

LEGEND

- DENOTES SURVEY MONUMENT SET
■ DENOTES SURVEY MONUMENT FOUND
IB DENOTES IRON BAR
OU DENOTES ORIGIN UNKNOWN
SIB DENOTES STANDARD IRON BAR
SM DENOTES STONE MONUMENT
WIT DENOTES WITNESS
824 DENOTES A.T. McLAREN LIMITED, O.L.S.'s
1243 DENOTES EDWARD BARICH, O.L.S.
T&M DENOTES TYERLL AND MACKAY O.L.S.'s
P.I.N. DENOTES PROPERTY IDENTIFIER NUMBER
M DENOTES MEASURED
S DENOTES SET
P1 DENOTES REGISTERED PLAN No. 395
P2 DENOTES REGISTERED PLAN No. 297
D1 DENOTES INSTRUMENT VM229854

NOTES

BEARINGS HEREON ARE UTM GRID BEARINGS AND ARE DERIVED FROM OBSERVED REFERENCE POINTS 1 AND 2, BY REAL TIME NETWORK (RTN) OBSERVATIONS, UTM ZONE 17, NAD83 ORIGINAL.

FOR BEARING COMPARISONS, A ROTATION OF 2°28'55" COUNTER-CLOCKWISE, WAS APPLIED TO THE BEARINGS FROM P1 AND P2.

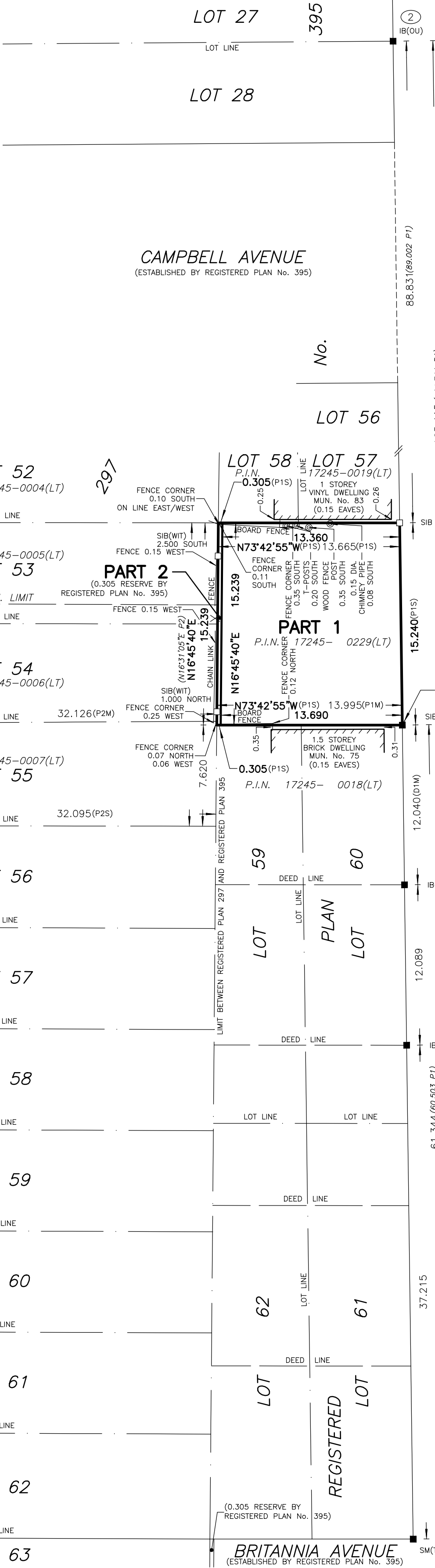
ALL DIMENSIONS SHOWN ARE MEASURED, UNLESS OTHERWISE NOTED.

DISTANCES ARE GROUND AND CAN BE CONVERTED TO GRID BY MULTIPLYING BY THE COMBINED SCALE FACTOR OF 0.99970447.

INTEGRATION DATA

OBSERVED REFERENCE POINTS (ORP's): UTM-17 NAD83 ORIGINAL COORDINATES TO URBAN ACCURACY PER SEC. 14 (2) OF O.REG. 216/10		
POINT ID	NORTHING	EASTING
ORP 1	4788942.096	596427.087
ORP 2	4789101.433	596471.332
COORDINATES CANNOT, IN THEMSELVES, BE USED TO RE-ESTABLISH CORNERS OR BOUNDARIES SHOWN ON THIS PLAN		

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



SCHEDULE				
PART	LOT	PLAN	P.I.N.	AREA
1	PART OF FREDERICK AVENUE	REGISTERED PLAN No. 395	PART OF 17245-0229	206.1 sq.m.
2	ALL OF 1 FOOT RESERVE			4.6 sq.m.

PLAN 62R-22621

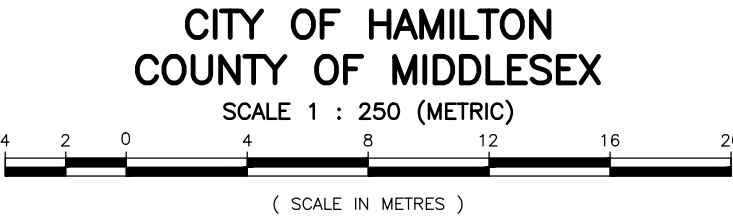
Received and deposited

September 25th, 2025

Mary Beth Ouellette

Representative for the
Land Registrar for the
Land Titles Division of
Wentworth (No.62)

PLAN OF SURVEY
OF PART OF
FREDERICK AVENUE,
REGISTERED PLAN No. 395
AND ALL OF
1 FOOT RESERVE,
REGISTERED PLAN No. 395
IN THE



THE INTENDED PLOT SIZE OF THIS PLAN IS 761mm IN WIDTH
BY 507mm IN HEIGHT WHEN PLOTTED AT A SCALE OF 1:250

J. PAUL CROCKER
ONTARIO LAND SURVEYOR

SURVEYOR'S CERTIFICATE

- I CERTIFY THAT:
- (1) THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS ACT, THE SURVEYORS ACT AND THE LAND TITLES ACT AND THE REGULATIONS MADE UNDER THEM.
- (2) THE SURVEY WAS COMPLETED ON THE 19th DAY OF SEPTEMBER, 2025.

September 23, 2025

DATE

J. PAUL CROCKER
ONTARIO LAND SURVEYOR

THIS PLAN OF SURVEY RELATES TO AOLS PLAN SUBMISSION FORM NUMBER V-113116.

Callon + Dietz INCORPORATED

ONTARIO LAND SURVEYORS
CARLETON PLACE LONDON NORTH BAY
info@callondietz.com callondietz.com

SURVEY BY: CJ/SM DRAWN BY: BO FILE No: 25-27549 PLAN No: C-3020

REGISTERED
1009001