

First Sheet, Sheet 1 of 16 Sheets

STRATA PLAN OF LOT "B" OF LOT 7
BLOCK 17 DISTRICT LOT 526
GROUP 1 N.W.D. PLAN 20465

STRATA PLAN VR 1687

- CITY OF VANCOUVER -

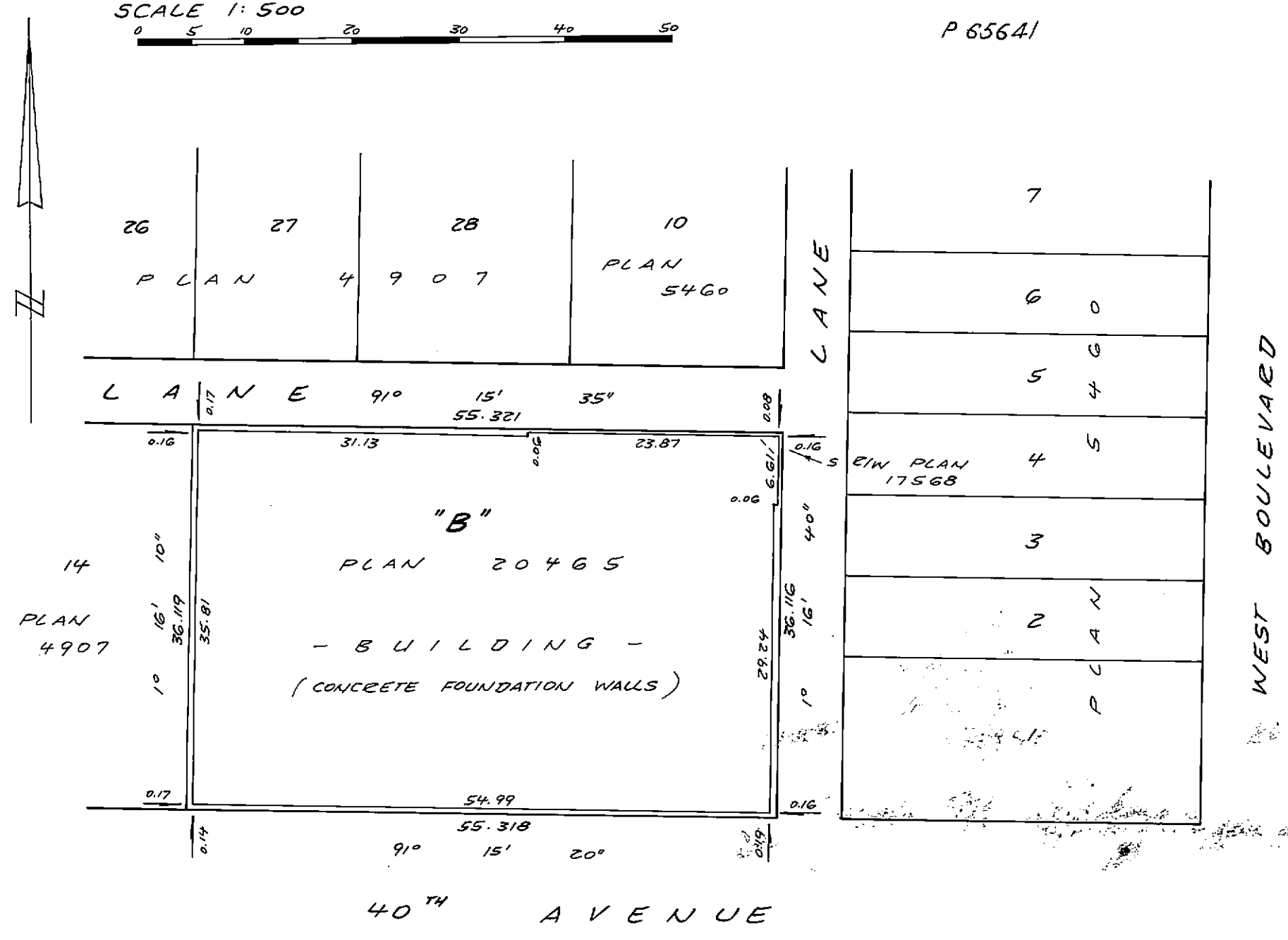
STRATA PLAN VR DEPOSITED AND REGISTERED IN THE LAND TITLE OFFICE AT VANCOUVER, B.C. THIS 16TH DAY OF JULY, 19 86

09

David Wilco
REGISTRAR



P 65641



The address for service of documents on the Strata Corporation is:

"The Owners"
Strata Plan VR 1687
c/o. 2035 W 41st Avenue
Vancouver, B.C.
V6M 1Y7

LEGEND:

- ALL DIMENSIONS ARE METRIC.
- m² = SQUARE METRES
- S.L. = STRATA LOT
- P = PATIO
- B = BALCONY
- C.P. = COMMON PROPERTY
- G = GARBAGE ROOM
- E = METERROOM, VENT ETC.
- C = COVERED PARKING

NOTE: PARKING, PATIOS AND BALCONIES ARE LIMITED COMMON PROPERTY FOR USE OF THE STRATA LOTS INDICATED (EXAMPLE: C-1, P-1, B-2)

NAME OF DEVELOPMENT:

REGENCY PLACE

CIVIC ADDRESS:

2115 W 40TH AVENUE
VANCOUVER, B.C.
V6M 1W4

THIS PLAN LIES WITHIN THE GREATER VANCOUVER REGIONAL DISTRICT.

I, Hans J. Troelsen, of Richmond, B.C., British Columbia Land Surveyor, hereby certify that the building erected on the parcel described above is wholly within the external boundaries of that parcel.

Dated at Richmond, this 16th day of APRIL, 1986

Hans J. Troelsen
B.C.L.S.

Matson, Peck & Topliss
Surveyors & Engineers
Richmond, B.C. 270-9331

Job No V-7752

STRATA PLAN VR 1687


CONDOMINIUM ACT.


LOT NO.	SHEET NO.	FORM 1	FORM 2	FORM 3
		SCHEDULE OF UNIT ENTITLEMENT	SCHEDULE OF INTEREST UPON DESTRUCTION	SCHEDULE OF VOTING RIGHTS
		UNIT ENTITLEMENT	INTEREST UPON DESTRUCTION	NUMBER OF VOTES
1	4	118	234	
2	5	118	229	
3	5	118	229	
4	5	118	234	
5	5	118	234	
6	6	118	239	
7	6	118	239	
8	6	118	244	
9	6	118	244	
10	7	118	249	
11	7	118	249	
12	7	118	254	
13	7	118	254	
14	8	117	264	
15	8	117	264	
16	8	117	269	
17	8	117	269	
18	9	117	274	
19	9	117	274	
20	9	117	279	
21	9	117	279	
22	10	117	284	
23	10	117	284	
24	10	117	289	
25	10	117	289	
AGGREGATE		2938	6450	

STATUTORY DECLARATION

I/WE the undersigned do solemnly declare that
 (1) I/WE the undersigned am/are the owner-developer or the duly authorized agent of the owner-developer
 (2) The strata plan is entirely for residential use.
 I/WE make this solemn declaration conscientiously believing it to be true, and knowing that it is of the same force and effect as if made under oath.

Declared before me at
VANCOUVER, B.C.
 this 21st day of APRIL, 1986

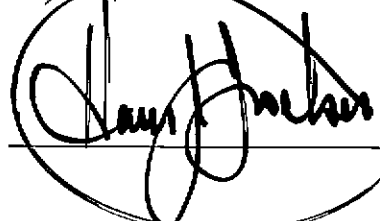

 DONALD FRANK FULLER


 A commissioner for taking affidavits within B.C.
 LINDA C. DARLING

CERTIFICATE UNDER SECTION 8 (1) CONDOMINIUM ACT.

I, Hans J. Troelsen, of Richmond, B.C., British Columbia Land Surveyor, hereby certify that the building shown in this strata plan has not, as of the 16th day of APRIL, 1986 been previously occupied.

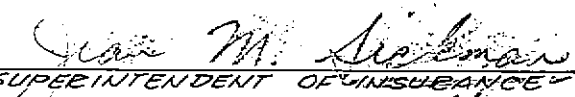
Dated at Richmond, B.C.
 this 16th day of APRIL, 1986


 HANS J. TROESEN, B. C. L. S.

Matson, Peck & Topliss
 Surveyors & Engineers
 Richmond, B.C. 270-9331

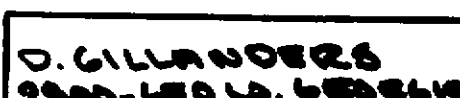
Job No V-7752

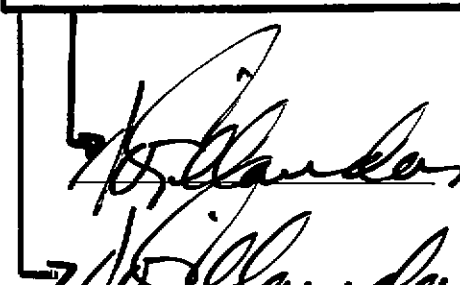
Accepted as to forms 1, 2 and 3
 this 15th day of JULY, 1986.


