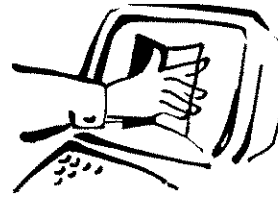


BC OnLine



BC OnLine Land Title Internet Service
Provided in co-operation with
Land Title and Survey Authority

LTSA - DOCUMENT RETRIEVAL REF# K03778 REQUESTED:2009-06-30 13:25

CLIENT NAME: RE/MAX REAL ESTATE SERVICES AS
ADDRESS: REALTY LTD.
 410-650 WEST 41ST AVE NORTH OFFICE TOWER
 VANCOUVER BC V5Z 2M9

PICK-UP INSTRUCTIONS:

USER ID: PA74746 PLAN# LMS3792 LM Filed RCVD:1999-01-15
ACCOUNT: 199822
FOLIO SNICKERSON

REMARKS:

Help Desk Victoria (250) 953-8200
 In B.C. 1-800-663-6102
Administration Office ... (250) 953-8250
Fax Number (250) 953-8222

Persons who need to rely on a plan for legal purposes must examine the official version at the Land Title Office in which the plan is deposited. However, plans with plan numbers beginning with the letters EPP or EPS are electronic plans which constitute the official version.

**STRATA PLAN OF PARCEL 'A', BLOCK 54
DISTRICT LOT 264A, GROUP 1.**

NEW WESTMINSTER DISTRICT, PLAN LMP37165

STRATA PLAN LMS 3792

DEPOSITED IN THE LAND TITLE OFFICE
AT NEW WESTMINSTER, B.C.
THIS 15th DAY OF JAN, 1999.

B.C.G.S. 92G.025



SCALE 1 : 250

CIVIC ADDRESS:

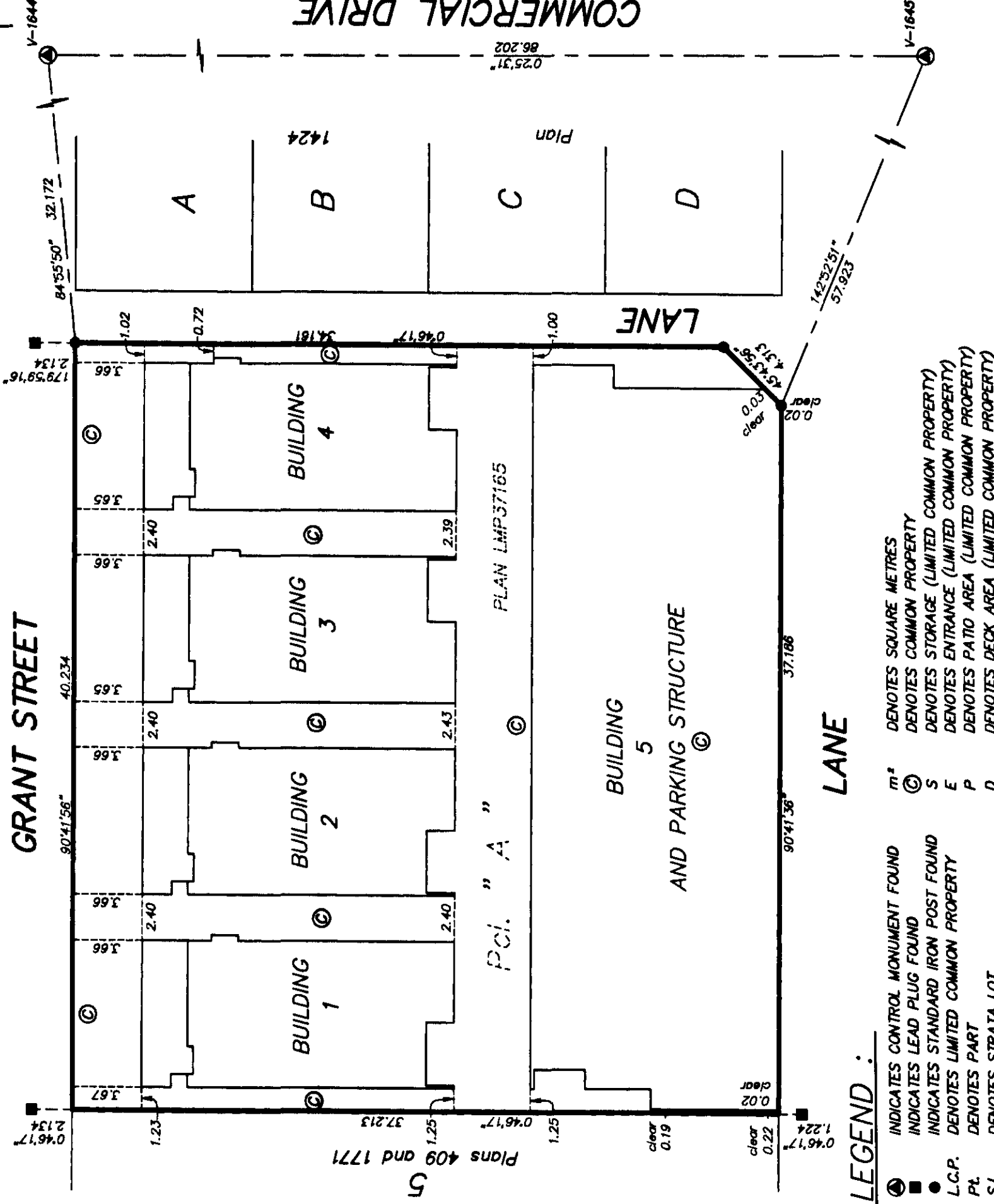
1632 - 1676 GRANT STREET,
VANCOUVER, B.C.

