

**STRATA PLAN OVER PART OF PARCEL "A",  
SECTION 16, TOWNSHIP 2,  
PLAN LMP 15733,  
NEW WESTMINSTER DISTRICT.**

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

CIVIC ADDRESS :-

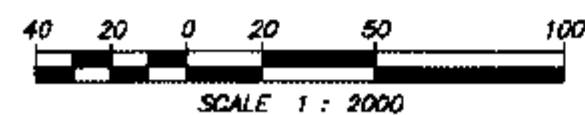
"CHELSEA GARDENS"  
1388 - 70 TH AVENUE  
SURREY B.C.  
V3W 2V3

ADDRESS FOR SERVICE  
OF DOCUMENTS ON THIS  
STRATA TITLE IS :-

THE OWNERS  
C/O THE OWNERS  
STRATA PLAN LMS . 1416 .  
112 - 12827 - 76 TH AVENUE  
SURREY B.C.  
V3W 2V3

**INTEGRATED SURVEY AREA No. 1 - SURREY**

BEARINGS ARE GRID BEARINGS DERIVED FROM PLAN LMP 15733  
THIS PLAN SHOWS GROUND LEVEL MEASURED DISTANCES.  
PRIOR TO COMPUTATION OF U.T.M. CO-ORDINATES.  
MULTIPLY BY COMBINED FACTOR 0.9995069509



**MURRAY & ASSOCIATES**  
201-12448 82nd AVENUE  
SURREY, B.C.  
V3W 3E9  
(604) 597-9188

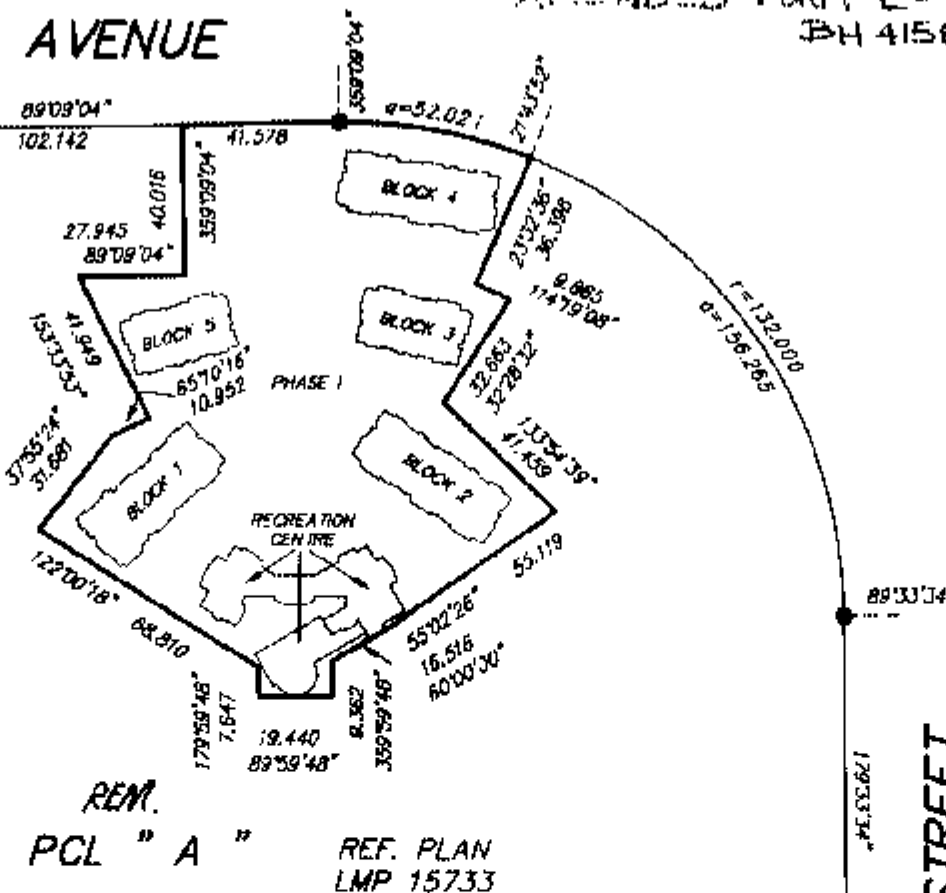
(CITY OF SURREY)

**THIS PLAN LIES WITHIN THE  
GREATER VANCOUVER REGIONAL DISTRICT**

**70 TH AVENUE**

**138A STREET**

**PT 18  
PLAN  
6066**



**68 TH AVENUE**

Form E- BH197054  
AMENDED FORM E-  
BH 415818

FIRST SHEET SHEET 1 OF 12 SHEETS

**STRATA PLAN LMS 1416  
PHASE I**

DEPOSITED AND REGISTERED IN THE  
LAND TITLE OFFICE AT NEW WESTMINSTER  
BRITISH COLUMBIA, DATED THIS 26  
DAY OF MAY 1994.

DEPUTY REGISTRAR

BH 197055

SL DENOTES STRATA LOT  
m<sup>2</sup> DENOTES SQUARE METRES  
G DENOTES GARAGE  
P DENOTES PATIO AREA  
B DENOTES BALCONY  
W/W DENOTES WALK-WAY AREA  
D/W DENOTES DRIVE-WAY AREA  
C DENOTES CHIMNEY AREA  
PT DENOTES PART  
C DENOTES COMMON PROPERTY

● DENOTES CONTROL MONUMENT FOUND  
■ DENOTES STANDARD IRON POST FOUND

ALL DIMENSIONS ARE IN METRES  
ALL ANGLES ARE 45 OR 90 DEGREES  
UNLESS INDICATED OTHERWISE.

AREAS INDICATED AS P,B,W/W OR D/W  
ARE LIMITED COMMON PROPERTY APPURTENANT  
TO THE STRATA LOT INDICATED THUS :-  
P - 1, B - 2, W/W - 1 OR D/W - 1.

LIMITED COMMON PROPERTY IS NOT  
INCLUDED IN THE UNIT ENTITLEMENT.

CHIMNEY AREAS DENOTES C, ARE COMMON PROPERTY.

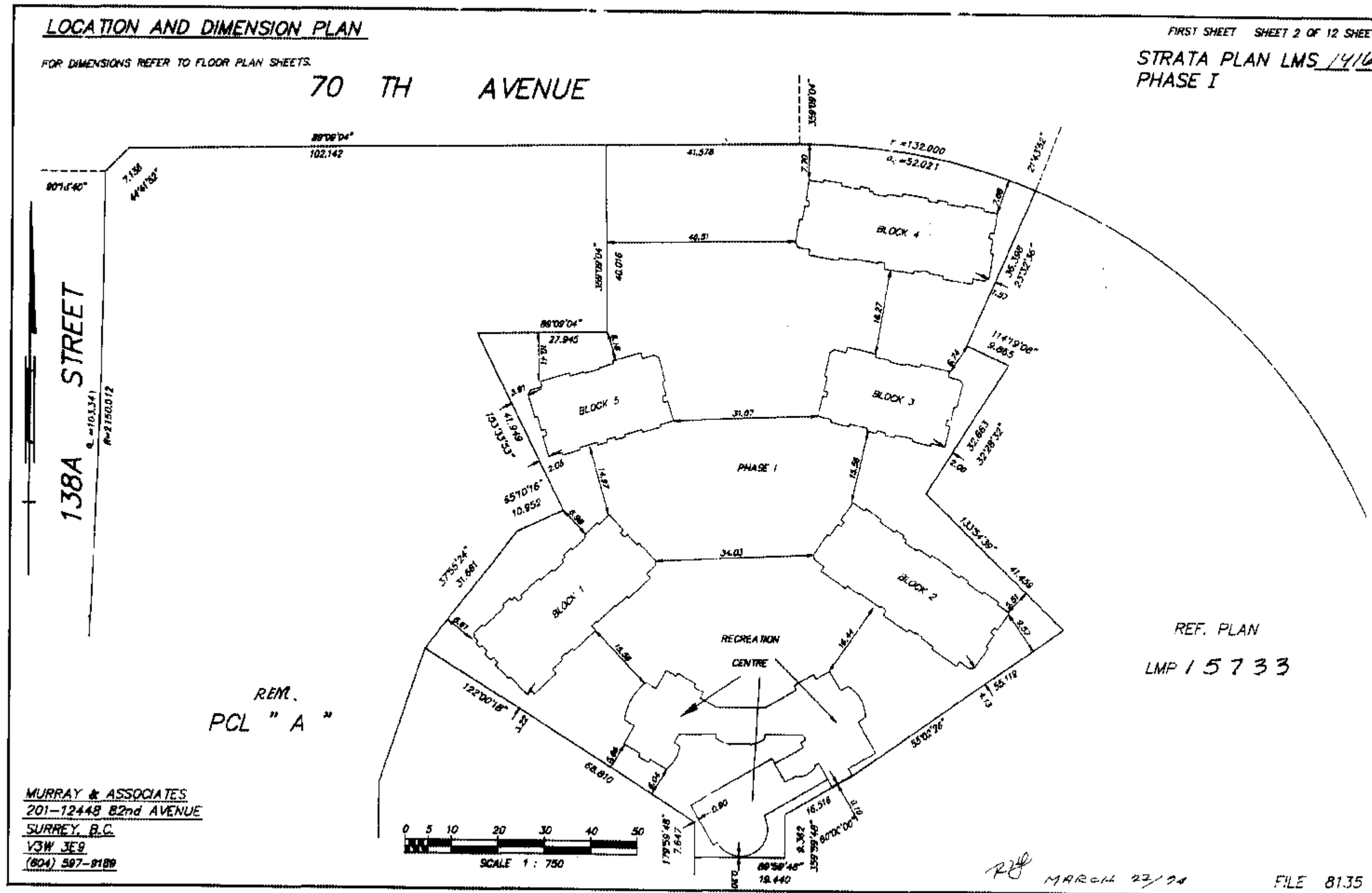
GARAGE AREAS DENOTES G, ARE PART OF THE STRATA  
LOT BUT IS NOT INCLUDED IN THE UNIT ENTITLEMENT.

I, RAYMOND HAROLD JANZEN, OF DELTA,  
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  
22nd DAY OF MARCH, 1994.

*R. Janzen*

B. C. L. S.

FILE 8135



CONDOMINIUM ACT  
PHASE I

SECOND SHEET SHEET 3 OF 12 SHEETS

STRATA PLAN LMS 1/1/6  
PHASE I

| SHEET<br>NUMBER | BLOCK<br>NUMBER | STRATA<br>LOT<br>NUMBER | AREA<br>M <sup>2</sup> | FORM 1                             | FORM 2                                      | FORM 3                          |
|-----------------|-----------------|-------------------------|------------------------|------------------------------------|---------------------------------------------|---------------------------------|
|                 |                 |                         |                        | SCHEDULE<br>OF UNIT<br>ENTITLEMENT | SCHEDULE OF<br>INTEREST UPON<br>DESTRUCTION | SCHEDULE<br>OF VOTING<br>RIGHTS |
| 8               | 4               | 1                       | 182.8                  | 1442                               | 2318                                        | 1                               |
| 8               | 4               | 2                       | 199.9                  | 1762                               | 2835                                        | 1                               |
| 8               | 4               | 3                       | 164.5                  | 145.3                              | 2379                                        | 1                               |
| 8               | 4               | 4                       | 183.6                  | 1630                               | 2506                                        | 1                               |
| 8               | 4               | 5                       | 182.8                  | 1442                               | 2883                                        | 1                               |
| 8               | 4               | 6                       | 200.2                  | 1765                               | 2896                                        | 1                               |
| 7               | 3               | 7                       | 163.0                  | 1439                               | 2582                                        | 1                               |
| 7               | 3               | 8                       | 219.3                  | 1762                               | 2898                                        | 1                               |
| 7               | 3               | 9                       | 163.0                  | 1439                               | 2582                                        | 1                               |
| 7               | 3               | 10                      | 219.3                  | 1762                               | 2848                                        | 1                               |
| 6               | 2               | 11                      | 163.0                  | 1439                               | 2582                                        | 1                               |
| 6               | 2               | 12                      | 218.9                  | 1758                               | 2823                                        | 1                               |
| 6               | 2               | 13                      | 167.4                  | 1482                               | 2405                                        | 1                               |
| 6               | 2               | 14                      | 182.3                  | 1617                               | 2532                                        | 1                               |
| 6               | 2               | 15                      | 163.0                  | 1439                               | 2582                                        | 1                               |
| 6               | 2               | 16                      | 219.2                  | 1761                               | 2823                                        | 1                               |
| 5               | 1               | 17                      | 182.5                  | 1439                               | 2785                                        | 1                               |
| 5               | 1               | 18                      | 199.4                  | 1759                               | 3139                                        | 1                               |
| 5               | 1               | 19                      | 167.5                  | 1483                               | 2532                                        | 1                               |
| 5               | 1               | 20                      | 182.4                  | 1626                               | 2658                                        | 1                               |
| 5               | 1               | 21                      | 161.8                  | 1424                               | 2898                                        | 1                               |
| 5               | 1               | 22                      | 199.9                  | 1603                               | 3076                                        | 1                               |
| 9               | 5               | 23                      | 163.0                  | 1439                               | 2532                                        | 1                               |
| 9               | 5               | 24                      | 219.3                  | 1762                               | 2835                                        | 1                               |
| 9               | 5               | 25                      | 163.0                  | 1439                               | 2532                                        | 1                               |
| 9               | 5               | 26                      | 219.3                  | 1762                               | 2785                                        | 1                               |
| 10              | REG.<br>CENTRE  | 27                      | 71.7                   | 717                                | 1645                                        | 1                               |
| AGGREGATE       |                 |                         | 4922.0                 | 41 844                             | 71488                                       | 27                              |

MARCH 22/94

MURRAY & ASSOCIATES  
201-12448 82nd AVENUE  
SURREY, B.C.  
1/31/94 JEG  
(604) 597-9189

FILE 8135



Chad D. 1/7/94

SECOND SHEET SHEET 4 OF 12 SHEETS

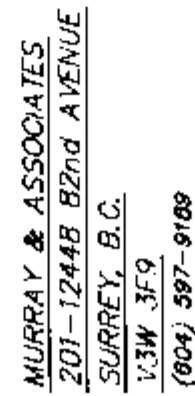
STRATA PLAN LMS 1416  
PHASE ISTATUTORY DECLARATION

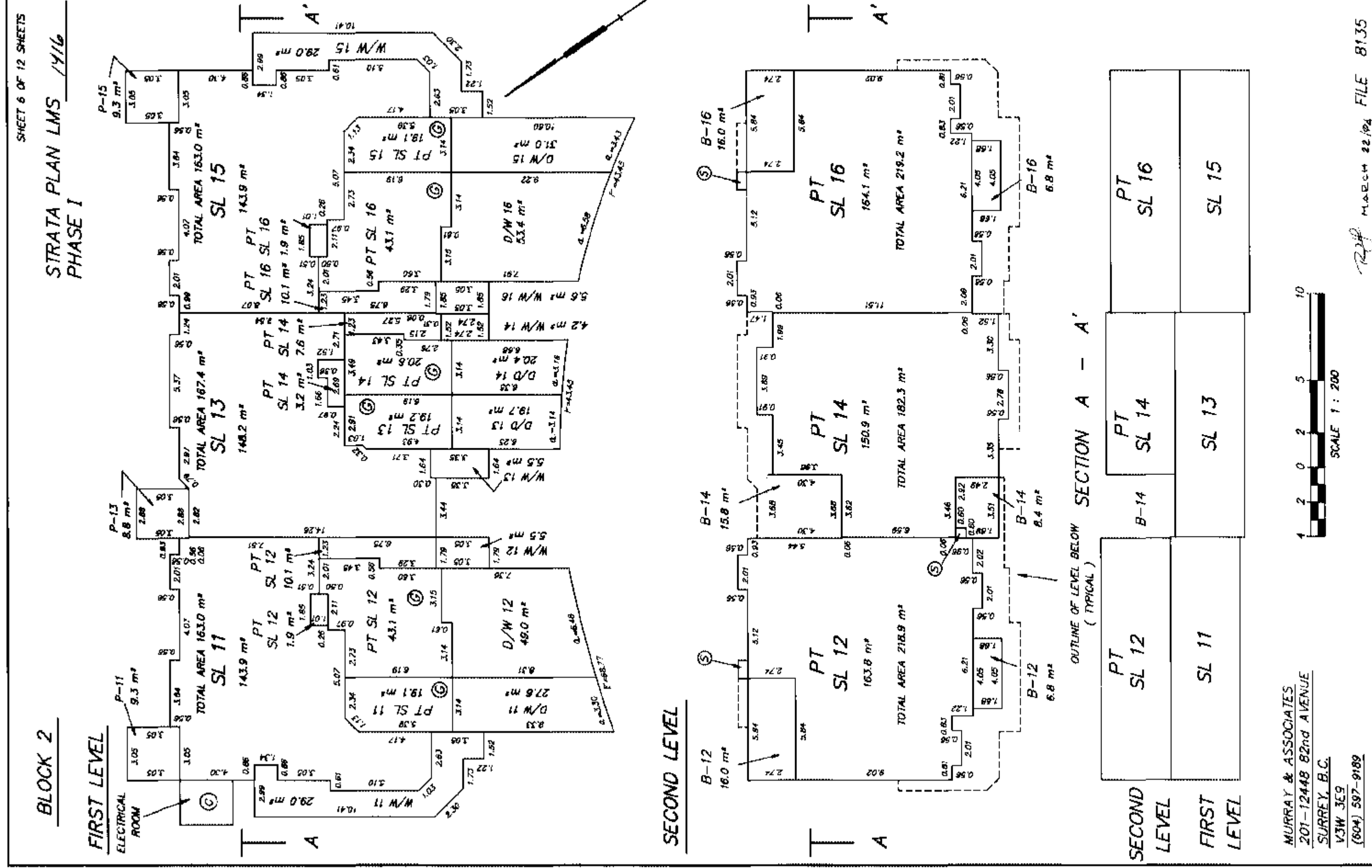
I/WE THE UNDERSIGNED DO SOLEMNLY DECLARE THAT :

- 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 OATHDECLARED BEFORE ME  
AT VANCOUVER  
IN THE PROVINCE OF B.C.  
THIS 12 DAY OF MAY  
1994CHELSEA GARDENS  
PARTNERSHIPPer: L.R. Bourne  
L.R. BOURNEA NOTARY PUBLIC IN AND FOR THE PROVINCE OF BRITISH COLUMBIA  
A COMMISSIONER FOR TAKING AFFIDAVITS WITHIN BRITISH COLUMBIAAPPROVED AS PHASE I OF A I PHASE  
STRATA PLAN UNDER THE CONDOMINIUM ACT.  
DATED THIS 11 DAY OF MAY 1994.Nickolas Lai NICKOLAS LAI  
APPROVING OFFICER FOR THE  
CITY OF SURREYACCEPTED AS TO FORMS 1, 2, AND 3.  
DATED THIS 17 DAY OF MAY 1994.Bull  
for: SUPERINTENDENT OF REAL ESTATEI HEREBY CERTIFY THAT THE COMMON FACILITIES, BEING :  
RECREATION CENTRE  
WHICH, ACCORDING TO FORM E TO THE ACT, WERE TO  
HAVE BEEN CONSTRUCTED IN CONJUNCTION WITH THIS  
PHASE, HAVE BEEN SATISFACTORILY PROVIDED FOR.  
DATED THIS 11 DAY OF MAY 1994.Nickolas Lai NICKOLAS LAI  
APPROVING OFFICER FOR THE  
CITY OF SURREYMURRAY & ASSOCIATES  
201-12448 82nd AVENUE  
SURREY, B.C.  
V3W 3E9  
(604) 597-8188AS TO OWNERS  
328243 B.C. LTD.  
( INCORPORATION No. 328243 )Hisashi Higuchi  
AUTHORIZED SIGNATORY Hisashi Higuchi  
(PRINT NAME CLEARLY NEAR SIGNATURE)Mike Fujii  
AUTHORIZED SIGNATORY Mike Fujii  
(PRINT NAME CLEARLY NEAR SIGNATURE)Geoff Wense Geoff Wense  
WITNESS AS TO BOTH SIGNATURES  
(PRINT NAME CLEARLY NEAR SIGNATURE)12400 Brunswick Place, Richmond, B.C.  
ADDRESSVice President - Prime Projects Inc.  
OCCUPATIONAS TO MORTGAGE AND ASSIGNMENT OF RENTS  
VANCOUVER CITY SAVINGS CREDIT UNIONJerry Kline JERRY KLINE  
AUTHORIZED SIGNATORY  
(PRINT NAME CLEARLY NEAR SIGNATURE)BARRY R. FEATON BARRY FEATON  
AUTHORIZED SIGNATORY  
(PRINT NAME CLEARLY NEAR SIGNATURE)Sandra Brown SANDRA BROWN  
WITNESS AS TO BOTH SIGNATURES  
(PRINT NAME CLEARLY NEAR SIGNATURE)C/O 515 WEST 11TH AVE, VANCOUVER  
ADDRESSLOAN ADMINISTRATOR  
OCCUPATIONI, RAYMOND HAROLD JANZEN, OF DELTA,  
BRITISH COLUMBIA LAND SURVEYOR, HEREBY  
CERTIFY THAT THE BUILDINGS SHOWN ON  
THIS STRATA PLAN HAVE NOT, AS OF THE  
14<sup>TH</sup> DAY OF APRIL, 1994,  
BEEN PREVIOUSLY OCCUPIED.  
DATED AT SURREY, B. C., THIS  
14<sup>TH</sup> DAY OF APRIL, 1994.R. Janzen B. C. L. S.  
FILE 8135

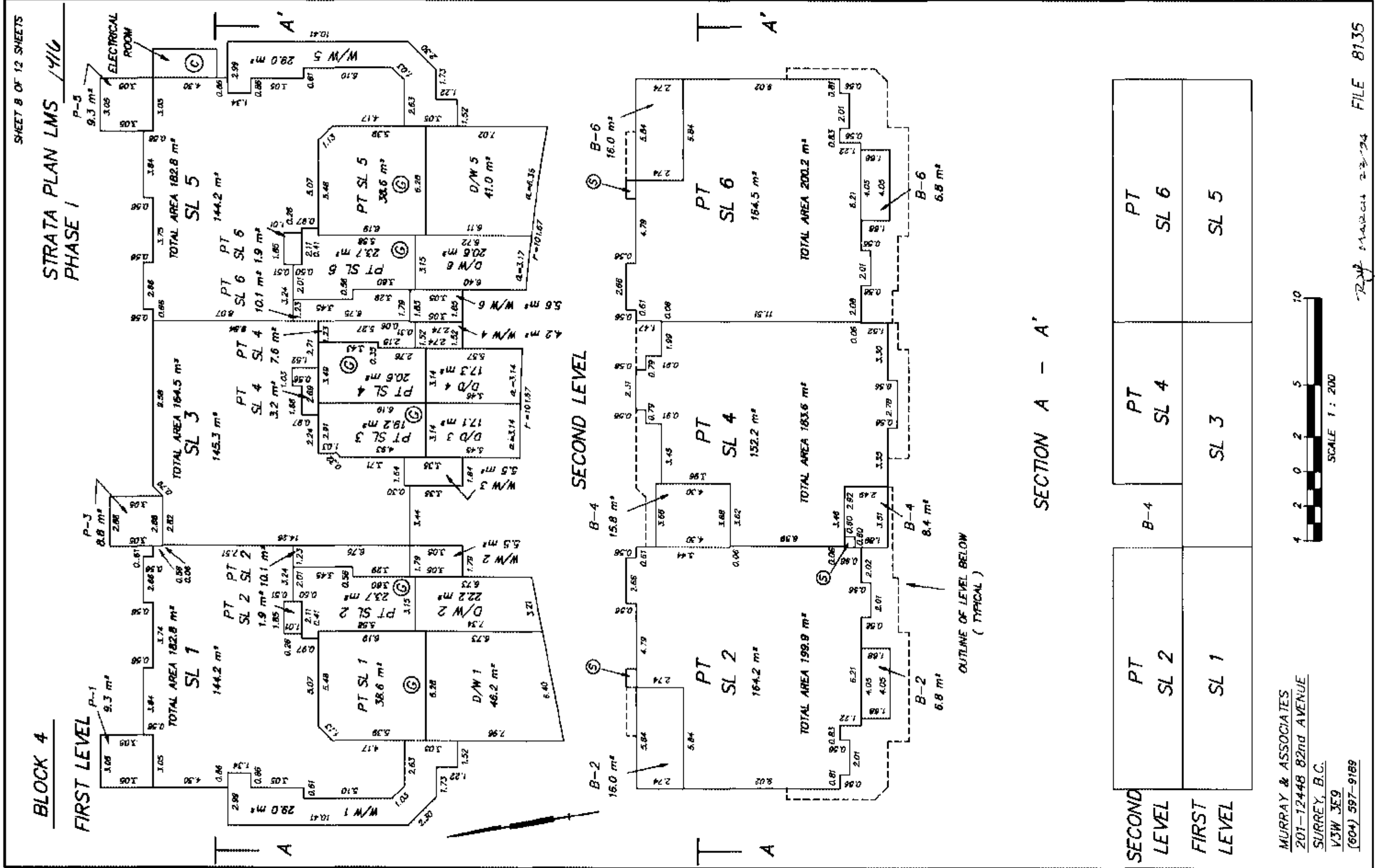
JRF MARCH 22/94













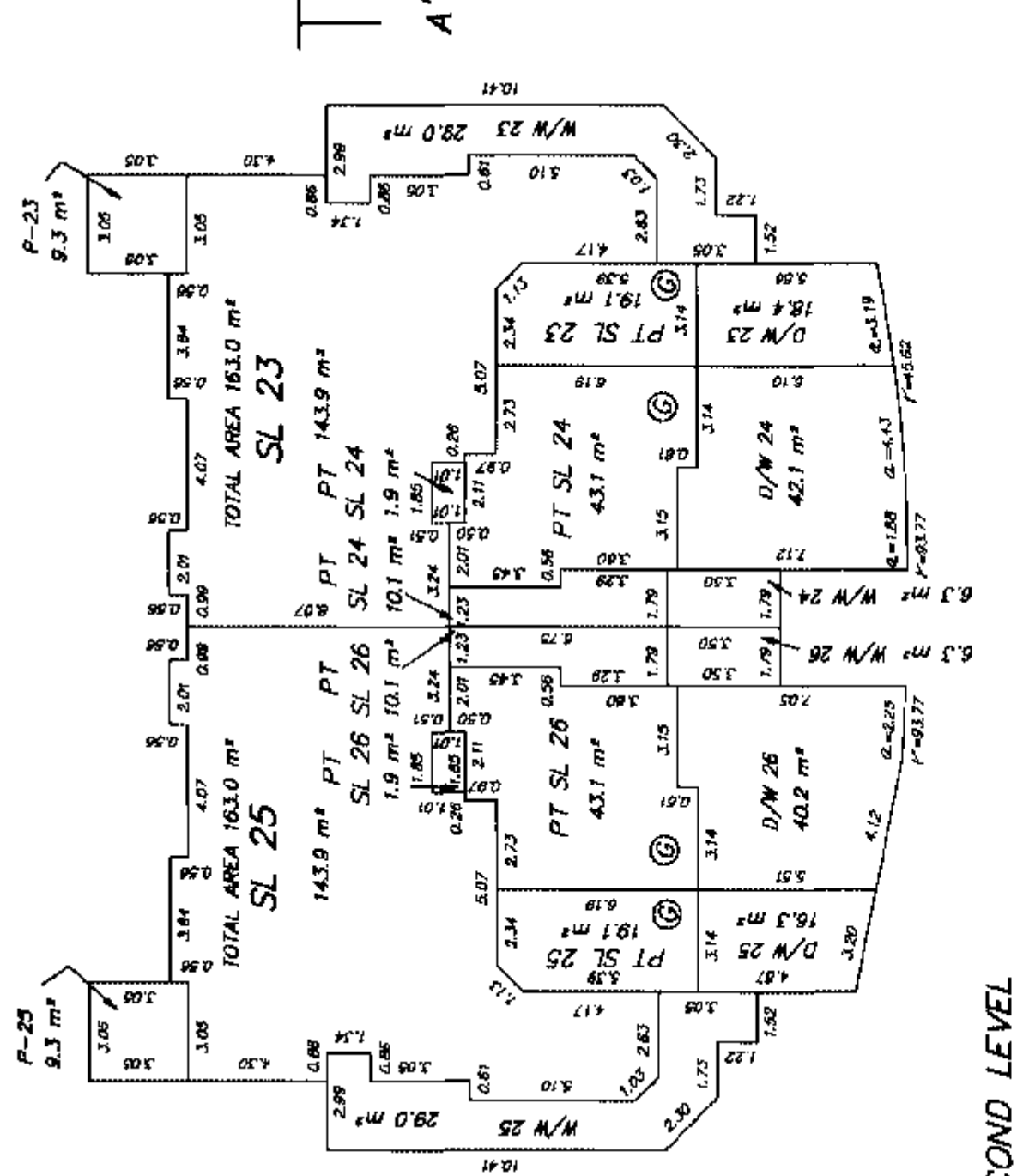
BLOCK 5

**SHEET 9 OF 12 SHEETS**

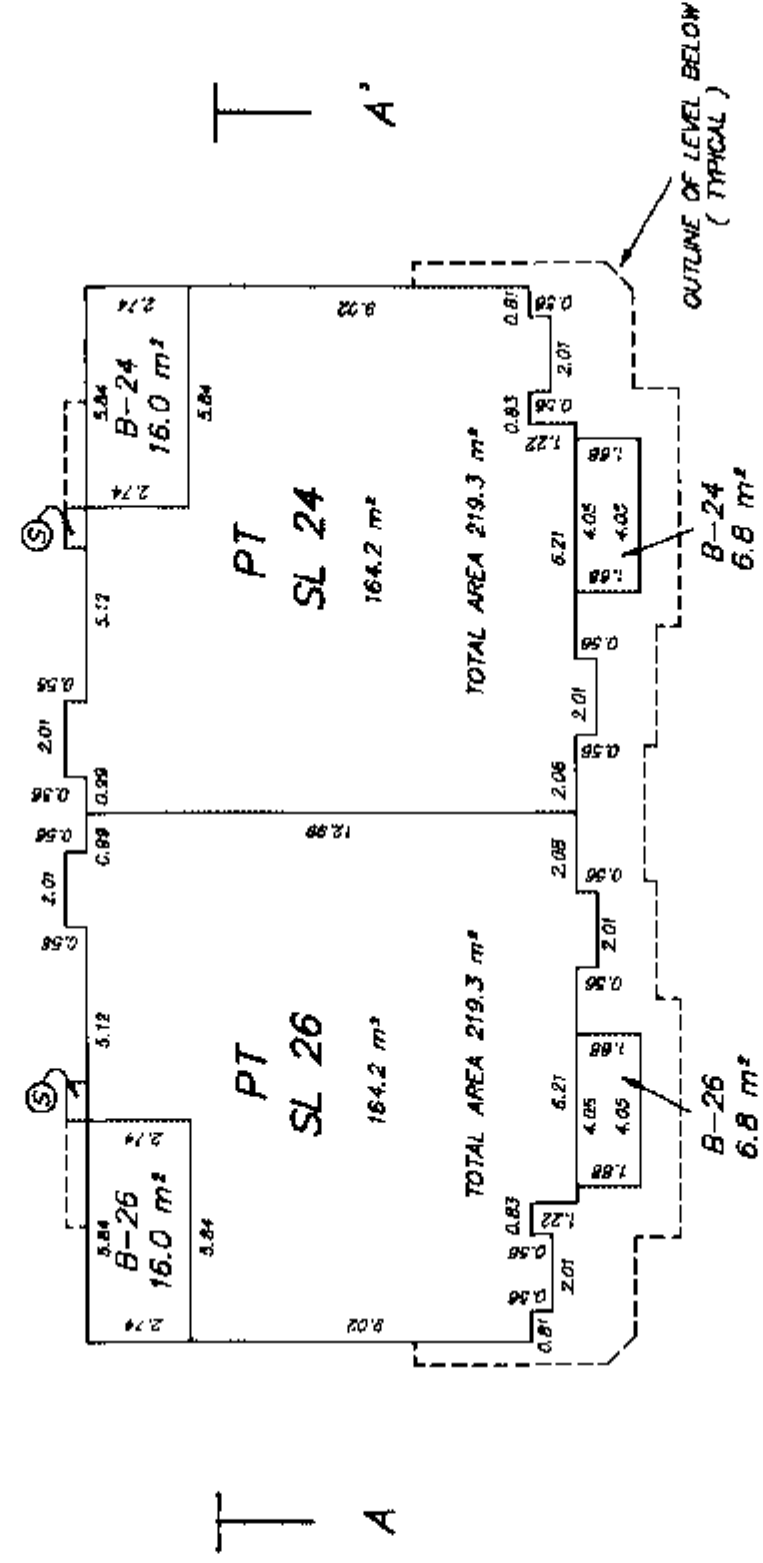
STRATA PLAN LMS 1/4/16  
PHASE 1

PHASE I

**FIRST LEVEL**



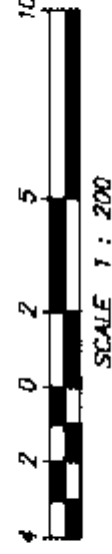
## SECOND LEVEL



SECTION A - A'

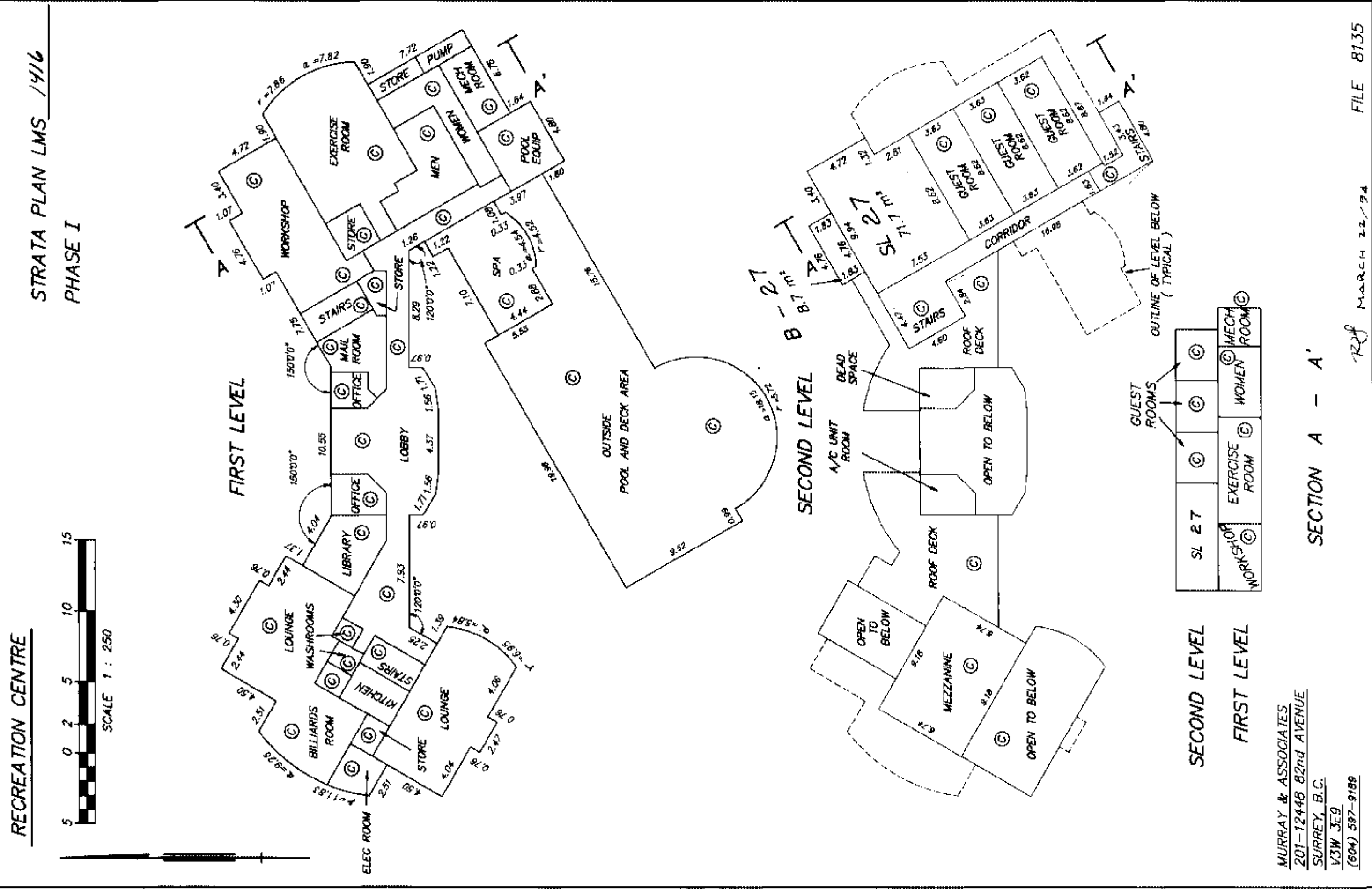
|              |          |          |
|--------------|----------|----------|
| SECOND LEVEL | PT SL 26 | PT SL 24 |
| FIRST LEVEL  | SL 25    | SL 23    |

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



22 Feb March 22/94

FILE 8135



STRATA PLAN LMS 1416

## RECORD OF BY-LAWS AND ORDERS, ETC.

RJF MARCH 22/94



~~SECRET~~

Wor

### CLARK COUNTY Register

STRATA PLAN LMS 1416

229 MARCH 23/94

FILE 8135

**STRATA PLAN OVER PART OF PARCEL "A", 70 TH AVENUE**  
**PLAN LMP 15733, EXCEPT :-**  
**FIRSTLY : PHASE ONE, STRATA PLAN LMS . / 416 .**  
**ALL OF SECTION 16, TOWNSHIP 2,**  
**NEW WESTMINSTER DISTRICT.**

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

INTEGRATED SURVEY AREA No. 1 - SURREY

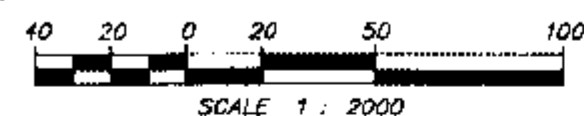
BEARINGS ARE GRID BEARINGS DERIVED FROM REF. PLAN LMP 15733  
 THIS PLAN SHOWS GROUND LEVEL MEASURED DISTANCES. PRIOR TO COMPUTATION  
 OF U.T.M. CO-ORDINATES, MULTIPLY BY COMBINED FACTOR 0.9995969509

CIVIC ADDRESS :-

\* CHELSEA GARDENS \*  
 1388 - 70 th AVENUE  
 SURREY B.C.  
 V3W 2V3

ADDRESS FOR SERVICE  
 OF DOCUMENTS ON THIS  
 STRATA TITLE IS :-

THE OWNERS  
 C/O THE OWNERS  
 STRATA PLAN LMS . / 416 .  
 112 - 12827 - 76 th AVENUE  
 SURREY B.C.  
 V3W 2V3



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

( CITY OF SURREY )

THIS PLAN LIES WITHIN THE  
**GREATER VANCOUVER REGIONAL DISTRICT**

138A STREET

REM.  
 PCL "A"

PT 18  
 PLAN  
 6066

PT 15 PT 14 PT 13 PT 12 PT 11

68 th AVENUE

**STRATA PLAN LMS / 416**  
**PHASE II**

BH223926

DEPOSITED AND REGISTERED IN THE  
 LAND TITLE OFFICE AT NEW WESTMINSTER  
 BRITISH COLUMBIA, DATED THIS  
 DAY OF JUNE 1994.

ASSISTANT DEPUTY REGISTRAR

SL  
 M<sup>2</sup>  
 G  
 P  
 B  
 W/W  
 D/W  
 S  
 PT  
 C

DENOTES STRATA LOT  
 DENOTES SQUARE METRES  
 DENOTES GARAGE  
 DENOTES PATIO AREA  
 DENOTES BALCONY  
 DENOTES WALK-WAY AREA  
 DENOTES DRIVE-WAY AREA  
 DENOTES CHIMNEY AREA  
 DENOTES PART  
 DENOTES COMMON PROPERTY

● DENOTES CONTROL MONUMENT FOUND  
 ● DENOTES STANDARD IRON POST FOUND

ALL DIMENSIONS ARE IN METRES  
 ALL ANGLES ARE 45 OR 90 DEGREES  
 UNLESS INDICATED OTHERWISE.

AREAS INDICATED AS P,B,W/W OR D/W  
 ARE LIMITED COMMON PROPERTY APPURTENANT  
 TO THE STRATA LOT INDICATED THUS :-  
 P - 37, B - 38, W/W - 37 OR D/W - 37.

