FIRST SHEET, SHEET 1 OF 12 SHEETS.

Vr 316

STRATA PLAN OF LOT 1, BLOCK 213, DISTRICT LOT 526, PLAN 16183 .

CITY OF VANCOUVER.
SCALE: 1 INCH = 30 FEET.

STRATA PLAN V.R. 316
DEPOSITED AND REGISTERED
IN THE LAND REGISTRY
OFFICE AT VANCOUVER B.C.
THIS 4TH DAY OF MARCH, 1926

F. W. MacDonald
DEPUTY REGISTRAR.

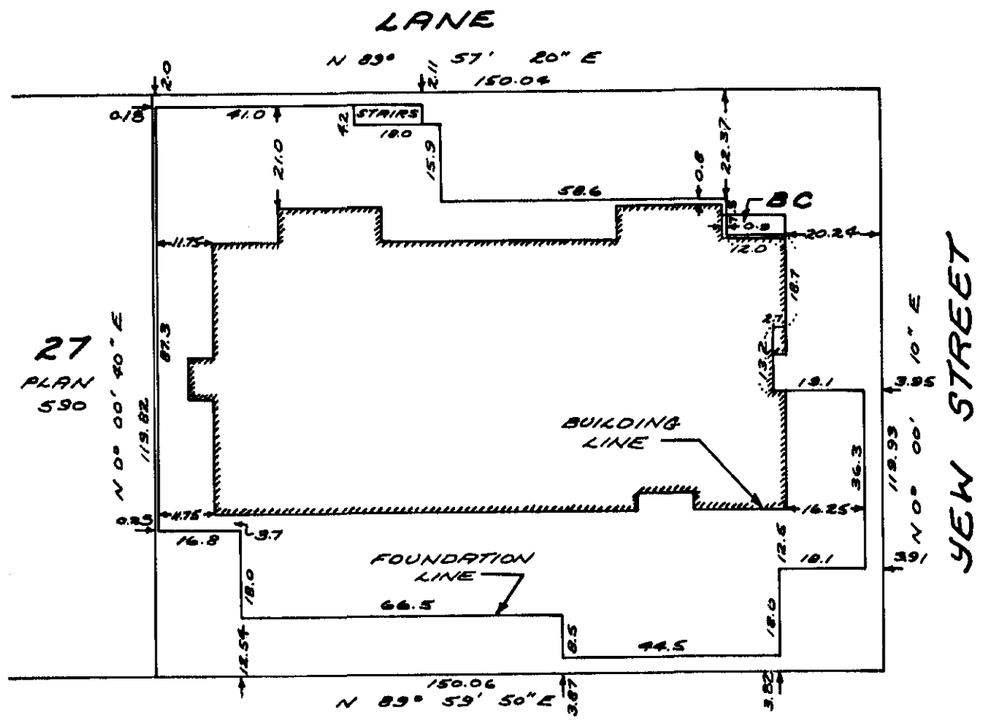
2211 W. 2ND AVENUE,
VANCOUVER, B.C.

THE ADDRESS FOR SERVICE
OF DOCUMENTS OF STRATA
CORPORATION IS:

THE OWNERS STRATA PLAN V.R. 316
C/O RAY WOLFE AND COMPANY,
12TH FLOOR, BURRARD BUILDING,
1030 W. GEORGIA ST., VANCOUVER, B.C.

LEGEND:

S.L. INDICATES STRATA LOT,
C " COMMON PROPERTY.
B " BALCONY.
SQ. FT. " SQUARE FEET.



I, R.A. BAXTER, OF NEW WESTMINSTER, B.C.,
A BRITISH COLUMBIA LAND SURVEYOR, HEREBY
CERTIFY THAT THE BUILDING ERECTED ON THE
PARCEL DESCRIBED ABOVE IS WHOLLY WITHIN THE
EXTERNAL BOUNDARIES OF THAT PARCEL.

R. A. Baxter

DATED AT NEW WESTMINSTER, B.C.
THIS 29 DAY OF DECEMBER, 1975

"THIS PLAN LIES WITHIN THE GREATER"
VANCOUVER REGIONAL DISTRICT.

BAXTER & RANNALA
SURVEYORS & ENGINEERS
STE. #3, 704 6TH STREET
NEW WESTMINSTER, B.C.
75-L-3536.