 SUPERINTENDENT OF INSURANCE

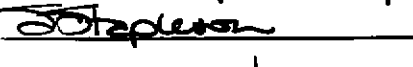
SIGNATURES

WITNESSES:


 D. GILLANDERS
 2900-150 W. GEORGINA
 VANCOUVER, B.C.
 BARRISTER SOLICITOR



SIGNED IN THE PRESENCE OF:


 S. STAPLETON
 16TH FLOOR 555 BARRARD ST.
 VANCOUVER, B.C.

CLERK
 AS TO BOTH SIGNATURES

OWNERS:

REGENCY PLACE TITLE HOLDINGS LTD.:


 authorized signatory

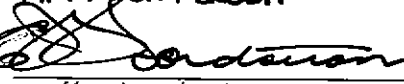
authorized signatory

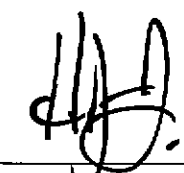

 John Cochrane


 Carolyn Cochrane

Bank of British Columbia:
 BY ITS LAWFUL ATTORNEYS

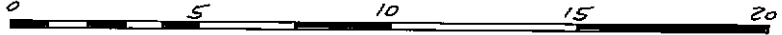

 authorized signatory
 MANAGER, CREDIT


 authorized signatory
 SENIOR MANAGER, CREDIT

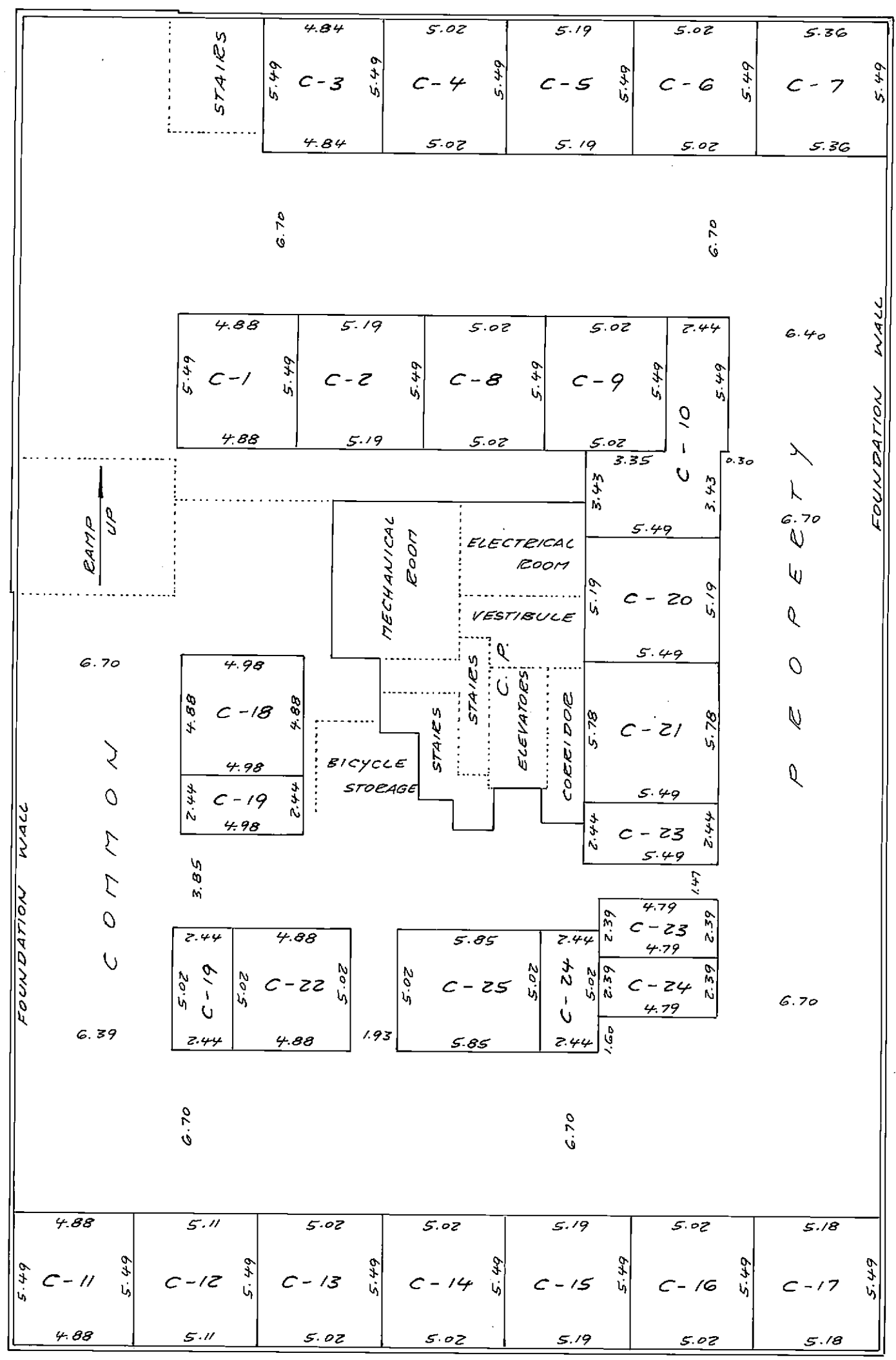
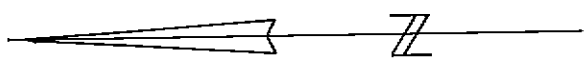
Date APR/16/86  B.C.L.S.

BASEMENT


SCALE 1: 200



STRATA PLAN VR 1687



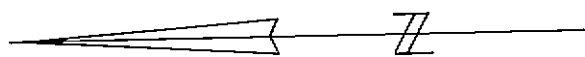
Matson, Peck & Topliss
 Surveyors & Engineers
 Richmond, B.C. 270-9331
 Job No V-7752

Date Apr 16/86  B.C.L.S.

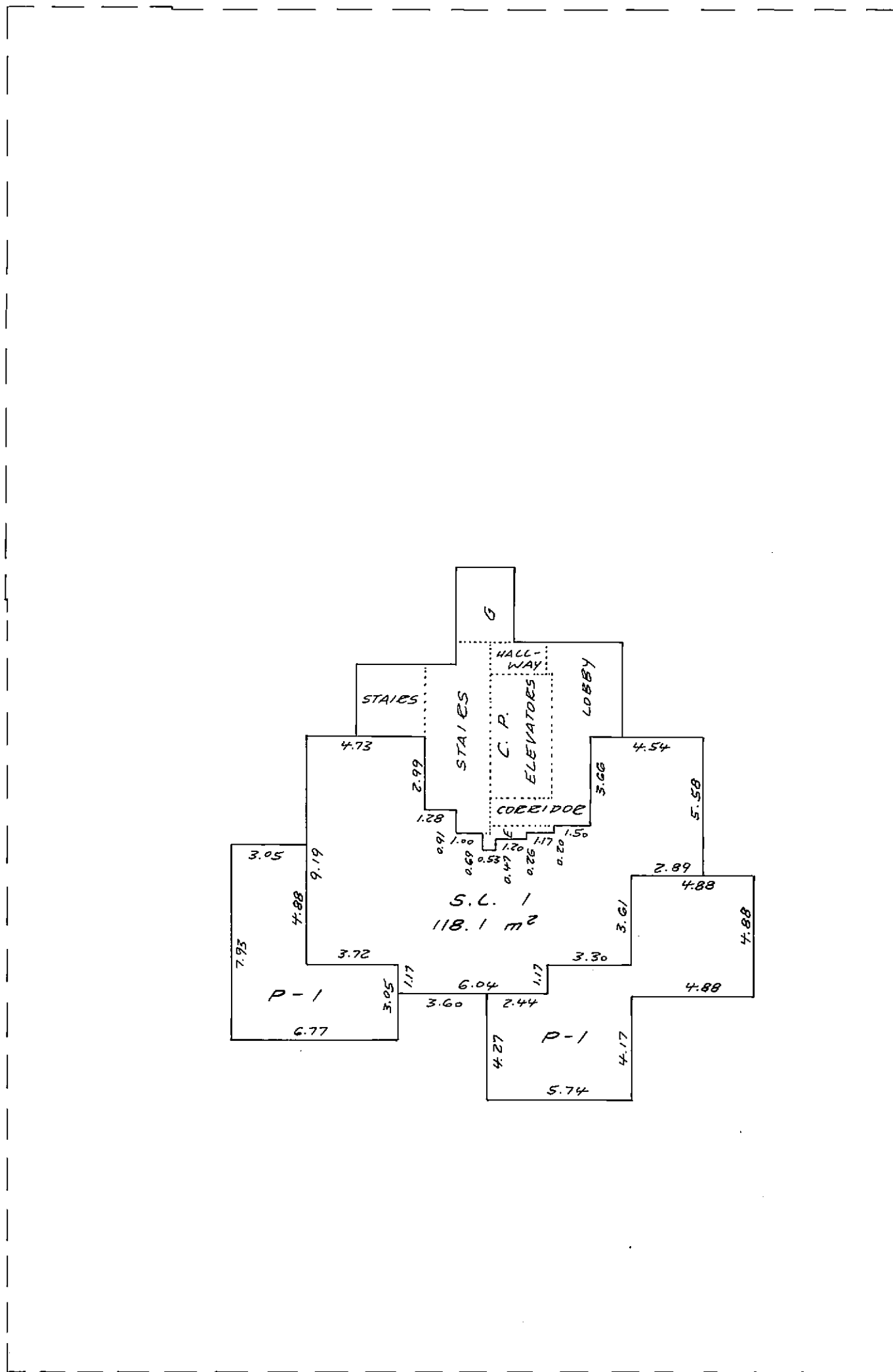
GROUND FLOOR

SCALE 1:200

STRATA PLAN VR 1687



A'




B'

