

STRATA PLAN OF LOT 'B', BLOCK 'F', DISTRICT LOT 775

GROUP ONE, NEW WESTMINSTER DISTRICT
PLAN LMP 6877
MUNICIPALITY OF WEST VANCOUVER
B.C.S. 926.035

The civic address of the building is:
1871- Marine Drive,
West Vancouver, B.C. V7V 1S7

The address for service of documents
on the Strata Corporation is:

"The Owners" Strata Plan LMS 857,
c/o Owen Bird, Lawyers
#2900-595 Burrard Street
Vancouver, B.C.
VTX 1J75
Attn: Mrs Elaine Leichterhand.

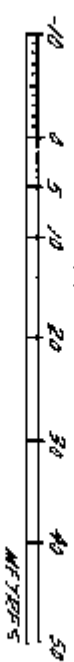
STRATA PLAN LMS 857

Deposited and registered
in the Land Title Office at
New Westminster, B.C. this
27th day of MAY, 1993.

[Signature]
DEPUTY Registrar
BG176344 - BG176353

KEY PLAN

SCALE: 1:750



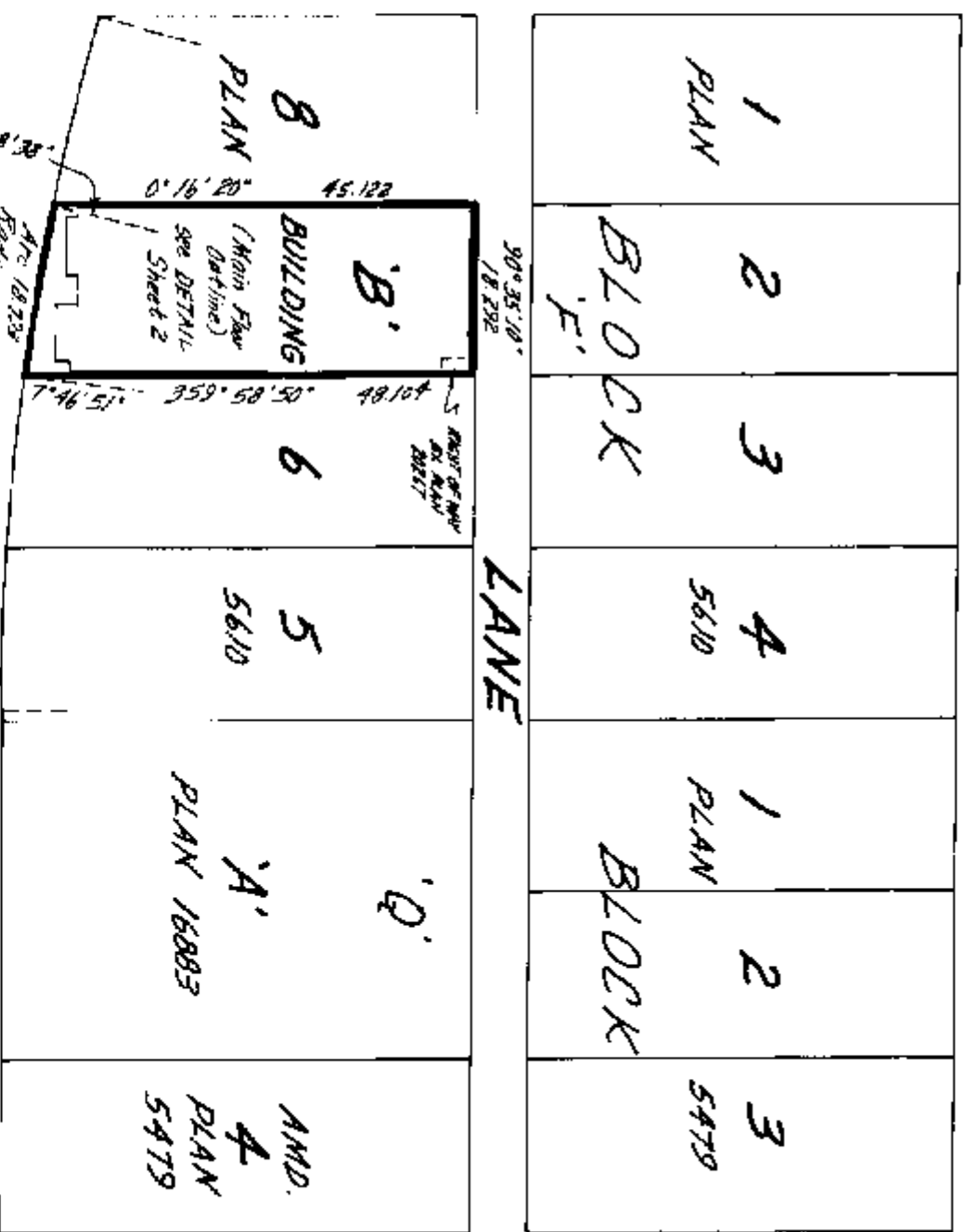
True North

MEMORIAL PARK
EAST PORTION PLAN 5023

19TH STREET

DUCHESS AVENUE

18TH STREET



Bearings are astronomic
and are derived from
Plan LMP 6877.

MARINE DRIVE

I, Richard Martin, of the District of North
Vancouver, British Columbia Land Surveyor,
hereby certify:
That the building erected on the parcel
described above is wholly within the external
boundaries of that parcel.

[Signature]
B.C.L.S.

Dated at North Vancouver, B.C.
this 14th day of MAY, 1993.

THIS PLAN LIES WITHIN THE GREATER
VANCOUVER REGIONAL DISTRICT.

GL055

- SL denotes strata lot
- CP denotes common property
- LCP denotes limited common property
- m² denotes square metres
- (E) denotes elevator
- (P) denotes parking stall #1 (typical)

