

FIRST SHEET SHEET 1 OF 11 SHEETS

STRATA PLAN LMS 1459

STRATA PLAN OF PARCEL 1, SEC. 29, BLK. 5 N., RGE. 1 W., N.W.D. REFERENCE PLAN LMP3027

CITY OF SURREY

B.C.G.S. 92G.016

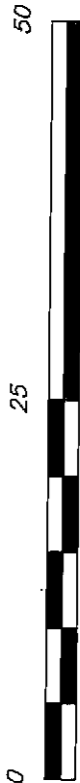
DEPOSITED AND REGISTERED IN THE LAND
TITLE OFFICE AT NEW WESTMINSTER B.C.
THIS 21st DAY OF JUNE 1994.

[Signature]
ASSISTANT DEPUTY REGISTRAR
BH 234054 - BH 234116

CIVIC ADDRESS :

14885 100th AVENUE,
SURREY, B.C.

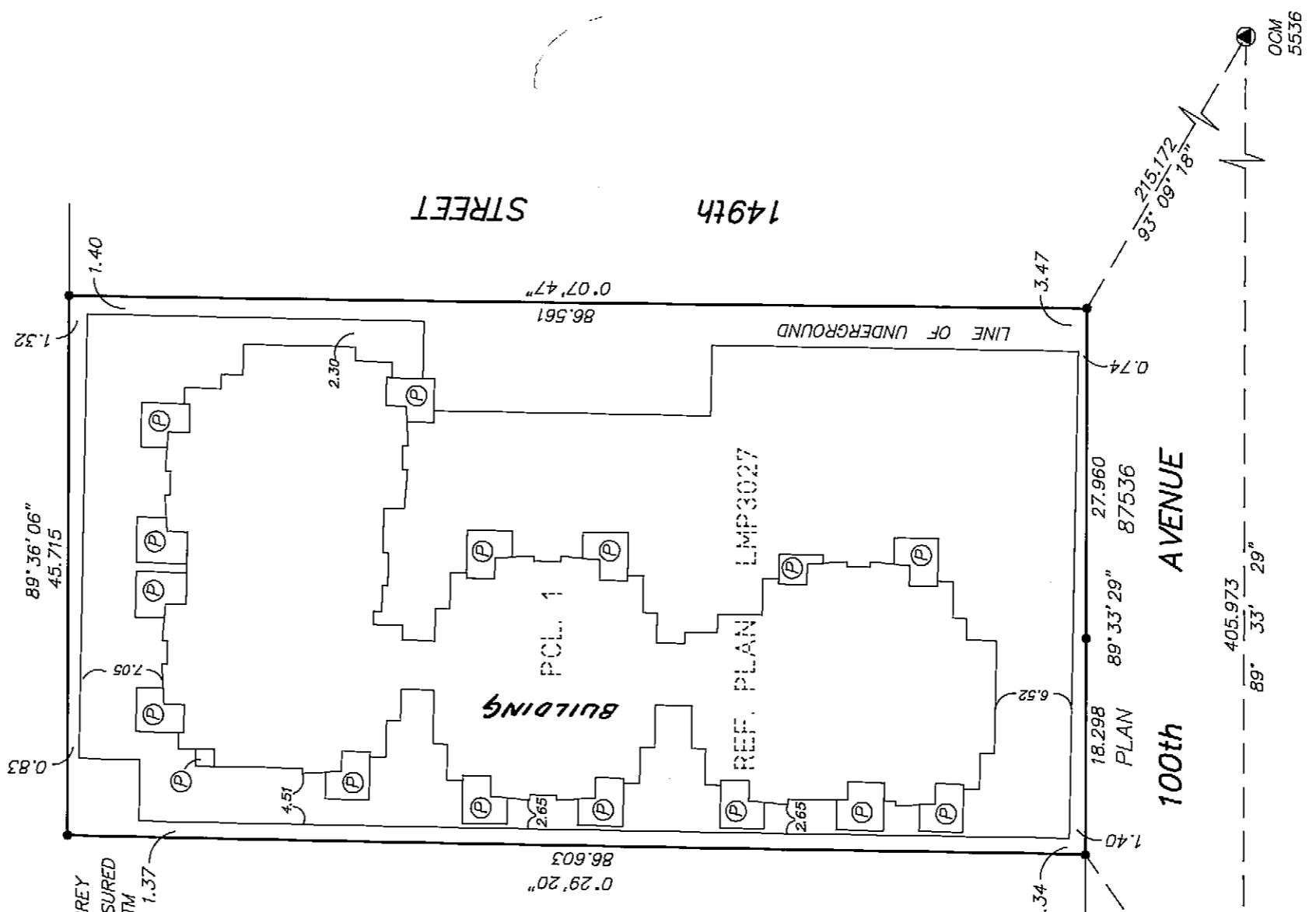
FOR BUILDING DIMENSIONS
SEE SHEETS 4 TO 8



SCALE 1 : 500 DISTANCES ARE METRIC

LEGEND

- SL. DENOTES STRATA LOT
- A DENOTES AREA
- m² DENOTES SQUARE METRES
- (C) DENOTES COMMON PROPERTY
- (P) DENOTES PATIO BEING LIMITED COMMON PROPERTY FOR EXCLUSIVE USE OF ADJOINING STRATA LOT
- (B) DENOTES BALCONY BEING LIMITED COMMON PROPERTY FOR EXCLUSIVE USE OF ADJOINING STRATA LOT
- DENOTES OLD CONTROL MONUMENT
- DENOTES OLD IRON POST FOUND
- GRID BEARINGS ARE DERIVED FROM CONTROL MONUMENTS 5535 AND 5536
- INTEGRATED SURVEY AREA NUMBER 1, SURREY
- THIS PLAN SHOWS GROUND - LEVEL MEASURED DISTANCES PRIOR TO COMPUTATION OF UTM CO-ORDINATES MULTIPLY BY COMBINED FACTOR 0.9999597



I, D. DYCK OF LANGLEY, B.C. A 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 19th DAY OF MAY 1994

[Signature]

B.C.L.S.

