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Our File: 15-0422  
Acad dwg: 15-0422 BLC  
Field Book: 1158/141\_BD  
Drafter: HT

## Surveyor's Building Location Certificate

May 27, 2015

Robertson Shypit Soble Wood  
Lawyers & Notaries  
Meadowood Professional Group  
202-1555 St.Mary's Road  
Winnipeg, Manitoba  
R2M 5L9

**Attention:** Mr. Jeffrey M. Shypit

Dear Sir:

**Re:** 1322 Valour Road, Winnipeg

**Your File:** JMS 66877-2-wl

Certificate of Title: 1879905/1 W.L.T.O. (Search Date: April 23, 2015)

Registered Owners: Trevor Duane Ryder and Shelley Sandra Lorraine Kryshka

Legal Description: Lot 36, Plan 5773 WLTO  
in RL 47 to 49, Parish of St. James

Encumbrances: Instrument Number 4238718/1 is registered against the above Certificate of Title. Encumbrances noted herein are provided for information purposes only and have not been investigated as to their intent or extent.

As requested, this is to certify that we have made the necessary measurements to determine the position of a 1 storey stucco and brick dwelling, numbered 1322 on the South side of Valour Road, in the City of Winnipeg, and find that the same, above ground level, is contained entirely within limits of the above described land.

The stucco garage and frame shed, as appurtenant to said dwelling, is contained entirely within the limits of the above described land, excepting the westerly wall, eave and trough of said frame shed, encroach a maximum of 0.05, 0.35 and 0.7 feet, respectively, onto the adjoining property to the west.

There are no encroachments above ground level onto the above described land by buildings from adjoining properties, excepting the westerly eave of a stucco garage, as appurtenant to the adjoining property to the east, encroaches a maximum of 1.65 feet, onto the subject property.

**PLEASE NOTE THAT NO SURVEY MONUMENTS WERE REQUESTED TO BE INSTALLED AT PROPERTY CORNERS.**

This survey was made between the 20th and 25th days of May, 2015.

**CERTIFIED A TRUE COPY**

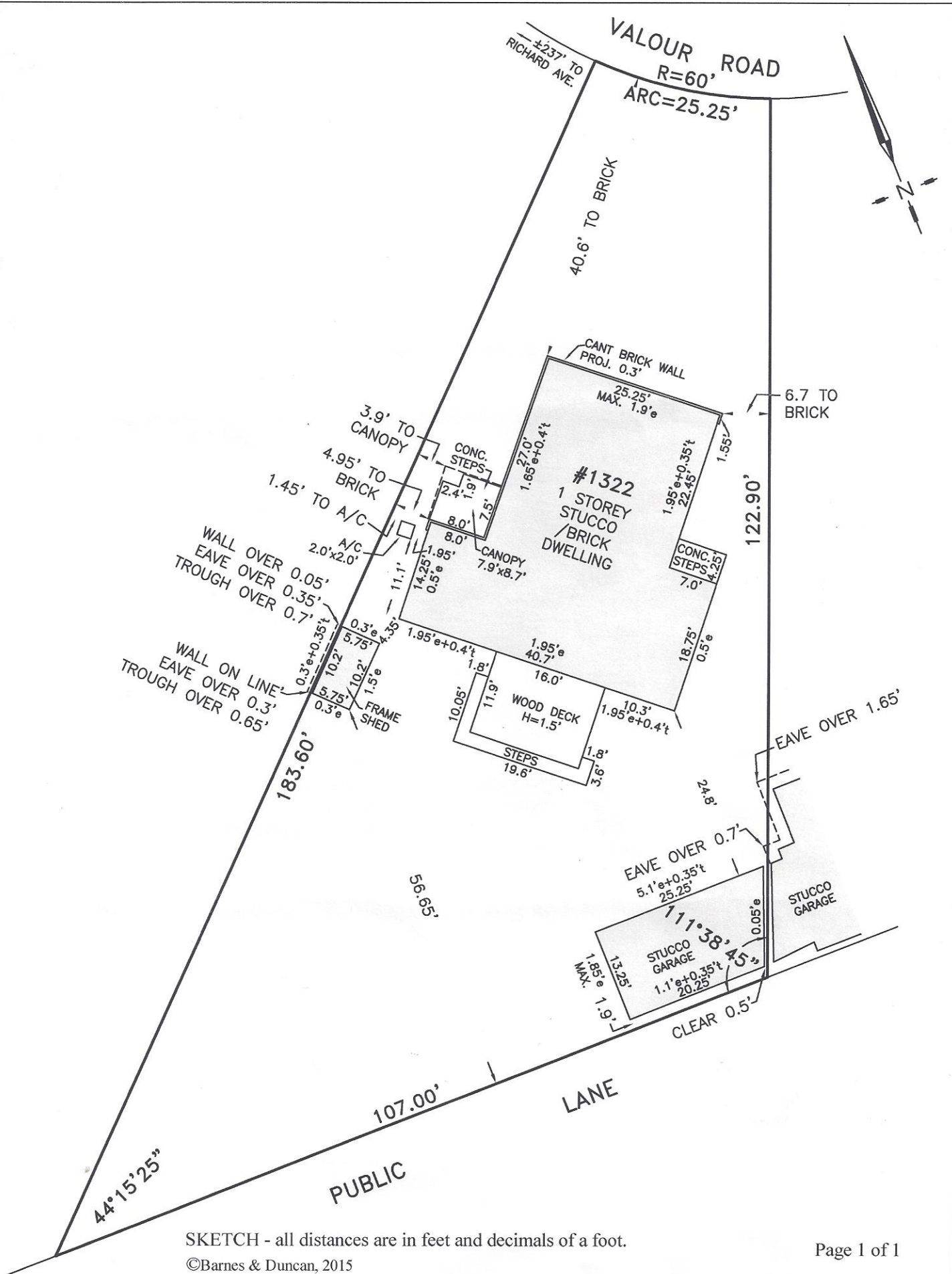
**DATED** MAY 27 2015

Tricia Christie **M.L.S.**

Signed & Sealed

*Tricia Christie*

Tricia Christie, M.L.S.



SKETCH - all distances are in feet and decimals of a foot.

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