All distances are in metres and decimals
thereof.

RICHARD J. MARTIN,
British Columbia Land Surveyor,
#17-1500 Marine Drive,
North Vancouver, B.C.
V7P 1T7 987-7772

CONDOMINIUM ACT

Strata Plan LMS 857

LOT NO.	SHEET NO.	FORM 1	FORM 2	FORM 3
		SCHEDULE OF UNIT ENTITLEMENT	SCHEDULE OF INTEREST UPON DESTRUCTION	SCHEDULE OF VOTING RIGHTS
1	6	1048	1056	11
2	6	1454	1588	15
3	7	1139	1036	1
4	7	1057	998	1
5	8	829	847	1
6	8	829	904	1
7	8	906	889	1
8	8	916	889	1
9	8	916	889	1
10	8	906	904	1
TOTAL		10,000	10,000	106

Accepted as to Forms 1, 2 and 3
this 25th day of MAY, 1993.

for *John M. Dickson*
SUPERINTENDENT OF REAL ESTATE

STATUTORY DECLARATION

- I/We the undersigned do solemnly declare that:
- (1) I/We the undersigned am/are the owner-developer or (in the alternate) the duly authorized agent of the owner-developer.
- (2) The strata plan is for residential and commercial 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 14 day of May, 1993

M.J. WENAS

Commissioner for taking affidavits
in the Province of British Columbia.

JASON BOSS
RYAN BOSS

CERTIFICATE UNDER SECTION 8(1)

I, Richard Martin, of North Vancouver,
British Columbia Land Surveyor, hereby certify
that the building shown on this
plan has not, as of the 14th day of MAY,
1993, been previously occupied.

Dated at North Vancouver, British Columbia,
this 14th day of MAY, 1993.

RMating
B.C.L.S.

Dated this 14th day of MAY, 1993.

RMating
B.C.L.S.

Strata Plan LMS 857.

