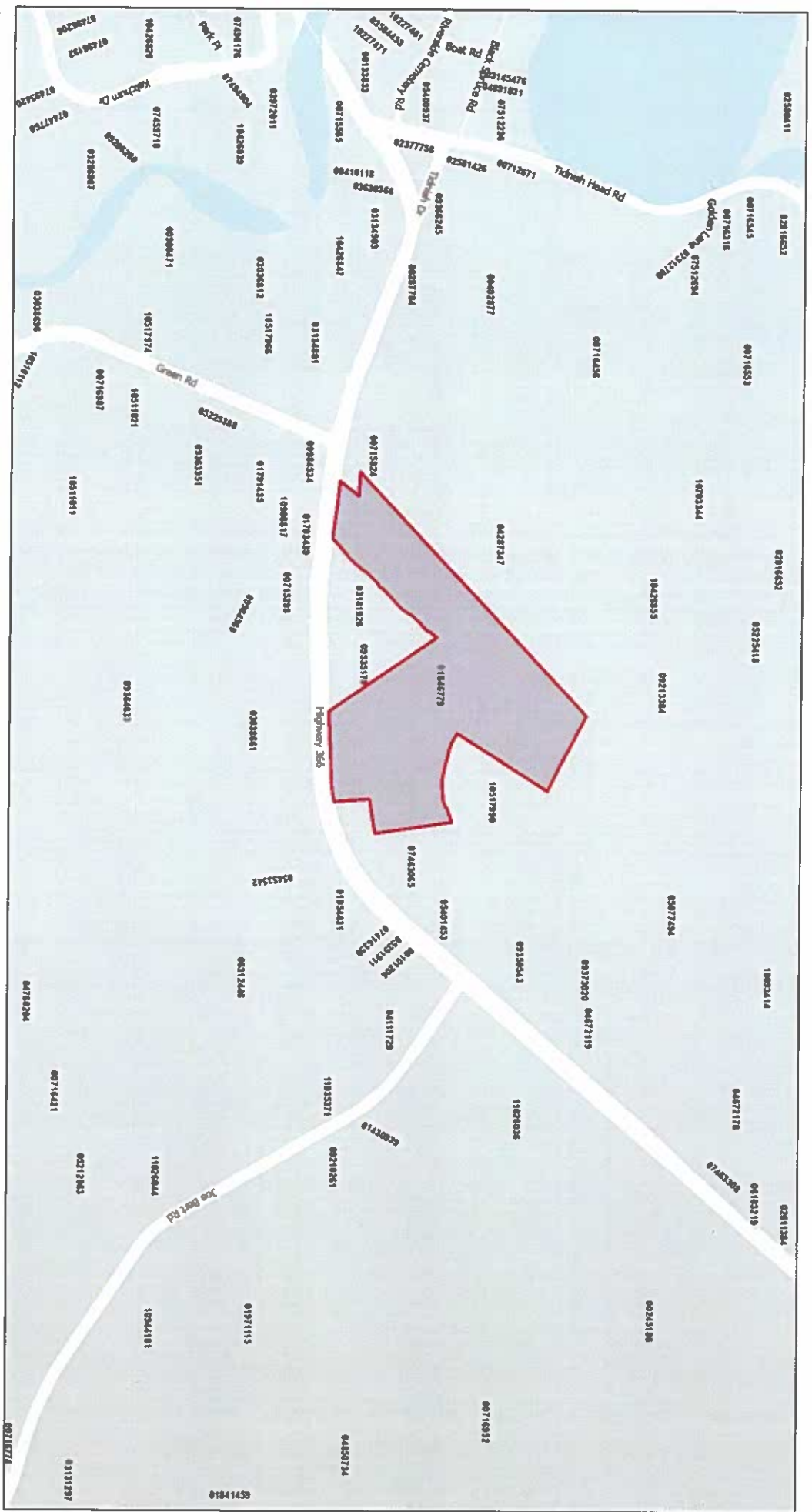
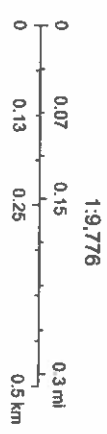


01846779 3855 HIGHWAY 366, TIDNISH BRIDGE A GRAPHICAL REPRESENTATION ONLY



January 17, 2025



01846779 - 3855 HIGHWAY 366, TIDNISH BRIDGE- A GRAPHICAL REPRESENTATION ONLY



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04/28/2023

MUNICIPALITY OF THE

JUR: 47

COUNTY OF

AAN: 01846779

CUMBERLAND

Primary Assignment:

47 - Allan Byers

Secondary Assignment:

