



## LAND TITLE SEARCH RESULT

### REAL ESTATE BOARD

OF GREATER VANCOUVER

**FROM:** Real Estate Board of Greater Vancouver  
2433 Spruce St.  
Vancouver, British Columbia  
V3T 4W4

**Telephone:** (604) 730-3010

**Facsimile:** (604) 730-3100

**Requested by:** MLS Department

**Page Count:** 4 (including this page)

**Date:** Monday, October 29, 2007

**Transaction:** 17253-0026

**Your Reference:** Billy Yu

**MLS:** V675919

Magsen Realty Inc.

(O): 604-872-3218, (F):

**Route:** DF0270

#### Search Details

**Sub-area:** 22

**Property Type:** REA

**PID:** 025-183-834

**Property Owner:** M. YIP

**Civic Address:** # 17 1108 RIVERSIDE CL

**Legal Description:** PL LMS 4496 LT 57 BLK 6 LD 36 SEC 5 RNG N1 MER E

For Your Information:

The Registered Owner address shown on the title may not reflect the legal address of the property. It is the mailing address of the owner for tax billing purposes.

NEW WESTMINSTER LAND TITLE OFFICE                      TITLE NO: CA209494  
DECLARED VALUE                      405000                      FROM TITLE NO: BX417294

APPLICATION FOR REGISTRATION RECEIVED ON: 01 MAY, 2006  
ENTERED: 09 MAY, 2006

REGISTERED OWNER IN FEE SIMPLE:

TSZ WING MATTHEW YIP, SELF-EMPLOYED  
17-1108 RIVERSIDE DRIVE  
PORT COQUITLAM, BC  
V3B 8C2

TAXATION AUTHORITY:

CITY OF PORT COQUITLAM

DESCRIPTION OF LAND:

PARCEL IDENTIFIER: 025-183-834  
STRATA LOT 57 SECTION 5 BLOCK 6 NORTH RANGE 1 EAST NEW WESTMINSTER DISTRICT  
STRATA PLAN LMS4496 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN  
PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM V

LEGAL NOTATIONS:

THIS TITLE MAY BE AFFECTED BY A PERMIT UNDER PART 26 OF THE LOCAL  
GOVERNMENT ACT, SEE BR52848

CHARGES, LIENS AND INTERESTS:

NATURE OF CHARGE

CHARGE NUMBER	DATE	TIME
---------------	------	------

COVENANT

BJ205382	1995-07-13	11:21
----------	------------	-------

REGISTERED OWNER OF CHARGE:

THE CORPORATION OF THE CITY OF PORT COQUITLAM AND  
THE CROWN IN RIGHT OF BRITISH COLUMBIA

BJ205382

REMARKS: INTER ALIA

L.T.A. SECTION 215

COVENANT

BR39949 2001-02-20 14:48

REGISTERED OWNER OF CHARGE:

THE CORPORATION OF THE CITY OF PORT COQUITLAM

BR39949

REMARKS: INTER ALIA

MORTGAGE

CA209495 2006-05-01 15:05

REGISTERED OWNER OF CHARGE:

HSBC BANK CANADA

CA209495

"CAUTION - CHARGES MAY NOT APPEAR IN ORDER OF PRIORITY. SEE SECTION 28, L.T.A."

DUPLICATE INDEFEASIBLE TITLE: NONE OUTSTANDING

TRANSFERS: NONE

PENDING APPLICATIONS: NONE

\*\*\* CURRENT INFORMATION ONLY - NO CANCELLED INFORMATION SHOWN \*\*\*

Strata plan: LMS4496

NEW WESTMINSTER LAND TITLE OFFICE

COMMON PROPERTY STRATA PLAN: LMS4496

LEGAL NOTATIONS:

THIS TITLE MAY BE AFFECTED BY A PERMIT UNDER PART 26 OF THE LOCAL  
GOVERNMENT ACT, SEE BR52848

CHARGES, LIENS AND INTERESTS:

NATURE OF CHARGE

CHARGE NUMBER DATE TIME

COVENANT

BH343855 1994-09-21 13:06

REGISTERED OWNER OF CHARGE:  
CITY OF PORT COQUITLAM  
BH343855  
REMARKS: L.T.A. SECTION 215  
INTER ALIA

COVENANT

BJ205382 1995-07-13 11:21  
REGISTERED OWNER OF CHARGE:  
THE CORPORATION OF THE CITY OF PORT COQUITLAM AND  
THE CROWN IN RIGHT OF BRITISH COLUMBIA  
BJ205382

REMARKS: INTER ALIA  
L.T.A. SEC. 215

COVENANT

BR39949 2001-02-20 14:48  
REGISTERED OWNER OF CHARGE:  
THE CORPORATION OF THE CITY OF PORT COQUITLAM  
BR39949  
REMARKS: INTER ALIA

"CAUTION - CHARGES MAY NOT APPEAR IN ORDER OF PRIORITY. SEE SECTION 28, L.T.A."

\*\*\* CURRENT INFORMATION ONLY - NO CANCELLED INFORMATION SHOWN \*\*\*

PARCEL IDENTIFIER(PID): 025-183-834  
SHORT LEGAL DESCRIPTION: S/LMS4496/////57

MARG:

MISCELLANEOUS NOTES: