

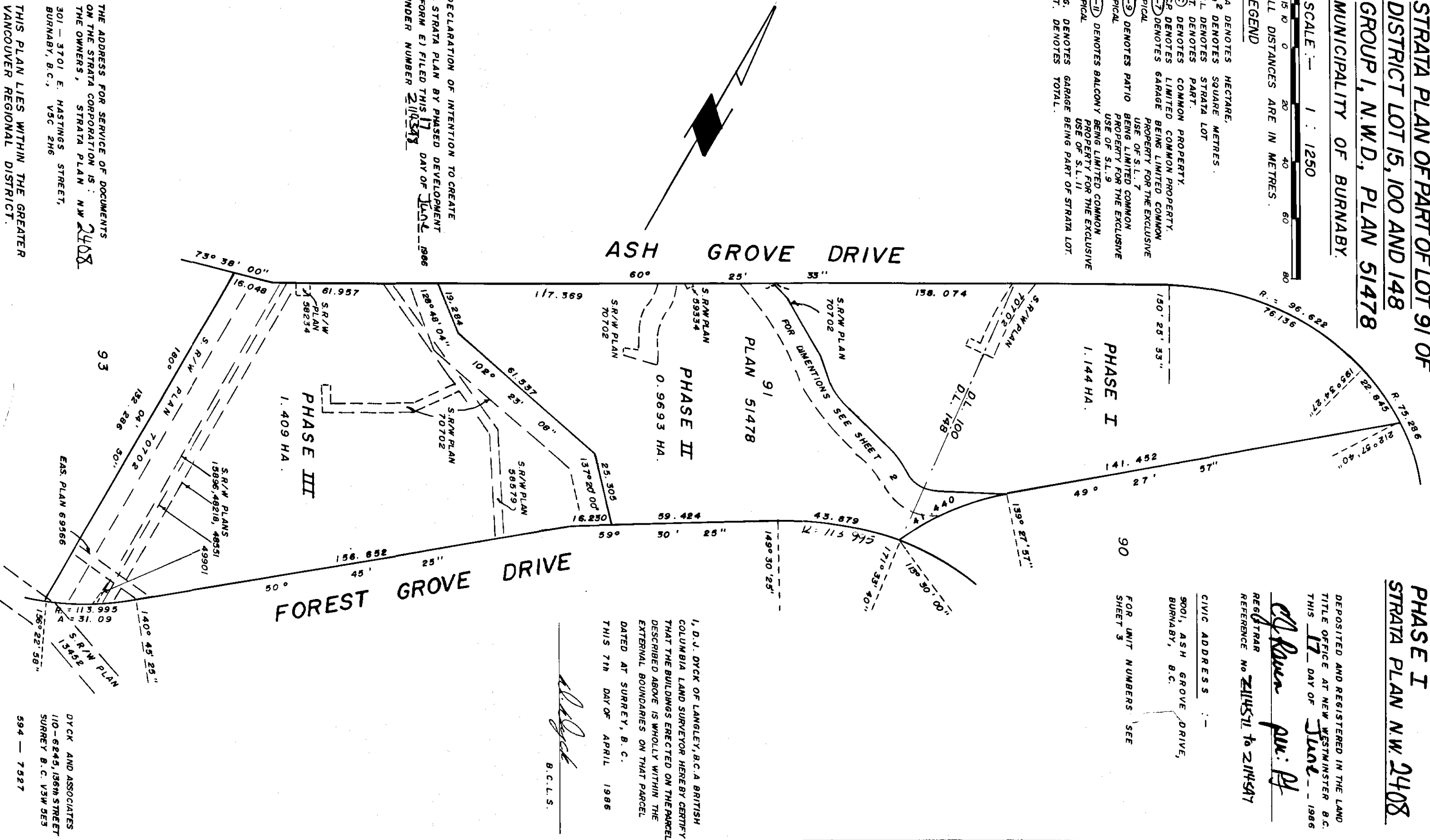
STRATA PLAN OF PART OF LOT 91 OF
DISTRICT LOT 15, 100 AND 148
GROUP I, N.W.D., PLAN 51478
MUNICIPALITY OF BURNABY.

SCALE: 1 : 1250
ALL DISTANCES ARE IN METRES.

- LEGEND
- HA DENOTES HECTARE,
 - M² DENOTES SQUARE METRES.
 - S.L. DENOTES STRATA LOT.
 - PT. DENOTES PART.
 - Ⓒ DENOTES COMMON PROPERTY.
 - L.C.P. DENOTES LIMITED COMMON PROPERTY.
 - Ⓔ DENOTES GARAGE BEING LIMITED COMMON PROPERTY FOR THE EXCLUSIVE USE OF S.L. 7.
 - Ⓕ DENOTES PATIO BEING LIMITED COMMON PROPERTY FOR THE EXCLUSIVE USE OF S.L. 9.
 - Ⓖ DENOTES BALCONY BEING LIMITED COMMON PROPERTY FOR THE EXCLUSIVE USE OF S.L. 11.
 - G. DENOTES GARAGE BEING PART OF STRATA LOT.
 - T. DENOTES TOTAL.

DECLARATION OF INTENTION TO CREATE
A STRATA PLAN BY PHASED DEVELOPMENT
(FORM E) FILED THIS 17 DAY OF June 1986
UNDER NUMBER 2114547

THE ADDRESS FOR SERVICE OF DOCUMENTS
ON THE STRATA CORPORATION IS: N.W. 2408
THE OWNERS, STRATA PLAN N.W. 2408
301 - 3701 E. HASTINGS STREET,
BURNABY, B.C., V5C 2H6
THIS PLAN LIES WITHIN THE GREATER
VANCOUVER REGIONAL DISTRICT.



PHASE I
STRATA PLAN N.W. 2408

DEPOSITED AND REGISTERED IN THE LAND
TITLE OFFICE AT NEW WESTMINSTER B.C.
THIS 17 DAY OF June 1986

REGISTERED
REFERENCE NO 2114547

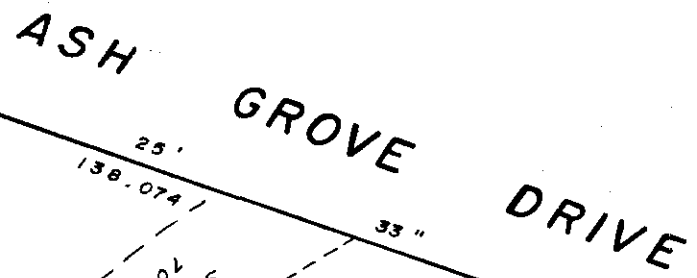
CIVIC ADDRESS :-
3001, ASH GROVE DRIVE,
BURNABY, B.C.

FOR UNIT NUMBERS SEE
SHEET 3

I, D. J. DYCK OF LANGLEY, B.C. A BRITISH
COLUMBIA LAND SURVEYOR HEREBY CERTIFY
THAT THE BUILDINGS ERECTED ON THE PARCEL
DESCRIBED ABOVE IS WHOLLY WITHIN THE
EXTERNAL BOUNDARIES ON THAT PARCEL
DATED AT SURREY, B. C.
THIS 7TH DAY OF APRIL 1986

I. D. J. Dyck
B.C.L.S.

DYCK AND ASSOCIATES
110-6245, 136th STREET
SURREY B.C. V3W 5E3
594-7527



PHASE I
STRATA PLAN N.W. 2408

CONDOMINIUM ACT.

LOT No.	SHEET No.	FORM 1	FORM 2	FORM 3	CIVIC ADDRESS SUITE No.
		SCHEDULE OF UNIT ENTITLEMENT	SCHEDULE OF INTEREST UPON DESTRUCTION	SCHEDULE OF VOTING RIGHTS	
1	4	1	123,900		1
2	4	1	114,900		2
3	4	1	114,900		3
4	4	1	121,900		4
5	4	1	114,900		5
6	4	1	114,900		6
7	5	1	118,900		7
8	5	1	116,900		8
9	5	1	120,900		9
10	5	1	128,900		10
11	6	1	129,900		11
12	6	1	116,750		12
13	6	1	118,750		13
14	6	1	129,900		14
15	6	1	116,900		15
16	6	1	118,750		16
17	7	1	107,900		17
18	7	1	107,900		18
19	7	1	130,900		19
20	7	1	116,900		20
21	7	1	116,900		21
22	8	1	115,900		22
23	8	1	113,900		23
24	8	1	113,900		24
25	8	1	122,900		25
26	8	1	117,900		26
27	8	1	122,900		27
AGGREGATE		27	3,209,450		27

OWNER:
CRESSEY DEVELOPMENT CORPORATION

AUTHORIZED SIGNATORY:

AUTHORIZED SIGNATORY:

MORTGAGEE:
THE TORONTO-DOMINION BANK.

AUTHORIZED SIGNATORY:

AUTHORIZED SIGNATORY:

APPROVED AS PHASE I OF A III PHASE
STRATA PLAN UNDER THE CONDOMINIUM ACT.
DATED THIS 30 DAY OF APRIL, 1986

APPROVING OFFICER
MUNICIPALITY OF BURNABY.

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.

DECLARED BEFORE ME AT Burnaby, B.C.
THIS 29 DAY OF APRIL, 1986

A COMMISSIONER FOR TAKING AFFIDAVITS WITHIN-
THE PROVINCE OF BRITISH COLUMBIA

ACCEPTED AS TO FORMS 1, 2 AND 3
THIS 30th DAY OF APRIL, 1986

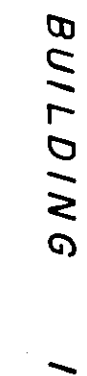
E. J. Dyck
SUPERINTENDENT OF INSURANCE.

I, D.J. DYCK OF LANGLEY, B.C. A BRITISH
COLUMBIA LAND SURVEYOR, HEREBY CERTIFY
THAT THE BUILDING SHOWN IN THIS
STRATA PLAN HA NOT AS OF
THE 27th DAY OF APRIL, 1986
BEEN PREVIOUSLY OCCUPIED.
DATED AT SURREY.
THIS 27th DAY OF APRIL, 1986

E. J. Dyck
B.C.L.S.

SCALE :- 1 : 250

A vertical ruler with markings from 0 to 5 and 10 to 15. The markings are at intervals of 1 unit, with the numbers 0, 1, 2, 3, 4, 5, 10, and 15 labeled. The ruler is oriented vertically with the 0 mark at the top.

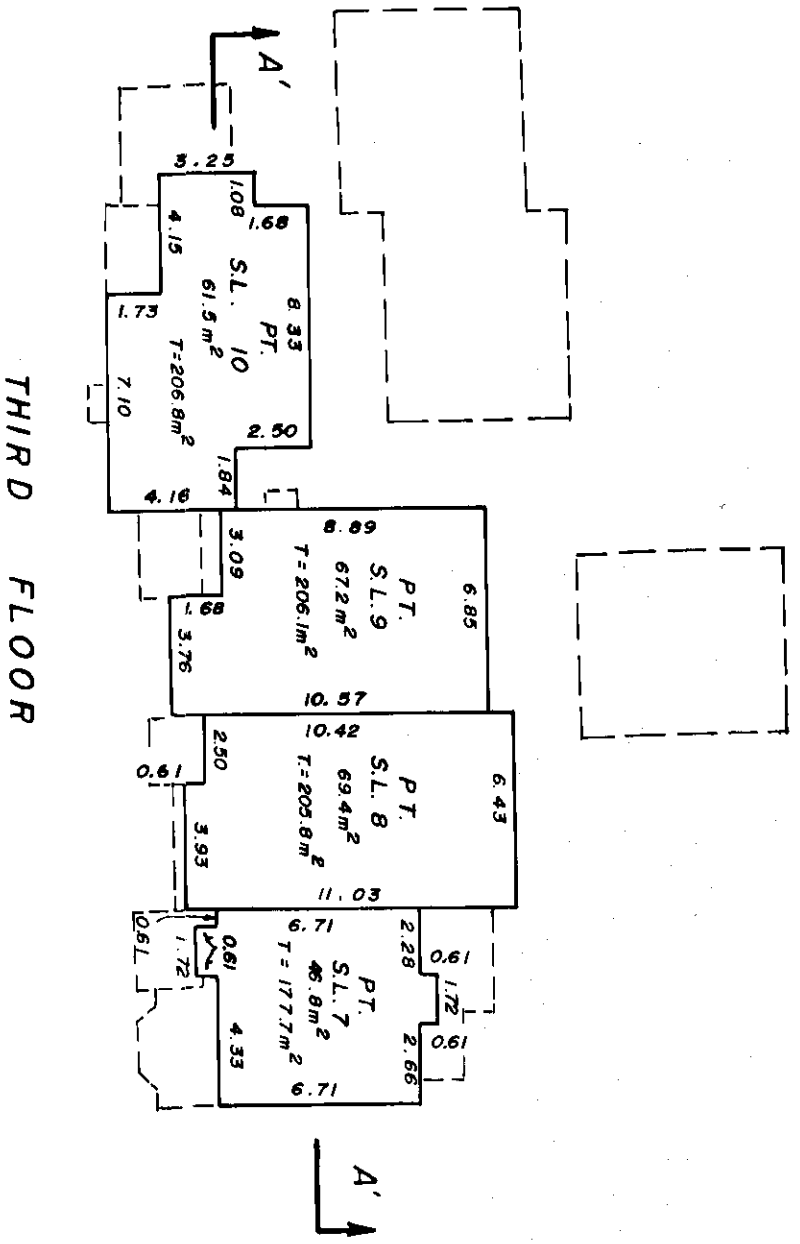
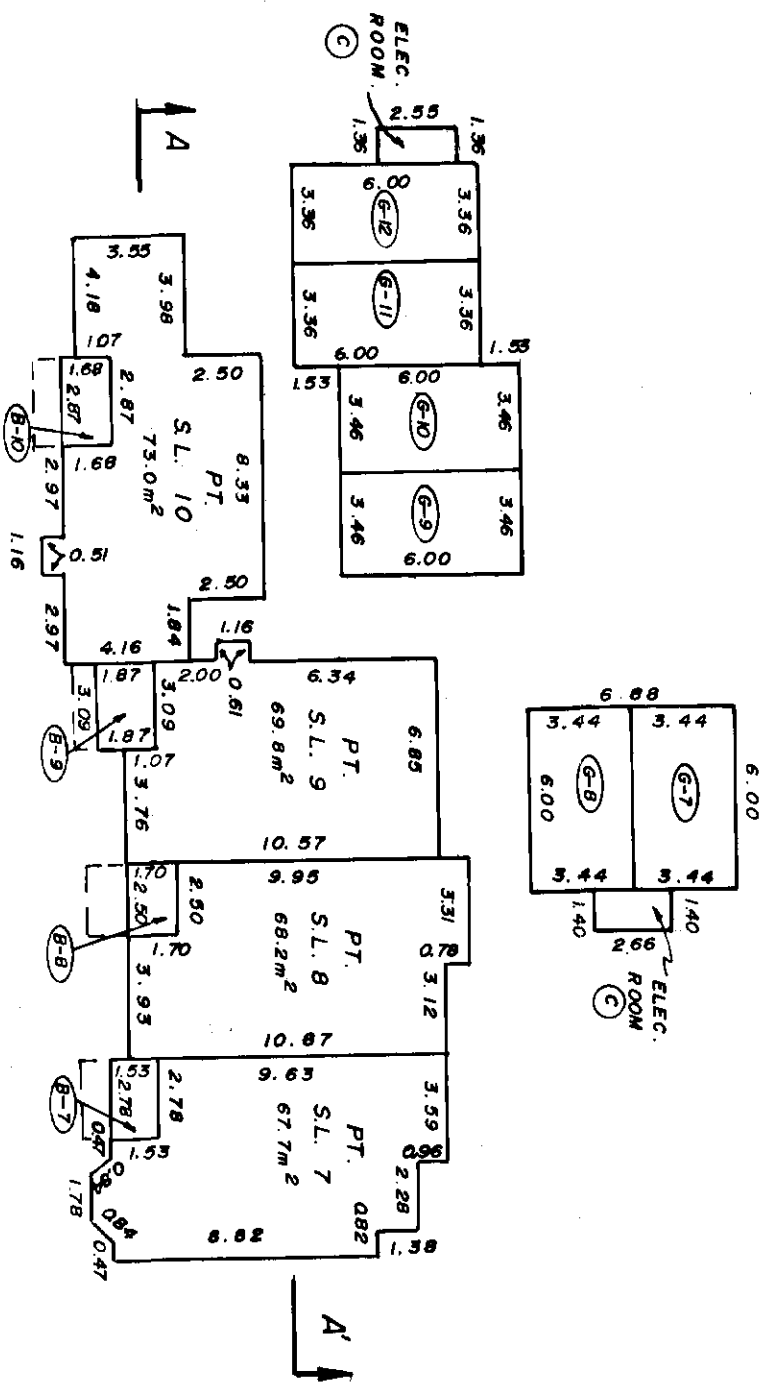
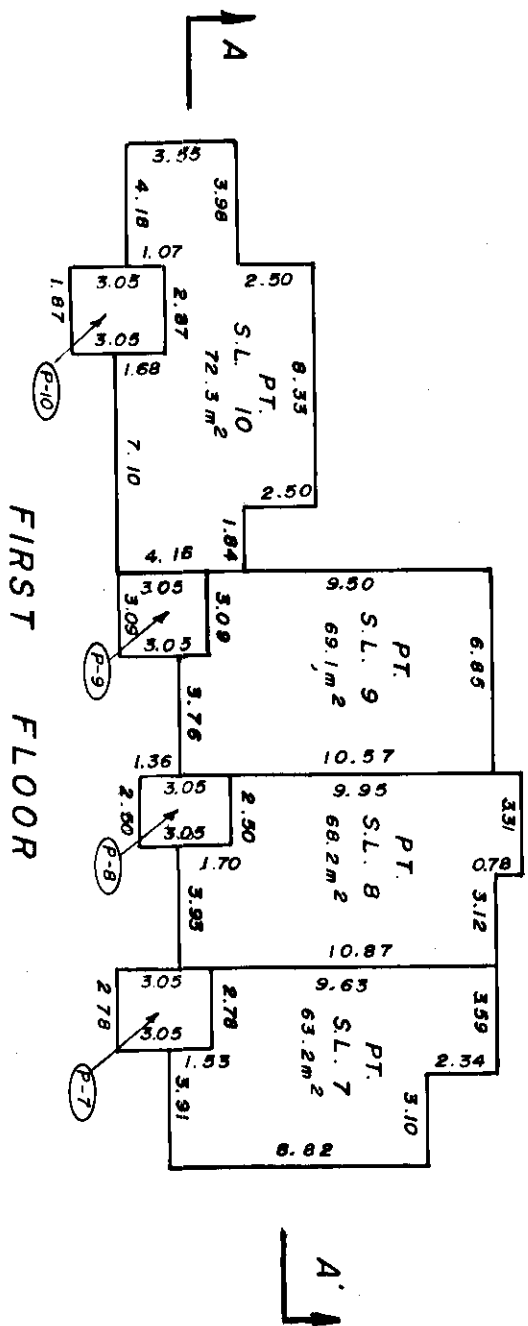