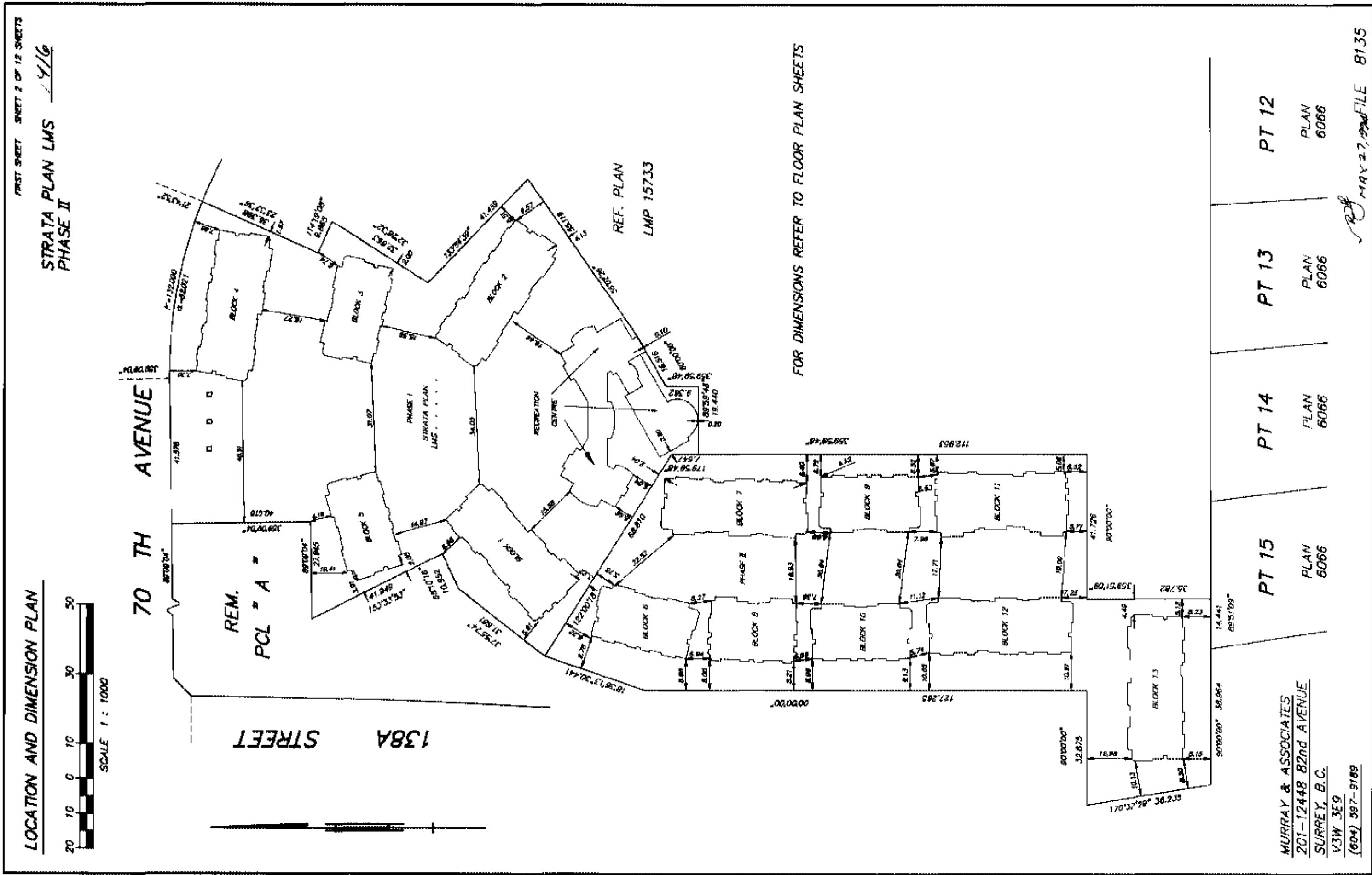
LIMITED COMMON PROPERTY IS NOT  
 INCLUDED IN THE UNIT ENTITLEMENT.

CHIMNEY AREAS DENOTES S, ARE COMMON PROPERTY.

GARAGE AREAS DENOTES G, ARE PART OF THE STRATA  
 LOT BUT IS NOT INCLUDED IN THE UNIT ENTITLEMENT.

I, RAYMOND HAROLD JANZEN, OF DELTA,  
 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  
 27<sup>TH</sup> DAY OF MAY, 1994.

R. Janzen B. C. L. S.  
 FILE 8135





CONDOMINIUM ACT

SHEET 3 OF 12 SHEETS

STRATA PLAN LMS 1416  
PHASE II

|                 |                 |                         |                        | FORM 1                             | FORM 2                                      | FORM 3                          |
|-----------------|-----------------|-------------------------|------------------------|------------------------------------|---------------------------------------------|---------------------------------|
| SHEET<br>NUMBER | BLOCK<br>NUMBER | STRATA<br>LOT<br>NUMBER | AREA<br>m <sup>2</sup> | SCHEDULE<br>OF UNIT<br>ENTITLEMENT | SCHEDULE OF<br>INTEREST UPON<br>DESTRUCTION | SCHEDULE<br>OF VOTING<br>RIGHTS |
| 6               | 7               | 28                      | 163.4                  | 1443                               | 2797                                        | 1                               |
| 6               | 7               | 29                      | 219.1                  | 1760                               | 3038                                        | 1                               |
| 6               | 7               | 30                      | 164.5                  | 1453                               | 2595                                        | 1                               |
| 6               | 7               | 31                      | 183.6                  | 1630                               | 2721                                        | 1                               |
| 6               | 7               | 32                      | 182.9                  | 1443                               | 2785                                        | 1                               |
| 6               | 7               | 33                      | 200.0                  | 1763                               | 2911                                        | 1                               |
| 8               | 9               | 34                      | 182.9                  | 1443                               | 2923                                        | 1                               |
| 8               | 9               | 35                      | 200.0                  | 1763                               | 2911                                        | 1                               |
| 8               | 9               | 36                      | 163.4                  | 1443                               | 2797                                        | 1                               |
| 8               | 9               | 37                      | 219.4                  | 1763                               | 3038                                        | 1                               |
| 10              | 11              | 38                      | 181.1                  | 1426                               | 2848                                        | 1                               |
| 10              | 11              | 39                      | 181.1                  | 1613                               | 2911                                        | 1                               |
| 10              | 11              | 40                      | 164.5                  | 1453                               | 2595                                        | 1                               |
| 10              | 11              | 41                      | 183.7                  | 1631                               | 2721                                        | 1                               |
| 10              | 11              | 42                      | 181.1                  | 1426                               | 2898                                        | 1                               |
| 10              | 11              | 43                      | 181.1                  | 1613                               | 2911                                        | 1                               |
| 12              | 13              | 44                      | 182.9                  | 1443                               | 2810                                        | 1                               |
| 12              | 13              | 45                      | 199.7                  | 1760                               | 2734                                        | 1                               |
| 12              | 13              | 46                      | 164.5                  | 1453                               | 2367                                        | 1                               |
| 12              | 13              | 47                      | 183.6                  | 1630                               | 2494                                        | 1                               |

|                 |                 |                         |                        | FORM 1                             | FORM 2                                      | FORM 3                          |
|-----------------|-----------------|-------------------------|------------------------|------------------------------------|---------------------------------------------|---------------------------------|
| SHEET<br>NUMBER | BLOCK<br>NUMBER | STRATA<br>LOT<br>NUMBER | AREA<br>m <sup>2</sup> | SCHEDULE<br>OF UNIT<br>ENTITLEMENT | SCHEDULE OF<br>INTEREST UPON<br>DESTRUCTION | SCHEDULE<br>OF VOTING<br>RIGHTS |
| 12              | 13              | 48                      | 182.9                  | 1443                               | 2747                                        | 1                               |
| 12              | 13              | 49                      | 200.0                  | 1763                               | 2721                                        | 1                               |
| 11              | 12              | 50                      | 182.9                  | 1443                               | 2785                                        | 1                               |
| 11              | 12              | 51                      | 200.0                  | 1763                               | 2785                                        | 1                               |
| 11              | 12              | 52                      | 164.5                  | 1453                               | 2405                                        | 1                               |
| 11              | 12              | 53                      | 183.6                  | 1630                               | 2532                                        | 1                               |
| 11              | 12              | 54                      | 183.0                  | 1444                               | 2835                                        | 1                               |
| 11              | 12              | 55                      | 199.7                  | 1760                               | 2785                                        | 1                               |
| 9               | 10              | 56                      | 163.4                  | 1443                               | 2658                                        | 1                               |
| 9               | 10              | 57                      | 219.4                  | 1763                               | 2962                                        | 1                               |
| 9               | 10              | 58                      | 163.4                  | 1443                               | 2658                                        | 1                               |
| 9               | 10              | 59                      | 219.4                  | 1763                               | 2962                                        | 1                               |
| 7               | 8               | 60                      | 182.0                  | 1429                               | 2595                                        | 1                               |
| 7               | 8               | 61                      | 180.6                  | 1608                               | 2721                                        | 1                               |
| 7               | 8               | 62                      | 162.3                  | 1429                               | 2569                                        | 1                               |
| 7               | 8               | 63                      | 200.4                  | 1608                               | 2848                                        | 1                               |
| 5               | 6               | 64                      | 182.9                  | 1443                               | 2785                                        | 1                               |
| 5               | 6               | 65                      | 200.0                  | 1763                               | 2785                                        | 1                               |
| 5               | 6               | 66                      | 182.9                  | 1443                               | 2835                                        | 1                               |
| 5               | 6               | 67                      | 200.0                  | 1763                               | 2785                                        | 1                               |
| PREVIOUS PHASES |                 |                         | 4 922.0                | 41 844                             | 71 489                                      | 27                              |
| AGGREGATE       |                 |                         | 12 177.8               | 104 793                            | 182 153                                     | 67                              |

MURRAY & ASSOCIATES  
201-12448 82nd AVENUE  
SURREY, B.C.  
V3W 3E9  
(604) 587-9188

REJ MAY 27, 1994

FILE 8135

STRATA PLAN LMS 1916  
PHASE IISTATUTORY 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 OATHDECLARED BEFORE ME  
AT VANCOUVER  
IN THE PROVINCE OF B.C.  
THIS 7<sup>th</sup> DAY OF JUNE  
1994

Chelsea Gardens  
Partnership  
Per: L.R. Bourne  
L.R. Bourne

A NOTARY PUBLIC IN AND FOR THE PROVINCE OF BRITISH COLUMBIA  
A COMMISSIONER FOR TAKING AFFIDAVITS WITHIN BRITISH COLUMBIAAPPROVED AS PHASE II OF A X PHASE  
STRATA PLAN UNDER THE CONDOMINIUM ACT,  
DATED THIS 2<sup>nd</sup> DAY OF JUNE 1994.

Nickolas Lai  
NICKOLAS  
LAI  
APPROVING OFFICER FOR THE  
CITY OF SURREY

ACCEPTED AS TO FORMS 1, 2, AND 3  
DATED THIS 10 DAY OF JUNE 1994.

[Signature]  
for SUPERINTENDENT OF REAL ESTATE

MURRAY & ASSOCIATES  
201-12448 82nd AVENUE  
SURREY, B.C.  
V3W 3E9  
(804) 597-9189

AS TO OWNERS

328243 B.C. LTD.  
(INCORPORATION No. 328243)

[Signature]  
AUTHORIZED SIGNATORY  
(PRINT NAME CLEARLY NEAR SIGNATURE) George Melville

[Signature]  
AUTHORIZED SIGNATORY  
(PRINT NAME CLEARLY NEAR SIGNATURE) Mike Fujii

Geoff Wense  
WITNESS AS TO BOTH SIGNATURES  
(PRINT NAME CLEARLY NEAR SIGNATURE) Geoff Wense

12480 - Brunswick Place  
ADDRESS Richmond, B.C.

Vice President - Prime Projects Inc.  
OCCUPATION

AS TO MORTGAGE AND ASSIGNMENT OF RENTS  
VANCOUVER CITY SAVINGS CREDIT UNION

Barry R. Fenton BARRY  
AUTHORIZED SIGNATORY FENTON  
(PRINT NAME CLEARLY NEAR SIGNATURE)

Norman Sellars  
AUTHORIZED SIGNATORY NORMAN  
(PRINT NAME CLEARLY NEAR SIGNATURE) SELLARS

Paddy Roberts PADDY ROBERTS  
WITNESS AS TO BOTH SIGNATURES  
(PRINT NAME CLEARLY NEAR SIGNATURE)

610515 W 10 AVE. VAN.  
ADDRESS

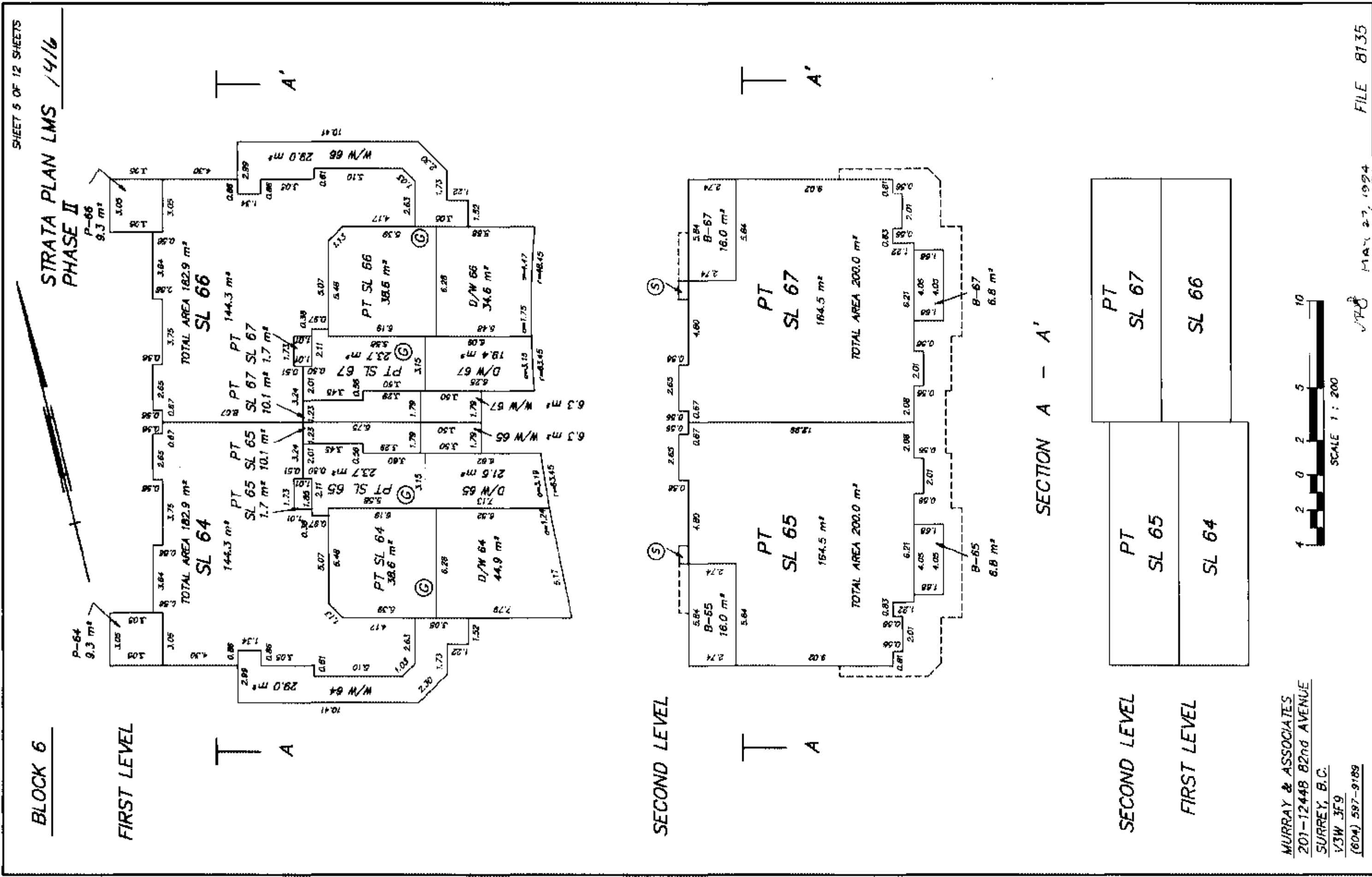
ADMINISTRATOR  
OCCUPATION

I, RAYMOND HAROLD JANZEN, OF DELTA,  
BRITISH COLUMBIA LAND SURVEYOR, HEREBY  
CERTIFY THAT THE BUILDINGS SHOWN ON  
THIS STRATA PLAN HAVE NOT, AS OF THE  
27<sup>th</sup> DAY OF MAY, 1994,  
BEEN PREVIOUSLY OCCUPIED.  
DATED AT SURREY, B. C., THIS  
27<sup>th</sup> DAY OF MAY, 1994.

[Signature] B. C. L. S.  
FILE 8135

1088 MAY 27, 1994

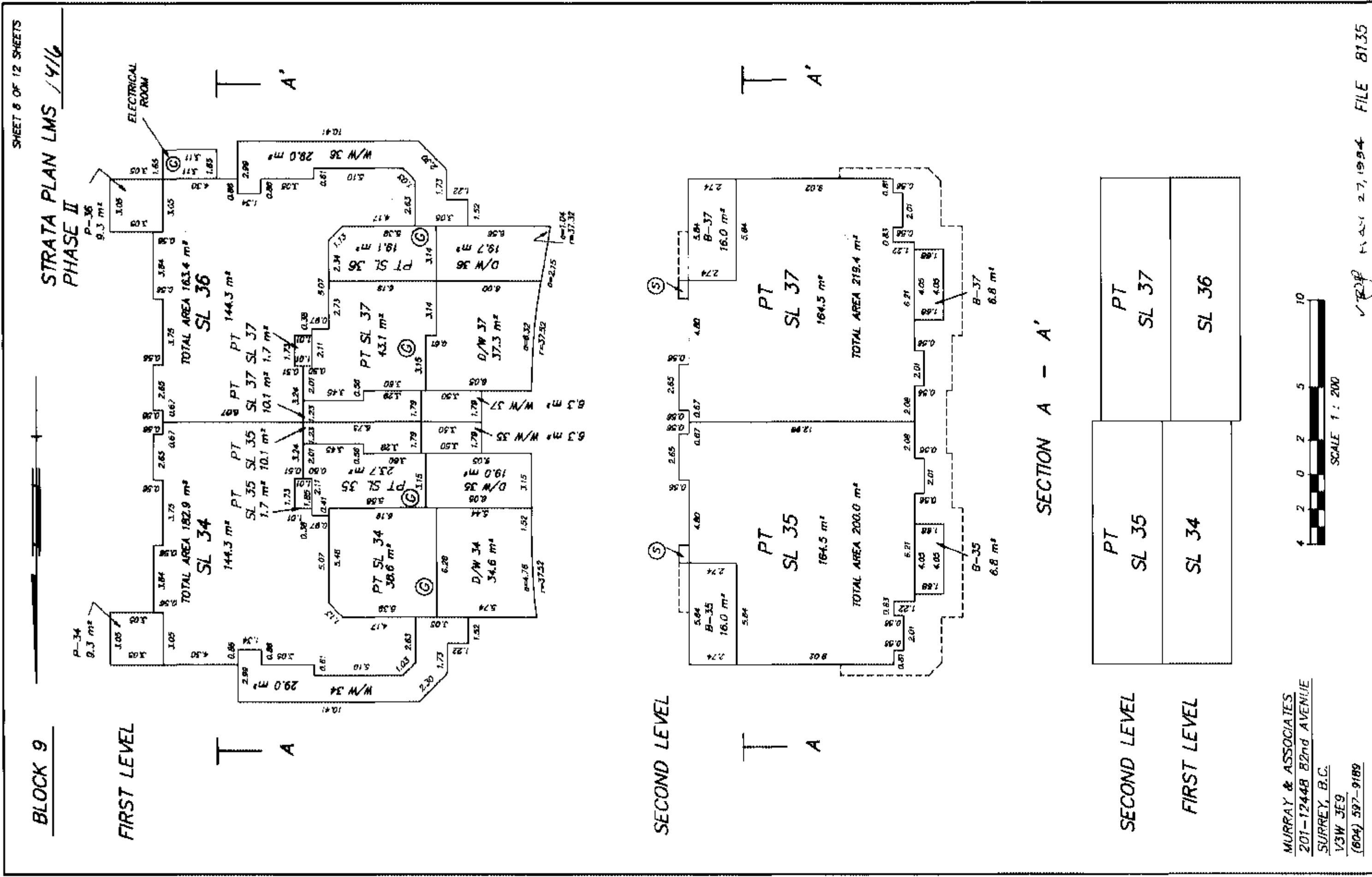


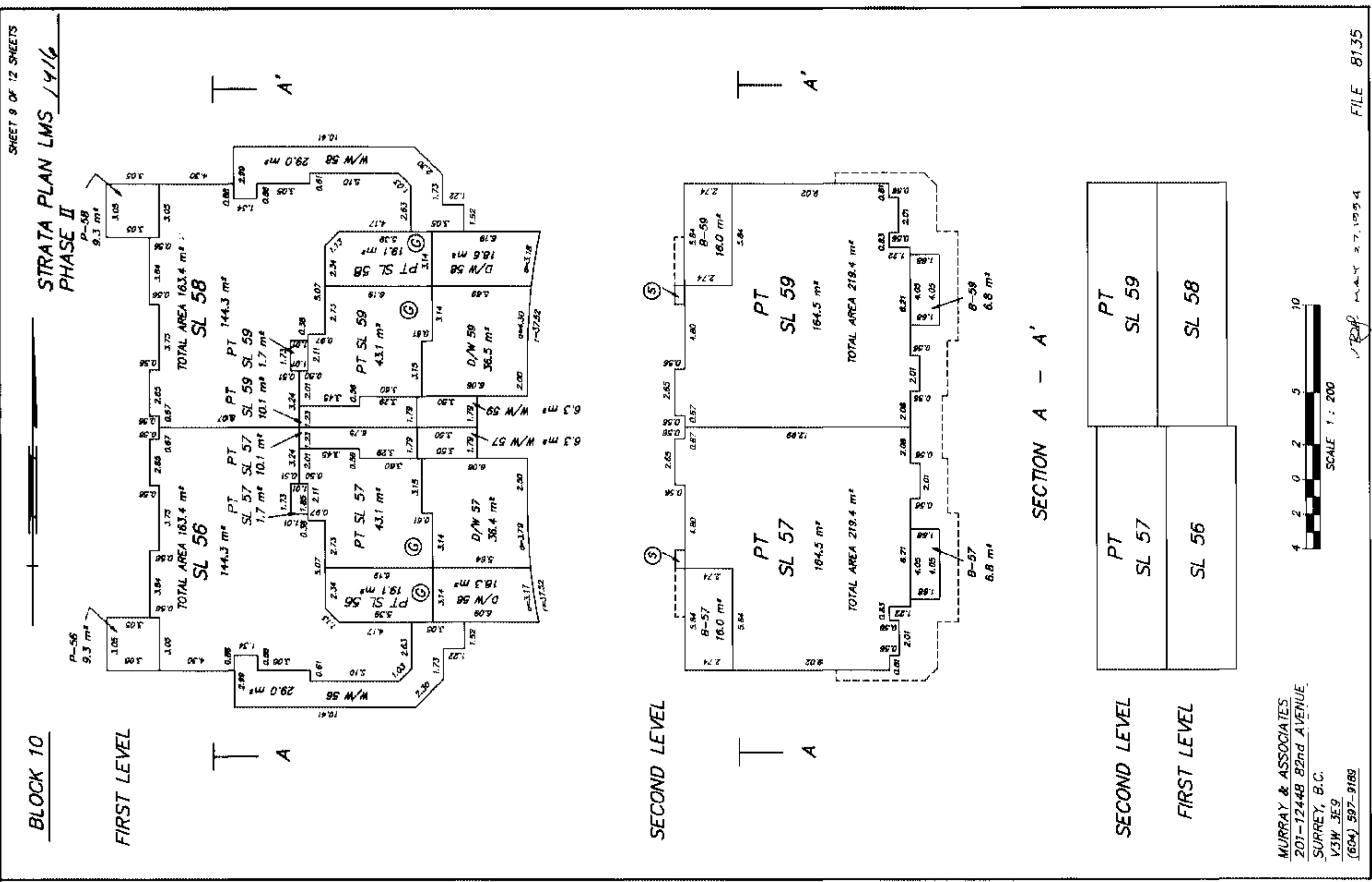


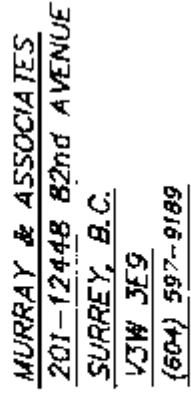




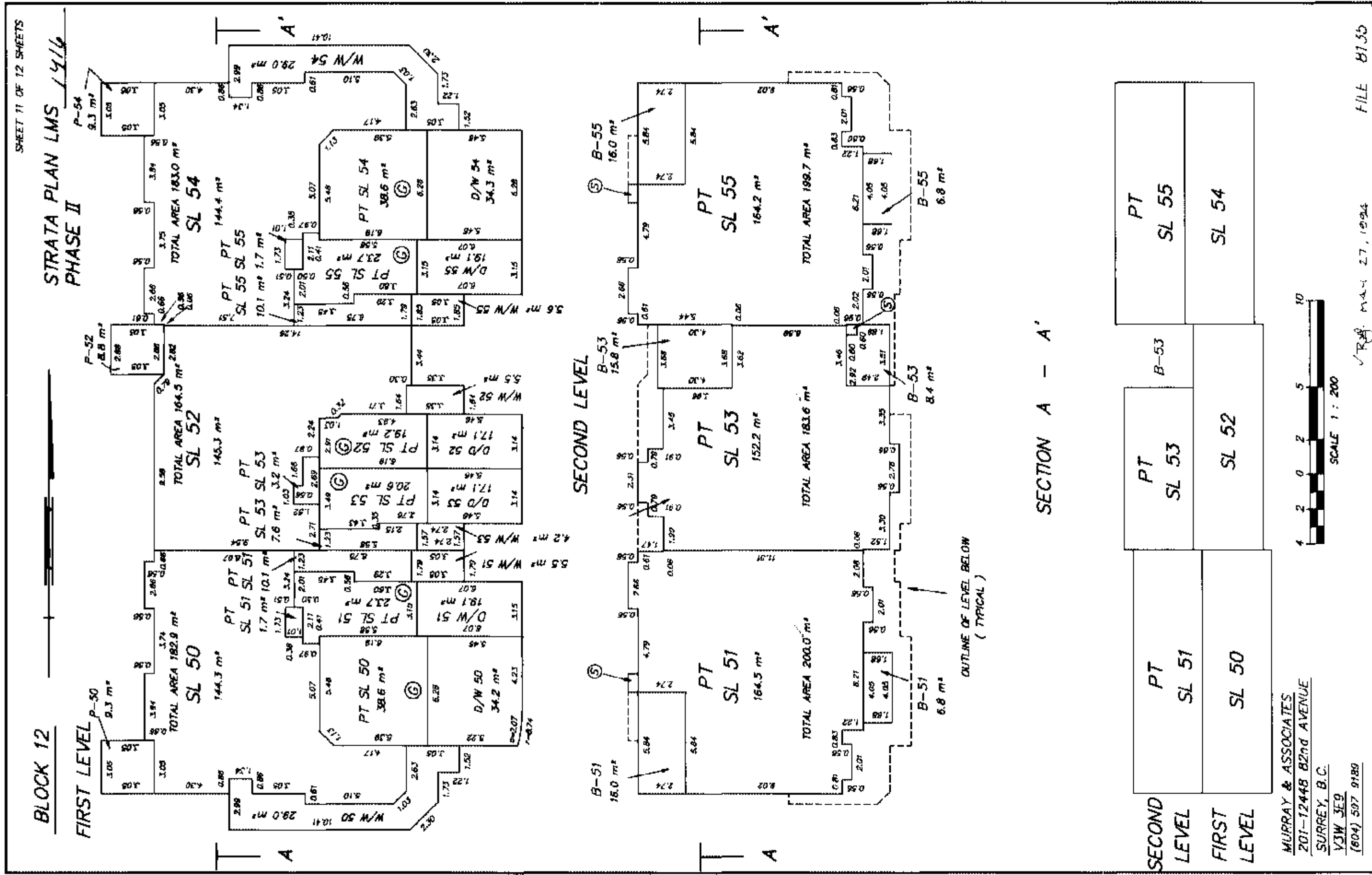


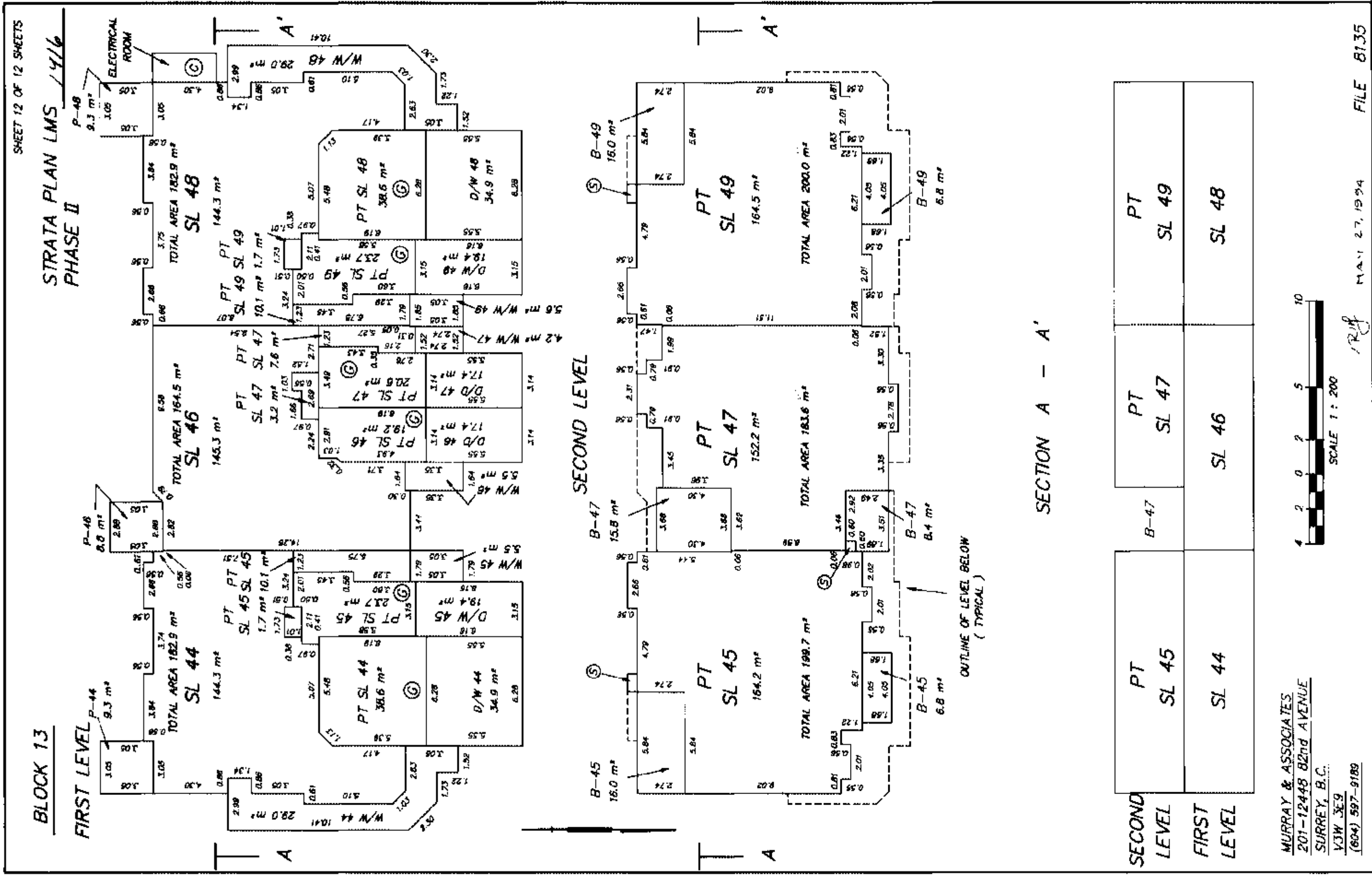




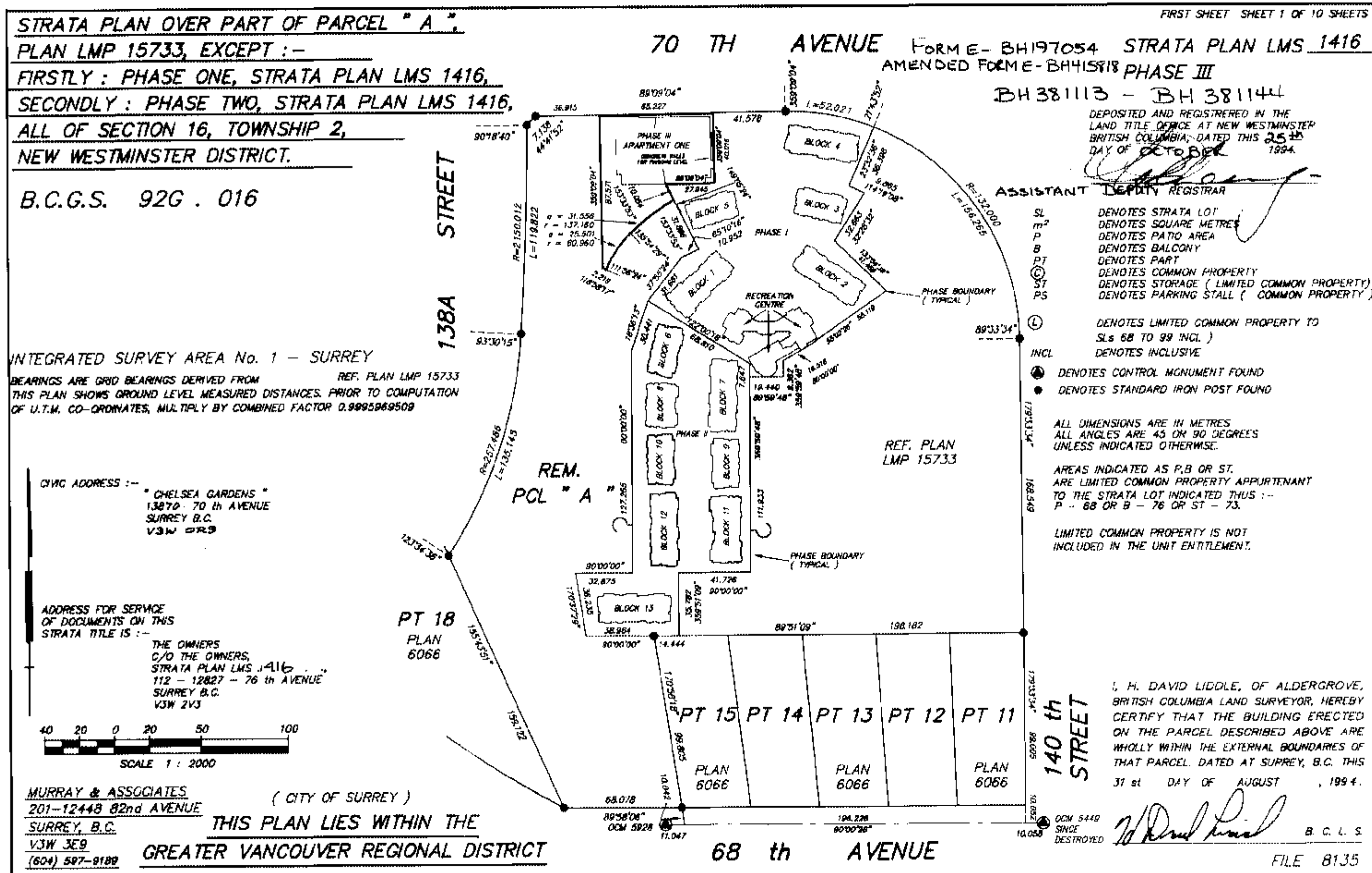




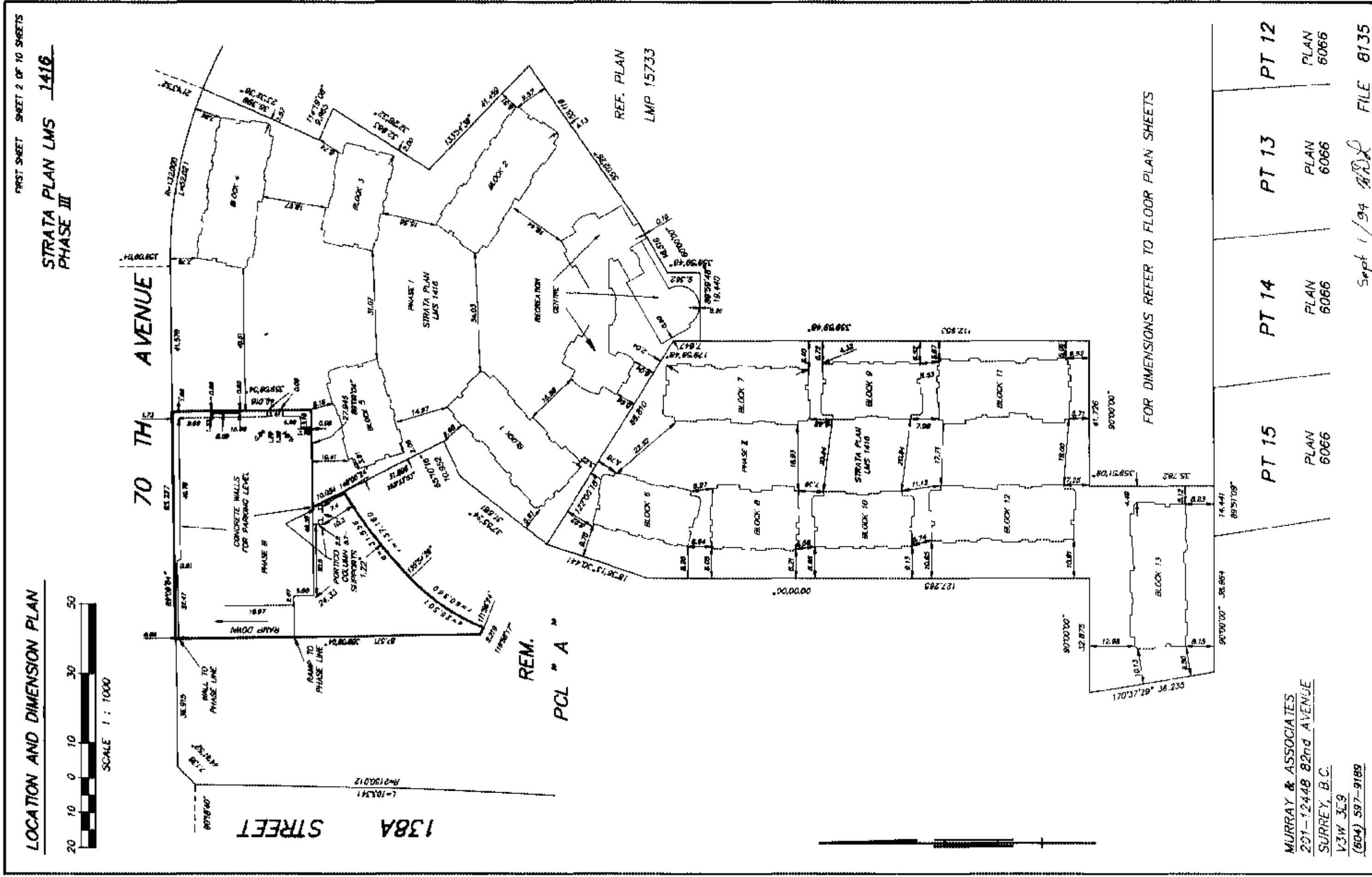








08/17/94



CONDOMINIUM ACT

SECOND SHEET SHEET 3 OF 10 SHEETS

STRATA PLAN LMS 1416

PHASE III

| SHEET NUMBER | BLOCK NUMBER  | STRATA LOT NUMBER | AREA m <sup>2</sup> | SCHEDULE OF UNIT ENTITLEMENT | SCHEDULE OF INTEREST UPON DESTRUCTION | SCHEDULE OF VOTING RIGHTS |
|--------------|---------------|-------------------|---------------------|------------------------------|---------------------------------------|---------------------------|
| 7            | APARTMENT ONE | 68                | 111.7               | 1117                         | 2126                                  | 1                         |
| 7            |               | 69                | 112.0               | 1120                         | 2088                                  | 1                         |
| 7            |               | 70                | 105.8               | 1058                         | 1962                                  | 1                         |
| 7            |               | 71                | 111.8               | 1118                         | 2152                                  | 1                         |
| 7            |               | 72                | 111.8               | 1118                         | 2278                                  | 1                         |
| 7            |               | 73                | 82.9                | 829                          | 1645                                  | 1                         |
| 7            |               | 74                | 69.7                | 697                          | 1558                                  | 1                         |
| 7            | APARTMENT ONE | 75                | 111.7               | 1117                         | 2152                                  | 1                         |
| 8            |               | 76                | 111.7               | 1117                         | 2152                                  | 1                         |
| 8            |               | 77                | 113.2               | 1132                         | 2088                                  | 1                         |
| 8            |               | 78                | 105.8               | 1058                         | 1898                                  | 1                         |
| 8            |               | 79                | 111.8               | 1118                         | 2152                                  | 1                         |
| 8            |               | 80                | 111.8               | 1118                         | 2215                                  | 1                         |
| 8            |               | 81                | 82.9                | 829                          | 1645                                  | 1                         |
| 8            | APARTMENT ONE | 82                | 69.7                | 697                          | 1518                                  | 1                         |
| 8            |               | 83                | 111.7               | 1117                         | 2152                                  | 1                         |
| 9            |               | 84                | 111.7               | 1117                         | 2278                                  | 1                         |
| 9            |               | 85                | 113.2               | 1132                         | 2215                                  | 1                         |
| 9            |               | 86                | 105.8               | 1058                         | 2025                                  | 1                         |
| 9            |               | 87                | 111.8               | 1118                         | 2215                                  | 1                         |

| SHEET<br>NUMBER | BLOCK<br>NUMBER | STRATA<br>LOT<br>NUMBER | AREA<br>m <sup>2</sup> | SCHEDULE<br>OF UNIT<br>ENTITLEMENT | SCHEDULE OF<br>INTEREST UPON<br>DESTRUCTION | SCHEDULE<br>OF VOTING<br>RIGHTS |
|-----------------|-----------------|-------------------------|------------------------|------------------------------------|---------------------------------------------|---------------------------------|
| 8               | APARTMENT ONE   | 88                      | 111.8                  | 1118                               | 2303                                        | 1                               |
| 9               |                 | 89                      | 82.9                   | 829                                | 1683                                        | 1                               |
| 9               |                 | 90                      | 69.7                   | 697                                | 1584                                        | 1                               |
| 9               |                 | 91                      | 111.7                  | 1117                               | 2278                                        | 1                               |
| 10              |                 | 92                      | 111.0                  | 1110                               | 2315                                        | 1                               |
| 10              |                 | 93                      | 113.2                  | 1132                               | 2278                                        | 1                               |
| 10              |                 | 94                      | 105.8                  | 1058                               | 2152                                        | 1                               |
| 10              | APARTMENT ONE   | 95                      | 111.0                  | 1110                               | 2315                                        | 1                               |
| 10              |                 | 96                      | 111.0                  | 1110                               | 2354                                        | 1                               |
| 10              |                 | 97                      | 82.9                   | 829                                | 1734                                        | 1                               |
| 10              |                 | 98                      | 69.7                   | 697                                | 1645                                        | 1                               |
| 10              |                 | 99                      | 111.0                  | 1110                               | 2341                                        | 1                               |
| PREVIOUS PHASES |                 |                         | 12 177.8               | 104 793                            | 182 163                                     | 67                              |
| AGGREGATE       |                 |                         | 15 448.0               | 137 495                            | 247 657                                     | 99                              |

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

Sept 1/99 WDL FILE 8135



STRATA PLAN LMS 1416  
PHASE IIISTATUTORY 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 B.C.  
THIS 24 DAY OF SEPTEMBER  
1994.