B

A

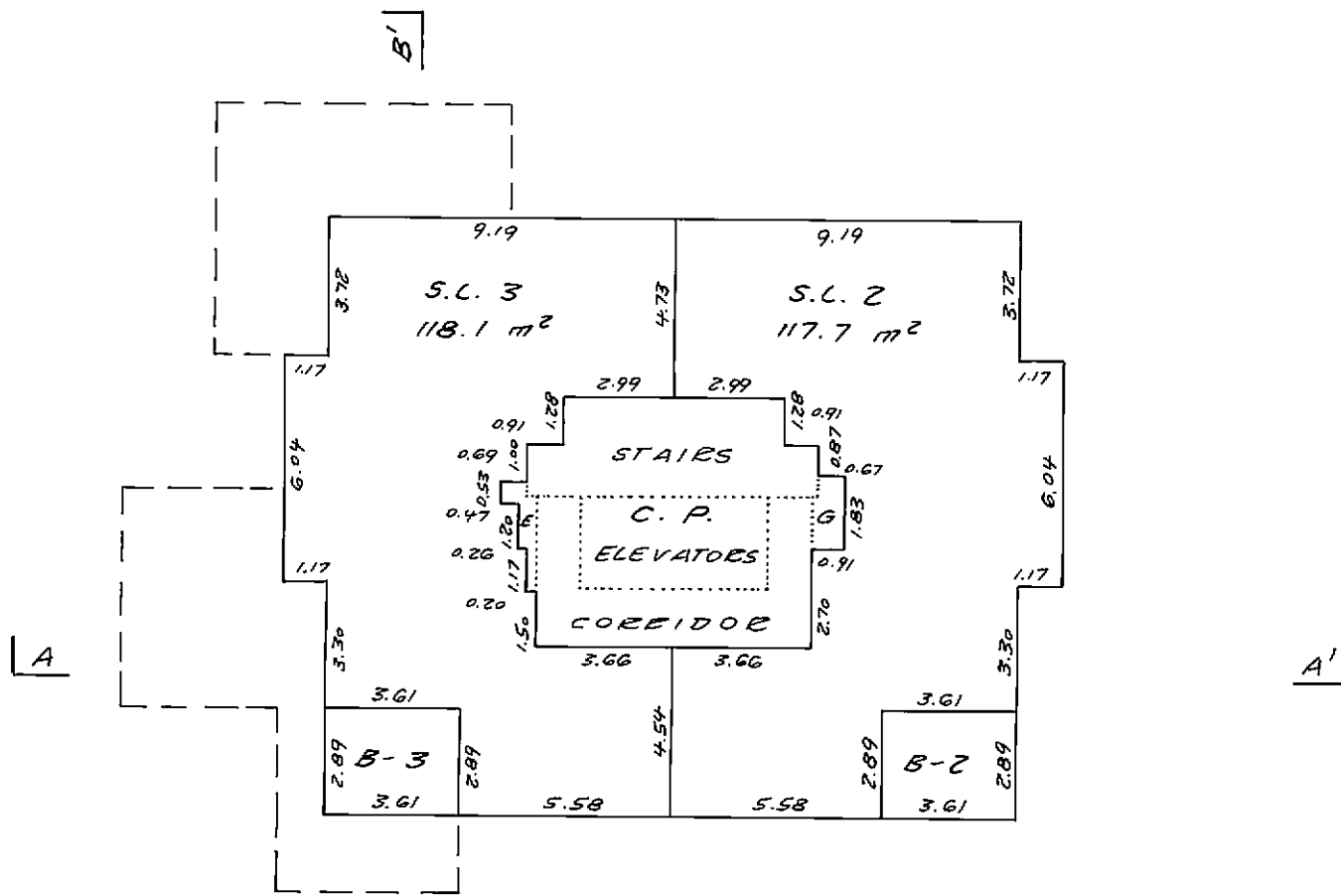
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Surveyors & Engineers
Richmond, B.C. 270-9331

Job N^o V-7752

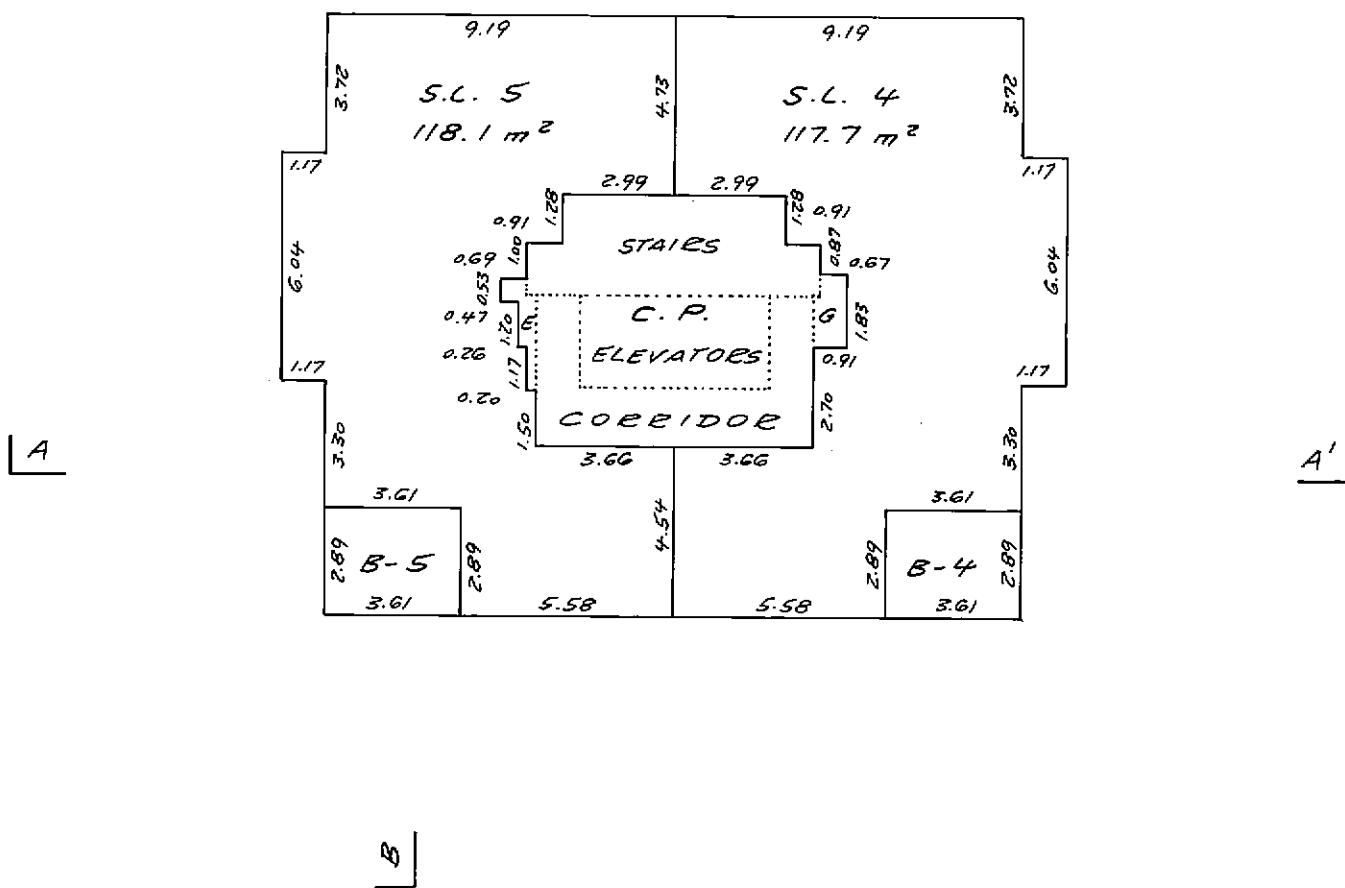
Date APR/16/86  B.C.L.S.

