAN 12R-8097

PART 1, PLAN 12R-3431
PIN 75017

BLOCK 27

I REQUIRE THIS PLAN TO BE DEPOSITED UNDER THE LAND TITLES ACT AND THE REGISTRY ACT.
DATE: AUGUST 29, 2022
C. O. J.
CHRISTOPHER JOHN O'NEILL
ONTARIO LAND SURVEYOR

PLAN 12^R 29140
RECEIVED AND DEPOSITED

DATE: 2022/09/01
Maya Fullerton
REPRESENTATIVE FOR THE LAND REGISTRAR FOR THE LAND REGISTRY DIVISION OF ESSEX (No. 12).

DATE: 2022/09/01
Maya Fullerton
REPRESENTATIVE FOR THE LAND REGISTRAR FOR THE LAND TITLES DIVISION OF ESSEX (No. 12).

LAND TITLES SCHEDULE				
PART	LOT/BLOCK	CONCESSION	PIN	AREA (FT ²)
1	PART OF LOT 284	CONCESSION SOUTH OF TALBOT ROAD	PART OF PIN 75017-0053 (LT)	311588.6
2	PART OF BLOCKS 25 & 26	PLAN TOWN OF ESSEX	PART OF PIN 75017-0053 (LT)	6971.8
3	ALL OF LOTS 1 TO 20 (INCLUSIVE) ALL OF ELIZABETH STREET AND ALL OF HARVEY STREET	REGISTERED PLAN 305	PART OF PIN 75017-0053 (LT)	703796.8
3	PART OF BLOCKS 25 & 26	PLAN TOWN OF ESSEX	PART OF PIN 75017-0053 (LT)	
3	PART OF COLLEGE STREET	REGISTERED PLAN 305	PART OF PIN 75017-0053 (LT)	
4	PART OF COLLEGE STREET	REGISTERED PLAN 305	ALL OF PIN 75017-0047 (LT)	39015.3
REGISTRY SCHEDULE				
5	PART OF LOT C AND PART OF LOTS 14 TO 20 (INCLUSIVE)	REGISTERED PLAN 320	ALL OF PIN 75017-0072 (R)	4237.3

PIN SUMMARY - PARTS 1, 2 AND 3 COMPRISE ALL OF OF PIN 75017-0053(LT).
PART 4 COMPRISES ALL OF OF PIN 75017-0047(LT).
PART 5 COMPRISES ALL OF OF PIN 75017-0072(R).

PLAN OF SURVEY OF,
LOTS 1 TO 20 (INCLUSIVE)
ALL OF ELIZABETH STREET (CLOSED BY E56480)
ALL OF HARVEY STREET (CLOSED BY E56480)
ALL OF COLLEGE STREET (CLOSED BY R1409549)
REGISTERED PLAN 305
AND
PART OF LOT C AND
PART OF LOTS 14 TO 20 (INCLUSIVE)
REGISTERED PLAN 320
AND
PART OF BLOCKS 25 & 26
PLAN TOWN OF ESSEX
GEOGRAPHIC TOWNSHIP OF MAIDSTONE
TOWN OF ESSEX
AND
PART OF LOT 284
CONCESSION SOUTH OF TALBOT ROAD
GEOGRAPHIC TOWNSHIP OF MAIDSTONE
TOWN OF LAKESHORE
COUNTY OF ESSEX

SCALE 1" = 60'
0 30 60 120 180 240 FEET
SURVEYORS ON SITE INC.

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, REGISTRY ACT AND THE REGULATIONS MADE UNDER THEM.
2. THE SURVEY WAS COMPLETED ON THE 19th DAY OF AUGUST, 2022.
AUGUST 29, 2022
C. O. J.
CHRISTOPHER JOHN O'NEILL
ONTARIO LAND SURVEYOR
THIS PLAN OF SURVEY RELATES TO AOLS PLAN SUBMISSION FORM NUMBER V-29144.

SOS
SURVEYORS ON SITE INC.
3560 WALKER ROAD
WINDSOR, ONTARIO
N8W 3S4
519-818-0767
www.surveymonsite.com

- LEGEND**
- MONUMENT PLANTED
 - MONUMENT FOUND
 - SBIB STANDARD IRON BAR
 - SSIB SHORT STANDARD IRON BAR
 - IB IRON BAR
 - RIB ROUND IRON BAR
 - PB PLASTIC BAR
 - CC CUT CROSS
 - CP CONCRETE PIN
 - M MEASURED
 - S SET
 - P1 PLAN 12R-25157
 - P2 PLAN 12R-28824
 - 152B VERHAEGEN, STUBBERFELD, HARTLEY, BREWER, BEZARE LTD.
 - 1201 CLARKE SURVEYORS INC.
 - SOS SURVEYORS ON SITE INC.
 - OJ ORIGIN UNKNOWN

NOTES
DISTANCES AND COORDINATES SHOWN ON THIS PLAN ARE IN FEET AND CAN BE CONVERTED TO METRES BY MULTIPLYING BY 0.3048.
DISTANCES ON THIS PLAN ARE HORIZONTAL GROUND DISTANCES AND CAN BE CONVERTED TO GRID DISTANCES BY MULTIPLYING BY THE AVERAGE COMBINED SCALE FACTOR OF 0.999855196.
BEARINGS ARE UTM GRID DERIVED FROM NETWORK RTK GPS OBSERVATIONS (TOPNET) ON MONUMENTS (□) AND (■) AS SHOWN HEREON, HAVING A GRID BEARING OF N86°08'50"W, NAD83 CSRS (2010.0) AND ARE REFERRED TO THE CENTRAL MERIDIAN OF UTM ZONE 17 (81° W LONGITUDE).
FOR BEARING COMPARISONS, THE FOLLOWING ROTATIONS WERE APPLIED:
P1 = 1°06'50" CLOCKWISE

COORDINATES BELOW ARE DERIVED FROM NETWORK RTK GPS OBSERVATIONS (TOPNET) AND ARE REFERRED TO UTM ZONE 17, NAD83 (CSRS) (2010.0).
COORDINATES COMPLY WITH THE URBAN ABSOLUTE ACCURACY PER SEC. 14(2) OF O. REG. 216/10.

POINT ID	NORTHING	EASTING
①	15325395.09	1144748.89
②	15325463.36	1143734.65
③	15326453.80	1144275.87

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

