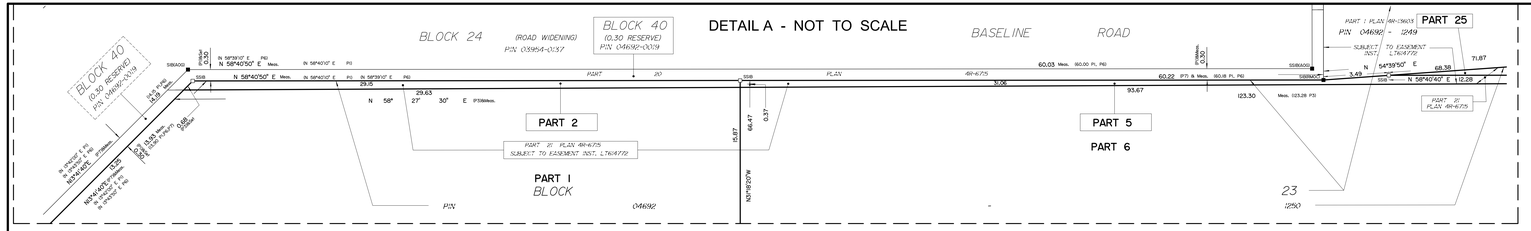
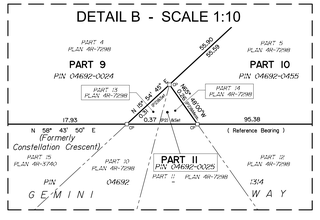




SCHEDULE			
PART	LOT/BLOCK	PLAN/CONCESSION	PIN
1	PART OF BLOCK 23	PLAN 4M-623	PART 04692-1250
2	PART OF BLOCK 22		PART 04692-0018
3	PART OF BLOCK 39		PART 04692-0020
4	PART OF BLOCK 39		PART 04692-0020
5	PART OF BLOCK 23		PART 04692-1250
6	PART OF BLOCK 39		PART 04692-0020
7	PART OF BLOCK 22		PART 04692-0018
8	PART OF BLOCK 22		PART 04692-0018
9	PART OF LOT 35	CONCESSION 2 (RIDEAU FRONT)	PART 04692-0024
10			PART 04692-0455
11			ALL OF 04692-0025
12	PART OF BLOCK 23	PLAN 4M-623	PART 04692-1250
13			
14	PART OF BLOCK 41 (Closed by Judge's Order LT819458)		PART 04692-0477
15			
16	PART OF LOT 35	CONCESSION 2 (RIDEAU FRONT)	PART OF 04692-0024
17			PART OF 04692-0455
18	PART OF BLOCK 41 (Closed by By-Law 2017-360, Inst. OC1952156)	PLAN 4M-623	PART OF 04692-1319
19			
20	PART OF BLOCK 41 (Closed by Judge's Order LT819458)		PART OF 04692-0477
21	PART OF LOT 35	CONCESSION 2 (RIDEAU FRONT)	PART OF 04692-0024
22			
23			PART OF 04692-0455
24			PART OF 04692-1319
25	PART OF BLOCK 23	PLAN 4M-623	PART 04692-1250
26			
27	PART OF BLOCK 41 (Closed by Judge's Order LT819458)		PART OF 04692-0477

Parts 2, 5, 12, 25, 26: Subject to Easement Inst. LT614772
Parts 14, 27: Subject to Easement Inst. LT824330
Part 18: Subject to Easement Inst. OC1817169
Parts 18, 19: Subject to Easement Inst. OC2107532
Parts 1, 2, 5, 6, 12, 13, 25 & 26 Comprise All of PIN 04692-1250
Parts 3 & 8 Comprise All of PIN 04692-0018
Parts 4 & 7 Comprise All of PIN 04692-0020
Parts 9, 16, 21 & 22 Comprise All of PIN 04692-0024
Parts 10, 17 & 23 Comprise All of PIN 04692-0455
Parts 14, 15, 20 & 27 Comprise All of PIN 04692-0477
Parts 18, 19 & 24 Comprise Part of PIN 04692-1319