STRATA PLAN VR 1687


2ND FLOOR



3RD FLOOR

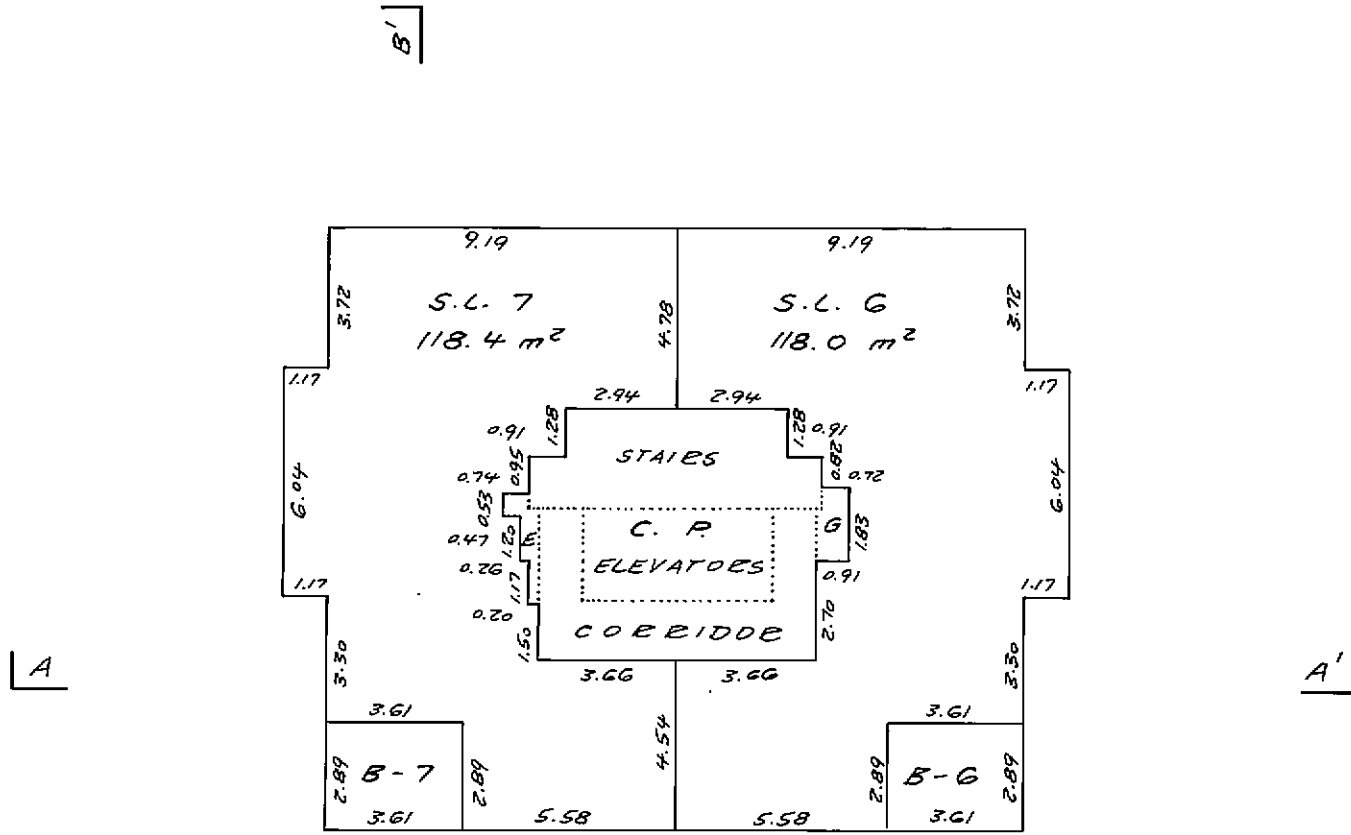


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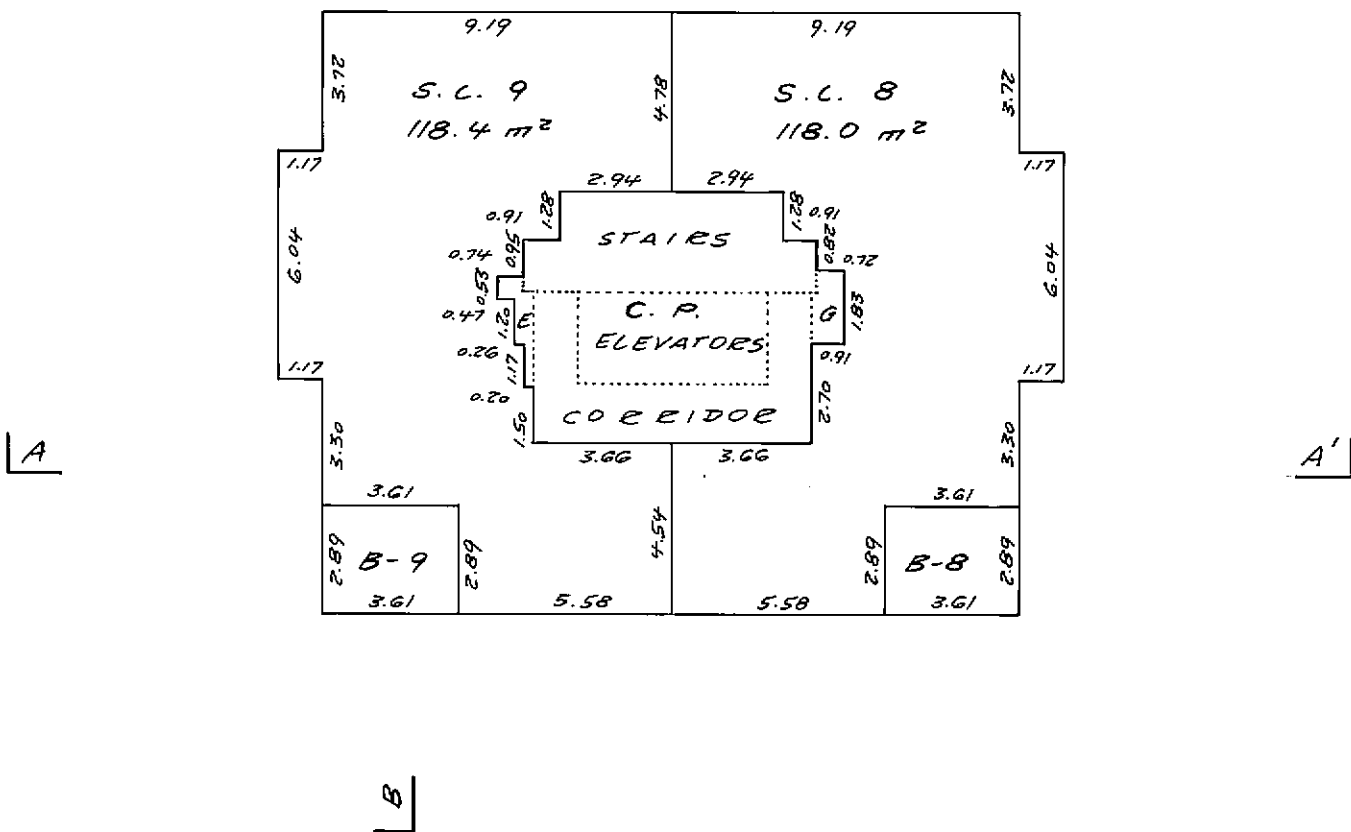
Date APR/16/86  B.C.L.S.

STRATA PLAN VR 1687


4TH FLOOR



5TH FLOOR

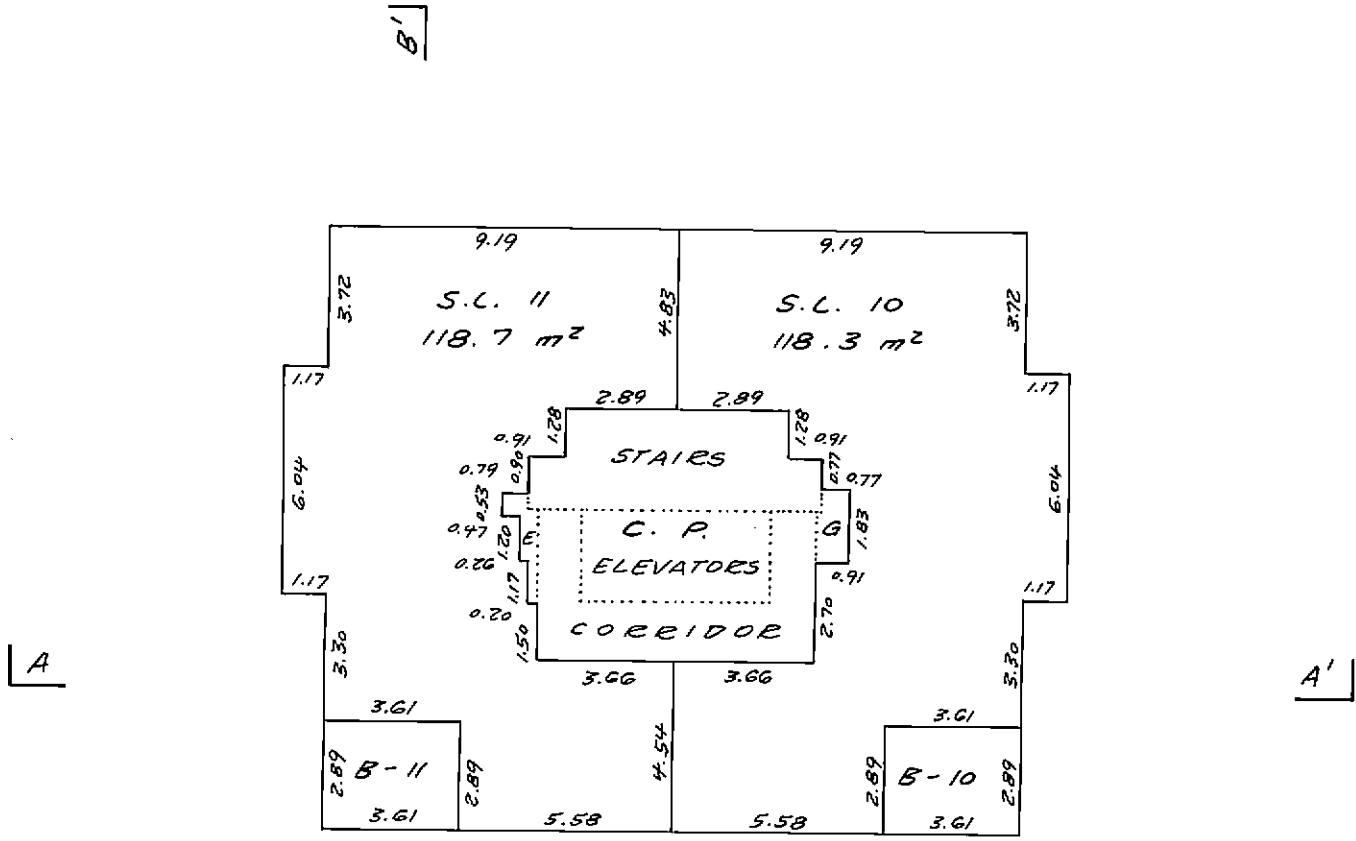


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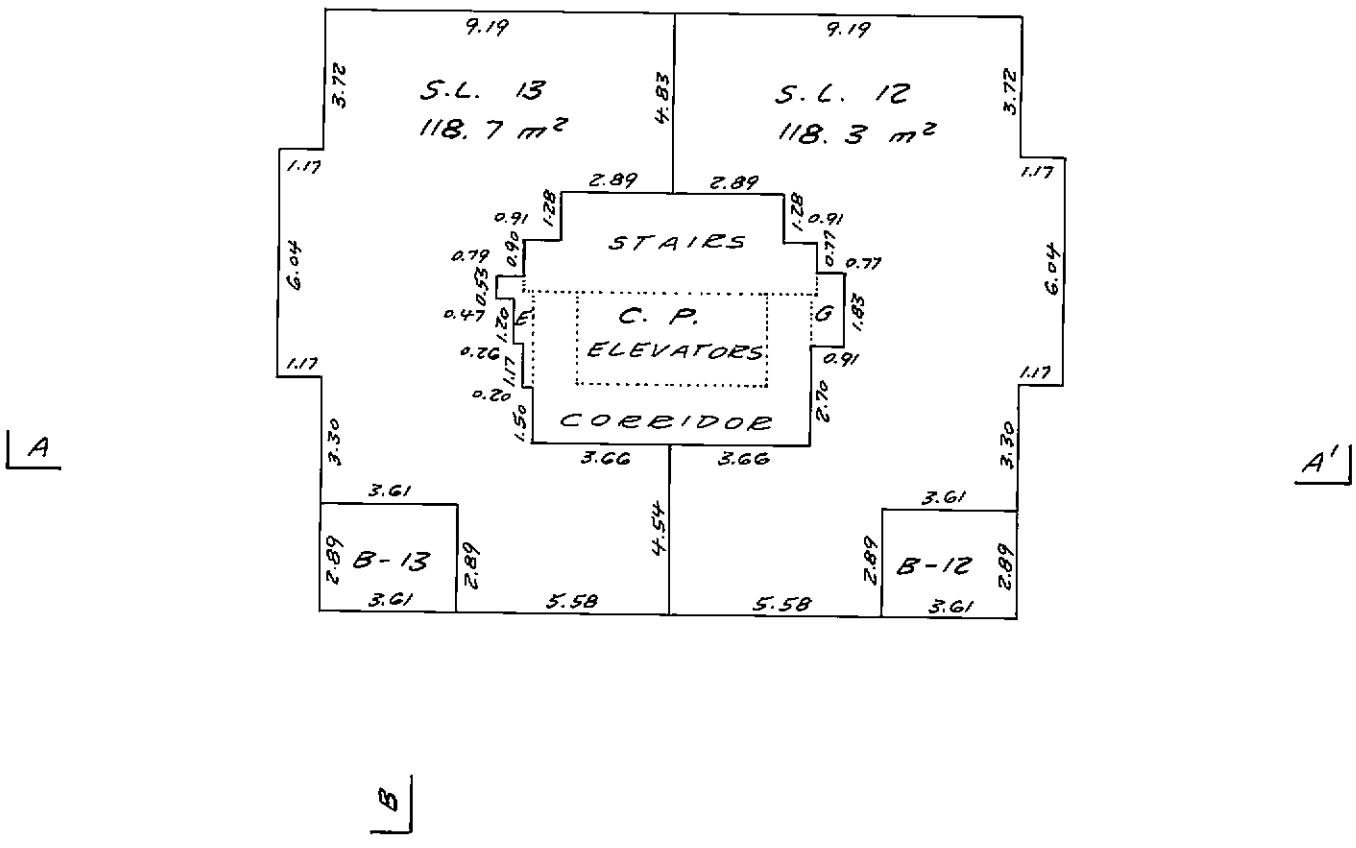
Date Apr/16/86  B.C.L.S.

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6TH FLOOR



7TH FLOOR

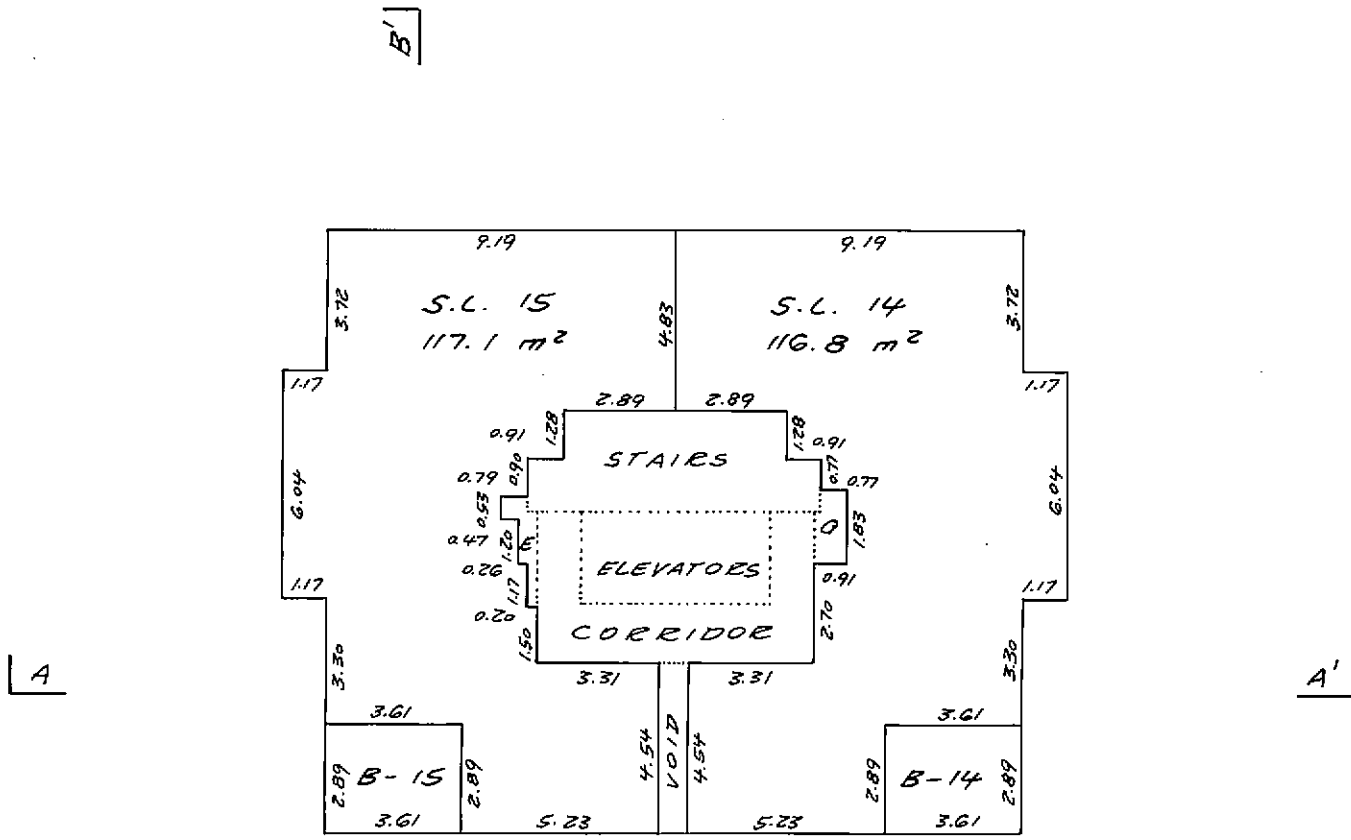


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 Job NR V-7752

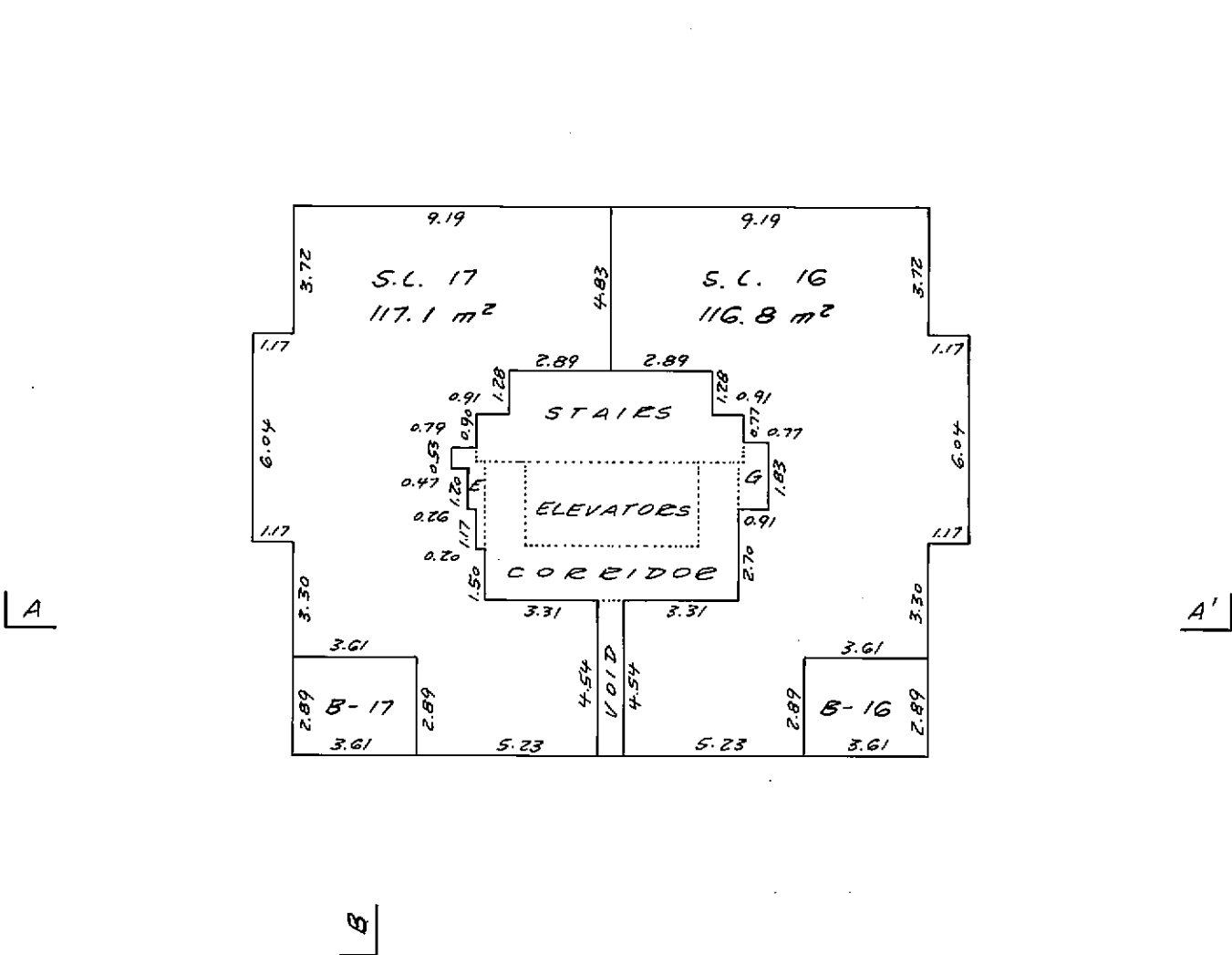
Date APR/16/86  B.C.L.S.