BUILDING 2

THIRD FLOOR

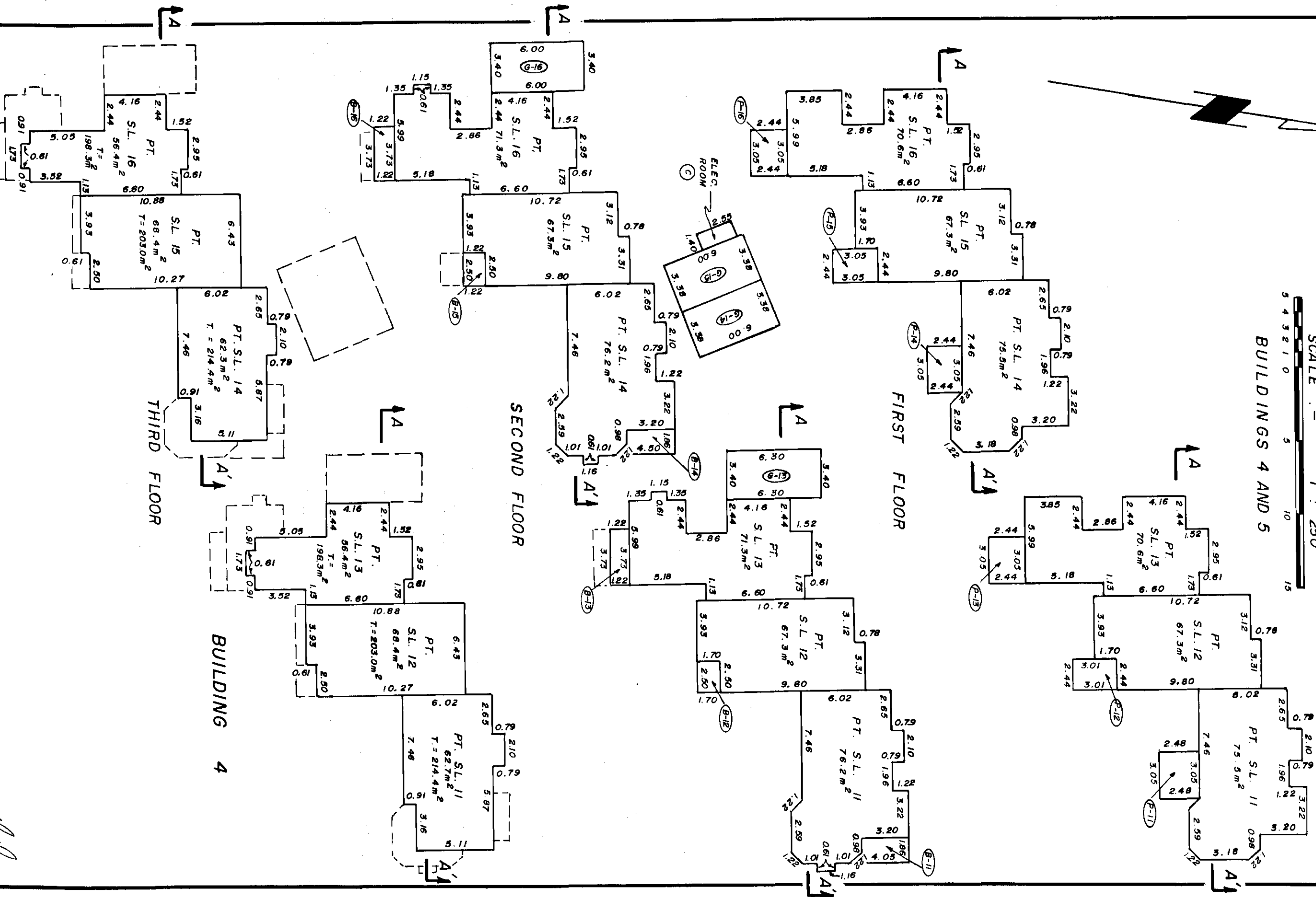
PHASE I
STRATA PLAN N.W. 2408

FLOOR PLANS
SCALE 1 : 250
BUILDING 3



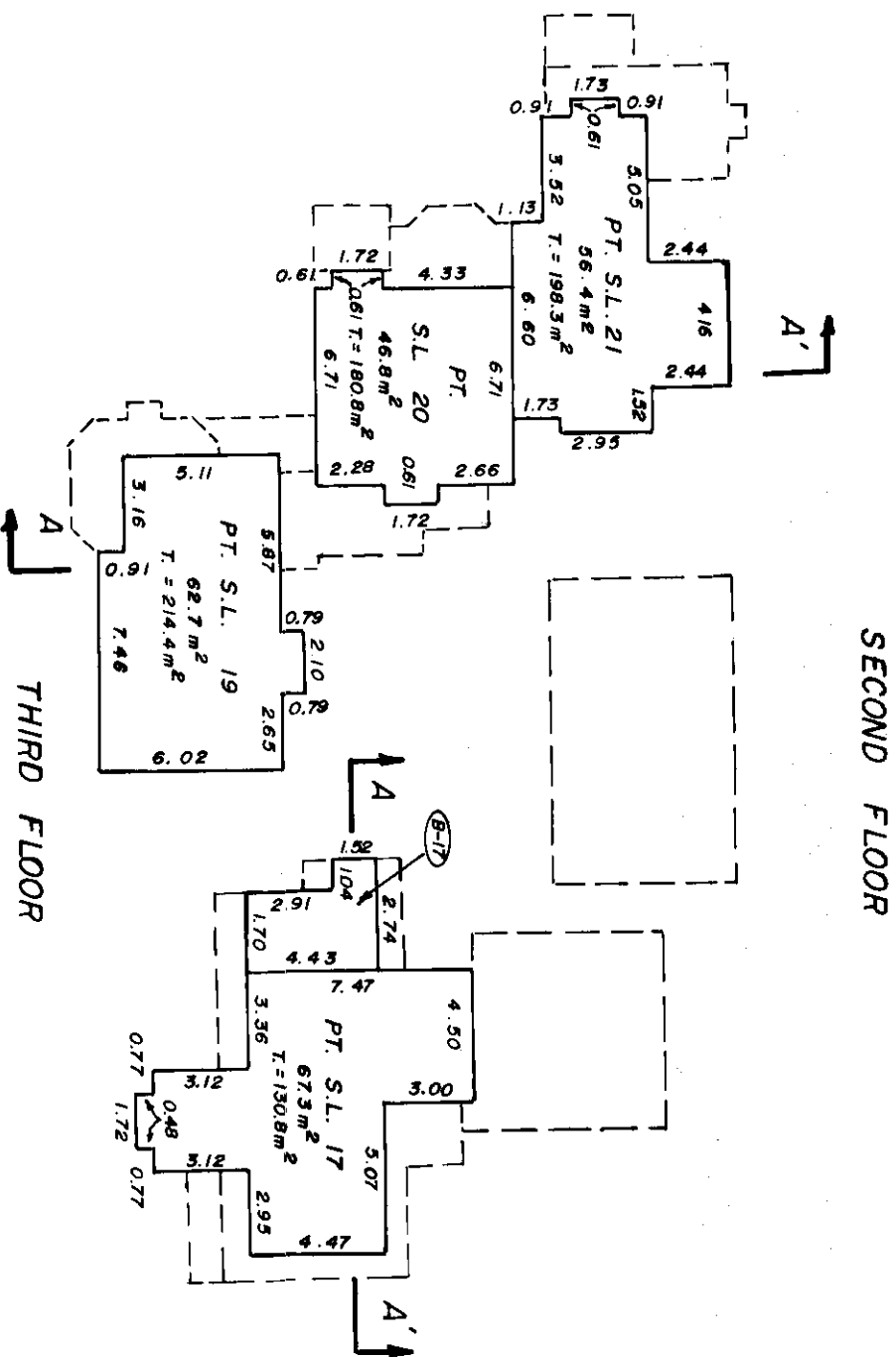
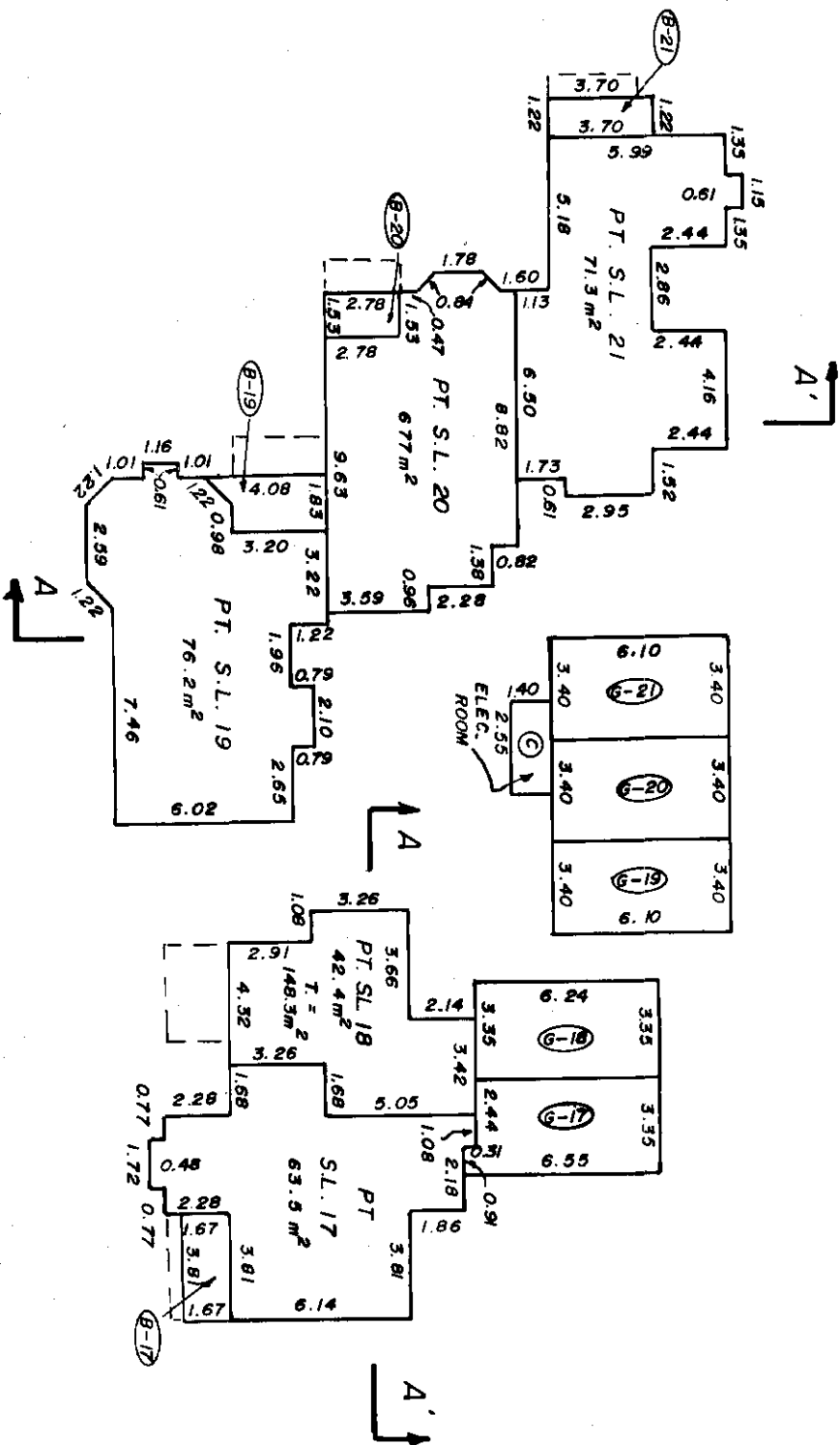
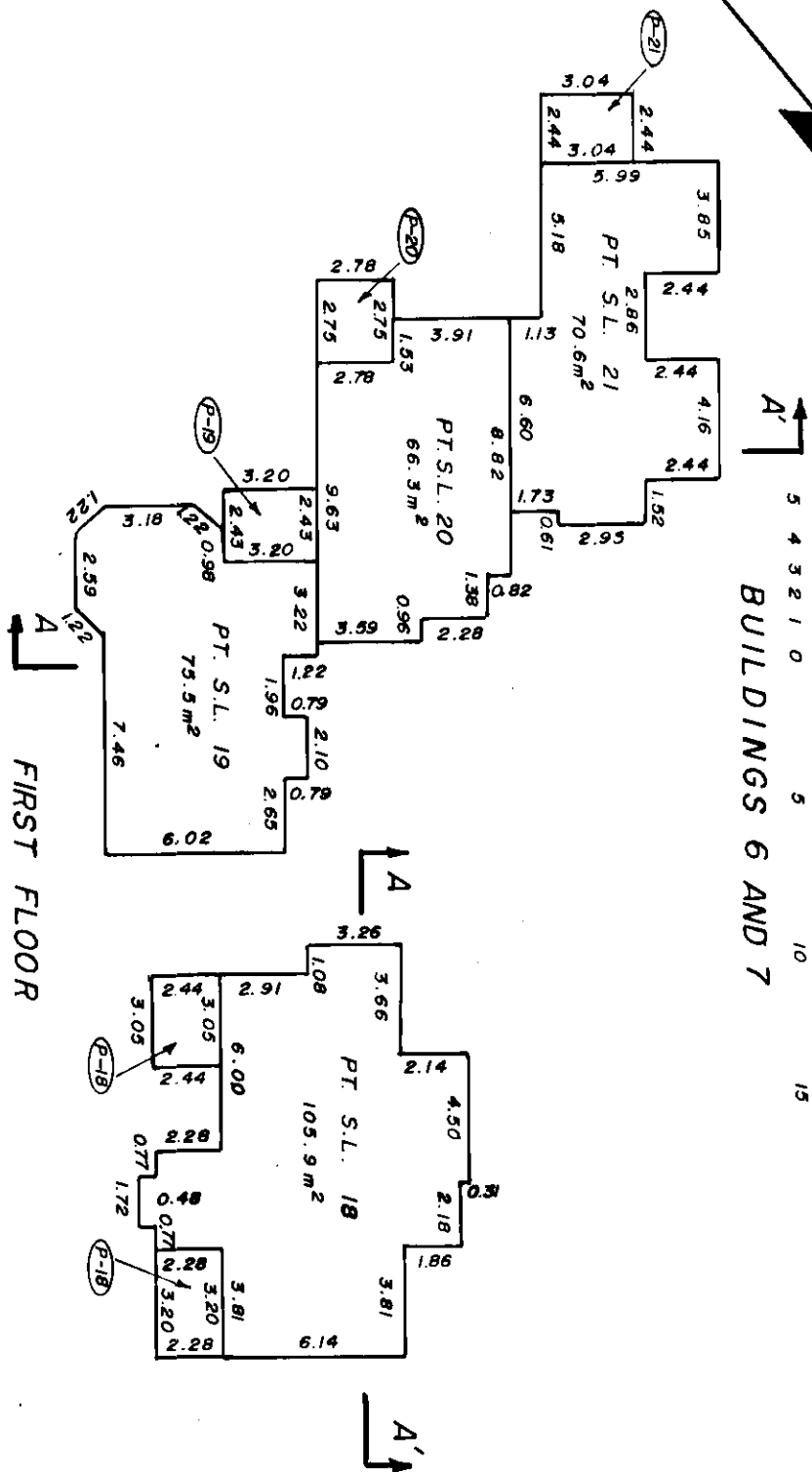
PHASE I
STRATA PLAN NW 2408

