

SURVEYOR'S REAL PROPERTY REPORT

(PART 2)

**Re: 1368 Labrie Avenue
Part of Lot 25
Concession 2 (Ottawa Front)
Geographic Township of Gloucester
City of Ottawa**

1. Registered Rights-of-Way / Easements

No rights-of-way or easements were found registered against the subject property.

2. Property Improvements

A two storey dwelling and two accessory buildings exist on the property. A concrete retaining wall and several fences bound portions of the southerly, westerly and northerly property limits. An asphalt driveway extends up to 1.0 metres onto the subject parcel from the parcel to the north. Please refer to the plan for the exact location of these features.

3. Compliance with Municipal Zoning Bylaws

Compliance is not certified by this report.

4. Additional Remarks

Survey monuments we found or placed at all property corners. The survey monument found at the southwest property corner is displaced by 0.05 metres from the actual corner.

The parcel area is 1,393.8 square metres.

This report is a supplement to the accompanying survey plan. Please refer to this plan for disclosure of the location of improvements and boundary information.

OTTAWA, Ontario
December 7, 2020
Our Reference: 21149-20



Richard R. Gauthier
Ontario Land Surveyor