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8TH FLOOR



9TH FLOOR



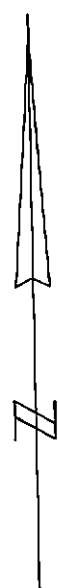
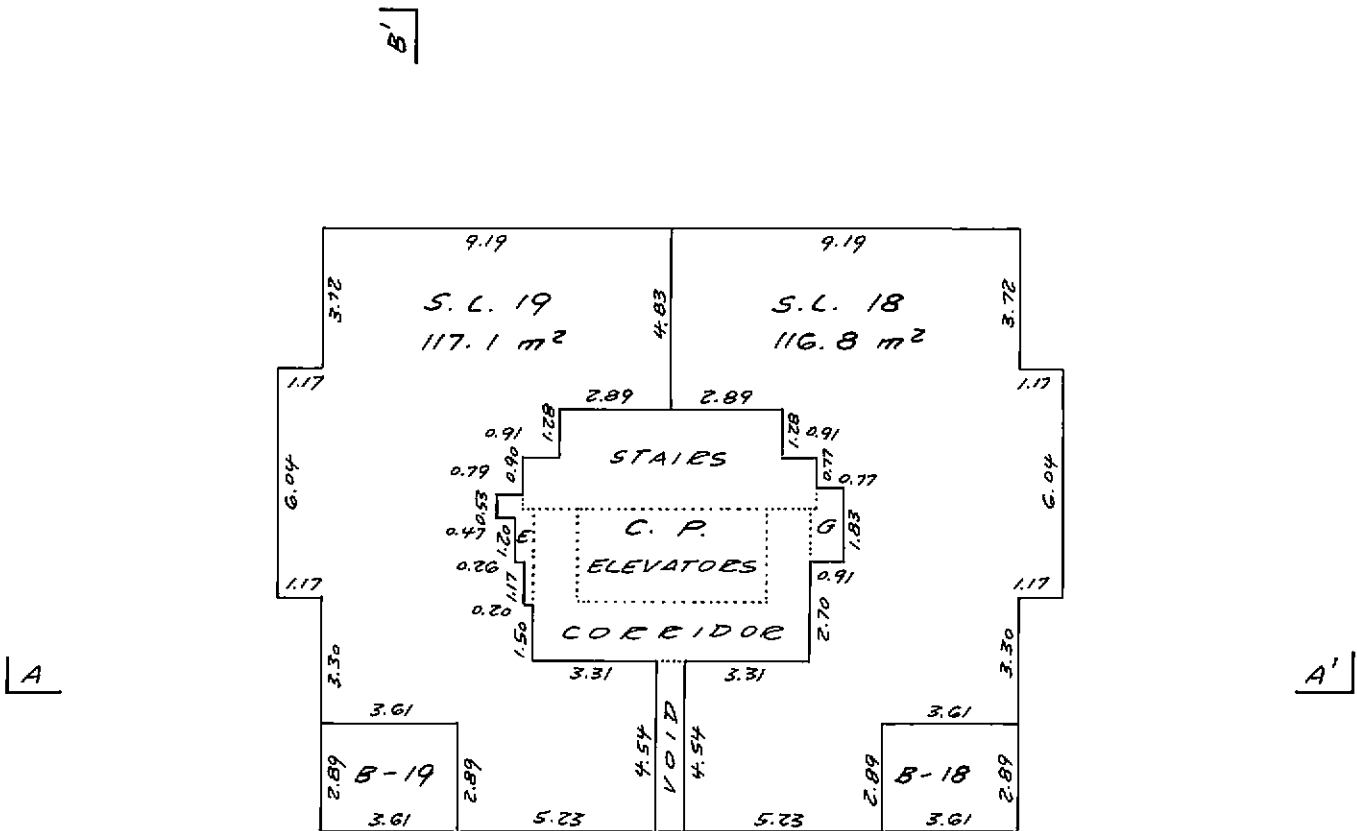
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 Surveyors & Engineers
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Job No V-7752

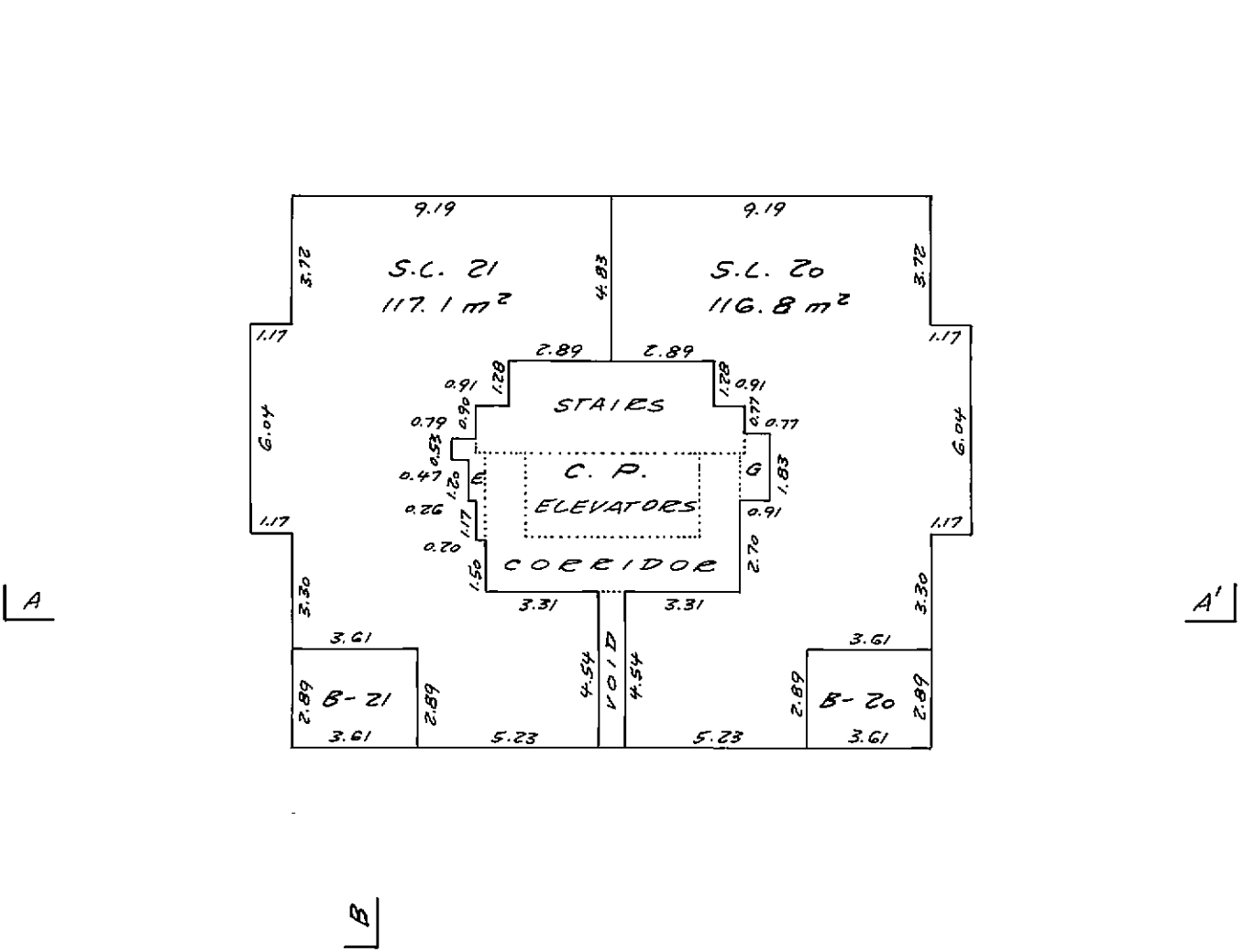
Date Apr/16/86 *[Signature]* B.C.L.S.

STRATA PLAN VR 1687

10TH FLOOR



11TH FLOOR



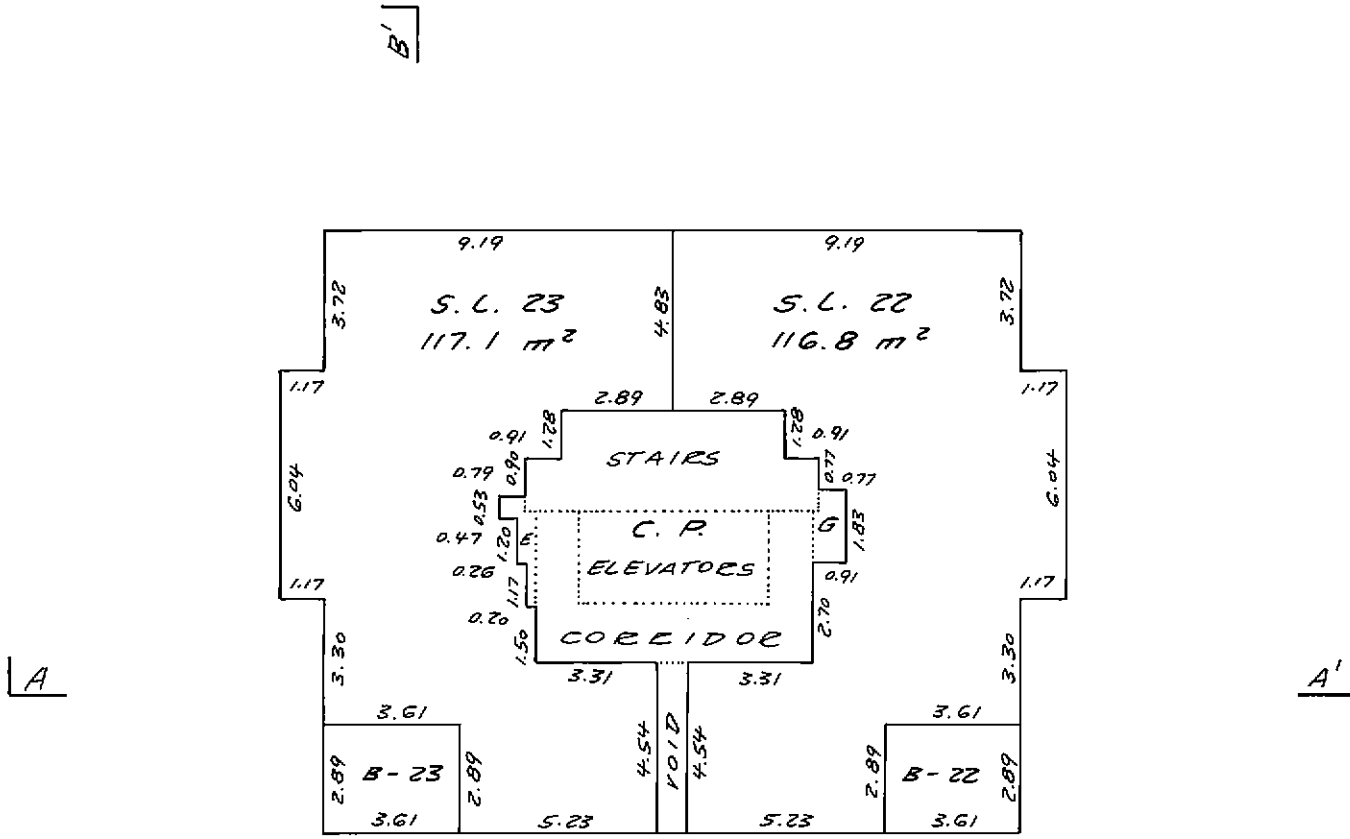
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Job N^o V-7752

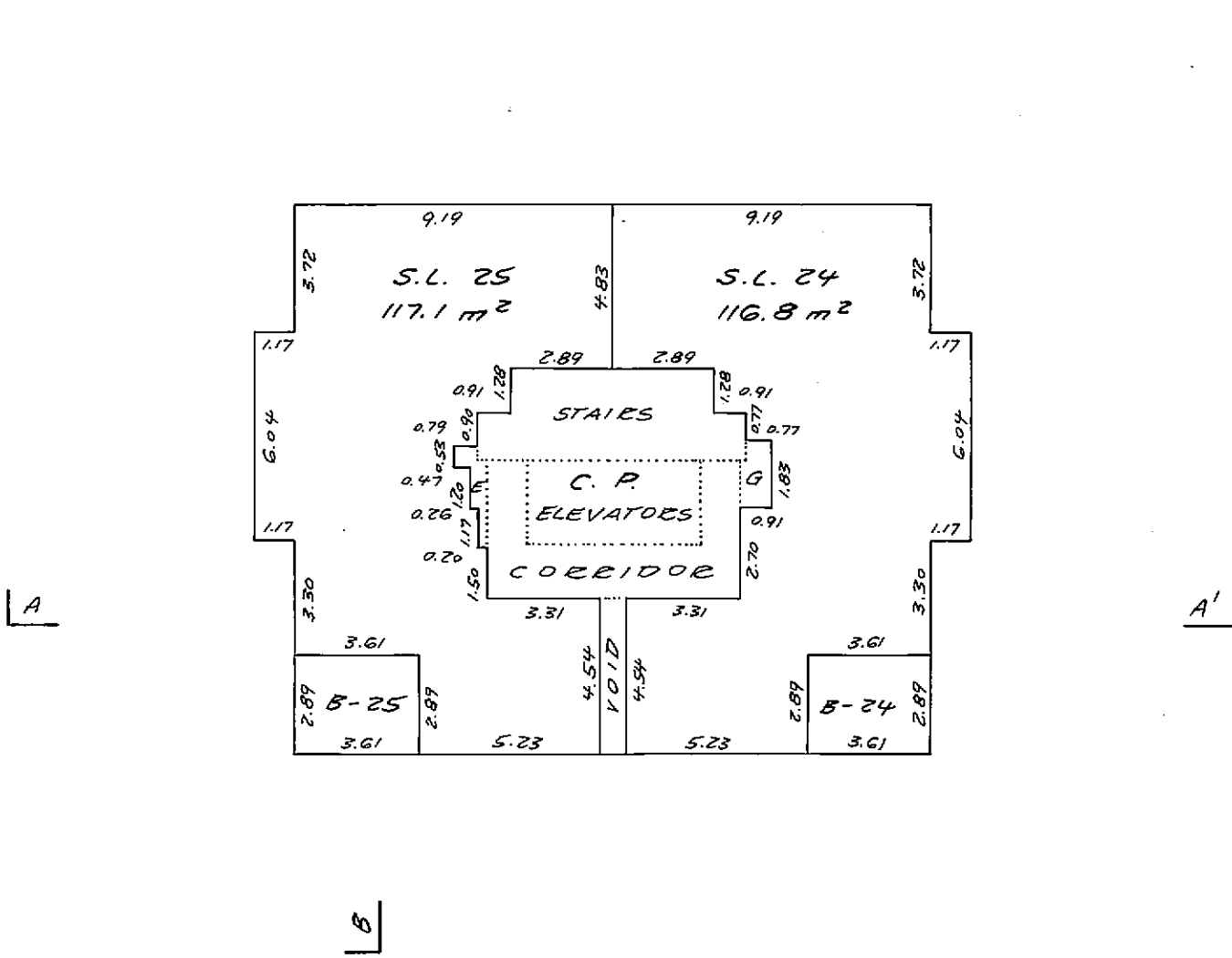
Date APR/16/86 [Signature] B.C.L.S.

STRATA PLAN VR 1687

12TH FLOOR




13TH FLOOR



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 Surveyors & Engineers
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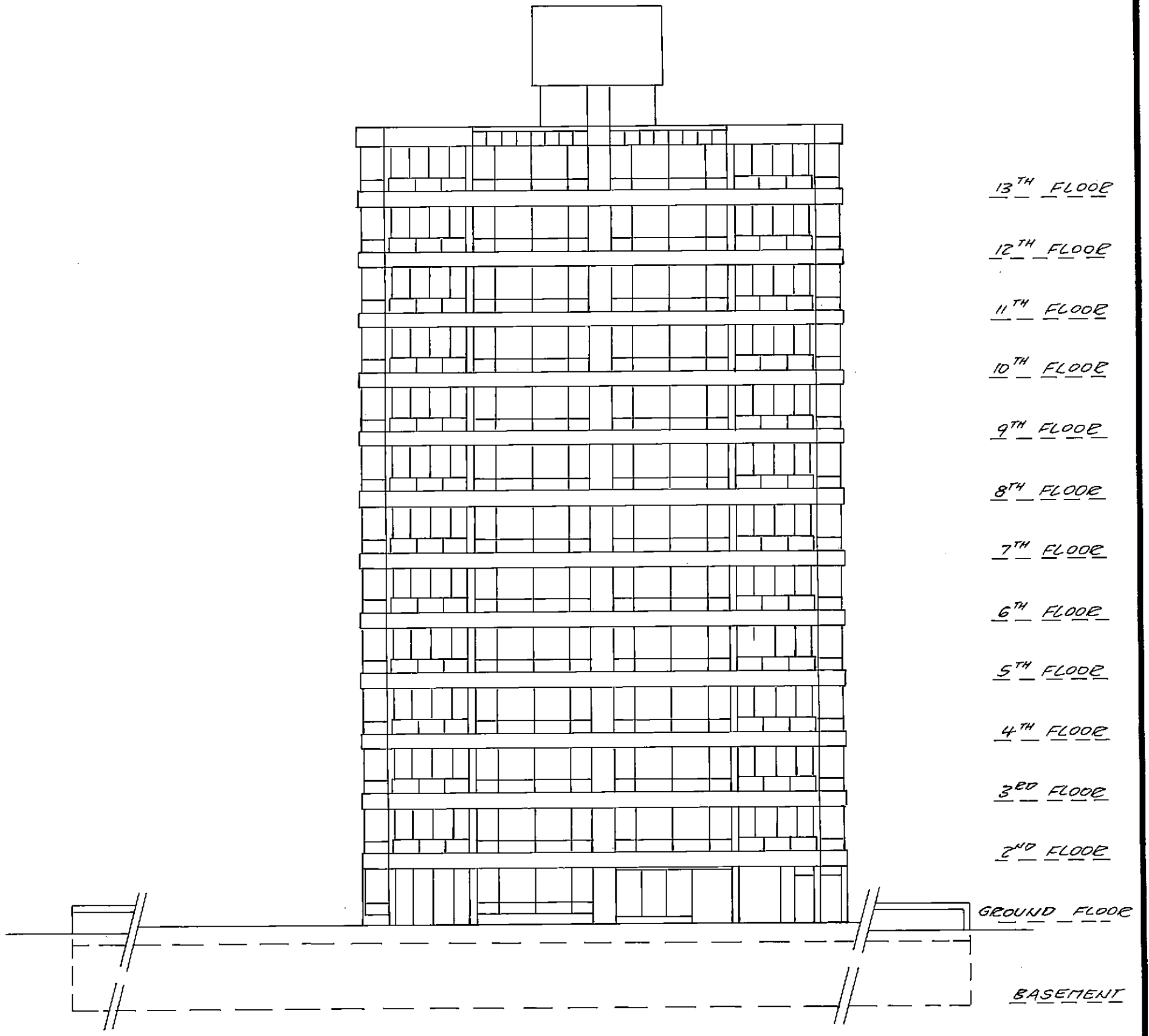
Job No V-7752

Date Apr 16/86  B.C.L.S.

SCALE 1:200

EXTERIOR ELEVATIONS


STRATA PLAN VR 1687



SOUTH ELEVATION

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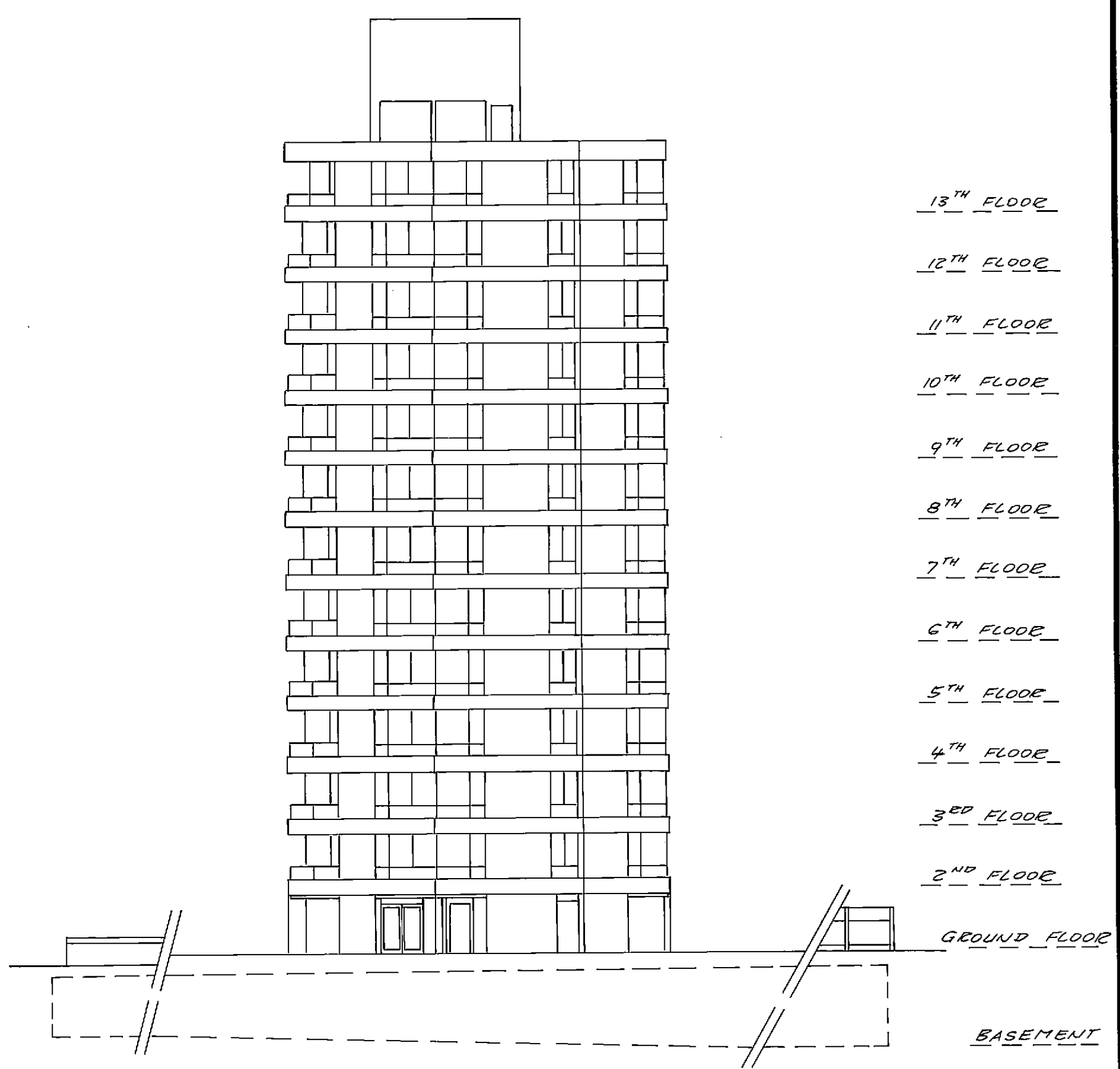
Job No V-7752