FLOOR PLANS
SCALE 1 : 250
BUILDINGS 4 AND 5



PHASE I
STRATA PLAN N.W. 2408

FLOOR PLANS
SCALE: 1" = 250'
BUILDINGS 6 AND 7



BUILDING 7

THIRD FLOOR

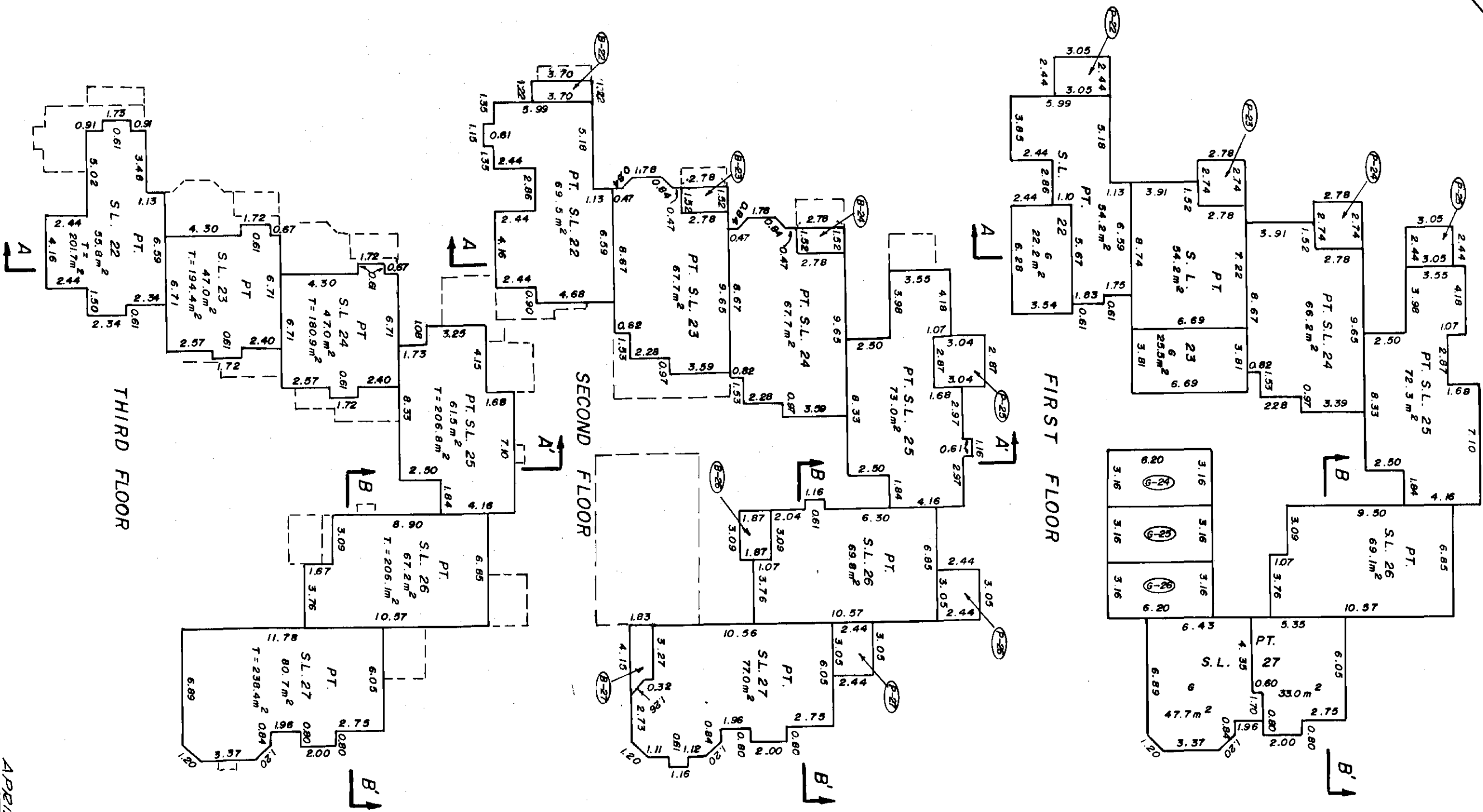
BUILDING 6

APRIL 7, 1982
FILE: 85 - 749

PHASE I
STRATA PLAN N.W. 2408

BUILDING 8
FLOOR PLANS

SCALE :- 1 : 250

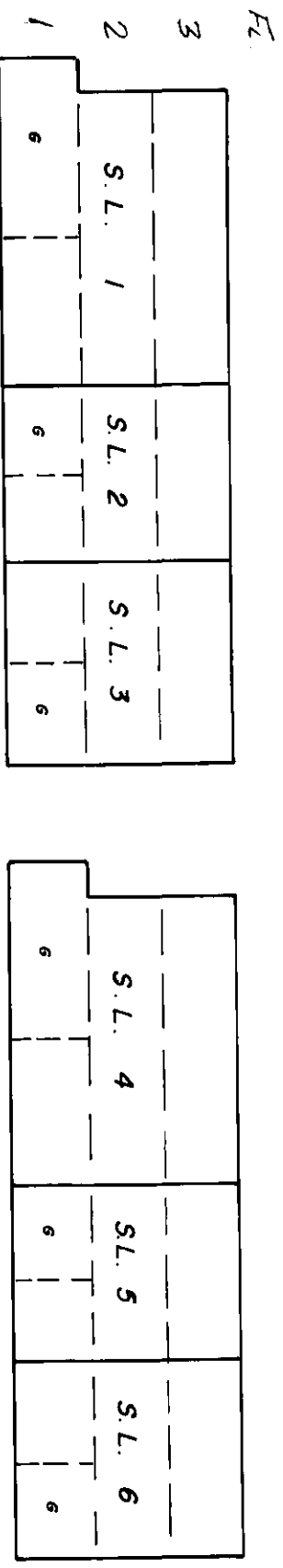


APRIL 7, 1986

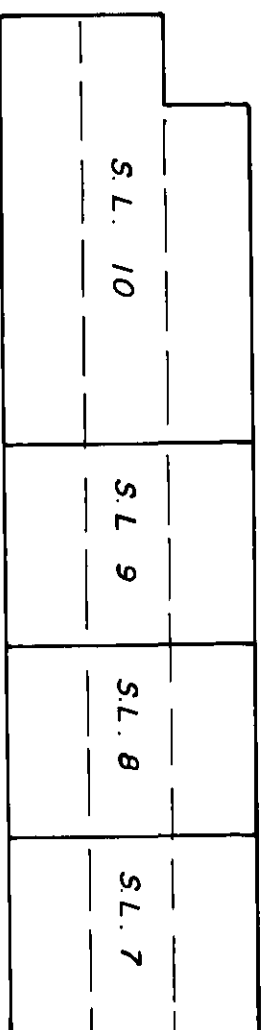
FILE: 85 - 749

PHASE I
STRATA PLAN NW 2408

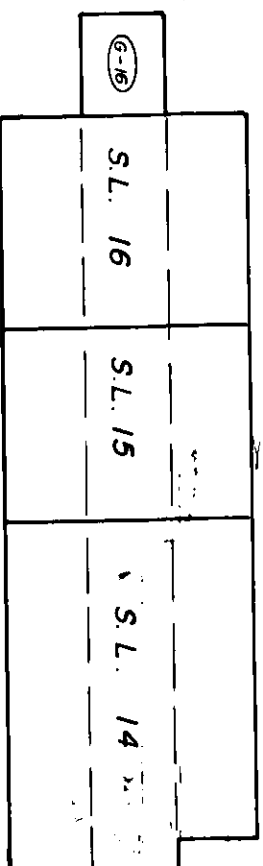
SECTIONS



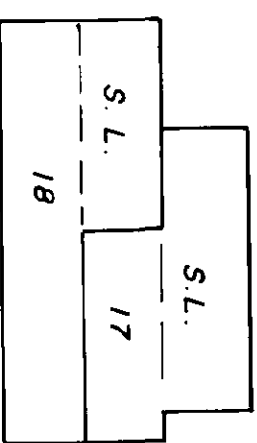
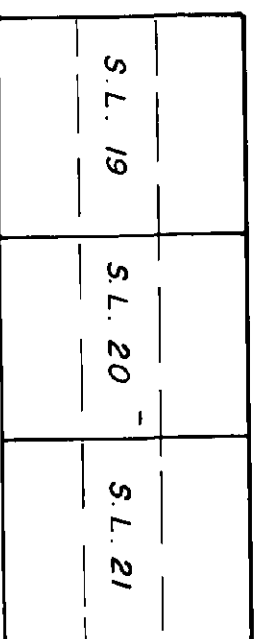
SECTION A-A'



SECTION A-A'

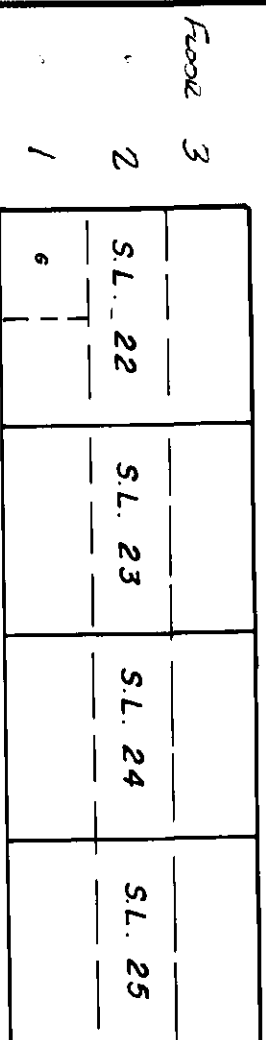


SECTION A-A'

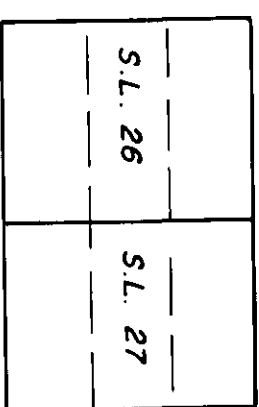


SECTION A-A'

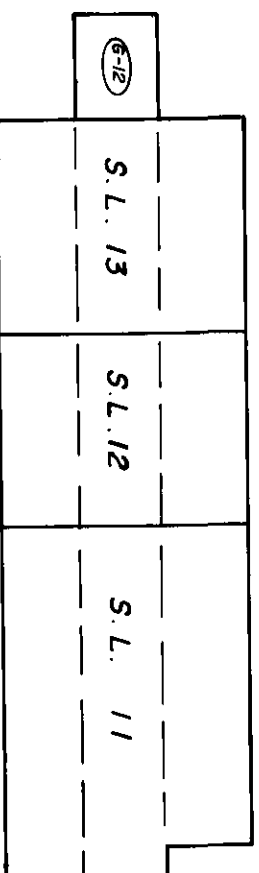
SECTION A-A'



SECTION A-A'



SECTION B-B'



SECTION A-A'

[illegible]

Common Property Sheet Closed? 21/11/95
 Search ALTOS2 or BC Online for
 Current Information. BC Reg 76/95

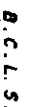
STRATA PLAN NW 2408

Woot
 LINDA J OSHEA, Registrar
 Vancouver - Verifier for Land Title Districts

AFFECTING THE COMMON PROPERTY

REGISTRATION		DOCUMENTS	
NUMBER	DATE	DATE	NATURE AND PARTICULARS
160664C	28.07.1953	10:00	SRU - Trans Mountain Oil Pipe Line Company Plan 13452 Inter Alia
184775C	20.04.1955	13:46	SRU - Imperial Oil Limited Plan 15846 Inter Alia
G29623	23.04.1971	12:08	SRU - Trans Mountain Enterprises of British Columbia Limited Auxiliary Rights over Part Formerly Block 4 Plan 3075 Inter Alia
BY37714	09.08.1975	14:21	SRU - Trans Mountain Enterprises of British Columbia Limited Plan 48851 Auxiliary Rights over Part Formerly Block 4 Plan 3075 Inter Alia
BY3887D	29.10.1975	14:48	SRU - Trans Mountain Enterprises of British Columbia Limited Auxiliary Rights over Part Formerly Block 4 Plan 3075 Inter Alia
BY107803	31.01.1979	11:57	SRU - Trans Mountain Enterprises of British Columbia Limited Plan 49901 Inter Alia
BY124524	30.11.1979	14:16	SRU - British Columbia Hydro and Power Authority Plan 58234 Inter Alia
BY126778	04.02.1980	12:41	SRU - District of Burnaby Plan 58579 Inter Alia
BY132861	06.06.1980	11:42	SRU - British Columbia Hydro and Power Authority Plan 59334 Inter Alia
Y75517	13.05.1985	14:59	Easement - Plan 69566 Appurtenant to Lot 93 Plan 5976 Inter Alia
Y16884D	21.10.1985	13:29	Mtg of the Tenants Dominion Bank Inter Alia
CANCELLED	21.10.1985	13:30	HR - The Tenants Dominion Bank Inter Alia
Y168841	21.10.1985	13:30	HR - The Tenants Dominion Bank Inter Alia
CANCELLED	24.09.1987	24.09.1987	SRU - District of Burnaby Plan 70702 with priority over Y16884D Inter Alia
Y187080	20.11.1985	13:15	SRU - District of Burnaby Plan 70702 with priority over Y16884D Inter Alia
Y187081	20.11.1985	13:16	SRU - District of Burnaby Plan 70702 with priority over Y16884D Inter Alia

FOR UNIT NUMBERS SEE
SHEET 3



THIS PLAN LIES WITHIN THE GREATER VANCOUVER REGIONAL DISTRICT.



PHASE II
STRATA PLAN N.W. 2408

CONDOMINIUM ACT.

LOT No.	SHEET No.	FORM 1	FORM 2	FORM 3	CIVIC ADDRESS SUITE No.
		SCHEDULE OF UNIT ENTITLEMENT	SCHEDULE OF INTEREST UPON DESTRUCTION	SCHEDULE OF VOTING RIGHTS	
28		1	122,500		28
29		1	117,900		29
30		1	122,900		30
31		1	113,900		31
32		1	113,900		32
33		1	115,900		33
34		1	107,900		34
35		1	107,900		35
36		1	107,900		36
37		1	107,900		37
38		1	118,750		38
39		1	116,900		39
40		1	120,900		40
41		1	130,900		41
42		1	116,900		42
43		1	116,900		43
44		1	128,900		44
45		1	116,900		45
46		1	116,900		46
47		1	107,900		47
48		1	107,900		48
AGGREGATE		21	2,438,350		

APPROVED AS PHASE II OF A III PHASE
 STRATA PLAN UNDER CONDOMINIUM ACT.
 DATED THIS 15 DAY OF JULY 1986

Anthony L. Pan
 APPROVING OFFICER
 MUNICIPALITY OF BURNABY.

OWNER
 CRESSEY DEVELOPMENT CORPORATION
[Signature]
 AUTHORIZED SIGNATORY

AUTHORIZED SIGNATORY

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.

MORTGAGEE:
 THE TORONTO-DOMINION BANK.
[Signature]
 AUTHORIZED SIGNATORY

AUTHORIZED SIGNATORY

DECLARED BEFORE ME AT BURNABY, B.C.
 THIS 3 DAY OF JULY 1986.

A COMMISSIONER FOR TAKING AFFIDAVITS WITHIN
 THE PROVINCE OF BRITISH COLUMBIA

ACCEPTED AS TO FORMS 1, 2 AND 3
 THIS 22nd DAY OF August 1986.

Ernie K. Kirby
 SUPERINTENDENT OF INSURANCE

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 27 DAY OF JULY 1986
 BEEN PREVIOUSLY OCCUPIED.
 DATED AT SURREY.
 THIS 27 DAY OF JULY 1986

D. Dyck
 B.C.L.S.

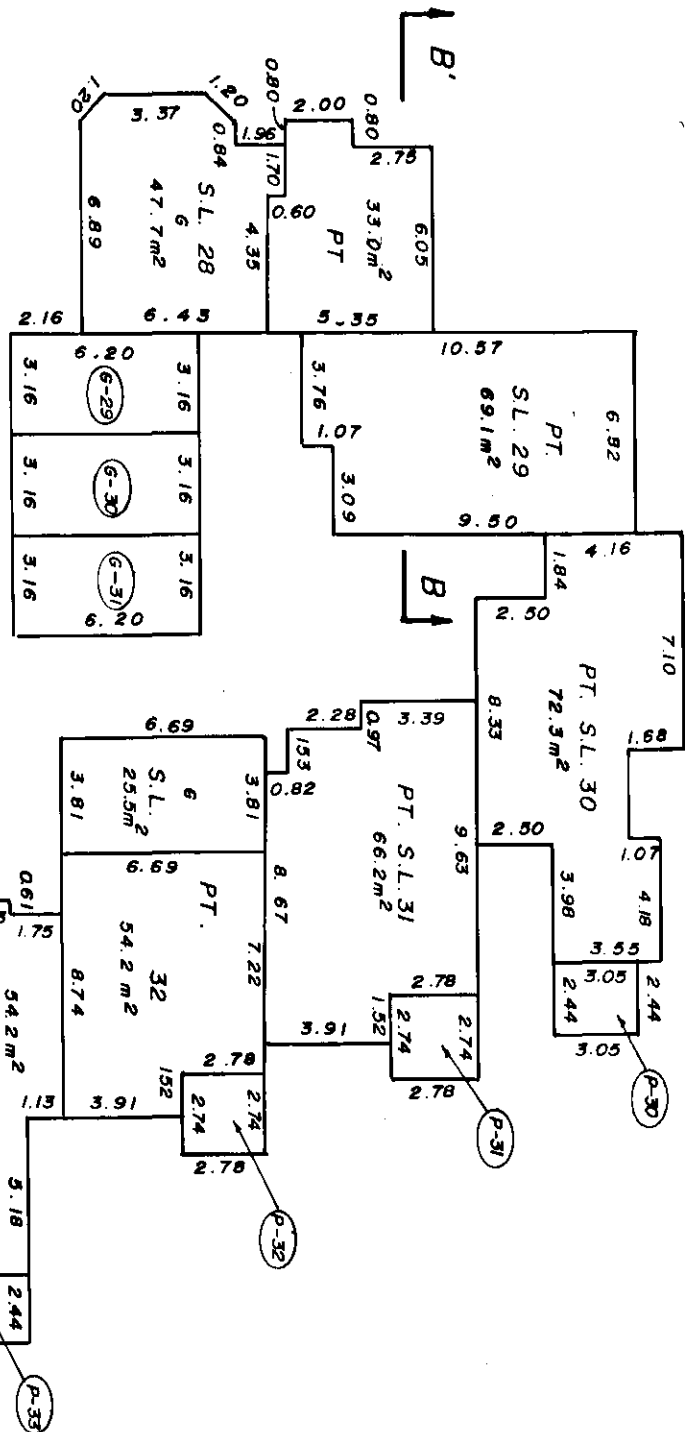
PHASE II STRATA PLAN N.W. 24.08

BUILDING 9 FLOOR PLANS

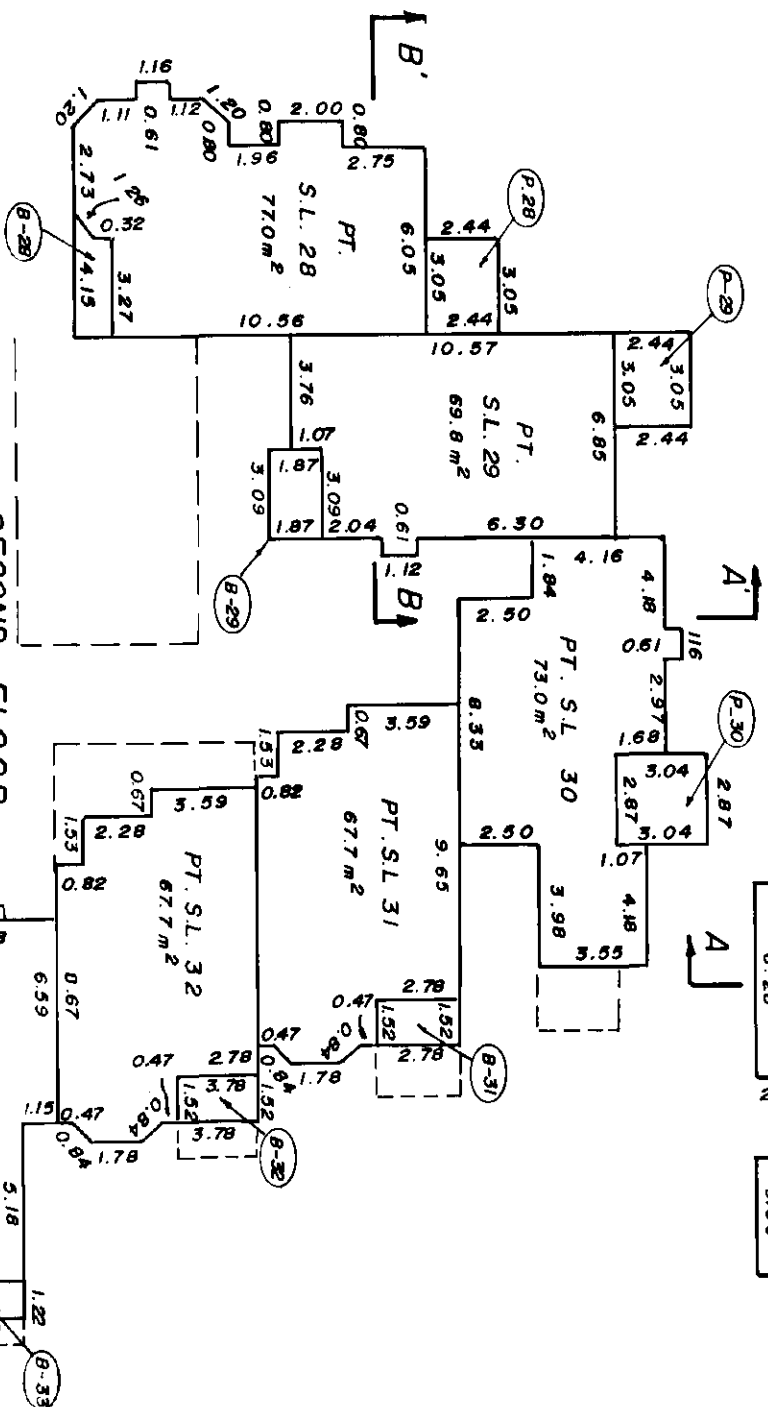
SCALE 1" = 250'