RCVD: 1998-02-26 RQST: 2017-07-12 14.23.49
Plan #: VAS316 App #: N/A Ctrl #: (Altered)
Status: Filed

SECOND SHEET) SHEET 2 OF 12 SHEETS
STRATA PLAN V.R. Vr316

STRATA TITLES ACT

LOT NUMBER	SHEET NUMBER	FORM 1 SCHEDULE OF UNIT ENTITLEMENT: UNIT ENTITLEMENT	FORM 2 SCHEDULE OF INTEREST UPON DESTRUCTION: INTEREST UPON DESTRUCTION	FORM 3 SCHEDULE OF VOTING RIGHTS: NUMBER OF VOTES.
1	7	255	247	
2	7	235	247	
3	7	235	247	
4	7	282	284	
5	7	297	271	
6	7	266	222	
7	7	297	247	
8	7	282	278	
9	7	197	197	
10	8	231	228	
11	8	235	228	
12	8	235	228	
13	8	227	247	
14	8	282	265	
15	8	297	253	
16	8	266	222	
17	8	297	247	
18	8	282	278	
19	8	333	333	
20	9	232	234	
21	9	236	234	
22	9	236	234	
23	9	229	240	
24	9	284	284	
25	9	298	278	
26	9	267	247	
27	9	299	278	
28	9	284	308	
29	9	337	370	
30	10	232	247	
31	10	235	247	
32	10	236	247	
33	10	230	265	
34	10	284	333	
35	10	298	321	
36	10	415	463	
37	10	337	401	
AGGREGATE		10,000	10,000	

R.A. Baxter 75-2-3536

FORM 13
NEW DEVELOPMENT CERTIFICATE
(SECTION 4(1)

I, RONALD A. BAXTER, OF THE CITY OF NEW WESTMINSTER BRITISH COLUMBIA, HEREBY CERTIFY THAT THE STRATA LOTS REPRESENTED ON THE STRATA PLAN OF LOT 1, BLOCK 213, DISTRICT LOT 526, PLAN 16183, CONSTITUTE A NEW DEVELOPMENT AND HAVE NOT, TO THE BEST OF MY KNOWLEDGE AND BELIEF, BEEN PREVIOUSLY OCCUPIED.

R.A. Baxter

R.A. BAXTER B.C.L.S.

DATED AT NEW WESTMINSTER, B.C.
THIS 29 DAY OF DECEMBER, 1975

ACCEPTED AS TO FORMS 1, 2 AND 3.
This 18th day of February, 1976

per SUPERINTENDENT OF INSURANCE.

SECOND SHEET, SHEET 3 OF 12 SHEETS
STRATA PLAN V.R.

Vr316

STATUTORY DECLARATION.

I/WE THE UNDERSIGNED DO SOLEMNLY DECLARE THAT:
THE DULY AUTHORISED AGENT OF
(1) I/WE THE UNDERSIGNED AM/ARE 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 THE CITY OF VANCOUVER
IN THE PROVINCE OF BRITISH COLUMBIA
THIS 13th DAY OF
FEBRUARY, A.D. 1976.

R E Baillie

~~A NOTARY PUBLIC IN AND FOR THE PROVINCE OF BRITISH COLUMBIA.~~
A COMMISSIONER FOR TAKING AFFIDAVITS WITHIN BRITISH COLUMBIA.

N. J. Dell'Agnese

ACCEPTED AS TO FORMS 1, 2 AND 3.

SUPERINTENDENT OF INSURANCE.

~~MORTGAGEE~~ MORTGAGEE:
HELLER-NATIONAL (WESTERN) LTD.
PER:
ASSISTANT VICE PRESIDENT

OWNERS:

MANAGEMENT FINANCE LTD.
per:
Director

EDGN DEVELOPMENTS LTD.
per:
President.

RINO DELL'AGNESE LTD.
per:

FEB 26 1976

15-L-3536.

SHEET 1 OF 12 SHEETS
STRATA PLAN V.R.

Vr316

TYPICAL CROSS-SECTIONS.