THE ADDRESS FOR SERVICE OF DOCUMENTS
ON THE STRATA CORPORATION IS:

FOR STRATA CORP
THE OWNERS, STRATA PLAN LMS 3792, Mail Address
C/O PAROLIN AND COMPANY, See Strata Plan
1110 - 925 W. GEORGIA STREET, General Index
VANCOUVER, B.C.

A. Howell
DEPUTY REGISTRAR

REF: BN 11165



LEGEND:

- INDICATES CONTROL MONUMENT FOUND
- INDICATES LEAD PLUG FOUND
- INDICATES STANDARD IRON POST FOUND
- L.C.P. DENOTES LIMITED COMMON PROPERTY
- PL DENOTES PART
- S.L. DENOTES STRATA LOT

- m² DENOTES SQUARE METRES
- ⊙ DENOTES COMMON PROPERTY
- S DENOTES STORAGE (LIMITED COMMON PROPERTY)
- E DENOTES ENTRANCE (LIMITED COMMON PROPERTY)
- P DENOTES PATIO AREA (LIMITED COMMON PROPERTY)
- D DENOTES DECK AREA (LIMITED COMMON PROPERTY)

ALL DIMENSIONS ARE IN METRES
ALL ANGLES ARE MULTIPLES OF 45° UNLESS OTHERWISE INDICATED.
LIMITED COMMON PROPERTY IS NOT INCLUDED IN THE UNIT ENTITLEMENT
CANTILEVERED AREAS ARE PART OF THE STRATA LOT BUT NOT INCLUDED
IN THE UNIT ENTITLEMENT

GRID BEARINGS ARE DERIVED FROM OBSERVATIONS BETWEEN
CONTROL MONUMENTS V-1644 AND V-1645.

INTEGRATED SURVEY AREA #31, CITY OF VANCOUVER, NAD 83 (CSRS)

DISTANCES SHOWN ARE GROUND LEVEL MEASURED DISTANCES.
PRIOR TO COMPUTATION OF U.T.M. CO-ORDINATES MULTIPLY
BY THE MEAN COMBINED FACTOR 0.9995961.

LIMITED COMMON PROPERTY APPURTENANT
TO THE STRATA LOT INDICATED THUS :-
P-1, D-5, S-1 OR E-1
FOR BUILDING DIMENSIONS REFER
TO INDIVIDUAL SHEETS.

MURRAY & ASSOCIATES
201-12448 82nd AVENUE
SURREY, B.C.
V3W 3E9
(604) 597-9189

THIS PLAN LIES WITHIN THE
GREATER VANCOUVER REGIONAL DISTRICT

Derek Blaszak B.C.L.S.

I, DEREK BLASZAK, OF VANCOUVER,
BRITISH COLUMBIA LAND SURVEYOR, HEREBY
CERTIFY THAT THE BUILDINGS ERECTED
ON THE PARCEL DESCRIBED ABOVE ARE
WHOLLY WITHIN THE EXTERNAL BOUNDARIES OF
THAT PARCEL DATED AT SURREY, B.C. THIS
2nd DAY OF DECEMBER, 1998.

CONDOMINIUM ACT STATUTORY DECLARATION

- I/WE THE UNDERSIGNED DO SOLEMNLY DECLARE THAT :
- 1) I/WE THE UNDERSIGNED (AM/ARE) THE OWNER-DEVELOPER OR (IN THE ALTERNATIVE) 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
IN THE PROVINCE OF
THIS 30 DAY OF December 1998.

Peter Chuppell
Peter Chuppell

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

John MacNeil
1110-925 W. Georgia St.
Van B.C. V6C 3L2

ACCEPTED AS TO FORMS 1, 2, AND 3
DATED THIS 7 DAY OF January 1998
[Signature]
for SUPERINTENDENT OF REAL ESTATE

MURRAY & ASSOCIATES
201-12448 82nd AVENUE
SURREY, B.C.
V3W 3E9
(604) 597-9189

STRATA LOT NUMBER	SHEET NUMBER	FORM 1 SCHEDULE OF UNIT ENTITLEMENT	FORM 2 SCHEDULE OF INTEREST UPON DESTRUCTION	FORM 3 SCHEDULE OF VOTING RIGHTS
1	4	549	320311	
2	4	549	320311	
3	4	549	320311	
4	4	549	320311	
5	5	728	394257	
6	5	728	394257	
7	5	728	394257	
8	5	728	394257	
9	5	706	381932	
10	5	702	381932	
11	5	706	381932	
12	5	702	381932	
13	6	761	406581	
14	6	778	400419	
15	6	778	400419	
16	6	761	406581	
AGGREGATE		11002	6000000	

STRATA PLAN LMS 3792

VANCOUVER CITY SAVINGS CREDIT UNION

NARLAND PROPERTIES LTD.
(Inc 414577)

Stuart Leslie STUART LESLIE
AUTHORIZED SIGNATORY
(PRINT NAME CLEARLY NEAR SIGNATURE)

Le Grant CONN GRANT
AUTHORIZED SIGNATORY
(PRINT NAME CLEARLY NEAR SIGNATURE)

Sandra M. Scherban
WITNESS AS TO BOTH SIGNATURES
(PRINT NAME CLEARLY NEAR SIGNATURE)
SANDRA M. SCHERBAN C.U.
C/O VAN CITY SAVINGS
ADDRESS
183 TERMINAL AVENUE
P.O. BOX 2120 STATION
OCCUPATION TERMINAL

VANCOUVER BC
V6B 5R8
HOANS ADMINISTRATOR

by its authorized
Signatory

R. Nardelli
RIGCARDO NARDELLI

Shirley Kohini Deepersaud
WITNESS AS TO SIGNATURE
(PRINT NAME CLEARLY NEAR SIGNATURE)

200-1122 Mainland Street, Vancouver,
ADDRESS B.C., V6B 5L1
secretary
OCCUPATION

I, DEREK BLASZAK, OF VANCOUVER,
A BRITISH COLUMBIA LAND SURVEYOR, HEREBY
CERTIFY THAT THE BUILDINGS SHOWN ON
THIS STRATA PLAN HAVE NOT, AS OF THE
2nd DAY OF DECEMBER, 1998,
BEEN PREVIOUSLY OCCUPIED.
DATED AT SURREY, B. C., THIS
2nd DAY OF DECEMBER, 1998.

Derek Blaszak B. C. L. S.

