

DESCRIPTION

LOT NO. 190

SOUTHLANDS DEVELOPMENT – AREA 3-4 (STAGE 5)

ALL THAT piece or parcel of land situate and being on the Northeast side of Cheeseman Drive, 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 5,261,499.713 m and E 317,794.197 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 Northeastern limits of Cheeseman Drive along the arc of a curve having a chord bearing and distance of North thirty seven degrees forty one minutes fifty five seconds West fourteen decimal seven three nine metres and a radius of 308.750 metres;

THENCE turning and running by Lot No.191 North fifty degrees fifty six minutes zero one seconds East thirty decimal one three one metres;

THENCE turning and running by Lot Nos. 277 & 276 South thirty nine degrees zero minutes seventeen seconds East sixteen decimal one nine one metres;

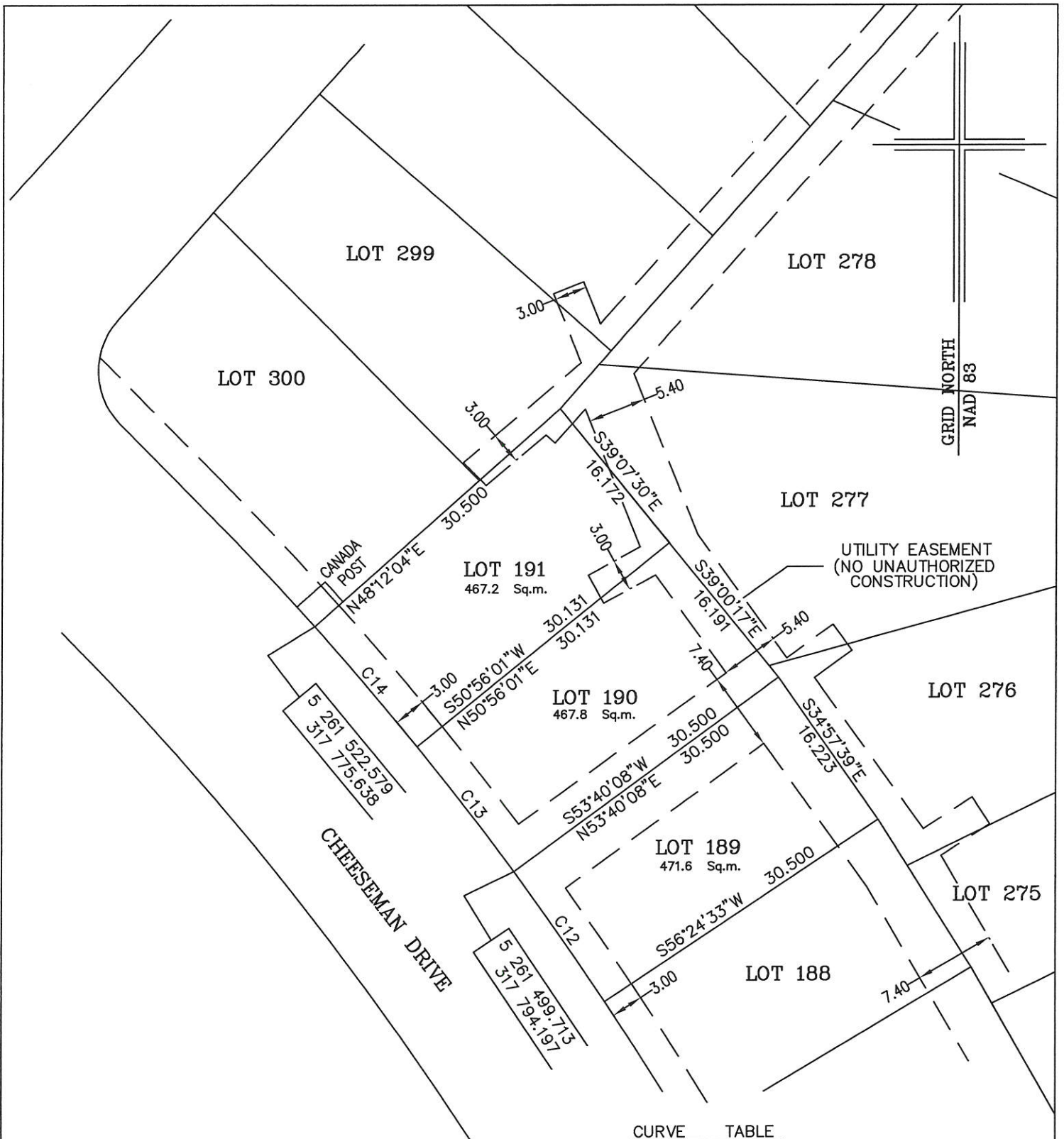
THENCE turning and running by Lot No. 189 South fifty three degrees forty minutes zero eight seconds West thirty decimal five zero zero metres more or less to the point of beginning and containing in all an area of 467.8 square metres as more particularly described on the plan hereto annexed. **RESERVING 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

Revised: April 14, 2016

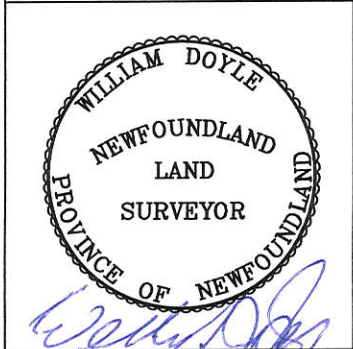


MONUMENTS USED FOR TIE-IN ARE IN ZONE 1.
 CONTROL MONUMENTS USED (NAD 83)
 80G2121 N 5 262 169.686 E 319 117.227

No.	Arc	CURVE TABLE		Chord Bearing	Chord Distance
		Radius	Chord		
C12	14.766	308.750	14.764	N34°57'39"W	14.764
C13	14.741	308.750	14.739	N37°41'55"W	14.739
C14	14.724	308.750	14.722	N40°25'58"W	14.722

REVISION NOTE; LOT 190 & LOT 191 REVISED APRIL 14, 2016
 SCALE FACTOR OF 0.999878 USED FOR THE COMPUTATIONS OF STARTING CO-ORDINATES
 ALL OTHER DISTANCES ARE HORIZONTAL GROUND DISTANCES.

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



PLOT PLAN			
LOT NOS. 189-191 CHEESEMAN DRIVE			
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.