SPACE FOR SIGNATURES

OWNER:

420730 B.C. LTD. (INC. NO. 420730)

 TMOB BOOR Authorized Signatory

 RQMN BOOR Authorized Signatory

 TOWN OLECKY to both Signatories

4783 PILOT HOUSE RD. Address
WEST VANCOUVER B.C. Address
ACCOUNTANT Occupation

MORTGAGEES:

VANCOUVER CITY SAVINGS CREDIT UNION

 JERRY KUNG Authorized Signatory

 BOBBY R. SEXTON Authorized Signatory

 SHARON S. WILSON to both Signatories

3300 MICHAEL RIVER DRIVE Address
NORTH VANCOUVER B.C. Address
SENIOR UNDERWRITER Occupation

BANCORP MORTGAGE INVESTMENT CORPORATION (INC. NO. 9862)

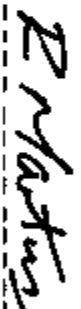
 TOWN OLECKY Authorized Signatory

 NATHAN BOOR Authorized Signatory

 BOBBY KLOPP to both Signatories

16736 CLAYFIELD A. DRIVE Address
Burnaby B.C. Address
Secretary Occupation

Dated this 14th day of MAY, 1993.

 R. Mathew B.C.L.S.

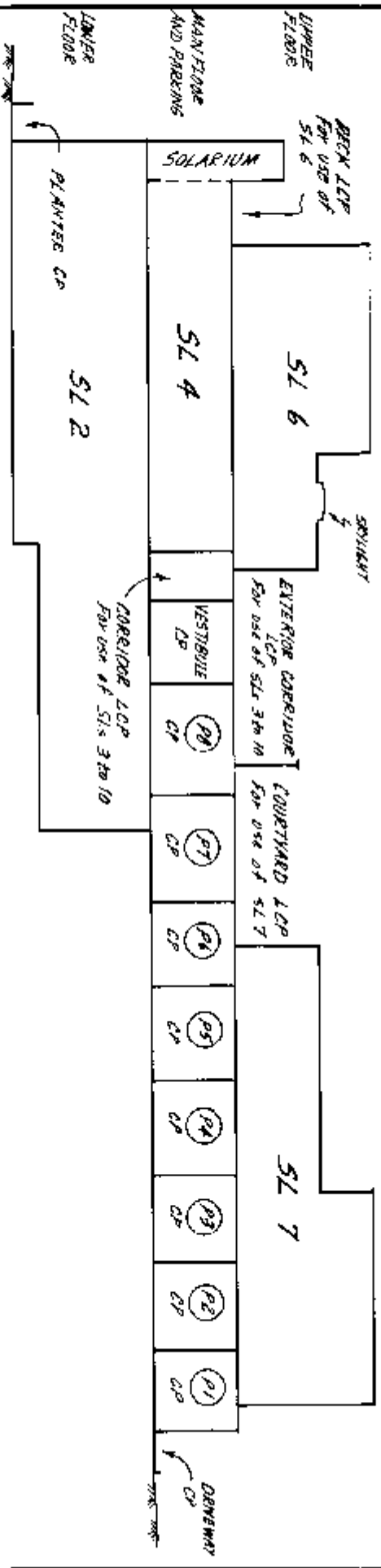
SECTIONS

SCALE: 1:200 metres

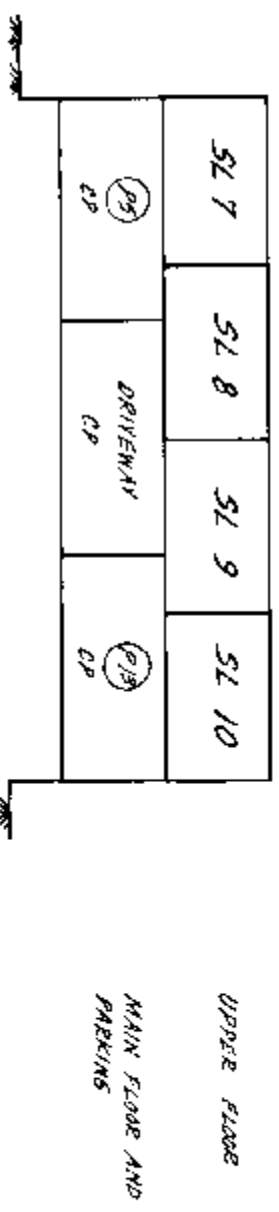


Sheet 5 of 10 Sheets

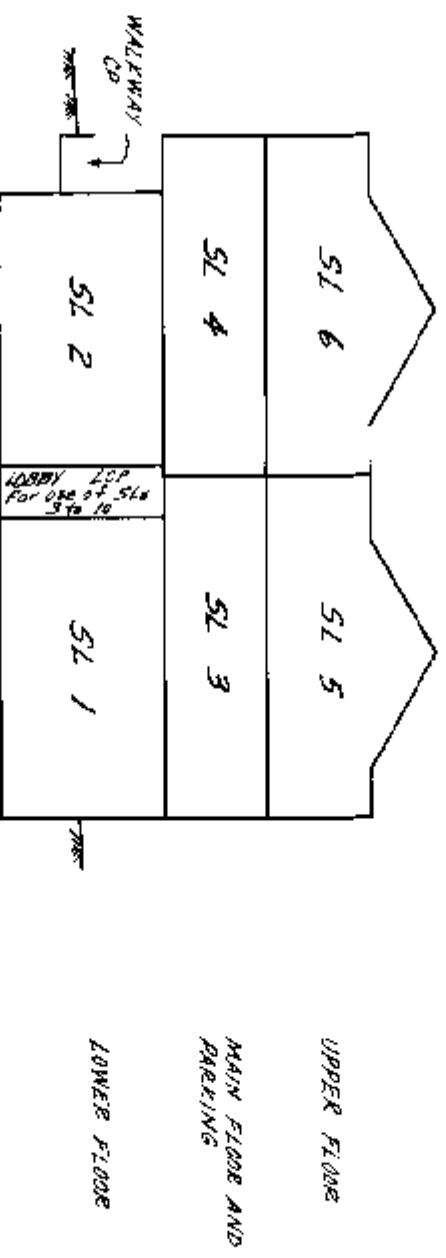
Strota Plan LMS 857



SECTION 'A'- 'A'
(See Sheets 6 to 8)



SECTION 'B'- 'B'
(See Sheets 6 to 8)



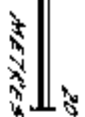
SECTION 'C'- 'C'
(See Sheets 6 to 8)

Dated this 14th day of MAY, 1993.

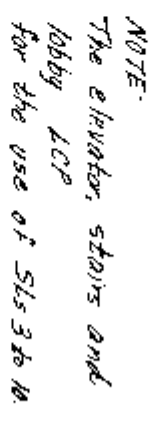
E. M. A. S.

B.C.L.S.