BUILDING SECTIONS

HORIZONTAL SCALE 1 : 200
VERTICAL NOT TO SCALE

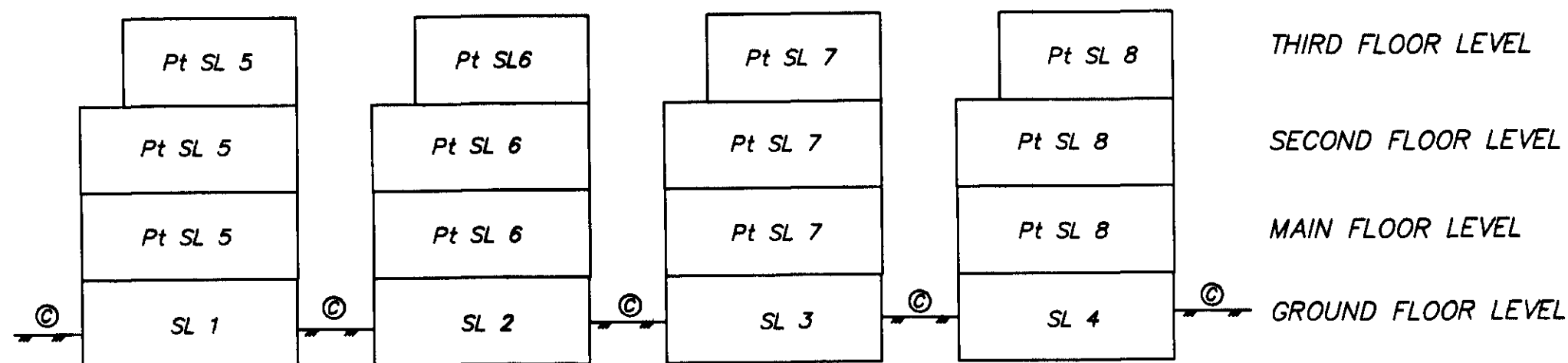
STRATA PLAN LMS 3792

THIRD FLOOR LEVEL

SECOND FLOOR LEVEL

MAIN FLOOR LEVEL

GROUND FLOOR LEVEL



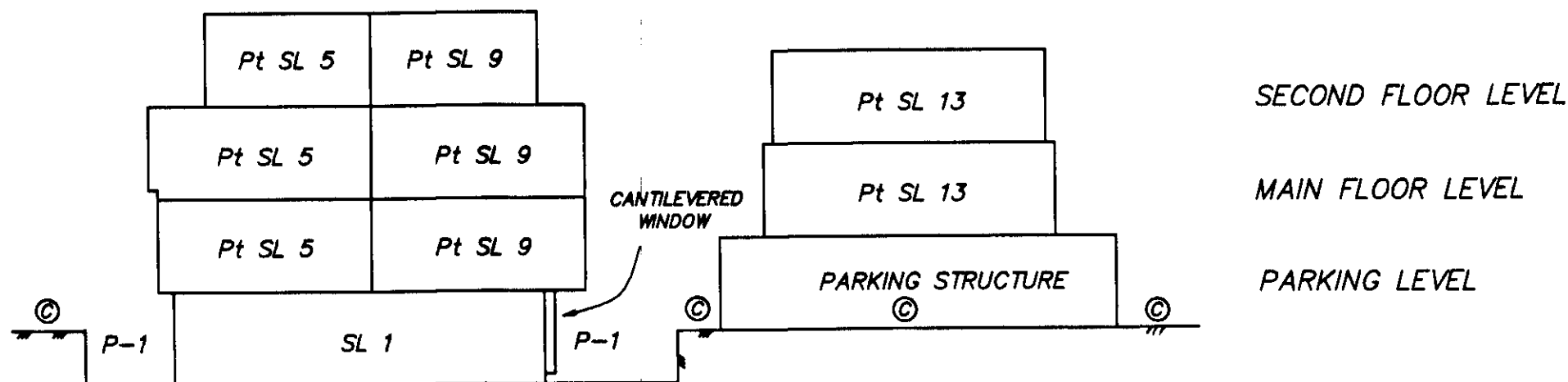
SECTION A - A'

THIRD FLOOR LEVEL

SECOND FLOOR LEVEL

MAIN FLOOR LEVEL

GROUND FLOOR LEVEL

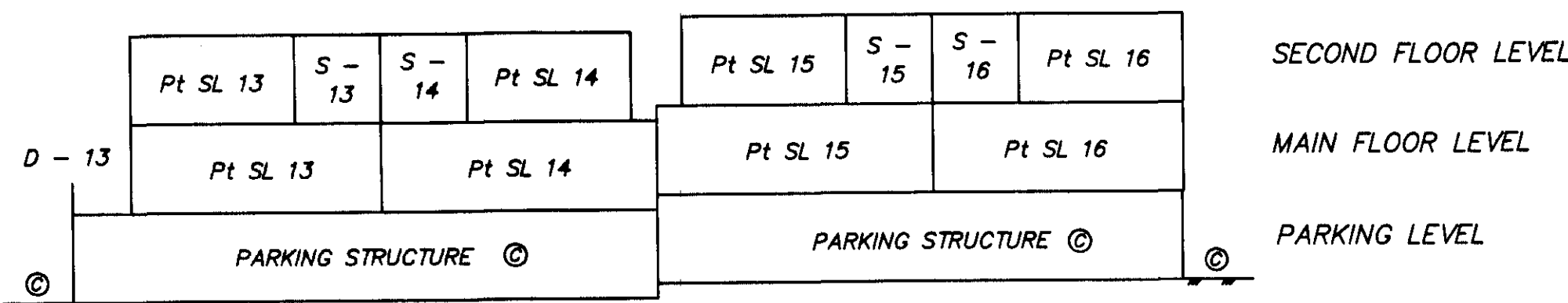


SECTION B - B'

SECOND FLOOR LEVEL

MAIN FLOOR LEVEL

PARKING LEVEL



SECTION C - C'

