

PARCEL DESCRIPTION REPORT

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2024-11-17 10:06:50

AAN 03745384

PID: 242677
CURRENT STATUS: ACTIVE
EFFECTIVE DATE/TIME: 2022-09-01 10:33:45

ALL THAT CERTAIN LOT, piece or parcel of land, situate, lying and being in Dartmouth, in the County of Halifax, and Province of Nova Scotia, and being Lot B and Lot B-2 on a Plan of Lot B-2 in a subdivision of the property of Eva M. Kuhn, Gaston Road, Dartmouth, Nova Scotia, dated October 16, 1968, and signed by Walter Servant, N.S.L.S., and approved by the Town Planning Board on October 29, 1968, said Lots B and B-2 being more particularly described as follows:

BEGINNING at a found iron pin at the southwestern intersection of Gaston Road and the southeast corner of the Kiwanis Park Apartments;

THENCE South 45 degrees 47 minutes West along the southeastern boundary of lands of Kiwanis Park Apartments a distance of 80 feet to a point;

THENCE South 45 degrees 47 minutes West along the southeastern boundary of lands of Kiwanis Park Apartments a distance of 42 feet being the northwestern corner of Lot C as shown on the plan;

THENCE South 44 degrees 13 minutes East a distance of 72.03 feet to a point;

THENCE North 51 degrees 26 minutes East a distance of 42.21 feet to a point;

THENCE North 51 degrees 26 minutes East a distance of 80.32 feet to the southwestern side of Gaston Road;

THENCE South 44 degrees 10 minutes East a distance of 84.10 feet to the place of beginning;

SUBJECT HOWEVER, to a right-of-way for persons, animals and vehicles for the purpose of access and egress further described as follows:

BEGINNING at the intersection of the southeastern sideline of the Kiwanis Park Apartments property and the southwestern sideline of Gaston Road;

THENCE South 45 degrees 47 minutes West along the southeastern sideline of the Kiwanis Park Apartments property to a portion being the western most corner or angle of Lot B2;

THENCE South 44 degrees 13 minutes East a distance of 24 feet to a point;

THENCE North 45 degrees 47 minutes East to a point on the southwestern sideline of Gaston Road;

THENCE North 44 degrees 10 minutes West a distance of 24 feet to the place of beginning, as outlined in a deed from Southwood Development Limited and Chez Holdings Limited found at Book 3193 at pages 190-193.

An approved plan of subdivision has been filed under the Registry Act or registered or recorded under the Act

External Comments:

Description Change Details:

Reason:

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**Author of New or
Changed Description:**

Name:

Registered Instruments:

Comments:



Lat: 44-39-055N

Long: 063-32-020W

Scale: 1126

Go

Zoom: 17

The Provincial mapping is a graphical representation of property boundaries which approximate the size, configuration and location of parcels. Care has been taken to ensure the best possible quality, however, this map is not a land survey and is not intended to be used for legal descriptions or to calculate exact dimensions or area. The Provincial mapping is not conclusive as to the location, boundaries or extent of a parcel [Land Registration Act subsection 21(2)]. THIS IS NOT AN OFFICIAL RECORD.