THE ADDRESS FOR SERVICE OF DOCUMENTS OF THE STRATA CORPORATION IS :
THE OWNERS, STRATA PLAN LMS 1459

BOX 85, 1450 - JOHNSTON ROAD,
WHITE ROCK, B.C.

DYCK & ASSOCIATES
208 - 6846 - KING GEORGE HIGHWAY
SURREY, B.C.
594-7527
FILE: 93-1605
DATE: MAY 19, 1994

THIS PLAN LIES WITHIN THE GREATER VANCOUVER DISTRICT

SECOND SHEET SHEET 2 OF 11 SHEETS

STRATA PLAN LMS 1459

CONDOMINIUM ACT

UNIT No.	LOT No.	SHEET No.	FORM 1		FORM 2	
			SCHEDULE OF UNIT ENTITLEMENT	UNIT ENTITLEMENT	SCHEDULE OF INTEREST UPON DESTRUCTION	INTEREST UPON DESTRUCTION
	1	5		75		1219
	2	5		75		1239
	3	5		75		1239
	4	5		60		1099
	5	5		75		1219
	6	5		75		1219
	7	5		75		1219
	8	5		82		1279
	9	5		83		1325
	10	5		61		1099
	11	5		61		1099
	12	5		75		1249
	13	5		75		1219
	14	5		75		1219
	15	5		75		1219
	16	6		75		1219
	17	6		75		1229
	18	6		75		1239
	19	6		60		1099
	20	6		75		1219
	21	6		75		1219
	22	6		75		1219
	23	6		82		1279
	24	6		83		1325
	25	6		61		1099
	26	6		61		1099
	27	6		75		1219
	28	6		75		1219
	29	6		106		1463
	30	6		75		1219
	31	6		75		1219
	32	7		75		1219
	33	7		75		1229
	34	7		75		1239
	35	7		60		1099
	36	7		75		1219
	37	7		75		1219
	38	7		75		1219
	39	7		82		1279
	40	7		83		1325
	41	7		61		1099
	42	7		61		1099
	43	7		75		1219
	44	7		75		1219
	45	7		106		1463
	46	7		75		1219
	47	7		75		1219
	48	8		71		1229
	49	8		71		1245
	50	8		71		1245
	51	8		60		1099
	52	8		71		1229
	53	8		72		1229
	54	8		72		1229
	55	8		78		1299
	56	8		81		1339
	57	8		58		1099
	58	8		58		1099
	59	8		71		1245
	60	8		71		1245
	61	8		103		1463
	62	8		72		1229
	63	8		72		1229
AGGREGATE				4655		77081

[Signature]
MAY 19, 1994
FILE: 93-1605

STRATA PLAN LMS 1459

OWNER:
378477 B.C. LTD.

[Signature]
AUTHORIZED SIGNATORY JIM HUGHES

AUTHORIZED SIGNATORY
[Signature]
WITNESS DONNA SMITH

solicitor
OCCUPATION OF WITNESS
1774-1055 DUNSMUIR ST.
ADDRESS OF WITNESS VANCOUVER, BC
V7X 1L4

MORTGAGEE:
CANADA TRUSTCO MORTGAGE COMPANY

[Signature]
AUTHORIZED SIGNATORY
BRIAN MORONEY

[Signature]
AUTHORIZED SIGNATORY
GLORIA SAILEY
[Signature]
WITNESS MAUREEN FICOLAK

Clara T.
OCCUPATION OF WITNESS
#200-7134 King George Highway
Surrey B.C. V3W 5A3
ADDRESS OF WITNESS

I, THE UNDERSIGNED DO SOLEMNLY DECLARE THAT
1.) I, THE UNDERSIGNED AM THE DULY AUTHORIZED
AGENT OF THE OWNER - DEVELOPER
2.) THE STRATA PLAN IS ENTIRELY FOR RESIDENTIAL USE
I 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

[Signature] JIM HUGHES
DECLARED BEFORE ME AT VANCOUVER B.C.
THIS 25 DAY OF MAY 1994.

[Signature]
A COMMISSIONER FOR TAKING AFFIDAVITS WITHIN
THE PROVINCE OF BRITISH COLUMBIA DONNA SMITH
1774-1055 DUNSMUIR ST.
VANCOUVER, BC
V7X 1L4