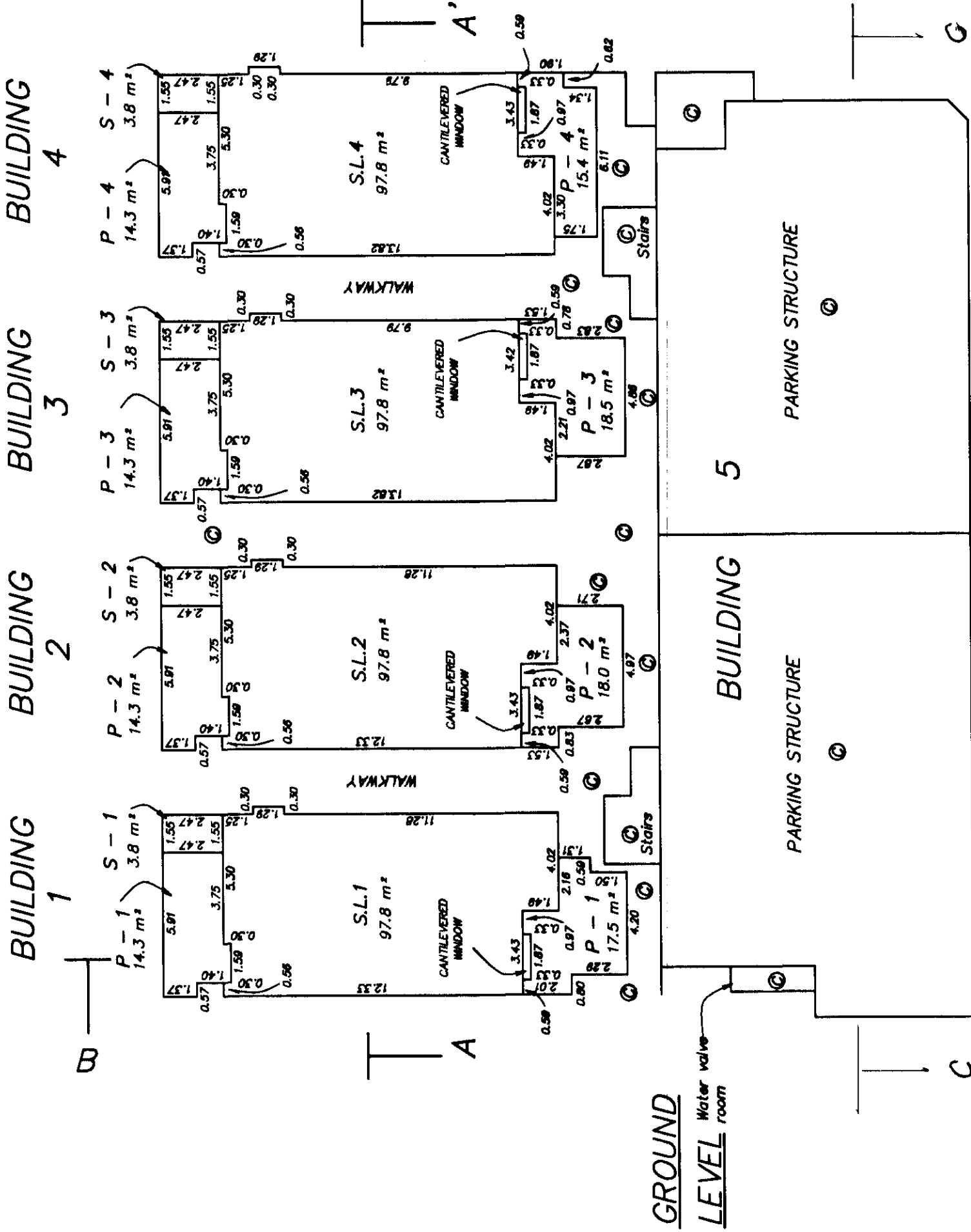
MURRAY & ASSOCIATES
201-12448 82nd AVENUE
SURREY, B.C.
V3W 3E9
(604) 597-9189

DB B.C.L.S.
DECEMBER 2 nd, 1998 FILE 8549

GROUND LEVEL PLAN FOR
BUILDINGS 1, 2, 3 AND 4.
PARKING LEVEL FOR BUILDING 5

FOR LEVELS (MAIN, SECOND AND THIRD) ON BUILDINGS
1, 2, 3 AND 4 SEE SHEET 5 OF 8 SHEETS.
FOR LEVELS (MAIN, SECOND) ON BUILDING
5 SEE SHEET 6 OF 8 SHEETS

GROUND LEVEL



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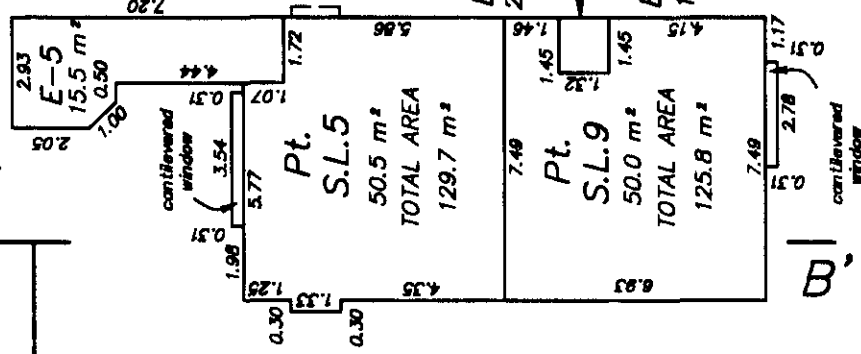