SCALE: 1:200



Strata Plan LMS 857



Exhaust

B.1.1.5

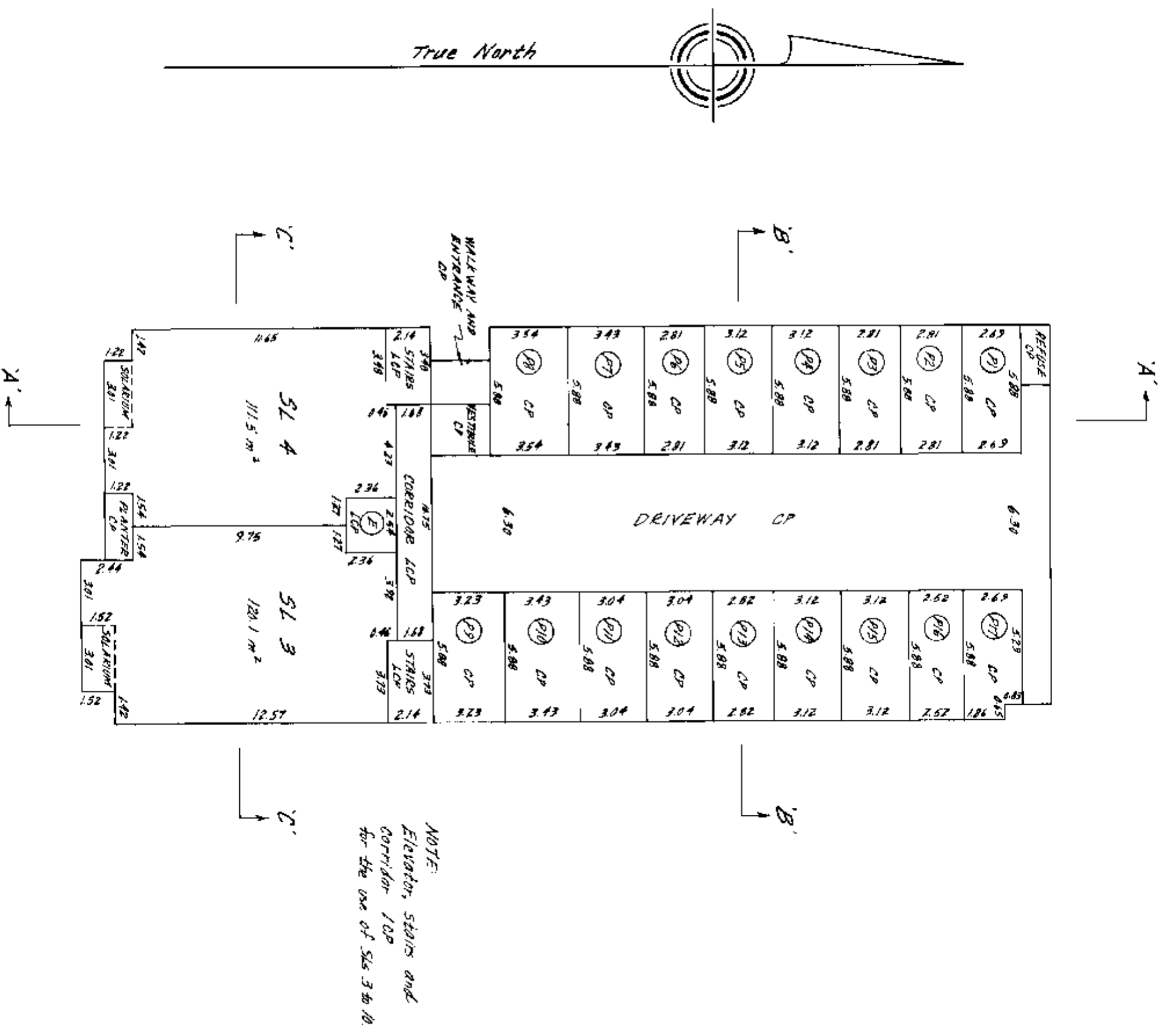
MAIN FLOOR AND PARKING

SCALE: 1:200



Sheet 7 of 10 Sheets

Strata Plan LMS 857



NOTE:
Elevator, stairs and
corridor LCP
for the use of SLs 3 to 10.

(P1) Denotes parking stall #1 (typical)

Solariums form part of the Strata
lots and are included in the square
metre area

Dated this 14th day of MAY, 1995.

R. H. H. H.

B.C.L.S.