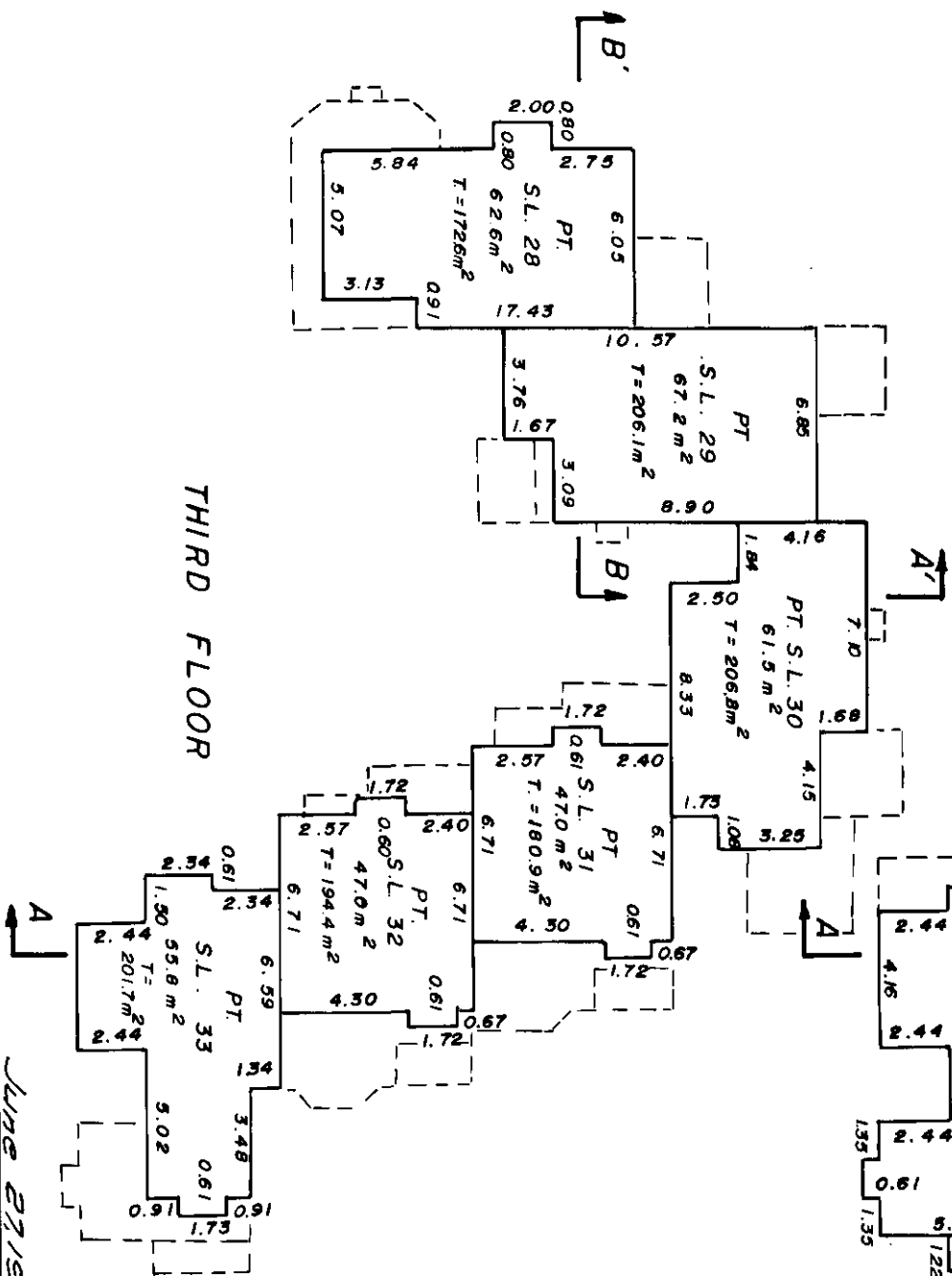
A



FIRST FLOOR



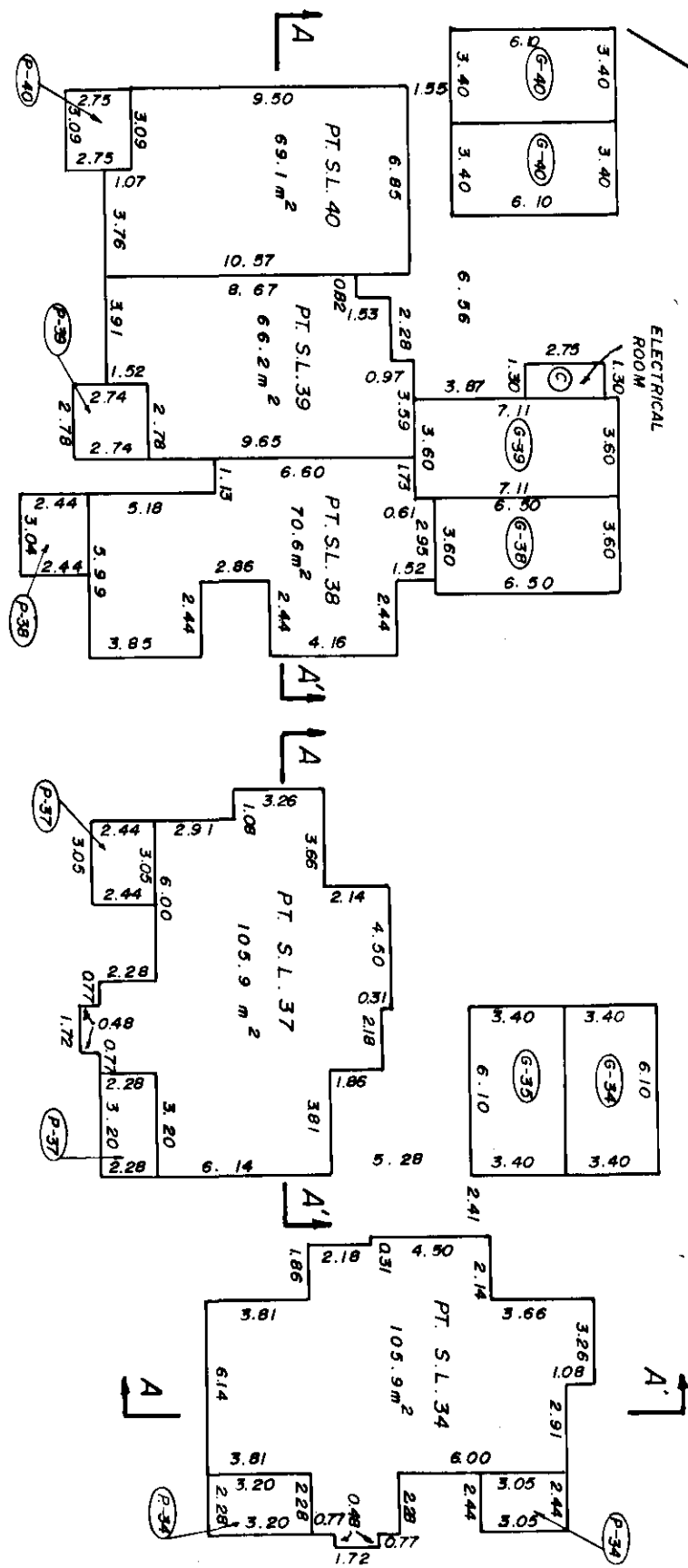
SECOND FLOOR



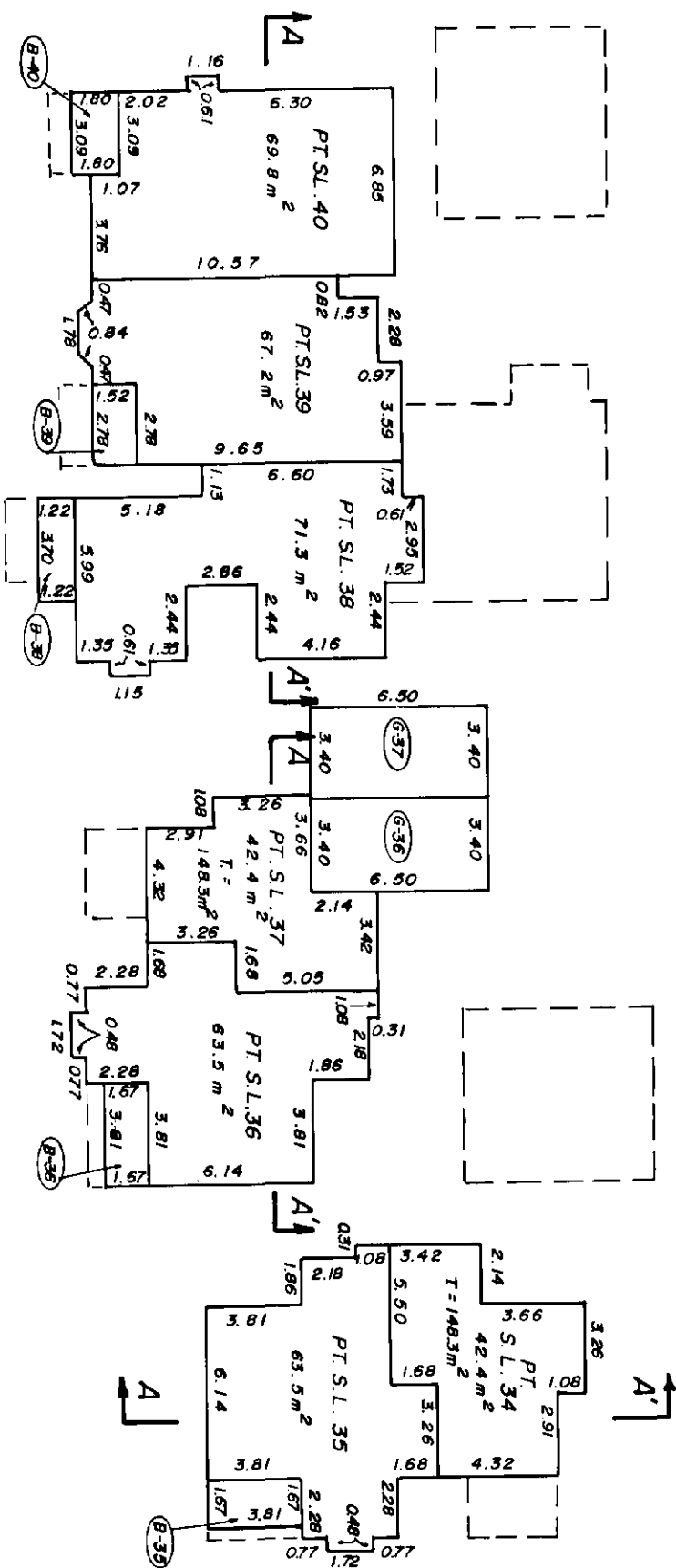
THIRD FLOOR

PHASE II
STRATA PLAN NW 2408

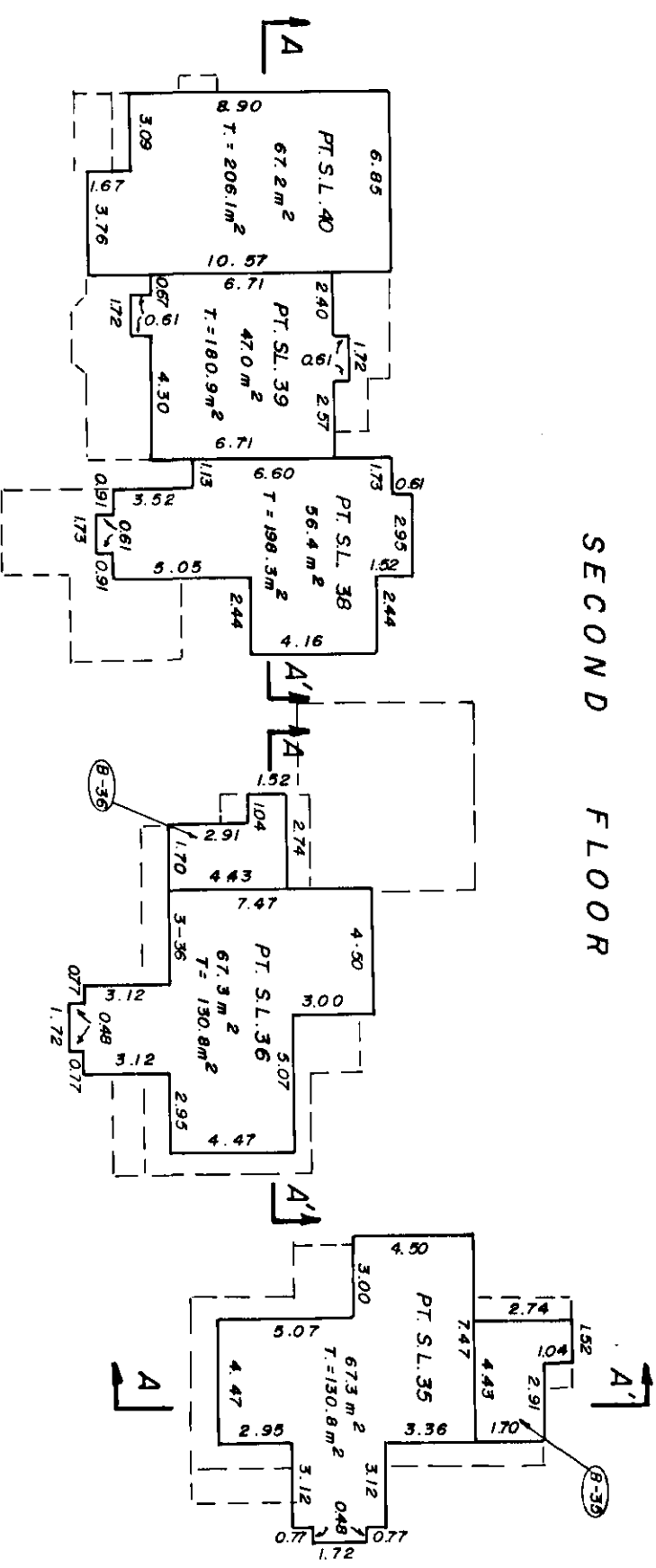
FLOOR PLANS
SCALE 1 : 250
BUILDINGS 10, 11 AND 12



