

**SURVEYOR'S REAL PROPERTY REPORT,
PART 1**
LOT 7
REGISTERED PLAN 783
IN THE
CITY OF HAMILTON
REGIONAL MUNICIPALITY OF HAMILTON-WENTWORTH

SCALE & NOTES

SCALE: 1:250



THOMAS GONDO
ONTARIO LAND SURVEYOR
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LEGEND

■	SURVEY MONUMENT PLANTED
■	SURVEY MONUMENT FOUND
IB	IRON BAR
SIB	STANDARD IRON BAR
CM	CONCRETE MONUMENT
OU	DENOTES ORIGIN UNKNOWN
N-E-W-S	DENOTES NORTH - EAST - WEST - SOUTH
S	DENOTES SET
M	DENOTES MEASURED
RP	DENOTES REGISTERED PLAN 783
P1	DENOTES PLAN BY BRAYAN JACOBS O.L.S.
N1	DATED: OCTOBER 10, 2017
	DENOTES NOTES BY LEJAN LAND SURVEYING INC. O.L.S.
	DATED MAY 10, 2019
DS.	DENOTES DOOR SILL
	DENOTES SUBJECT LANDS BOUNDARY
---	DENOTES DEED LINE
---	DENOTES LOT LINE
---	DENOTES LIMIT OF STREET
X-X	DENOTES FENCE LINE
OH-OH	DENOTES OVER HEAD WIRE
CITY	DENOTES CITY OF HAMILTON
(1645)	DENOTES J.P. OOLEY O.L.S.
(M&M)	DENOTES MACKAY & MACKAY LTD.

METRIC

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

BEARING NOTE

BEARINGS ARE ASTRONOMIC AND ARE REFERRED TO THE SOUTHERLY LIMIT OF CEMETERY ROAD HAVING A BEARING OF N18°45'00"W AS SHOWN ON REGISTERED PLAN 783.

THIS PLAN WAS SIGNED WITH A SCANNED SIGNATURE AS A RESULT OF THE EMERGENCY ORDER RELATED TO THE COVID-19 PANDEMIC

PART 2 - SURVEY REPORT

REGISTERED EASEMENTS AND/OR RIGHT OF WAYS:

- THERE WERE NO REGISTERED RIGHT OF WAY LISTED ON THE PARCEL REGISTER FOUND AT THE LAND REGISTRY OFFICE
- THERE WERE NO REGISTERED EASEMENTS LISTED ON THE PARCEL REGISTER FOUND AT THE LAND REGISTRY OFFICE

REGISTERED EASEMENTS AND/OR RIGHT OF WAYS:

- THERE WERE NO BOUNDARY FEATURES OBSERVED TO SUGGEST AN EASEMENT.

COMPLIANCE WITH MUNICIPAL BY-LAWS

- THE PLAN DOES NOT CERTIFY ZONING COMPLIANCE

OTHERS

- THE FENCES ARE NOT ALWAYS ON THE PROPERTY LINES

THIS SURVEY IS PREPARED EXCLUSIVELY FOR GORAN JOVANOVIĆ AND THE UNDERSIGNED ASSUMES NO RESPONSIBILITY FOR USE BY OTHERS.

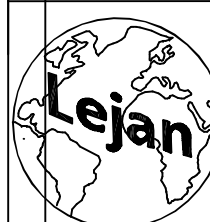
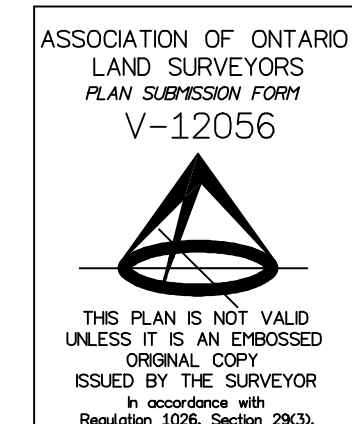
SURVEYOR'S CERTIFICATE

- I CERTIFY THAT
1. THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS ACT, THE SURVEYORS ACT AND THE REGULATIONS MADE UNDER THEM.
 2. THE SURVEY WAS COMPLETED ON JUNE 03, 2021.

