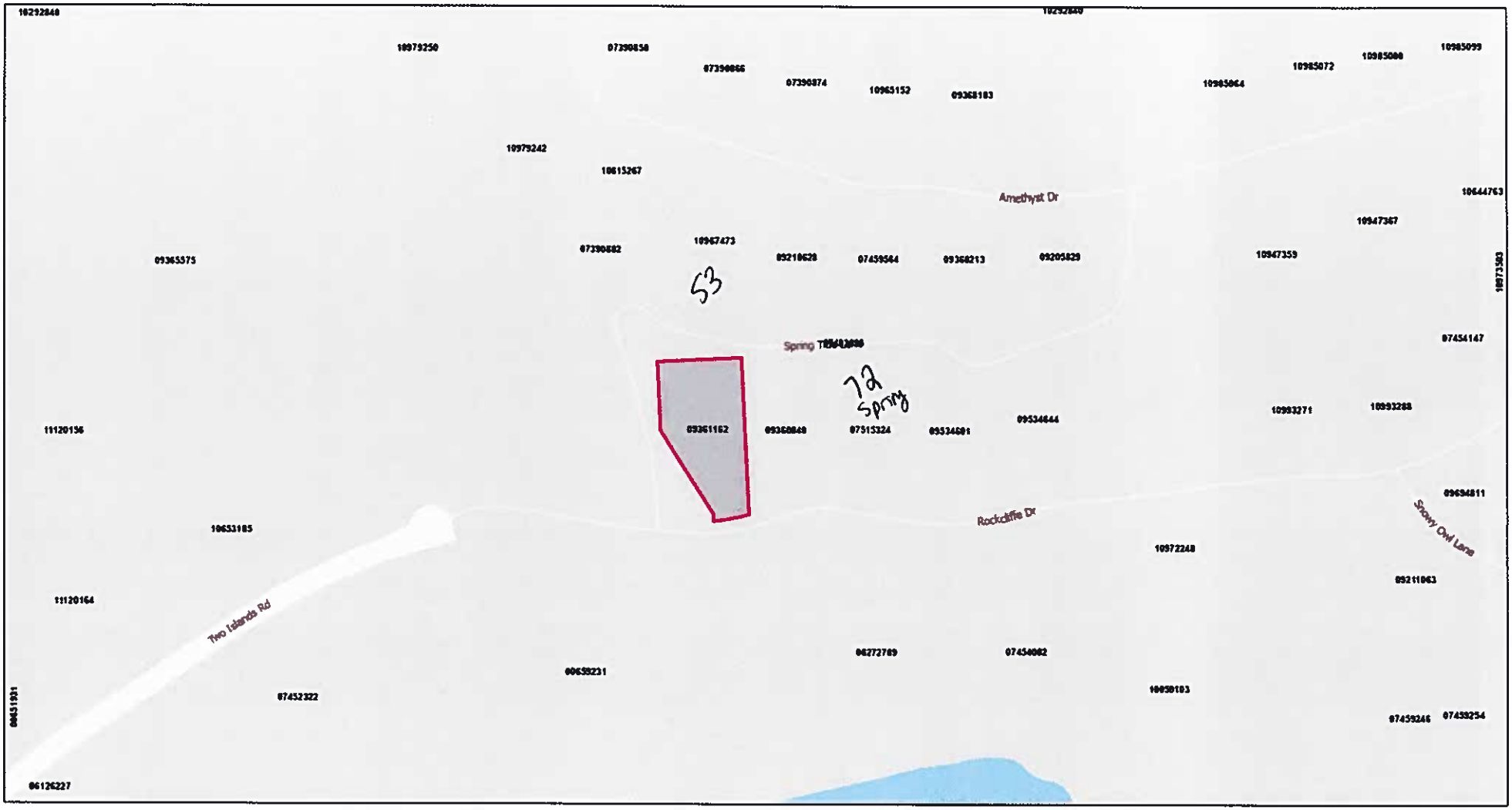
09361162 OCEAN VIEW DR, TWO ISLANDS A GRAPHICAL REPRESENTATION ONLY