B.C.L.S.
DECEMBER 2 nd, 1998

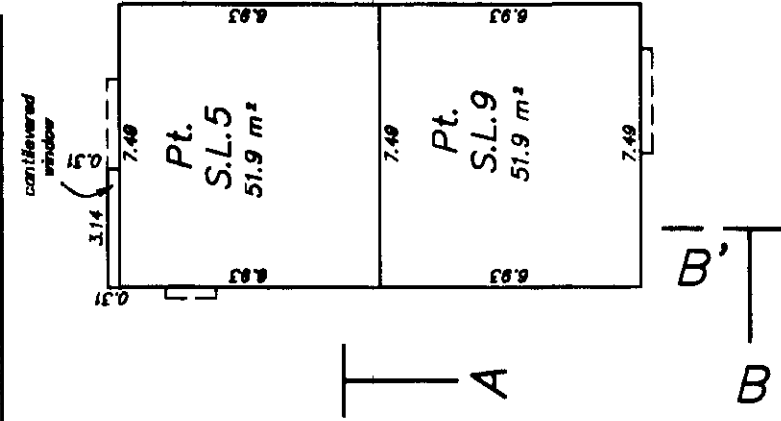
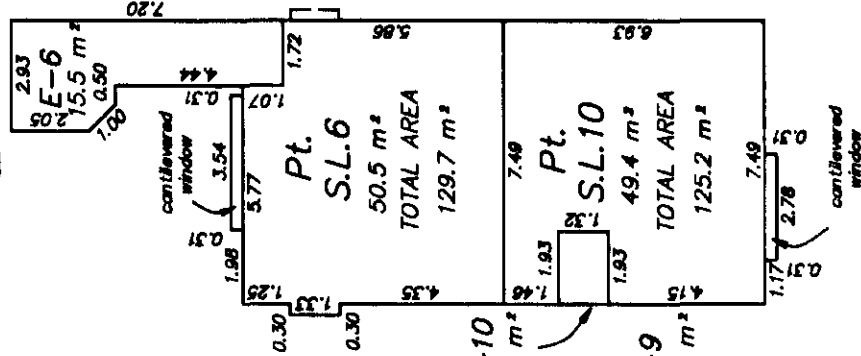
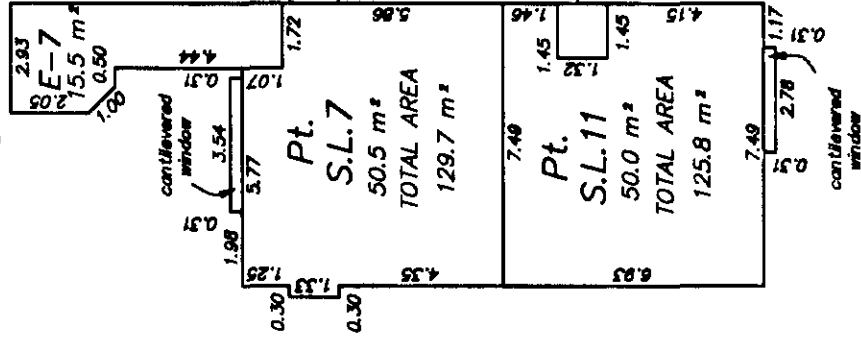
FOR GROUND LEVEL FOR BUILDINGS 1, 2, 3 AND 4
SEE PREVIOUS SHEET

STRATA PLAN LMS 3792

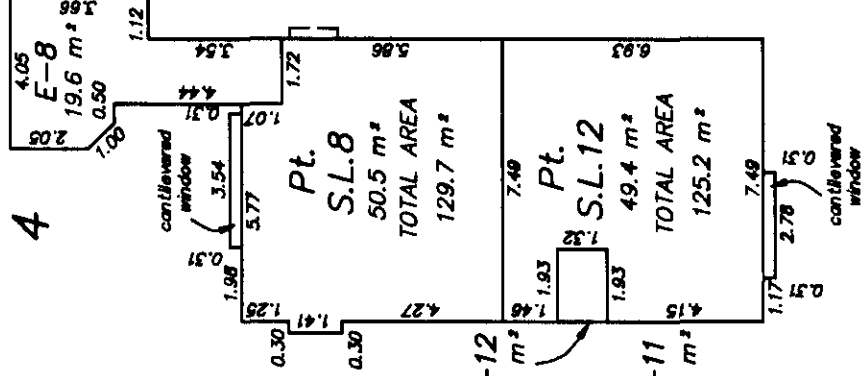
BUILDING 1
MAIN FLOOR



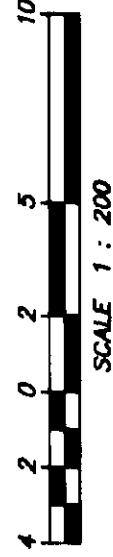
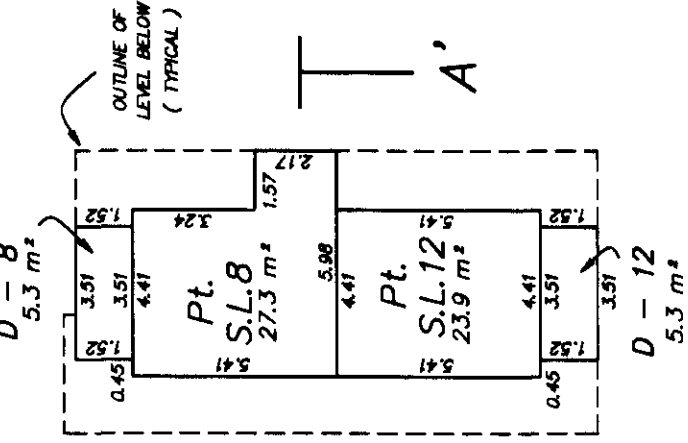
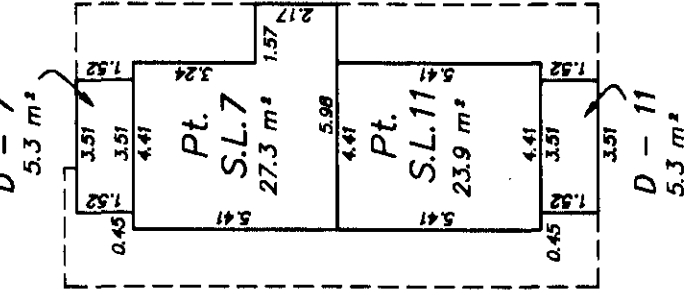
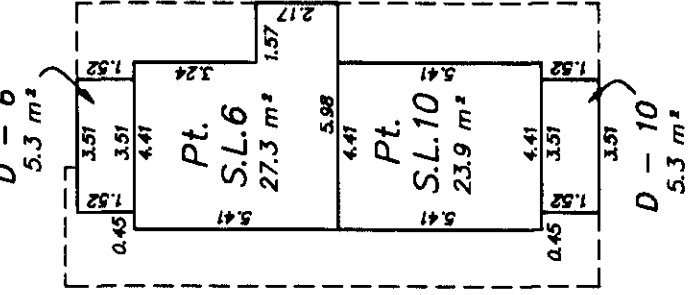
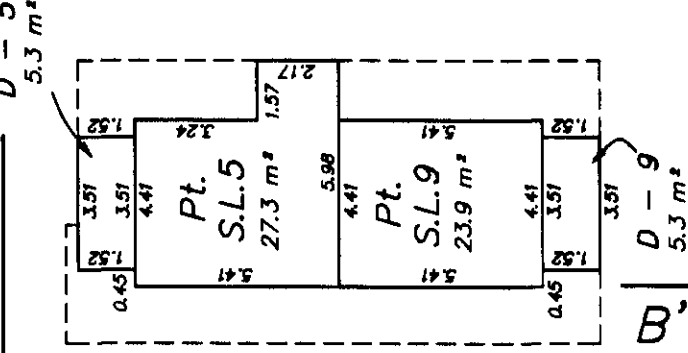
SECOND FLOOR PLAN