ACCEPTED AS TO FORMS 1, 2, AND 3
THIS 6 DAY OF June 1994.
[Signature]
SUPERINTENDENT OF REAL ESTATE

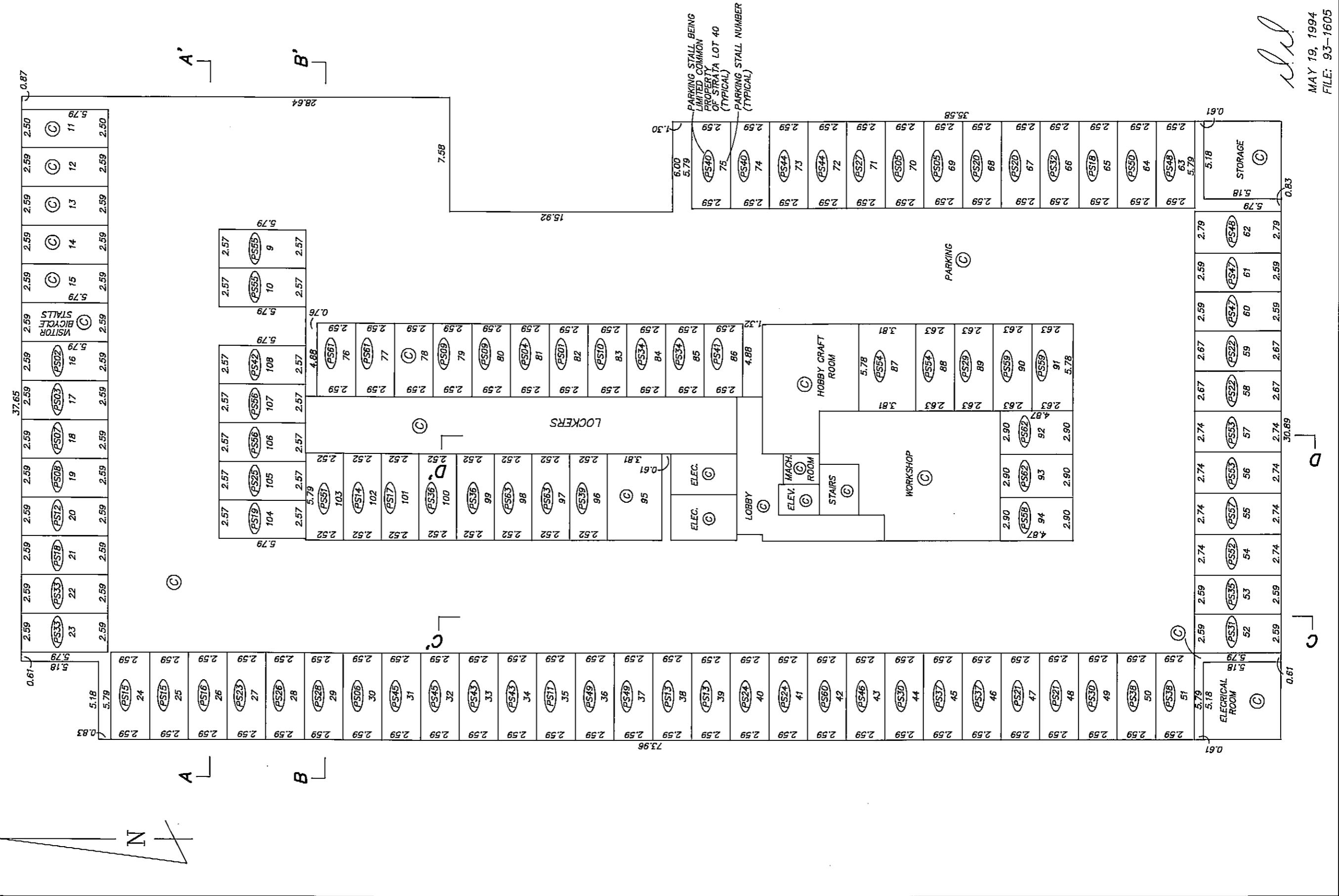
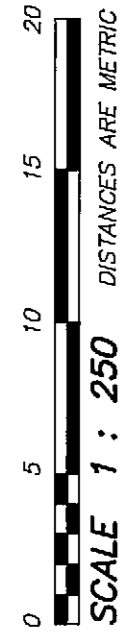
I, D.J.DYCK OF LANGLEY, B.C. A BRITISH
COLUMBIA LAND SURVEYOR HEREBY CERTIFY
THAT THE BUILDING SHOWN IN THIS
STRATA PLAN HAS NOT AS OF
THE 19th DAY OF MAY 1994
BEEN PREVIOUSLY OCCUPIED

DATED AT SURREY, B.C.
THIS 19th DAY OF MAY 1994
[Signature]
B.C.L.S.
MAY 19, 1994
FILE: 93-1605