August 12, 2025

1:4,888

0 0.04 0.09 0.17 mi

0 0.05 0.1 0.2 km

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09361162 OCEAN VIEW DR, TWO ISLANDS A GRAPHICAL REPRESENTATION ONLY



06/17/2014

MUNICIPALITY OF THE

JUR: 47 COUNTY OF AAN: 09361162

CUMBERLAND

Primary Assignment: 47 - Secondary Assignment: -

NBHD: 470404 LUC: 0000 Res/Com: R ROLLTYPE: RPROLLYEAR: 2026

GRANDT BERND OCEAN VIEW DR TWO ISLANDS

Land Size 2.26 Acres

Values History

Year	Land	Building	OBY	Total Building	Total Market Value Assessment	Cap Assessment
2025	$49,900	$0	0	$0	$49,900	$0
2024	$49,900	$0	0	$0	$49,900	$0
2023	$37,000	$0	0	$0	$37,000	$0
2022	$37,000	$0	0	$0	$37,000	$0
2021	$37,000	$0	0	$0	$37,000	$0
2020	$37,000	$0	0	$0	$37,000	$0
2019	$37,000	$0	0	$0	$37,000	$0
2018	$37,000	$0	0	$0	$37,000	$0
2017	$37,000	$0	0	$0	$37,000	$0
2016	$37,000	$0	0	$0	$37,000	$0
2015	$37,000	$0	0	$0	$37,000	$0
2014	$37,000	$0	0	$0	$37,000	$0
2013	$36,000	$0	0	$0	$36,000	$0
2012	$36,000	$0	0	$0	$36,000	$0
2011	$36,000	$0	0	$0	$36,000	$0
2010	$36,000	$0	0	$0	$36,000	$0
2009	$33,600	$0	0	$0	$33,600	$0
2008	$30,000	$0	0	$0	$30,000	$0

MH Data

MH Width:
MH Length:
MH Make:
MH Model:
MH Park Name:
MH Serial #:

TAX ACCOUNT#:	09361162
PROPERTY:	Ocean View Drive, Lot 23, Two Islands, Nova Scotia
ASSESSED TO:	Bernd Grandt
APPARENT PID:	25394776

ALL AND SINGULAR that certain lot, piece or parcel of land lying, being and situate, on the southerly side of Spring Tide Lane at Rockcliffe By-the-Sea in Two Islands, in the County of Cumberland, Province of Nova Scotia, as the same is shown numbered Lot 23 on a Plan of Subdivision Lands of Moose River Land Company Ltd. showing Lot 23, Rockcliffe By-the- Sea, by David T. Roberts, N.S.L.S., dated the 27th day of February, A.D. 2001, and filed in the Registry of Deeds Office in Amherst, N.S. as Plan No. 3112, the boundaries of which lot may be more particularly described as follows:

BEGINNING at a survey marker on the southerly boundary of Spring Tide Lane at the northwest corner of Lot 24, lands of Robert and Charlotte Fulton, said survey marker being distant 240°34'30", 49.645 metres from Nova Scotia Control Monument No. 29209;

THENCE, 357°02'54, 2.039 metres, along Spring Tide Lane, to a survey marker;

THENCE, 267°02'00", 76.200 metres, along remaining lands of Moose River Land Co., to a survey marker;

THENCE, 177°02'54", 62.606 metres along said remaining lands of the Moose River Land Company Ltd., to a survey marker;

THENCE, 147°28'53", 89.449 metres, along said remaining lands, to a survey marker;

THENCE, 180°00'00", 6.393 metres, along said remaining lands, to survey marker;

THENCE, in an easterly direction and following the northerly boundary of Ocean View Drive along the arc of a circular curve to the left of constant radius of 224.620 metres for a distance of 32.739 metres, to a survey marker distant 79°02'45", 32.710 metres, from the survey marker last above mentioned;

THENCE, 357°02'54", 140.218 metres, along the westerly boundary of the aforementioned Lot 24, lands of Robert and Charlotte Fulton, to the Place of Beginning.

THE BEARINGS BEING 3° Modified Transverse Mercator Grid Bearings referenced to the Cental [sic] Meridian of Zone 5, Longitude 64°30' West.

THE ABOVE DESCRIBED LOT of land having an area of 2.256 acres more or less and being and intending to be a portion of that land conveyed to Moose River Estates Ltd. from David T. Roberts and Judith A. Roberts by deed dated July 28th, A.D. 1989, and recorded in said Registry of Deeds Office in Amherst, Nova Scotia in Book 536 at Pages 356 to 359 as No. 6028.

TOGETHER WITH A RIGHT OF WAY over all roads cross country ski trails, hiking trails, and walkways as shown on the above mentioned plan of subdivision and together with rights of way over any other roads, trails or common areas developed or to be developed for the common use of the residents of Rockcliffe By-the-Sea;

RESERVING unto the Grantors, their heirs and assigns a right of way to a strip of land 5 metres in perpendicular width along the northerly and westerly boundary of said lot 24 and a right of way to a strip of land 10 metres in perpendicular width along the southwesterly boundary of said lot 24, said rights of way to be for the purpose of road construction or widening or for the installation and maintenance of utilities.

AND ALSO RESERVING unto the Grantors, their heirs and assigns a right of way over a strip of land adjoining the northerly boundary of Ocean View Drive as the same is shown on the abovementioned plan of subdivision, said right of way to vary in width and to extend the full width of the above described lot and to be for the purposes of road construction or widening and for the installation and maintenance of utilities and for use as a nature trail or hiking trail.