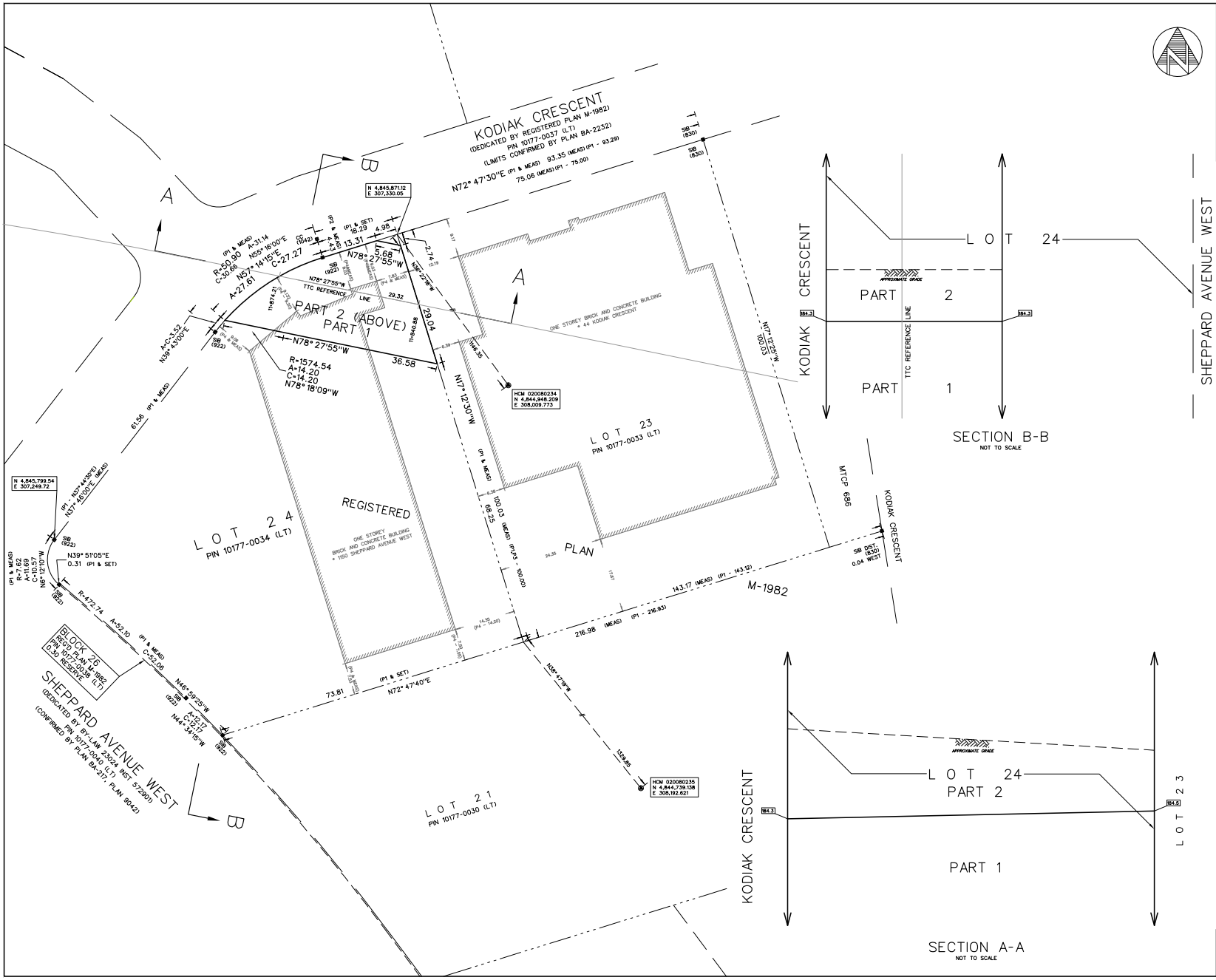
1150 SHEPPARD AVENUE WEST



SECTION B-B
NOT TO SCALE

SECTION A-A
NOT TO SCALE

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

DATE

DASHA PAGE
ONTARIO LAND SURVEYOR

PLAN 66R-
RECEIVED AND DEPOSITED

DATE

LAND REGISTRAR FOR THE LAND TITLES DIVISION OF TORONTO (No 66)

SCHEDULE

PART	LOT	PLAN	VERTICAL SECTION	AREA sq.m.	PART OF PIN	OWNER
1	24	M-1982	A-A	801.90	10177-0034(LT)	1548928 ONTARIO INC.
2			B-B	801.90		

PARTS 1 & 2 INCLUSIVE COMPRISE PART OF PIN 10177-0034 (LT)

