

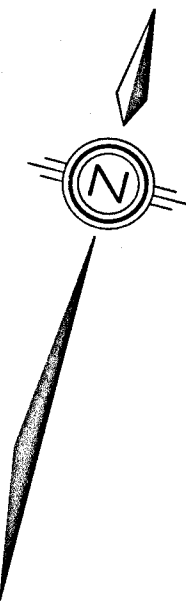
NOTES

BEARINGS ARE UTM GRID DERIVED FROM OBSERVED REFERENCE POINTS "A" AND "B" BY REAL TIME NETWORK OBSERVATIONS AND REFERRED TO UTM ZONE 17 (81° WEST LONGITUDE) NAD 83 (CSRS) (2010.0).

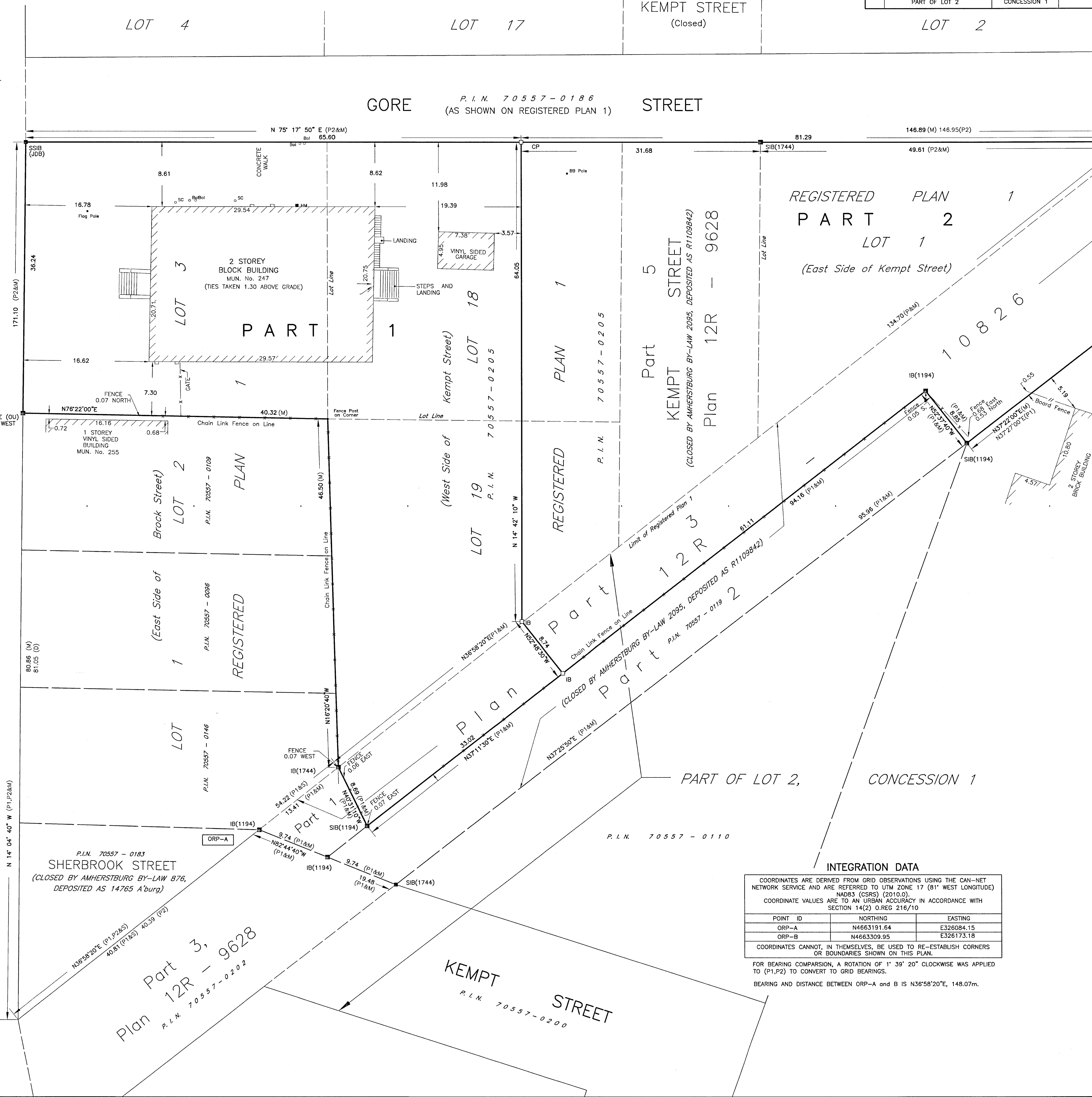
DISTANCES ON THIS PLAN ARE GROUND AND CAN BE CONVERTED TO GRID BY MULTIPLYING BY THE COMBINED SCALE FACTOR OF 0.999949

