

September 18 2025

JDB# 24-10-049-03

Attention: Jeremy Hanna

email: jeremy@air-rockdrilling.com

Re: Plan of Survey Report

6659 & 6685 FRANKTOWN RD, RICHMOND, K0A2Z0

PART OF LOT 19 CONCESSION 4, PARTS 1 and 2 PLAN 4R14477

PART OF PIN: 04439-0289(LT) and PIN: 04439-0238(LT)

AOLS Plan Submission Form # V-113789

Dear Jeremy,

This report outlines the nature of our involvement with the above noted project and the results of our field survey.

THE PROJECT:

You engaged our firm to provide survey services on the above-noted parcel (s). The specifications for the survey are as identified on the Proposal dated, August 25th 2025 and in accordance with Ontario Regulation 216/10.

We provide the following:

- Digital copies of all deliverables;

RESEARCH / DATA SOURCES:

Our research included obtaining current registry office records and field notes/plans from other surveying firms involved on or adjacent to the subject property. Dimensions shown on the plan are ground dimensions.

DATA ACQUISITION

The equipment deployed for the field survey included Global Positioning Systems and Total Station measurement devices. The software used to import/process the field data and prepare the drawing included Microsurvey Field Genius and Geoplus Vision CAD.

OBSERVATIONS

During the course of our field survey we observed the following:

Evidence Found: Sufficient survey monuments were located to ascertain the boundaries of the subject parcels.

Occupational Limits: None.

Please note that some of the features measured during the course of the survey are located in close proximity to the parcel boundaries. We would suggest you pay close attention to these specific features and discuss with your solicitor if their locations have any impact on your property rights.

Other Interests Pin 04439-0289(LT):

- Note the location of the gravel area and the edge of asphalt along the westerly limit of the subject property.
- Note the location of the asphalt area along the southerly limit of the subject property.
- Note the location of the gravel area, barrier wall and asphalt edge along the easterly limit of the subject property.
- Note the location of the gravel areas along the northerly limit of the subject property.

Other Interests Pin 04439-0238(LT):

- Note the location of the top of bank and ditch, along the westerly limit of the subject property.
- Note the location of the gravel driveway way top of ditch and drainage ditch, along the southerly limit of the subject property.
- Note the location of the gravel area, top and bottom of slope, along the easterly limit of the subject property.
- Note the location of top of ditch and ditch along the northerly limit of the subject property.

Easements / Rights-of-Way Pin 04439-0289(LT)

: Subject to instrument numbers GB8464, NS194415 and N660466. Please note that these easements/right-of-away do not affect one of the parcels delineated by this survey, as in Part 2 plan 4R-14477.

Easements / Rights-of-Way Pin: 04439-0238(LT):

None

PROJECT MILESTONES

The following is the timeline of the Project Milestones:

Plan Preparation: September 2025

OLS Plan Examination/Signature: September 18th 2025

DATA OWNERSHIP

J.D. Barnes Limited retains ownership of all of the materials provided, software developed and any data collected during the course of this project. Any reproduction or distribution of the materials provided without the written consent of J.D. Barnes Limited is prohibited.

NOTE TO READER

On the basis of the information that you have provided, we undertook this project and have prepared the above noted materials for the purpose of a real estate transaction. We express no assurances that the data or advice provided can be used for any other purpose by you or any other party without first consulting with J.D. Barnes Limited.

DECLARATION OF COMPLIANCE

You will note that the Plan contains a Surveyors Certificate, being a Declaration of Compliance with the Surveys Act, the Surveyors Act and the regulations made under them.

We trust that this is satisfactory to your needs. If you have any questions, comments or concerns please contact the undersigned.

Yours truly,

J. D. BARNES LIMITED



Jake Langlois, O.L.S.,
Project Supervisor