

**PLAN OF SURVEY
PART OF LOT 11 AND
ALL OF LOT 13
REGISTERED PLAN 71
GEOGRAPHIC TOWNSHIP OF NICHOL
TOWNSHIP OF CENTRE WELLINGTON
COUNTY OF WELLINGTON**

SCALE 1 : 300
VAN HARTEN SURVEYING INC.

PARTS I & II APPROVED UNDER SECTION 9 OF THE CONDOMINIUM ACT, 1998, S.O. 1998, CHAPTER 19 AND SECTION 51 OF THE PLANNING ACT R.S.O. 1990, CHAPTER 13
DATED AT GUELPH THIS 8TH DAY OF AUGUST, 2024
THE CORPORATION OF THE COUNTY OF WELLINGTON
[Signature]
ALDO L. SALIS - P.P., M.C.P.
DIRECTOR OF PLANNING AND DEVELOPMENT

PART / SHEET		DATE
PART I OF IV PARTS SHEET 1 OF 1 SHEET		
INDEX OF PARTS		
PART	SHEET(S)	DESCRIPTION
I	1	PLAN OF SURVEY OF THE CONDOMINIUM PROPERTY, THE ILLUSTRATION OF THE SERVIENT INTERESTS AND THE DESIGNATION OF THE UNITS ON LEVEL 1
II	NIL	PLAN OF SURVEY OF THE EXCLUSIVE USE PORTIONS OF THE COMMON ELEMENTS.
III	NIL	ARCHITECTURAL DRAWING PLANS
IV	NIL	STRUCTURAL DRAWING PLANS

**WELLINGTON VACANT LAND CONDOMINIUM
PLAN No. 295**

LEVEL 1, UNITS 1 TO 13

REGISTERED IN THE LAND REGISTRY OFFICE FOR THE LAND TITLES
DIVISION OF WELLINGTON No. (61) AT 12:27 O'CLOCK ON THE 12TH
DAY OF SEPTEMBER, 2024
[Signature]
JAMIE WILKINSON
REPRESENTATIVE FOR LAND REGISTRAR

SURVEYOR'S CERTIFICATE

I CERTIFY THAT:
1. THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE CONDOMINIUM ACT (1998), THE SURVEYORS ACT, THE SURVEYOR'S ACT AND THE LAND TITLES ACT AND THE REGULATIONS MADE UNDER THEM.
2. THIS SURVEY WAS COMPLETED 19th DAY OF APRIL, 2024.

DATE: MAY 4, 2024

THIS PLAN OF SURVEY RELATES TO AOLS PLAN
SUBMISSION FORM NUMBER 2206113.

DECLARATION REGISTERED AS No. WLT39565

THIS PLAN COMPRISES ALL OF PIN 71384 - 0145

SCHEDULE OF APPURTENANT AND SERVIENT INTERESTS
(UNDER CLAUSES 8 (i) (g) AND (h) OF THE CONDOMINIUM ACT, 1998)

TOGETHER WITH (APPURTENANT INTERESTS)	PARTS / BLOCK	PLAN No.	DESCRIBED IN INSTRUMENT	NOTES
			NIL	
SUBJECT TO (SERVIENT INTERESTS)	1	61R-22551	WC706830	PART OF UNITS 1 & 2
	1 TO 17 INCLUSIVE	61R-22691	WC728590	PART OF UNITS 1 TO 13 COMMON ELEMENTS
	2 TO 17 INCLUSIVE	61R-22691	DECLARATION	

BEARING AND COORDINATE NOTE:

- BEARINGS ARE GRID BEARINGS AND ARE DERIVED FROM GPS OBSERVATIONS AND ARE REFERRED TO THE UTM PROJECTION, ZONE 17, NAD 83 (CSRS-2010) ADJUSTMENT.
- DISTANCES SHOWN ON THIS PLAN ARE ADJUSTED GROUND DISTANCES AND CAN BE CONVERTED TO GRID DISTANCES BY MULTIPLYING BY AN AVERAGED COMBINED SCALE FACTOR OF 0.999569.
- COORDINATES ON THIS PLAN ARE UTM, ZONE 17, NAD83 (CSRS-2010) ADJUSTMENT AND ARE BASED ON GPS OBSERVATIONS FROM A NETWORK OF PERMANENT GPS REFERENCE STATIONS.

UTM COORDINATES (METRES)		
POINT ID	NORTHING	EASTING
A	4,839,815.13	548,470.72
B	4,839,948.95	548,333.45
C	4,840,029.96	548,412.87

THESE COORDINATE VALUES COMPLY WITH SECTION 14(2) OF REG 210/10. THESE COORDINATES CANNOT, IN THEMSELVES, BE USED TO RE-ESTABLISH THE CORNERS OR BOUNDARIES SHOWN ON THIS PLAN.

LEGEND:

- DENOTES SURVEY MONUMENT SET
- DENOTES SURVEY MONUMENT FOUND
- SB DENOTES .025 x .025 x 1.20 STANDARD IRON BAR
- IB DENOTES .015 x .015 x 0.60 IRON BAR
- WIT DENOTES WITNESS
- VH DENOTES VAN HARTEN SURVEYING INC., O.L.S.'s
- 375 DENOTES BLACK, SHOEMAKER, ROBINSON AND DONALDSON LTD., O.L.S.'s
- 1288 DENOTES DEREK G. GRAHAM, O.L.S.
- P1 DENOTES DEPOSITED PLAN 61R-22353 BY (VH)
- MEAS DENOTES MEASURED

UNIT BOUNDARY DEFINITION

MONUMENTS CONTROLLING THE EXTENT AND LOCATION OF THE UNITS ARE THE VERTICAL PLANS ESTABLISHED BY MONUMENTS AND ELEVATORS BY MEASUREMENTS AND WITNESSED BY THE MONUMENTS SHOWN AND ARE DESCRIBED IN SCHEDULE C OF THE DECLARATION.