CHELSEA GARDENS  
PARTNERSHIP

PER: [Signature]  
LARRY R. BOURNE

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

[Signature]  
150-1040 WEST GEORGIA ST.,  
VANCOUVER, B.C.

APPROVED AS PHASE II OF A I PHASE  
STRATA PLAN UNDER THE CONDOMINIUM ACT.  
DATED THIS 20 DAY OF Sept. 1994.

[Signature] NICHOLAS LAI  
APPROVING OFFICER FOR THE  
CITY OF SURREY

ACCEPTED AS TO FORMS 1, 2, AND 3.  
DATED THIS 14 DAY OF October 1994.

[Signature]  
for SUPERINTENDENT OF REAL ESTATE

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

AS TO OWNERS  
328243 B.C. LTD.  
( INCORPORATION No. 328243 )

[Signature] AUTHORIZED SIGNATORY MIKE FUJI  
(PRINT NAME CLEARLY NEAR SIGNATURE)

[Signature] AUTHORIZED SIGNATORY GEORGE MELVILLE  
(PRINT NAME CLEARLY NEAR SIGNATURE)

[Signature] WITNESS AS TO BOTH SIGNATURES GEOFF WENSEL  
(PRINT NAME CLEARLY NEAR SIGNATURE)  
12480 Brunswick Place  
Richmond, B.C.  
ADDRESS  
Vice President  
PRIME PROJECTS INC.  
OCCUPATION

AS TO MORTGAGE AND ASSIGNMENT OF RENTS  
VANCOUVER CITY SAVINGS CREDIT UNION

[Signature] AUTHORIZED SIGNATORY HAROLD TRICE  
(PRINT NAME CLEARLY NEAR SIGNATURE)

[Signature] AUTHORIZED SIGNATORY NORMAN  
(PRINT NAME CLEARLY NEAR SIGNATURE) SELLARS

[Signature] WITNESS AS TO BOTH SIGNATURES SANDRA BROWN SANDRA BROWN  
(PRINT NAME CLEARLY NEAR SIGNATURE)  
515 WEST 10TH AVENUE  
VANCOUVER, B.C.  
ADDRESS

[Signature] LOANS ADMINISTRATOR  
OCCUPATION

I, H. DAVID LIDDLE, OF ALDERGROVE,  
BRITISH COLUMBIA LAND SURVEYOR, HEREBY  
CERTIFY THAT THE BUILDINGS SHOWN ON  
THIS STRATA PLAN HAVE NOT, AS OF THE  
31<sup>ST</sup> DAY OF AUGUST, 1994,  
BEEN PREVIOUSLY OCCUPIED.  
DATED AT SURREY, B. C., THIS  
31<sup>ST</sup> DAY OF AUGUST, 1994.

[Signature] B. C. L. S.

FILE 8135

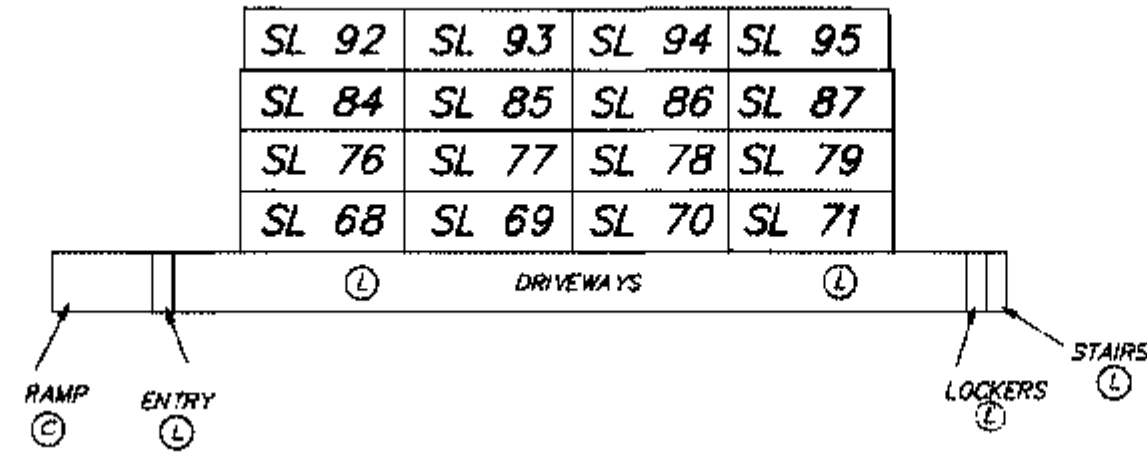
**BUILDING SECTIONS**

NOT TO SCALE

SHEET 5 OF 10 SHEETS

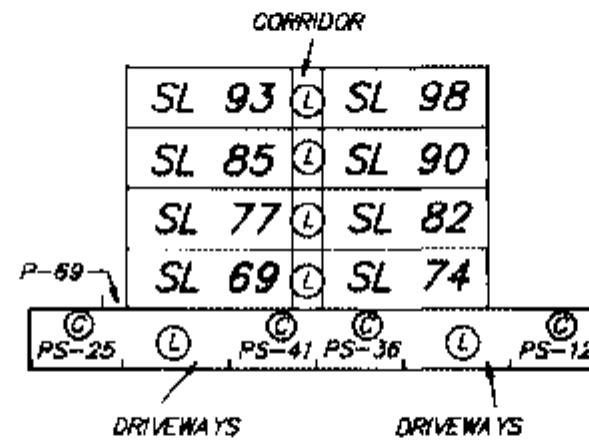
STRATA PLAN LMS 1416  
PHASE III

FOURTH LEVEL  
THIRD LEVEL  
SECOND LEVEL  
GROUND LEVEL  
PARKING LEVEL



SECTION A - A'

FOURTH LEVEL  
THIRD LEVEL  
SECOND LEVEL  
GROUND LEVEL  
PARKING LEVEL



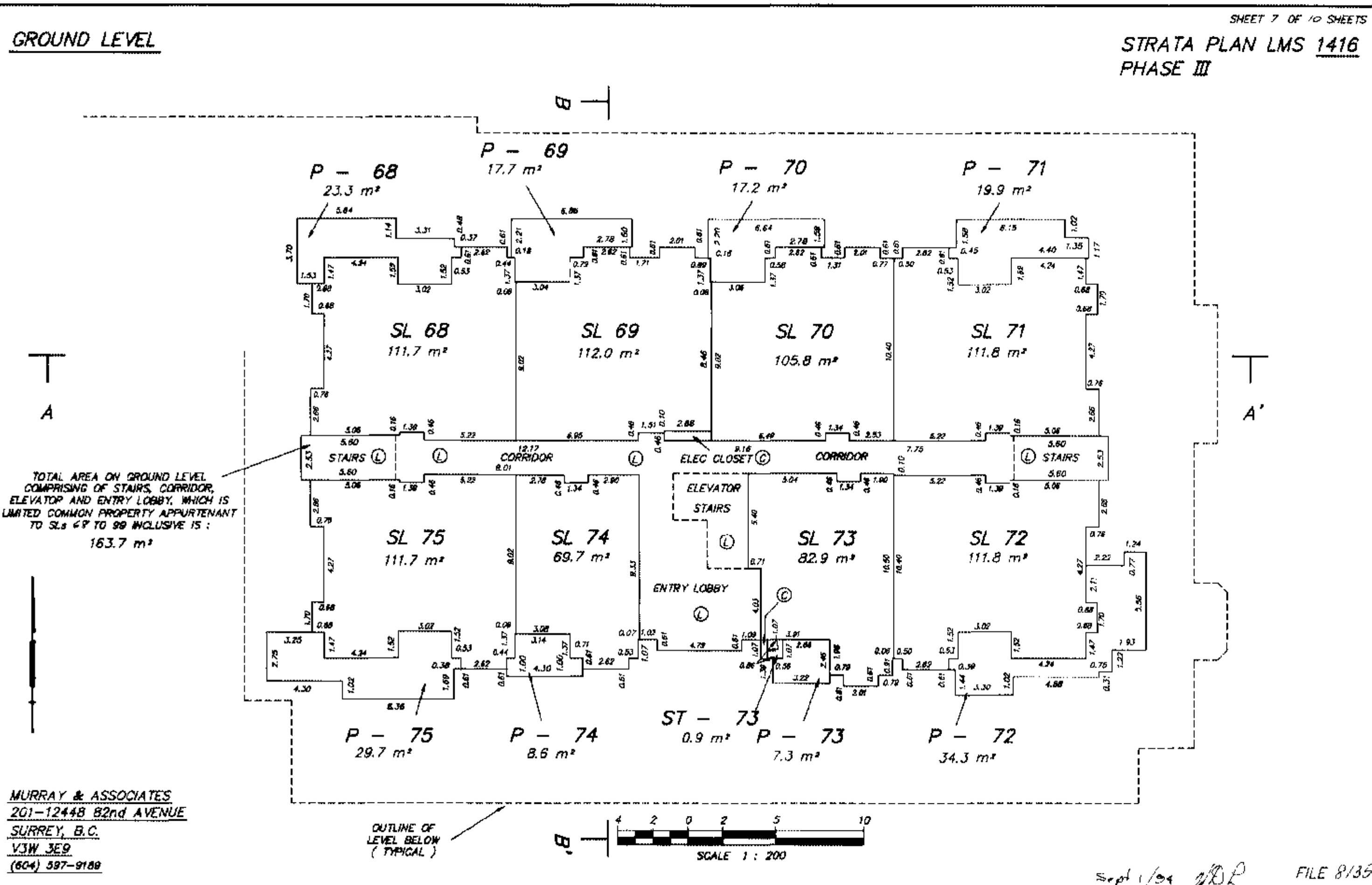
SECTION B - B'

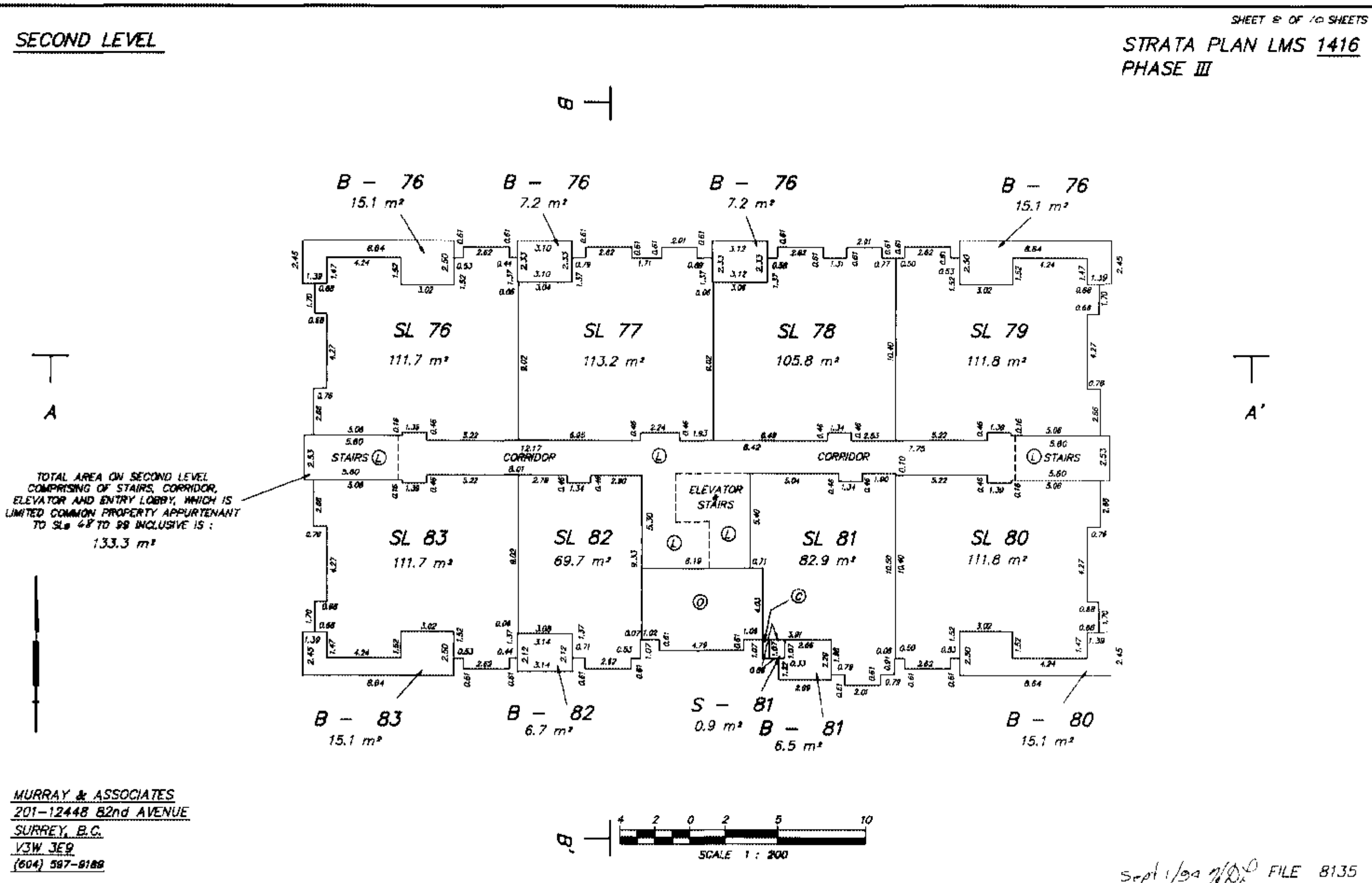
MURRAY & ASSOCIATES  
201-12448 82nd AVENUE  
SURREY, B.C.  
V3W 3E9  
(804) 597-9189

Sept 1/02 FILE 8135







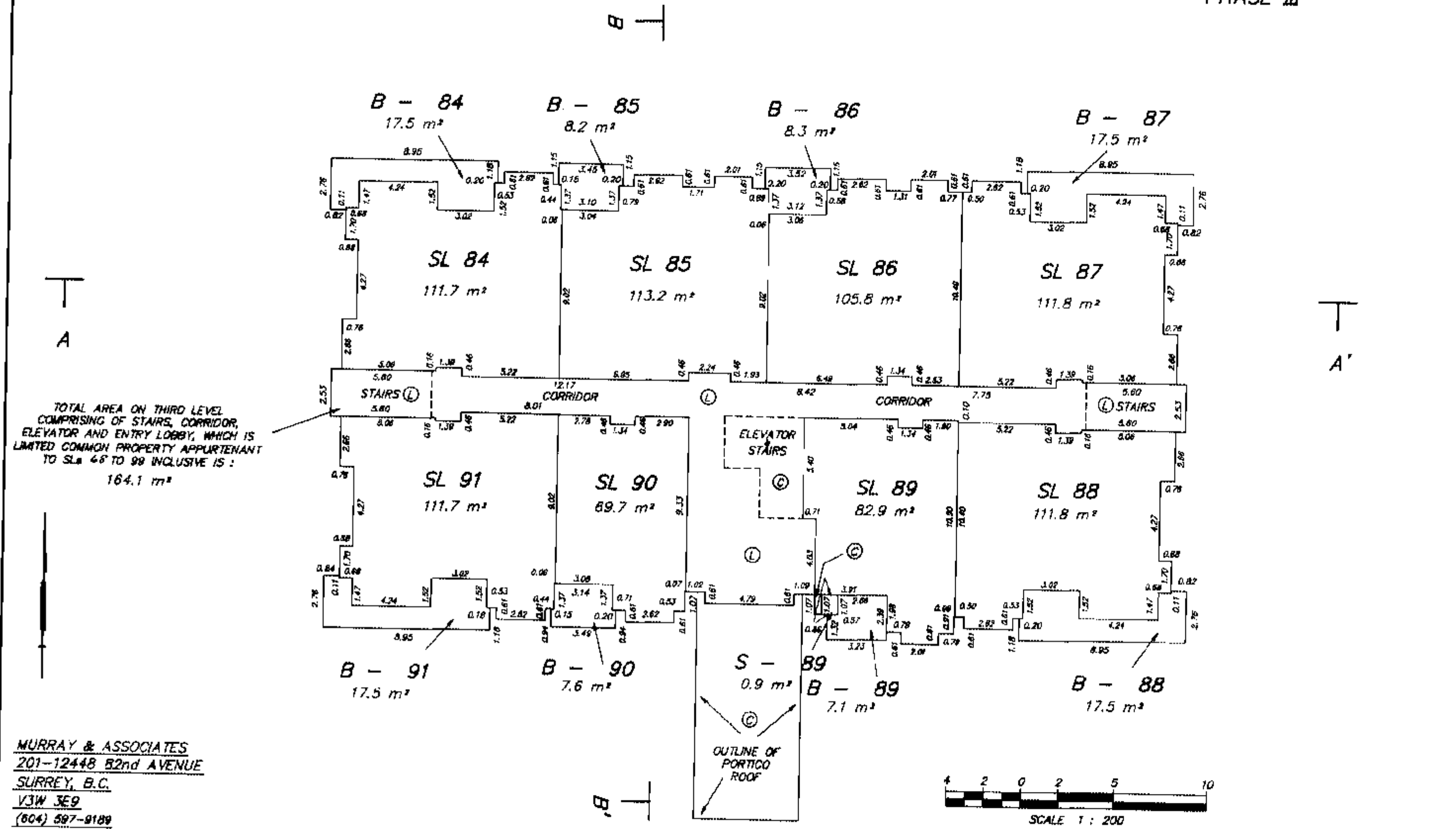




THIRD LEVEL

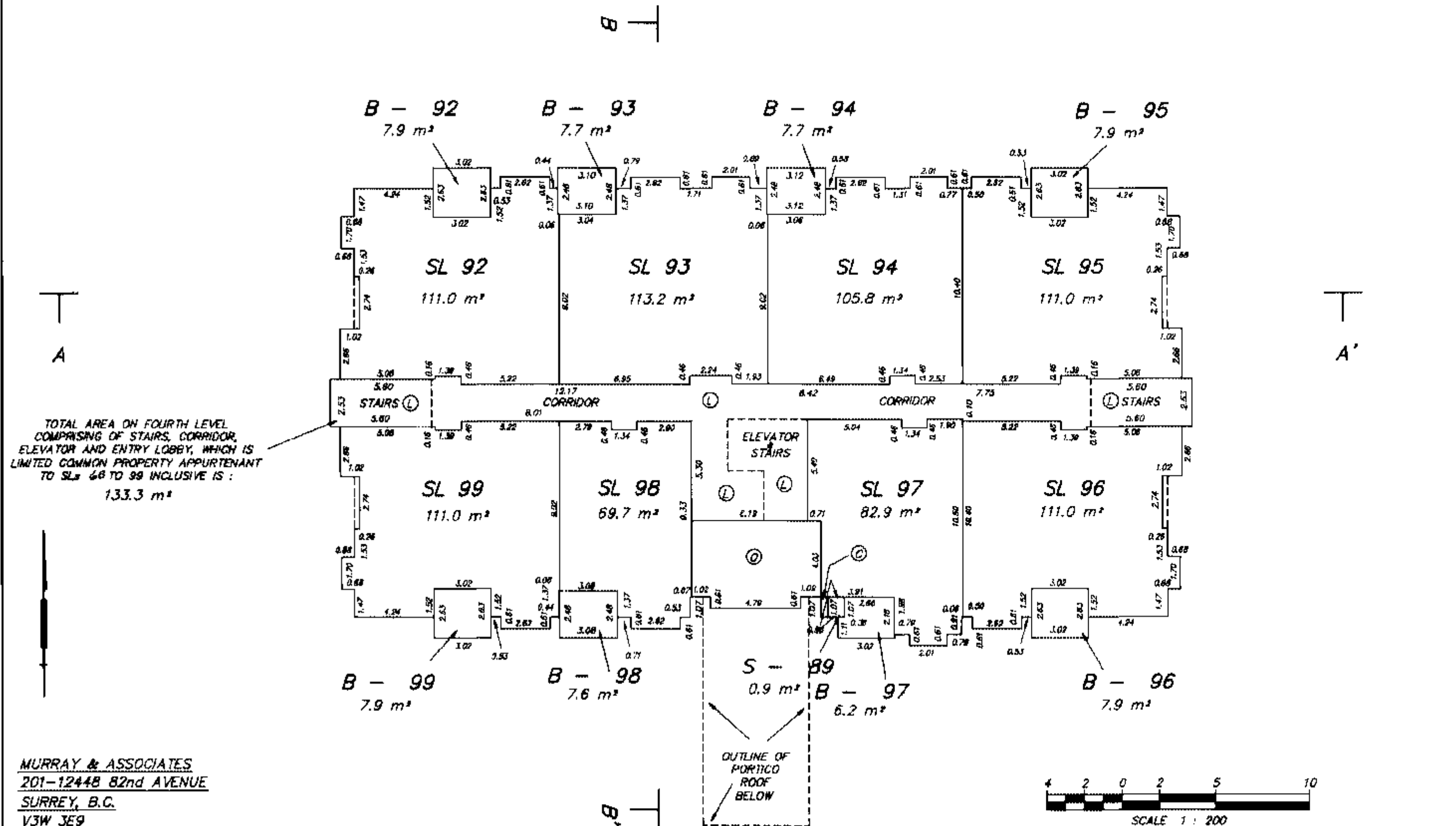
SHEET 9 OF 10 SHEETS

STRATA PLAN LMS 1416  
PHASE III



**FOURTH LEVEL**

SHEET 10 OF 10 SHEETS

**STRATA PLAN LMS 1416  
PHASE III**

MURRAY & ASSOCIATES  
201-1244B 82nd AVENUE  
SURREY, B.C.  
V3W 3E9  
(604) 597-9189

Sept 1/04 WOL FILE 8135

**STRATA PLAN OVER PART OF PARCEL "A",  
PLAN LMP 15733, EXCEPT :-**  
**FIRSTLY : PHASE ONE, STRATA PLAN LMS 1416,**  
**SECONDLY : PHASE TWO, STRATA PLAN LMS 1416,**  
**THIRDLY : PHASE THREE, STRATA PLAN LMS 1416,**  
**ALL OF SECTION 16, TOWNSHIP 2,**  
**NEW WESTMINSTER DISTRICT.**

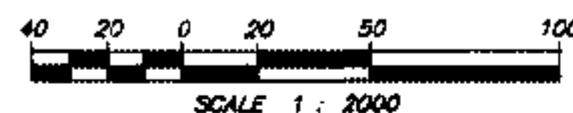
B.C.G.S. 92G . 016

INTEGRATED SURVEY AREA No. 1 - SURREY

BEARINGS ARE GRID BEARINGS DERIVED FROM REF. PLAN LMP 15733  
 THIS PLAN SHOWS GROUND LEVEL MEASURED DISTANCES. PRIOR TO COMPUTATION  
 OF U.T.M. CO-ORDINATES, MULTIPLY BY COMBINED FACTOR 0.9995969308

CIVIC ADDRESS :-  
 "CHELSEA GARDENS"  
 13888 - 70th AVENUE  
 SURREY B.C.  
 V3W 0R8

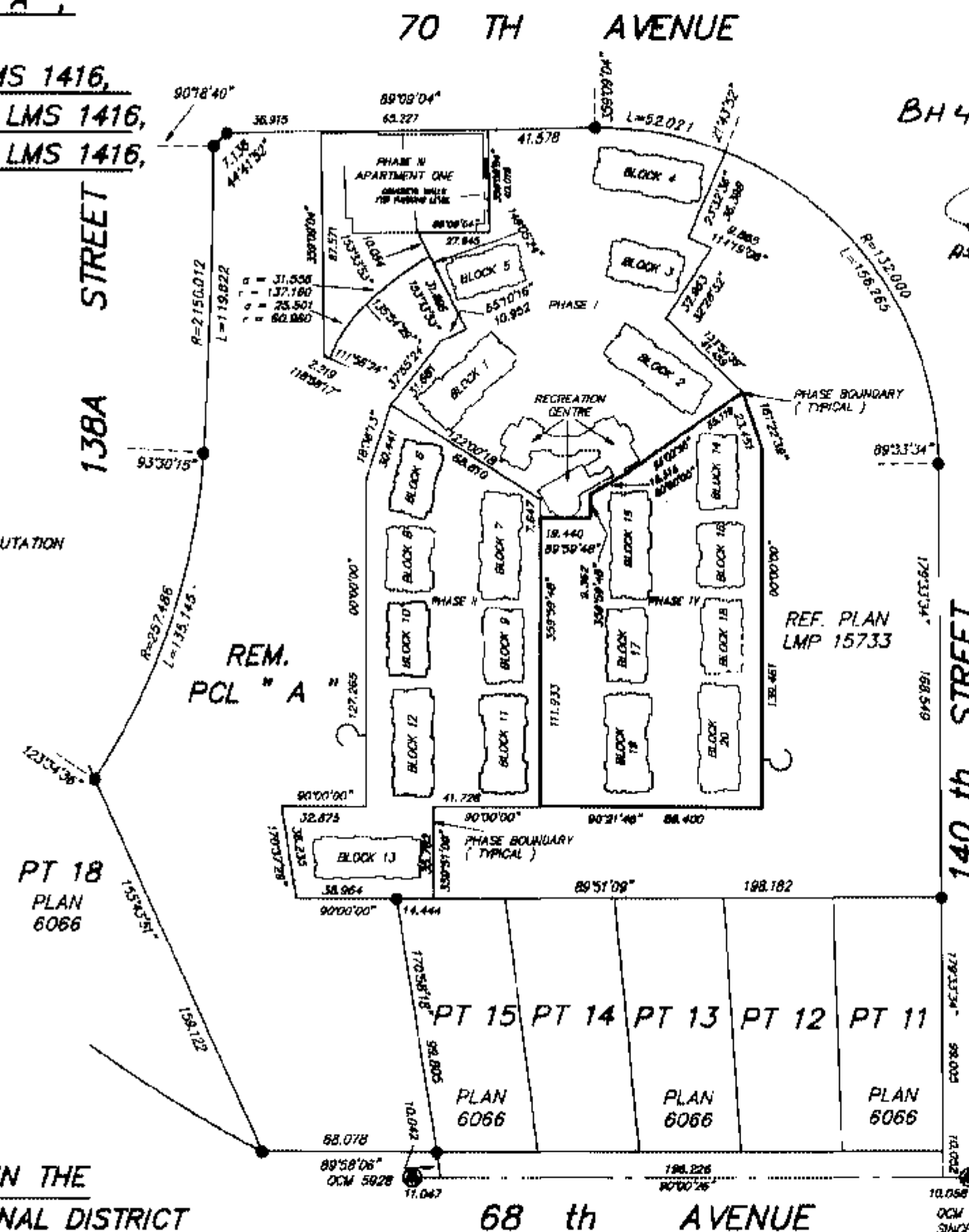
ADDRESS FOR SERVICE  
 OF DOCUMENTS ON THIS  
 STRATA TITLE IS :-  
 THE OWNERS  
 C/O THE OWNERS,  
 STRATA PLAN LMS 1416,  
 112 - 12827 - 76th AVENUE  
 SURREY B.C.  
 V3W 2V3



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

(CITY OF SURREY)

THIS PLAN LIES WITHIN THE  
 GREATER VANCOUVER REGIONAL DISTRICT



FIRST SHEET SHEET 1 OF 11 SHEETS

STRATA PLAN LMS 1416

PHASE IV

BH 435263 - BH 435296

DEPOSITED AND REGISTERED IN THE  
 LAND TITLE OFFICE AT NEW WESTMINSTER  
 BRITISH COLUMBIA, DATED THIS 6th  
 DAY OF DECEMBER, 1994.

ASSISTANT DEPUTY REGISTRAR

SL  
 M<sup>2</sup>  
 P  
 B  
 PT  
 C  
 INCL  
 W/W  
 D/W  
 S

DENOTES STRATA LOT  
 DENOTES SQUARE METRES  
 DENOTES PATIO AREA  
 DENOTES BALCONY  
 DENOTES PART  
 DENOTES COMMON PROPERTY  
 DENOTES INCLUSIVE  
 DENOTES GARAGE  
 DENOTES WALK-WAY AREA  
 DENOTES DRIVE-WAY AREA  
 DENOTES CHIMNEY AREA

● DENOTES CONTROL MONUMENT FOUND  
 ● DENOTES STANDARD IRON POST FOUND

ALL DIMENSIONS ARE IN METRES  
 ALL ANGLES ARE 45 OR 90 DEGREES  
 UNLESS INDICATED OTHERWISE.

AREAS INDICATED AS P/W/W OR D/W  
 ARE LIMITED COMMON PROPERTY APPURTENANT  
 TO THE STRATA LOT INDICATED THUS :-  
 P - 100, B - 101, W/W - 100 OR D/W - 100

LIMITED COMMON PROPERTY IS NOT  
 INCLUDED IN THE UNIT ENTITLEMENT.

CHIMNEY AREAS DENOTED (S) ARE  
 COMMON PROPERTY.

GARAGE AREAS DENOTED (C) ARE PART  
 OF THE STRATA LOT BUT IS NOT INCLUDED  
 IN THE UNIT ENTITLEMENT.

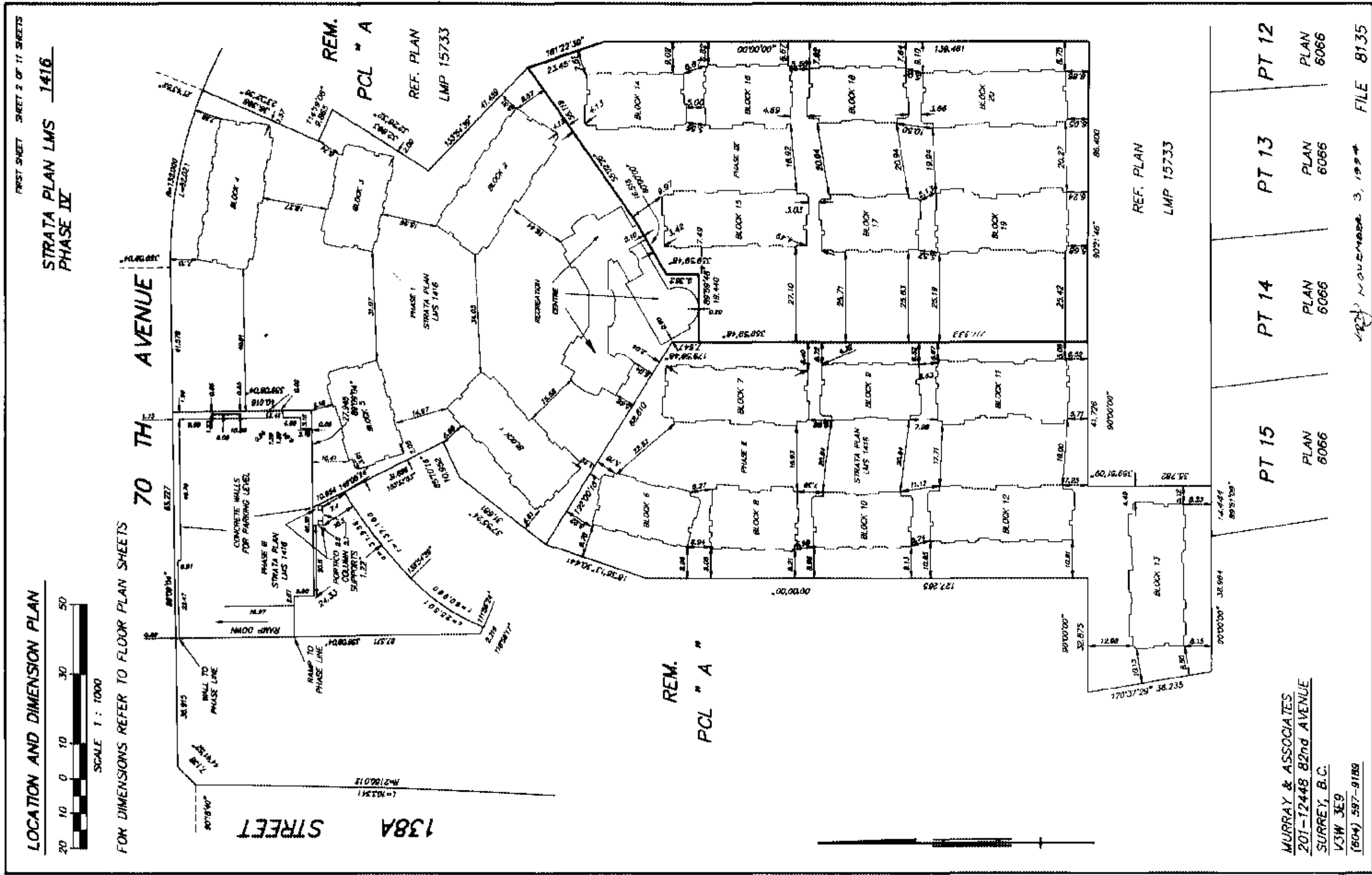
I, RAYMOND HAROLD JANZEN, OF DELTA,  
 BRITISH COLUMBIA LAND SURVEYOR, HEREBY  
 CERTIFY THAT THE BUILDING ERECTED  
 ON THE PARCEL DESCRIBED ABOVE ARE  
 WHOLLY WITHIN THE EXTERNAL BOUNDARIES OF  
 THAT PARCEL, DATED AT SURREY, B.C. THIS  
 3rd DAY OF NOVEMBER, 1994.