FIRST FLOOR



SECOND FLOOR



THIRD FLOOR

BLDG. 12

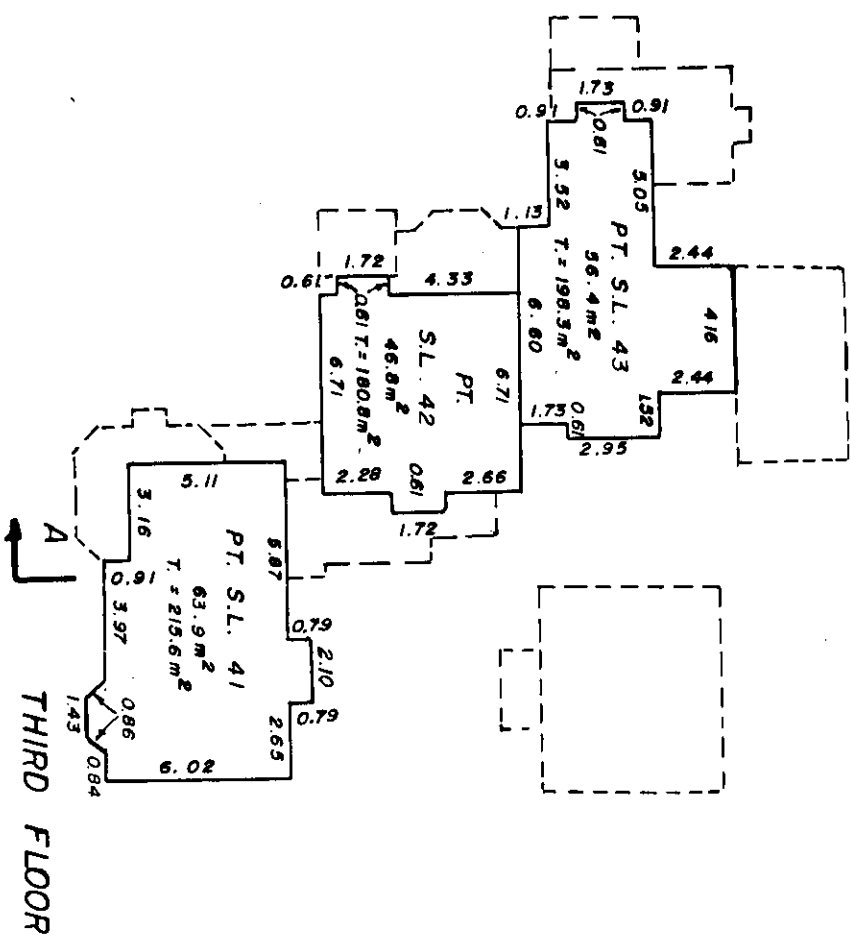
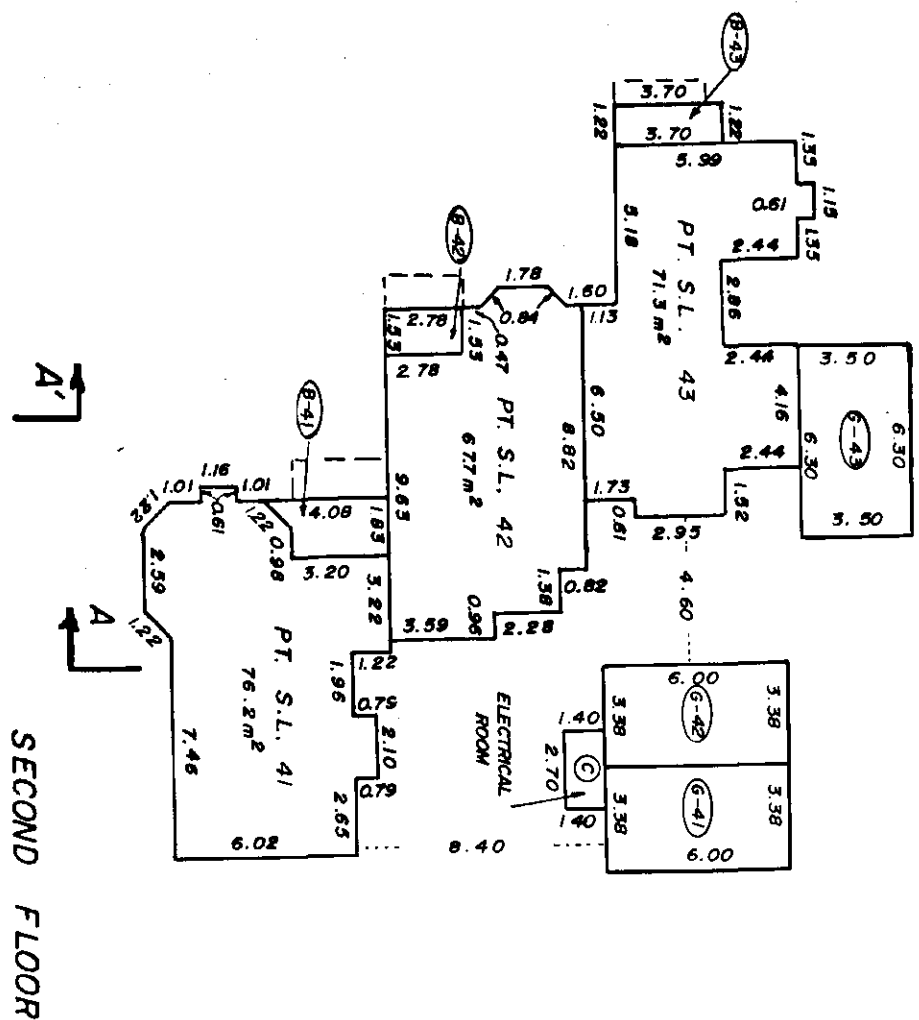
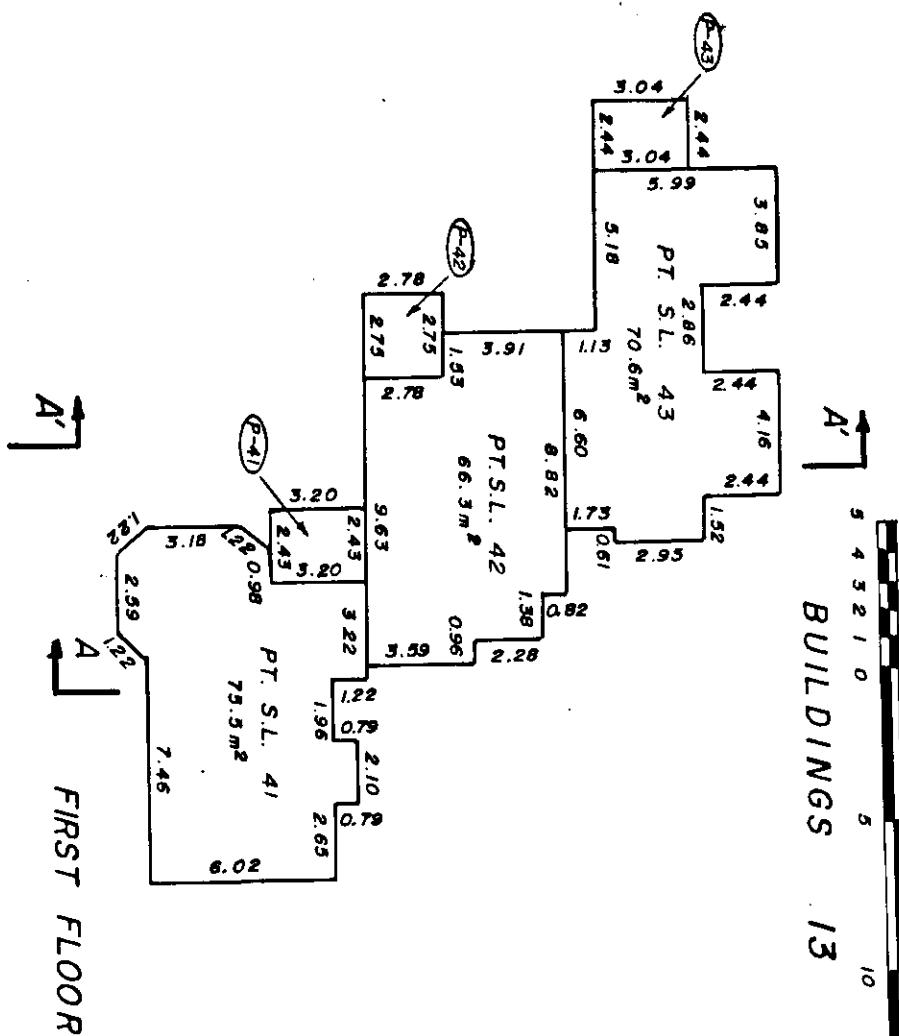
BLDG. 11

BLDG. 10

June 27, 1988

PHASE II
STRATA PLAN N.W. 2408

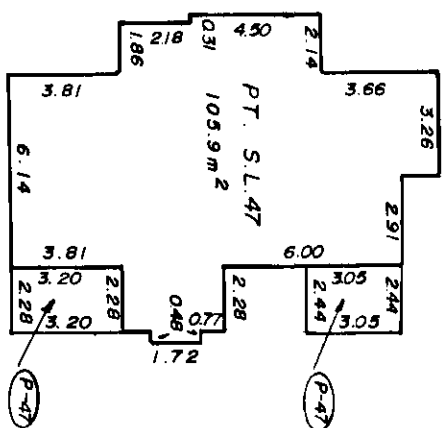
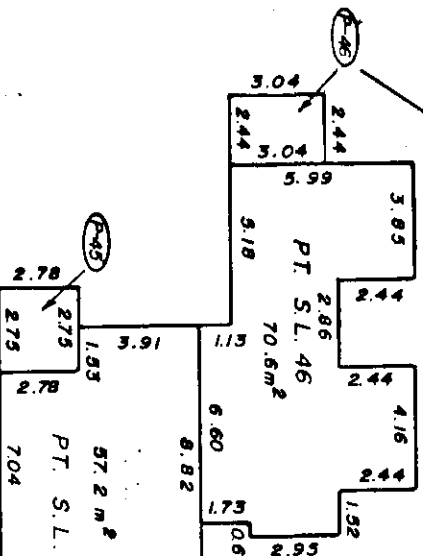
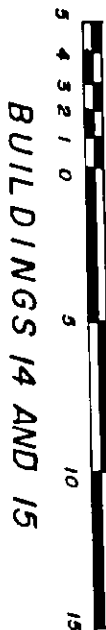
FLOOR PLANS
SCALE 1" = 250'
BUILDINGS 13



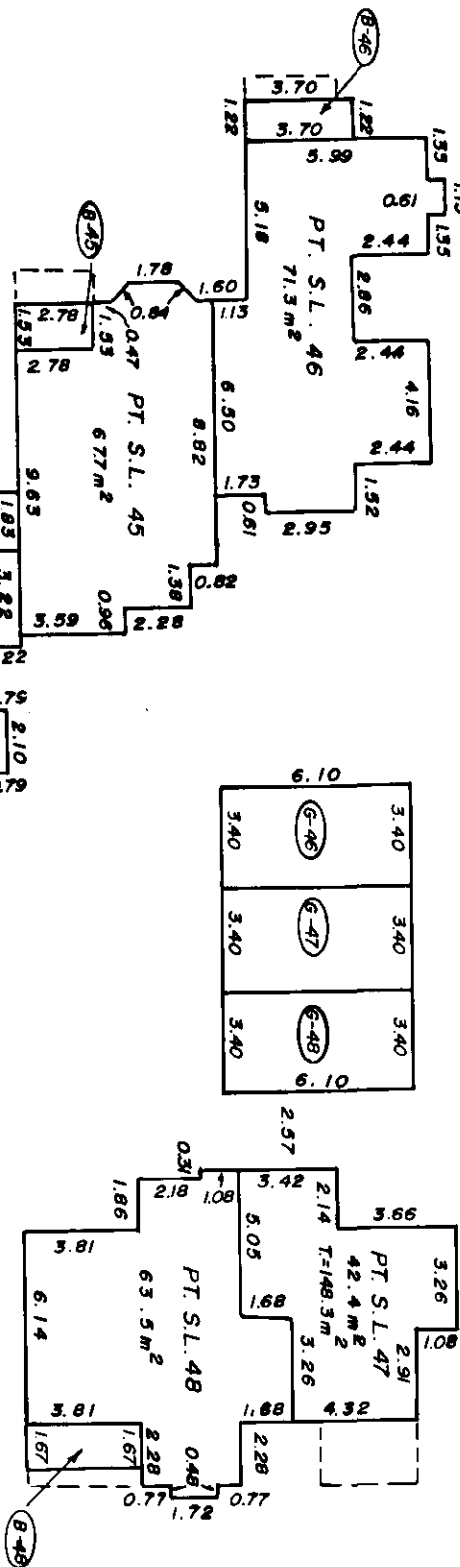
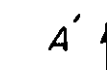
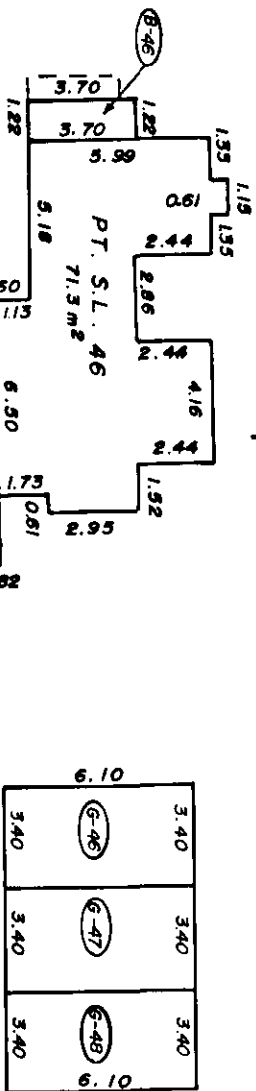
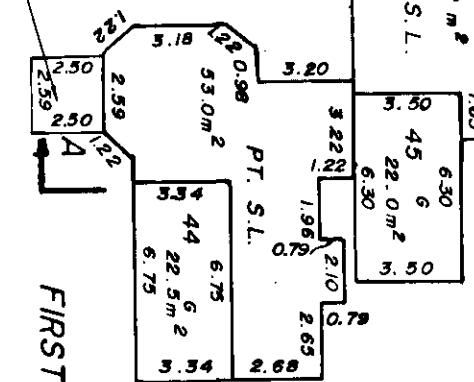
PHASE II
STRATA PLANN.W. 2408

FLOOR PLANS

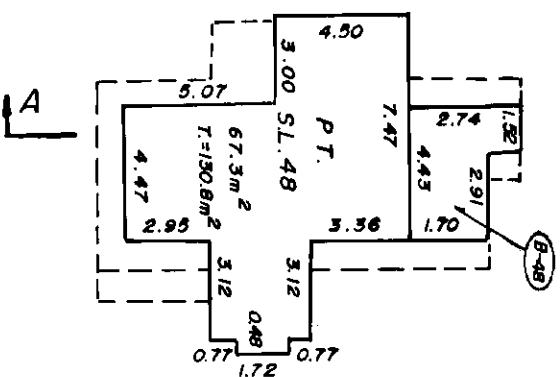
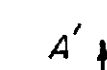
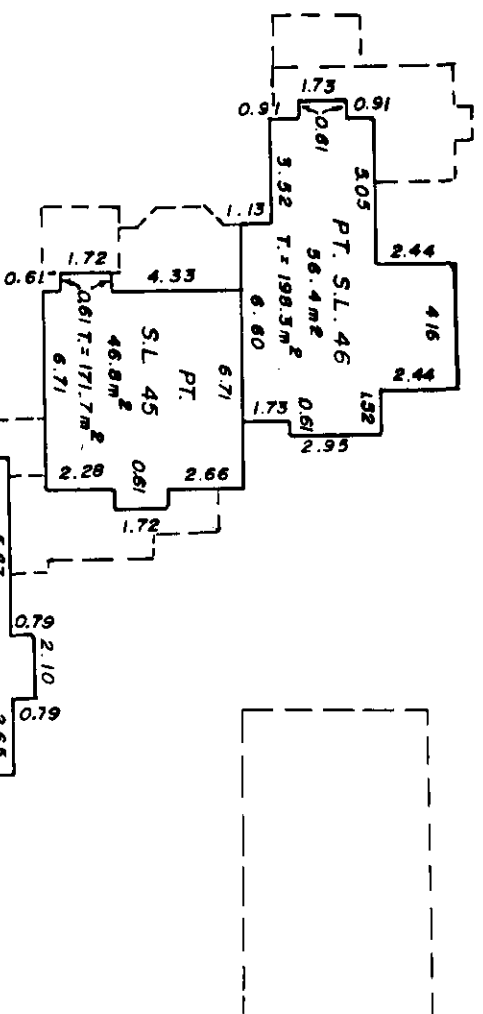
SCALE :- 1 : 250



FIRST FLOOR



SECOND FLOOR



BUILDING 14

THIRD FLOOR

BUILDING 15

June 27, 1986. A.D.

PHASE II
STRATA PLAN NW. 2408



S.L. 33	S.L. 32	S.L. 31	S.L. 30
6			

S.L. 28	S.L. 29

SECTION A-A'

SECTION B-B'

S.L. 40	S.L. 39	S.L. 38

	S.L.
S.L.	36
37	

	S.L.
35	S.L.
34	

SECTION A-A'

SECTION A-A'

SECTION A-A'

S.L. 41	S.L. 42	S.L. 43	(G-43)

S.L. 44	S.L. 45	S.L. 46	
6			

SECTION A-A'

SECTION A-A'

	S.L.
48	S.L.
47	

SECTION A-A'

PHASE III
STRATA PLAN NW. 2408

DEPOSITED AND REGISTERED IN THE LAND
TITLE OFFICE AT NEW WESTMINSTER, B.C.
THIS 12 DAY OF DECEMBER, 1986

REGISTRAR *[Signature]*
REFERENCE NO. 2229319E to 2229341E

CIVIC ADDRESS :-

9000, ASH GROVE
BURNABY, B.C.

FOR UNIT NUMBERS SEE
SHEET 3

**STRATA PLAN OF LOT 91 EXCEPT
PHASE I AND PHASE II**
STRATA PLAN NW 2408
OF D.L. 15,100 AND 148,GP I
N.W.D. PLAN 51478

SCALE 1" = 1250'

ROB NO 0 20 40 60 80
ALL DISTANCES ARE IN METRES.

LEGEND

- HA DENOTES HECTARE.
- M² DENOTES SQUARE METRES.
- S.L. DENOTES STRATA LOT.
- PT. DENOTES PART.
- ⊙ DENOTES COMMON PROPERTY.
- LCR DENOTES LIMITED COMMON PROPERTY.
- ⊖ DENOTES GARAGE BEING LIMITED COMMON PROPERTY FOR THE EXCLUSIVE USE OF S.L. 7.
- ⊖ DENOTES PATIO BEING LIMITED COMMON PROPERTY FOR THE EXCLUSIVE USE OF S.L. 9.
- ⊖ DENOTES BALCONY BEING LIMITED COMMON PROPERTY FOR THE EXCLUSIVE USE OF S.L. 11.
- G. DENOTES GARAGE BEING PART OF STRATA LOT.
- T. DENOTES TOTAL.

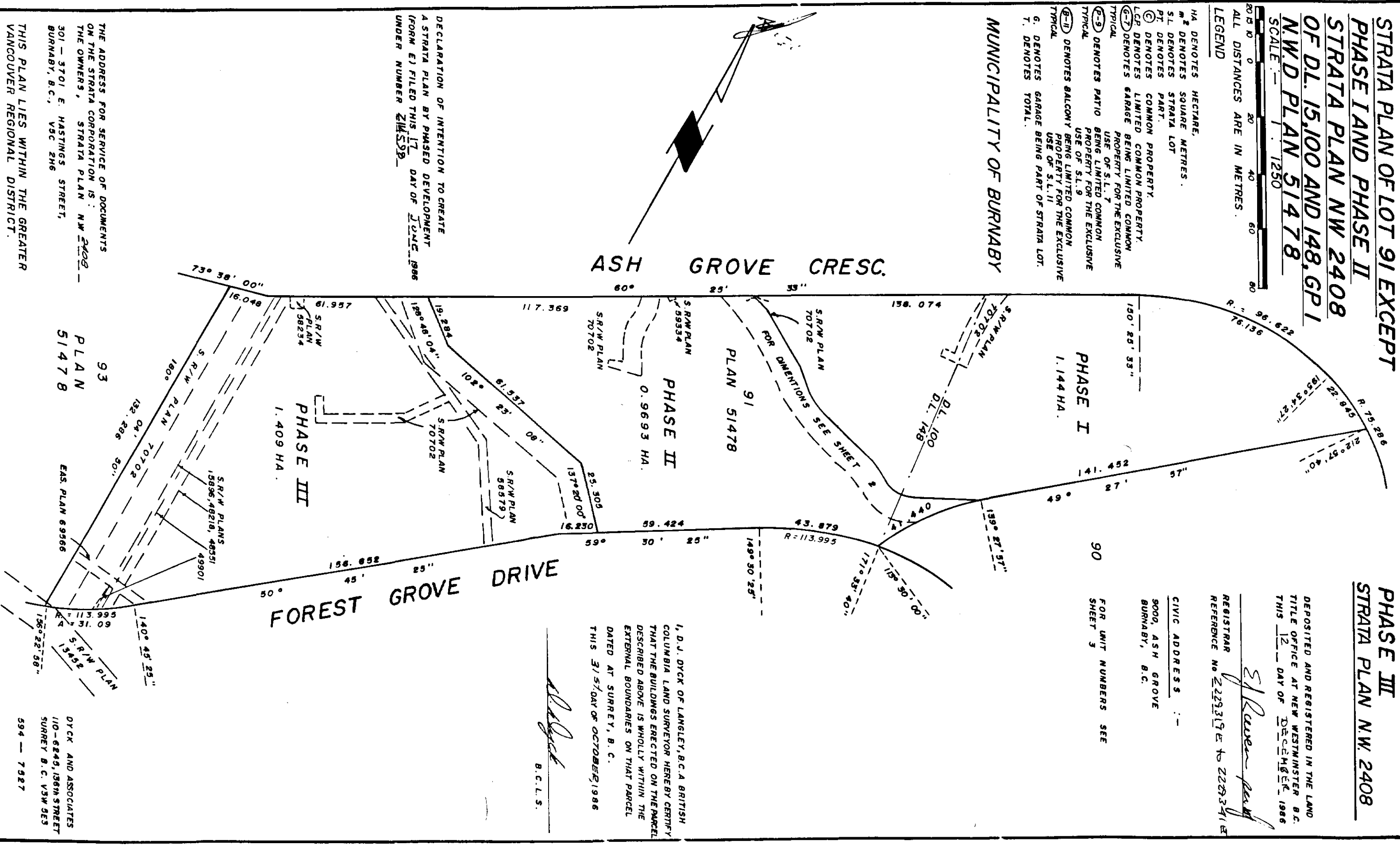
MUNICIPALITY OF BURNABY

ASH GROVE CRESC.