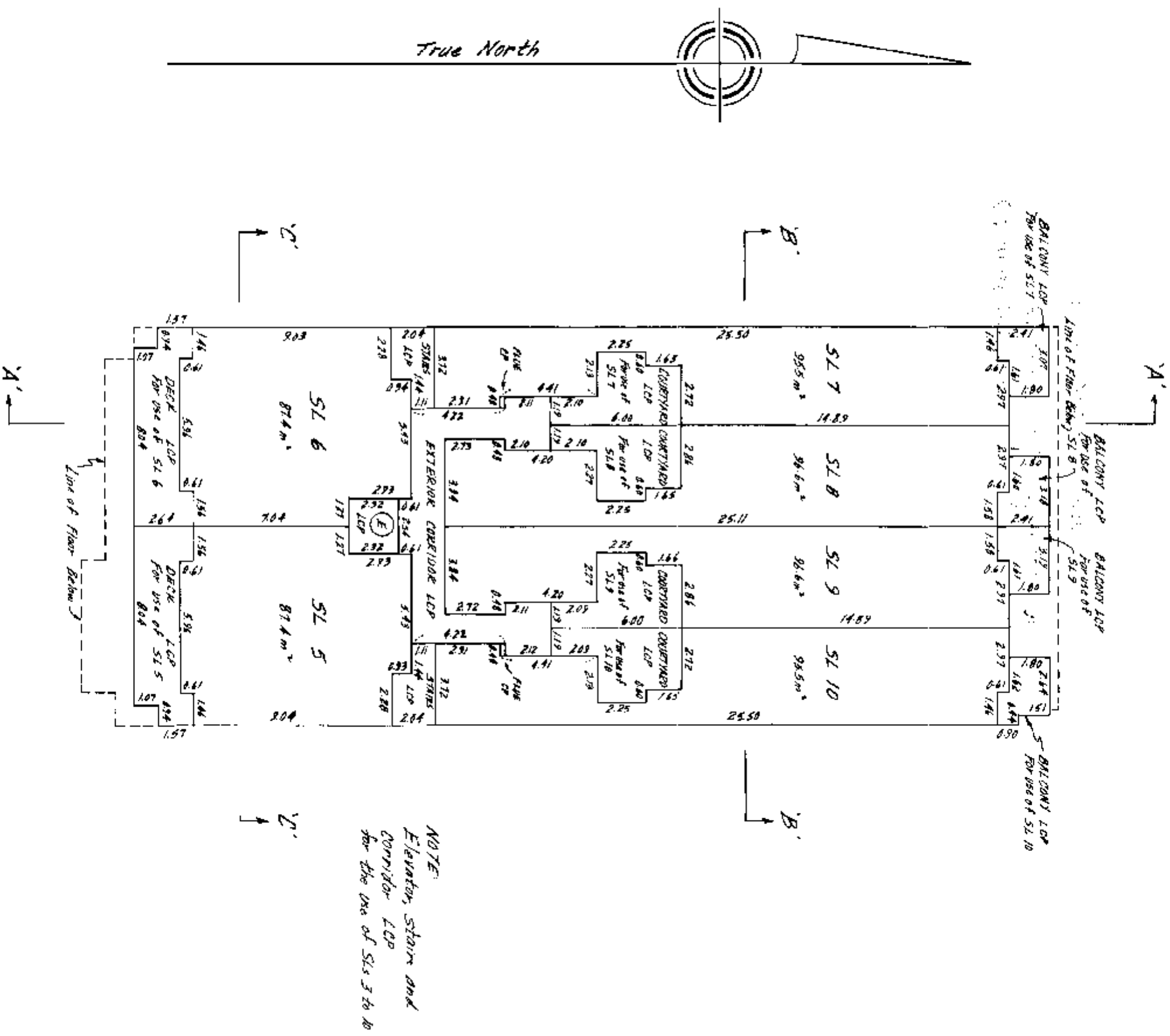
UPPER FLOOR

SCALE: 1:200



Sheet 8 of 10 Sheets

Strata Plan LMS 857

Dated this 14th day of MAY, 1993.

E. M. A. S.

B.C.L.S.

Strata Plan LMS 857

573

[illegible]

B. 6.1.5

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

DEALINGS AFFECTING THE EDMONTON PROPERTY

Strata Plan LMS 857

LINDA I. OSHEA, Registrar

British Columbia Land Title Districts

REGISTRATION

DOCUMENT

DATE

NUMBER

DATE

NATURE AND PARTICULARS

THIS TITLE MAY BE AFFECTED BY A PERMIT UNDER PART 29
OF THE MUNICIPAL ACT, SEE BF 37005 EXPIRES: N/A.

BG 45414

09/02/1993

STATUTORY RIGHT OF WAY

IN FAVOUR OF BRITISH
COLUMBIA HYDRO AND POWER
AUTHORITY; PART SHOWN
AS 6.2 SQUARE METRES ON
EXPLANATORY PLAN 20267

Dated this 14th day of MAY, 1993.

RMarty

BCL5