BUILDING
2BUILDING
3

BUILDING



THIRD FLOOR PLAN



SCALE 1 : 200

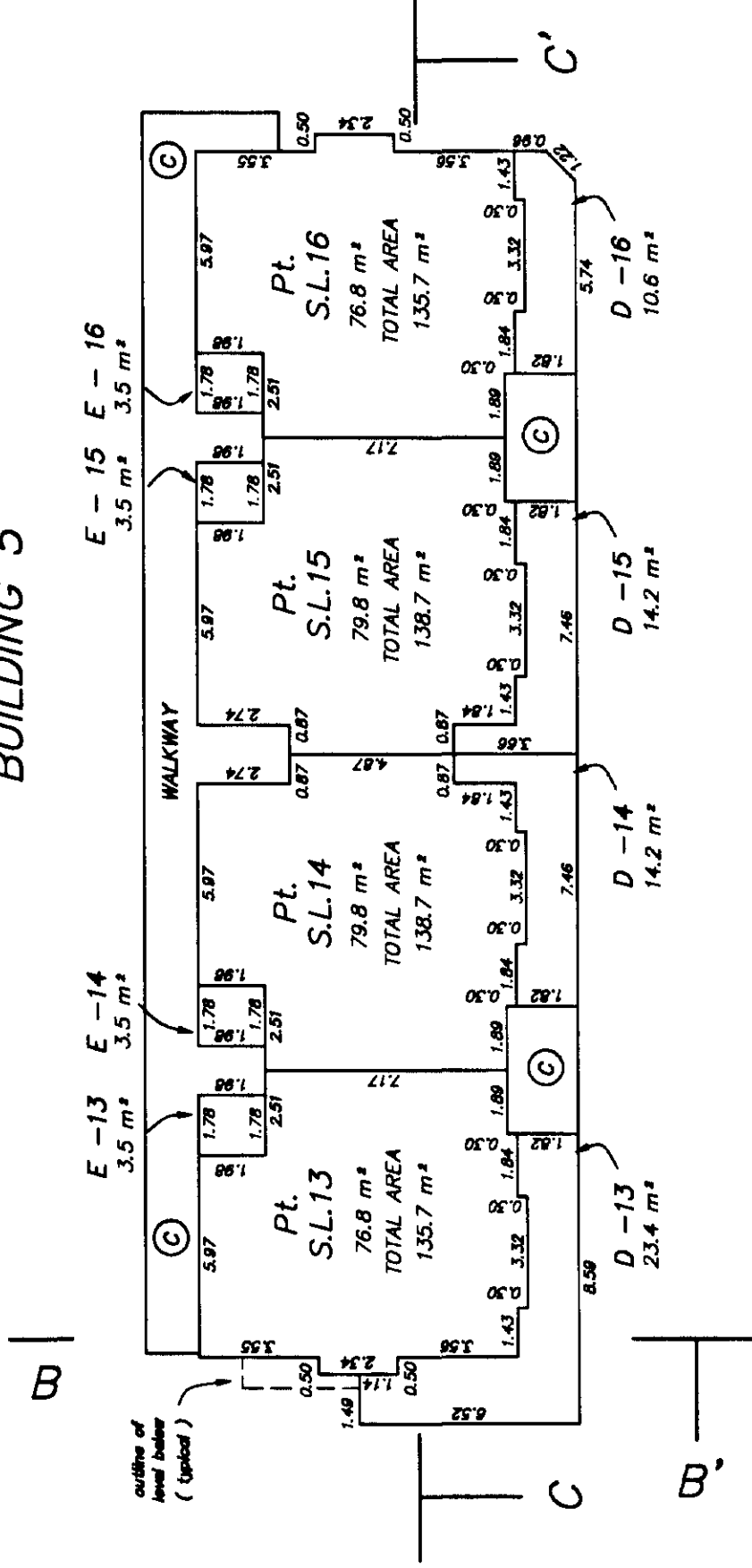
DB B.C.L.S.
DECEMBER 2 nd, 1998

MAIN FLOOR PLAN

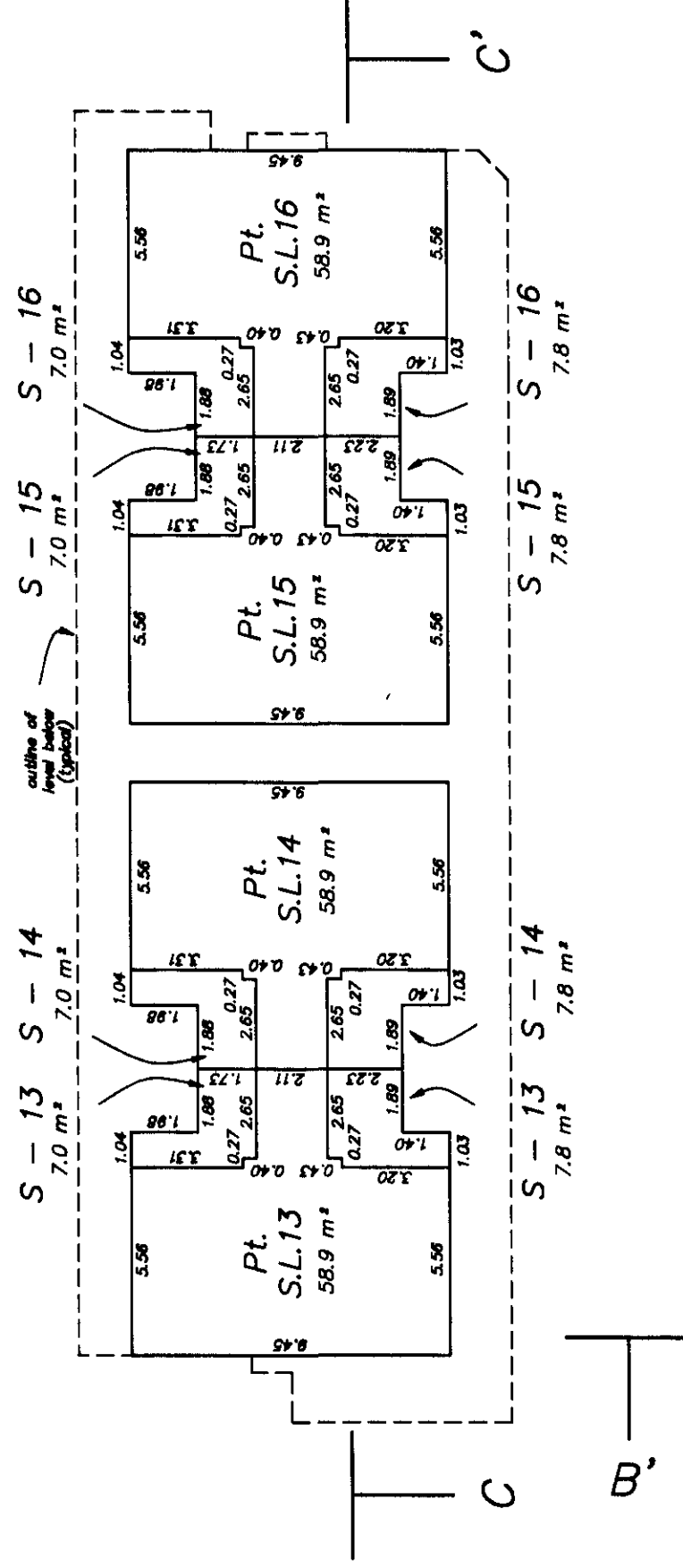
FOR PARKING LEVEL ON BUILDING 5 SEE
SHEET 4 OF 8 SHEETS.

STRATA PLAN LMS 3792

BUILDING 5



SECOND FLOOR PLAN



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SCALE 1 : 200

4 2 0 2 5 10

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DECEMBER 2 nd, 1998

STRATA PLAN LMS 3792

RECORD OF BY-LAWS AND ORDERS, ETC.

[illegible]

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DECEMBER 2 nd, 1998

STRATA PLAN LMS 3792

DEALINGS AFFECTING THE COMMON PROPERTY

[illegible]

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V3W 3E9
(604) 597-9189

BB B.C.L.S.
DECEMBER 2 nd, 1998

FILE 8549