DECLARATION OF INTENTION TO CREATE
A STRATA PLAN BY PHASED DEVELOPMENT
(FORM E) FILED THIS 17 DAY OF JUNE, 1986
UNDER NUMBER 214529.

THE ADDRESS FOR SERVICE OF DOCUMENTS
ON THE STRATA CORPORATION IS :
THE OWNERS, STRATA PLAN NW 2408 -
301 - 3701 E. HASTINGS STREET,
BURNABY, B.C., V5C 2H6

THIS PLAN LIES WITHIN THE GREATER
VANCOUVER REGIONAL DISTRICT.



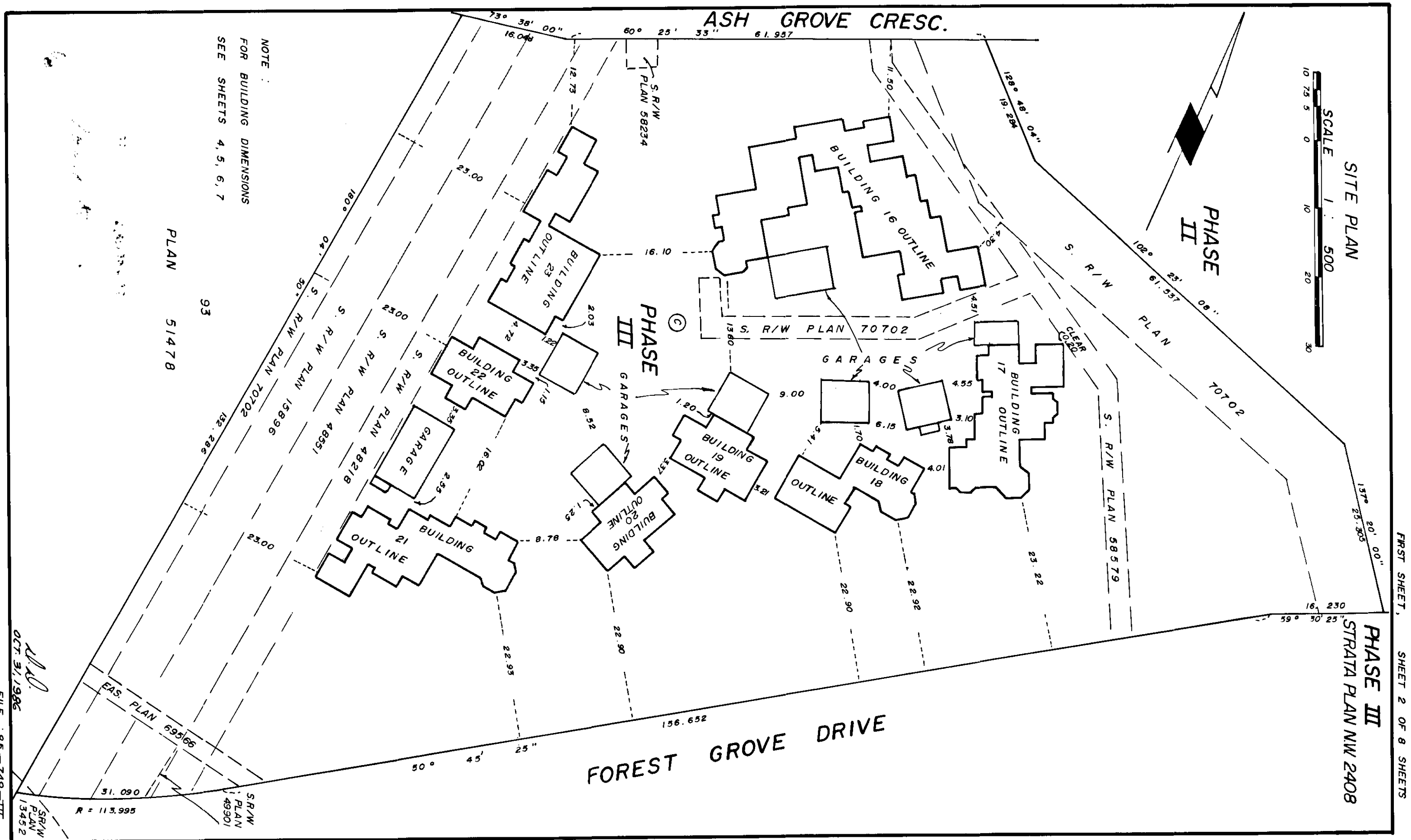
I, D. J. DYCK OF LANGLÉY, B.C. A BRITISH
COLUMBIA LAND SURVEYOR HEREBY CERTIFY
THAT THE BUILDINGS ERECTED ON THE PARCEL
DESCRIBED ABOVE IS WHOLLY WITHIN THE
EXTERNAL BOUNDARIES ON THAT PARCEL
DATED AT SURREY, B. C.
THIS 31 DAY OF OCTOBER, 1986

[Signature]
B. C. L. S.

93
PLAN
51478

EAS. PLAN 69566

DYCK AND ASSOCIATES
110-6249, 136TH STREET
SURREY B.C. V3W 5E3
594 - 7927



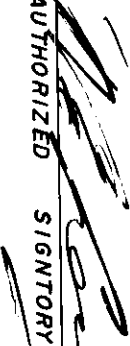
PHASE III
STRATA PLAN N.W. 2408

CONDOMINIUM ACT.

LOT No.	SHEET No.	FORM 1	FORM 2	FORM 3	CIVIC ADDRESS SUITE No.
		SCHEDULE OF UNIT ENTITLEMENT	SCHEDULE OF INTEREST UPON DESTRUCTION	SCHEDULE OF VOTING RIGHTS	
		UNIT ENTITLEMENT	INTEREST UPON DESTRUCTION	No OF VOTES	
49	4	1	122, 500		49
50	4	1	117, 900		50
51	4	1	122, 900		51
52	4	1	113, 900		52
53	4	1	113, 900		53
54	4	1	115, 900		54
55	5	1	118, 750		55
56	5	1	116, 900		56
57	5	1	130, 900		57
58	5	1	130, 900		58
59	5	1	120, 900		59
60	5	1	107, 900		60
61	5	1	107, 900		61
62	6	1	107, 900		62
63	6	1	107, 900		63
64	6	1	130, 900		64
65	6	1	116, 900		65
66	6	1	118, 750		66
67	7	1	107, 900		67
68	7	1	107, 900		68
69	7	1	114, 900		69
70	7	1	117, 900		70
71	7	1	122, 900		71
AGGREGATE		23	2,695,000		

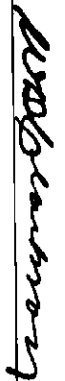
APPROVED AS PHASE III OF A THREE PHASE
STRATA PLAN UNDER CONDOMINIUM ACT.
DATED THIS 19 DAY OF NOVEMBER, 1986


APPROVING OFFICER
MUNICIPALITY OF BURNABY.

OWNER
CRESSEY DEVELOPMENT CORPORATION

AUTHORIZED SIGNATORY

AUTHORIZED SIGNATORY

MORTGAGE
THE TORONTO - DOMINION BANK.

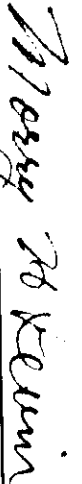

AUTHORIZED SIGNATORY

AUTHORIZED SIGNATORY

DECLARED BEFORE ME AT BURNABY, B.C.
THIS 21 DAY OF DECEMBER, 1986

A COMMISSIONER FOR TAKING AFFIDAVITS WITHIN
THE PROVINCE OF BRITISH COLUMBIA.

ACCEPTED AS TO FORMS 1, 2 AND 3
THIS 11th DAY OF DECEMBER 1986.


SUPERINTENDENT OF REAL ESTATE

I, D.J. DYCK OF LANGLEY, B.C. A BRITISH
COLUMBIA LAND SURVEYOR, HEREBY CERTIFY
THAT THE BUILDINGS SHOWN IN THIS
STRATA PLAN HAS NOT AS OF
THE 31 DAY OF OCTOBER, 1986
BEEN PREVIOUSLY OCCUPIED.
DATED AT SURREY.
THIS 31 DAY OF OCTOBER, 1986


B.C.L.S.

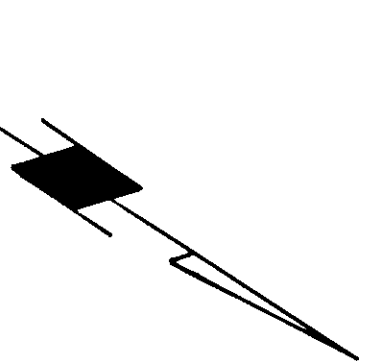
PHASE III STRATA PLAN N.W. 2408

BUILDING 16 FLOOR PLANS

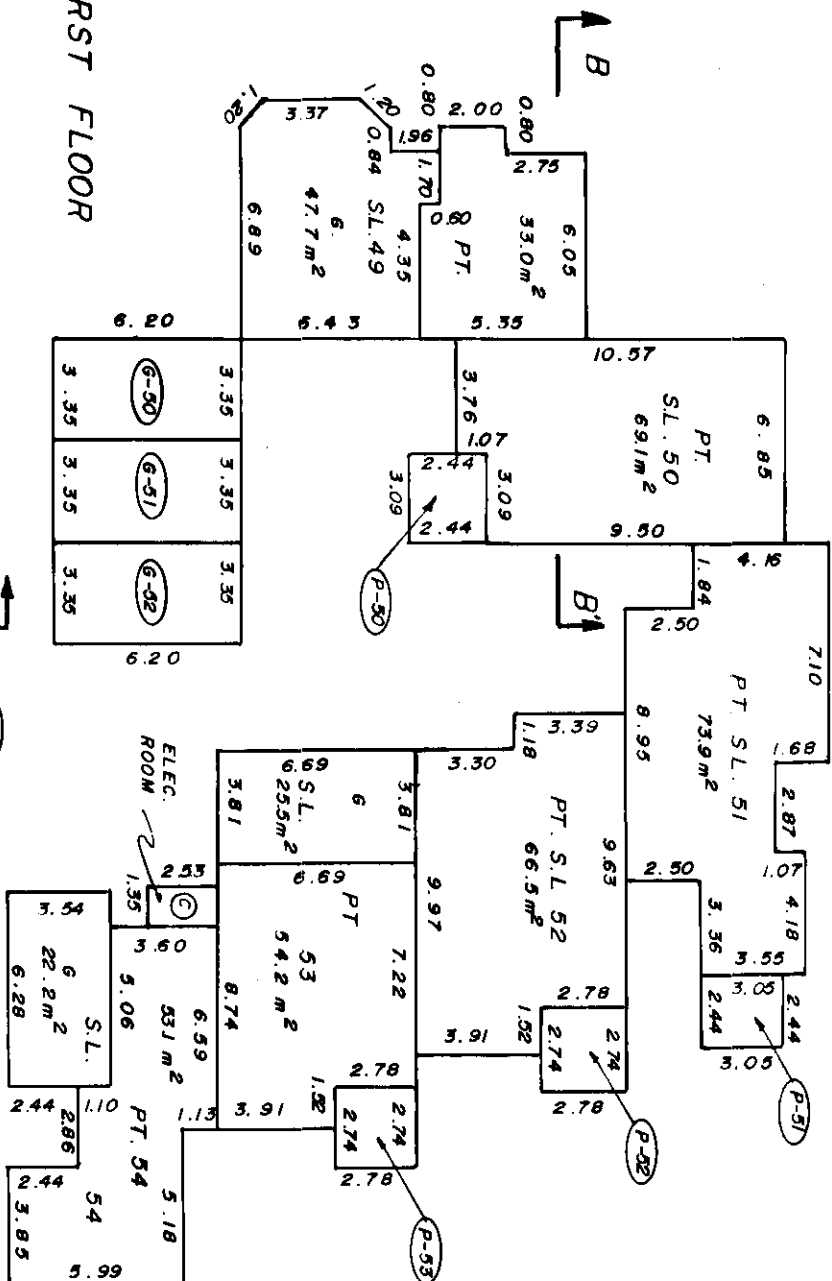
SCALE 1 : 250



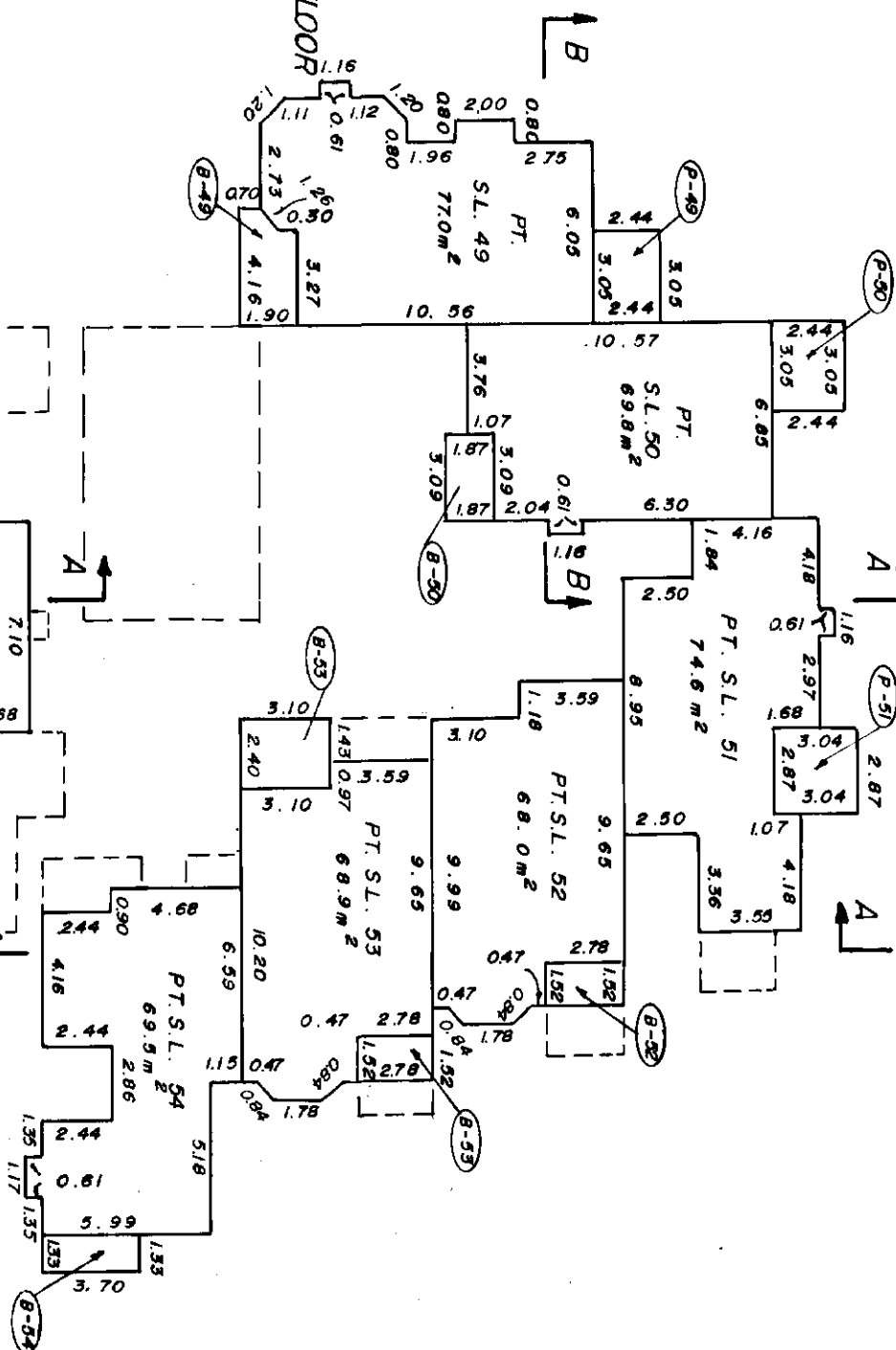
A'