10.058  
 OCM 5449  
 SINCE  
 DESTROYED

B. C. L. S.

FILE 8135





CONDOMINIUM ACT

SECOND SHEET, SHEET 3 OF 11 SHEETS

STRATA PLAN LMS 1416PHASE IV

| SHEET<br>NUMBER | BLOCK<br>NUMBER | STRATA<br>LOT<br>NUMBER | AREA<br>m <sup>2</sup> | SCHEDULE<br>OF UNIT<br>ENTITLEMENT | SCHEDULE OF<br>INTEREST UPON<br>DESTRUCTION | SCHEDULE<br>OF VOTING<br>RIGHTS |
|-----------------|-----------------|-------------------------|------------------------|------------------------------------|---------------------------------------------|---------------------------------|
| 5               | 14              | 100                     | 182.9                  | 1443                               | 3013                                        | 1                               |
| 5               | 14              | 101                     | 200.0                  | 1763                               | 2911                                        | 1                               |
| 5               | 14              | 102                     | 182.9                  | 1443                               | 3013                                        | 1                               |
| 5               | 14              | 103                     | 200.0                  | 1763                               | 2911                                        | 1                               |
| 7               | 16              | 104                     | 182.5                  | 1429                               | 2696                                        | 1                               |
| 7               | 16              | 105                     | 200.2                  | 1608                               | 3076                                        | 1                               |
| 7               | 16              | 106                     | 182.5                  | 1429                               | 2696                                        | 1                               |
| 7               | 16              | 107                     | 200.2                  | 1608                               | 3076                                        | 1                               |
| 9               | 18              | 108                     | 163.4                  | 1443                               | 2785                                        | 1                               |
| 9               | 18              | 109                     | 218.5                  | 1764                               | 3139                                        | 1                               |
| 9               | 18              | 110                     | 163.4                  | 1443                               | 2785                                        | 1                               |
| 9               | 18              | 111                     | 218.5                  | 1764                               | 3139                                        | 1                               |
| 11              | 20              | 112                     | 182.9                  | 1443                               | 3013                                        | 1                               |
| 11              | 20              | 113                     | 190.8                  | 1761                               | 2911                                        | 1                               |
| 11              | 20              | 114                     | 164.5                  | 1453                               | 2532                                        | 1                               |
| 11              | 20              | 115                     | 183.6                  | 1630                               | 2658                                        | 1                               |
| 11              | 20              | 116                     | 182.9                  | 1443                               | 3013                                        | 1                               |
| 11              | 20              | 117                     | 200.1                  | 1764                               | 2911                                        | 1                               |
| 10              | 19              | 118                     | 181.1                  | 1426                               | 3114                                        | 1                               |
| 10              | 19              | 119                     | 181.1                  | 1613                               | 3038                                        | 1                               |

| SHEET<br>NUMBER | BLOCK<br>NUMBER | STRATA<br>LOT<br>NUMBER | AREA<br>m <sup>2</sup> | SCHEDULE<br>OF UNIT<br>ENTITLEMENT | SCHEDULE OF<br>INTEREST UPON<br>DESTRUCTION | SCHEDULE<br>OF VOTING<br>RIGHTS |
|-----------------|-----------------|-------------------------|------------------------|------------------------------------|---------------------------------------------|---------------------------------|
| 10              | 19              | 120                     | 164.5                  | 1453                               | 2721                                        | 1                               |
| 10              | 19              | 121                     | 183.7                  | 1631                               | 2848                                        | 1                               |
| 10              | 19              | 122                     | 181.1                  | 1426                               | 3114                                        | 1                               |
| 10              | 19              | 123                     | 181.1                  | 1613                               | 3038                                        | 1                               |
| 8               | 17              | 124                     | 182.9                  | 1443                               | 3202                                        | 1                               |
| 8               | 17              | 125                     | 200.0                  | 1763                               | 3101                                        | 1                               |
| 8               | 17              | 126                     | 182.9                  | 1443                               | 3202                                        | 1                               |
| 8               | 17              | 127                     | 200.0                  | 1763                               | 3101                                        | 1                               |
| 6               | 15              | 128                     | 163.4                  | 1443                               | 2975                                        | 1                               |
| 6               | 15              | 129                     | 219.1                  | 1760                               | 3329                                        | 1                               |
| 6               | 15              | 130                     | 164.5                  | 1453                               | 2721                                        | 1                               |
| 6               | 15              | 131                     | 183.6                  | 1630                               | 2848                                        | 1                               |
| 6               | 15              | 132                     | 163.4                  | 1443                               | 2975                                        | 1                               |
| 6               | 15              | 133                     | 219.4                  | 1763                               | 3329                                        | 1                               |
| PREVIOUS PHASES |                 |                         | 15 448.0               | 104 793                            | 247 657                                     | 99                              |
| AGGREGATE       |                 |                         | 21 770.6               | 168 253                            | 348 591                                     | 133                             |

MURRAY & ASSOCIATES  
201-12448 82nd AVENUE  
SURREY, B.C.  
V3W 3E9  
(604) 587-9180

NOVEMBER 3, 1994

FILE 8135

STRATA PLAN LMS 1416  
PHASE IVSTATUTORY DECLARATION

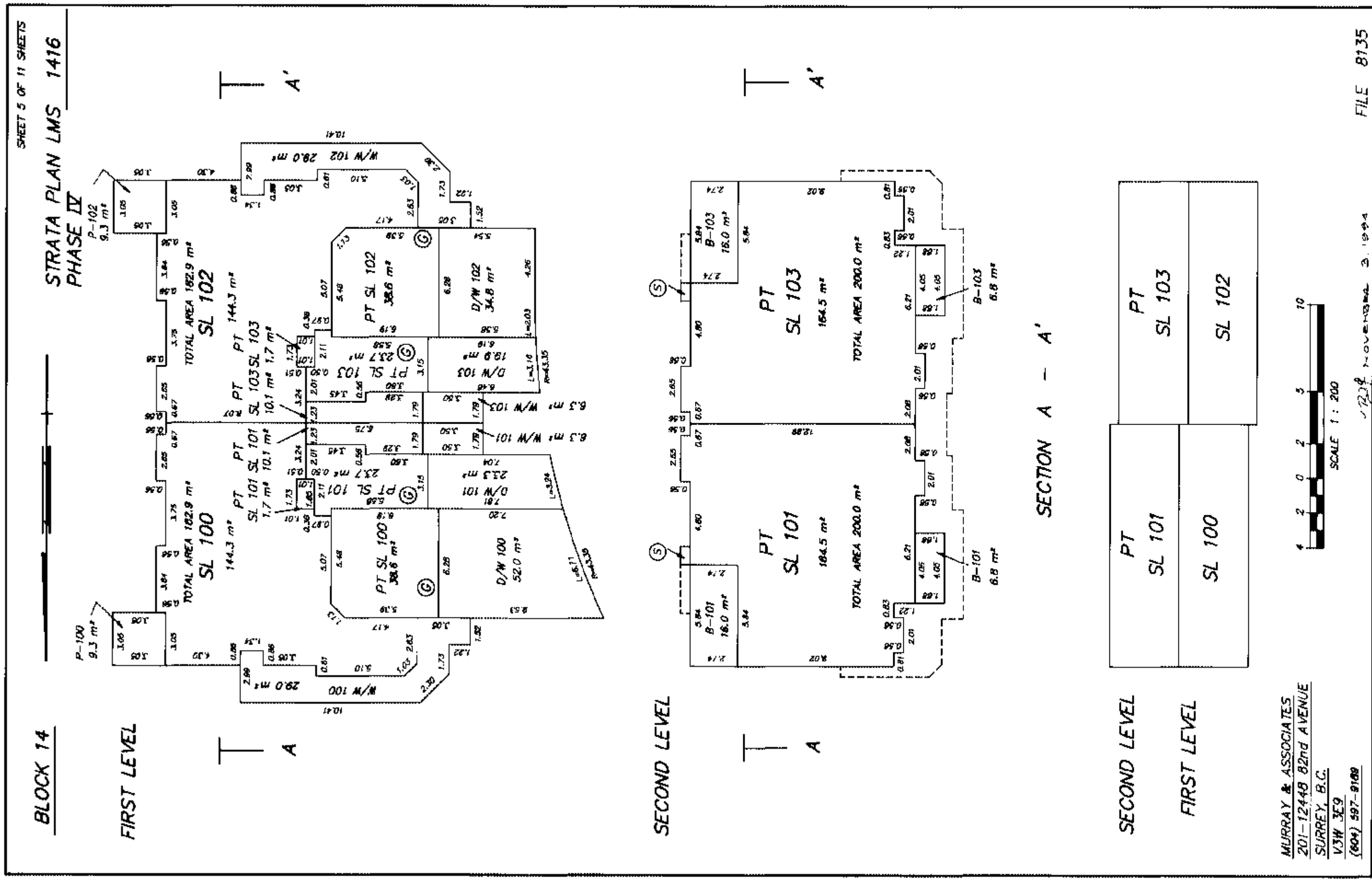
I/WE THE UNDERSIGNED DO SOLEMNLY DECLARE THAT :

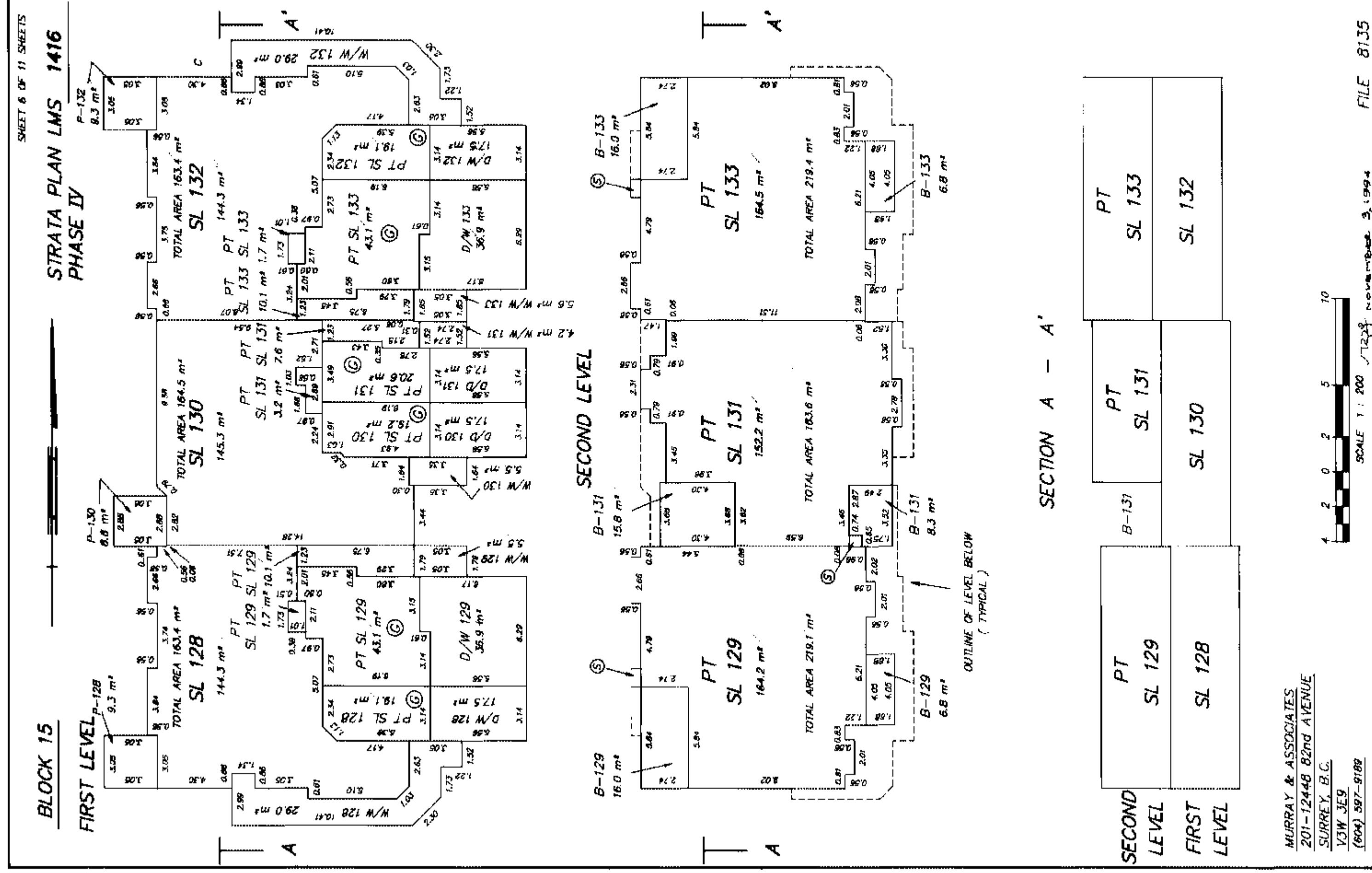
- 1) I/WE THE UNDERSIGNED (AM/ARE) THE OWNER-DEVELOPER OR (IN THE ALTERNATIVE) THE DULY AUTHORIZED AGENT OF THE OWNER-DEVELOPER
- 2) THE STRATA PLAN IS ENTIRELY FOR RESIDENTIAL USE

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 OATHDECLARED BEFORE ME  
AT ~~VANCOUVER~~  
IN THE PROVINCE OF B.C.  
THIS 30<sup>th</sup> DAY OF ~~November~~  
1994.Chelsen Gardens  
PartnershipPer: LR Bourne  
LARRY R. BOURNEA NOTARY PUBLIC IN AND FOR THE PROVINCE OF BRITISH COLUMBIA  
A COMMISSIONER FOR TAKING AFFIDAVITS WITHIN BRITISH COLUMBIA  
~~FRANK C. GUTH, 1000-1040 WEST GERRARD ST.,  
VANCOUVER, B.C.~~APPROVED AS PHASE IV OF A X PHASE  
STRATA PLAN UNDER THE CONDOMINIUM ACT.  
DATED THIS 24<sup>th</sup> DAY OF November 1994.N. LAI  
APPROVING OFFICER FOR THE  
CITY OF SURREY  
N. LAIACCEPTED AS TO FORMS 1, 2, AND 3  
DATED THIS 2<sup>nd</sup> DAY OF December 1994.for: J. Wong  
SUPERINTENDENT OF REAL ESTATEMURRAY & ASSOCIATES  
201-12448 82nd AVENUE  
SURREY, B.C.  
V3W 3E9  
(604) 587-0180AS TO OWNERS  
328243 B.C. LTD.  
( INCORPORATION No. 328243 )Mike Fujii  
AUTHORIZED SIGNATORY  
(PRINT NAME CLEARLY NEAR SIGNATURE)George Melville  
AUTHORIZED SIGNATORY  
(PRINT NAME CLEARLY NEAR SIGNATURE)Geoff Wensel  
WITNESS AS TO BOTH SIGNATURES  
(PRINT NAME CLEARLY NEAR SIGNATURE)  
12480 BRUNSWICK PLACE  
RICHMOND BC V7E 6J2  
ADDRESS  
VICE PRESIDENT  
PRIME PROJECTS INC.  
OCCUPATIONAS TO MORTGAGE AND ASSIGNMENT OF RENTS  
VANCOUVER CITY SAVINGS CREDIT UNIONNorman Selkirk  
AUTHORIZED SIGNATORY  
(PRINT NAME CLEARLY NEAR SIGNATURE)Harold Tyson  
AUTHORIZED SIGNATORY  
(PRINT NAME CLEARLY NEAR SIGNATURE)Sandra Brown  
WITNESS AS TO BOTH SIGNATURES  
(PRINT NAME CLEARLY NEAR SIGNATURE)  
515 WEST 10TH AVENUE  
VANCOUVER, B.C.ADDRESS  
Loans Administrator  
OCCUPATIONI, RAYMOND HAROLD JANZEN, OF DELTA,  
BRITISH COLUMBIA LAND SURVEYOR, HEREBY  
CERTIFY THAT THE BUILDINGS SHOWN ON  
THIS STRATA PLAN HAVE NOT, AS OF THE  
31<sup>st</sup> DAY OF OCTOBER, 1994,  
BEEN PREVIOUSLY OCCUPIED.  
DATED AT SURREY, B. C., THIS  
31<sup>st</sup> DAY OF OCTOBER, 1994.R. Janzen B. C. L. S.  
FILE 8135

1224 NOVEMBER 3, 1994









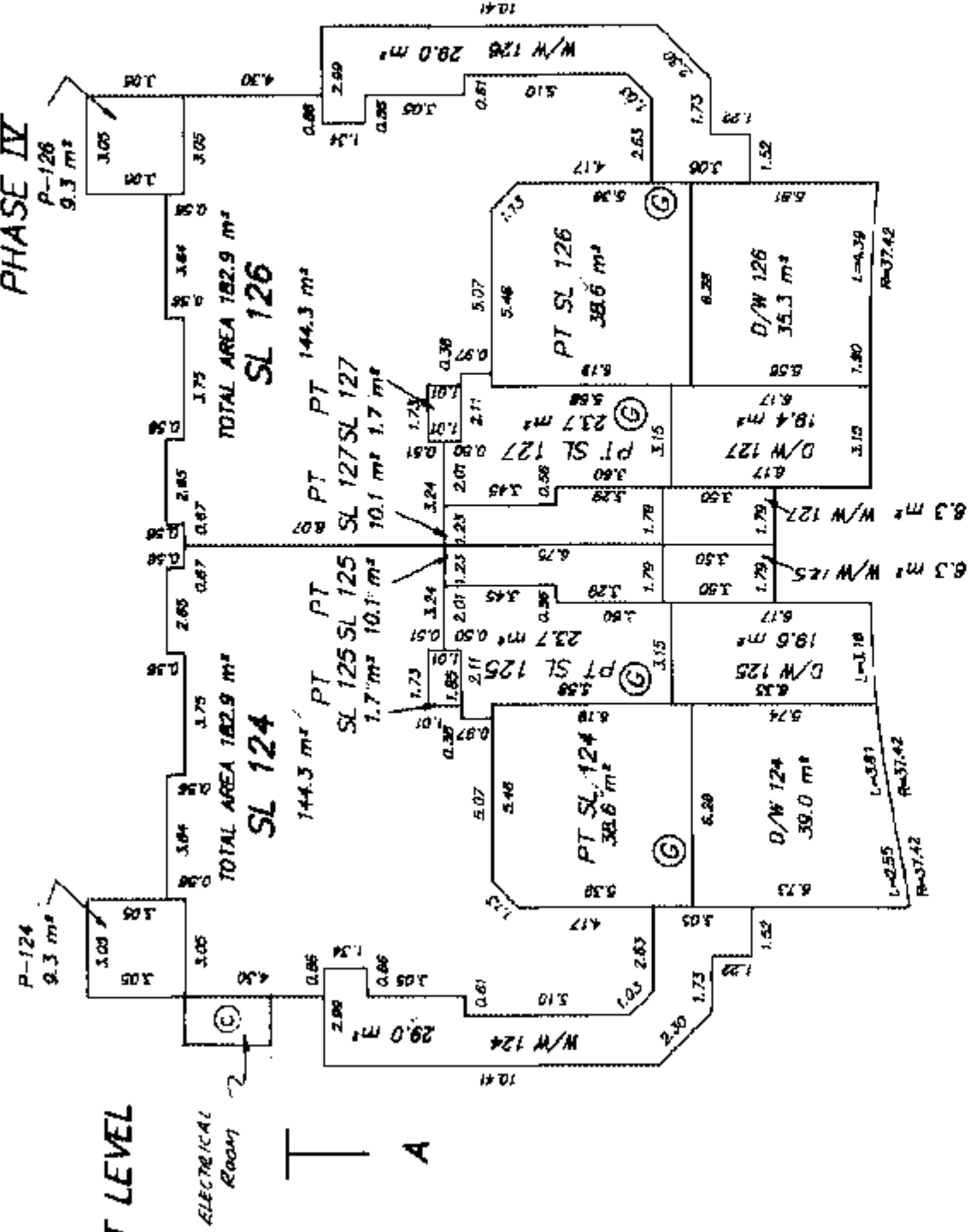


BLOCK 17

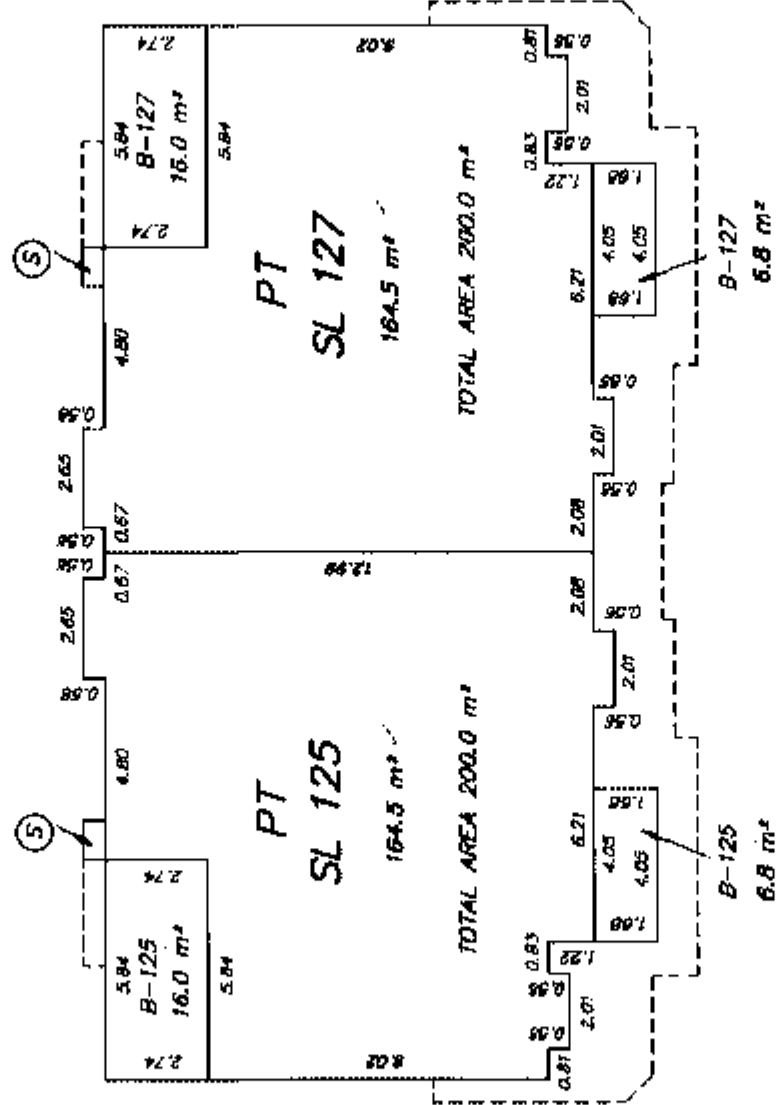
SHEET 8 OF 11 SHEETS

STRATA PLAN LMS 1416  
PHASE IV

FIRST LEVEL

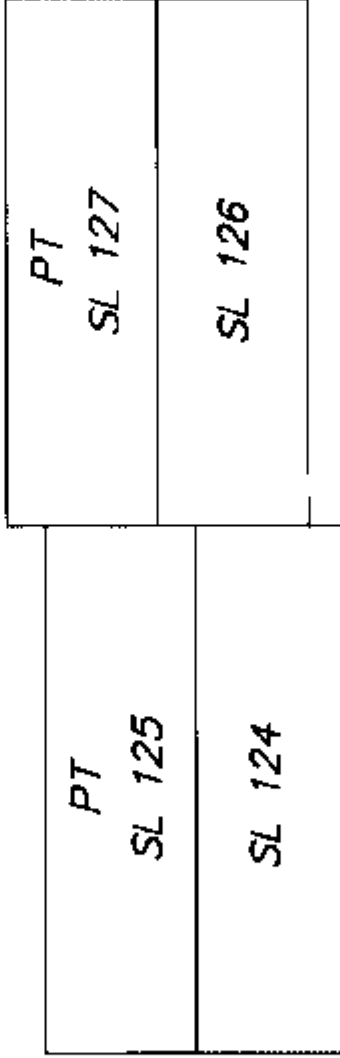


SECOND LEVEL



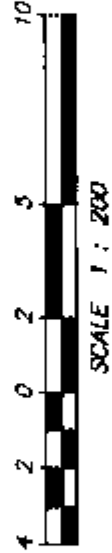
SECTION A - A'

SECOND LEVEL



FIRST LEVEL

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



VR13 November 3, 1994

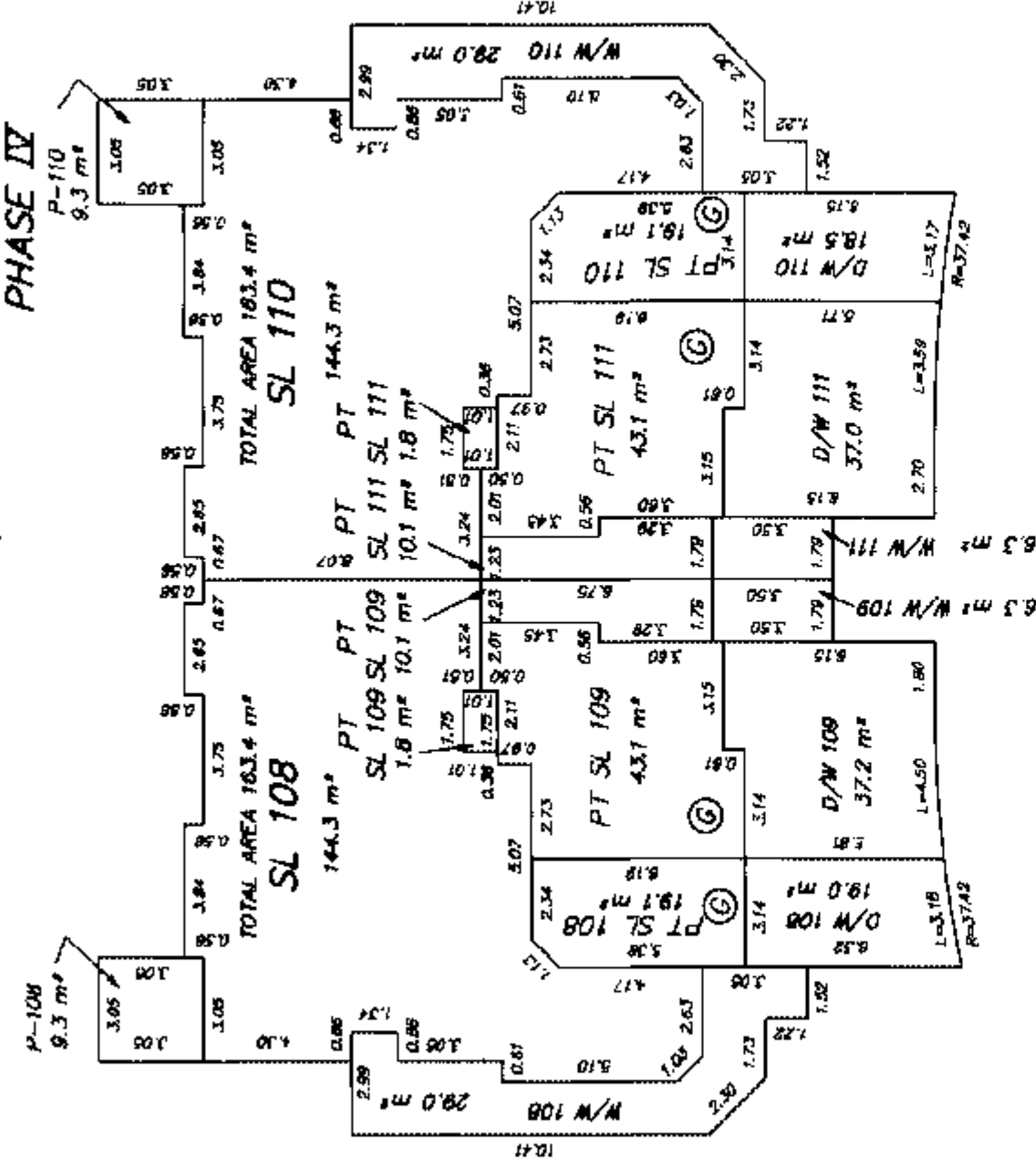
FILE B135

BLOCK 18

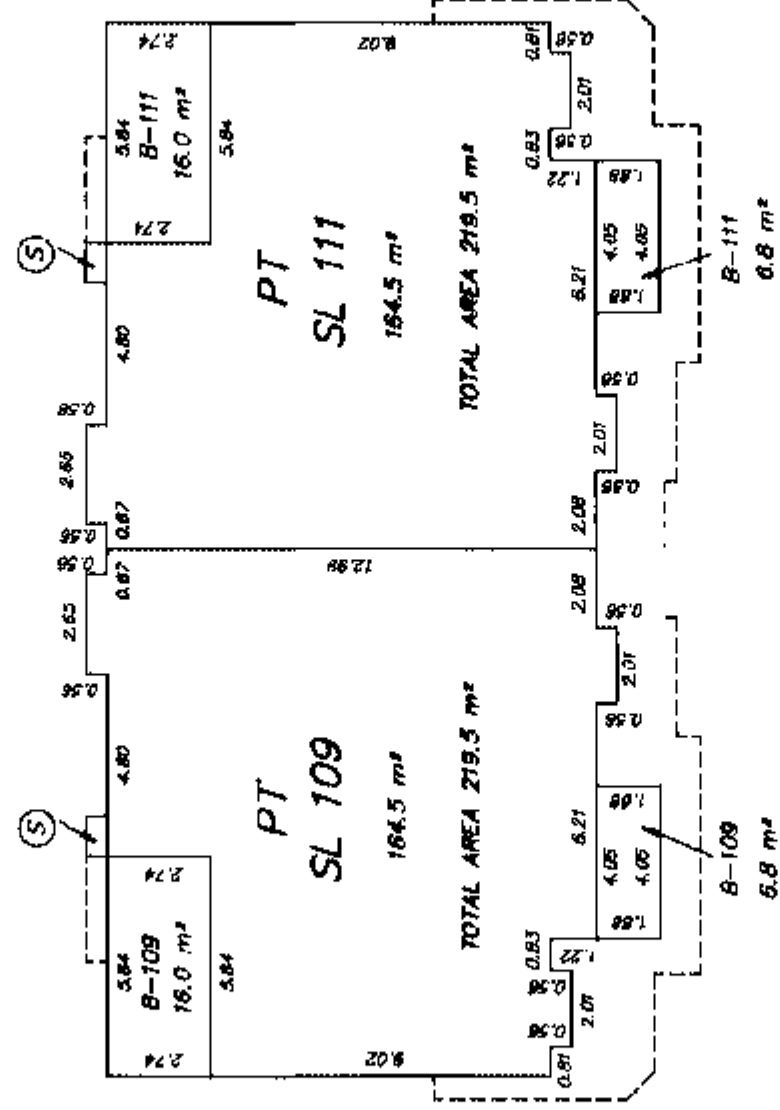
SHEET 8 OF 11 SHEETS

STRATA PLAN LMS 1416  
PHASE IV

FIRST LEVEL

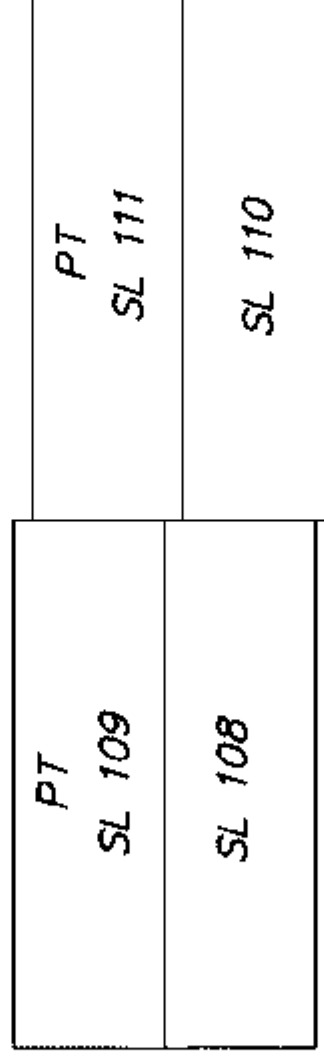


SECOND LEVEL



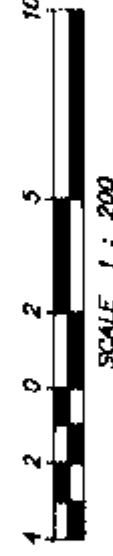
SECTION A - A'

SECOND LEVEL



FIRST LEVEL

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

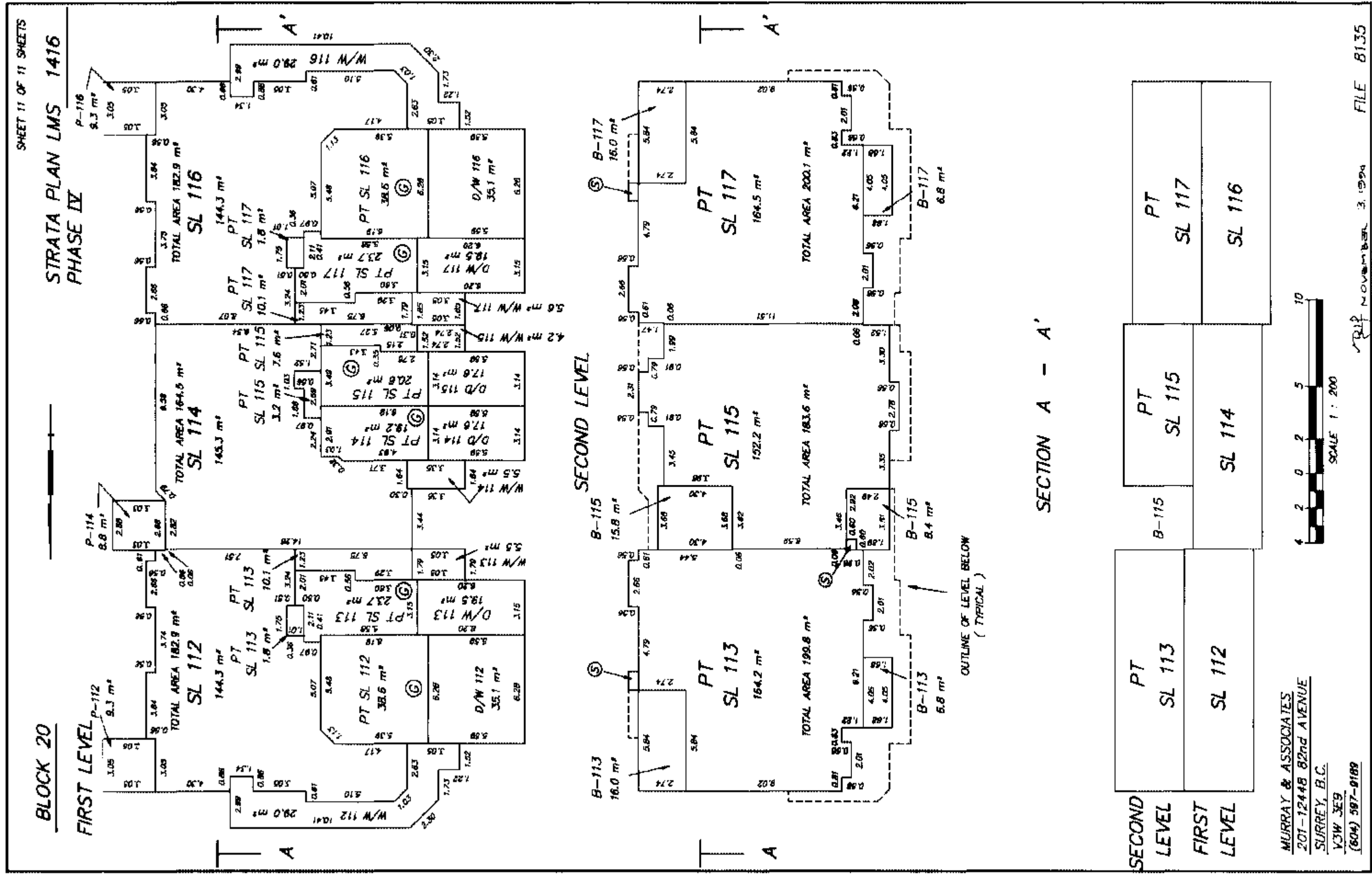


DATE NOVEMBER 3, 1992

FILE 8135







STRATA PLAN OVER PART OF PARCEL "A",  
PLAN LMP 15733, EXCEPT :-  
FIRSTLY : PHASE ONE, STRATA PLAN LMS 1416,  
SECONDLY : PHASE TWO, STRATA PLAN LMS 1416,  
THIRDLY : PHASE THREE, STRATA PLAN LMS 1416,  
FOURTHLY : PHASE FOUR, STRATA PLAN LMS 1416,  
ALL OF SECTION 16, TOWNSHIP 2,  
NEW WESTMINSTER DISTRICT.

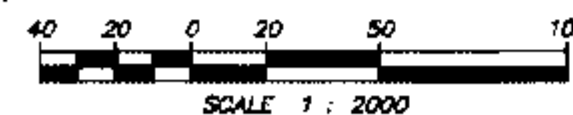
B.C.G.S. 926 . 016

INTEGRATED SURVEY AREA No. 1 - SURREY

BEARINGS ARE GRID BEARINGS DERIVED FROM REF. PLAN LMP 15733  
 THIS PLAN SHOWS GROUND LEVEL MEASURED DISTANCES. PRIOR TO COMPUTATION  
 OF U.T.M. CO-ORDINATES, MULTIPLY BY CORRECTION FACTOR 0.9995969508

CIVIC ADDRESS :-  
 "CHELSEA GARDENS"  
 13888 - 70th AVENUE  
 SURREY B.C.  
 V3W 0R9

ADDRESS FOR SERVICE  
 OF DOCUMENTS ON THIS  
 STRATA TITLE IS :-  
 THE OWNERS  
 C/O THE OWNERS  
 STRATA PLAN LMS 1416  
 112 - 12827 - 76th AVENUE  
 SURREY B.C.  
 V3W 2V3

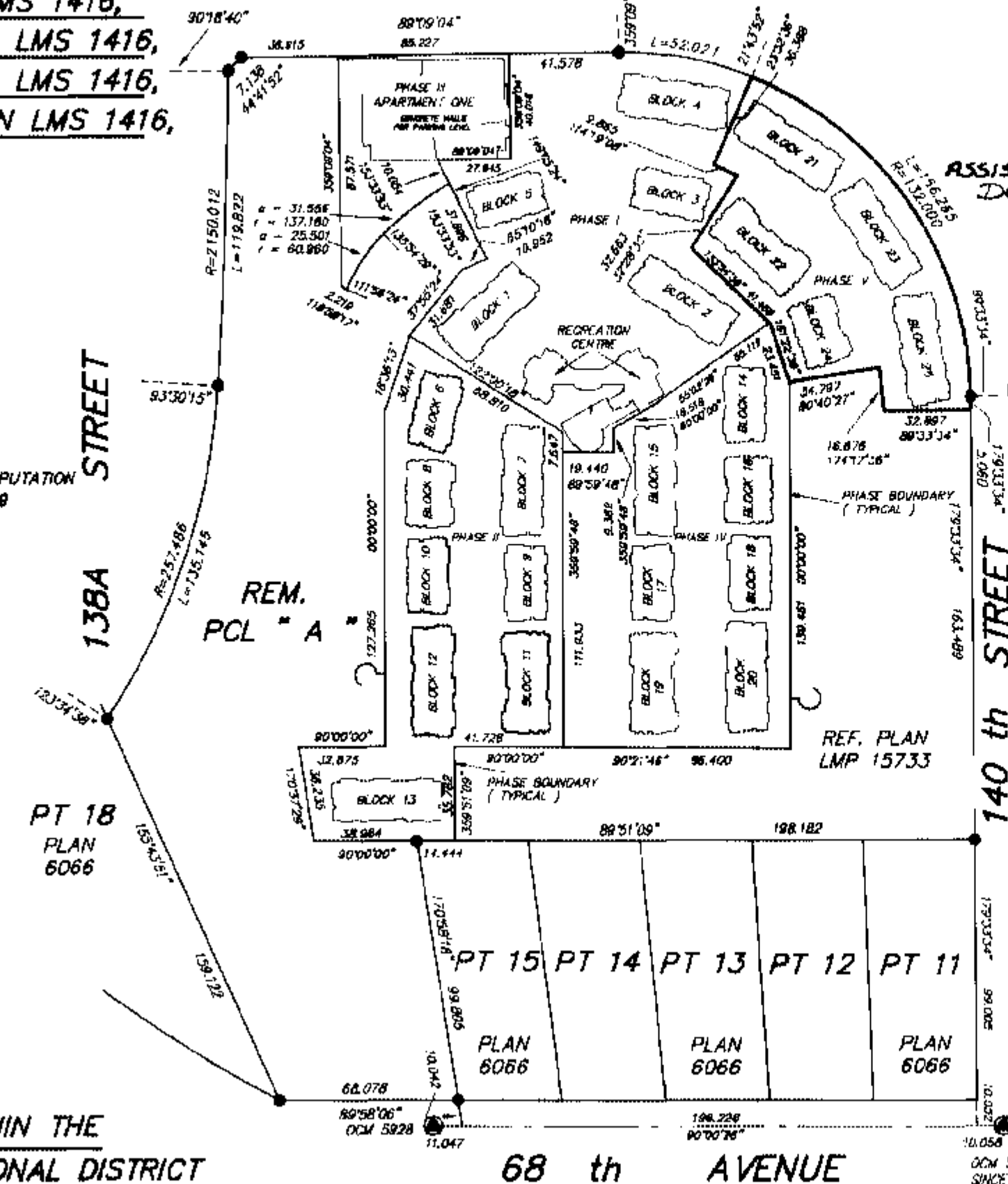


MURRAY & ASSOCIATES  
 201-12448 82nd AVENUE  
 SURREY, B.C.  
 V3W 3E9  
 (604) 597-9189

(CITY OF SURREY)

THIS PLAN LIES WITHIN THE  
 GREATER VANCOUVER REGIONAL DISTRICT

70 TH AVENUE



FIRST SHEET SHEET 1 OF 9 SHEETS

STRATA PLAN LMS 1416  
 PHASE IV

DEPOSITED AND REGISTERED IN THE  
 LAND TITLE OFFICE AT NEW WESTMINSTER  
 BRITISH COLUMBIA, DATED THIS 10<sup>TH</sup>  
 DAY OF MAY 1995.

ASSISTANT REGISTRAR  
 DEPUTY 35138-175-35138-800

SL  
 M<sup>2</sup>  
 P  
 B  
 PT  
 INCL  
 W/W  
 D/W  
 CH

● DENOTES CONTROL MONUMENT FOUND  
 ● DENOTES STANDARD IRON POST FOUND

ALL DIMENSIONS ARE IN METRES  
 ALL ANGLES ARE 45 OR 90 DEGREES  
 UNLESS INDICATED OTHERWISE.

AREAS INDICATED AS P.W/W OR D/W  
 ARE LIMITED COMMON PROPERTY APPURTENANT  
 TO THE STRATA LOT INDICATED THUS :-  
 P - 134, B - 140, W/W - 134 OR D/W - 140

LIMITED COMMON PROPERTY IS NOT  
 INCLUDED IN THE UNIT ENTITLEMENT.

CHIMNEY AREAS DENOTED (CH) ARE  
 COMMON PROPERTY.

GARAGE AREAS DENOTED (G) ARE PART  
 OF THE STRATA LOT BUT IS NOT INCLUDED  
 IN THE UNIT ENTITLEMENT.

I, RAYMOND HAROLD JANZEN, OF DELTA,  
 BRITISH COLUMBIA LAND SURVEYOR, HEREBY  
 CERTIFY THAT THE BUILDING ERECTED  
 ON THE PARCEL DESCRIBED ABOVE ARE  
 WHOLLY WITHIN THE EXTERNAL BOUNDARIES OF  
 THAT PARCEL, DATED AT SURREY, B.C. THIS  
 15<sup>TH</sup> DAY OF MARCH, 1995.