SHEET 4 OF 11 SHEETS

UNDERGROUND FLOOR PLAN

STRATA PLAN LMS 1459

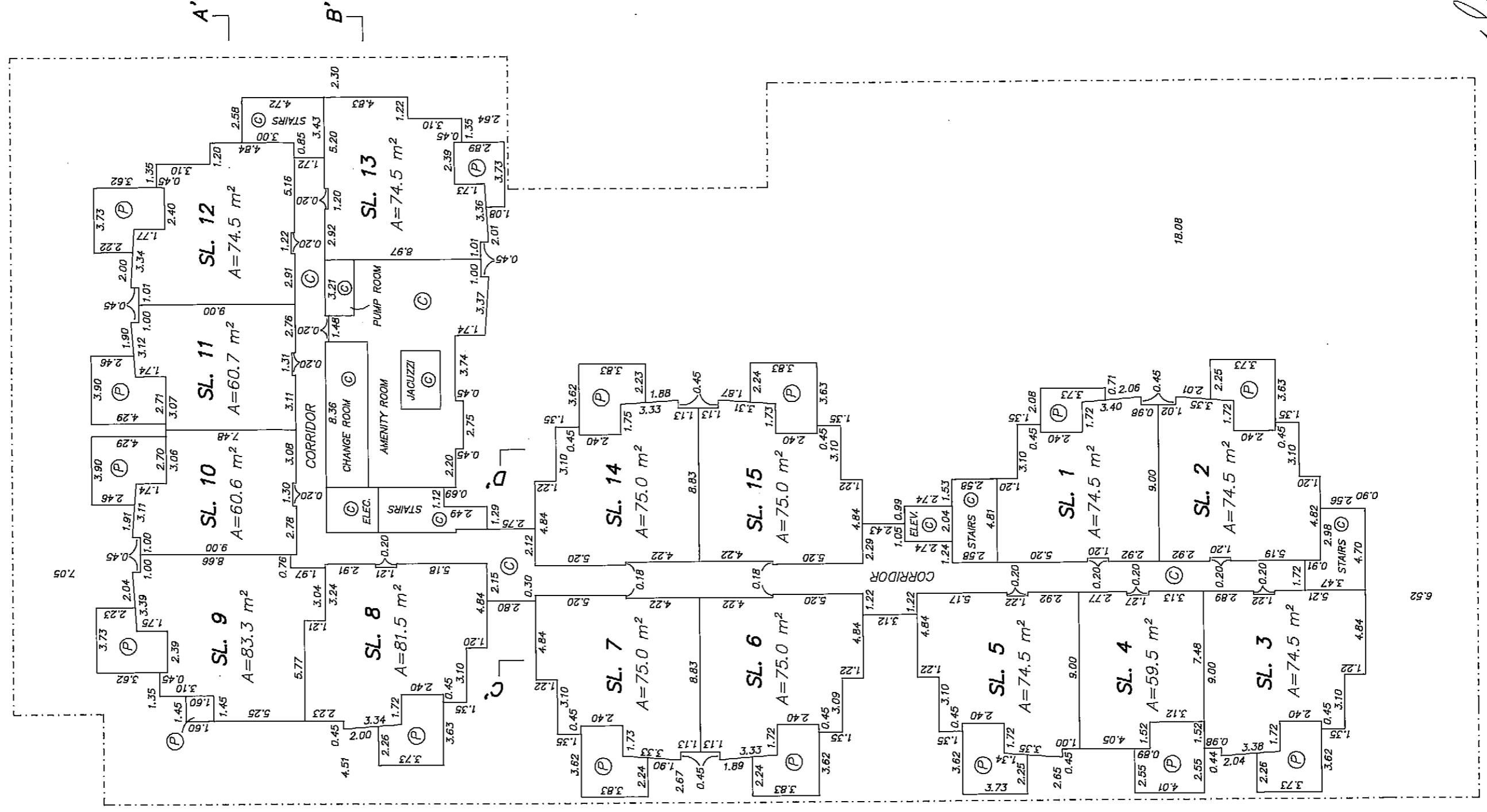
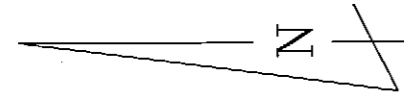
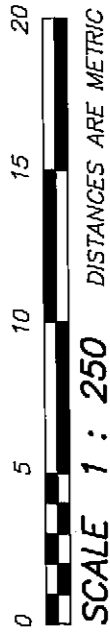


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SHEET 5 OF 11 SHEETS

STRATA PLAN LMS 1459

FIRST FLOOR PLAN

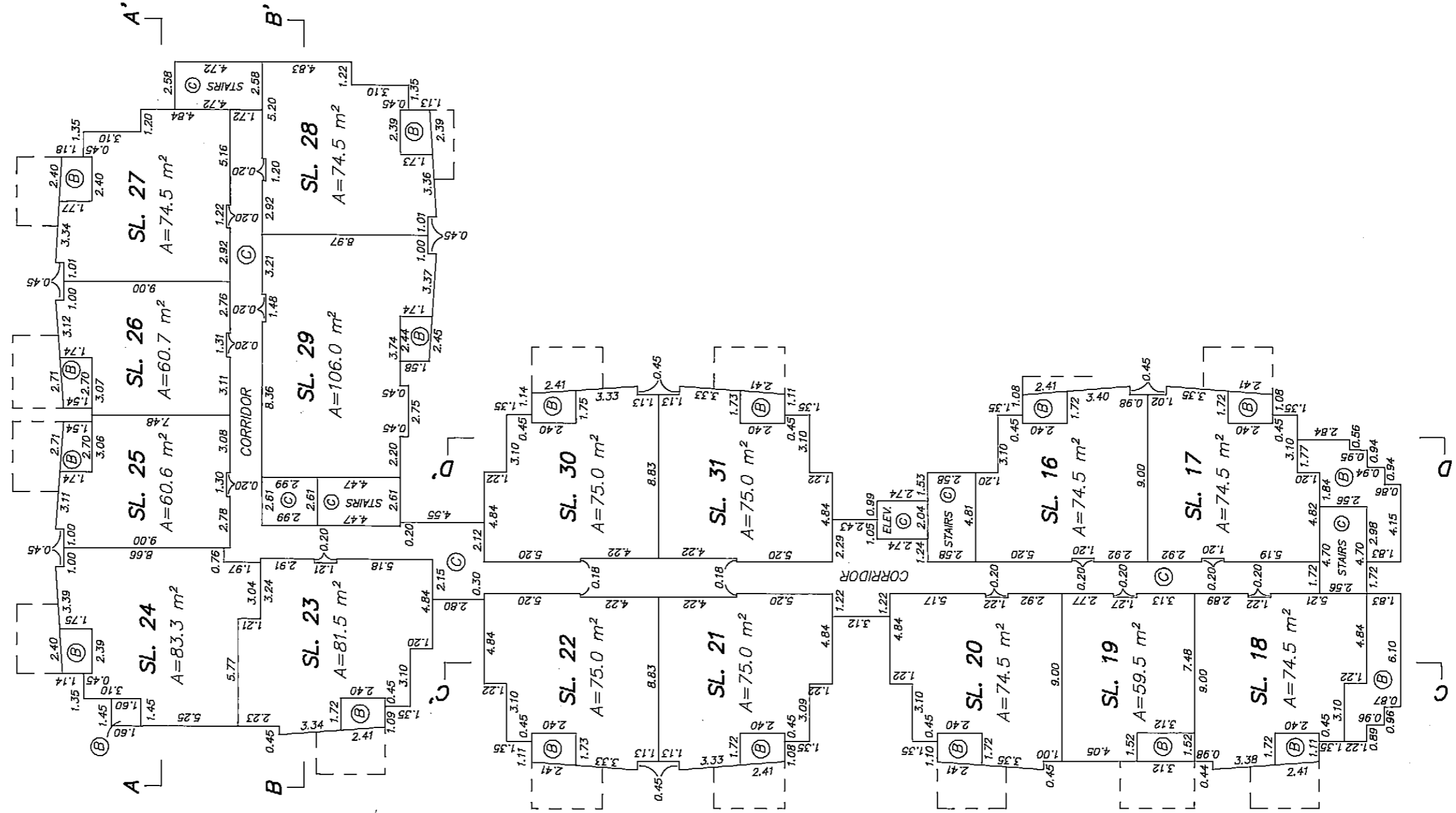
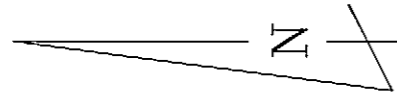
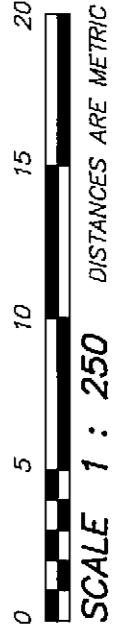