AREAS NOT DESIGNATED AS UNITS ARE COMMON ELEMENTS

CERTIFICATE OF DECLARANT

THIS IS TO CERTIFY THAT THE PROPERTY INCLUDED ON THIS PLAN HAS BEEN LAID OUT INTO UNITS AND COMMON ELEMENTS IN ACCORDANCE WITH MY INSTRUCTIONS.
DECLARANT: WRIGHTHAVEN HOMES LIMITED

DATE: JULY 30, 2024

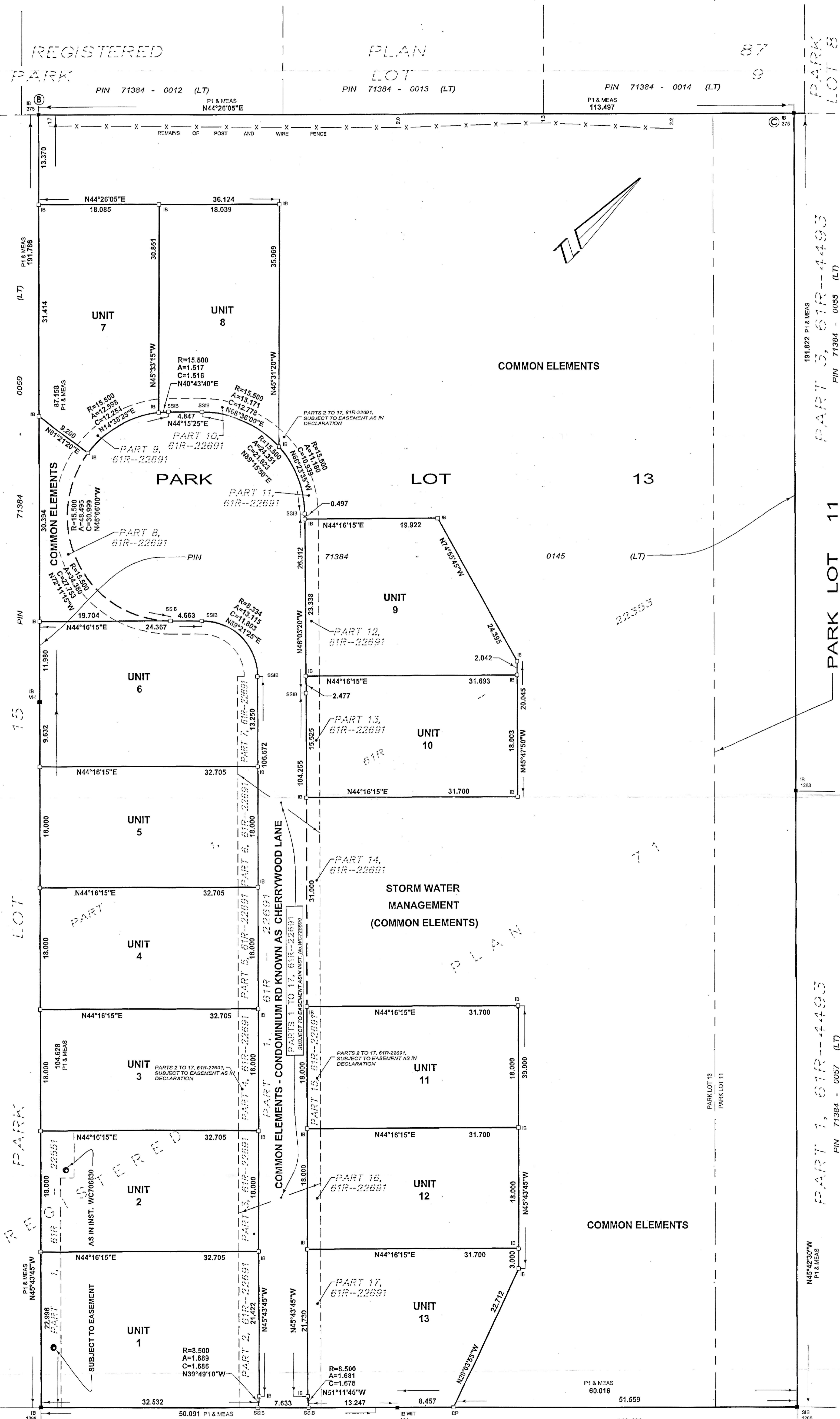
Per: *[Signature]*
STEVEN WRIGHT
I HAVE THE AUTHORITY TO BIND THE CORPORATION.

METRIC:

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



Kitchener/Waterloo Ph: 519-742-6374	Guelph Ph: 519-821-2753	Orangeville Ph: 519-340-4110
www.vanharten.com		info@vanharten.com
DRAWN BY: D.R.D.	CHECKED BY: J.M.L.	PROJECT No. 26485-18
Jul 30, 2024 - 3:35pm C:\NICHOL\71\VC SR 19\ACAD\LV\CONDO SR 19 (26485-18) UTM 2010.dwg		



ROAD ALLOWANCE THROUGH REGISTERED PLAN 71
KNOWN AS SIDEROAD No. 19
20.117m Wide
PIN 71384 - 0002 (LT)