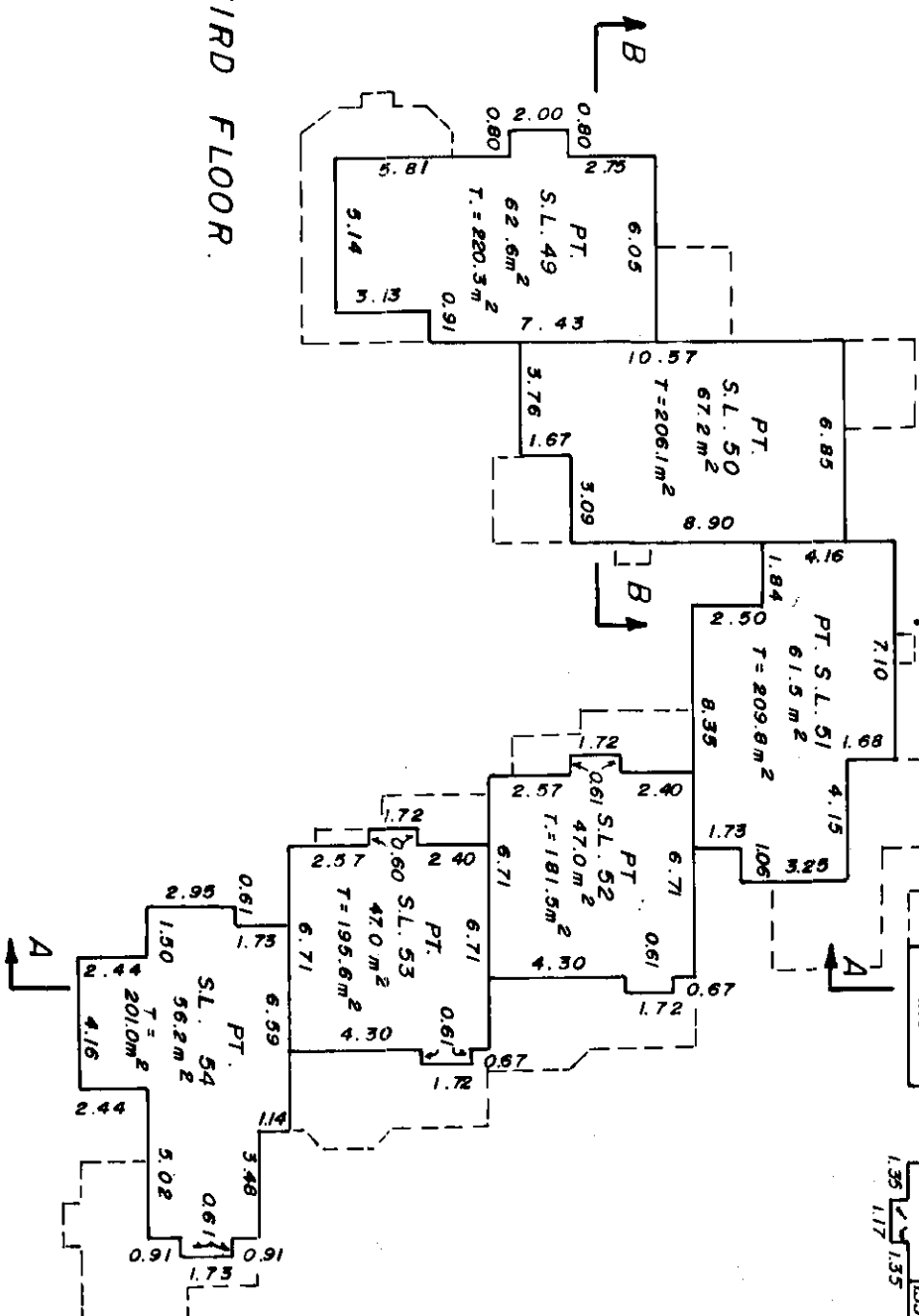
FIRST FLOOR



SECOND FLOOR



THIRD FLOOR

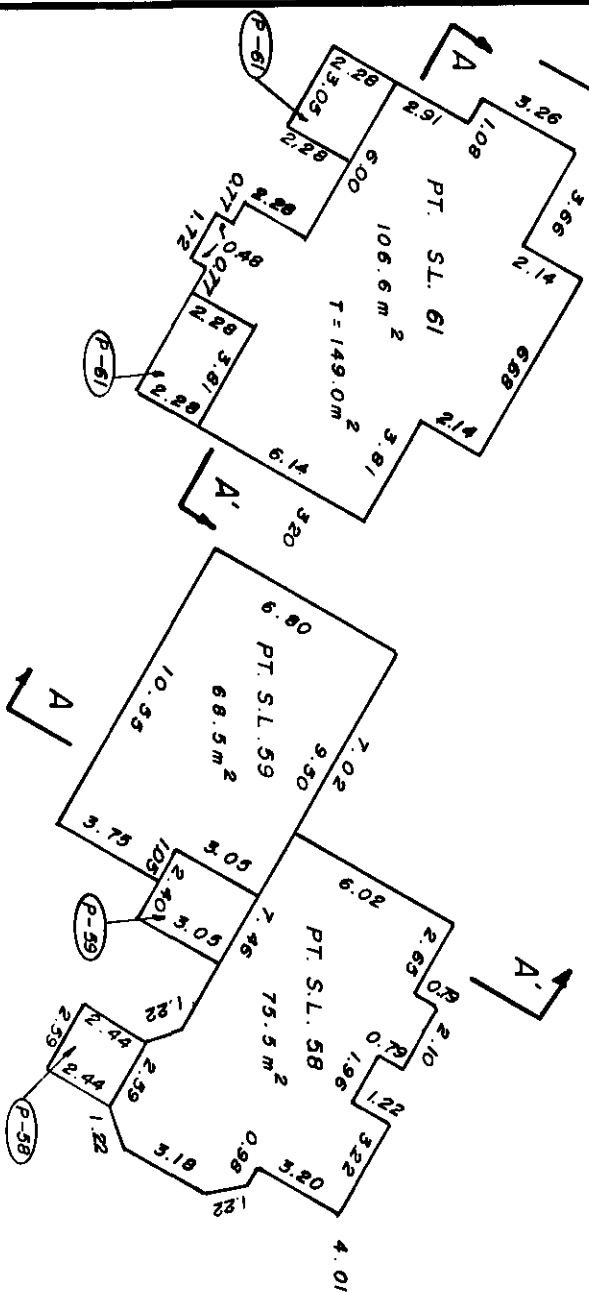

 OCT. 31, 1986
 FILE : 85-749-III

PHASE III
STRATA PLAN N.W. 2408

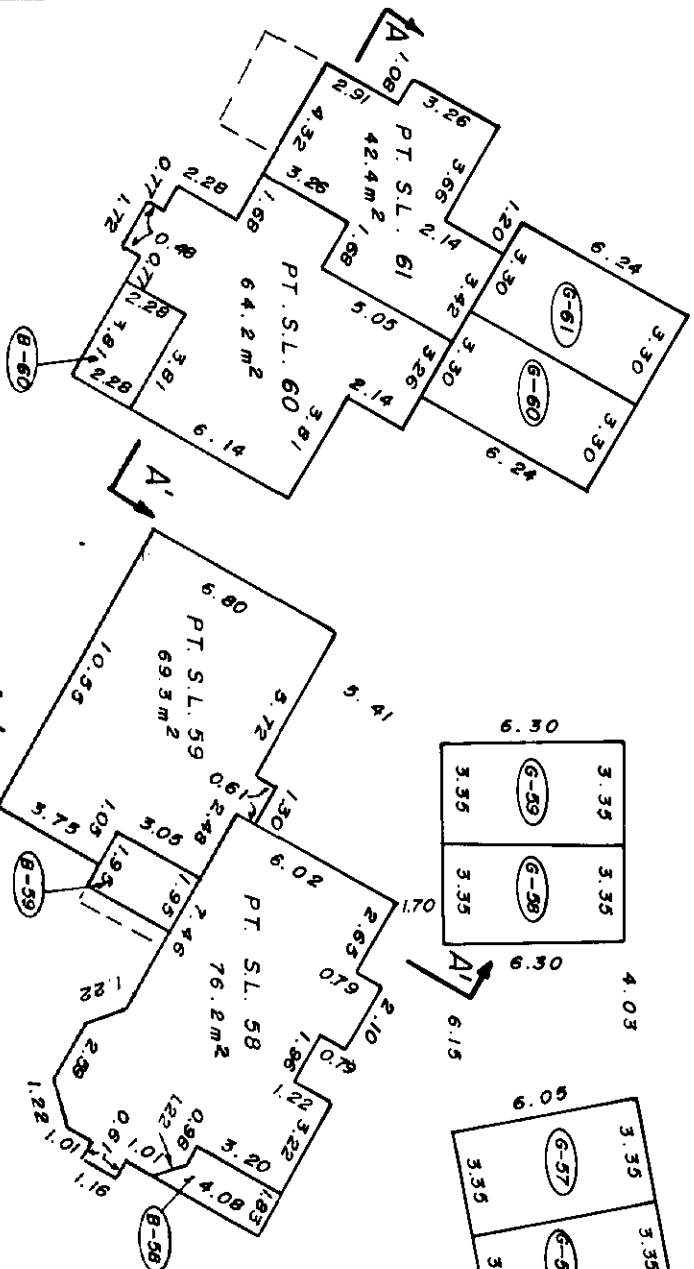
FLOOR PLANS

SCALE : — 1 : 250

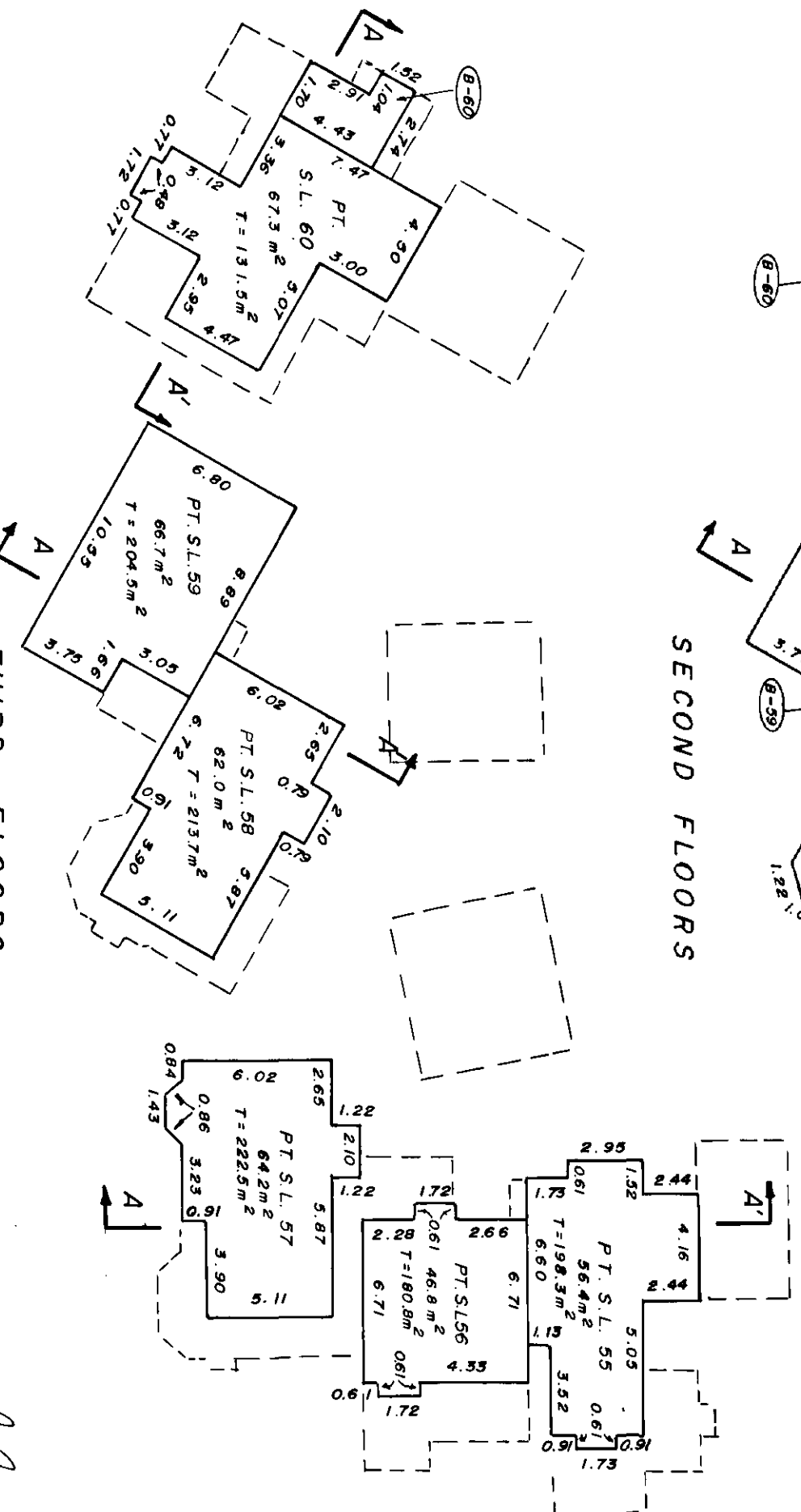
BUILDINGS 17, 18 AND 19



FIRST FLOORS



SECOND FLOORS



BUILDING 19

BUILDING 18

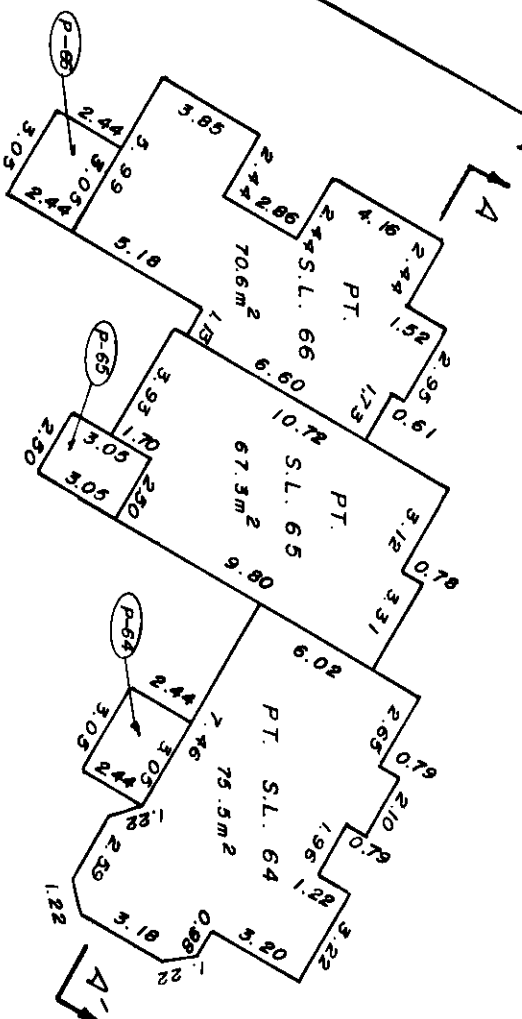
THIRD FLOORS

BUILDING 17

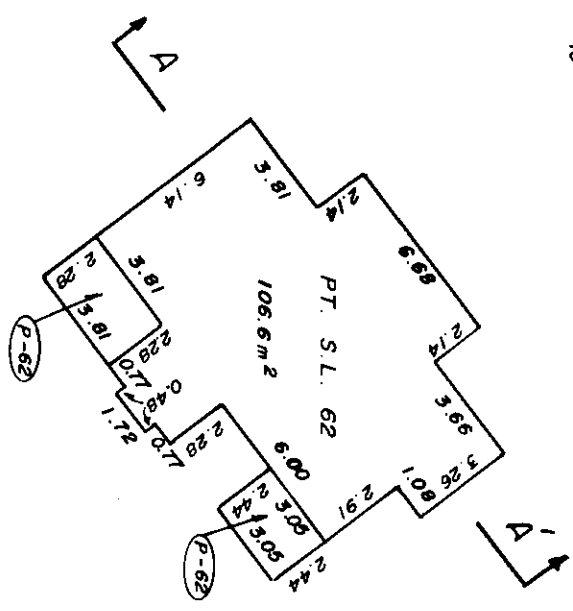
OCT. 31, 1986

PHASE III
STRATA PLAN N.W. 2408

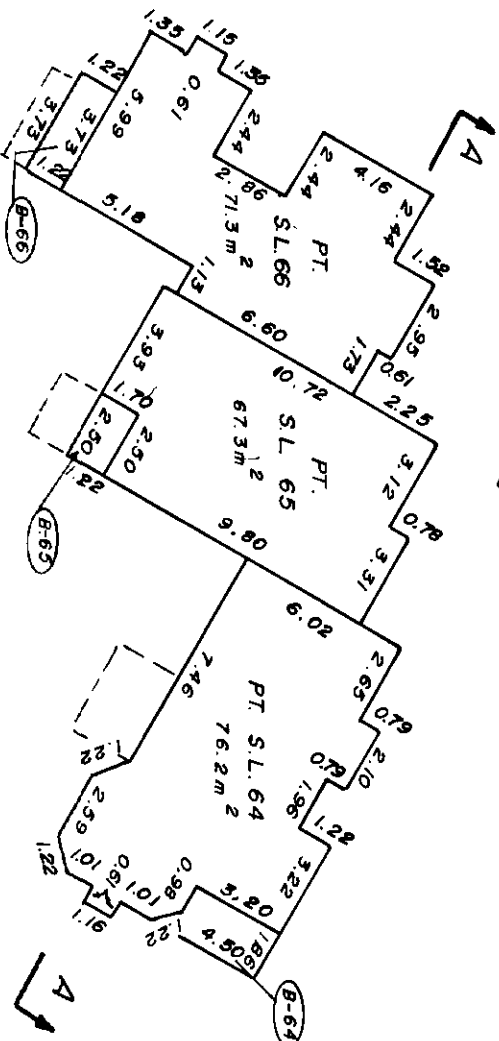
FLOOR PLANS
SCALE 1" = 250'
BUILDINGS 20 AND 21