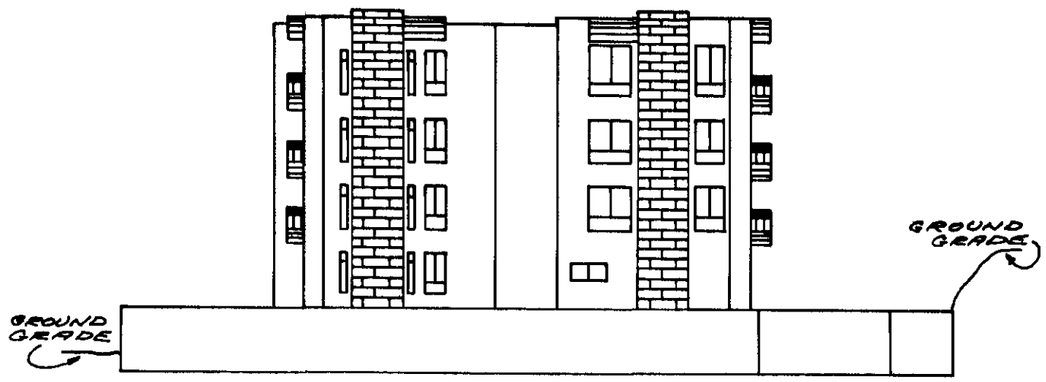
SCALE: 1 INCH = 20 FEET.



NORTH ELEVATION

"C"		S.L. 36	S.L. 35	S.L. 34
S.L. 28	S.L. 27	S.L. 26	S.L. 25	S.L. 24
S.L. 18	S.L. 17	S.L. 16	S.L. 15	S.L. 14
S.L. 8	S.L. 7	S.L. 6	S.L. 5	S.L. 4
BASEMENT "C"				

SECTION A-A, LANE



WEST ELEVATION

S.L. 34	"C"	S.L. 33
S.L. 24	"C"	S.L. 23
S.L. 14	"C"	S.L. 13
S.L. 4	"C"	
BASEMENT "C"		

SECTION C-C.

RAB DEC 22 1975

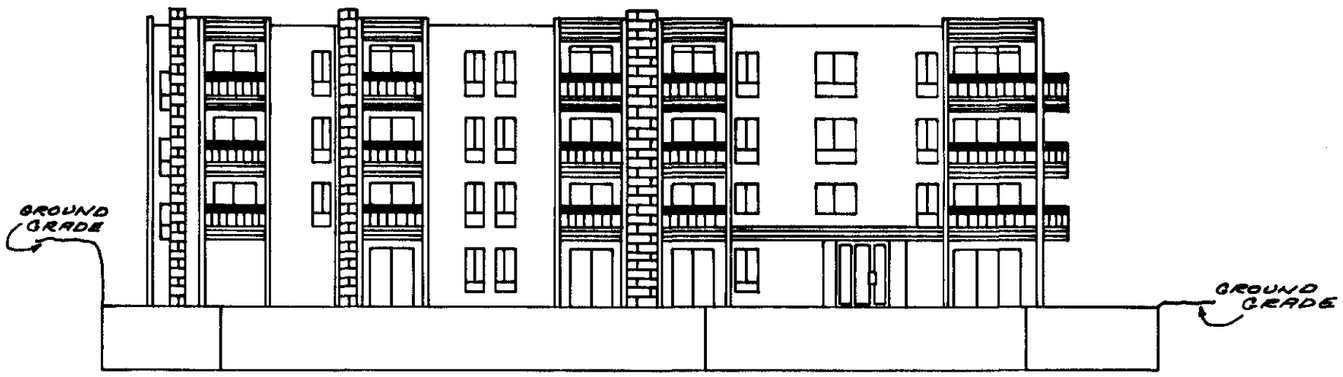
75-L-3596

SHEET 2 OF 12 SHEETS
STRATA PLAN V.R.

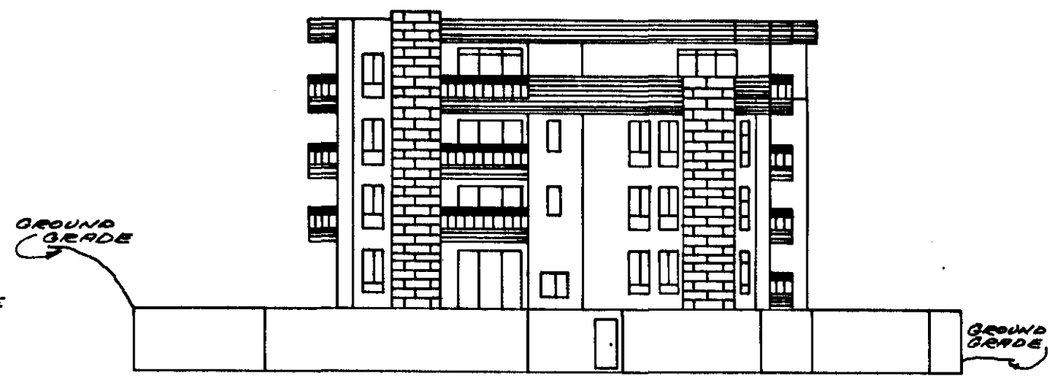
Vr 316

TYPICAL CROSS-SECTIONS.

SCALE: 1 INCH = 20 FEET.



SOUTH ELEVATION



EAST ELEVATION

S.L. 33	S.L. 32	S.L. 31	S.L. 30	S.L. 37	
S.L. 23	S.L. 22	S.L. 21	S.L. 20	S.L. 29	
S.L. 13	S.L. 12	S.L. 11	S.L. 10	S.L. 19	
"C"	S.L. 3	S.L. 2	S.L. 1	"C"	S.L. 9
BASEMENT				"C"	

SECTION B-B, W. 2ND AVE.

S.L. 37	"C"	
S.L. 29	"C"	S.L. 28
S.L. 19	"C"	S.L. 18
S.L. 9	"C"	S.L. 8
BASEMENT		"C"

SECTION D-D, YEW ST.

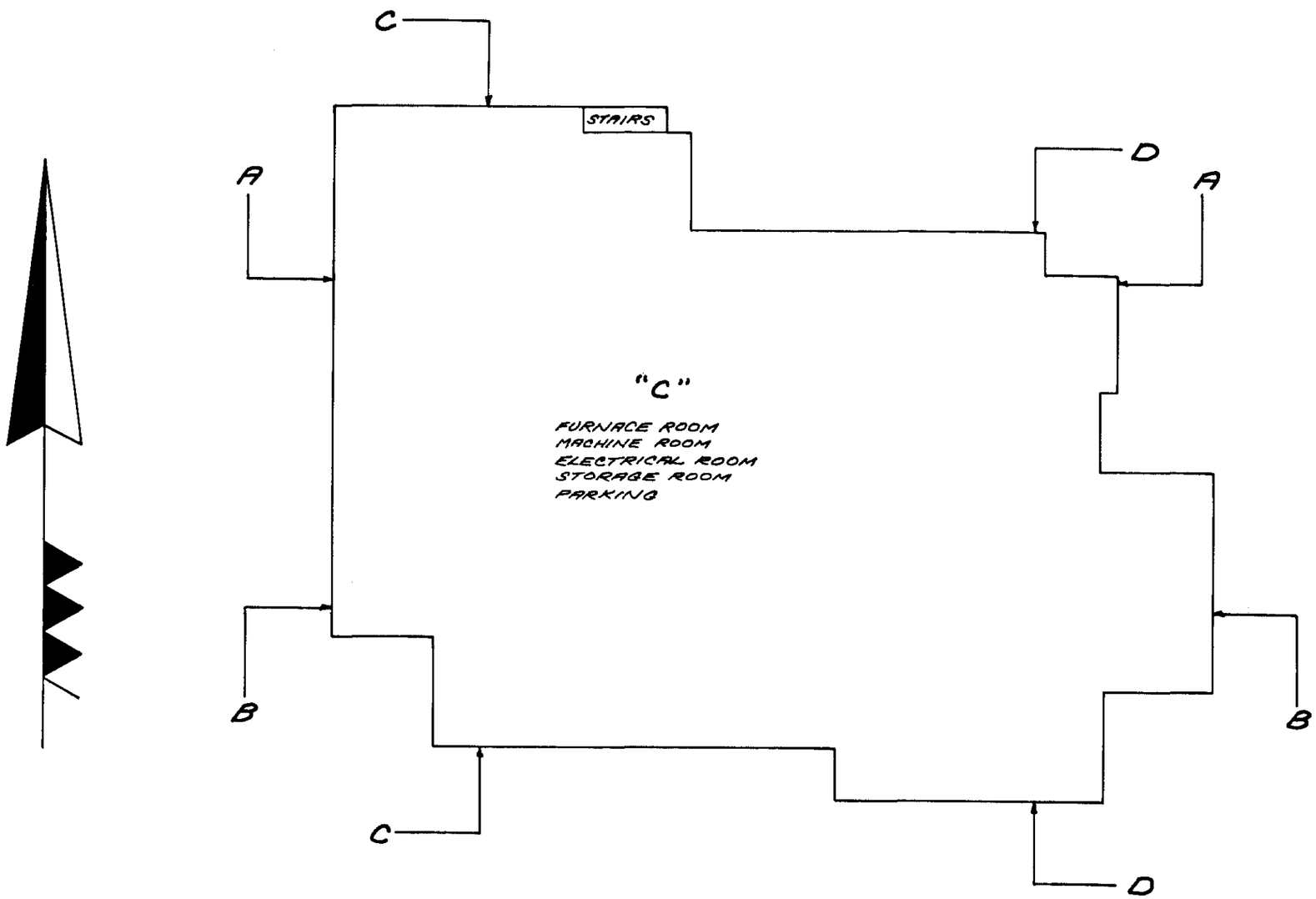
DEC 29 1975

75-L-3536

SHEET 6 OF 12 SHEETS
STRATA PLAN V.R. Vr316

BASEMENT
COMMON PROPERTY.

SCALE: 1 INCH = 20 FEET.

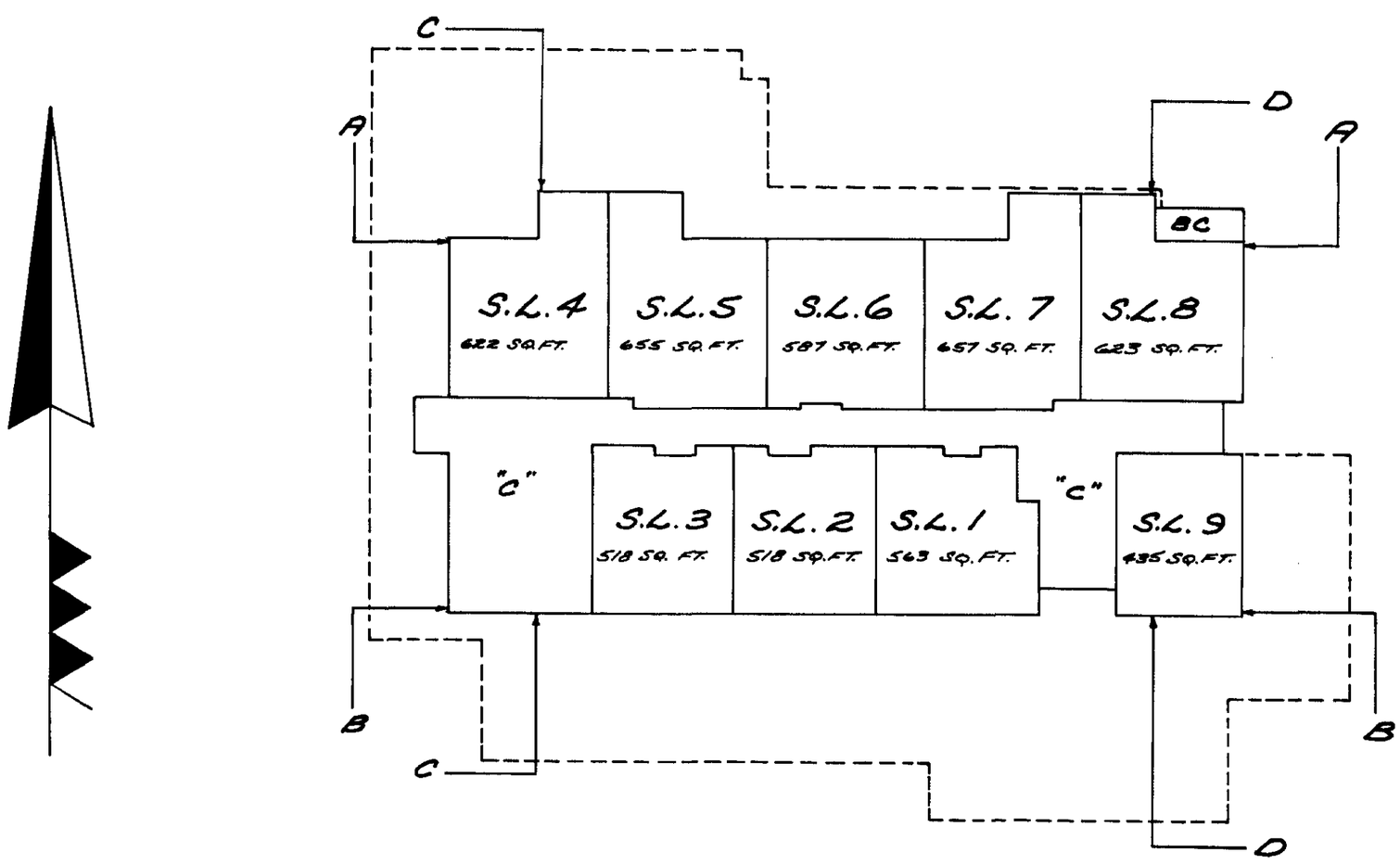


DEC 29 1975

SHEET 7 OF 12 SHEETS
STRATA PLAN V.R. Vr316

FIRST FLOOR
STRATA LOTS 1 TO 9 INCLUSIVE.

SCALE: 1 INCH = 20 FEET.

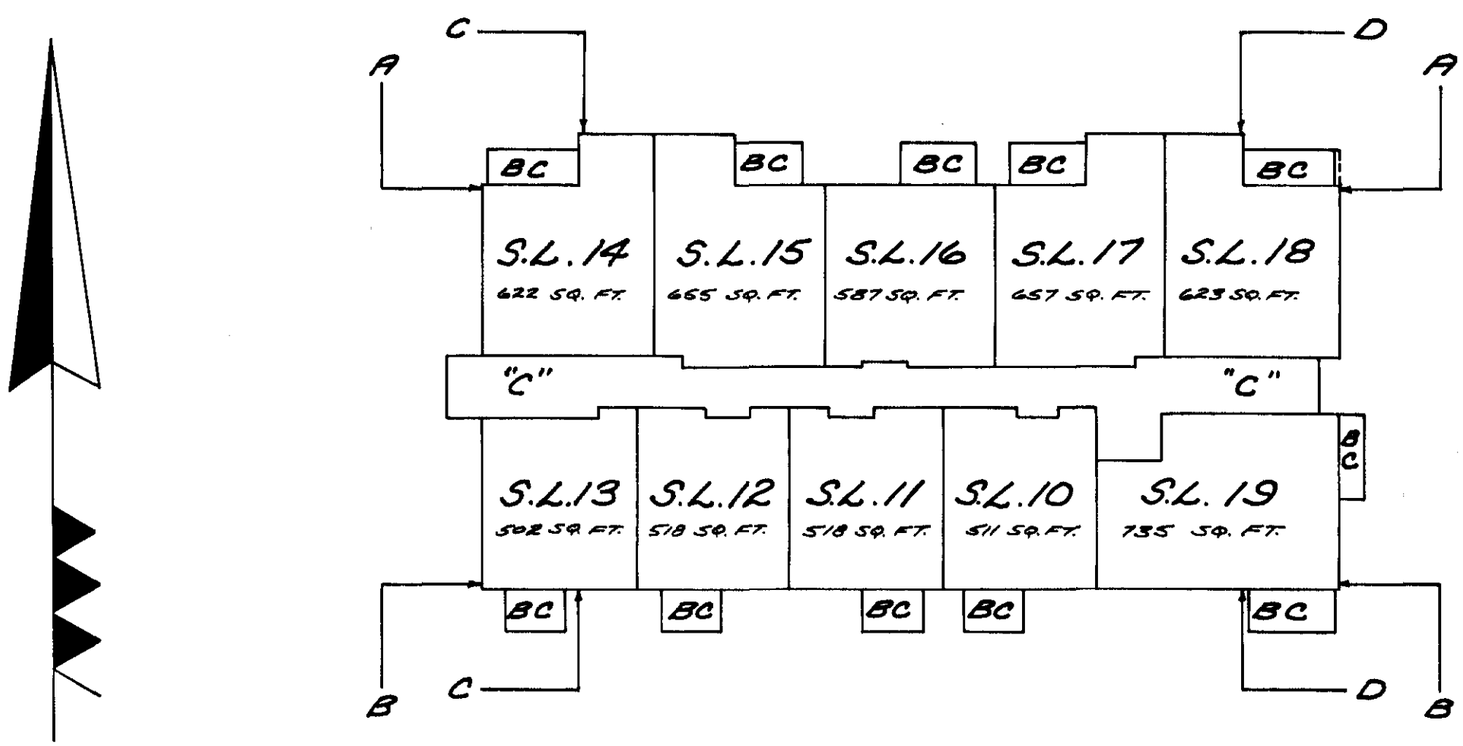


DEC 29 1975

SHEET 8 OF 12 SHEETS
STRATA PLAN V.R. Vr 316

SECOND FLOOR
STRATA LOTS 10 TO 19 INCLUSIVE.

SCALE: 1 INCH = 20 FEET.



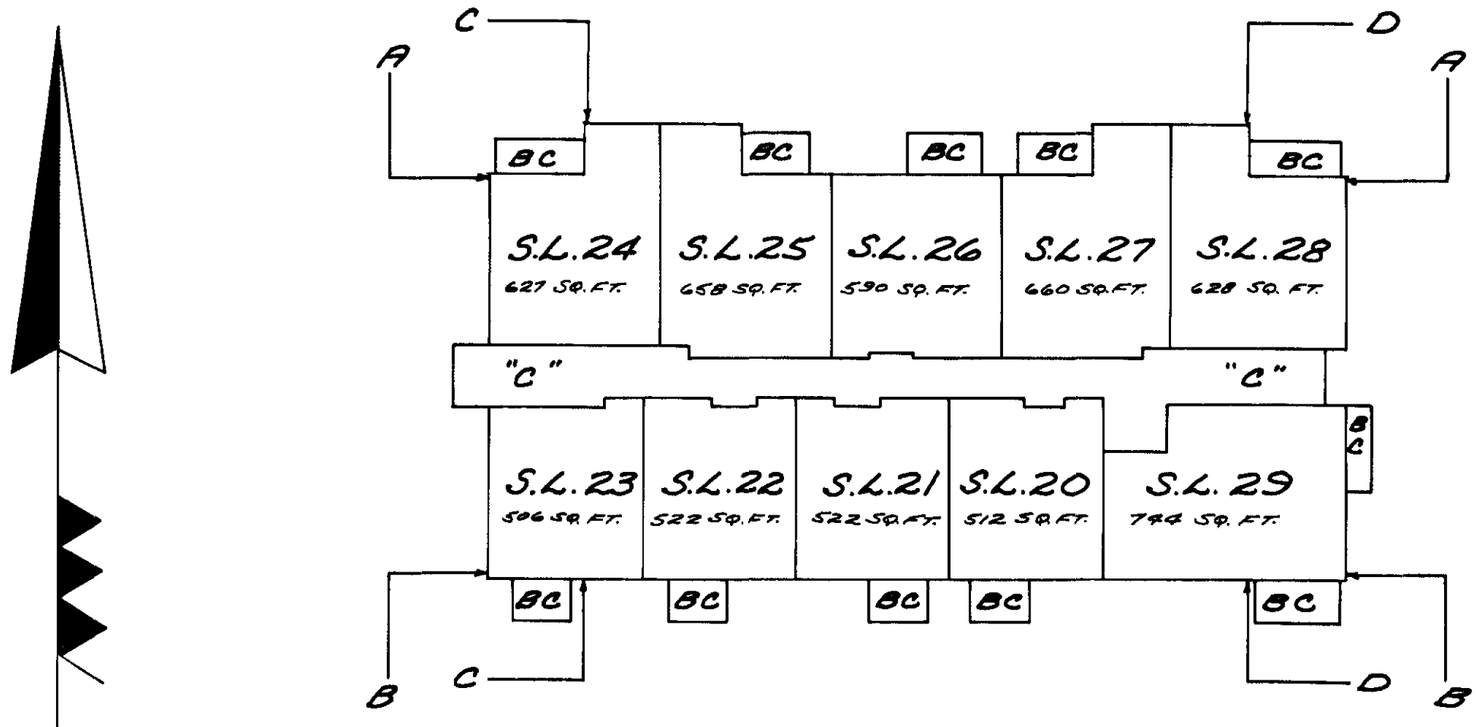
DEC 29 1975

75-L-3 536

SHEET 9 OF 12 SHEETS
STRATA PLAN V.R. Vr316

THIRD FLOOR
STRATA LOTS 20 TO 29 INCLUSIVE.

SCALE: 1 INCH = 20 FEET.

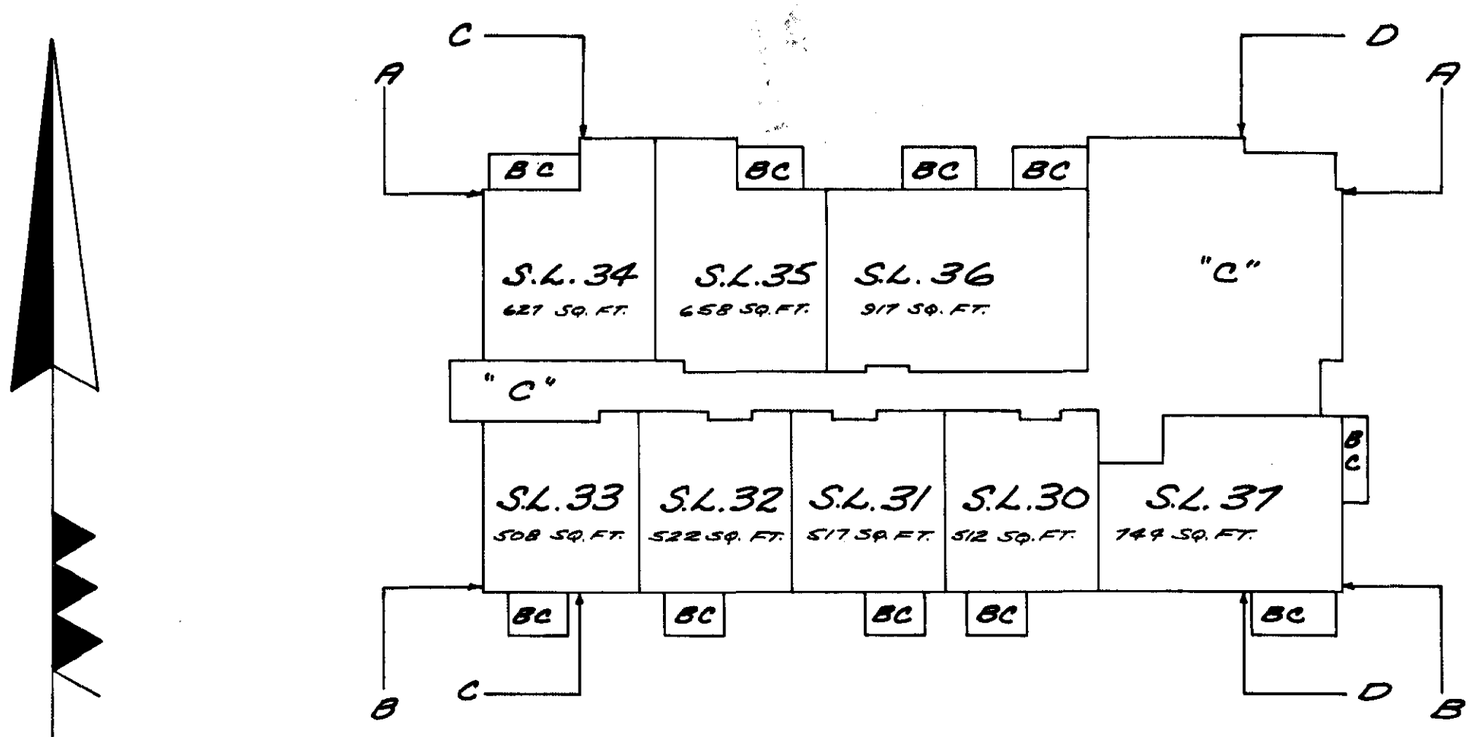


DEC 29 1975
75-L-259G.

SHEET 10 OF 12 SHEETS
STRATA PLAN V.R. Vr316

FOURTH FLOOR
STRATA LOTS 30 TO 37 INCLUSIVE.

SCALE: 1 INCH = 20 FEET.



DEC 29 1975
75-L-353 G.

RCVD: 1998-02-26 RQST: 2017-07-12 14.23.49

Plan #: VAS316 App #: N/A Ctrl #: (Altered)

Status: Filed

SHEET 11 OF 12 SHEETS
STRATA PLAN NO. Vr316

RECORD OF BY-LAWS AND ORDERS, ETC.

FILING		DOCUMENT	
NUMBER	DATE	DATE	NATURE AND PARTICULARS
E973	12/1/77	27/12/76	NOTIFICATION OF CHANGE OF BYLAWS 29 Struck /81 REGISTRAR
DF J 12672	11/2/81	21/1/81	NOTIFICATION OF CHANGE OF BY-LAWS DN
DF P10421	31/1/86		NOTIFICATION OF CHANGE OF BY-LAWS
DF GC84811	28/6/89	11/7/89	NOTIFICATION OF CHANGE OF BY-LAWS
DF GE6994	30/1/91		NOTIFICATION OF CHANGE OF BY-LAWS/Cnd
[illegible]	[illegible]		[illegible]
BX 26670	3c·1·96		NOTIFICATION OF CHANGE OF BYLAWS

By-law Street Closed
Search ALTOS2 or E-Z OnLine for
Current Information. BC Reg. 76/95

DEC 29 1975
76-2-3 536

SHEET 12 OF 12 SHEETS
STRATA PLAN V.R. Vr 316

DEALINGS AFFECTING THE COMMON PROPERTY.

REGISTRATION NUMBER	REGISTRATION DATE	DOCUMENT NATURE AND PARTICULARS

Common Property Sheet Closed DEC 1975
Search ALTOS2 or BC OnLine for Current Information. BC Reg. 76/95
LINDA J. O'SHEA, Registrar
Vancouver/New Westminster Land Title Districts

DEC 29 1975
15-L-3.536