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) O.REG 216/10

POINT ID	NORTHING	EASTING
ORP-A	4683067.070	354504.189
ORP-B	4683086.164	354114.943

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 METRES AND CAN BE CONVERTED TO SQUARE FEET BY MULTIPLYING BY 10.76391.

PARTS SCHEDULE

PART	BLOCK	PLAN	P.I.N.	AREA
1	BLOCK 11	12M – 659	PART OF 75005-2386(LT)	353.5
2				288.7
3				356.0
4				366.8
5				321.6
6				424.0
7				529.2
8				613.0
9				673.7
10				1048.7
11	BLOCK 10		PART OF 75005-2303(LT)	502.7
12				554.4
13				473.4
14				581.5
15				543.8
16				475.3
17				562.8
18				511.0
19				399.5
20	BLOCK 10	12M – 659	PART OF 75005-2303(LT)	454.2
21				401.1
22				300.5
23				279.3
24				682.8
25	BLOCK 9		ALL OF 75005-2302(LT)	458.9
26				260.6
27				260.7
28				322.9
29				323.1
30				261.3
31				261.4
32				323.7
33				333.4
34				272.1
35				332.2
36				333.4
37				272.7
38				454.1
39	BLOCK 11	12M – 659	PART OF 75005-2386(LT)	52.6
40				11.6
41				53.3
42				53.3
43				11.1
44				60.9
45	BLOCK 10		PART OF 75005-2303(LT)	72.5
46				71.0
47				12.1
48				61.5
49				61.2
50				11.6
51				11.6
52				33.0
53	BLOCK 9		ALL OF 75005-2302(LT)	20.0
54				11.2
55				11.2
56				49.8
57				49.7
58	BLOCK 9	12M – 659	ALL OF 75005-2302(LT)	11.1
59				11.1
60				50.0
61				50.4
62				11.5
63				50.3
64				50.3
65				11.6
66				19.1
67	BLOCK 10		PART OF 75005-2303(LT)	11.9

PARTS 1 to 10 and 39 to 44 (INCLUSIVE) COMPRISES PART OF PIN 75005-2386(LT)
PARTS 11 to 24 and 45 to 52 and 67 (INCLUSIVE) COMPRISES PART OF PIN 75005-2303(LT)
PARTS 25 to 38 and 53 to 66 (INCLUSIVE) COMPRISES ALL OF PIN 75005-2302(LT)

I REQUIRE THIS PLAN TO BE DEPOSITED UNDER THE LAND TITLES ACT

DATE: JULY 11, 2024

BLOSS J. SUTHERLAND
ONTARIO LAND SURVEYOR

PLAN 12R –

RECEIVED AND DEPOSITED

DATE: ____

REPRESENTATIVE FOR THE LAND REGISTRAR FOR THE LAND TITLES DIVISION OF ESSEX (12)

PLAN OF SURVEY

OF

BLOCK 9 and PART OF BLOCKS 10 and 11 ON PLAN 12M-659

(IN THE GEOGRAPHIC TOWNSHIP OF MALDSTONE)

IN THE

MUNICIPALITY OF LAKESHORE

COUNTY OF ESSEX

SCALE = 1:1000

0.00 10.00 20.00 30.00 50.00 100.00

METRES

PRELIMINARY

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).

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

DISTANCES

DISTANCES HEREON ARE HORIZONTAL GROUND AND CAN BE CONVERTED TO GRID DISTANCES BY MULTIPLYING BY THE COMBINED SCALE FACTOR OF 0.999832372