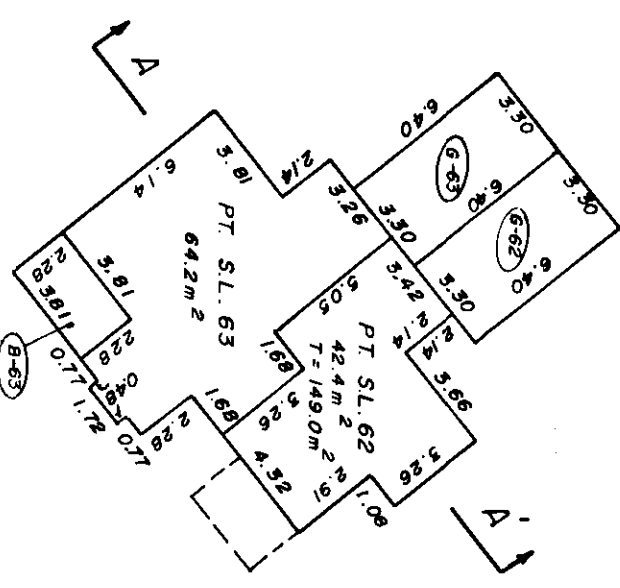
FIRST FLOOR



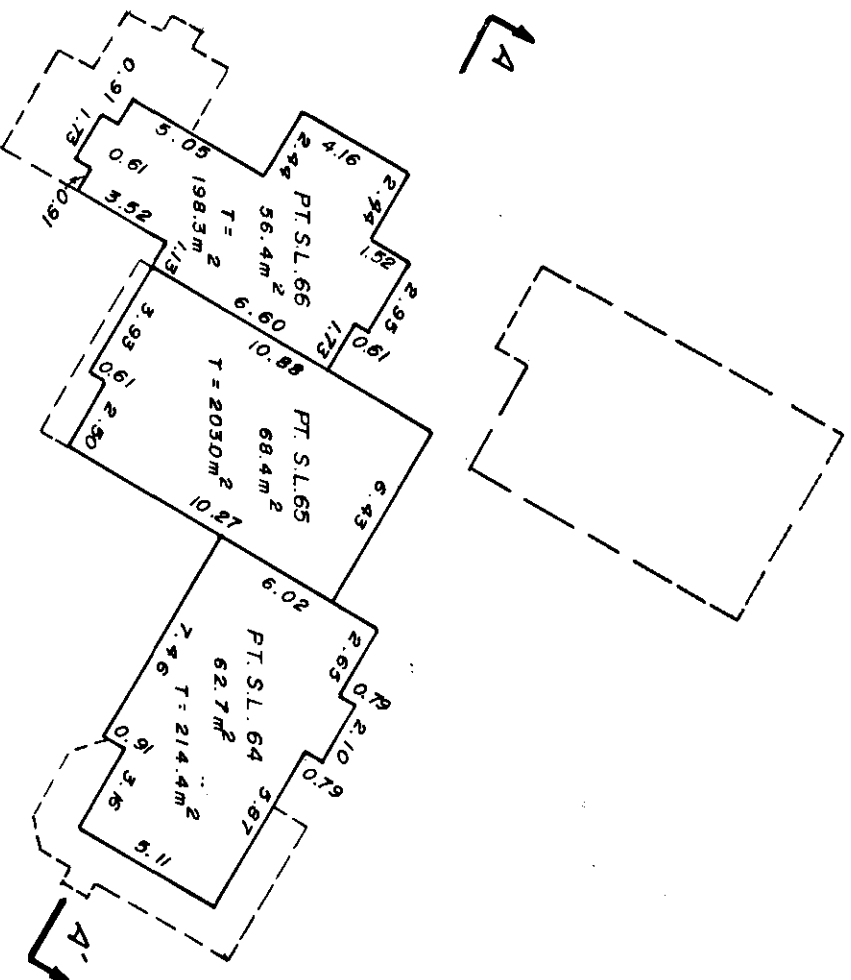
FIRST FLOOR



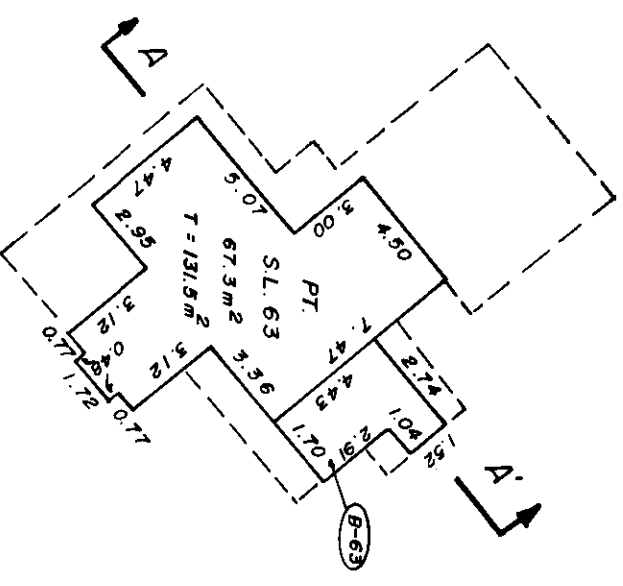
SECOND FLOOR



SECOND FLOOR



THIRD FLOOR

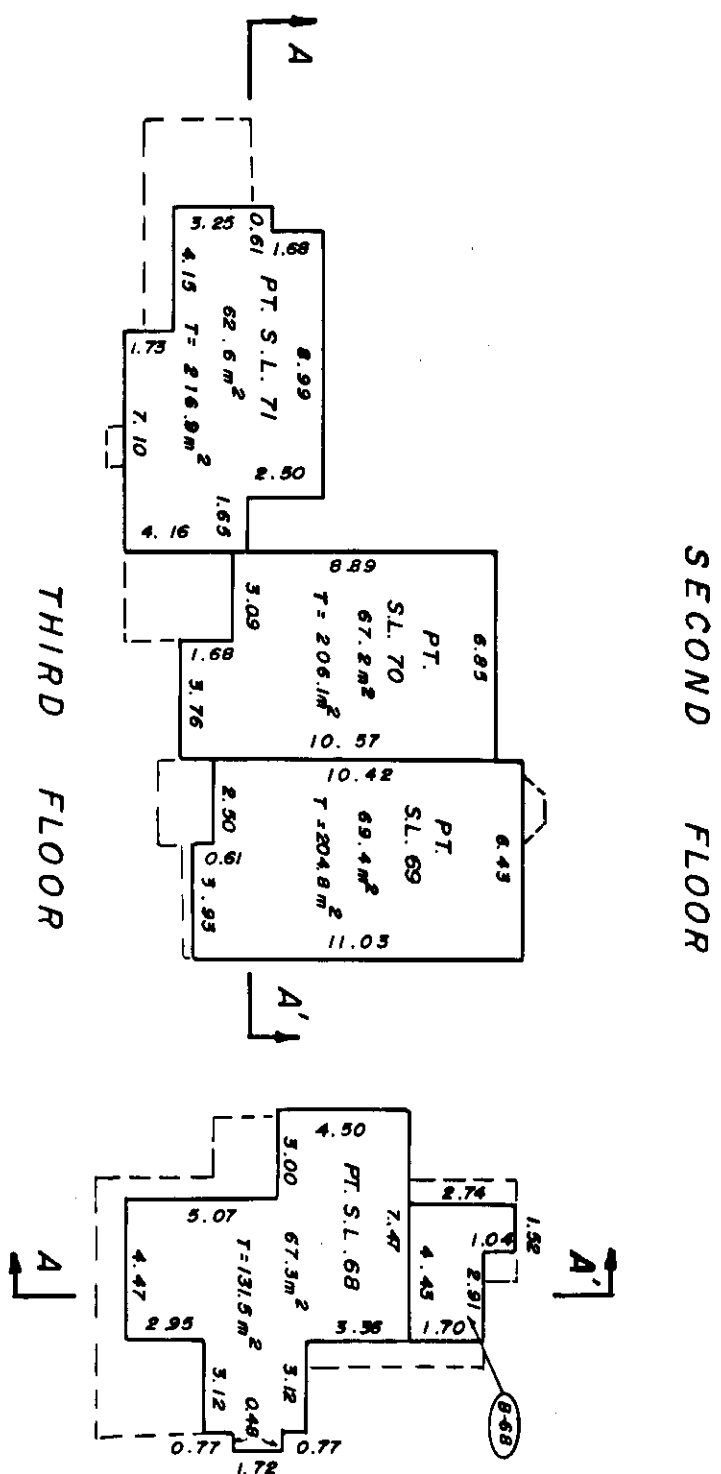
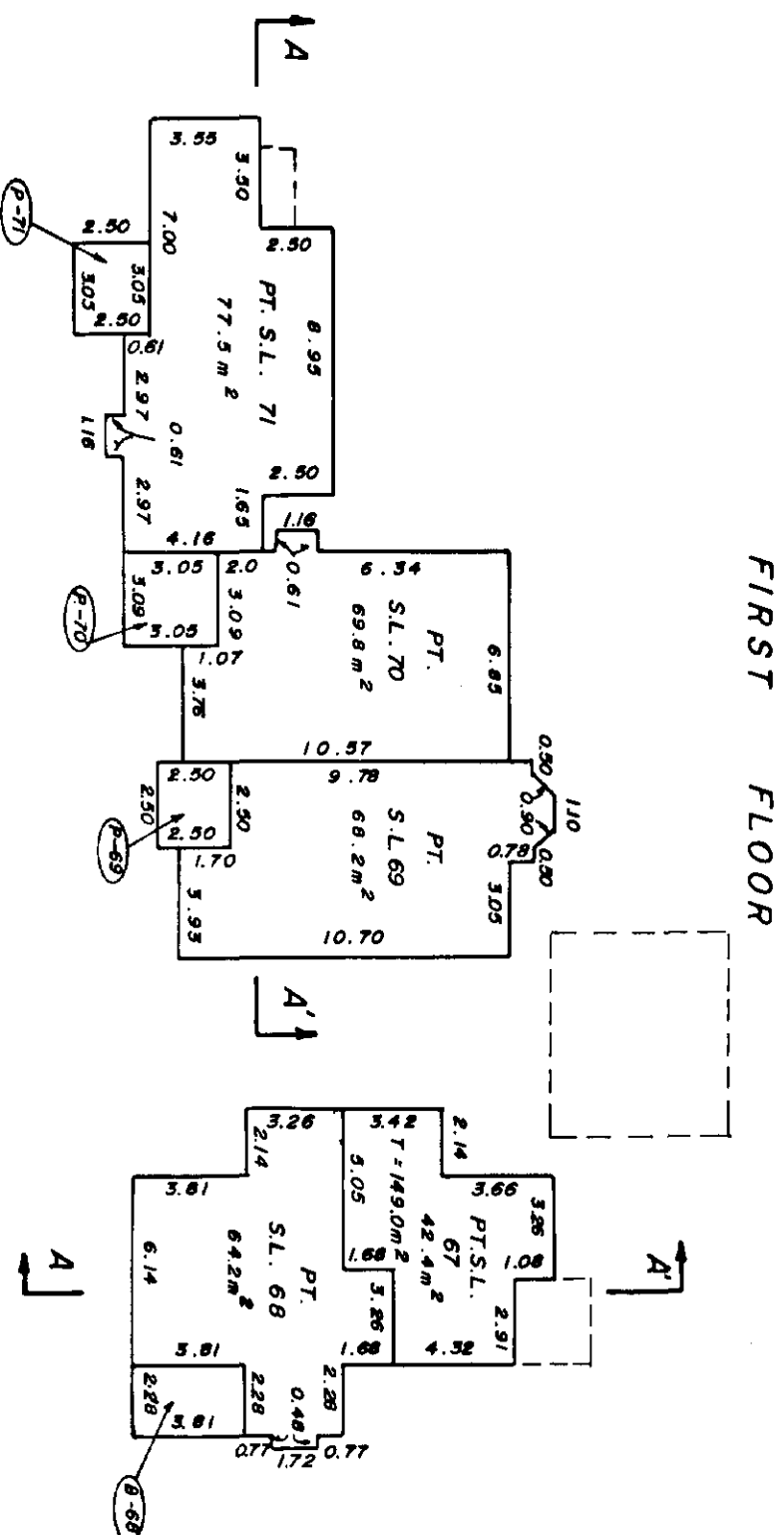
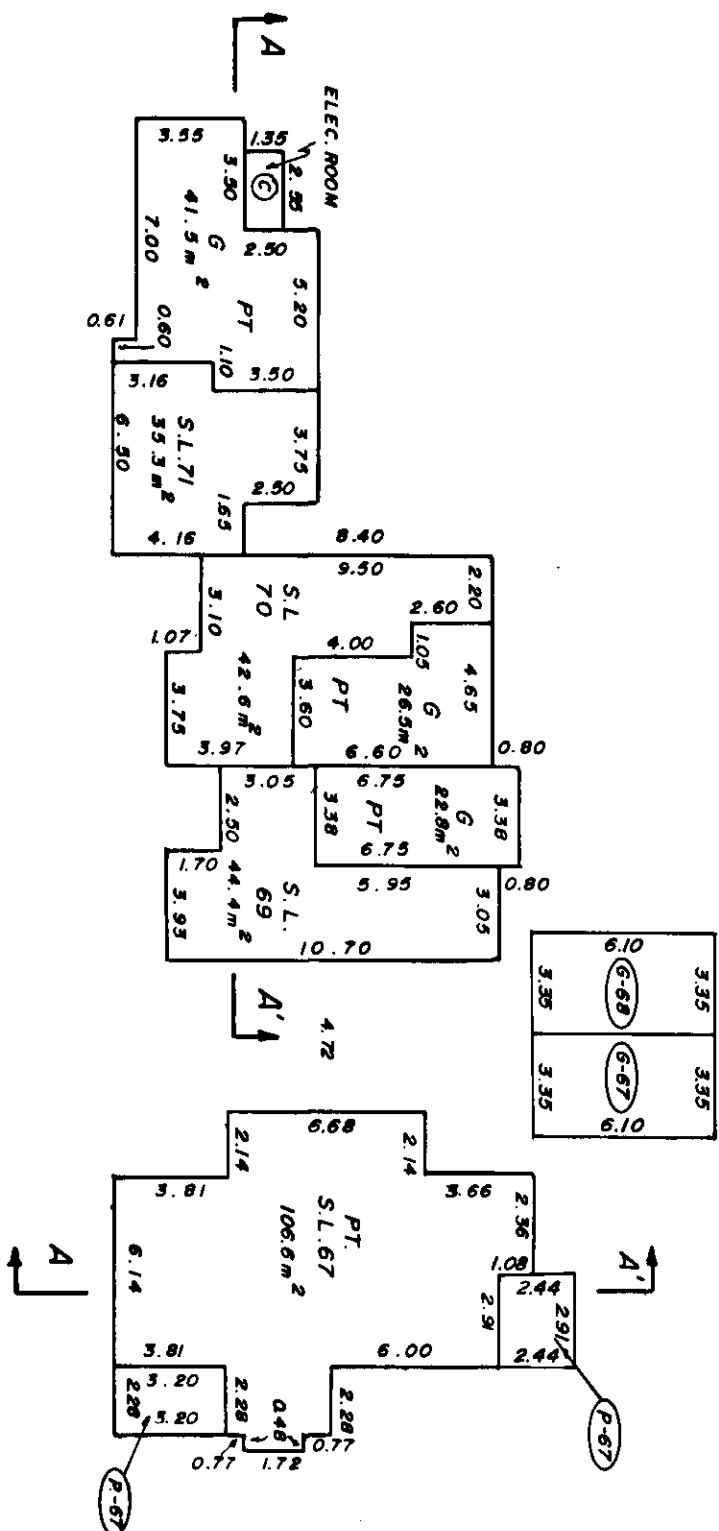
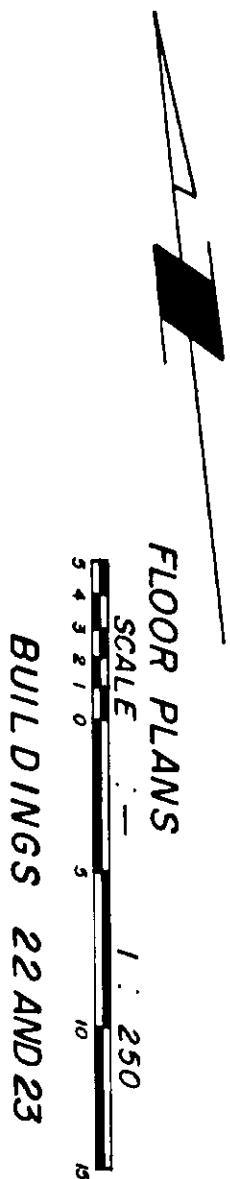


THIRD FLOOR

BUILDING 21

BUILDING 20

PHASE III
STRATA PLAN N.W. 2408

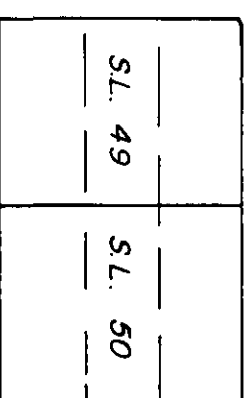
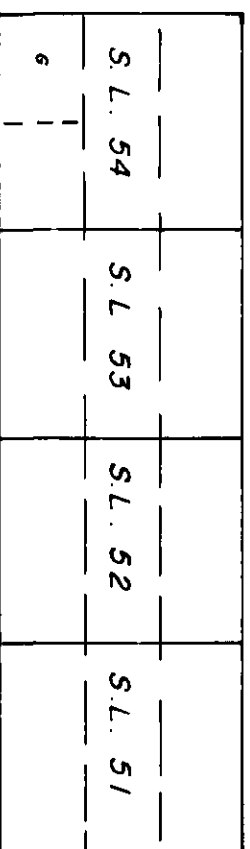
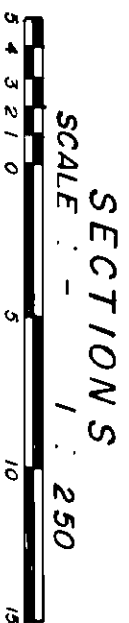


BUILDING 23

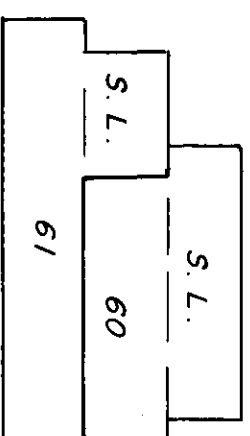
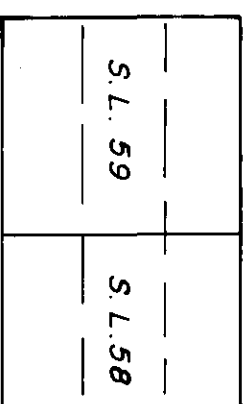
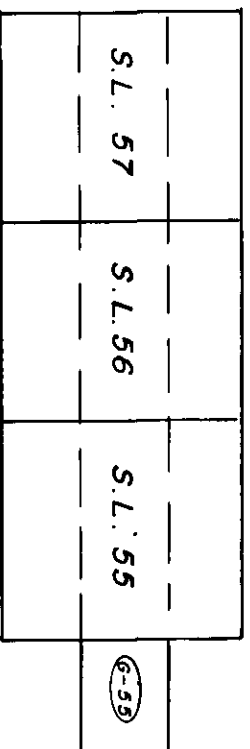
BUILDING 22

OCT. 31, 1986.
FILE : 85 - 749 - III

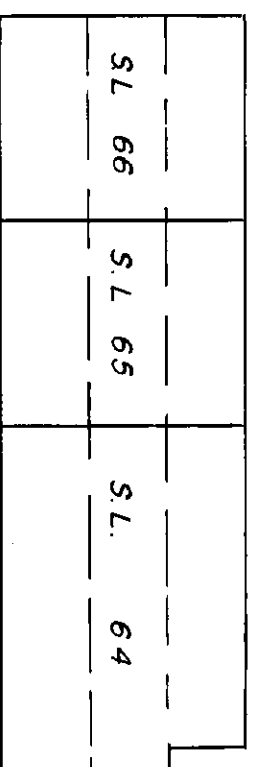
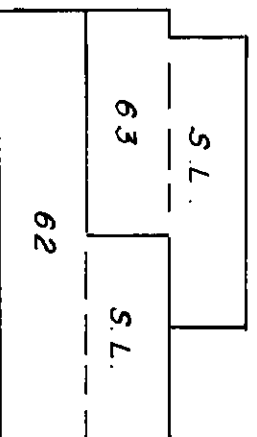
PHASE III
STRATA PLAN NW 2408



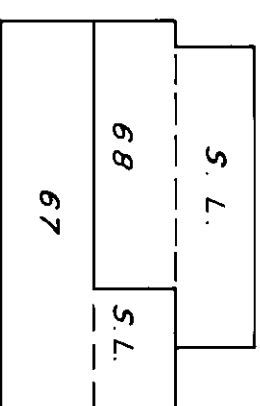
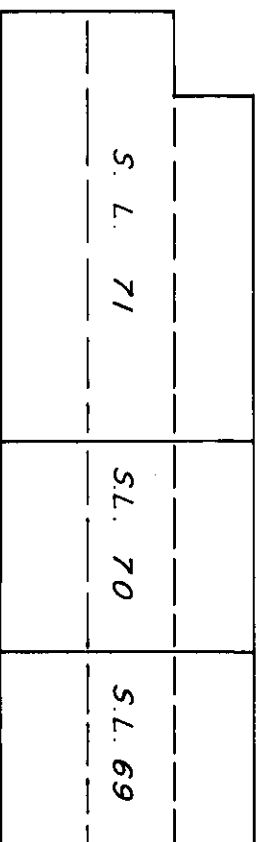
SECTION A-A' BUILDING 16
SECTION B-B'



SECTION A-A' BUILDING 17 SECTION A-A' BUILDING 18 SECTION A-A' BUILDING 19



SECTION A-A' BUILDING 20 SECTION A-A' BUILDING 21



SECTION A-A' BUILDING 23 SECTION A-A' BUILDING 22