PLAN 4R-36669

Received and deposited

February 11th, 2025

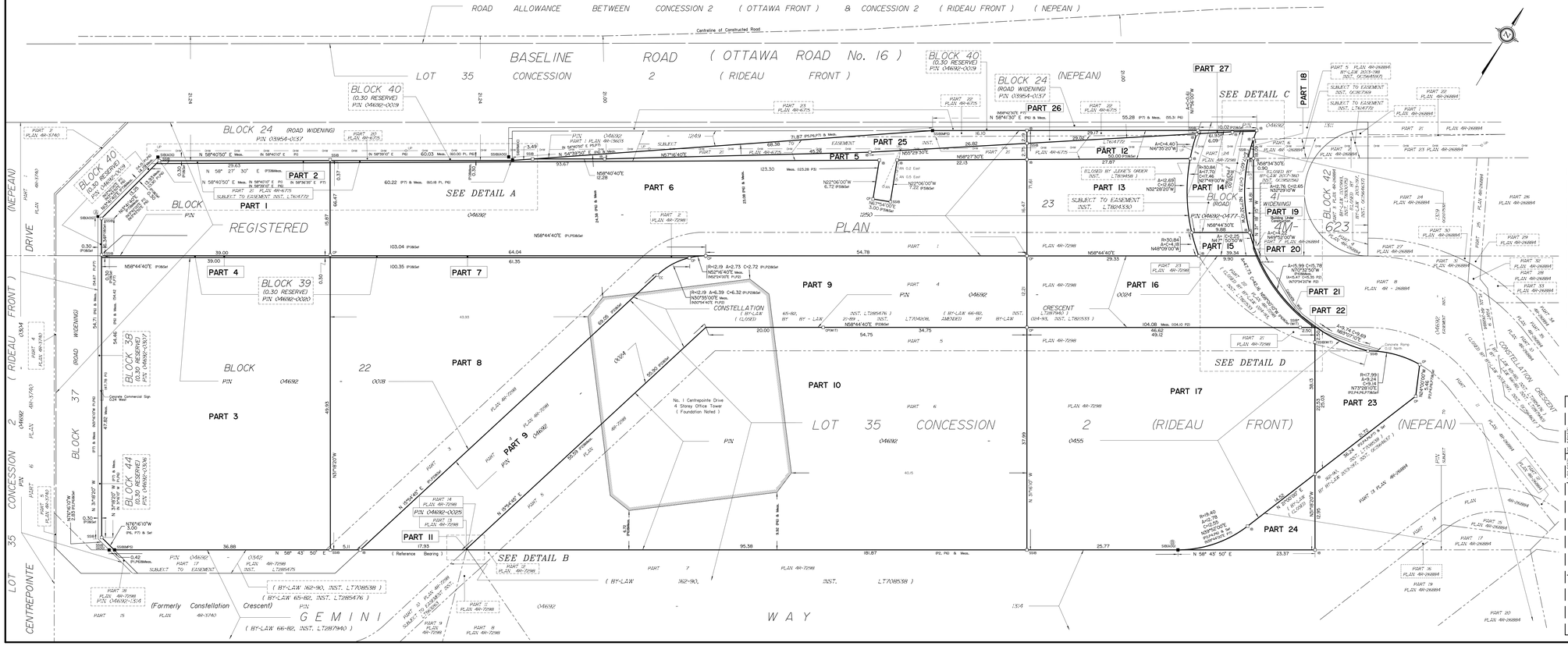
Carolette Liburd

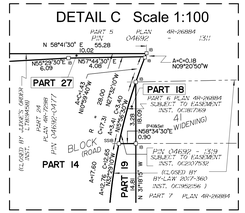
Representative for the Land Registrar for the Land Titles Division of Ottawa-carleton (No.4)

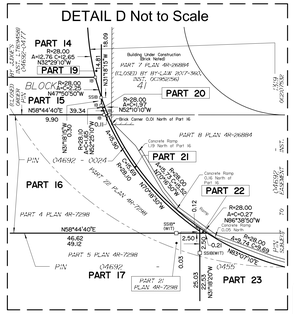
PLAN OF SURVEY OF

BLOCK 39
PART OF BLOCKS 22 and 23
AND
PART OF BLOCK 41
(Closed by Judge's Order LT819458) &
(Closed by By-Law 2017-360, Inst. OC1952156)
REGISTERED PLAN 4M-623
AND
PART OF LOT 35
CONCESSION 2 (RIDEAU FRONT)
GEOGRAPHIC TOWNSHIP OF NEPEAN
CITY OF OTTAWA

Surveyed by Annis, O'Sullivan, Vollebekk Ltd.







Scale 1 : 250

10 7.5 5.0 2.5 0 5 10 Metres

The intended plot size of the plan is 1372 mm in width by 610 mm in height when plotted at a scale of 1:250.

Metric

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

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 24th day of January, 2025.

February 3, 2025.
Date

E. H. Hevenyer
Ontario Land Surveyor

This plan of survey relates to AOLS Plan Submission Form Number V-97662

Notes & Legend

—○—	Denotes	Survey Monument Planted
—■—	"	Survey Monument Found
SIB	"	Standard Iron Bar
SSIB	"	Short Standard Iron Bar
IB	"	Iron Bar
CC	"	Cut Cross
	"	0.3 Metre Long Survey Monument
(WIT)	"	Witness
Meas.	"	Measured
(P1)	"	Registered Plan 4M-623
(P2)	"	Plan 4R-7298
(P3)	"	Plan 4R-6715
(P4)	"	Plan 4R-26884
(P5)	"	Plan 4R-13603
(P6)	"	Plan by (AOG) dated December 10, 2009
(P7)	"	Plan by (MPS) dated March 19, 2018
—OHW—	"	Overhead Wires
○ UP	"	Utility Pole
Ø AN	"	Anchor

Distances shown on this plan are ground distances and can be converted to grid distances by multiplying by the combined scale factor of 0.99993.

Bearings are grid, derived from the northerly limit of Gemini Way shown to be N58°43'50"E on Plan 4R-7298 and are referenced to MTM Zone 9 (76°30' West Longitude) NAD-83 (original).

Coordinates are derived from Can-Net 2016 Real Time Network GPS observations referenced to Specified Control Points 01919680005 and 01919750705, MTM Zone 9 (76°30' West Longitude) NAD-83 (original).

Coordinate values are to urban accuracy in accordance with O. Reg. 216/10.

, 01919680005	Northing	5027191.26	Easting	361496.76
, 01919750705	Northing	5016816.93	Easting	360806.84
, Point A	Northing	5023443.48	Easting	360294.24
, Point B	Northing	5023490.47	Easting	362280.86

Caution: Coordinates cannot, in themselves, be used to re-establish corners or boundaries shown on this plan.

ANNIS, O'SULLIVAN, VOLLEBEKK LTD.
14 Concourse Gate, Suite 500
Nepean, Ont. K2E 7S6
Phone: (613) 727-0850 / Fax: (613) 727-1079

Job No. 23070-23 PIBs: 22 23 4M-623 R0 F