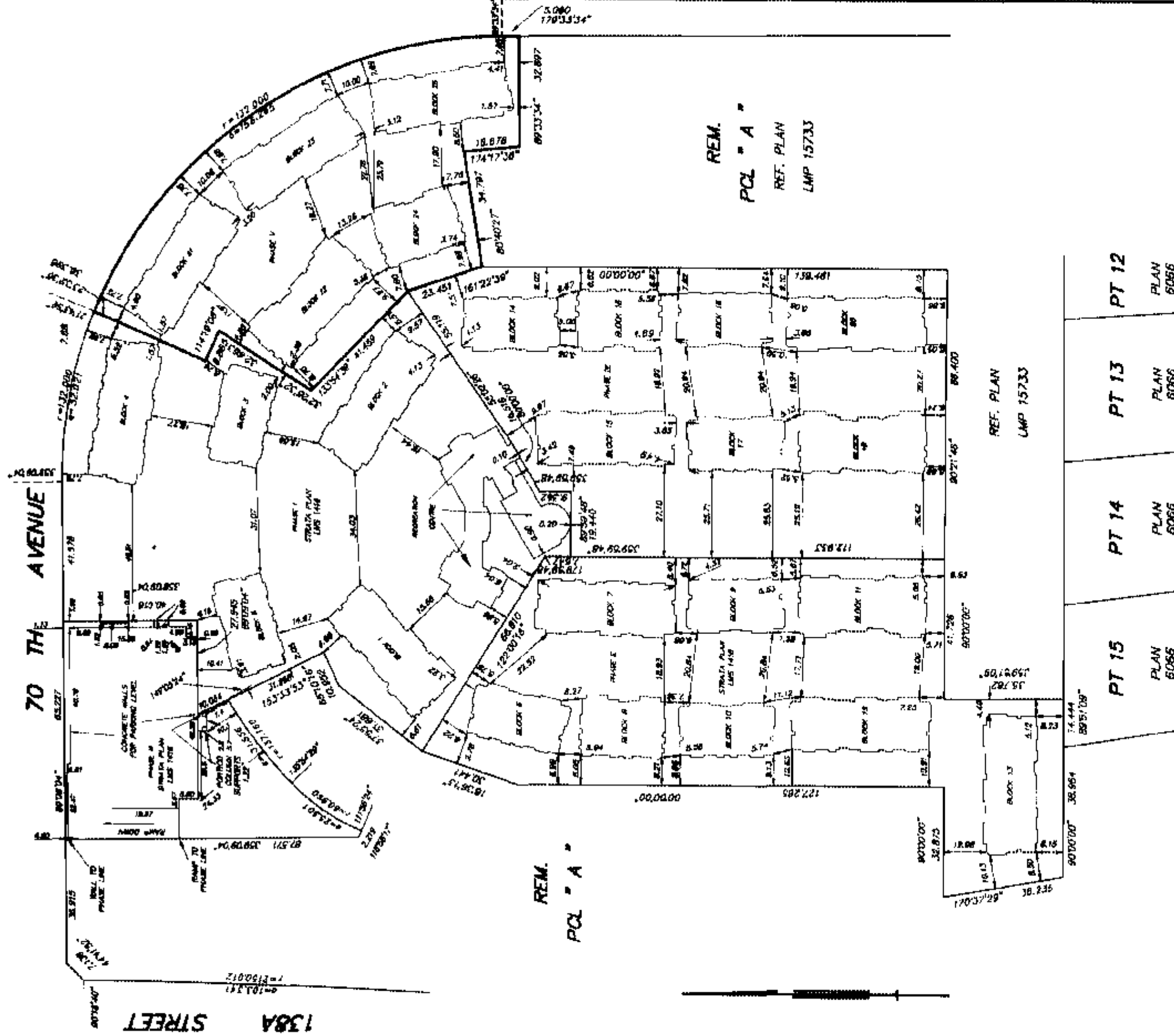
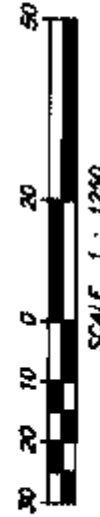
B.C.L.S.  
 FILE 8135



LOCATION AND DIMENSION PLAN

FIRST SHEET SHEET 2 OF 9 SHEETS  
STRATA PLAN LMS 1416  
PHASE V

FOR DIMENSIONS REFER TO FLOOR PLAN SHEETS



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

TRY MARCH 15, 2005 FILE 8135

CONDOMINIUM ACT

SECOND SHEET SHEET 3 OF 9 SHEETS

STRATA PLAN LMS 1416  
PHASE II

| SHEET<br>NUMBER | BLOCK<br>NUMBER | STRATA<br>LOT<br>NUMBER | AREA<br>m <sup>2</sup> | SCHEDULE<br>OF UNIT<br>ENTITLEMENT | SCHEDULE OF<br>INTEREST UPON<br>DESTRUCTION | SCHEDULE<br>OF VOTING<br>RIGHTS |
|-----------------|-----------------|-------------------------|------------------------|------------------------------------|---------------------------------------------|---------------------------------|
| 5               | 21              | 134                     | 163.4                  | 1443                               | 2759                                        | 1                               |
| 5               | 21              | 135                     | 219.1                  | 1760                               | 3114                                        | 1                               |
| 5               | 21              | 136                     | 184.5                  | 1453                               | 2506                                        | 1                               |
| 5               | 21              | 137                     | 183.6                  | 1630                               | 2633                                        | 1                               |
| 5               | 21              | 138                     | 183.4                  | 1443                               | 2759                                        | 1                               |
| 5               | 21              | 139                     | 219.4                  | 1763                               | 3114                                        | 1                               |
| 7               | 23              | 140                     | 182.9                  | 1443                               | 3013                                        | 1                               |
| 7               | 23              | 141                     | 199.8                  | 1761                               | 2911                                        | 1                               |
| 7               | 23              | 142                     | 184.5                  | 1453                               | 2532                                        | 1                               |
| 7               | 23              | 143                     | 183.6                  | 1630                               | 2658                                        | 1                               |
| 7               | 23              | 144                     | 182.9                  | 1443                               | 3013                                        | 1                               |
| 7               | 23              | 145                     | 200.1                  | 1764                               | 2911                                        | 1                               |
| 9               | 25              | 146                     | 183.4                  | 1443                               | 2785                                        | 1                               |
| 9               | 25              | 147                     | 219.1                  | 1760                               | 3139                                        | 1                               |
| 9               | 25              | 148                     | 184.5                  | 1453                               | 2532                                        | 1                               |
| 9               | 25              | 149                     | 183.6                  | 1630                               | 2658                                        | 1                               |
| 9               | 25              | 150                     | 183.4                  | 1443                               | 2785                                        | 1                               |
| 9               | 25              | 151                     | 219.4                  | 1763                               | 3139                                        | 1                               |
| 8               | 24              | 152                     | 182.0                  | 1429                               | 2923                                        | 1                               |
| 8               | 24              | 153                     | 180.6                  | 1608                               | 2848                                        | 1                               |

| SHEET<br>NUMBER | BLOCK<br>NUMBER | STRATA<br>LOT<br>NUMBER | AREA<br>m <sup>2</sup> | SCHEDULE<br>OF UNIT<br>ENTITLEMENT | SCHEDULE OF<br>INTEREST UPON<br>DESTRUCTION | SCHEDULE<br>OF VOTING<br>RIGHTS |
|-----------------|-----------------|-------------------------|------------------------|------------------------------------|---------------------------------------------|---------------------------------|
| 8               | 24              | 154                     | 182.0                  | 1429                               | 2848                                        | 1                               |
| 8               | 24              | 155                     | 180.6                  | 1608                               | 2923                                        | 1                               |
| 8               | 22              | 156                     | 181.9                  | 1426                               | 2696                                        | 1                               |
| 8               | 22              | 157                     | 200.5                  | 1614                               | 3076                                        | 1                               |
| 8               | 22              | 158                     | 184.5                  | 1453                               | 2532                                        | 1                               |
| 8               | 22              | 159                     | 183.7                  | 1631                               | 2658                                        | 1                               |
| 8               | 22              | 160                     | 181.9                  | 1426                               | 2696                                        | 1                               |
| 8               | 22              | 161                     | 200.4                  | 1613                               | 3076                                        | 1                               |
| PREVIOUS PHASES |                 |                         | 21 770.6               | 158 253                            | 348 591                                     | 133                             |
| AGGREGATE       |                 |                         | 28 909.3               | 201 968                            | 427 828                                     | 161                             |

MURRAY & ASSOCIATES  
201-12448 82nd AVENUE  
SURREY, B.C.  
V3W 3E9  
(604) 597-9188

MADE MARCH 15, 1995

FILE 8135



STRATA PLAN LMS 1416  
PHASE II

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 B.C.  
THIS 2 DAY OF APRIL  
1995

CHELSEA GARDENS  
PARTNERSHIP

Per: LARRY R. BOURNE  
LARRY R. BOURNE

A NOTARY PUBLIC IN AND FOR THE PROVINCE OF BRITISH COLUMBIA  
A COMMISSIONER FOR TAKING AFFIDAVITS WITHIN BRITISH COLUMBIA  
FRANK J. BERRY  
1510-1040 WEST GEORGIN ST,  
VANCOUVER, B.C.

APPROVED AS PHASE II OF A I PHASE  
STRATA PLAN UNDER THE CONDOMINIUM ACT.  
DATED THIS 19 DAY OF APRIL 1995.

NICHOLAS LAI  
NICHOLAS LAI  
APPROVING OFFICER FOR THE  
CITY OF SURREY

ACCEPTED AS TO FORMS 1, 2, AND 3  
DATED THIS 3 DAY OF MAY 1995

for: BERRY  
SUPERINTENDENT OF REAL ESTATE

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

AS TO OWNERS  
328243 B.C. LTD.  
(INCORPORATION No. 328243)

George Melville  
George Melville  
AUTHORIZED SIGNATORY  
(PRINT NAME CLEARLY NEAR SIGNATURE)

Jim Traliving  
Jim Traliving  
AUTHORIZED SIGNATORY  
(PRINT NAME CLEARLY NEAR SIGNATURE)

Geoff Wensel  
Geoff Wensel  
WITNESS AS TO BOTH SIGNATURES  
(PRINT NAME CLEARLY NEAR SIGNATURE)

12480 Brunswick Pl.  
12480 Brunswick Pl.  
ADDRESS Richmond, B.C.

Vice President - Prime Projects  
Vice President - Prime Projects  
OCCUPATION

AS TO MORTGAGE AND ASSIGNMENT OF RENTS and  
Right of First Refusal to mortgage  
VANCOUVER CITY SAVINGS CREDIT UNION

S.V. McDonald  
S.V. McDonald  
AUTHORIZED SIGNATORY  
(PRINT NAME CLEARLY NEAR SIGNATURE)

NORMAN SELLARS  
NORMAN SELLARS  
AUTHORIZED SIGNATORY  
(PRINT NAME CLEARLY NEAR SIGNATURE)

SANDRA BROWN  
Sandra Brown  
WITNESS AS TO BOTH SIGNATURES  
(PRINT NAME CLEARLY NEAR SIGNATURE)

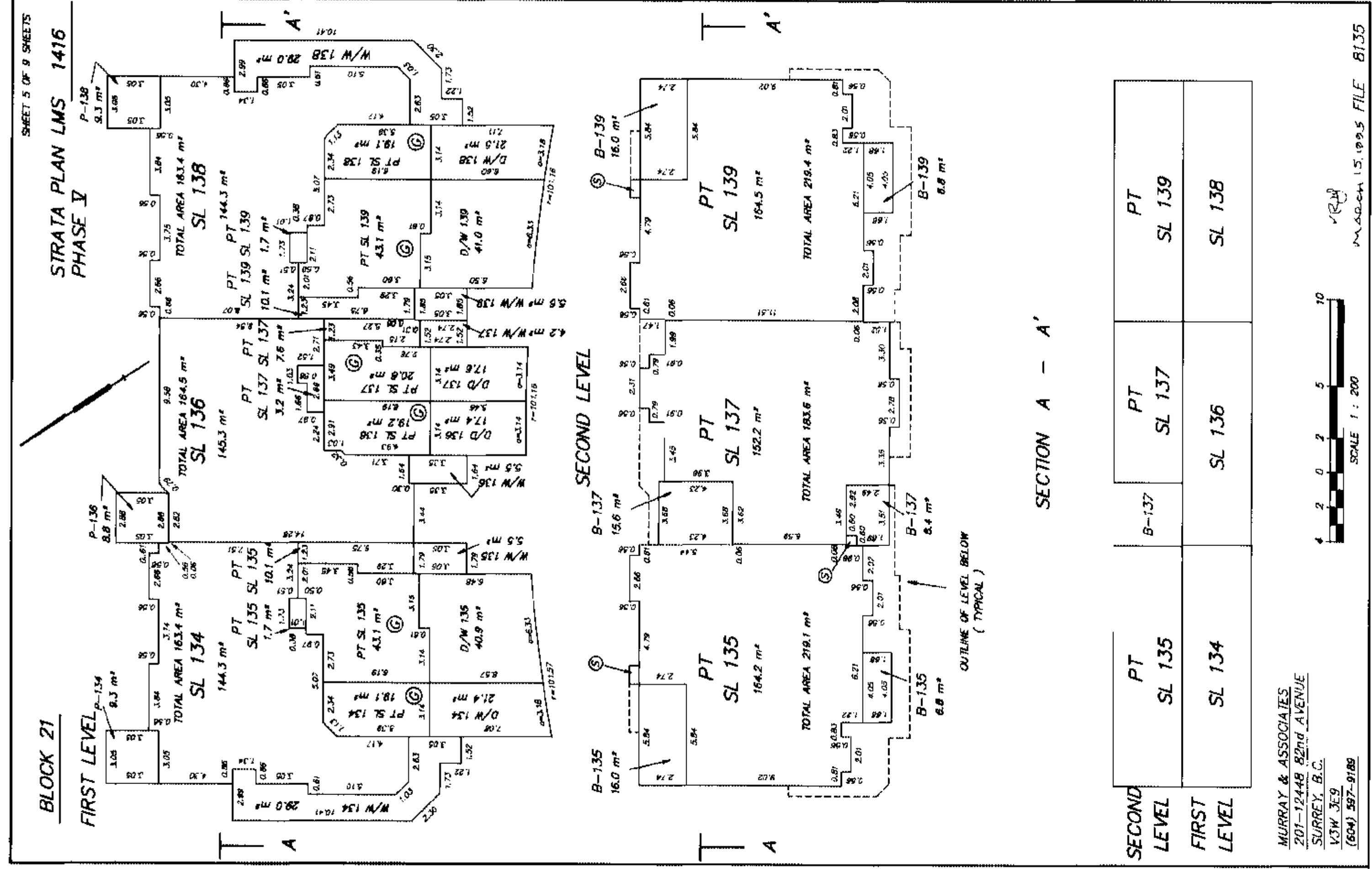
515 WEST 10TH AVE, VANCOUVER, B.C.  
515 WEST 10TH AVE, VANCOUVER, B.C.  
ADDRESS

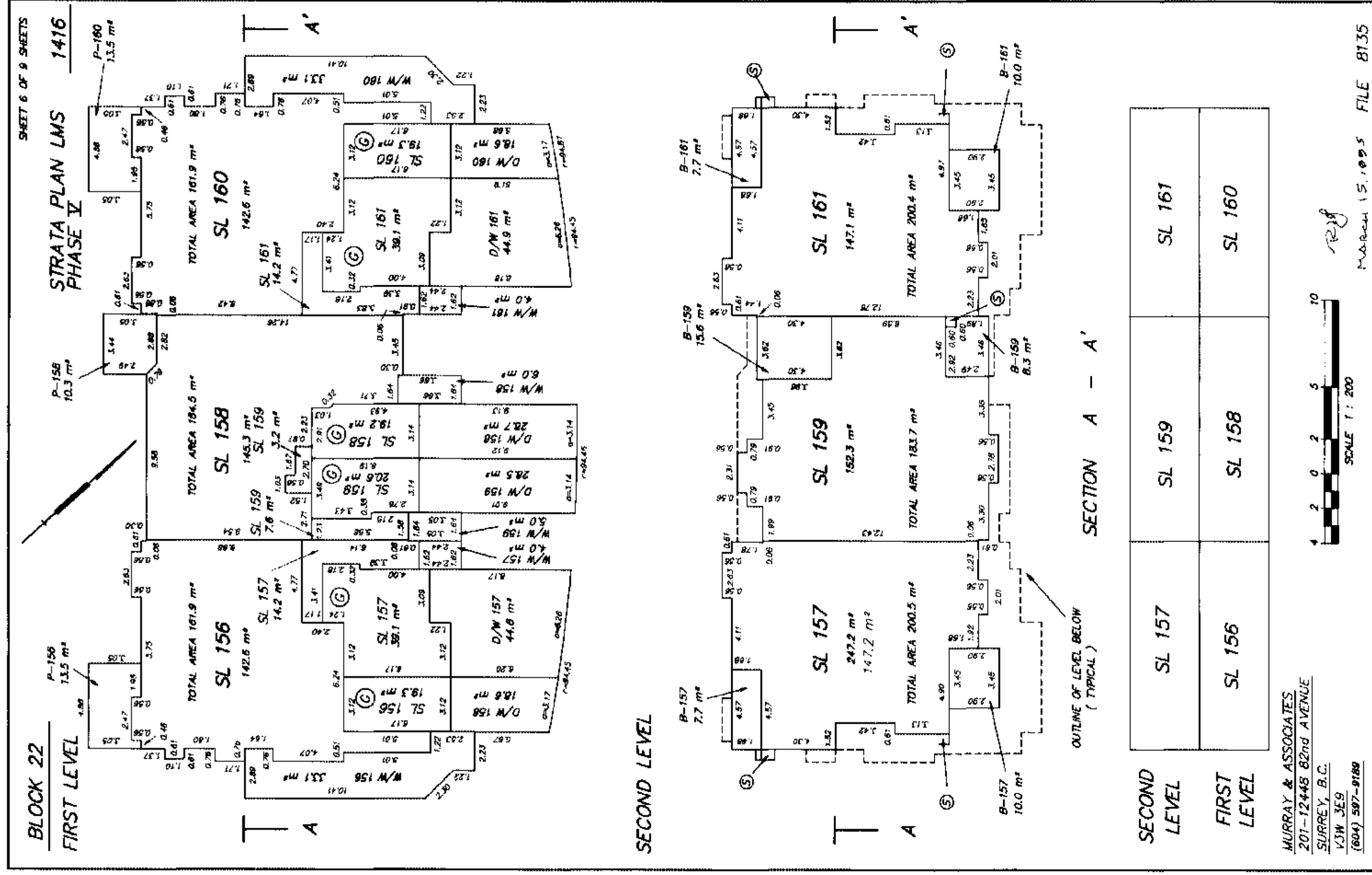
LOANS ADMINISTRATOR  
LOANS ADMINISTRATOR  
OCCUPATION

I, RAYMOND HAROLD JANZEN, OF DELTA,  
BRITISH COLUMBIA LAND SURVEYOR, HEREBY  
CERTIFY THAT THE BUILDINGS SHOWN ON  
THIS STRATA PLAN HAVE NOT, AS OF THE  
15 DAY OF MARCH, 1995,  
BEEN PREVIOUSLY OCCUPIED.  
DATED AT SURREY, B. C., THIS  
15 DAY OF MARCH, 1995.

RAYMOND HAROLD JANZEN  
RAYMOND HAROLD JANZEN  
B. C. L. S.  
FILE 8135

MAY 15, 1995









**BLOCK 24**

Figure 1 is a vertical bar chart titled 'PERCENTAGE OF TOTAL CATCH'. The y-axis is labeled 'PERCENTAGE OF TOTAL CATCH' and ranges from 0 to 10. The x-axis lists species: 4, 2, 0, 2, 5. The bars show varying heights, with the highest bar reaching approximately 8%.

| Species | Percentage of Total Catch |
|---------|---------------------------|
| 4       | ~8                        |
| 2       | ~2                        |
| 0       | ~1                        |
| 2       | ~2                        |
| 5       | ~8                        |

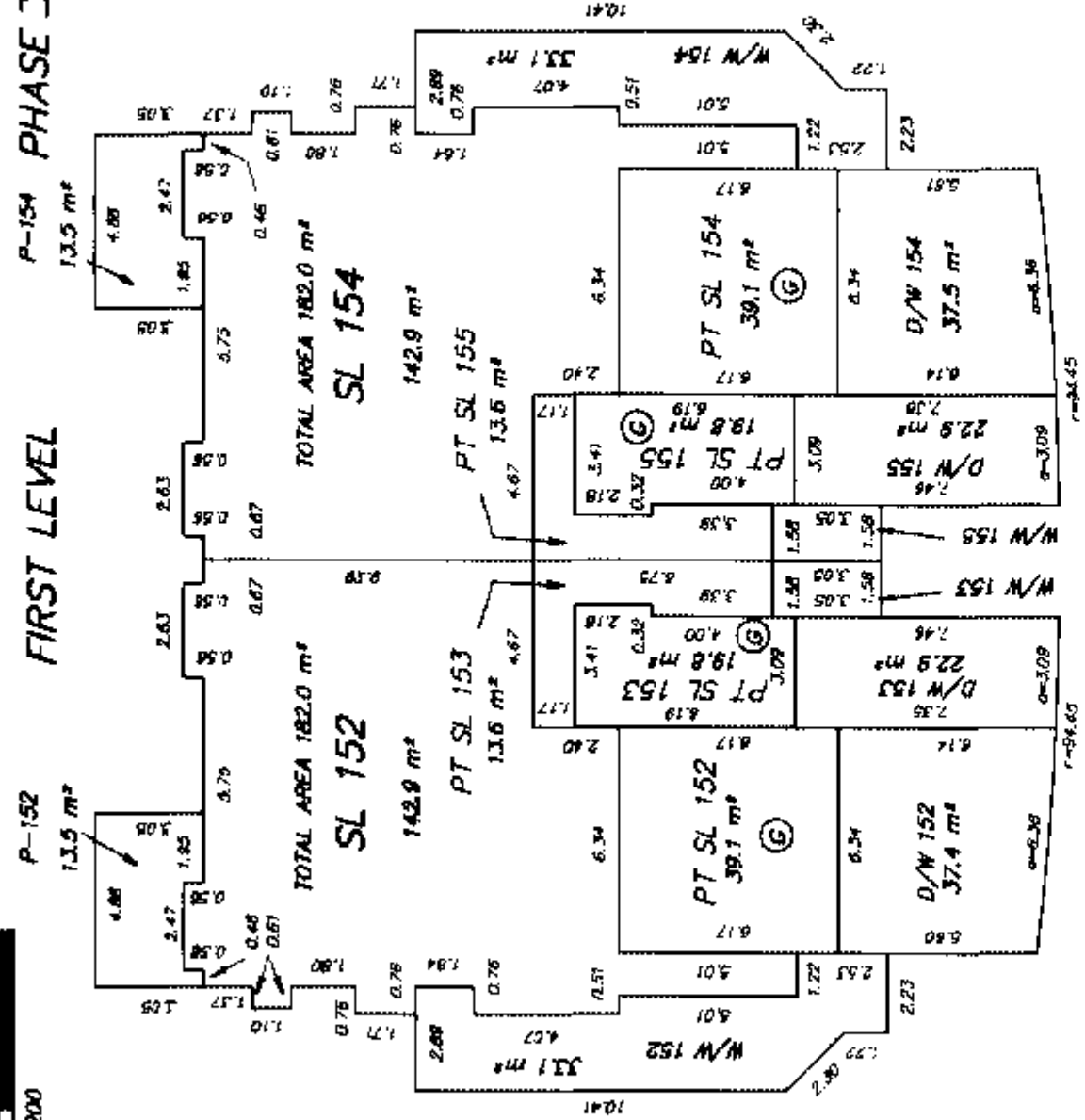
SCALE 1 : 200

**SLEEPS 6 TO 8 HOURS**

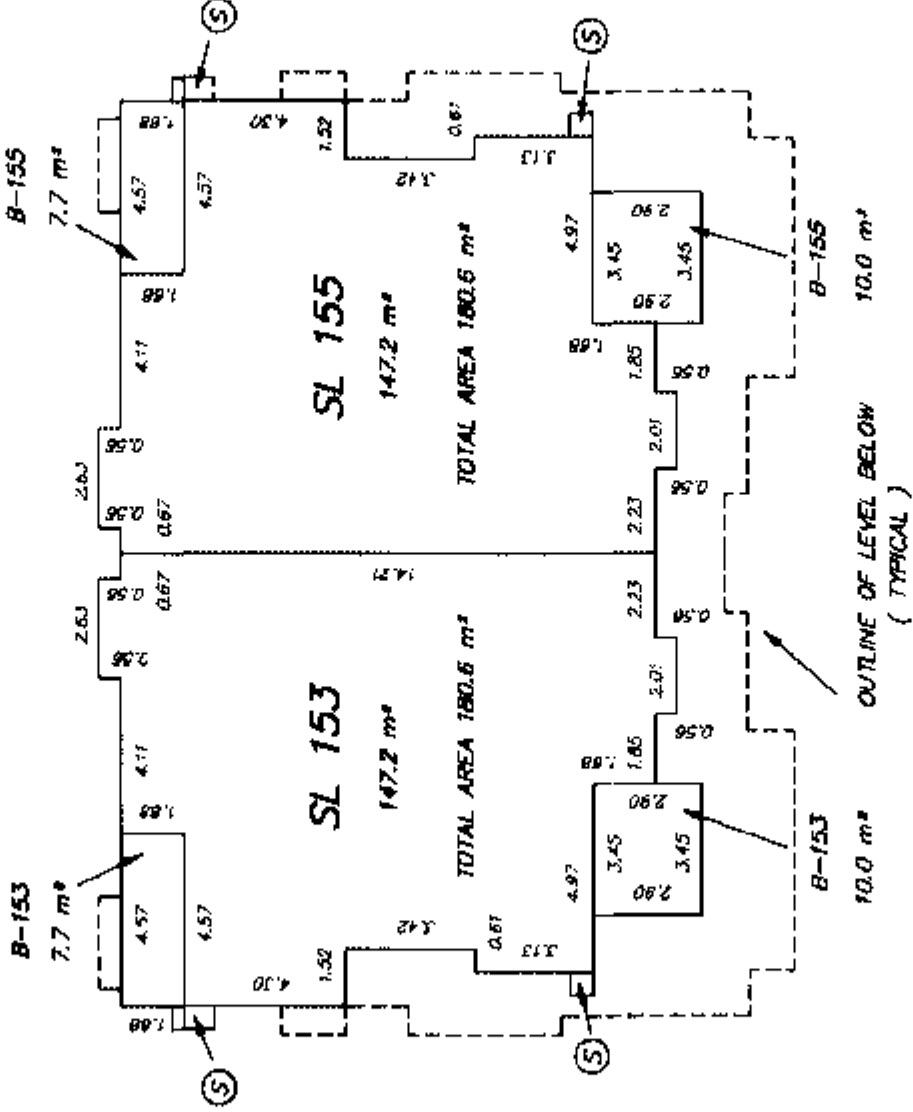
STRATA PLAN LMS1416  
PHASE V

**FIRST LEVEL**

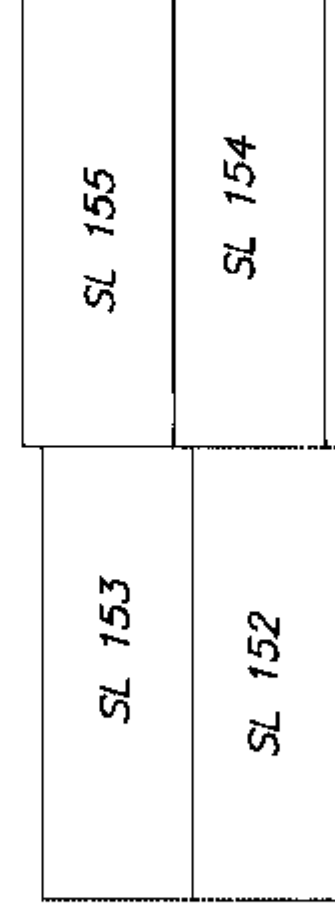
## PHASE V



## SECOND LEVEL



## SECTIONS



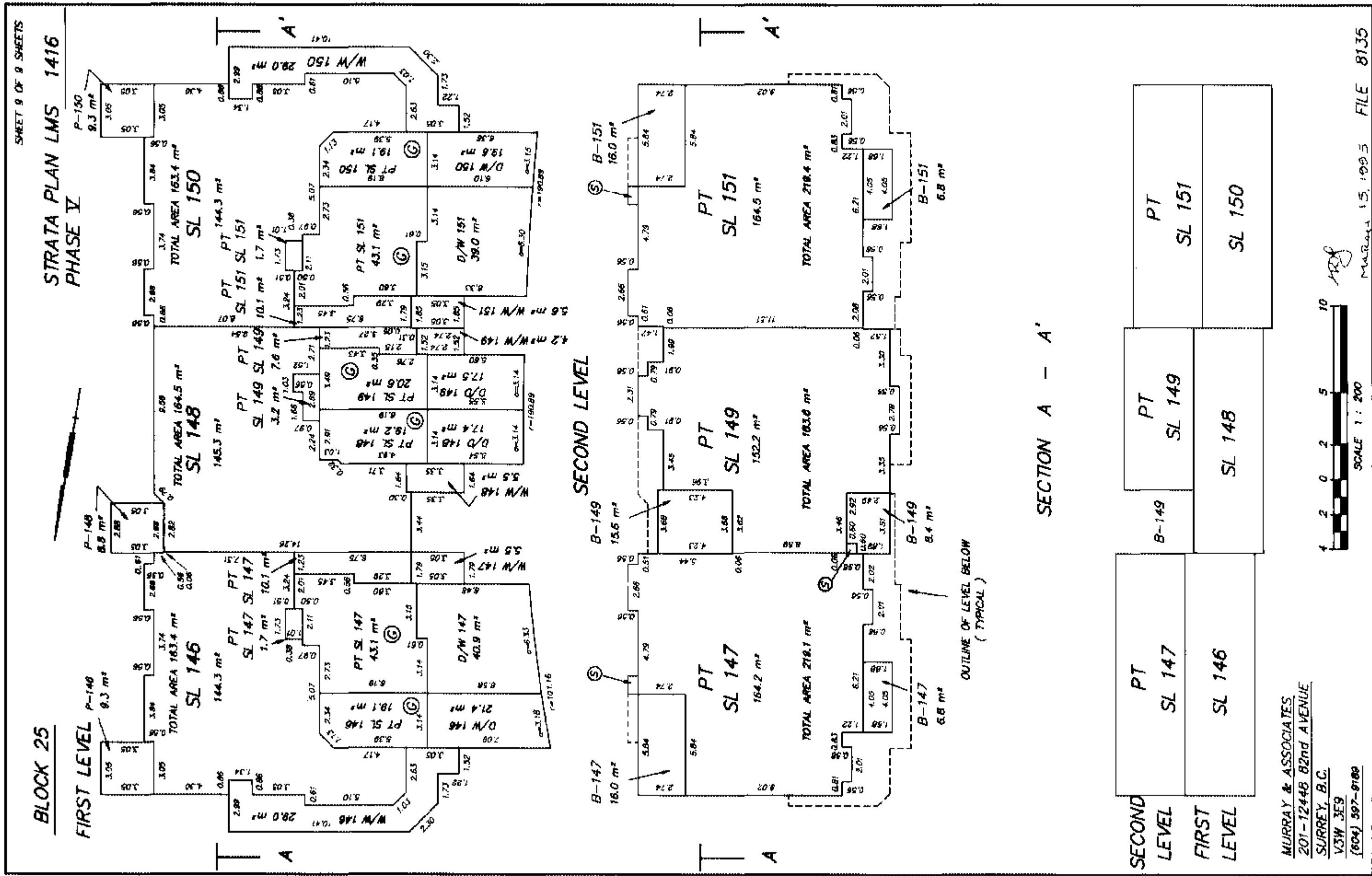
SECOND  
LEVEL

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

SECTION A - A'

MARKER: 5.1005

FILE 8135





## STRATA PLAN OVER PART OF PARCEL "A",

PLAN LMP 15733, EXCEPT :-

FIRSTLY : PHASE ONE, STRATA PLAN LMS 1416,

SECONDLY : PHASE TWO, STRATA PLAN LMS 1416,

THIRDLY : PHASE THREE, STRATA PLAN LMS 1416,

FOURTHLY : PHASE FOUR, STRATA PLAN LMS 1416,

FIFTHLY : PHASE FIVE, STRATA PLAN LMS 1416,

ALL OF SECTION 16, TOWNSHIP 2,

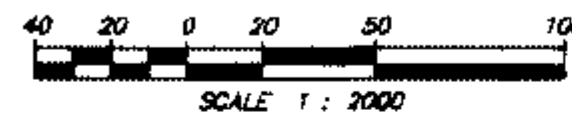
NEW WESTMINSTER DISTRICT.

CORRECTED THIS 28<sup>TH</sup>  
DAY OF APRIL, 1999.*Small M. F.*  
DEPUTY REGISTRAR

BN103195

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

## INTEGRATED SURVEY AREA No. 1 - SURREY

BEARINGS ARE GRID BEARINGS DERIVED FROM REF. PLAN LMP 15733  
THIS PLAN SHOWS GROUND LEVEL MEASURED DISTANCES. PRIOR TO COMPUTATION  
OF U.T.M. CO-ORDINATES, MULTIPLY BY COMBINED FACTOR 0.9985989509CIVIC ADDRESS :-  
"CHELSEA GARDENS"  
13866 - 70<sup>TH</sup> AVENUE  
SURREY B.C.  
V3W 0R5ADDRESS FOR SERVICE  
OF DOCUMENTS ON THIS  
STRATA TITLE IS :-THE OWNERS  
C/O THE OWNERS,  
STRATA PLAN LMS 1416  
112 - 12827 - 76<sup>TH</sup> AVENUE  
SURREY B.C.  
V3W 2V3MURRAY & ASSOCIATES  
201-12448 82<sup>ND</sup> AVENUE  
SURREY, B.C.  
V3W 3E9  
(804) 587-9189

(CITY OF SURREY)

THIS PLAN LIES WITHIN THE  
GREATER VANCOUVER REGIONAL DISTRICT70<sup>TH</sup> AVENUE

FIRST SHEET SHEET 1 OF 11 SHEETS

## STRATA PLAN LMS 1416

## PHASE VI

BK276342 - BK276405

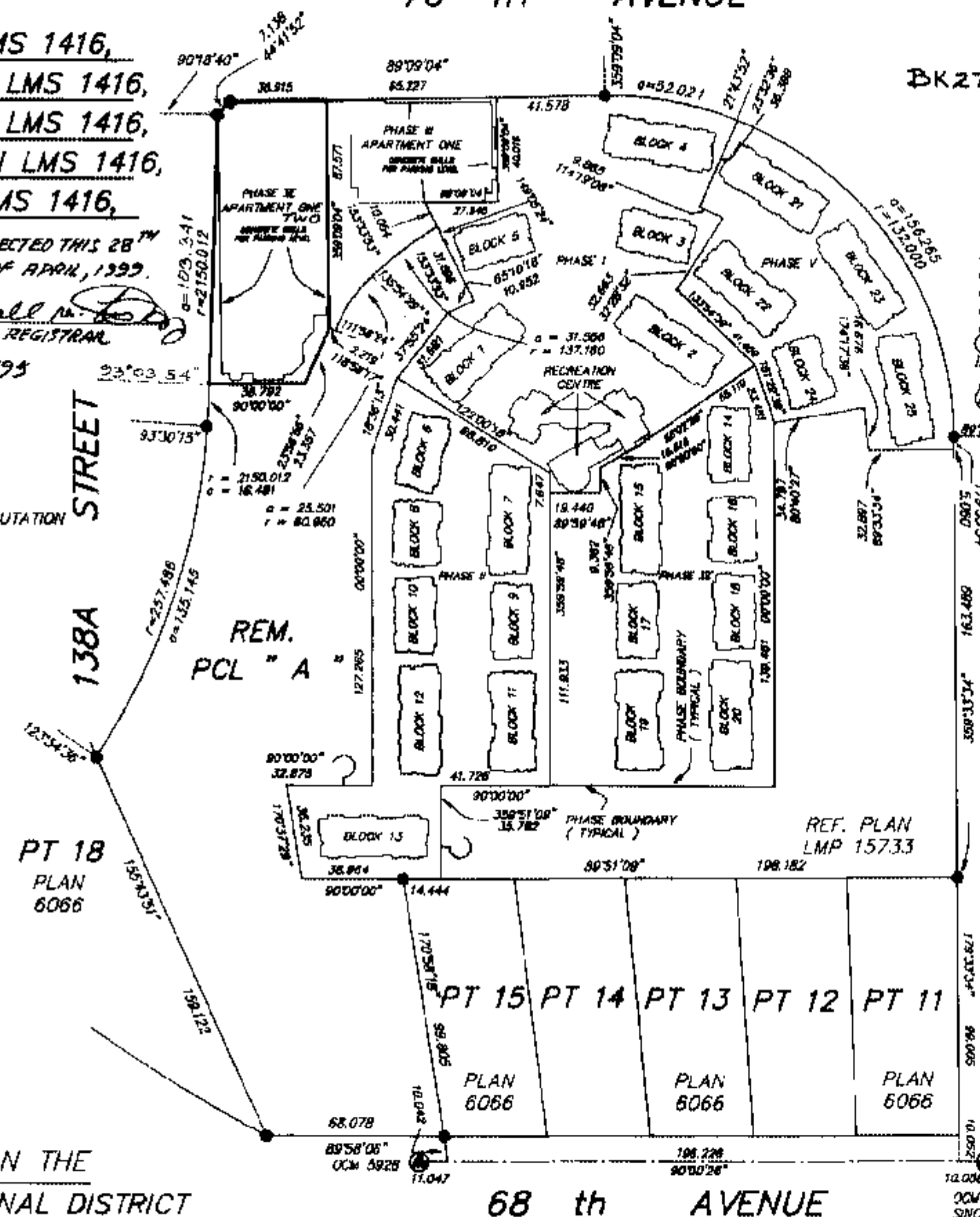
DEPOSITED AND REGISTERED IN THE  
LAND TITLE OFFICE AT NEW WESTMINSTER  
BRITISH COLUMBIA, DATED THIS 30<sup>TH</sup>  
DAY OF AUGUST 1996*Small M. F.*  
DEPUTY REGISTRAR

SL DENOTES STRATA LOT  
M<sup>2</sup> DENOTES SQUARE METRES  
P DENOTES PATIO AREA  
B DENOTES BALCONY  
PT DENOTES PART  
C DENOTES COMMON PROPERTY  
INCL DENOTES INCLUSIVE  
PS DENOTES PARKING STALL (COMMON PROPERTY)  
L DENOTES LIMITED COMMON PROPERTY TO  
SLs 162 TO 225 INCL.

● DENOTES CONTROL MONUMENT FOUND  
● DENOTES STANDARD IRON POST FOUND

ALL DIMENSIONS ARE IN METRES  
ALL ANGLES ARE 45 OR 90 DEGREES  
UNLESS INDICATED OTHERWISE.AREAS INDICATED AS P, B,  
ARE LIMITED COMMON PROPERTY APPURTENANT  
TO THE STRATA LOT INDICATED THUS :-  
P - 162 AND B - 178.LIMITED COMMON PROPERTY IS NOT  
INCLUDED IN THE UNIT ENTITLEMENT.I, RAYMOND HAROLD JANZEN, OF DELTA,  
BRITISH COLUMBIA LAND SURVEYOR, HEREBY  
CERTIFY THAT THE BUILDING ERECTED  
ON THE PARCEL DESCRIBED ABOVE ARE  
WHOLLY WITHIN THE EXTERNAL BOUNDARIES OF  
THAT PARCEL. DATED AT SURREY, B.C. THIS  
25<sup>TH</sup> DAY OF JULY 1996.*Small M. F.* B. C. L. S.

