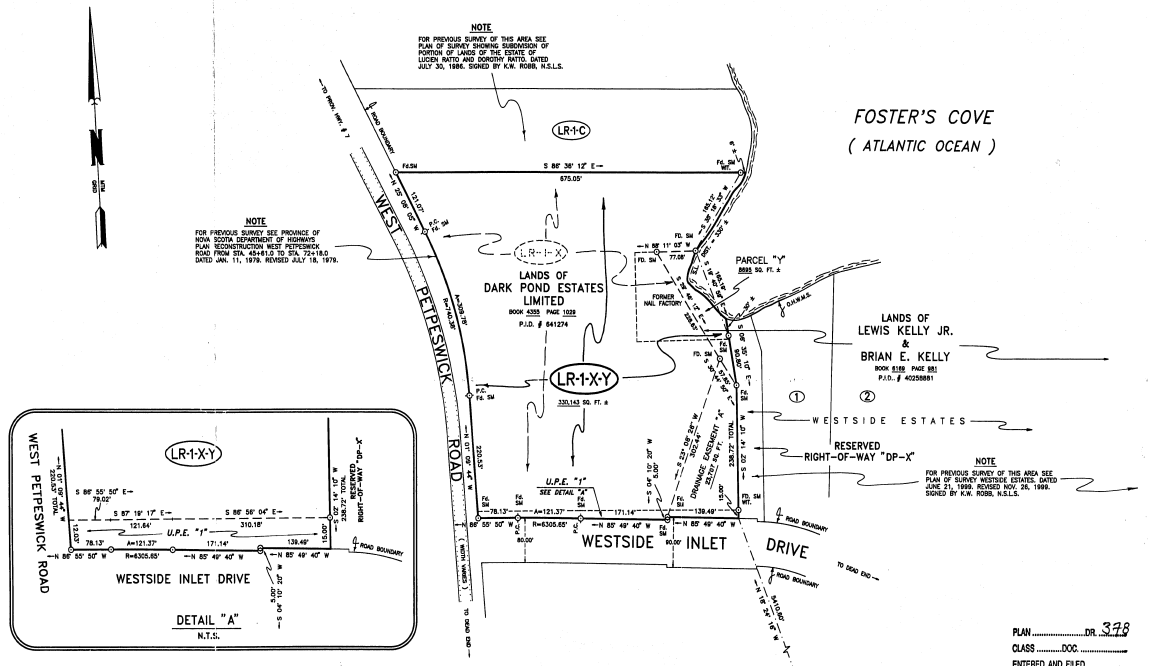


NOTE

FOR PREVIOUS SURVEY OF THIS AREA SEE PLAN OF SURVEY SHOWING SUBDIVISION OF PORTION OF LANDS OF THE ESTATE OF LUCIEN RATIO AND DOROTHY RATIO. DATED JULY 30, 1986. SIGNED BY K.W. ROBB, N.S.L.S.

NOTE

FOR PREVIOUS SURVEY SEE PROVINCE OF NOVA SCOTIA DEPARTMENT OF HIGHWAYS PLAN RECONSTRUCTION WEST PETPESWICK ROAD FROM STA. 45+81.0 TO STA. 72+18.0 DATED JAN. 11, 1979. REVISED JULY 18, 1979.

NOTE

FOR PREVIOUS SURVEY OF THIS AREA SEE PLAN OF SURVEY WESTSIDE ESTATES. DATED JUNE 21, 1999. REVISED NOV. 26, 1999. SIGNED BY K.W. ROBB, N.S.L.S.

NOTE

THE LANDS AS SHOWN ON THIS PLAN ARE OR ARE INTENDED TO BE FOR A PORTION OF THOSE LANDS DESCRIBED ON A TO DARK POND ESTATES LIMITED, RECORDED AT THE REGISTRY OF DEEDS OFFICE HALIFAX IN BOOK 4355 PAGE 1029. ALSO FOR A PORTION OF THOSE LANDS DESCRIBED IN A DEED TO LEWIS KELLY JR. AND BRIAN E. KELLY, RECORDED AT THE REGISTRY OF DEEDS OFFICE HALIFAX IN BOOK 6169 PAGE 881.

NOTE

THE AREA SHOWN IN HEAVY DARK LINES ON THIS PLAN REPRESENTS THE ONLY AREA SURVEYED AND CERTIFIED. THE REMAINING AREA IS A GRAPHIC REPRESENTATION ONLY AND IS NOT TO BE USED FOR CONVEYANCING PURPOSES OR FOR DEFINING BOUNDARY LINES.

TO ASSURE ACCURACY AND ORIGINAL COPIES THIS PLAN MUST BEAR AN EMBOSSED STAMP BY K.W. ROBB & ASSOCIATES LTD. NSLS # 225

THE ASSOCIATION OF NOVA SCOTIA LAND SURVEYORS № 23630

PLAN ..... DR. 378
CLASS ..... DOC. .....
ENTERED AND FILED .....
JUN - 1 2001 A.D. 0
Original Signed
Registrar of Deeds

HALIFAX REGIONAL MUNICIPALITY

THIS FINAL PLAN OF SUBDIVISION IS APPROVED FOR

LOT(S) LR-1-X-Y

DATE: MAY 30 2001

Original Signed

endorsed by Development Officer
CATHERINE SPENCER

IMPORTANT NOTICE

HALIFAX REGIONAL MUNICIPALITY OFFERS NO GUARANTEE THAT BUILDING OR DEVELOPMENT PERMITS WILL BE ISSUED ON ANY OF ALL LOTS APPROVED ON THIS ENDORSED SUBDIVISION PLAN.