PARTS SCHEDULE				
PART	LOT	CON/PLAN	P.I.N.	AREA
1	LOT 3, (East Side of Brock Street) PART OF LOTS 18 & 19, (West Side of Kempt Street) PART OF LOT 2	REGISTERED PLAN 1 CONCESSION 1	ALL OF 70557-0205	0.3624 Ha.
2	LOT 1 (East Side of Brock Street) PART OF LOTS 18 & 19, (West Side of Kempt Street) PART OF KEMPT STREET, (Closed) PART OF LOT 2	REGISTERED PLAN 1 CONCESSION 1		0.3890 Ha.

I REQUIRE THIS PLAN TO BE DEPOSITED UNDER THE LAND TITLES ACT.		PLAN 12R-28836
DATE	Dec. 14, 2021	RECEIVED AND DEPOSITED
ANDREW S. MANTHA ONTARIO LAND SURVEYOR		DATE 2021/12/17
ANDREW S. MANTHA ONTARIO LAND SURVEYOR		REPRESENTATIVE FOR LAND REGISTRAR FOR THE LAND TITLES DIVISION OF ESSEX (12)



BROCK STREET
P.I.N. 70557-0204
(AS SHOWN ON REGISTERED PLAN 1)



PLAN OF SURVEY
OF
LOT 1, (East Side of Kempt Street)
LOT 3, (East Side of Brock Street)
LOTS 18 AND 19,
(West Side of Kempt Street)
PART OF KEMPT STREET
(CLOSED BY AMHERSTBURG BY-LAW 2095, DEPOSITED AS R1109842)
REGISTERED PLAN 1
AND
PART OF LOT 2,
CONCESSION 1
GEOGRAPHIC TOWNSHIP OF MALDEN
NOW IN THE
TOWN OF AMHERSTBURG
COUNTY OF ESSEX, ONTARIO
VERHAEGEN LAND SURVEYORS - A DIVISION OF J.D. BARNES LTD.

SCALE = 1:250

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

LEGEND

- DENOTES SURVEY MONUMENT FOUND
- DENOTES SURVEY MONUMENT SET
- SIB DENOTES STANDARD IRON BAR
- SSIB DENOTES SHORT STANDARD IRON BAR
- IB DENOTES IRON BAR
- PB DENOTES PLASTIC BAR
- WT DENOTES WITNESS
- MEAS DENOTES MEASURED
- JDB DENOTES J.D. BARNES LIMITED

ALL 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.

(S/P) DENOTES SET PROPORTIONALLY (OU) DENOTES ORIGIN UNKNOWN
(P) DENOTES PLAN OF SURVEY PER 1744, DATED OCT. 31, 2012, PLAN FILE C-3801
(P1) DENOTES PLAN 12R-10826 (P2) DENOTES PLAN 12R-9628
(P3) DENOTES PLAN OF SURVEY BY (1201) DATED OCTOBER 25, 1971
(1744) DENOTES VERHAEGEN STUBBERFIELD HARTLEY BREWER BEZAIRE INC., O.L.S.
(1201) DENOTES CLIRKE SURVEYORS LIMITED

SURVEYOR'S CERTIFICATE

I CERTIFY THAT:

- 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.
- THIS SURVEY WAS COMPLETED ON THE 13th DAY OF DECEMBER, 2021.

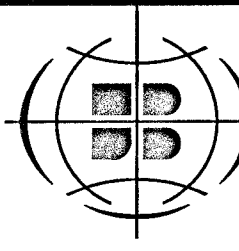
DATE DECEMBER 14, 2021

ANDREW S. MANTHA
ONTARIO LAND SURVEYOR

COORDINATES ARE DERIVED FROM GRID OBSERVATIONS USING THE CAN-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	N4663191.64	E326084.15
ORP-B	N4663309.95	E326173.18
COORDINATES CANNOT, IN THEMSELVES, BE USED TO RE-ESTABLISH CORNERS OR BOUNDARIES SHOWN ON THIS PLAN.		

FOR BEARING COMPARISON, A ROTATION OF 1° 39' 20" CLOCKWISE WAS APPLIED TO (P1,P2) TO CONVERT TO GRID BEARINGS.

BEARING AND DISTANCE BETWEEN ORP-A AND B IS N36°58'20"E, 148.07m.



VERHAEGEN
LAND SURVEYORS
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:	N.M.G.	CHECKED BY:	A.S.M.	REFERENCE NO.:	21-47-236-01
FILE:	E-1-0	CAD Date:	December 15, 2021 11:20 AM	CAD File:	21-47-236-01.dwg