47 - Allan Byers

NBHD: 470254

LUC: 0000

Res/Com: R

ROLLTYPE: RPROLLEYEAR: 2026

HALEY GEORGE A

3855 HIGHWAY 366 TIDNISH BRIDGE

1 of 10

Land Size

25.00 Acres

Values History

Year	Land	Building	OBY	Total Building	Total Market Value Assessment	Cap Assessment
2025	\$27,100	\$119,700	16500	\$136,200	\$163,300	\$85,400
2024	\$25,100	\$102,900	13800	\$116,700	\$141,800	\$84,200
2023	\$18,500	\$89,400	13200	\$102,600	\$121,100	\$81,600
2022	\$18,500	\$65,500	10600	\$76,100	\$94,600	\$75,800
2021	\$18,500	\$63,300	10700	\$74,000	\$92,500	\$72,000
2020	\$18,500	\$62,400	10600	\$73,000	\$91,500	\$71,800
2019	\$18,500	\$58,800	10300	\$69,100	\$87,600	\$71,100
2018	\$18,500	\$58,200	10400	\$68,600	\$87,100	\$69,100
2017	\$18,500	\$58,700	10800	\$69,500	\$88,000	\$68,500
2016	\$18,500	\$56,300	10700	\$67,000	\$85,500	\$67,600
2015	\$18,500	\$56,300	10200	\$66,500	\$85,000	\$67,400
2014	\$18,500	\$54,800	10800	\$65,600	\$84,100	\$66,100
2013	\$16,200	\$53,500	11100	\$64,600	\$80,800	\$65,600
2012	\$16,200	\$54,600	3400	\$58,000	\$74,200	\$64,700
2011	\$16,200	\$50,700	3300	\$54,000	\$70,200	\$62,300
2010	\$22,500	\$49,900	2400	\$52,300	\$74,800	\$60,600
2009	\$21,600	\$47,600	2300	\$49,900	\$71,500	\$60,600
2008	\$19,300	\$41,400	2000	\$43,400	\$62,700	\$58,700

MH Data

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

Parcel Description

ALL that lot, piece or parcel of land lying, situate and being at Tidnish, in the County of Cumberland, Province of Nova Scotia, more particularly bounded and described as follows:

BEGINNING on the north side of Highway No. 366, at the southwest corner of a lot of land shown as Lot 88-1 on a Plan of Subdivision filed at the Land Registration Office for Amherst on September 27, 1988 as Plan Number 996, which lot is presently owned by Timothy James MacPhee and Suzanne Lynne MacPhee (PID 25101874);

THENCE 350 degrees, 38 minutes, 40 seconds a distance of 60.002 metres to a survey marker;

THENCE 73 degrees 36 minutes, 40 seconds a distance of 62.395 metres to a witness survey marker;

THENCE continuing on the same bearing a distance of 2.6 metres more or less to a drainage ditch or small brook at the boundary of lands formerly owned by Steven Cameron, presently owned by Kelly Estabrooks (PID 25378522);

THENCE in a northerly direction following along the said ditch or brook to the land formerly owned by Mary Haley and now owned by Kelly Estabrooks. This land is shown on an Instrument of Subdivision of Lands of Mary Haley filed at the Land Registration Office for Amherst on July 9, 1998 in Book 686 at Page 424 as Document Number 2270;

THENCE in a north westerly direction following the course of the brook to the north west corner of another lot of Kelly Estabrooks (PID 25378530);

THENCE northeasterly following the northern boundary of the said Kelly Estabrooks lot 203 metres more or less to the lands formerly owned by J.C. Chappell, presently owned by Donald Donkin (PID 25124314);

THENCE north westerly a distance of 159 metres more or less to the south east corner of another lot of Kelly Estabrooks (PID 25101825);

THENCE in a south westerly direction along the south east line of Kelly Estabrooks lot to the land now owned by William and Elizabeth King (PID 25101833),

THENCE easterly a distance of 35.9664 metres, shown as 118' in the aforementioned King's Deed to a stake;

THENCE southerly 38.4048 metres, shown as 126' in the aforementioned King's Deed to Highway No. 366;

THENCE easterly along Highway No. 366 to the south west corner of lands depicted on a Plan of Subdivision filed at the Land Registration Office for Amherst on March 22, 2004 as No. 75282682. This lot is presently owned by Lee E. Weir (PID 25162009);

THENCE northeasterly along a brook a total distance of 262 metres more or less, as shown on the said Plan;

THENCE 145 degrees 8 minutes and 9 seconds a distance of 3.0 metres more or less to a witness survey marker;

THENCE south 145 degrees 8 minutes and 9 seconds a distance of 234.025 metres more or less to a survey marker at Highway No. 366;

THENCE in an easterly direction following the course of the Highway to the place of beginning containing 25 acres more or less.

The creation of this parcel by subdivision complies with the Municipal Government Act