DATE: JUNE 04, 2021

THOMAS GONDO

ONTARIO LAND SURVEYOR



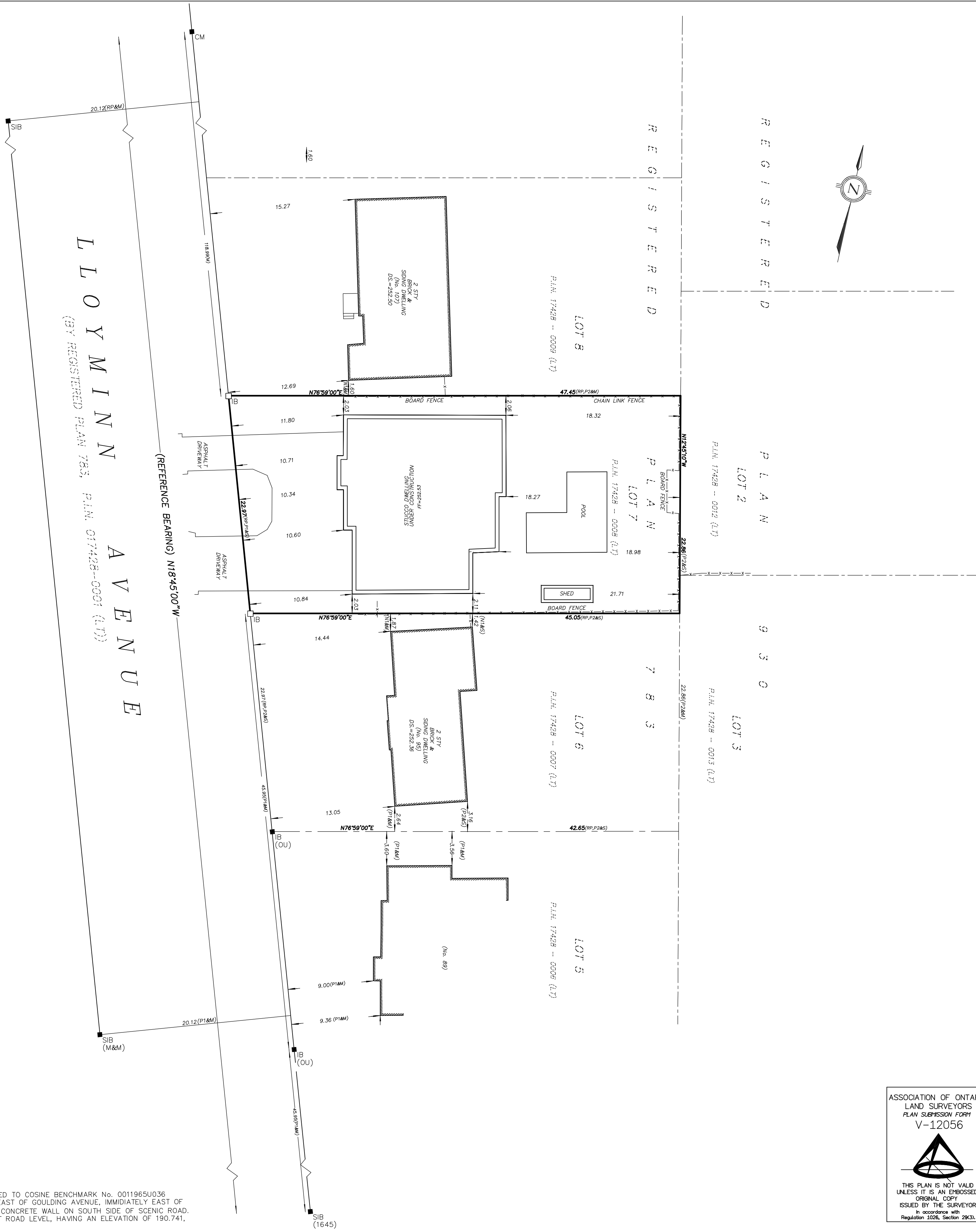
Lejan land Surveying Inc.

572 Barton Street
Stoney Creek, ON L8E 5N3
Phone: 905-643.6131
Email: info@lejansurveying.ca

DWN BY: AS

CHK BY: TG

JOB No. 19-032A



BENCHMARK NOTE
ELEVATIONS ARE GEODETIC AND ARE REFERRED TO COSINE BENCHMARK No. 0011965U036 CONCRETE BRIDGE ON SCENIC DRIVE, 91.4M EAST OF GOULDING AVENUE, IMMEDIATELY EAST OF HOUSE NO. 979, TABLET IN SOUTH FACE OF CONCRETE WALL ON SOUTH SIDE OF SCENIC ROAD, 36CM FROM EAST END, 36CM BELOW TOP, AT ROAD LEVEL, HAVING AN ELEVATION OF 190.741, DATUM: CGVD28:78