

**PLAN EPP95510**

**Reference plan of:**  
**1: Parcel A, District Lot 745,**  
**Cariboo District, Plan PGP39363,**  
**and**  
**2: That part of closed road in**  
**District Lot 745, Cariboo District,**  
**as shown on Plan EPP95509.**

Pursuant to Section 100(1)(b) of the Land Title Act.

Integrated survey area No. 39 Prince George, BC,  
 NAD83 (CSRS) 4.0.0.BC.1

BCGS 93G.087



The intended plot size of this plan is 432mm in width by 559mm in height (C size) when plotted at a scale of 1:750.

All distances are in metres and decimals thereof.

Grid bearings are derived from observations between geodetic control monuments 939447(86H1740) and 294447(86H1733).

The UTM coordinates and estimated horizontal positional accuracy achieved have been derived from mascot published coordinates and standard deviations for geodetic control monuments 939447(86H1740) and 294447(86H1733).

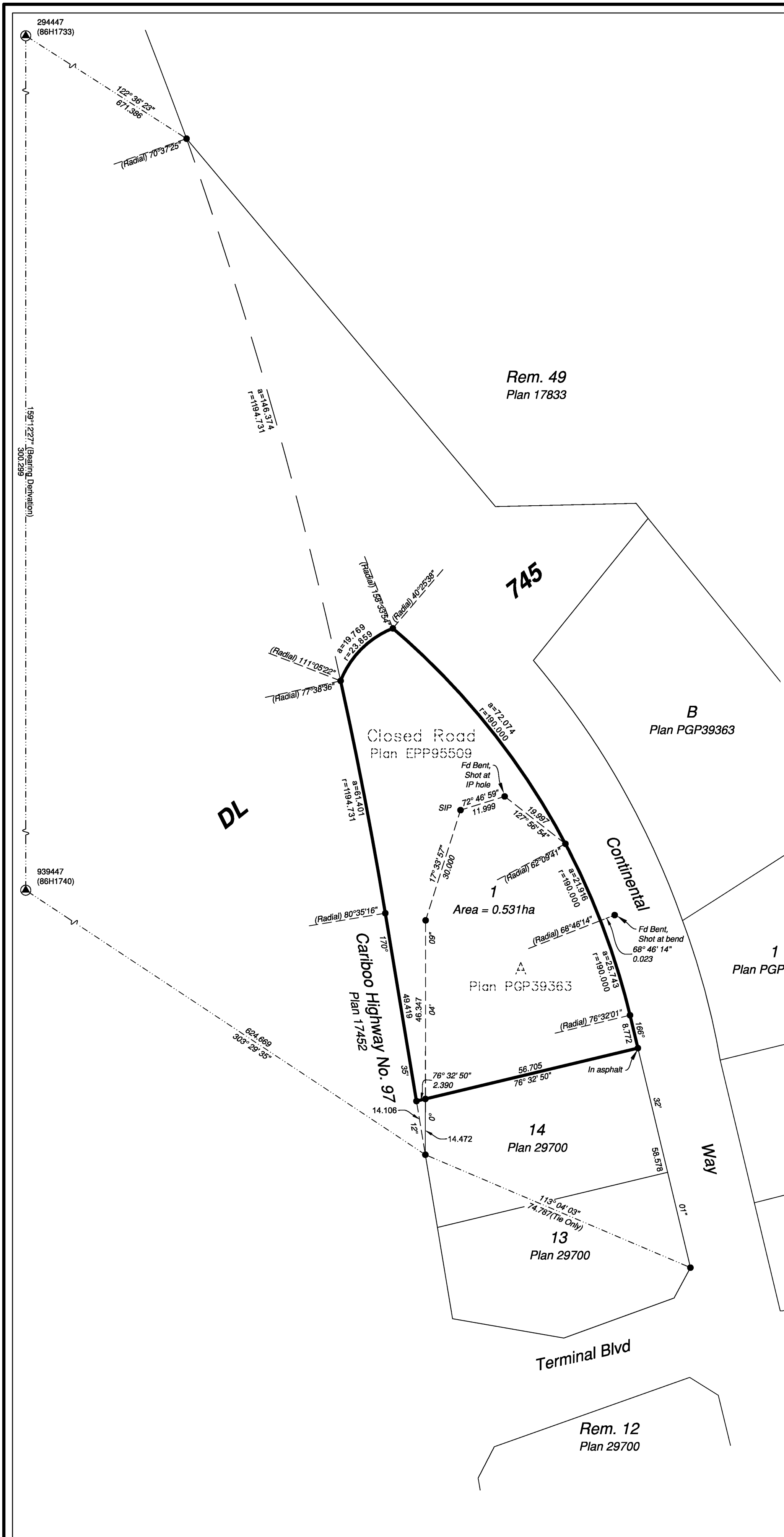
This plan shows horizontal ground-level distances unless otherwise specified. To compute grid distances, multiply ground-level distances by the average combined factor of 0.9995130 which has been derived from control monument 939447(86H1740).

Note:  
 Some posts are exaggerated for clarity.

**Legend**

Symbols	Description
Found	
	Control Monument
	Standard Iron Post
	Short Iron Post
	Combined Scale Factor
	Absolute Horizontal Accuracy

Georeferencing Positions				
UTM Coordinates, Zone 10, NAD 83 (CSRS), 4.0.0.BC.1				
Station	Northing	Easting	EAHA	CSF
939447	5970239.09	516833.60	0.05	0.9995130
294447	5970519.69	516727.05	0.05	0.9995130



The field survey represented by this plan was completed on the 26th day of August, 2019.  
 Scott Maguire, BCLS 903

This plan lies within the Regional District of Fraser-Fort George

File: 19062-REF

**KOEHLER LAND SURVEYING INC.**  
 1698 Lyon Street South  
 Prince George, BC V2N 1T3  
 Tel: (250) 614-9703