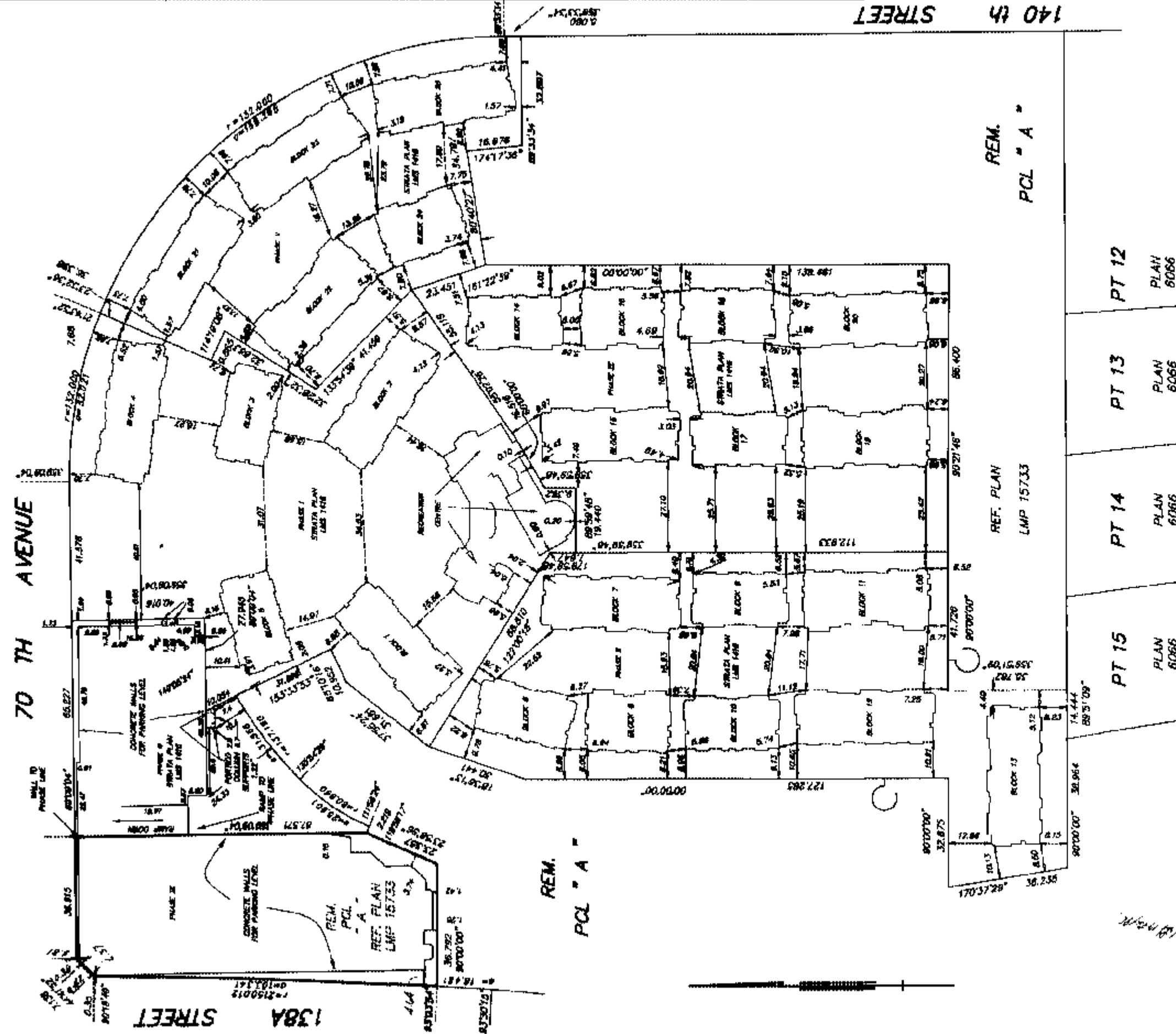
FILE 8135



LOCATION AND DIMENSION PLAN

FIRST SHEET SHEET 2 OF 17 SHEETS  
STRATA PLAN LMS 1416  
PHASE VI

FOR DIMENSIONS REFER TO FLOOR PLAN SHEETS



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

FILE 8135



CONDOMINIUM ACT  
PHASE VI

| BLOCK TYPE    | SHEET NUMBER | STRATA LOT NUMBER | AREA m <sup>2</sup> | SCHEDULE OF UNIT ENTITLEMENT | SCHEDULE OF INTEREST UPON DESTRUCTION | SCHEDULE OF VOTING RIGHTS |
|---------------|--------------|-------------------|---------------------|------------------------------|---------------------------------------|---------------------------|
| APARTMENT TWO | 8            | 162               | 120.7               | 1207                         | 2088                                  | 1                         |
|               | 8            | 163               | 69.8                | 698                          | 2126                                  | 1                         |
|               | 8            | 164               | 146.9               | 1469                         | 1962                                  | 1                         |
|               | 8            | 165               | 70.1                | 701                          | 2152                                  | 1                         |
|               | 8            | 166               | 76.4                | 764                          | 1645                                  | 1                         |
| APARTMENT TWO | 8            | 167               | 137.5               | 1375                         | 2405                                  | 1                         |
|               | 8            | 168               | 77.8                | 778                          | 2126                                  | 1                         |
|               | 8            | 169               | 111.5               | 1115                         | 2088                                  | 1                         |
|               | 8            | 170               | 120.7               | 1207                         | 2126                                  | 1                         |
|               | 8            | 171               | 77.8                | 778                          | 2088                                  | 1                         |
| APARTMENT TWO | 8            | 172               | 111.9               | 1119                         | 1962                                  | 1                         |
|               | 8            | 173               | 138.5               | 1385                         | 2126                                  | 1                         |
|               | 8            | 174               | 145.2               | 1452                         | 2126                                  | 1                         |
|               | 8            | 175               | 111.9               | 1119                         | 1962                                  | 1                         |
|               | 8            | 176               | 69.8                | 698                          | 2126                                  | 1                         |
| APARTMENT TWO | 9            | 177               | 120.7               | 1207                         | 2088                                  | 1                         |
|               | 9            | 178               | 120.7               | 1207                         | 2025                                  | 1                         |
|               | 9            | 179               | 69.8                | 698                          | 2088                                  | 1                         |
|               | 9            | 180               | 146.9               | 1469                         | 1898                                  | 1                         |
|               | 9            | 181               | 70.1                | 701                          | 2126                                  | 1                         |

| BLOCK TYPE    | SHEET NUMBER | STRATA LOT NUMBER | AREA m <sup>2</sup> | SCHEDULE OF UNIT ENTITLEMENT | SCHEDULE OF INTEREST UPON DESTRUCTION | SCHEDULE OF VOTING RIGHTS |
|---------------|--------------|-------------------|---------------------|------------------------------|---------------------------------------|---------------------------|
| APARTMENT TWO | 9            | 182               | 76.4                | 764                          | 1620                                  | 1                         |
|               | 9            | 183               | 137.5               | 1375                         | 2152                                  | 1                         |
|               | 9            | 184               | 77.8                | 778                          | 2126                                  | 1                         |
|               | 9            | 185               | 111.5               | 1115                         | 2088                                  | 1                         |
|               | 9            | 186               | 120.7               | 1207                         | 2088                                  | 1                         |
| APARTMENT TWO | 9            | 187               | 77.8                | 778                          | 2126                                  | 1                         |
|               | 9            | 188               | 111.9               | 1119                         | 1898                                  | 1                         |
|               | 9            | 189               | 138.5               | 1385                         | 2126                                  | 1                         |
|               | 9            | 190               | 145.2               | 1452                         | 2126                                  | 1                         |
|               | 9            | 191               | 111.9               | 1119                         | 1898                                  | 1                         |
| APARTMENT TWO | 9            | 192               | 69.8                | 698                          | 2126                                  | 1                         |
|               | 9            | 193               | 120.7               | 1207                         | 2088                                  | 1                         |
|               | 10           | 194               | 111.7               | 1117                         | 2215                                  | 1                         |
|               | 10           | 195               | 69.8                | 698                          | 2253                                  | 1                         |
|               | 10           | 196               | 146.9               | 1469                         | 2025                                  | 1                         |
| APARTMENT TWO | 10           | 197               | 70.1                | 701                          | 2278                                  | 1                         |
|               | 10           | 198               | 76.4                | 764                          | 1671                                  | 1                         |
|               | 10           | 199               | 137.5               | 1375                         | 2405                                  | 1                         |
|               | 10           | 200               | 77.8                | 778                          | 2253                                  | 1                         |
|               | 10           | 201               | 111.5               | 1115                         | 2215                                  | 1                         |

| BLOCK TYPE      | SHEET NUMBER | STRATA LOT NUMBER | AREA m <sup>2</sup> | SCHEDULE OF UNIT ENTITLEMENT | SCHEDULE OF INTEREST UPON DESTRUCTION | SCHEDULE OF VOTING RIGHTS |
|-----------------|--------------|-------------------|---------------------|------------------------------|---------------------------------------|---------------------------|
| APARTMENT TWO   | 10           | 202               | 111.5               | 1115                         | 2215                                  | 1                         |
|                 | 10           | 203               | 77.8                | 778                          | 2253                                  | 1                         |
|                 | 10           | 204               | 111.9               | 1119                         | 2025                                  | 1                         |
|                 | 10           | 205               | 138.5               | 1385                         | 2253                                  | 1                         |
|                 | 10           | 206               | 145.2               | 1452                         | 2253                                  | 1                         |
| APARTMENT TWO   | 10           | 207               | 111.9               | 1119                         | 2025                                  | 1                         |
|                 | 10           | 208               | 69.8                | 698                          | 2253                                  | 1                         |
|                 | 10           | 209               | 111.7               | 1117                         | 2215                                  | 1                         |
|                 | 11           | 210               | 111.5               | 1115                         | 2278                                  | 1                         |
|                 | 11           | 211               | 69.8                | 698                          | 2341                                  | 1                         |
| APARTMENT TWO   | 11           | 212               | 146.9               | 1469                         | 2088                                  | 1                         |
|                 | 11           | 213               | 70.1                | 701                          | 2405                                  | 1                         |
|                 | 11           | 214               | 76.4                | 764                          | 1734                                  | 1                         |
|                 | 11           | 215               | 137.5               | 1375                         | 2405                                  | 1                         |
|                 | 11           | 216               | 77.8                | 778                          | 2341                                  | 1                         |
| APARTMENT TWO   | 11           | 217               | 111.5               | 1115                         | 2278                                  | 1                         |
|                 | 11           | 218               | 111.5               | 1115                         | 2278                                  | 1                         |
|                 | 11           | 219               | 77.8                | 778                          | 2341                                  | 1                         |
|                 | 11           | 220               | 111.9               | 1119                         | 2088                                  | 1                         |
|                 | 11           | 221               | 138.5               | 1385                         | 2341                                  | 1                         |
| APARTMENT TWO   | 11           | 222               | 145.2               | 1452                         | 2341                                  | 1                         |
|                 | 11           | 223               | 111.9               | 1119                         | 2088                                  | 1                         |
|                 | 11           | 224               | 69.8                | 698                          | 2341                                  | 1                         |
|                 | 11           | 225               | 92.3                | 923                          | 2278                                  | 1                         |
| PREVIOUS PHASES |              |                   | 26 909.3            | 201 968                      | 427 828                               | 181                       |
| AGGREGATE       |              |                   | 33 856.1            | 269 438                      | 564 396                               | 225                       |

SECOND SHEET SHEET 3 OF 11 SHEETS

STRATA PLAN LMS 1416  
PHASE VIMURRAY & ASSOCIATES  
201-12448 82nd AVENUE  
SURREY, B.C.  
V3W 3E9  
(804) 997-9189

JULY 25, 2009

FILE 8135

STRATA PLAN LMS 1416  
PHASE VI

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 B.C.  
THIS 22<sup>ND</sup> DAY OF AUGUST  
1996.

*Larry Bourne*

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

FRANK & BEATTY  
BARRISTERS, SOLICITORS  
1870 - 1040 WEST GEORGE ST.,  
VANCOUVER, B.C.

APPROVED AS PHASE III OF A I PHASE  
STRATA PLAN UNDER THE CONDOMINIUM ACT.  
DATED THIS 22<sup>ND</sup> DAY OF August 1996

*How Yin* HOW YIN CHUNG  
APPROVING OFFICER FOR THE  
CITY OF SURREY

ACCEPTED AS TO FORMS 1, 2, AND 3  
DATED THIS 28 DAY OF July 1996.

*St. Dubois*  
SUPERINTENDENT OF REAL ESTATE

MURRAY & ASSOCIATES  
201-12448 82nd AVENUE  
SURREY, B.C.  
V3W 3E9  
(604) 587-9189

AS TO OWNERS  
328243 B.C. LTD.  
( INCORPORATION No. 328243 )

*(Mina Fujii)*  
AUTHORIZED SIGNATORY  
(PRINT NAME CLEARLY NEAR SIGNATURE)

*(Michiko Fujii)*  
AUTHORIZED SIGNATORY  
(PRINT NAME CLEARLY NEAR SIGNATURE)

*(E. J. Curtis)*  
WITNESS AS TO BOTH SIGNATURES  
(PRINT NAME CLEARLY NEAR SIGNATURE)

4686 Holly Park Way, Delta, B.C.

ADDRESS  
*Business Consultant*  
OCCUPATION

VANCOUVER CITY SAVINGS CREDIT UNION

*(Norman Sellars)*  
AUTHORIZED SIGNATORY  
(PRINT NAME CLEARLY NEAR SIGNATURE)

*(Gary Wiebe)*  
AUTHORIZED SIGNATORY  
(PRINT NAME CLEARLY NEAR SIGNATURE)

*(Wendy Uyeda)*  
WITNESS AS TO BOTH SIGNATURES  
(PRINT NAME CLEARLY NEAR SIGNATURE)

1078 PEB, 183 TERMINAL AVE, VAN BC  
ADDRESS

*Loan Administrator*  
OCCUPATION

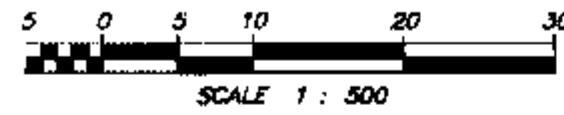
I, RAYMOND HAROLD JANZEN, OF DELTA,  
BRITISH COLUMBIA LAND SURVEYOR, HEREBY  
CERTIFY THAT THE BUILDINGS SHOWN ON  
THIS STRATA PLAN HAVE NOT, AS OF THE  
25<sup>TH</sup> DAY OF JULY 1996,  
BEEN PREVIOUSLY OCCUPIED.  
DATED AT SURREY, B. C., THIS  
25<sup>TH</sup> DAY OF JULY 1996.

*(R. Janzen)* B. C. L. S.  
FILE 8135

*✓ B.P.*

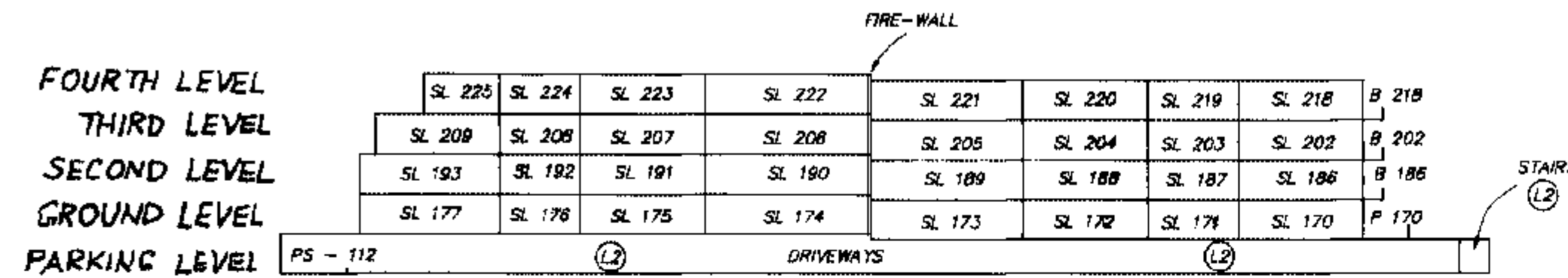
JULY 28, 1996

BUILDING SECTIONS

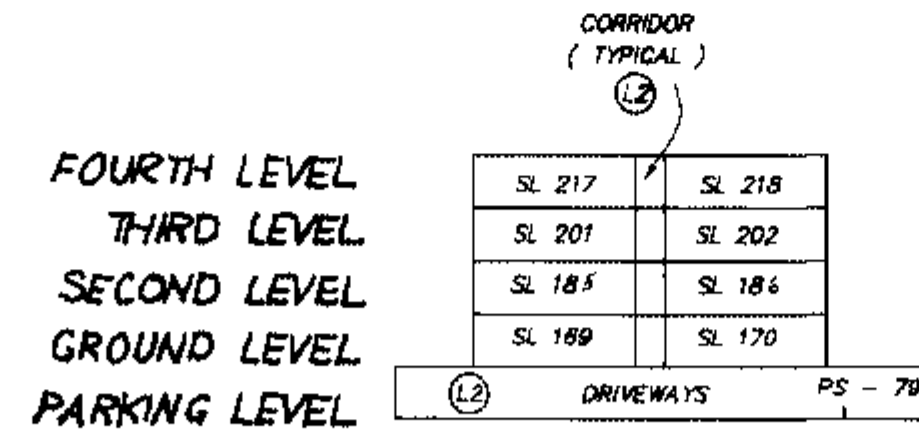


VERTICAL NOT TO SCALE

STRATA PLAN LMS 1416  
PHASE VI



SECTION A - A'



SECTION B - B'

MURRAY & ASSOCIATES  
201-12448 82nd AVENUE  
SURREY, B.C.  
V3W 3E9  
(604) 587-8189

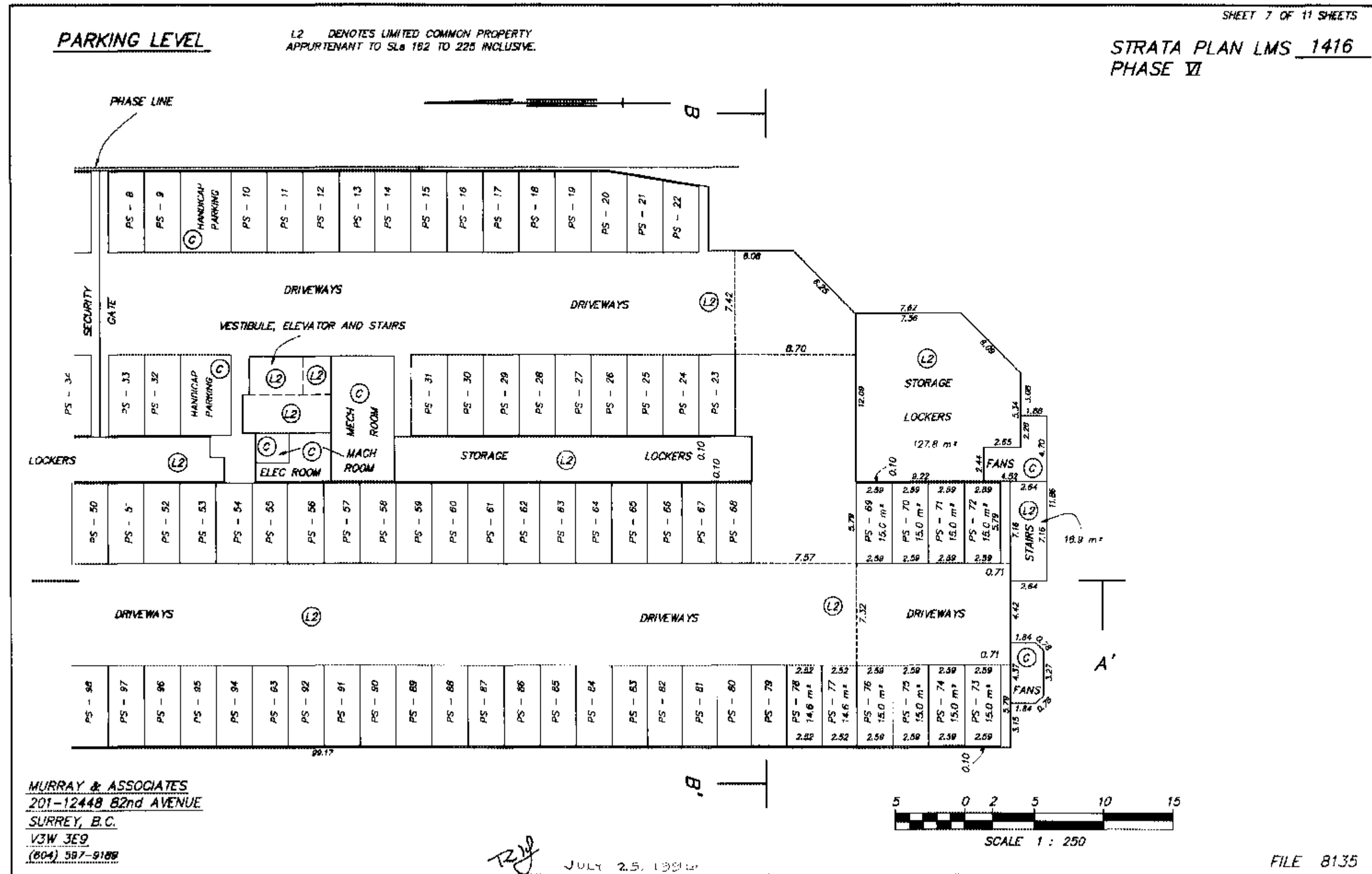
RJD

JULY 28, 1998

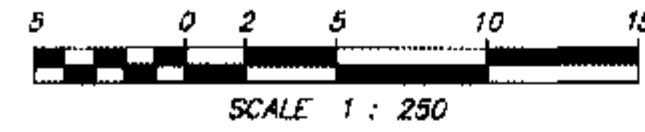
FILE B135





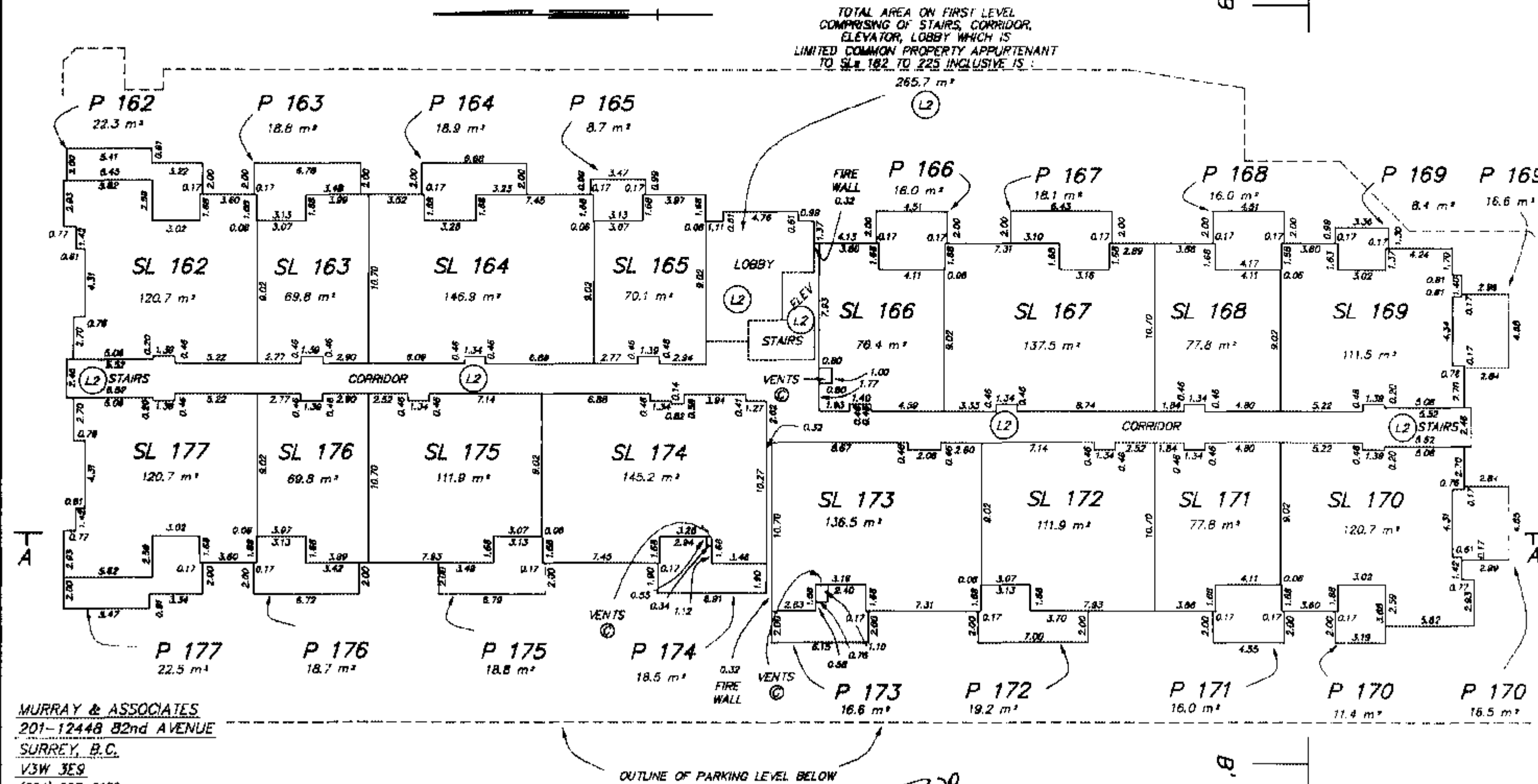


**FIRST LEVEL**



**STRATA PLAN LMS 1416  
PHASE VII**

SHEET 8 OF 11 SHEETS

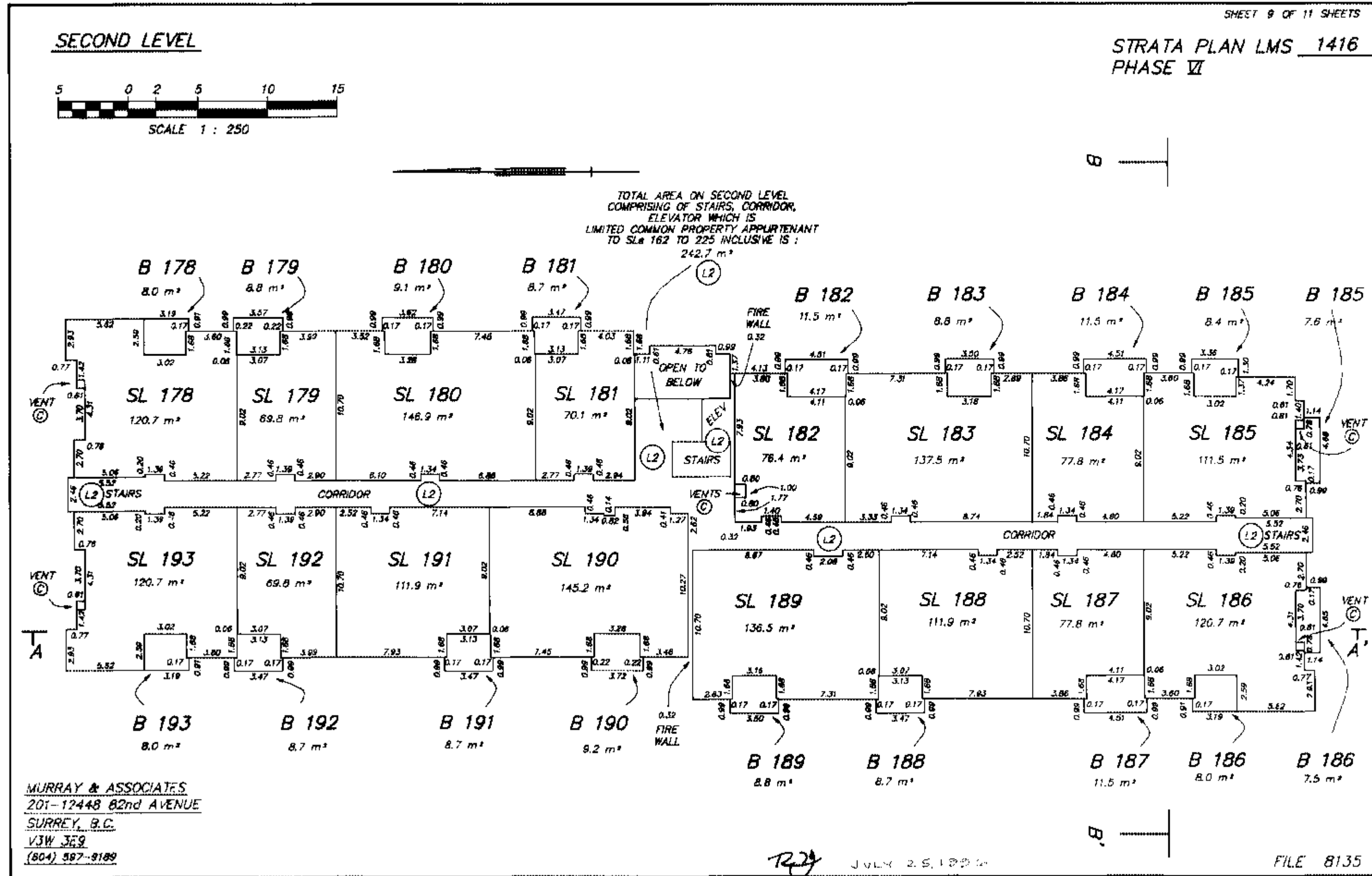


MURRAY & ASSOCIATES  
201-12448 82nd AVENUE  
SURREY, B.C.  
V3W 3E9  
(604) 587-0189

JULY 25, 1996

FILE 8135

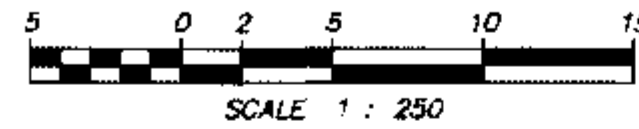








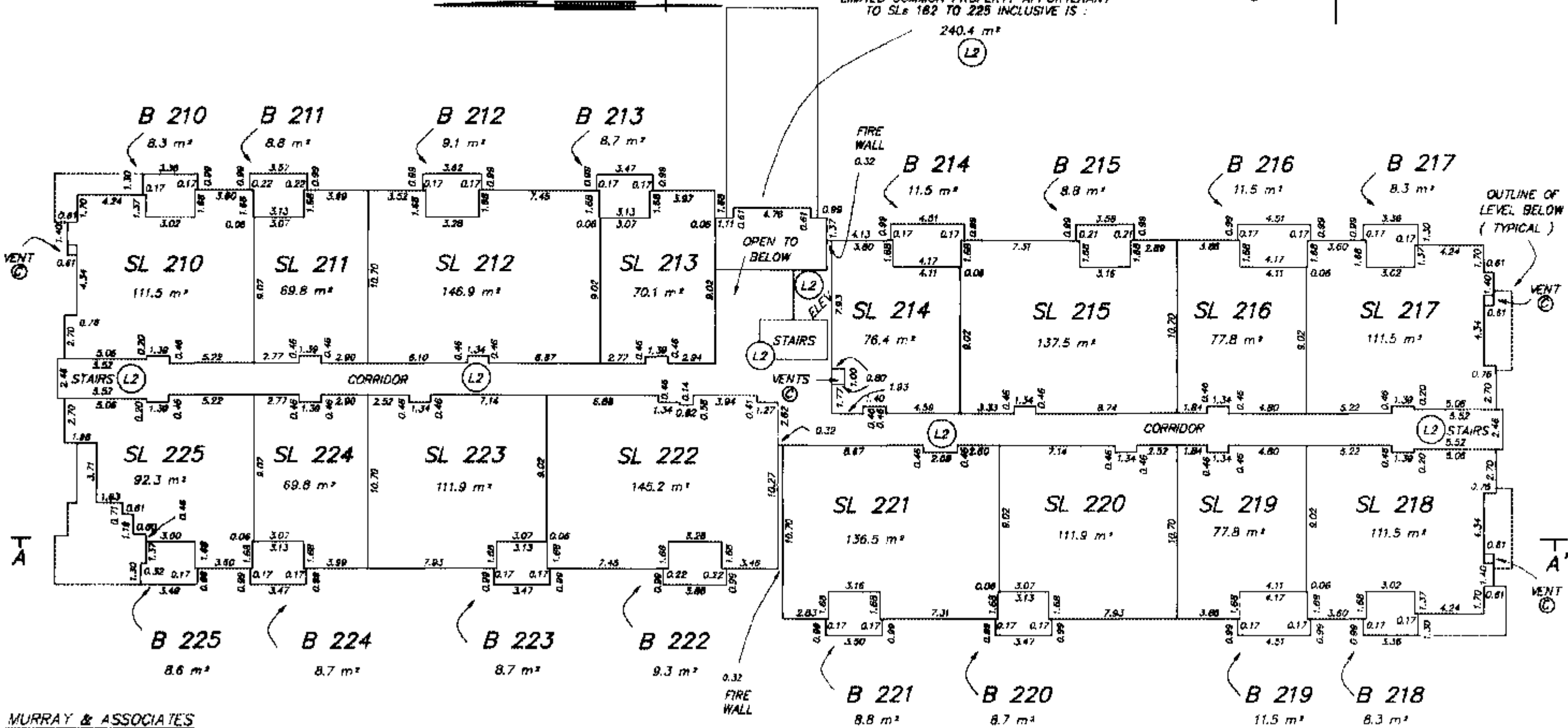
**FOURTH LEVEL**



**STRATA PLAN LMS 1416  
PHASE VI**

SHEET 11 OF 11 SHEETS

TOTAL AREA ON FOURTH LEVEL,  
COMPRISING OF STAIRS, CORRIDOR,  
ELEVATOR, WHICH IS  
LIMITED COMMON PROPERTY APPURTENANT  
TO SLs 182 TO 225 INCLUSIVE IS :  
240.4 m<sup>2</sup>



MURRAY & ASSOCIATES  
201-12448 82nd AVENUE  
SURREY, B.C.  
V3W 3E9  
(804) 587-9189

JULY 26, 1996

FILE 8135

**STRATA PLAN OVER PART OF PARCEL "A",****PLAN LMP 15733, EXCEPT :-****FIRSTLY : PHASE ONE, STRATA PLAN LMS 1416,****SECONDLY : PHASE TWO, STRATA PLAN LMS 1416,****THIRDLY : PHASE THREE, STRATA PLAN LMS 1416,****FOURTHLY : PHASE FOUR, STRATA PLAN LMS 1416,****FIFTHLY : PHASE FIVE, STRATA PLAN LMS 1416,****SIXTHLY : PHASE SIX, STRATA PLAN LMS 1416,****ALL OF SECTION 16, TOWNSHIP 2,****NEW WESTMINSTER DISTRICT.****B.C.G.S. 92G . 016****INTEGRATED SURVEY AREA No. 1 - SURREY**

BEARINGS ARE GRID BEARINGS DERIVED FROM REF. PLAN LMP 15733  
 THIS PLAN SHOWS GROUND LEVEL MEASURED DISTANCES. PRIOR TO COMPUTATION  
 OF U.T.M. CO-ORDINATES, MULTIPLY BY COMBINED FACTOR 0.9993869508

**CIVIC ADDRESS :-**  
 "CHELSEA GARDENS"  
 13888 - 70 TH AVENUE  
 SURREY B.C.  
 V3W 0R9

**ADDRESS FOR SERVICE  
 OF DOCUMENTS ON THIS  
 STRATA TITLE IS :-**

THE OWNERS  
 C/O THE OWNERS,  
 STRATA PLAN LMS 1416  
 112 - 12827 - 76 TH AVENUE  
 SURREY B.C.  
 V3W 2V3



**MURRAY & ASSOCIATES**  
 201-12448 82nd AVENUE  
 SURREY, B.C.  
 V3W 3E9  
 (604) 587-9185

( CITY OF SURREY )

**THIS PLAN LIES WITHIN THE  
 GREATER VANCOUVER REGIONAL DISTRICT**

**70 TH AVENUE**

FIRST SHEET SHEET 1 OF 10 SHEETS

**STRATA PLAN LMS 1416****PHASE VII****BK276342 - BK276405**

DEPOSITED AND REGISTERED IN THE  
 LAND TITLE OFFICE AT NEW WESTMINSTER  
 BRITISH COLUMBIA, DATED THIS 30th  
 DAY OF AUGUST 1996

*[Signature]*  
 DEPUTY REGISTRAR

DENOTES STRATA LOT  
 DENOTES SQUARE METRES  
 DENOTES PATIO AREA  
 DENOTES BALCONY  
 DENOTES PART  
 DENOTES COMMON PROPERTY  
 DENOTES INCLUSIVE  
 DENOTES GARAGE  
 DENOTES WALK-WAY AREA  
 DENOTES DRIVE-WAY AREA  
 DENOTES CHIMNEY AREA

● DENOTES CONTROL MONUMENT FOUND  
 ● DENOTES STANDARD IRON POST FOUND

ALL DIMENSIONS ARE IN METRES  
 ALL ANGLES ARE 45 OR 90 DEGREES  
 UNLESS INDICATED OTHERWISE.

AREAS INDICATED AS P, B, W/W OR D/W  
 ARE LIMITED COMMON PROPERTY APPURTENANT  
 TO THE STRATA LOT INDICATED THUS :-  
 P - 190, B - 191, W/W - 190 OR D/W - 191

LIMITED COMMON PROPERTY IS NOT  
 INCLUDED IN THE UNIT ENTITLEMENT.

CHIMNEY AREAS DENOTED ⑤ ARE  
 COMMON PROPERTY.

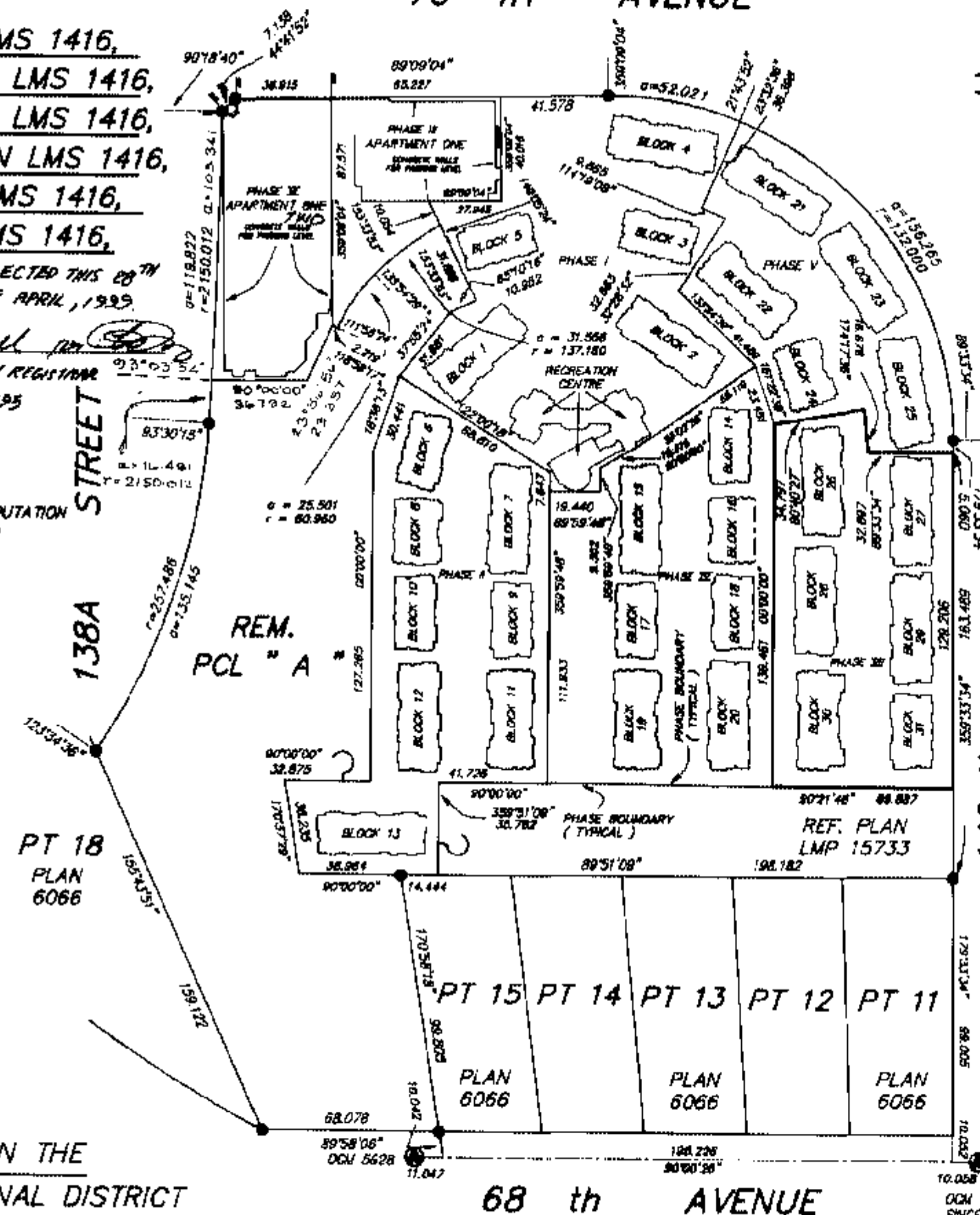
GARAGE AREAS DENOTED ⑥ ARE PART  
 OF THE STRATA LOT BUT IS NOT INCLUDED  
 IN THE UNIT ENTITLEMENT.

I, RAYMOND HAROLD JANZEN, OF DELTA,  
 BRITISH COLUMBIA LAND SURVEYOR, HEREBY  
 CERTIFY THAT THE BUILDING ERECTED  
 ON THE PARCEL DESCRIBED ABOVE ARE  
 WHOLLY WITHIN THE EXTERNAL BOUNDARIES OF  
 THAT PARCEL, DATED AT SURREY, B.C. THIS  
 25th DAY OF JULY, 1996.