LEGEND

SIB	DENOTES 25 mm X 25 mm X 1.22 m STANDARD IRON BAR		
SSIB	DENOTES 25 mm X 25 mm X 0.61 m SHORT STANDARD IRON BAR		
IB	DENOTES 16 mm X 16 mm X 0.61 m IRON BAR		
IBø	DENOTES 19 mm Diameter X 0.61 m ROUND IRON BAR		
■	DENOTES SURVEY MONUMENT FOUND		
□	DENOTES SURVEY MONUMENT SET AND MARKED 1858		
WIT.	DENOTES WITNESS	⊥	DENOTES PERPENDICULAR
(S)	DENOTES SET	(M)	DENOTES MEASURED
(PROP)	DENOTES SET PROPORTIONALLY	(C)	DENOTES CALCULATED
(N.T.S.)	DENOTES NOT TO SCALE	-#-	DENOTES NOT TO SCALE
(OU)	DENOTES ORIGIN UNKNOWN	(LT)	DENOTES LAND TITLES
(S/W)	DENOTES 3"x 3/Bø SPIKE/WASHER	-#-	DENOTES SET BY INTERSECTION
(NBF)	DENOTES NO BAR FOUND		
(1744)	DENOTES VERHAEGEN STUBBERFIELD HARTLEY BREWER BEZAIRE INC., O.L.S.		

"NOTE"

This plan has been prepared for the limited use of [Lakeland Home, for the purpose of a Ref. 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.

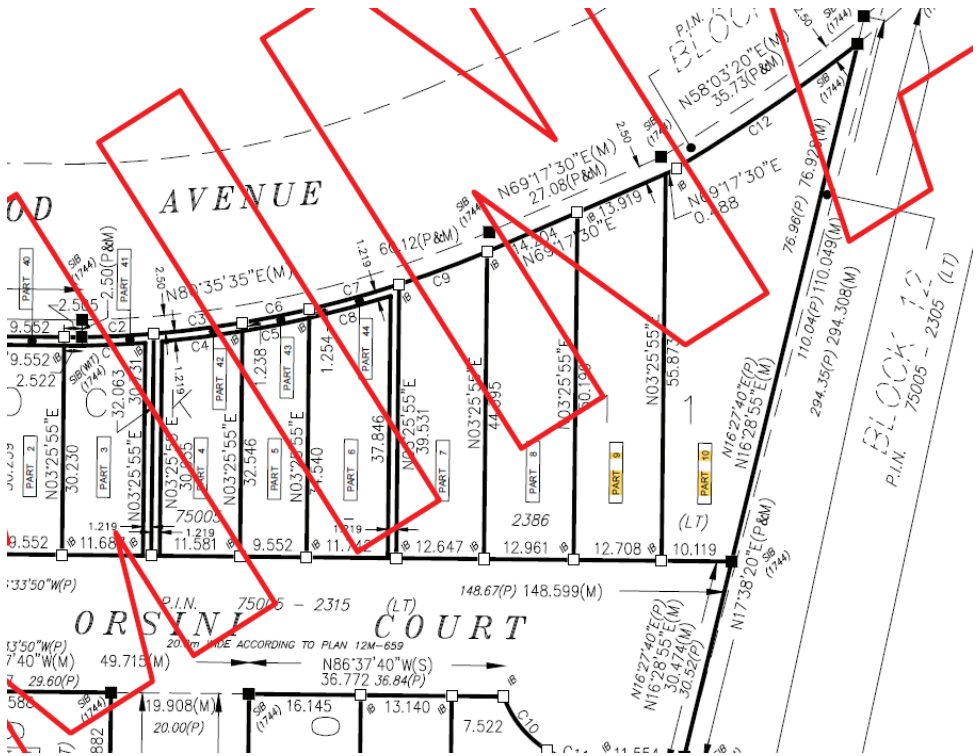
2. THE SURVEY WAS COMPLETED ON THE 27 th DAY OF JUNE, 2014.

DATE: JULY 11, 2024

BLOSS J. SUTHERLAND
ONTARIO LAND SURVEYOR
for TOTAL TECH SURVEYING INC.

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

Drawn by: W.R.G.	Checked by: B.J.S.	Job No: 2018-0	Plan File No: C-443


AVENUE
ORSINI COURT
BLOCK 12
P.I.N. 75005 - 2305 (LT)
P.I.N. 75005 - 2315 (LT)
20.0m WIDE ACCORDING TO PLAN 12M-659
N86°37'40"W(S)
36.772 36.84(P)
148.67(P) 148.599(M)
N69°17'30"E(M)
27.08(P&M)
N58°03'20"E(M)
35.73(P&M)
N17°38'20"E(P&M)
N16°27'40"E(P)
N16°28'55"E(M)
N03°25'55"E
2386
(LT)