

MUNICIPAL

Parcel Description

ALL AND SINGULAR that certain lot, piece, parcel or tract of land situate, lying and being at or near Carleton, on the West side of the Canaan Road at Carleton Lake, County of Yarmouth, and Province of Nova Scotia, as shown shaded red on the attached sketch and being more particularly described as follows:

BEGINNING at a stake, which said stake is on the boundary of a wood road and which also marks the Southeastern corner bound of lands now or formerly of Kenneth Raynard;

THENCE North Forty-eight (N48 W) Degrees West along a blazed line and the lands now or formerly of the said Kenneth Raynard a distance of One Hundred and Fifty (150) feet;

THENCE in a Southwesterly direction along the lands of the Grantors herein a distance of One Hundred Twenty-five (125) feet, more or less, or to the boundary of another wood road;

THENCE South Forty-eight (S48 E) Degrees East along the boundary of the said wood road a distance of One Hundred and Fifty (150) feet, or to the boundary of the first wood road mentioned herein;

THENCE in a Northeasterly direction along the boundary of the said wood road, a distance of One Hundred Twenty-five (125) feet, more or less, to a stake and to the place of beginning.

ALSO a right-of-way leading from Old Kempt Road across lands now or formerly of Bernard George Miller and his wife, Anita Miller, to the above described land as shown marked red on the attached sketch as set out in the Warranty Deed dated February 13, 2001 and recorded February 15, 2001 at Book 607, Page 631, Document 376.

ALSO a right-of-way leading from the first wood road described herein across the lands of the Grantor to Carleton Lake as set out in the Warranty Deed dated February 13, 2001 and recorded February 15, 2001 at Book 607, Page 631, Document 376.

RESERVING, however, unto the Grantors the right in common with the Grantees to use the said rights-of-way as set out in the Warranty Deed dated February 13, 2001 and recorded February 15, 2001 at Book 607, Page 631, Document 376.

BEING a portion of the lands conveyed to Janet Marie Sabeau and Harold Steven Sabeau, her son, by Bernard George Miller, et ux Anita Miller by Indenture of Deed dated the 29th day of October, A.D., 1982, which Deed was recorded at the Registry of Deeds office in Yarmouth, Nova Scotia on the 1st day of November, A.D., 1982 in Book N.P. at Page 15 as number 4781.

AND FUTHER BEING the same lands and premises as were conveyed from Janet Marie Sabeau and Harold Steven Sabeau as Grantors, and Joseph Harold Sabeau as Releasor, to Raymond Apt Challoner and Sarah Pearl Challoner, by Warranty Deed dated February 4, 1983, and duly recorded at the Registry of Deeds Office in Yarmouth, Nova Scotia, on February 4, 1983, in book NS at page 146.

The description for this parcel originates with a Deed dated February 4, 1983, registered in the registration district of Yarmouth County in Book NS at Page 146 and the subdivision is validated by section 291 of Municipal Government Act.

Non-Enabling Documents

Inst Type	Inst No	Year	Type	Book/Page	Registration System	Registration Date
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No Non Enabling Documents Found

Non-Enabling Plans

Inst Type	Inst No	Year	Type	Plan Name	Drawer Number	Registration Date
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No Non Enabling Plans Found

AFR Bundles

Inst Type	Inst No	Year	Type	Filing Reference	Instrument Date
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No AFR Bundles Found

Parcel Relationships

Related PID	Type of Relationship
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No Related PIDs Found

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This parcel IS REGISTERED PURSUANT TO THE *Land Registration Act*. The registered owner of the registered interest owns the interest defined in this register in respect of the parcel described in the register, subject to any discrepancy in the location, boundaries or extent of the parcel and subject to the overriding interests [*Land Registration Act* subsection 20(1)].

No representations whatsoever are made as to the validity or effect of recorded documents listed in this parcel register. The description of the parcel is not conclusive as to the location, boundaries or extent of the parcel [*Land Registration Act* subsection 21(1)].

[Boundary/Area Problem](#)
[General Problem](#)
[Municipal Tax Query](#)

Maise

52

50

58

Clear Cut Rd