Date Apr 16 1986  B.C.L.S.

SCALE 1:200

EXTERIOR ELEVATIONS

STRATA PLAN VR 1687



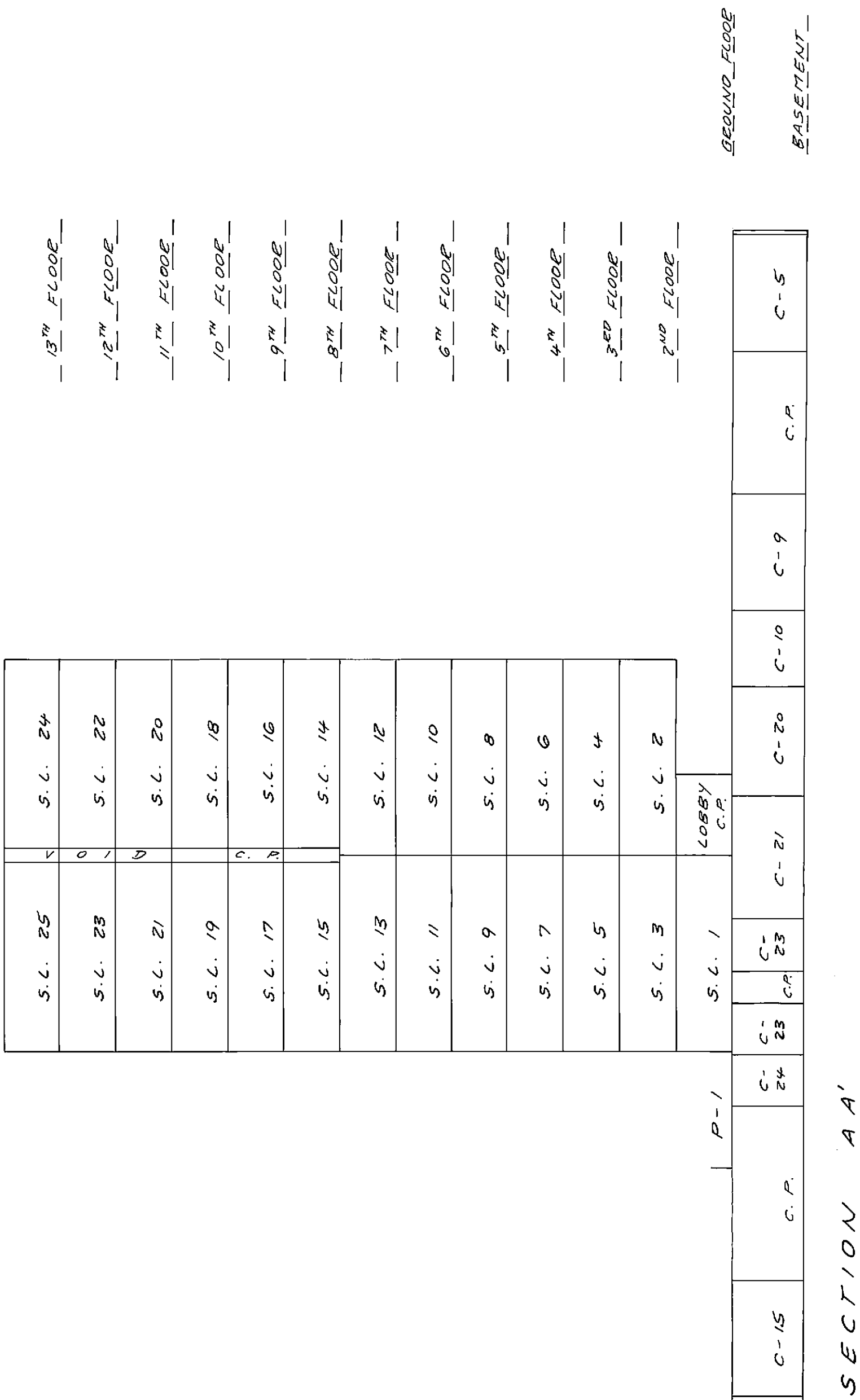
EAST ELEVATION

Matson, Peck & Topliss
 Surveyors & Engineers
 Richmond, B.C. 270-9331
 Job No V-7752

Date Apr/16/06 HAJ B.C.L.S.


SCALE 1: 200

STRATA PLAN VR 1687

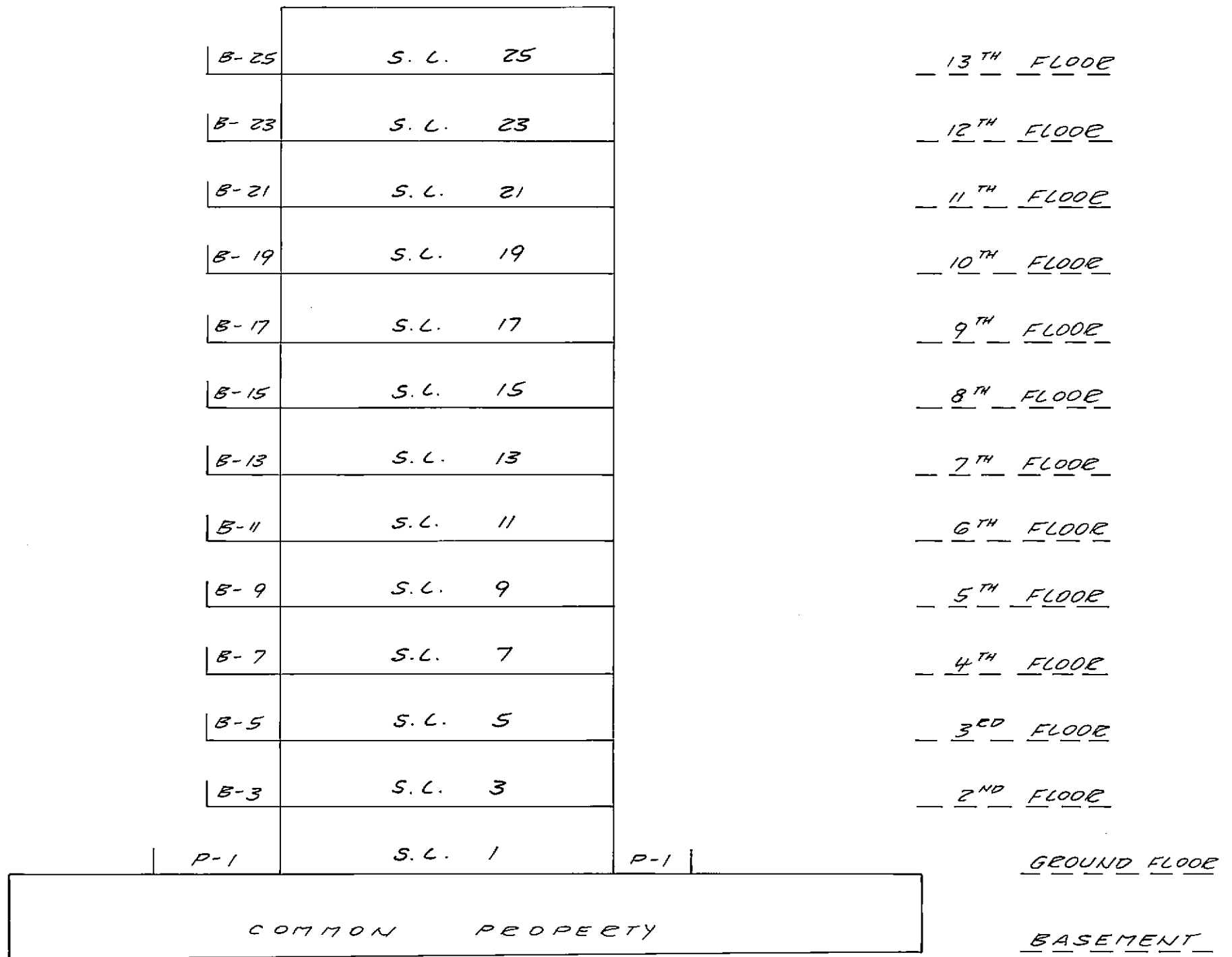


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Job No V-7752


Date APR/16/86  B.C.L.S.

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SECTION BB'

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 Job No V-7752

Date APR/16/86  B.C.L.S.