*NOTICE: *In the interest of water quality preservation, it is advised that there is a legal requirement under the Nova Scotia Water Act to obtain a water rights permit from the Department of Environment prior to commencing any work in or around the immediate vicinity of any watercourse, including the bed and shore of every river, stream, lake, creek, pond, spring, lagoon, swamp, marsh, wetland, ravine, gulch or other natural body of water, whether it contains water or n.*

PLEASE NOTE

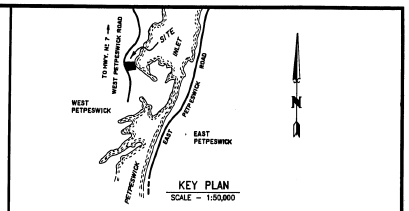
These lots have been given subdivision approval however, certain lot modifications and/or special sewage disposal ben requirements may be required, prior to the construction of the disposal system in accordance with the requirements of the Provincial Department of Health, before a building permit may be issued.

PUBLIC STREETS OR HIGHWAYS

THE FOLLOWING STREETS AND HIGHWAYS ARE OWNED AND MAINTAINED BY THE NOVA SCOTIA DEPARTMENT OF TRANSPORTATION:

West Petpeswick Road

SUBDIVISION FILE NO.
20000063
HALIFAX REGIONAL MUNICIPALITY



KEY PLAN
SCALE – 1:50,000

LEGEND

	DENOTES LANDS DEALT WITH ON THIS PLAN
⊙ WIT. SM	DENOTES WITNESS SURVEY MARKER
⊙ SM/F&SM	DENOTES SET SURVEY MARKER OR FOUND SURVEY MARKER
● RP/F&RP	DENOTES SET CAPPED ROCK POST OR FOUND CAPPED ROCK POST
○ IB/F&IB	DENOTES SET IRON BAR OR FOUND IRON BAR
⊙ IP/F&IP	DENOTES SET IRON PIPE OR FOUND IRON PIPE
⊕ CC/F&CC	DENOTES SET CUT CROSS OR FOUND CUT CROSS
□ WP/F&WP	DENOTES SET WOODEN POST OR FOUND WOODEN POST
△ N.S.C.M. 1234	DENOTES NOVA SCOTIA CO-ORDINATE MONUMENT
F.C.	DENOTES FACE OF CURB
E.P.	DENOTES EDGE OF PAVEMENT
E.G.	DENOTES EDGE OF GRAVEL
T.H.	DENOTES TRAVERSE HUB OR TRAVERSE LINE
O.H.W.M.	DENOTES ORDINARY HIGH WATER MARK OF SHORE
— X — X —	DENOTES FENCE
P.C.	DENOTES POINT OF CURVE

THIS SURVEY WAS EXECUTED DURING THE PERIOD JAN. 15th TO JAN. 19th, 2000

NOTES

1) ALL BEARINGS ARE DERIVED FROM CO-ORDINATE MONUMENT Nos.'s 10047 & 10046 (1979 VALUES) OF THE NOVA SCOTIA CO-ORDINATE MONUMENT SYSTEM AND ARE REFERENCED TO CENTRAL MERIDIAN 64° 30' 00" WEST.

2) ALL DISTANCES ARE MEASURED AND SCALE FACTOR HAS NOT BEEN APPLIED.

3) LOT IDENTIFIER "LR-1-X-Y", PARCEL "Y" AND U.P.E. "1" ORIGINATE ON PLAN OF WESTSIDE ESTATES DATED JUNE 21, 1999, REVISED NOV. 26, 1999.

REVISIONS

SURVEYOR'S CERTIFICATE

I, K.W. ROBB, NOVA SCOTIA LAND SURVEYOR, HEREBY CERTIFY THAT THE SURVEY REPRESENTED BY THIS PLAN WAS CONDUCTED UNDER MY SUPERVISION AND THAT THE PLAN AND SURVEY WERE MADE IN ACCORDANCE WITH THE NOVA SCOTIA LAND SURVEYORS ACT AND THE REGULATIONS MADE THEREUNDER.

DATED THIS 19th DAY OF JAN. A.D. 2000

Original Signed
N.S.L.S. # 225
K.W. ROBB & ASSOCIATES LTD.
NOVA SCOTIA LAND SURVEYORS

PLAN OF SURVEY

SHOWING LOT "LR-1-X-Y" SUBDIVISION OF LANDS OF

DARK POND ESTATES LIMITED

AND PORTION OF LANDS OF

LEWIS KELLY JR. & BRIAN E. KELLY

WEST PETPESWICK ROAD

AND

WESTSIDE INLET DRIVE

AT **WEST PETPESWICK**
HALIFAX COUNTY , NOVA SCOTIA

PLAN 34532 DR. 378
CLASS C DOC. 17827
ENTERED AND FILED 4/5
JUNE 1 A.D. 2001
Original Signed
Registrar of Deeds

Rec Deed Bk 6169 pg 208

SCALE – 1 INCH = 100 FEET
0 50 100 200 300 400

© 2000
K.W. ROBB, NSLS # 225

W.O. # X-8470-2

24X 34532 [redacted]