

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

PLAN 37R-11794

RECEIVED AND DEPOSITED

DATED SEPTEMBER 5, 2024

DATED 2025/01/13

R. C. DIXON
ONTARIO LAND SURVEYOR

REPRESENTATIVE FOR THE LAND REGISTRAR FOR THE LAND TITLES DIVISION OF NORFOLK (No. 37)

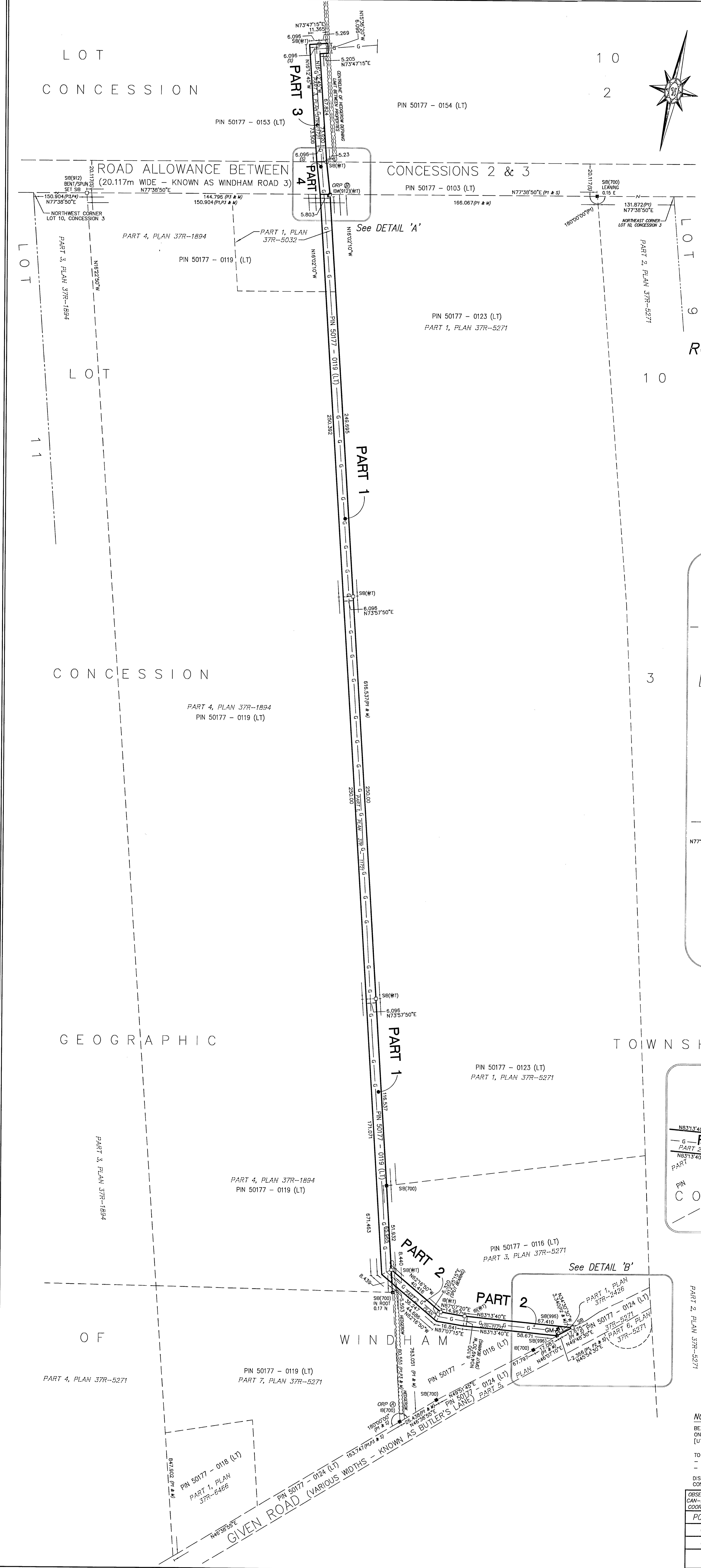
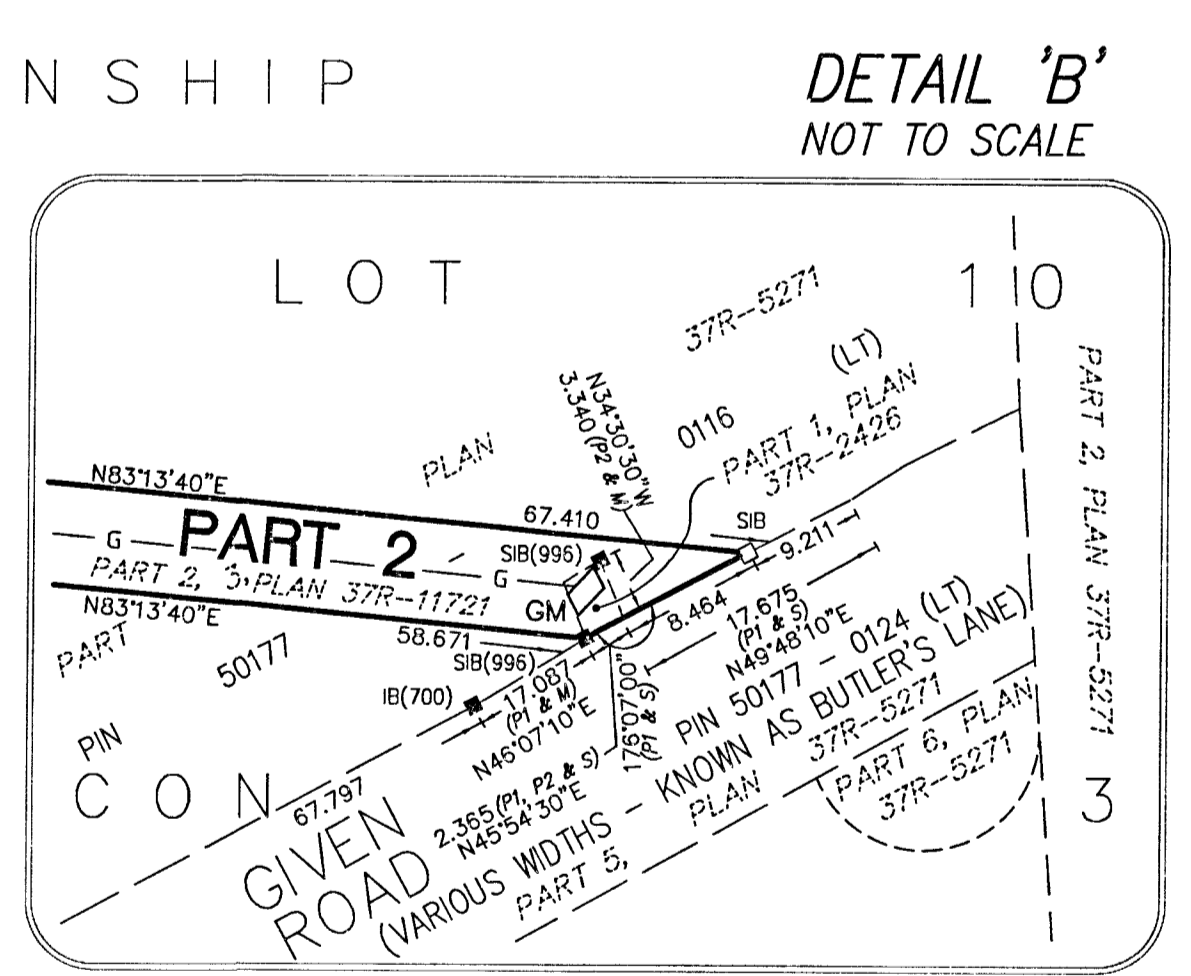
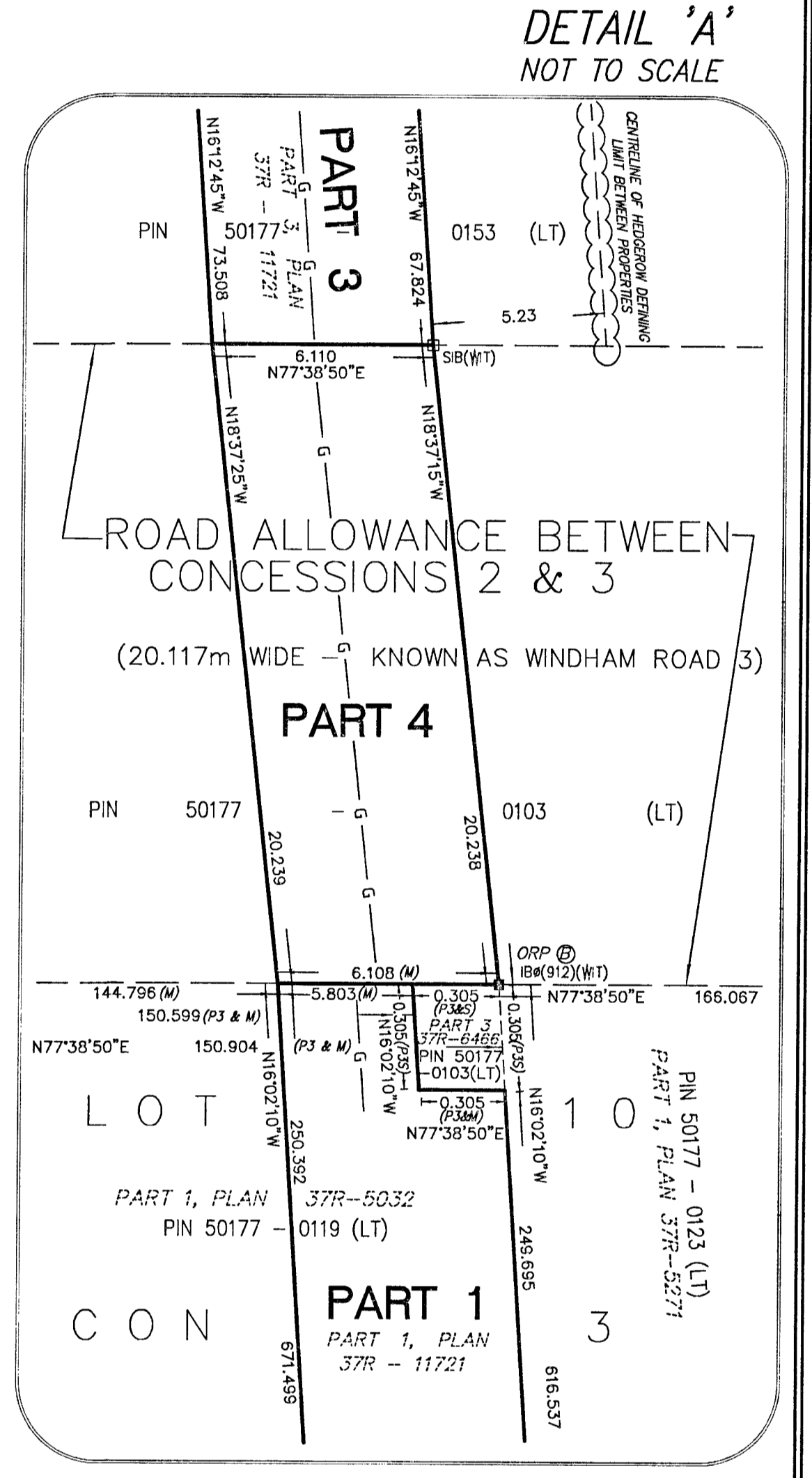
SCHEDULE				
PART	LOT	CONCESSION	PIN	AREA (SQ.M)
1	PART LOT 10	CONCESSION 3	PART OF PIN 50177-0118 (LT)	4109.390 sq.m
2	PART LOT 10	CONCESSION 3	PART OF PIN 50177-0116 (LT)	714.165 sq.m
3	PART LOT 10	CONCESSION 2	PART OF PIN 50177-0153 (LT)	481.240 sq.m
4	PART OF ROAD ALLOWANCE BETWEEN CONCESSIONS 2 & 3		PART OF PIN 50177-0103 (LT)	122.885 sq.m