PLAN OF SURVEY OF

PART OF LOT 24
REGISTERED PLAN M-1982

BEING IN THE

CITY OF TORONTO
(FORMERLY CITY OF NORTH YORK)

SCALE 1 : 400
0 2 4 6 8 10 15m
1:400

MacKAY, MacKAY & PETERS LIMITED - 2009

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

REFERENCE

BEARINGS HERE ON ARE GRID BEARINGS AND ARE DERIVED FROM CONTROL MONUMENTS

STATION 020080235 NORTHING 4,844,739.138 EASTING 308,192.621

STATION 020080234 NORTHING 4,844,948.209 EASTING 308,009.773

AND ARE REFERRED TO 3° MODIFIED TRANSVERSE MERCATOR (MTM) MAPPING PROJECTION, CENTRAL MERIDIAN 79° 30' WEST LONGITUDE, NAD 1927, ZONE 10

DISTANCES SHOWN HEREON ARE GROUND AND CAN BE CONVERTED TO GRID BY MULTIPLYING WITH THE SCALE FACTOR OF 0.999871

ELEVATIONS HEREON ARE REFERRED TO GEODETIC DATUM DERIVED FROM THE CITY OF TORONTO BENCHMARK NY2404.3 (STATION 12319652443), HAVING AN ELEVATION OF 191.739, LOCATED ON A HYDRO SUBSTATION 28.3M WEST OF WILSON HEIGHTS BLVD AND 15.5M NORTH OF DRESDEN ROAD. TABLET IN EAST WALL 0.5M NORTH OF SOUTHEAST CORNER AND 0.3M ABOVE GRADE LEVEL.

ELEVATIONS VALUES ARE REFERENCED TO THE CITY OF TORONTO VERTICAL CONTROL, CGVD 1928, PRE 1978 SOUTHERN ONTARIO ADJUSTMENT.

EXISTING GRADE ELEVATIONS WERE OBTAINED IN THE FIELD ON AUGUST 9, 2009.

LEGEND

- DENOTES A SURVEY MONUMENT FOUND
- DENOTES A SURVEY MONUMENT PLANTED
- SIB DENOTES STANDARD IRON BAR
- SSIB DENOTES SHORT STANDARD IRON BAR
- IB DENOTES IRON BAR
- R DENOTES ROUND
- WIT DENOTES WITNESS MONUMENT
- CC DENOTES CUT CROSS
- CP DENOTES CONCRETE PIN
- PIN DENOTES PROPERTY IDENTIFICATION NUMBER
- (C) DENOTES CENTRE LINE
- (ORIGIN) DENOTES ORIGIN UNKNOWN
- P1 DENOTES REGISTERED PLAN M-1982
- P2 DENOTES REGISTERED PLAN BA-2232
- P3 DENOTES METROPOLITAN CONDOMINIUM PLAN 686
- P4 DENOTES PLAN BY SCHAEFFER & REINTHALER LIMITED, DATED NOVEMBER 24, 1983
- (630) DENOTES F. T. PETTOLD, O.L.S.
- (922) DENOTES P. SCHAEFER, O.L.S.
- (9042) DENOTES B. K. EDWARDS, O.L.S.
- DIST. DENOTES DISTURBED
- 123.4 DENOTES EXISTING GRADES
- 123.4 DENOTES ELEVATION
- DENOTES UNLIMITED VERTICAL ELEVATION

SURVEYOR'S CERTIFICATE

I CERTIFY THAT :

1. THE STRUCTURES SHOWN ON THIS PLAN ARE IN EXISTENCE.
2. THE DIMENSIONS SHOWN ON THIS PLAN HAVE BEEN VERIFIED BY ACTUAL MEASUREMENTS OR TAKEN FROM TYSSE ALIGNMENT DRAWING (TYSSE ALIGNMENT VERSION 3 - OCTOBER 27, 2009).

DATE DASHA PAGE
ONTARIO LAND SURVEYOR

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 27th. DAY OF NOVEMBER, 2009.

DATE DASHA PAGE
ONTARIO LAND SURVEYOR

MACKAY MACKAY & PETERS LIMITED
Established 1906
ONTARIO LAND SURVEYORS
3380 SOUTH SERVICE ROAD
BURLINGTON, ONTARIO L7N 3J5
PHONE: (905) 639-1375
FAX: (905) 333-9544
e-mail: halton@mmplimited.com
Records of Sewell & Sewell and Yates & Yates LTD.

DRAWN BY:	K.J.D.
PARTY CHIEF:	J.M.
CHECKED BY:	D.P.
PROJECT NO.:	09-080-3-0034