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MAY 19, 1994
FILE: 93-1605

SHEET 6 OF 11 SHEETS

STRATA PLAN LMS 1459

SECOND FLOOR PLAN

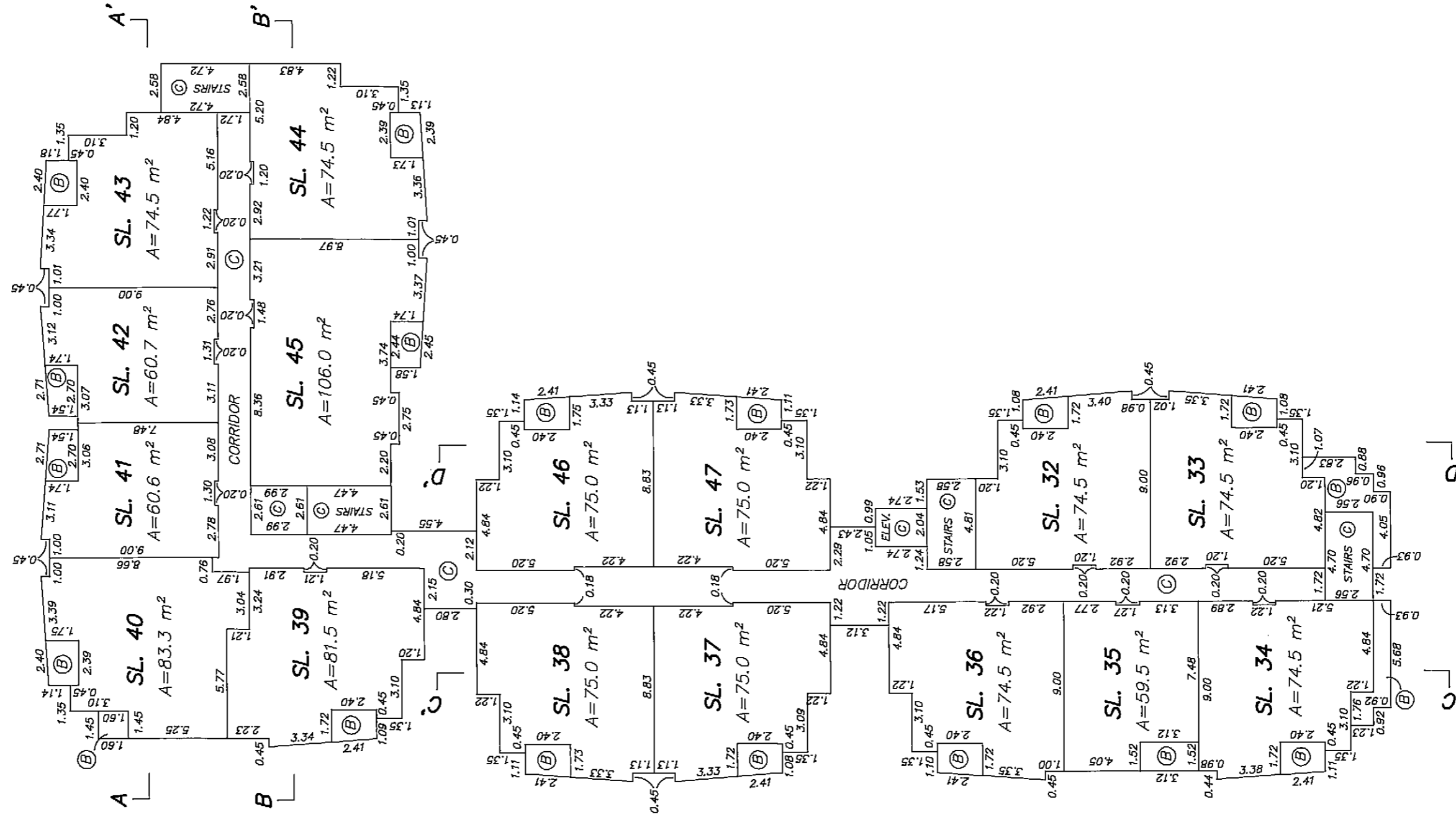
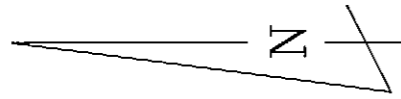