OCM 5449  
 SINCE  
 DESTROYED

B. C. L. S.

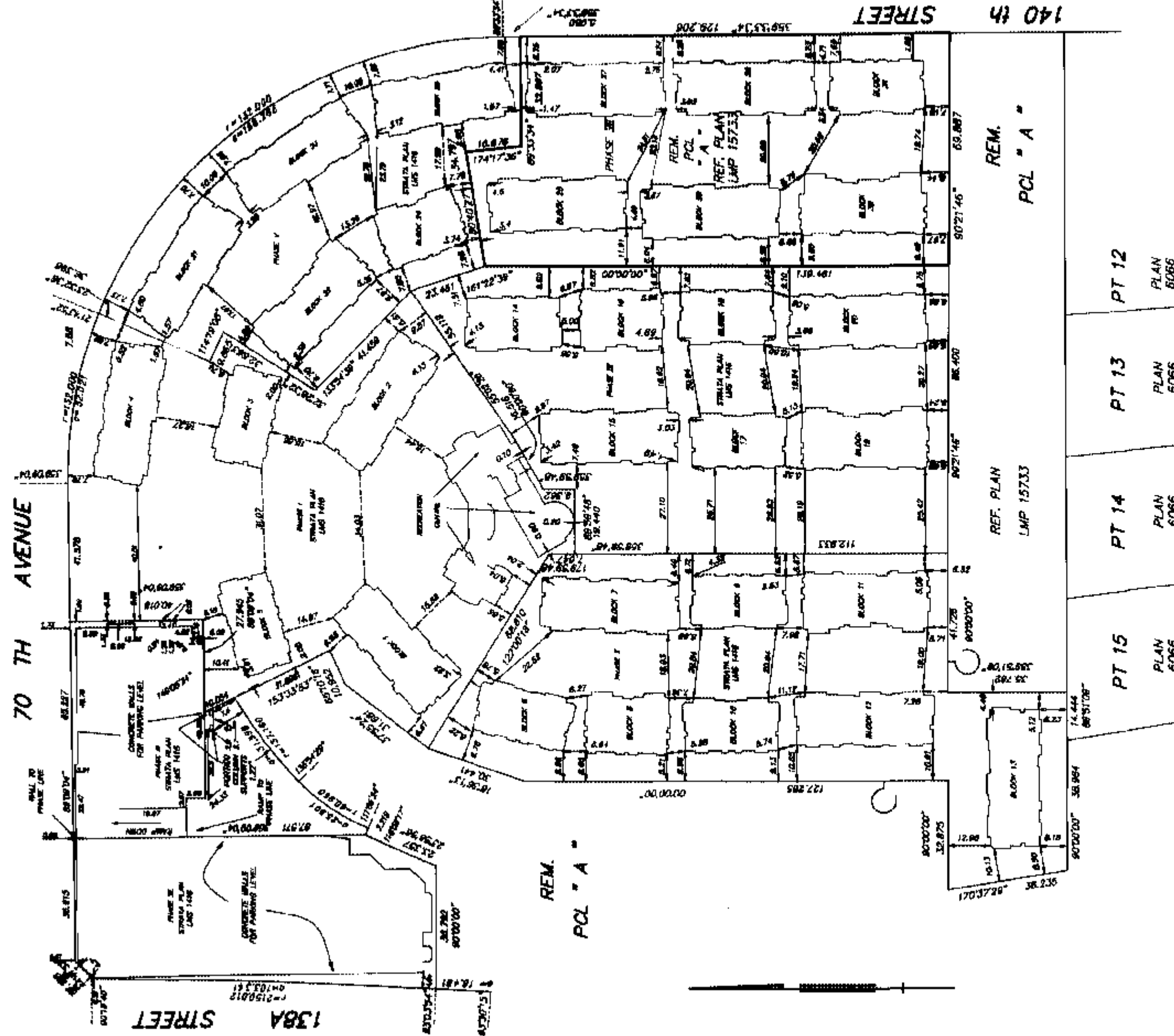
FILE 8135



FIRST SHEET SHEET 2 OF 10 SHEETS  
STRATA PLAN LMS 1416  
PHASE VII

LOCATION AND DIMENSION PLAN

FOR DIMENSIONS REFER TO FLOOR PLAN SHEETS



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

128 JUN 25 1996

FILE 8135



CONDOMINIUM ACTSTRATA PLAN LMS 1416  
PHASE VII

| SHEET NUMBER | BLOCK NUMBER | STRATA LOT NUMBER | AREA m <sup>2</sup> | SCHEDULE OF UNIT ENTITLEMENT | SCHEDULE OF INTEREST UPON DESTRUCTION | SCHEDULE OF VOTING RIGHTS |
|--------------|--------------|-------------------|---------------------|------------------------------|---------------------------------------|---------------------------|
| 8            | 27           | 226               | 182.9               | 1443                         | 3013                                  | 1                         |
| 8            | 27           | 227               | 199.8               | 1781                         | 2811                                  | 1                         |
| 8            | 27           | 228               | 184.5               | 1453                         | 2532                                  | 1                         |
| 8            | 27           | 229               | 183.8               | 1630                         | 2658                                  | 1                         |
| 8            | 27           | 230               | 182.9               | 1443                         | 3013                                  | 1                         |
| 8            | 27           | 231               | 200.1               | 1784                         | 2811                                  | 1                         |
| 8            | 29           | 232               | 183.4               | 1442                         | 2785                                  | 1                         |
| 8            | 29           | 233               | 219.1               | 1780                         | 3184                                  | 1                         |
| 8            | 29           | 234               | 184.5               | 1453                         | 2532                                  | 1                         |
| 8            | 29           | 235               | 183.6               | 1630                         | 2658                                  | 1                         |
| 8            | 29           | 236               | 183.4               | 1443                         | 2785                                  | 1                         |
| 8            | 29           | 237               | 219.4               | 1783                         | 3184                                  | 1                         |
| 10           | 31           | 238               | 183.6               | 1445                         | 3013                                  | 1                         |
| 10           | 31           | 239               | 219.3               | 1786                         | 2811                                  | 1                         |
| 10           | 31           | 240               | 183.6               | 1445                         | 3013                                  | 1                         |
| 10           | 31           | 241               | 219.3               | 1786                         | 2811                                  | 1                         |
| 9            | 30           | 242               | 181.0               | 1425                         | 2923                                  | 1                         |
| 9            | 30           | 243               | 181.2               | 1614                         | 2848                                  | 1                         |
| 9            | 30           | 244               | 184.5               | 1453                         | 2532                                  | 1                         |
| 9            | 30           | 245               | 183.7               | 1631                         | 2658                                  | 1                         |

| SHEET NUMBER    | BLOCK NUMBER | STRATA LOT NUMBER | AREA m <sup>2</sup> | SCHEDULE OF UNIT ENTITLEMENT | SCHEDULE OF INTEREST UPON DESTRUCTION | SCHEDULE OF VOTING RIGHTS |
|-----------------|--------------|-------------------|---------------------|------------------------------|---------------------------------------|---------------------------|
| 8               | 30           | 246               | 180.9               | 1424                         | 2923                                  | 1                         |
| 9               | 30           | 247               | 180.9               | 1611                         | 2848                                  | 1                         |
| 7               | 28           | 248               | 182.9               | 1443                         | 2785                                  | 1                         |
| 7               | 28           | 249               | 198.8               | 1781                         | 3164                                  | 1                         |
| 7               | 28           | 250               | 184.5               | 1453                         | 2532                                  | 1                         |
| 7               | 28           | 251               | 183.6               | 1630                         | 2658                                  | 1                         |
| 7               | 28           | 252               | 182.9               | 1443                         | 2785                                  | 1                         |
| 7               | 28           | 253               | 200.1               | 1784                         | 3184                                  | 1                         |
| 5               | 26           | 254               | 183.4               | 1443                         | 2785                                  | 1                         |
| 5               | 26           | 255               | 219.2               | 1781                         | 3164                                  | 1                         |
| 5               | 26           | 256               | 184.5               | 1453                         | 2532                                  | 1                         |
| 5               | 26           | 257               | 180.4               | 1630                         | 2658                                  | 1                         |
| 5               | 26           | 258               | 183.4               | 1443                         | 2785                                  | 1                         |
| 5               | 26           | 259               | 219.5               | 1784                         | 3164                                  | 1                         |
| PREVIOUS PHASES |              |                   | 33 658.1            | 269 436                      | 584 396                               | 225                       |
| AGGREGATE       |              |                   | 39 945.5            | 322 989                      | 661 278                               | 239                       |

MURRAY & ASSOCIATES  
 201-12448 82nd AVENUE  
 SURREY, B.C.  
 V3W 3E9  
 (604) 587-8189

RIP

JULY 25, 2009

FILE 8135

STRATA PLAN LMS 1416  
PHASE VII

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 B.C.  
THIS 28 DAY OF August  
1996

Larry Bourne

Charles M. Grant, M.D. LARRY BOURNE  
A NOTARY PUBLIC IN AND FOR THE PROVINCE OF BRITISH COLUMBIA  
A COMMISSIONER FOR TAKING AFFIDAVITS WITHIN BRITISH COLUMBIA

PAUL & BEATY  
BARRISTERS & SOLICITORS  
1500-1040 WEST BROADWAY ST,  
VANCOUVER, B.C.

APPROVED AS PHASE VII OF A 2 PHASE  
STRATA PLAN UNDER THE CONDOMINIUM ACT.  
DATED THIS 8 DAY OF August 1996

How YIN LEUNG

APPROVING OFFICER FOR THE  
CITY OF SURREY

ACCEPTED AS TO FORMS 1, 2, AND 3  
DATED THIS 28 DAY OF Aug 1996.

to: DUBOY  
SUPERINTENDENT OF REAL ESTATE

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

AS TO OWNERS  
328243 B.C. LTD.  
( INCORPORATION No. 328243 )

Mike Fujii  
AUTHORIZED SIGNATORY  
(PRINT NAME CLEARLY NEAR SIGNATURE)

ACHIKO Fujii  
AUTHORIZED SIGNATORY  
(PRINT NAME CLEARLY NEAR SIGNATURE)

P. J. C. JATIS  
WITNESS AS TO BOTH SIGNATURES  
(PRINT NAME CLEARLY NEAR SIGNATURE)

4686 Holly Park Wynd, Delta B.C.  
ADDRESS

Business Consultants  
OCCUPATION

VANCOUVER CITY SAVINGS CREDIT UNION  
NORAHY GELLARE

GARY WIEBE  
AUTHORIZED SIGNATORY  
(PRINT NAME CLEARLY NEAR SIGNATURE)

GARY WIEBE  
AUTHORIZED SIGNATORY  
(PRINT NAME CLEARLY NEAR SIGNATURE)

LEAHY UNDA  
WITNESS AS TO BOTH SIGNATURES  
(PRINT NAME CLEARLY NEAR SIGNATURE)

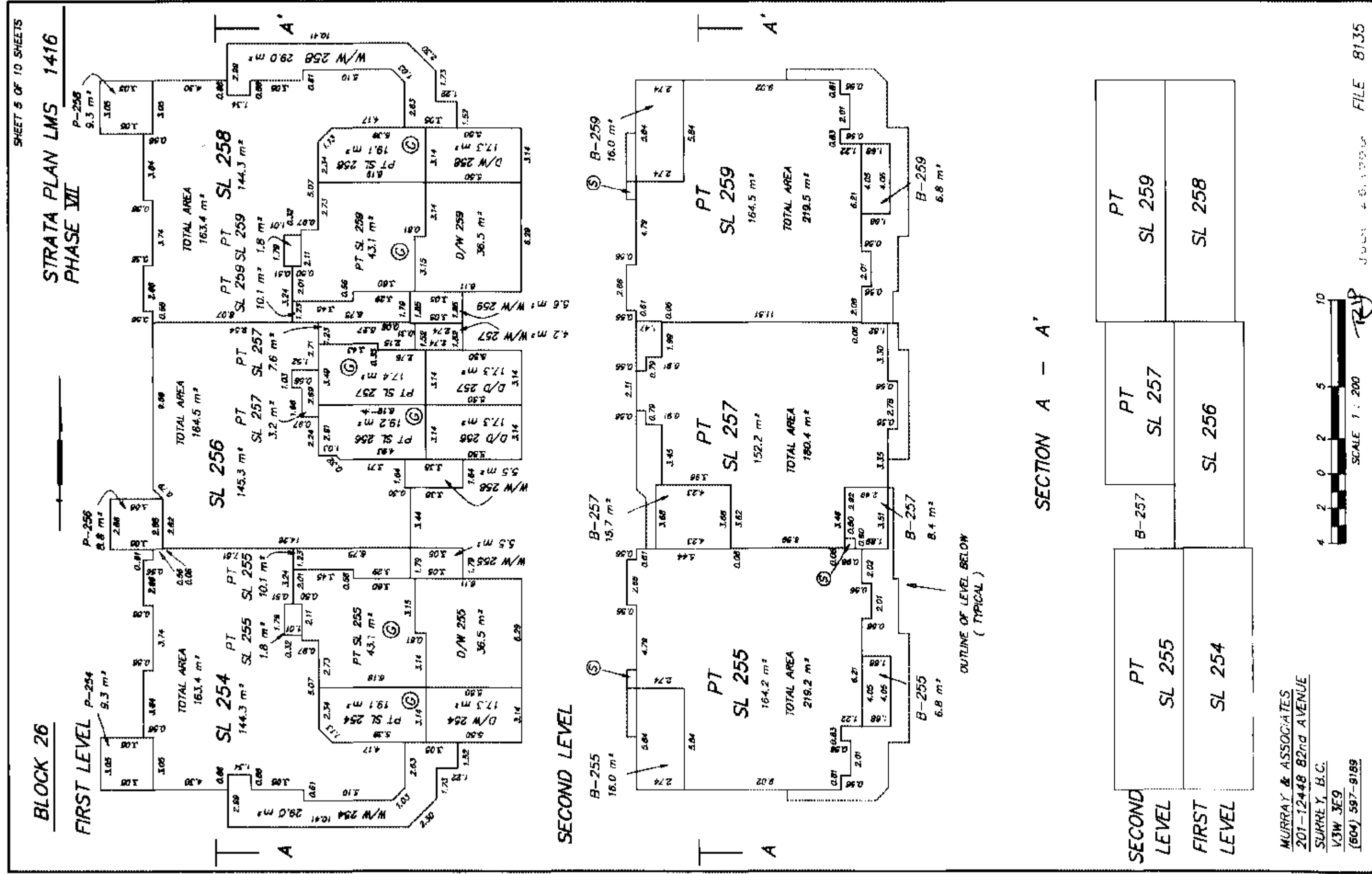
10TH FLR. 193 TERMINAL AVE, VANC, BC  
ADDRESS

LOAN ADMINISTRATOR  
OCCUPATION

I, RAYMOND HAROLD JANZEN, OF DELTA,  
BRITISH COLUMBIA LAND SURVEYOR, HEREBY  
CERTIFY THAT THE BUILDINGS SHOWN ON  
THIS STRATA PLAN HAVE NOT, AS OF THE  
3<sup>RD</sup> DAY OF JULY, 1996,  
BEEN PREVIOUSLY OCCUPIED.  
DATED AT SURREY, B. C., THIS  
28<sup>TH</sup> DAY OF JULY, 1996.

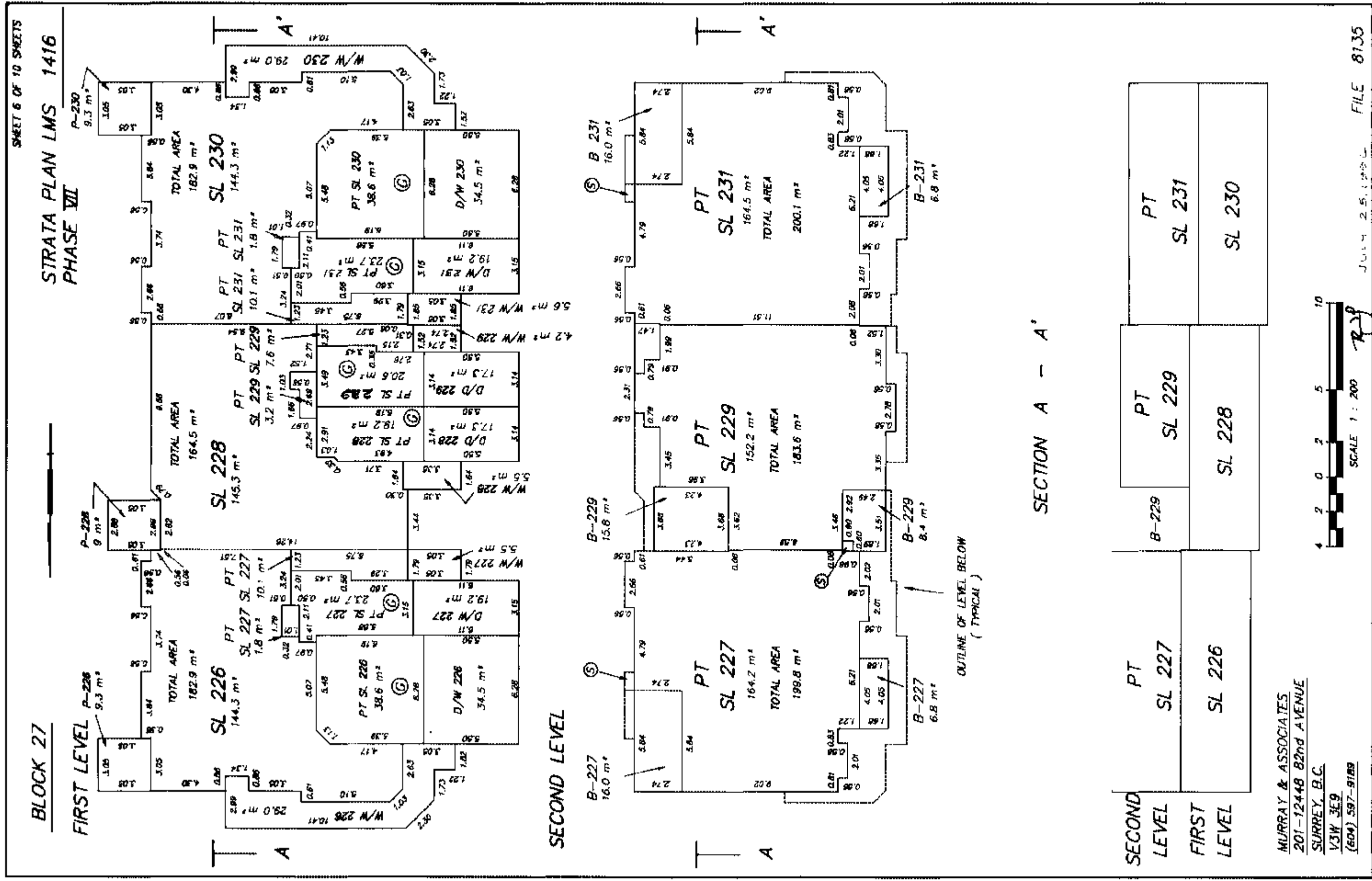
R. J. Janzen B. C. L. S.  
FILE 8135

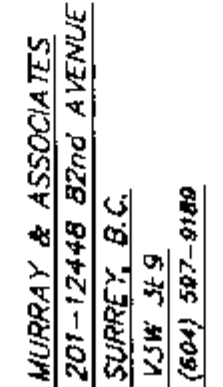
16/10/12





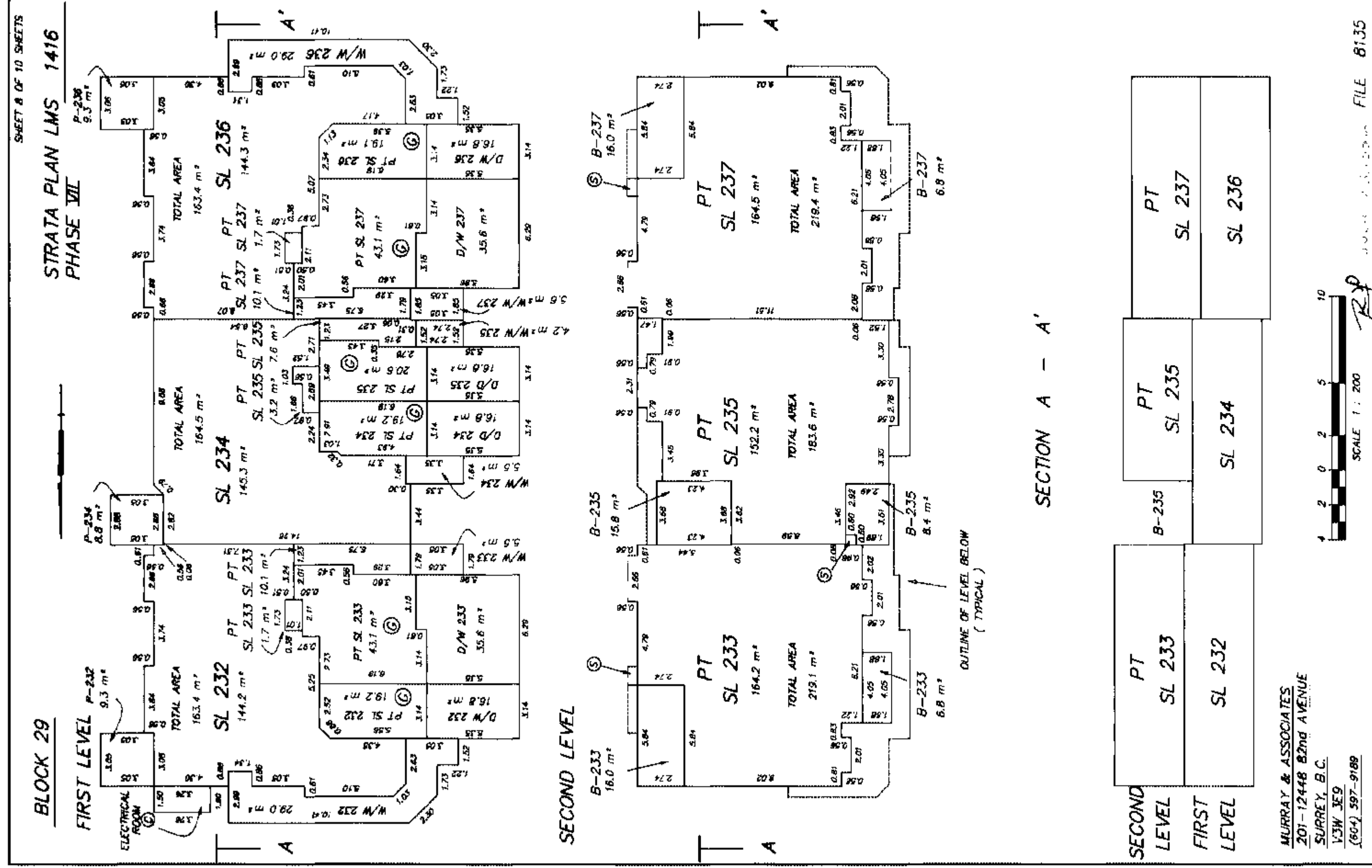
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1/20/2010



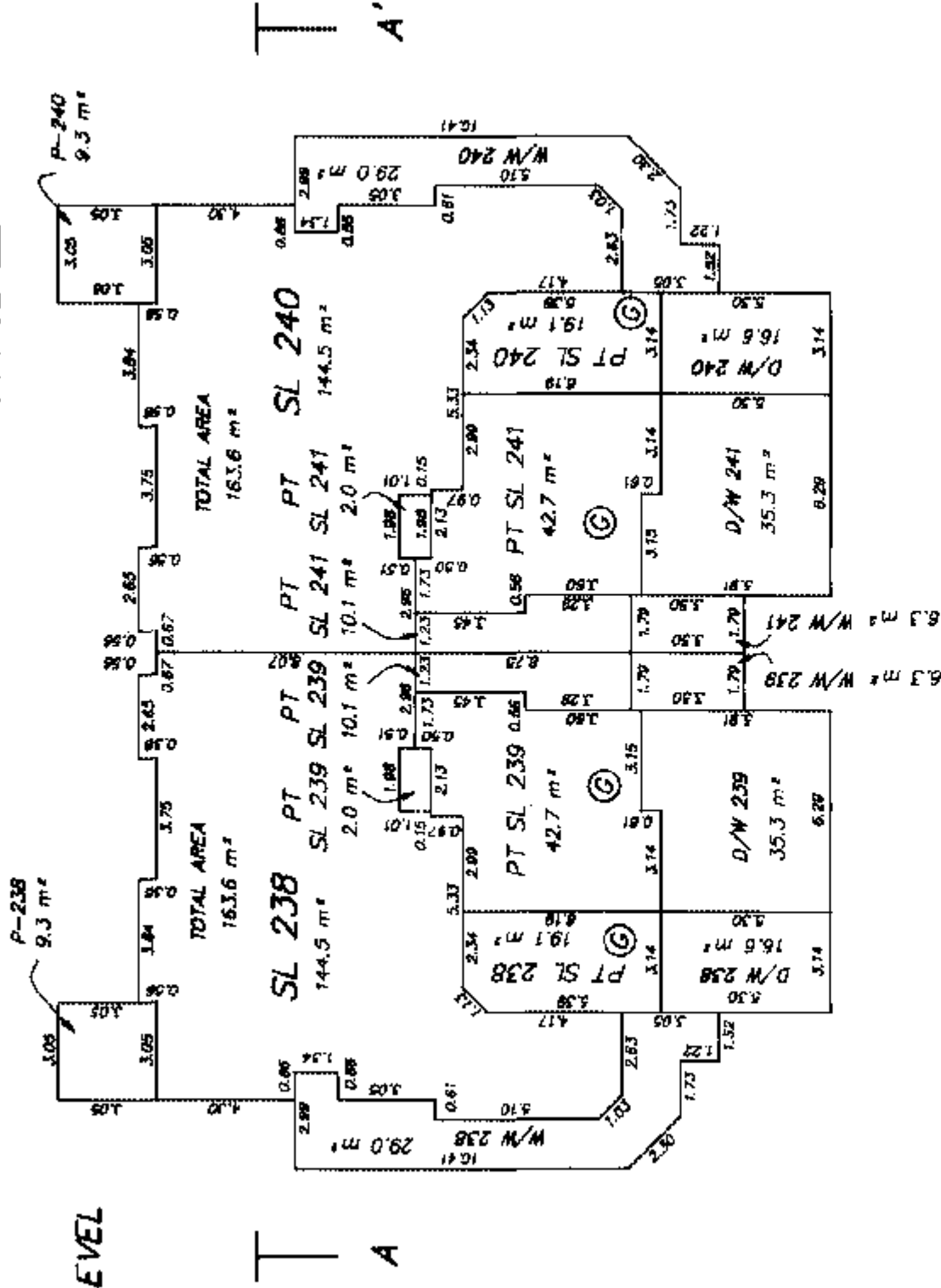


BLOCK 31

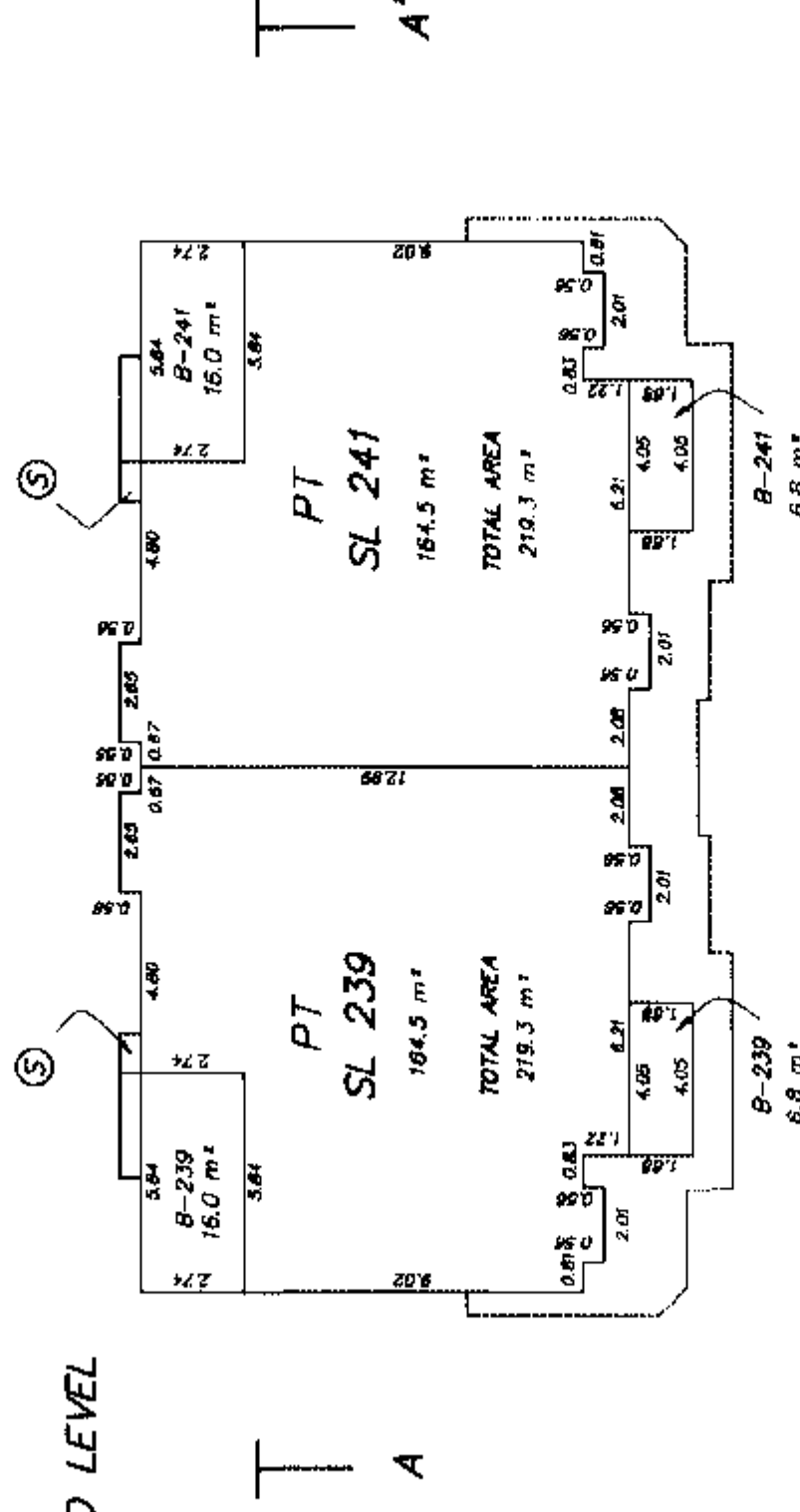
**SHEET 10 OF 10 SHEETS**

STRATA PLAN LMS 1416  
PHASE VII

**FIRST LEVEL**



## SECOND LEVEL



## SECTION A - A'

## SECOND LEVEL

FIRST LEVEL

|                                |                                |
|--------------------------------|--------------------------------|
| <i>P<sub>T</sub></i><br>SL 239 | <i>P<sub>T</sub></i><br>SL 241 |
| SL 238                         | SL 240                         |

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



FILE 8135



STRATA PLAN OVER PART OF PARCEL " A ",

PLAN LMP 15733, EXCEPT :-

FIRSTLY : PHASE ONE, STRATA PLAN LMS 1416,

SECONDLY : PHASE TWO, STRATA PLAN LMS 1416,

THIRDLY : PHASE THREE, STRATA PLAN LMS 1416,

FOURTHLY : PHASE FOUR, STRATA PLAN LMS 1416,

FIFTHLY : PHASE FIVE, STRATA PLAN LMS 1416,

SIXTHLY : PHASE SIX, STRATA PLAN LMS 1416,

SEVENTHLY : PHASE SEVEN, STRATA PLAN LMS 1416,

ALL OF SECTION 16, TOWNSHIP 2,

NEW WESTMINSTER DISTRICT.

CORRECTED THIS 28<sup>TH</sup> DAY  
OF APRIL, 1999

DEPUTY REGISTRAR

BN103195

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

INTEGRATED SURVEY AREA No. 1 - SURREY

BEARINGS ARE GRID BEARINGS DERIVED FROM REF. PLAN LMP 15733

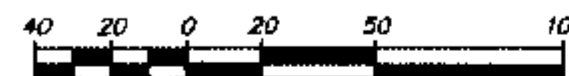
THIS PLAN SHOWS GROUND LEVEL MEASURED DISTANCES. PRIOR TO COMPUTATION  
OF U.T.M. CO-ORDINATES, MULTIPLY BY COMBINED FACTOR 0.9995969509

CIVIC ADDRESS :-

"CHELSEA GARDENS"  
13888 - 70<sup>th</sup> AVENUE  
SURREY B.C.  
V3W 0R9

ADDRESS FOR SERVICE  
OF DOCUMENTS ON THIS  
STRATA TITLE IS :-

THE OWNERS  
C/O THE OWNERS,  
STRATA PLAN LMS  
112 - 12827 - 76<sup>th</sup> AVENUE  
SURREY B.C.  
V3W 2V3

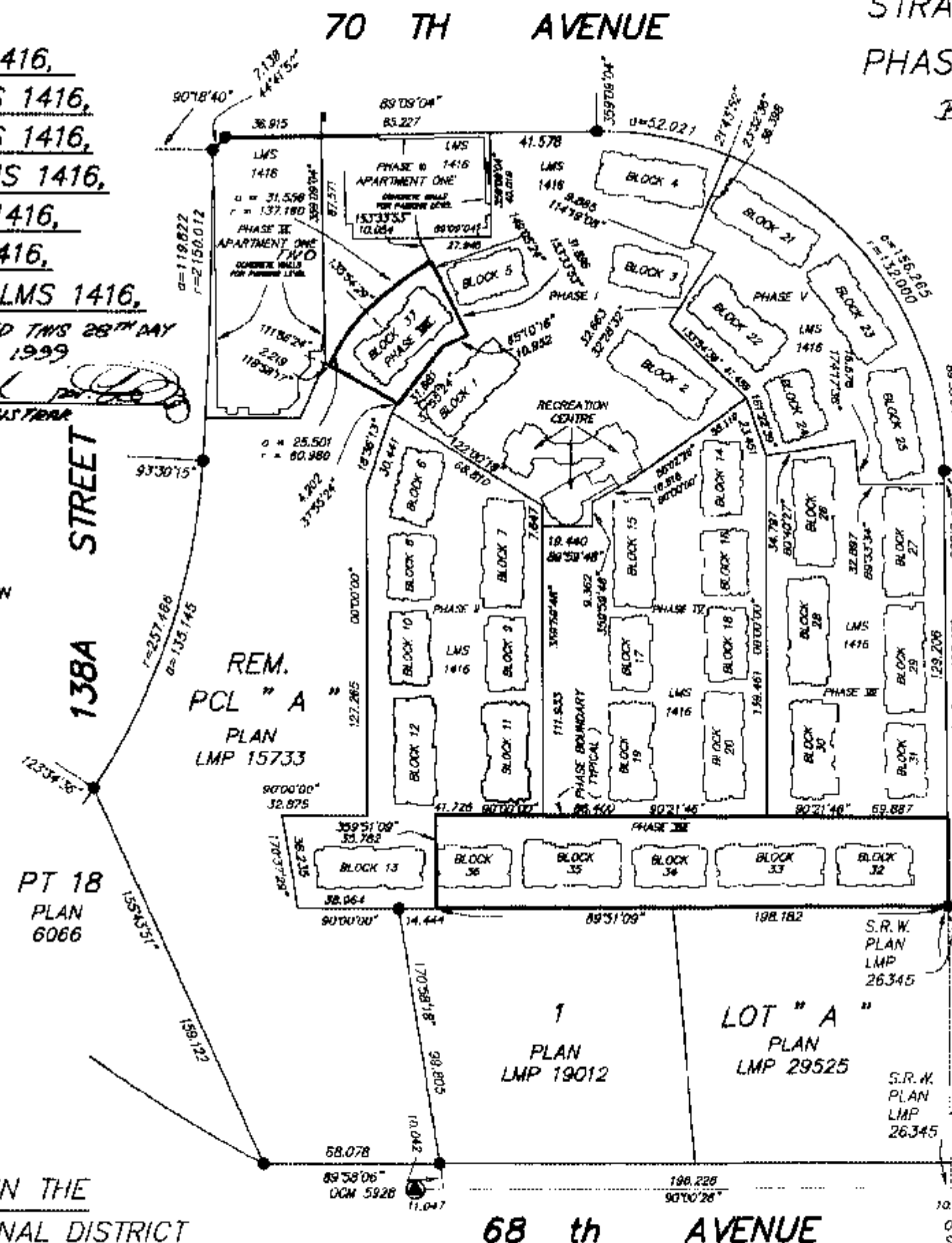


SCALE 1 : 2000

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

(CITY OF SURREY)

THIS PLAN LIES WITHIN THE  
GREATER VANCOUVER REGIONAL DISTRICT



PHASE VIII: FIRST SHEET SHEET 1 OF 10 SHEETS

STRATA PLAN LMS 1416

PHASE VIII

BL129245 - BL129274

DEPOSITED AND REGISTERED IN THE  
LAND TITLE OFFICE AT NEW WESTMINSTER  
BRITISH COLUMBIA, DATED THIS 15<sup>TH</sup>  
DAY OF APRIL 1997.

DEPUTY REGISTRAR

SL DENOTES STRATA LOT  
M<sup>2</sup> DENOTES SQUARE METRES  
P DENOTES PATIO AREA  
B DENOTES BALCONY  
PT DENOTES PART  
INCL DENOTES COMMON PROPERTY  
W/W DENOTES INCLUSIVE  
D/W DENOTES GARAGE  
D/W DENOTES WALK-WAY AREA  
D/W DENOTES DRIVE-WAY AREA  
D/W DENOTES CHIMNEY AREA

● DENOTES CONTROL MONUMENT FOUND  
● DENOTES STANDARD IRON POST FOUND

ALL DIMENSIONS ARE IN METRES  
ALL ANGLES ARE 45 OR 90 DEGREES  
UNLESS INDICATED OTHERWISE.

AREAS INDICATED AS P, B, W/W OR D/W  
ARE LIMITED COMMON PROPERTY APPURTENANT  
TO THE STRATA LOT INDICATED THUS :-  
P - 260, B - 261, W/W - 260 OR D/W - 261

LIMITED COMMON PROPERTY IS NOT  
INCLUDED IN THE UNIT ENTITLEMENT.

CHIMNEY AREAS DENOTED ⑤ ARE  
COMMON PROPERTY.

GARAGE AREAS DENOTED ⑥ ARE PART  
OF THE STRATA LOT BUT ARE NOT INCLUDED  
IN THE UNIT ENTITLEMENT.

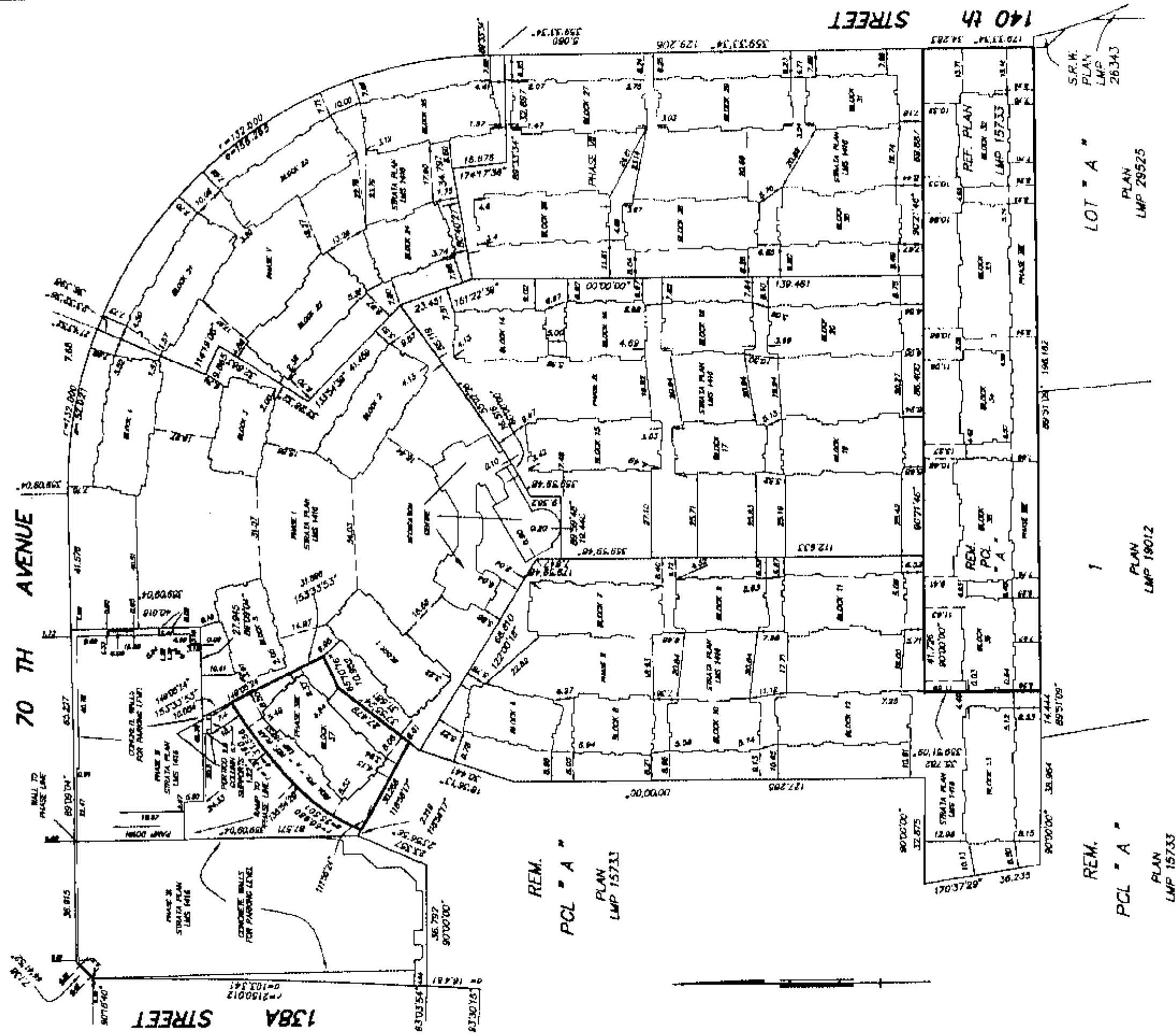
I, RAYMOND HAROLD JANZEN, OF DELTA,  
BRITISH COLUMBIA LAND SURVEYOR, HEREBY  
CERTIFY THAT THE BUILDING ERECTED  
ON THE PARCEL DESCRIBED ABOVE ARE  
WHOLLY WITHIN THE EXTERNAL BOUNDARIES OF  
THAT PARCEL, DATED AT SURREY, B.C. THIS  
17<sup>TH</sup> DAY OF MARCH 1997.

