

DESCRIPTION
LOT NO. 375
SOUTHLANDS DEVELOPMENT – AREA 3-4 (STAGE 5)

ALL THAT piece or parcel of land situate and being on the Northwest side of Ginger Street, in the City of St. John's, in the Province of Newfoundland and Labrador, Canada, bounded and abutted as follows, that is to say: Beginning at a point, the said point having T.M. Grid Co-ordinates (NAD 83) of N 5,261,508.658 m and E 317,938.650 m with reference to Monument No. 80G2121 with Co-ordinates of N 5,262,169.686 m and E 319,117.227 m;

THENCE running along the Northwestern limits of Ginger Street South forty nine degrees zero four minutes fifty six seconds West fifteen decimal zero zero one metres;

THENCE turning and running by Lot No. 376 North thirty nine degrees zero four minutes ten seconds West thirty eight decimal two zero four metres;

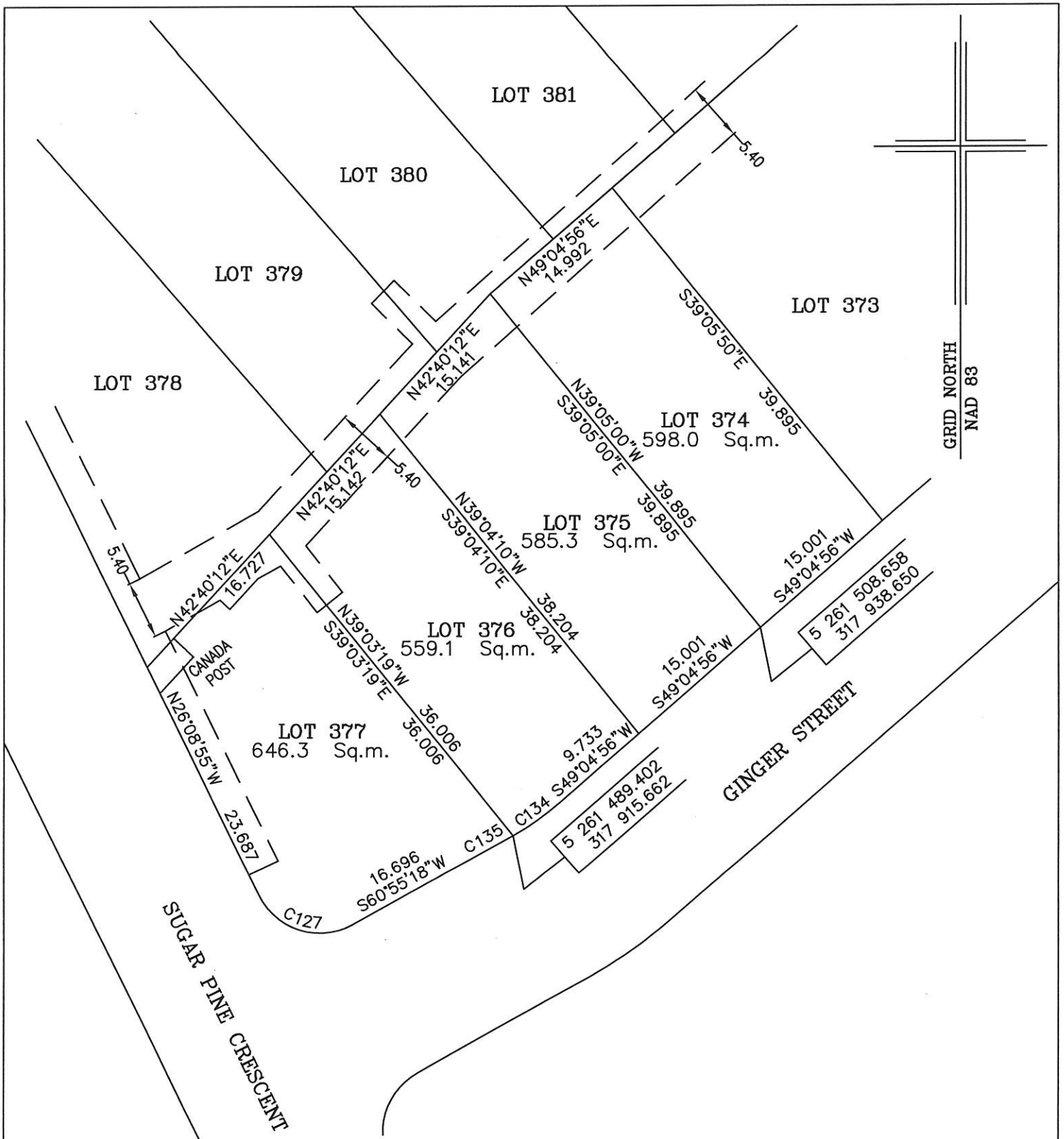
THENCE turning and running by Lot No. 379 & 380 North forty two degrees forty minutes twelve seconds East fifteen decimal one four one metres;

THENCE turning and running by Lot No. 374 South thirty nine degrees zero five minutes zero seconds East thirty nine decimal eight nine five metres more or less to the point of beginning and containing in all an area of 585.3 square metres as more particularly described on the plan hereto annexed. **RESERVING NEVERTHELESS** an easement for a powerline as shown on the said attached plan and being more particularly described on Nfld. Power Plan No. 1-1101-31-911A_REV_b.

ALL bearings are referred to Grid North.

Job No. 13-201

Date: June, 2013



MONUMENTS USED FOR TIE-IN ARE IN ZONE 1.

CONTROL MONUMENTS USED (NAD 83)

80G2121 N 5 262 169.686 E 319 117.227

CURVE TABLE

No.	Arc	Radius	Chord Bearing	Chord Distance
C127	10.137	6.250	N72°36'49"W	9.062
C134	5.285	27.500	S54°35'14"W	5.276
C135	0.398	27.500	S60°30'25"W	0.398

SCALE FACTOR OF 0.999878 USED FOR THE COMPUTATIONS OF STARTING CO-ORDINATES
 ALL OTHER DISTANCES ARE HORIZONTAL GROUND DISTANCES.

NOTE: ALL POWERLINE EASEMENTS SHOWN ARE MORE PARTICULARLY DESCRIBED ON NFLD. POWER PLAN NO. 1-1101-31-911A_REV_b



William Doyle

PLOT PLAN

LOT NOS. 374-377 GINGER STREET
 SOUTHLANDS DEVELOPMENT - AREA 3&4 STAGE 5
 ST. JOHN'S, NL

WILLIAM DOYLE & ASSOCIATES LTD.
 Newfoundland Land Surveyors

SCALE: 1:500

JOB NO. 13 - 201

DATE: JUNE, 2013

DRAWN BY: W.M.D.