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MAY 19, 1994
FILE: 93-1605

SHEET 7 OF 11 SHEETS

STRATA PLAN LMS 1459

THIRD FLOOR PLAN

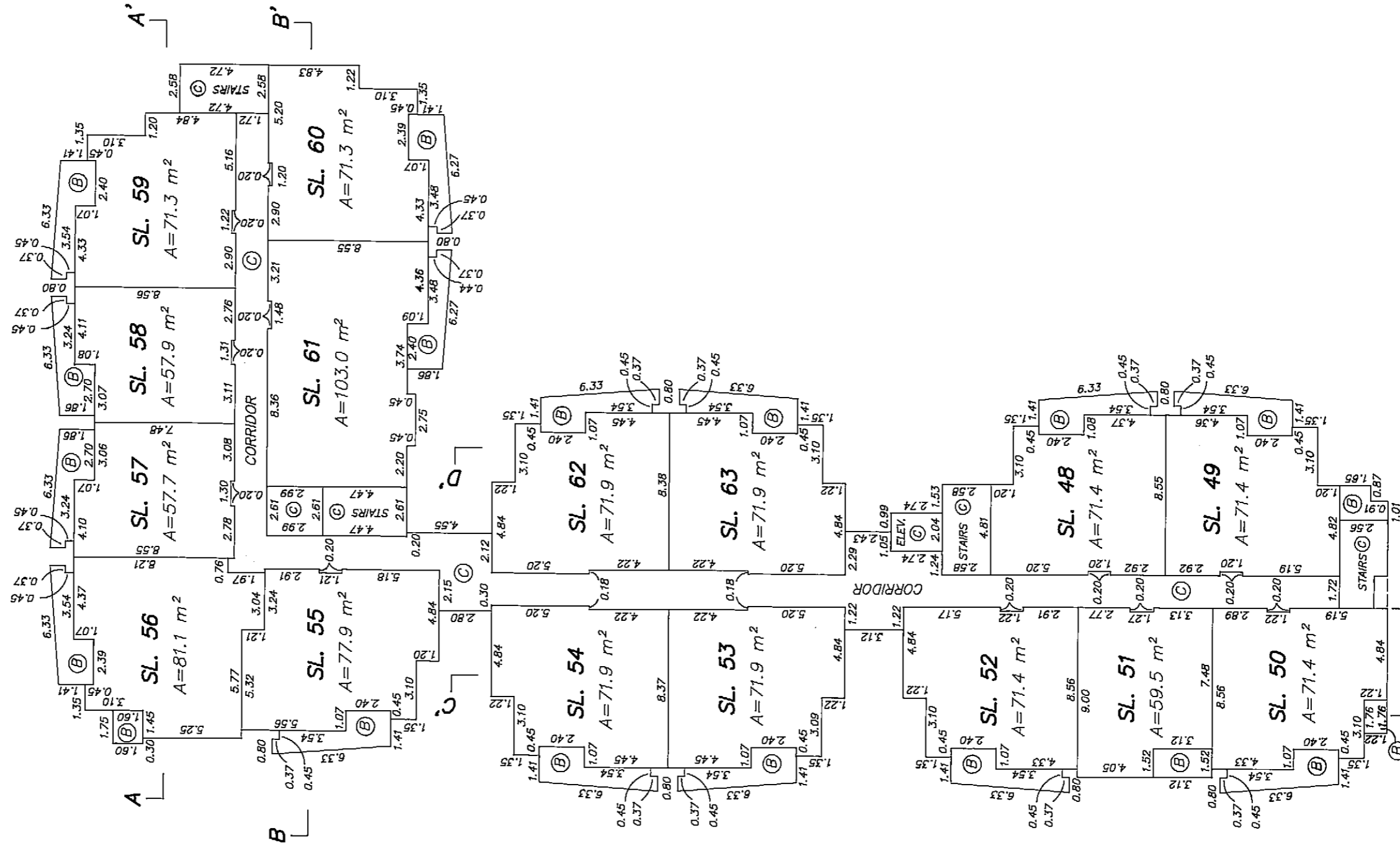
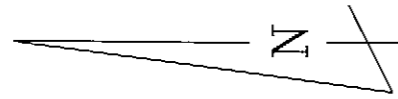