PLAN OF SURVEY
OF PART OF
**LOT 10
CONCESSION 3
AND PART OF
LOT 10
CONCESSION 2**
AND PART OF THE
**ROAD ALLOWANCE BETWEEN
CONCESSIONS 2 & 3**
IN THE GEOGRAPHIC
TOWNSHIP OF WINDHAM
IN
NORFOLK COUNTY

SCALE: 1 : 1000

JEWITT AND DIXON LTD.

METRIC NOTE:
DISTANCES AND COORDINATES ARE METRIC AND CAN BE CONVERTED TO IMPERIAL BY DIVIDING BY 0.3048



NOTE:

BEARINGS ARE GRID AND WERE DERIVED FROM SIMULTANEOUS GPS OBSERVATIONS ON MONUMENT A TO B, SHOWN HEREON HAVING A BEARING OF N16°02'10"W [UTM ZONE 17, (81° WEST LONGITUDE) NAD83 (CSRS) (2010)]

TO CONVERT (P1) BEARINGS TO GRID BEARINGS
- ADD 0°09'50" TO THE NORTHWEST BEARINGS
- SUBTRACT 0°09'50" FROM THE NORTHEAST BEARINGS

DISTANCES SHOWN ON THIS PLAN ARE GROUND DISTANCES AND CAN BE CONVERTED TO GRID DISTANCES BY MULTIPLYING BY 0.999817326

OBSERVED REFERENCE POINTS (ORP): DERIVED FROM GPS OBSERVATIONS USING THE CAN-NET NETWORK, UTM ZONE 17 (81° WEST LONGITUDE) NAD83 (CSRS) HT-2.0 (2010) COORDINATES ARE TO AN URBAN ACCURACY AS PER SEC. 14 (2) OF O.B.C. 216/10

POINT ID	NORTHING	EASTING
ORP @	4757675.885	545737.803
ORP @	4758408.764	545827.094

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

SURVEYOR'S CERTIFICATE

I CERTIFY THAT:

- 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.
- THE SURVEY WAS COMPLETED ON THE 29TH DAY OF AUGUST, 2024.

DATED: SEPTEMBER 5, 2024

R. C. DIXON, O.L.S.
FOR JEWITT & DIXON LTD.

LEGEND

2.5cm X 2.5cm X 1.2m STANDARD IRON BARS	SHOWN - □ - SIB	JEWITT AND DIXON LTD.	SHOWN (700)
1.6cm X 1.6cm X 0.6m IRON BARS	SHOWN - □ - IB	A. J. CLARKE, O.L.S.	SHOWN (912)
1.6cm ROUND X 0.6m IRON BARS	SHOWN - □ - IB g	J. B. DODD, O.L.S.	SHOWN (996)
LOT LINES	SHOWN - - - - -	WITNESS MONUMENT	SHOWN (W17)
DEED LINES	SHOWN - - - - -	ORIGIN UNKNOWN	SHOWN (OU)
FENCE LINES	SHOWN - X - X - X - X -	PLAN 37R-5271	SHOWN (P1)
NATURAL GAS LINES	SHOWN - G - G - G - G -	PLAN 37R-2426	SHOWN (P2)
ROAD LINES	SHOWN - G - G - G - G -	PLAN 37R-6466	SHOWN (P3)
FOUND TON BARS	SHOWN - ■ - PLANTED IRON BARS	PLAN 37R-1894	SHOWN (P4)

JEWITT AND DIXON LTD.
ONTARIO LAND SURVEYORS

650 IRELAND ROAD
SIMCOE, ONTARIO, N3Y 4K2
PHONE: (519) 426-0842
E-mail: info@jewittdixon.com

F.W. - J.M.R.
BOOK - L.L.-FILE
CALC. - J.L.M.
PLAN - J.L.M.
CHECK - K.H.
CLIENT - DEMEULENAERE

23-3954-RP2