



**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:** 7 (including this page)

**Date:** Wednesday, April 8, 2009

**Transaction:** 21915-0034

**Your Reference:** Aly F. Madhani  
One Percent Realty Ltd.  
(O): 604-806-0900, (F):

**MLS:** V760760

**Route:**

**Listing Address:** # 117 5880 DOVER CR  
(as entered by REBGV)

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: BX308822  
DECLARED VALUE                      218000                      FROM TITLE NO: BV400579

APPLICATION FOR REGISTRATION RECEIVED ON: 10 FEBRUARY, 2005  
ENTERED: 16 FEBRUARY, 2005

REGISTERED OWNER IN FEE SIMPLE:  
KRISTINE ANNE BERGINS, STUDENT  
117 - 5880 DOVER CRESCENT  
RICHMOND, BC  
V7C 5P5

TAXATION AUTHORITY:

CITY OF RICHMOND

DESCRIPTION OF LAND:  
PARCEL IDENTIFIER: 023-233-257  
STRATA LOT 106 SECTION 1 BLOCK 4 NORTH RANGE 7 WEST NEW WESTMINSTER  
DISTRICT STRATA PLAN LMS2166  
TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT  
ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1

LEGAL NOTATIONS:

ZONING REGULATION AND PLAN UNDER THE AERONAUTICS ACT (CANADA)  
FILED 10.02.1981 UNDER NO. T17084 PLAN NO. 61216

HERETO IS ANNEXED EASEMENT BG418930 OVER (PART HATCHED PLAN LMP13620)  
LOT C PLAN LMP13619

HERETO IS ANNEXED EASEMENT BG418933 OVER (PART HEAVY BLACK OUTLINE  
PLAN LMP13620) LOT A PLAN LMP13619

THIS TITLE MAY BE AFFECTED BY A PERMIT UNDER PART 29 MUNICIPAL ACT  
SEE DF BH238176 - EXPIRES: N/A

CHARGES, LIENS AND INTERESTS:

NATURE OF CHARGE  
CHARGE NUMBER      DATE      TIME

EASEMENT

BG418929 1993-11-22 15:16

REMARKS: INTER ALIA

PART HEAVY BLACK OUTLINE PLAN LMP13620  
APPURTENANT TO LOT C PLAN LMP13619

STATUTORY RIGHT OF WAY

BG418931 1993-11-22 15:16

REGISTERED OWNER OF CHARGE:

CITY OF RICHMOND

BG418931

REMARKS: PART HEAVY BLACK OUTLINE PLAN LMP13620

SEE BG418929 INTER ALIA

EASEMENT

BG418934 1993-11-22 15:16

REMARKS: INTER ALIA

PART HATCHED PLAN LMP13620 APPURTENANT  
TO LOT A PLAN LMP13619 SEE BG418933

STATUTORY RIGHT OF WAY

BG418935 1993-11-22 15:17

REGISTERED OWNER OF CHARGE:

CITY OF RICHMOND

BG418935

REMARKS: PART HATCHED PLAN LMP13620

SEE BG418933 INTER ALIA

COVENANT

BG418936 1993-11-22 15:18

REGISTERED OWNER OF CHARGE:

CITY OF RICHMOND

BG418936

REMARKS: SECTION 215 L.T.A.

INTER ALIA

STATUTORY RIGHT OF WAY

BH362519 1994-10-06 10:49

REGISTERED OWNER OF CHARGE:

CITY OF RICHMOND  
BH362519

REMARKS: INTER ALIA  
PLAN LMP19429

STATUTORY RIGHT OF WAY

BH421842 1994-11-25 13:50

REGISTERED OWNER OF CHARGE:

BC TEL  
BH421842

REMARKS: INTER ALIA  
PLAN LMP19650

MORTGAGE

BB892888 2008-09-04 09:29

REGISTERED OWNER OF CHARGE:

MAPLE TRUST COMPANY  
INCORPORATION NO. A50856  
BB892888

"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: LMS2166

NEW WESTMINSTER LAND TITLE OFFICE  
COMMON PROPERTY STRATA PLAN: LMS2166

LEGAL NOTATIONS:

ZONING REGULATION AND PLAN UNDER THE AERONAUTICS ACT (CANADA)  
FILED 10.02.1981 UNDER NO. T17084 PLAN NO. 61216

HERETO IS ANNEXED EASEMENT BG418930 OVER (PART HATCHED PLAN LMP13620)  
LOT C PLAN LMP13619

HERETO IS ANNEXED EASEMENT BG418933 OVER (PART HEAVY BLACK OUTLINE  
PLAN LMP13620) LOT A PLAN LMP13619

THIS TITLE MAY BE AFFECTED BY A PERMIT UNDER PART 29 MUNICIPAL ACT  
SEE DF BH238176 - EXPIRES: N/A

MISCELLANEOUS NOTES

SRW PLAN LMP19429  
SRW PLAN LMP19650  
SRW PLAN LMP30793

CHARGES, LIENS AND INTERESTS:

NATURE OF CHARGE

CHARGE NUMBER	DATE	TIME
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EASEMENT

BG418929	1993-11-22	15:16
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REMARKS: INTER ALIA

PART HEAVY BLACK OUTLINE PLAN LMP13620

APPURTENANT TO LOT C PLAN LMP13619

STATUTORY RIGHT OF WAY

BG418931	1993-11-22	15:16
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REGISTERED OWNER OF CHARGE:

CITY OF RICHMOND

BG418931

REMARKS: PART HEAVY BLACK OUTLINE PLAN LMP13620

SEE BG418929 INTER ALIA

EASEMENT

BG418934	1993-11-22	15:16
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REMARKS: INTER ALIA

PART HATCHED PLAN LMP13620 APPURTENANT

TO LOT A PLAN LMP13619 SEE BG418933

STATUTORY RIGHT OF WAY

BG418935 1993-11-22 15:17

REGISTERED OWNER OF CHARGE:

CITY OF RICHMOND

BG418935

REMARKS: PART HATCHED PLAN LMP13620

SEE BG418933 INTER ALIA

COVENANT

BG418936 1993-11-22 15:18

REGISTERED OWNER OF CHARGE:

CITY OF RICHMOND

BG418936

REMARKS: SECTION 215 L.T.A.

INTER ALIA

STATUTORY RIGHT OF WAY

BH362519 1994-10-06 10:49

REGISTERED OWNER OF CHARGE:

CITY OF RICHMOND

BH362519

REMARKS: INTER ALIA

PLAN LMP19429

STATUTORY RIGHT OF WAY

BH421842 1994-11-25 13:50

REGISTERED OWNER OF CHARGE:

BC TEL

BH421842

REMARKS: INTER ALIA

PLAN LMP19650

STATUTORY RIGHT OF WAY

BK355410 1996-11-07 09:54

REGISTERED OWNER OF CHARGE:

CITY OF RICHMOND

BK355410

REMARKS: PART SHOWN HATCHED ON PLAN LMP30793

STATUTORY RIGHT OF WAY

BK355411 1996-11-07 09:55

REGISTERED OWNER OF CHARGE:

CITY OF RICHMOND

BK355411

REMARKS: PART CONTAINING 348.3M2 AND 18.2M2

ON PLAN LMP30793

"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): 023-233-257

SHORT LEGAL DESCRIPTION: S/LMS2166/////106

MARG:

MISCELLANEOUS NOTES: