FORM B

INFORMATION CERTIFICATE

Strata Property Act

(Section 59)

The Owners, Strata Plan ***VR 408*** certify that the information contained in this certificate with respect to **SL 47, DL 200A, LD 36, Strata Plan VR 408,** is correct as of the date of this certificate.

(a)	Monthly strata fees payable by the owner of the strata lot described above	***$217.38***
(b)	Any amount owing to the strata corporation by the owner of the strata lot described above (other than an amount paid into court, or to the strata corporation in trust under section 114 of the *Strata Property Act*)	***$0.00***
(c)	Are there any agreements under which the owner of the strata lot described above takes responsibility for expenses relating to alterations to the strata lot, the common property or the common assets?	***Not to the best of our knowledge***
(d)	Any amount that the owner of the strata lot described above is obligated to pay in the future for a special levy that has already been approved	***NO***
(e)	Any amount by which the expenses of the strata corporation for the current fiscal year are expected to exceed the expenses budgeted for the fiscal year	***Unknown***
(f)	Amount in the contingency reserve fund minus any expenditures which have already been approved but not yet taken from the fund	***$102,789.53***
(g)	Are there any amendments to the bylaws that are not yet filed in the land title office?	***NO***

(h)	Are there any resolutions passed by a 3/4 vote or unanimous vote that are required to be filed in the land title office but that have not yet been filed in the land title office?	***NO***
(i)	Has notice been given for any resolutions, requiring a 3/4 vote or unanimous vote or dealing with an amendment to the bylaws, that have not yet been voted on?	***NO***
(j)	Is the strata corporation party to any court proceeding or arbitration, and/or are there any judgments or orders against the strata corporation?	***NO***
(k)	Have any notices or work orders been received by the strata corporation that remain outstanding for the strata lot, the common property or the common assets?	***NO***
(l)	Number of strata lots in the strata plan that are rented	***5***

Date: ***May 26, 2009***

Karmel Aberly

Per: Karmel Aberly
Strata Manager
Authorized by Strata Corporation VR 408

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DISCLAIMER

Atira Property Management, The Owners, Strata Plan VR 408 and the Strata Council for VR 408 will not be liable for undisclosed or unknown liabilities resulting from Building Envelope failures, which may require a future Special Assessment to Owners or Future Owners

E.&O.E.