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MAY 19, 1994
FILE: 93-1605

SHEET 8 OF 11 SHEETS

FOURTH FLOOR PLAN

STRATA PLAN LMS 1459

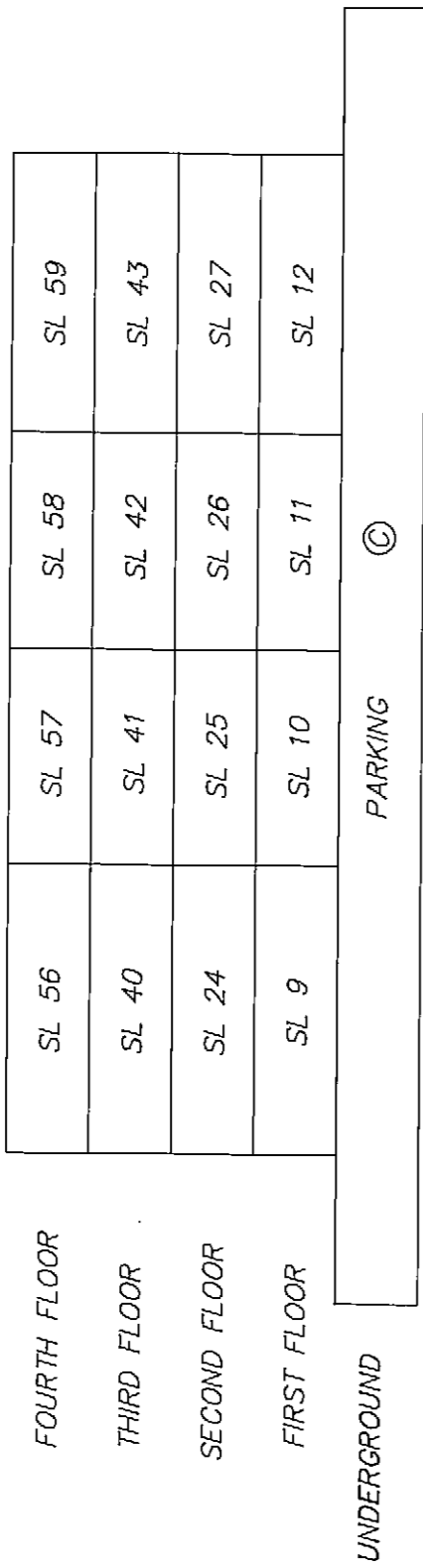
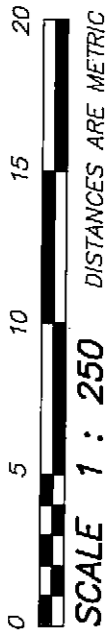


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MAY 19, 1994
FILE: 93-1605

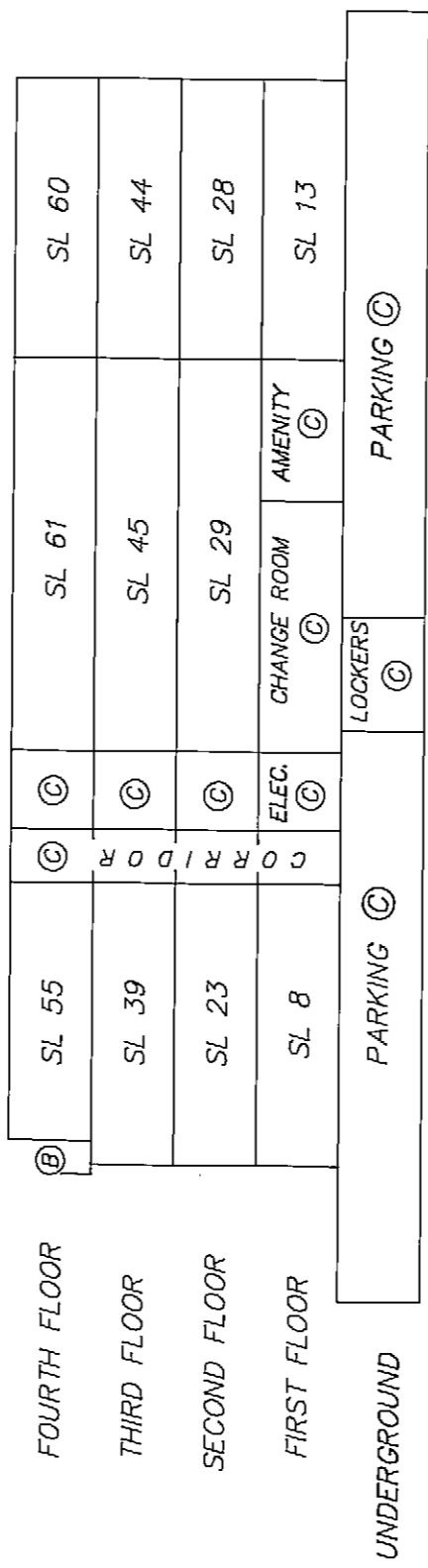
SHEET 9 OF 11 SHEETS

SECTIONS

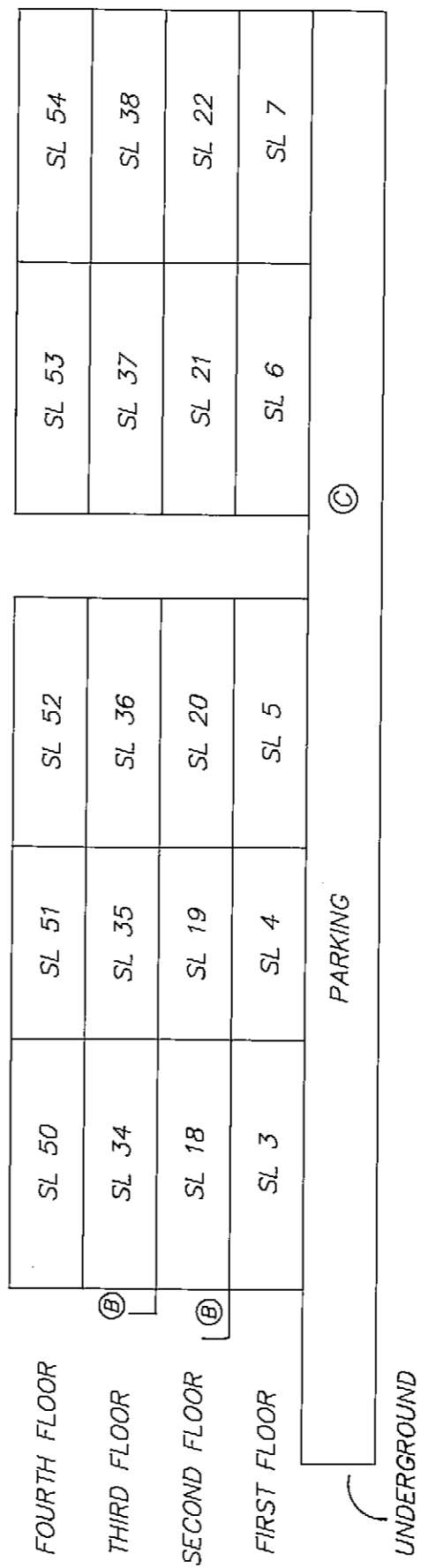
STRATA PLAN LMS1459



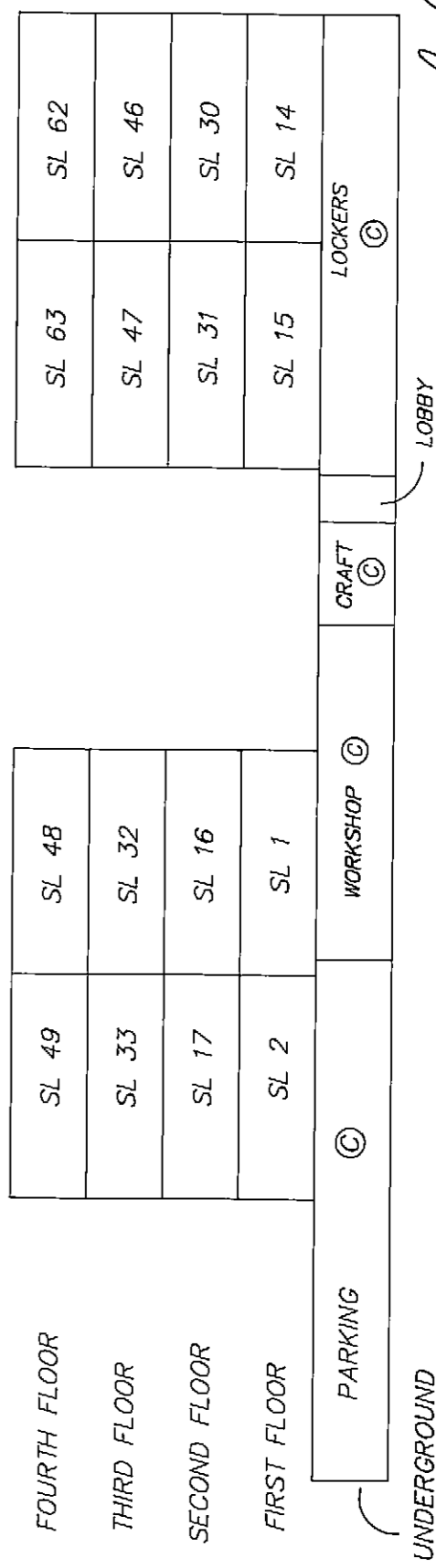
SECTION A - A'



SECTION B - B'



SECTION C - C'



SECTION D - D'

[Signature]
MAY 19, 1994
FILE: 93-1605

SHEET 10 OF 11 SHEETS

STRATA PLAN LMS 1459

AFFECTING THE COMMON PROPERTY

Common Property Sheet Closed 3/1/96

Search ALTOS2 or BC OnLine for
Current Information BC Reg. 76/95

LINDA J. O'SHEA, REGISTRAR
Vancouver/New Westminster Land Title District

REGISTRATION		DOCUMENTS	
NUMBER	DATE	DATE	NATURE AND PARTICULARS
			THIS TITLE MAY BE AFFECTED BY A PERMIT UNDER PART 29 OF THE MUNICIPAL ACT, SEE DF BG 395978 EXPIRES: OCTOBER 12, 1995
			THIS TITLE MAY BE AFFECTED BY A PERMIT UNDER PART 29 OF THE MUNICIPAL ACT, SEE DF BG 442736 EXPIRES: 14/11/1995
			PERSONAL PROPERTY SECURITY ACT NOTICE, SEE BH 14153 (EXPIRES 17/01/1996)
BF95622	19/03/1992		COVENANT; THE CORPORATION OF THE DISTRICT OF SURREY; L.T.A. SECTION 015.

MAY 19, 1994
FILE: 93-1605

STRATA PLAN LMS 1459

RECORDS OF BY-LAWS AND ORDERS

FILING		DOCUMENTS	
NUMBER	DATE	DATE	NATURE AND PARTICULARS
BS4431	6/1/95		Change of Bylaws

Bylaw Sheet Closed

Bylaw Sheet 2 of RC Online 101

Search ATOS2 of RC Ref. 76/95

Current Information RC Ref.

[Signature]

MAY 19, 1994
FILE: 93-1605