B. C. L. S.

LOCATION AND DIMENSION PLAN

PHASE VIII: FIRST SHEET SHEET 2 OF 10 SHEETS  
STRATA PLAN LMS 1416  
PHASE VIII

FOR DIMENSIONS REFER TO FLOOR PLAN SHEETS



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

*R. B. C. L. S.*  
MARCH 17, 1997

CONDOMINIUM ACT

PHASE VIII : SECOND SHEET SHEET 3 OF 10 SHEETS

STRATA PLAN LMS 1416PHASE VIII

| SHEET<br>NUMBER | BLOCK<br>NUMBER | STRATA<br>LOT<br>NUMBER | AREA<br>m <sup>2</sup> | FORM 1                             | FORM 2                                      | FORM 3                          |
|-----------------|-----------------|-------------------------|------------------------|------------------------------------|---------------------------------------------|---------------------------------|
|                 |                 |                         |                        | SCHEDULE<br>OF UNIT<br>ENTITLEMENT | SCHEDULE OF<br>INTEREST UPON<br>DESTRUCTION | SCHEDULE<br>OF VOTING<br>RIGHTS |
| 5               | 32              | 260                     | 182.9                  | 1443                               | 3013                                        | 1                               |
| 5               | 32              | 261                     | 200.0                  | 1763                               | 2911                                        | 1                               |
| 5               | 32              | 262                     | 182.9                  | 1443                               | 3013                                        | 1                               |
| 5               | 32              | 263                     | 200.1                  | 1764                               | 2911                                        | 1                               |
| 6               | 33              | 264                     | 163.4                  | 1443                               | 2785                                        | 1                               |
| 6               | 33              | 265                     | 219.1                  | 1760                               | 3164                                        | 1                               |
| 6               | 33              | 266                     | 164.4                  | 1452                               | 2532                                        | 1                               |
| 6               | 33              | 267                     | 183.8                  | 1632                               | 2658                                        | 1                               |
| 6               | 33              | 268                     | 163.4                  | 1443                               | 2785                                        | 1                               |
| 6               | 33              | 269                     | 219.5                  | 1770                               | 3164                                        | 1                               |
| 7               | 34              | 270                     | 183.0                  | 1444                               | 3013                                        | 1                               |
| 7               | 34              | 271                     | 200.0                  | 1763                               | 2911                                        | 1                               |
| 7               | 34              | 272                     | 182.9                  | 1443                               | 3013                                        | 1                               |
| 7               | 34              | 273                     | 200.0                  | 1763                               | 2911                                        | 1                               |
| 8               | 35              | 274                     | 158.2                  | 1389                               | 2923                                        | 1                               |
| 8               | 35              | 275                     | 200.4                  | 1613                               | 2848                                        | 1                               |
| 8               | 35              | 276                     | 164.5                  | 1453                               | 2532                                        | 1                               |
| 8               | 35              | 277                     | 183.7                  | 1631                               | 2658                                        | 1                               |
| 8               | 35              | 278                     | 161.7                  | 1424                               | 2923                                        | 1                               |
| 8               | 35              | 279                     | 200.7                  | 1617                               | 2848                                        | 1                               |

| SHEET<br>NUMBER | BLOCK<br>NUMBER | STRATA<br>LOT<br>NUMBER | AREA<br>m <sup>2</sup> | FORM 1                             | FORM 2                                      | FORM 3                          |
|-----------------|-----------------|-------------------------|------------------------|------------------------------------|---------------------------------------------|---------------------------------|
|                 |                 |                         |                        | SCHEDULE<br>OF UNIT<br>ENTITLEMENT | SCHEDULE OF<br>INTEREST UPON<br>DESTRUCTION | SCHEDULE<br>OF VOTING<br>RIGHTS |
| 9               | 36              | 280                     | 163.5                  | 1444                               | 2785                                        | 1                               |
| 9               | 36              | 281                     | 219.4                  | 1764                               | 3139                                        | 1                               |
| 9               | 36              | 282                     | 163.4                  | 1443                               | 2785                                        | 1                               |
| 9               | 36              | 283                     | 219.4                  | 1763                               | 3139                                        | 1                               |
| 10              | 37              | 284                     | 161.9                  | 1426                               | 2696                                        | 1                               |
| 10              | 37              | 285                     | 200.0                  | 1609                               | 3076                                        | 1                               |
| 10              | 37              | 286                     | 164.5                  | 1453                               | 2532                                        | 1                               |
| 10              | 37              | 287                     | 183.7                  | 1631                               | 2658                                        | 1                               |
| 10              | 37              | 288                     | 161.9                  | 1426                               | 2696                                        | 1                               |
| 10              | 37              | 289                     | 200.2                  | 1611                               | 3076                                        | 1                               |
| PREVIOUS PHASES |                 |                         | 39 945.5               | 322 989                            | 661 278                                     | 259                             |
| AGGREGATE       |                 |                         | 45 498.0               | 370 012                            | 747 376                                     | 289                             |

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

*R. J. F. G.* B.C.L.S.  
 MARCH 17, 1997



CONDOMINIUM ACT

PHASE VIII : SECOND SHEET SHEET 4 OF 10 SHEETS

STRATA PLAN LMS 1416PHASE VIIISTATUTORY 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 OATHDECLARED BEFORE ME  
AT Vancouver  
IN THE PROVINCE OF B.C.  
THIS 11 DAY OF APRIL  
1997.MIKE FUJIA NOTARY PUBLIC IN AND FOR THE PROVINCE OF BRITISH COLUMBIA  
A COMMISSIONER FOR TAKING AFFIDAVITS WITHIN BRITISH COLUMBIACOLIN J. MCDIAR  
FRANK BEATY  
1500-1040 WEST 42ND ST.,  
VANCOUVER, B.C. V6G 1K9APPROVED AS PHASE VIII OF A X PHASE  
STRATA PLAN UNDER THE CONDOMINIUM ACT.  
DATED THIS 10 DAY OF April 1997.HOW YIN LEUNG  
APPROVING OFFICER FOR THE  
CITY OF SURREYACCEPTED AS TO FORMS 1, 2, AND 3.  
DATED THIS 8 DAY OF April 1997.P. de J.  
SUPERINTENDENT OF REAL ESTATEMURRAY & ASSOCIATES  
201-12448 82nd AVENUE  
SURREY, B.C.  
V3W 3E9  
(604) 587-9189AS TO OWNERS  
328243 B.C. LTD.  
( INCORPORATION No. 328243 )MIKE FUJI  
AUTHORIZED SIGNATORY  
(PRINT NAME CLEARLY NEAR SIGNATURE)MICHIKO FUJI  
AUTHORIZED SIGNATORY  
(PRINT NAME CLEARLY NEAR SIGNATURE)Geoff Waise  
WITNESS AS TO BOTH SIGNATURES  
(PRINT NAME CLEARLY NEAR SIGNATURE)  
12480 Brunswick Place  
Richmond B.C.ADDRESS  
Vice President  
Prime Projects Inc.  
OCCUPATIONAS TO MORTGAGE AND ASSIGNMENT OF RENTS  
VANCOUVER CITY SAVINGS CREDIT UNIONNORMAN SELLARS  
AUTHORIZED SIGNATORY  
(PRINT NAME CLEARLY NEAR SIGNATURE)STUART LESLIE  
AUTHORIZED SIGNATORY  
(PRINT NAME CLEARLY NEAR SIGNATURE)SANDRA BROWN  
WITNESS AS TO BOTH SIGNATURES  
(PRINT NAME CLEARLY NEAR SIGNATURE)  
183 TERMINAL AVENUE  
VANCOUVER, B.C.ADDRESS  
SENIOR LOANS ADMINISTRATOR  
OCCUPATIONI, RAYMOND HAROLD JANZEN, OF DELTA,  
BRITISH COLUMBIA LAND SURVEYOR, HEREBY  
CERTIFY THAT THE BUILDINGS SHOWN ON  
THIS STRATA PLAN HAVE NOT, AS OF THE  
17<sup>TH</sup> DAY OF MARCH, 1997,

BEEN PREVIOUSLY OCCUPIED.

DATED AT SURREY, B. C., THIS  
17<sup>TH</sup> DAY OF MARCH, 1997.R. Janzen B.C.L.S.

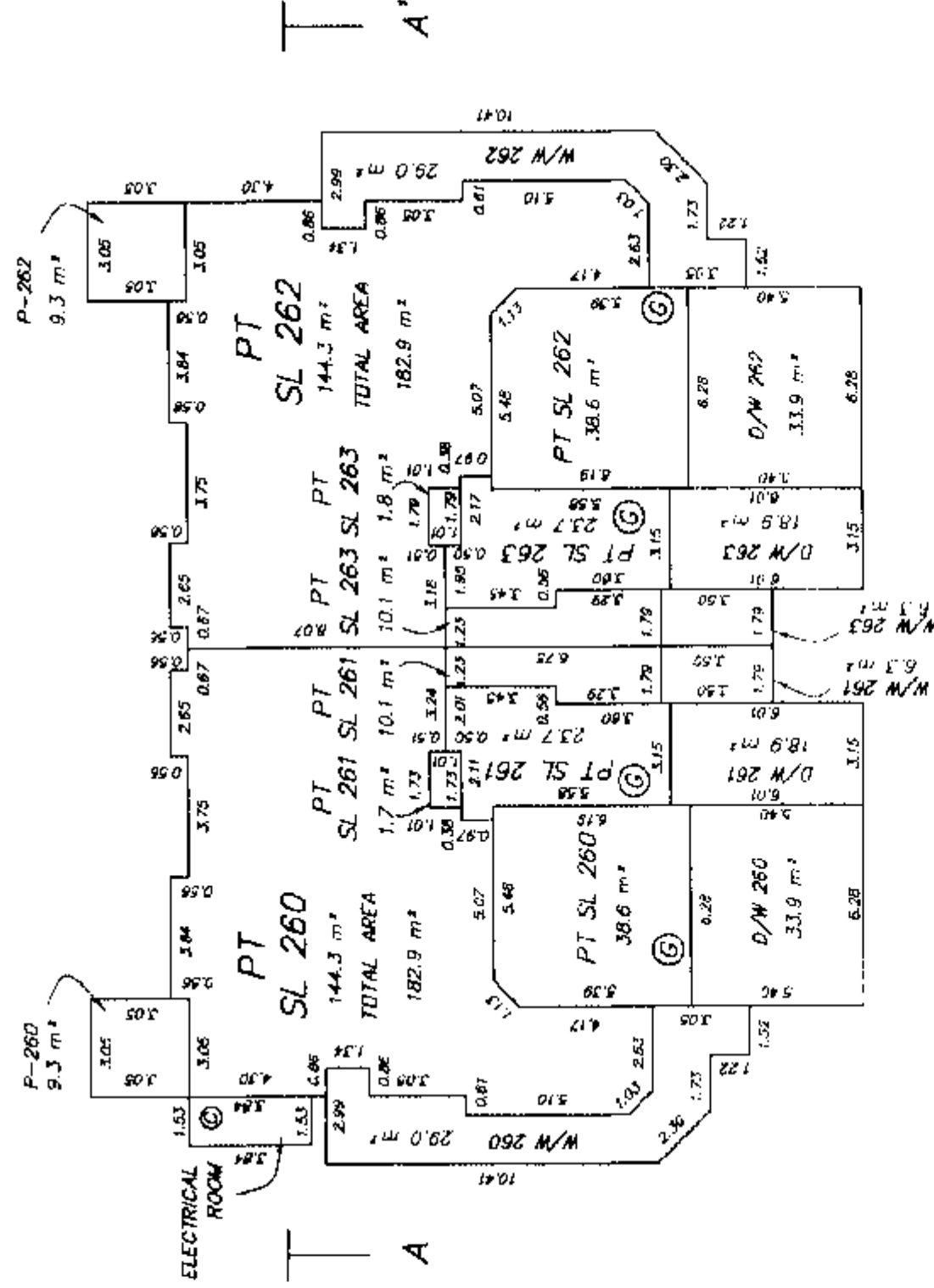
BLOCK 32

PHASE VIII: SHEET 5 OF 10 SHEETS

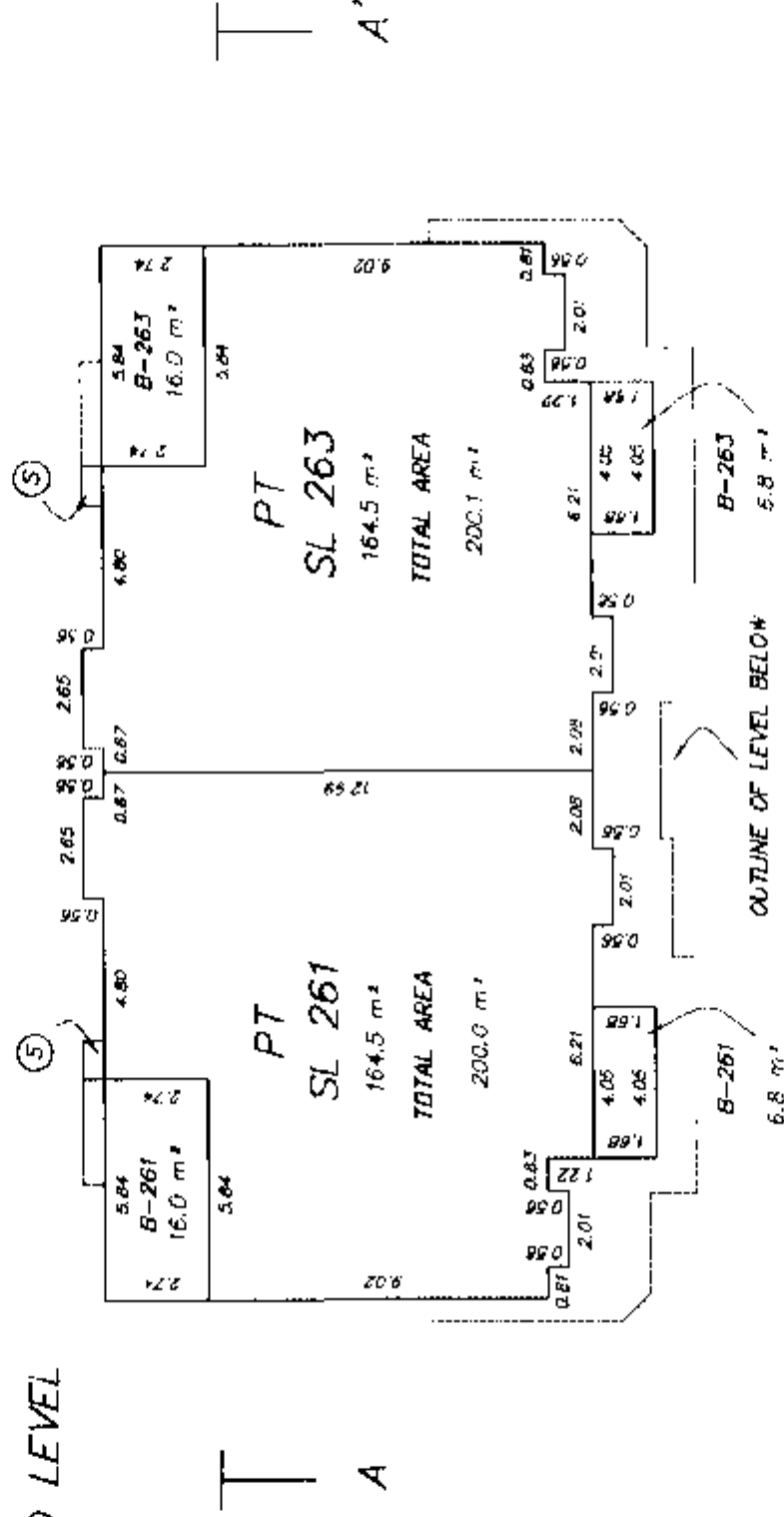
STRAIA PLAN LMS 1416

PHASE VIII

FIRST LEVEL



## SECOND LEVEL



SECTION A - A'

SECOND LEVEL

FIRST 1 FVFL

ELECTRICAL

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



*K. Page* B.C.L.S.  
MAR 17, 1997

FILE 8135



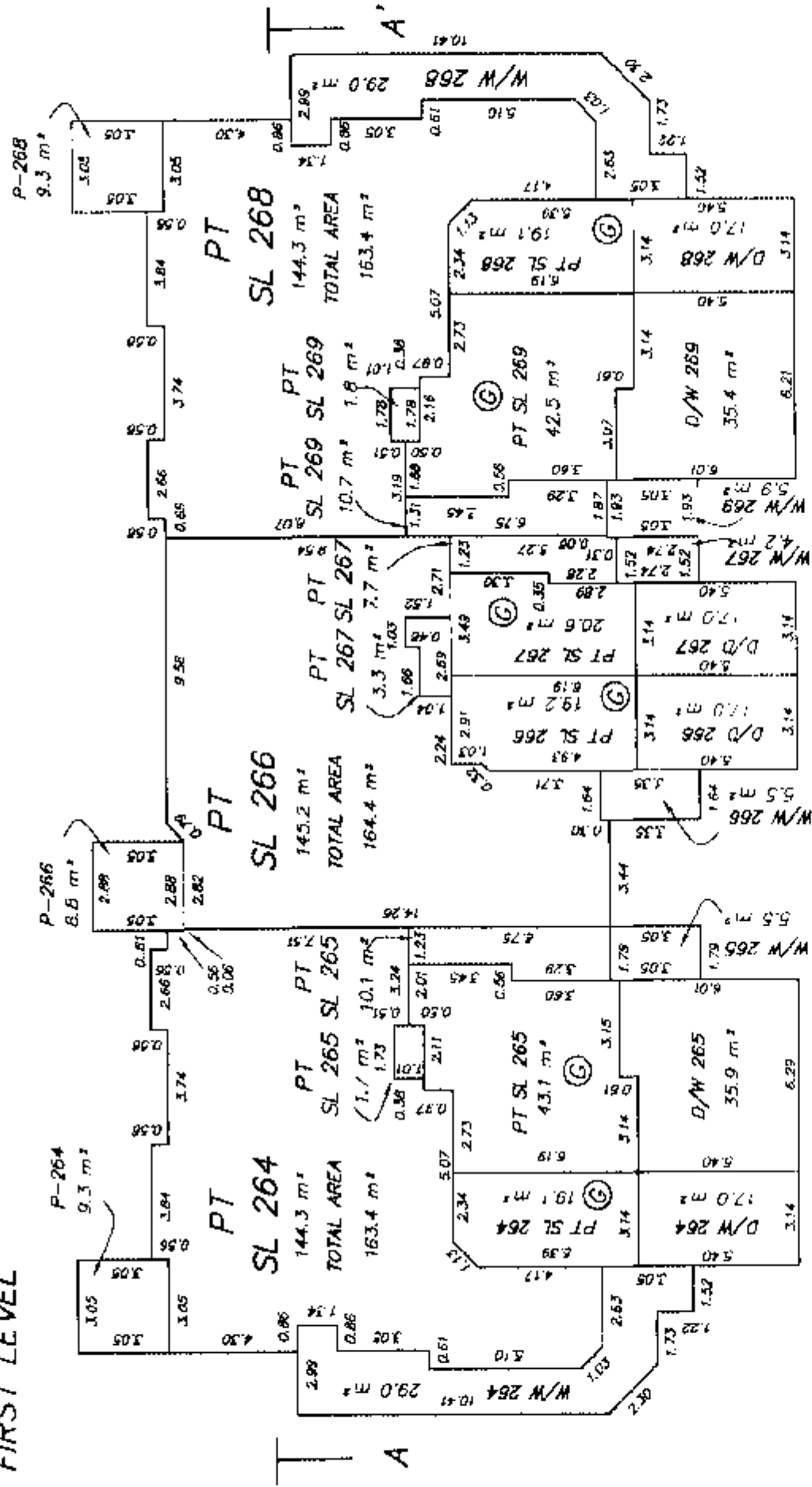
BLOCK 33

PHASE VIII : SHEET 6 OF 10 SHEETS

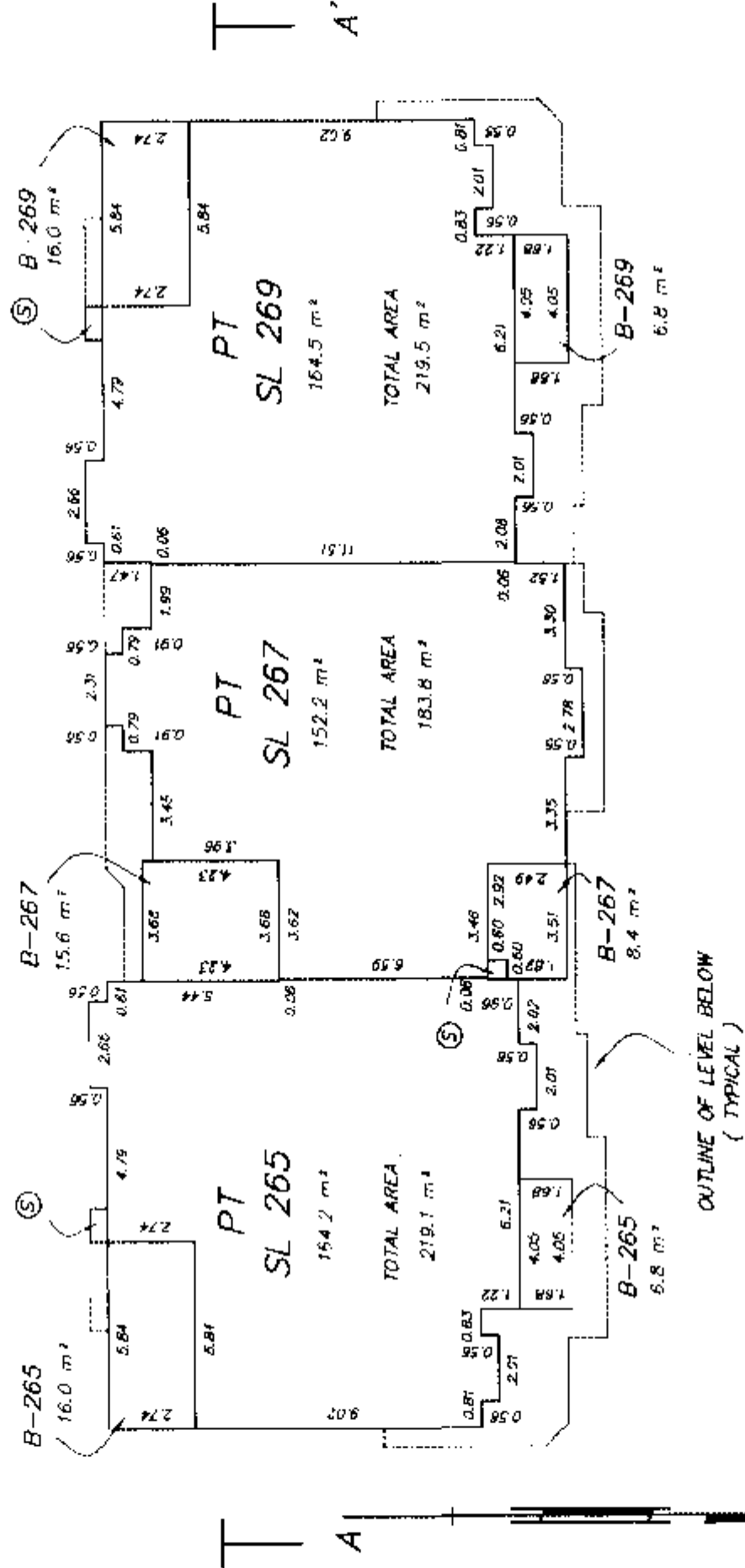
STRATA PLAN LMS 1416

PHASE VIII

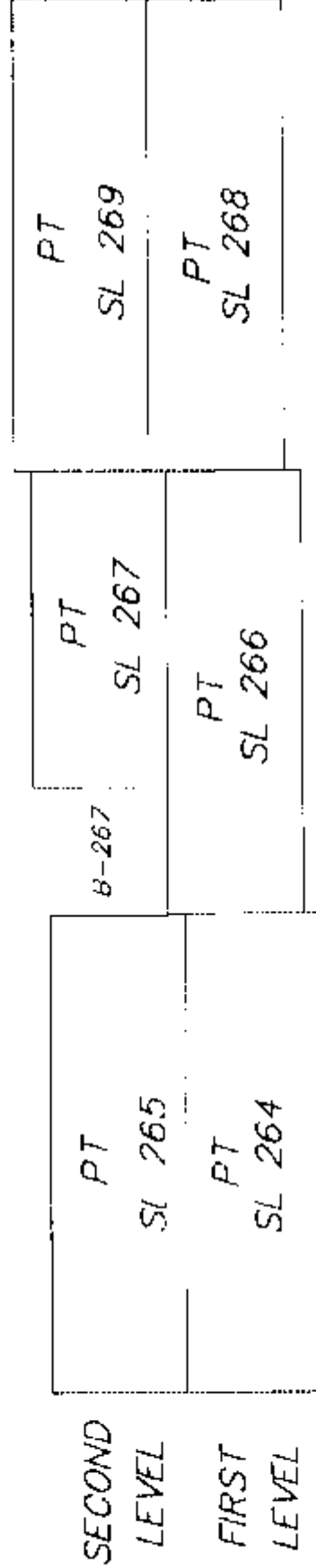
FIRST LEVEL



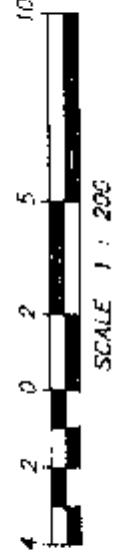
SECOND LEVEL



SECTION A - A'



MURRAY & ASSOCIATES  
201-12445 82nd AVENUE  
SURREY, B.C.  
V3W 3E9  
(604) 597-9189



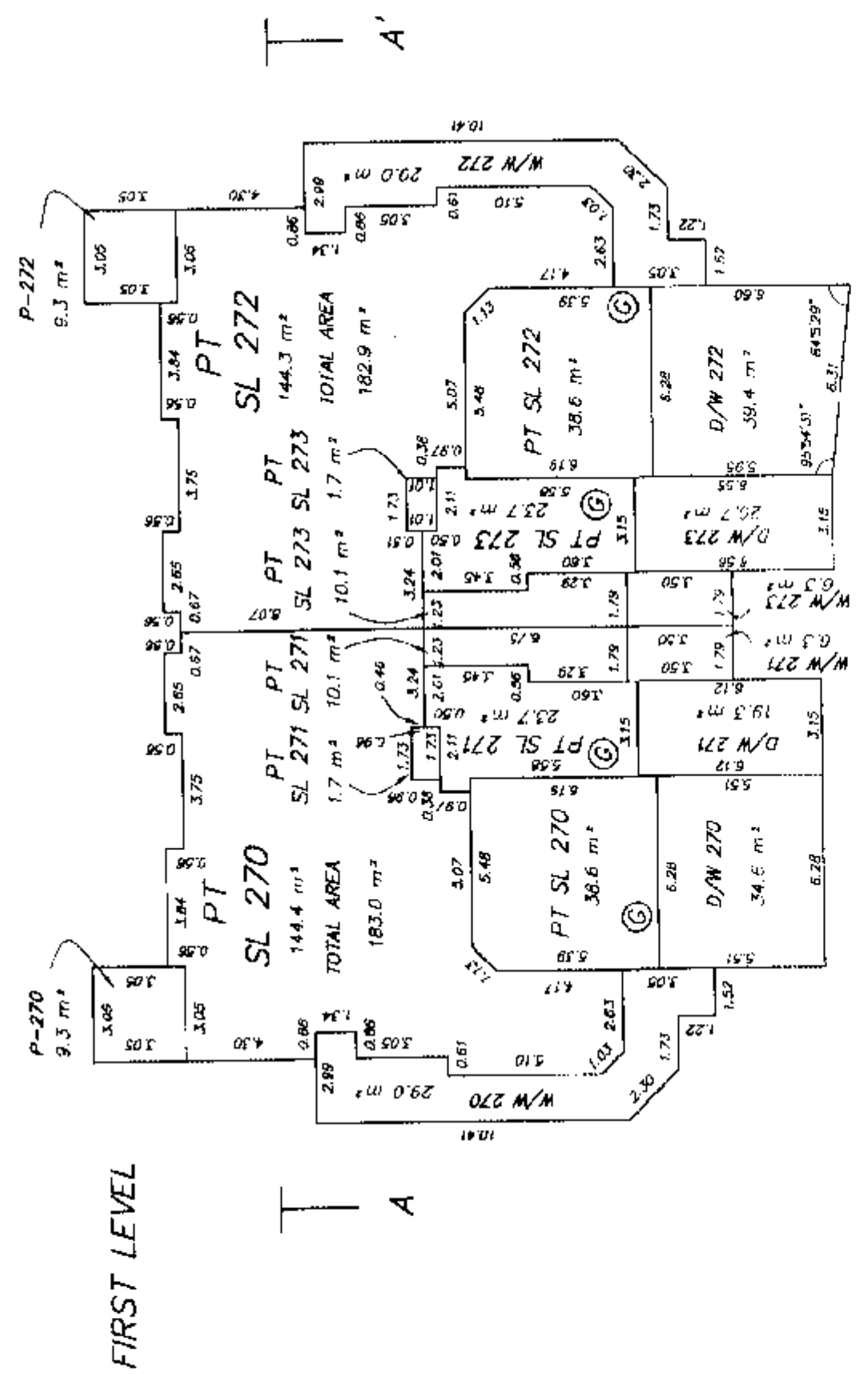
PHASE VIII  
17. 1997

FILE B135

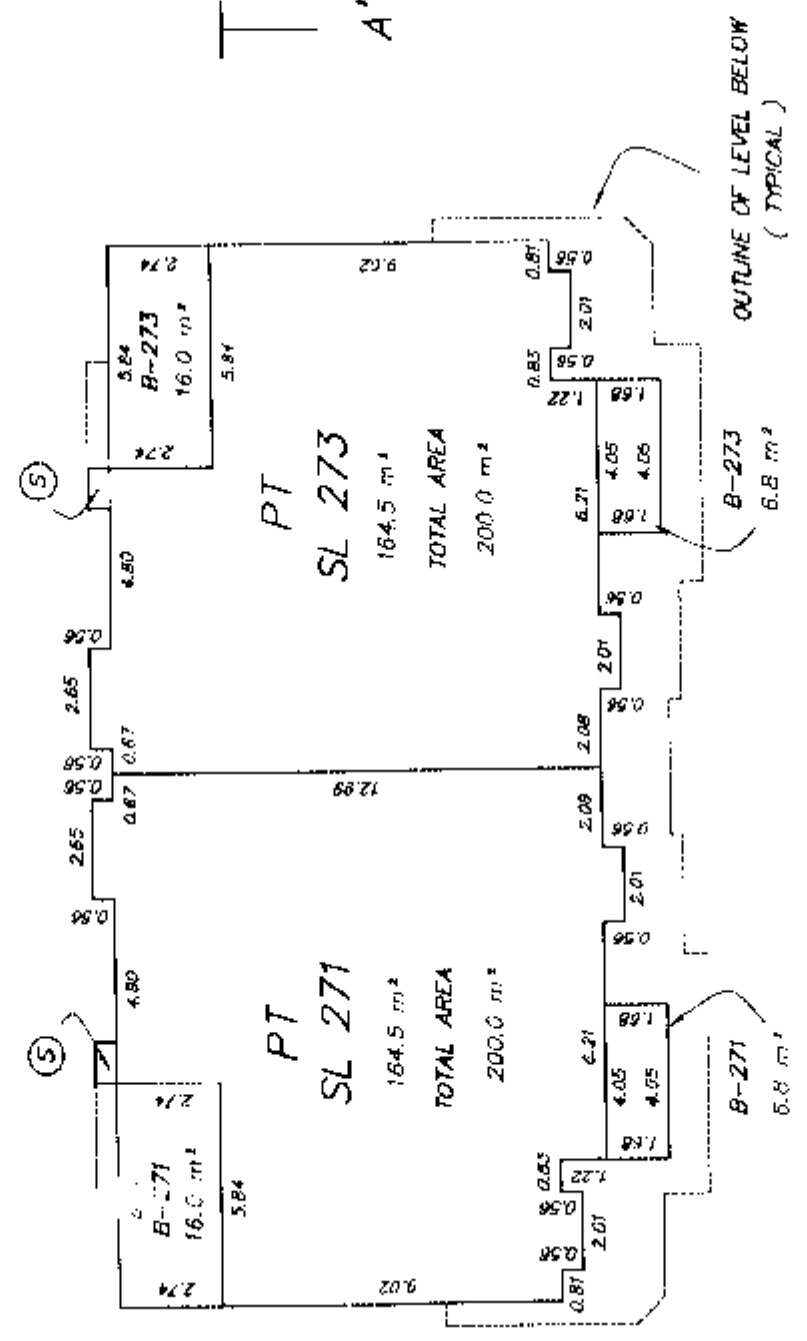
BLOCK 34

PHASE VIII : SHEET 7 OF 10 SHEETS

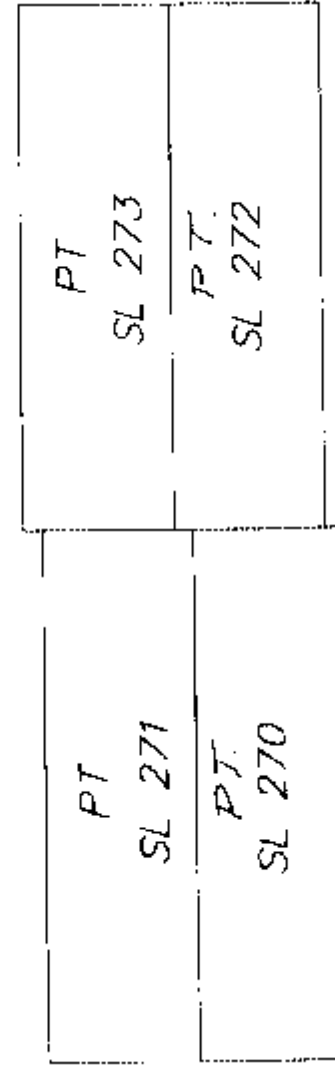
STRATA PLAN LMS 1416  
PHASE VIII



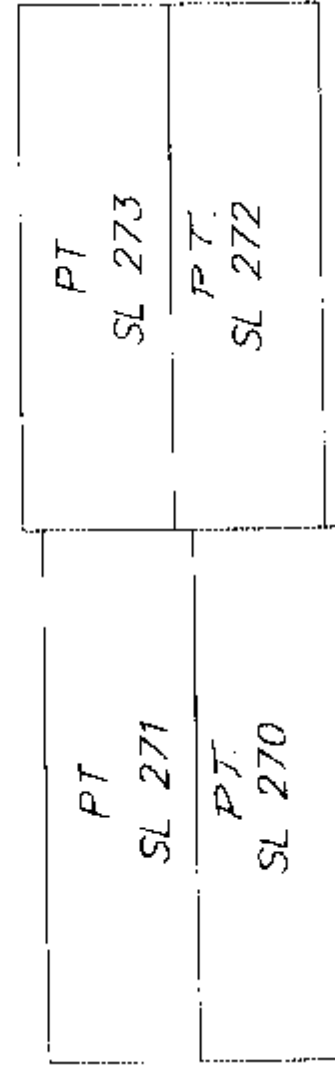
SECOND LEVEL



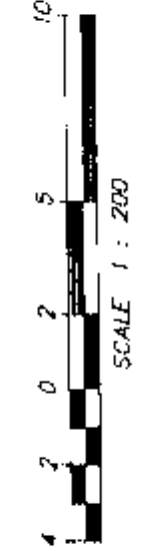
SECOND LEVEL



FIRST LEVEL



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



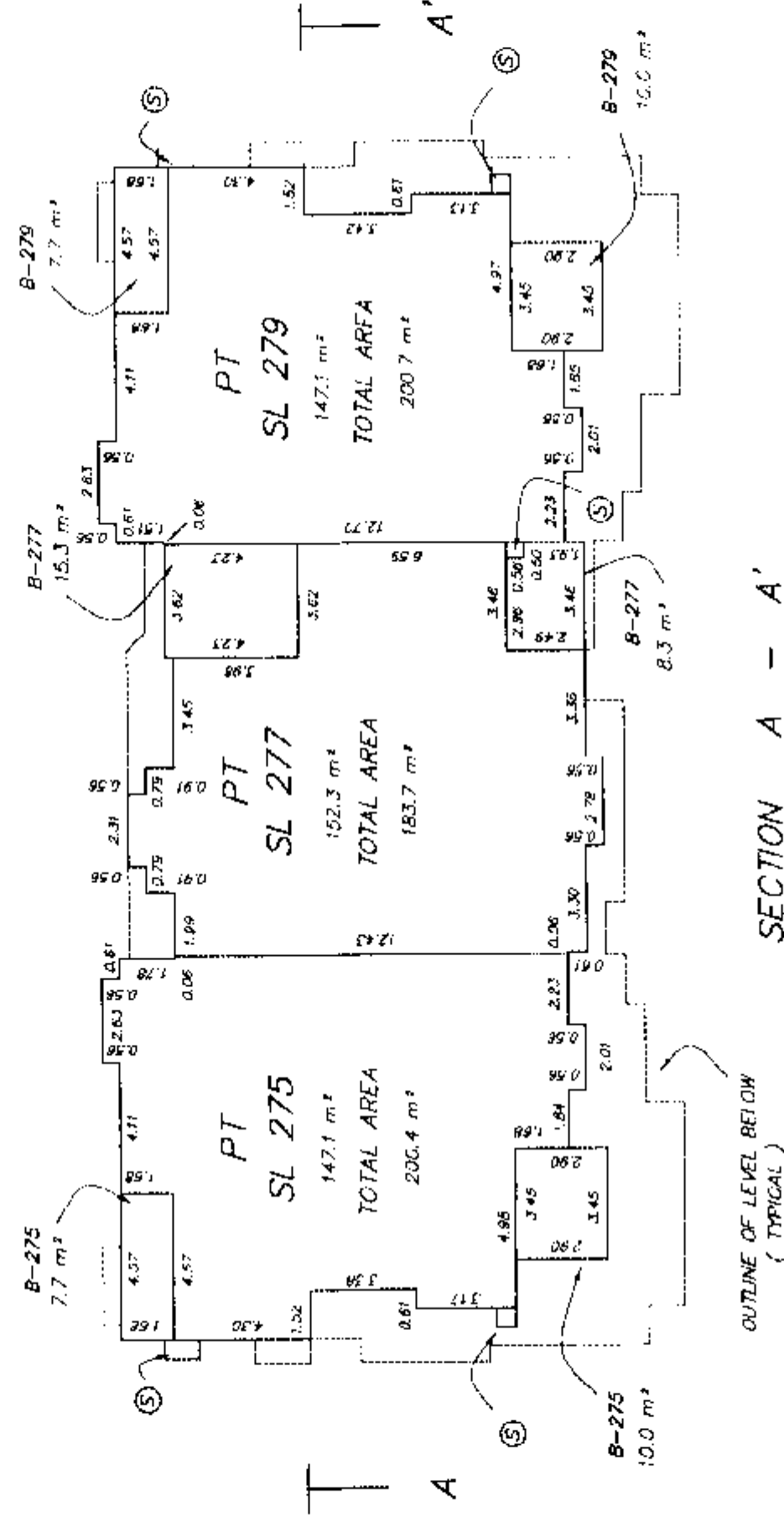
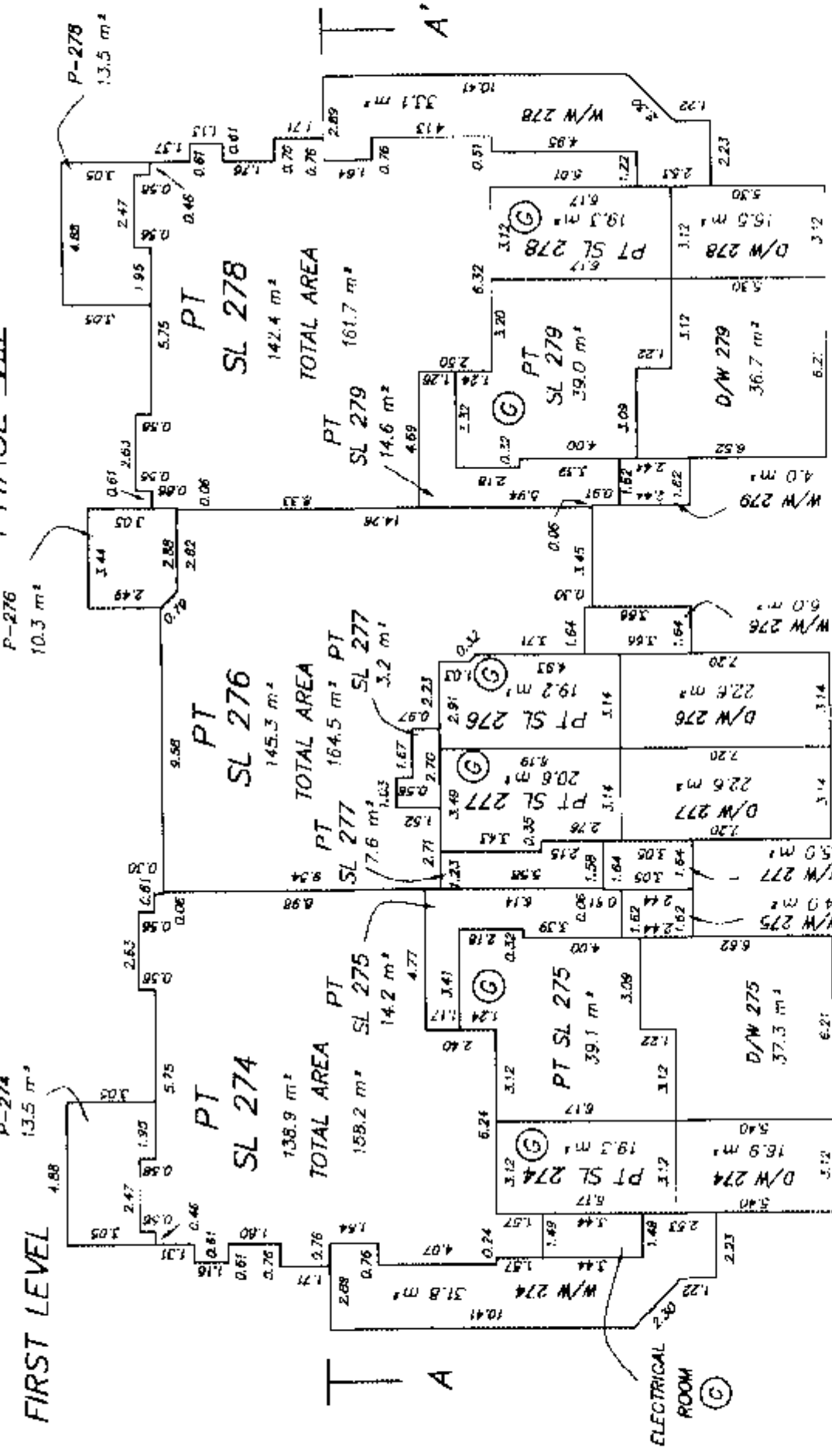
MURRAY & ASSOCIATES  
17. 1997

BLOCK 35

PHASE VIII: SHEET 8 OF 10 SHEETS

## STRATA PLAN LMS 1416

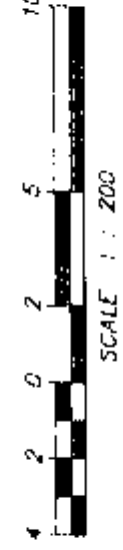
## PHASE VIII



|                 |              |              |              |
|-----------------|--------------|--------------|--------------|
| SECOND<br>LEVEL | PT<br>SL 275 | PT<br>SL 277 | PT<br>SL 279 |
| FIRST<br>LEVEL  | PT<br>SL 274 | PT<br>SL 276 | PT<br>SL 278 |

MURRAY & ASSOCIATES  
201-12448 B2nd AVENUE  
SURREY, B.C.  
V3W 3E9  
(604) 597-9189

Ray B.C.L.S.  
March 17, 1997



FILE 8135

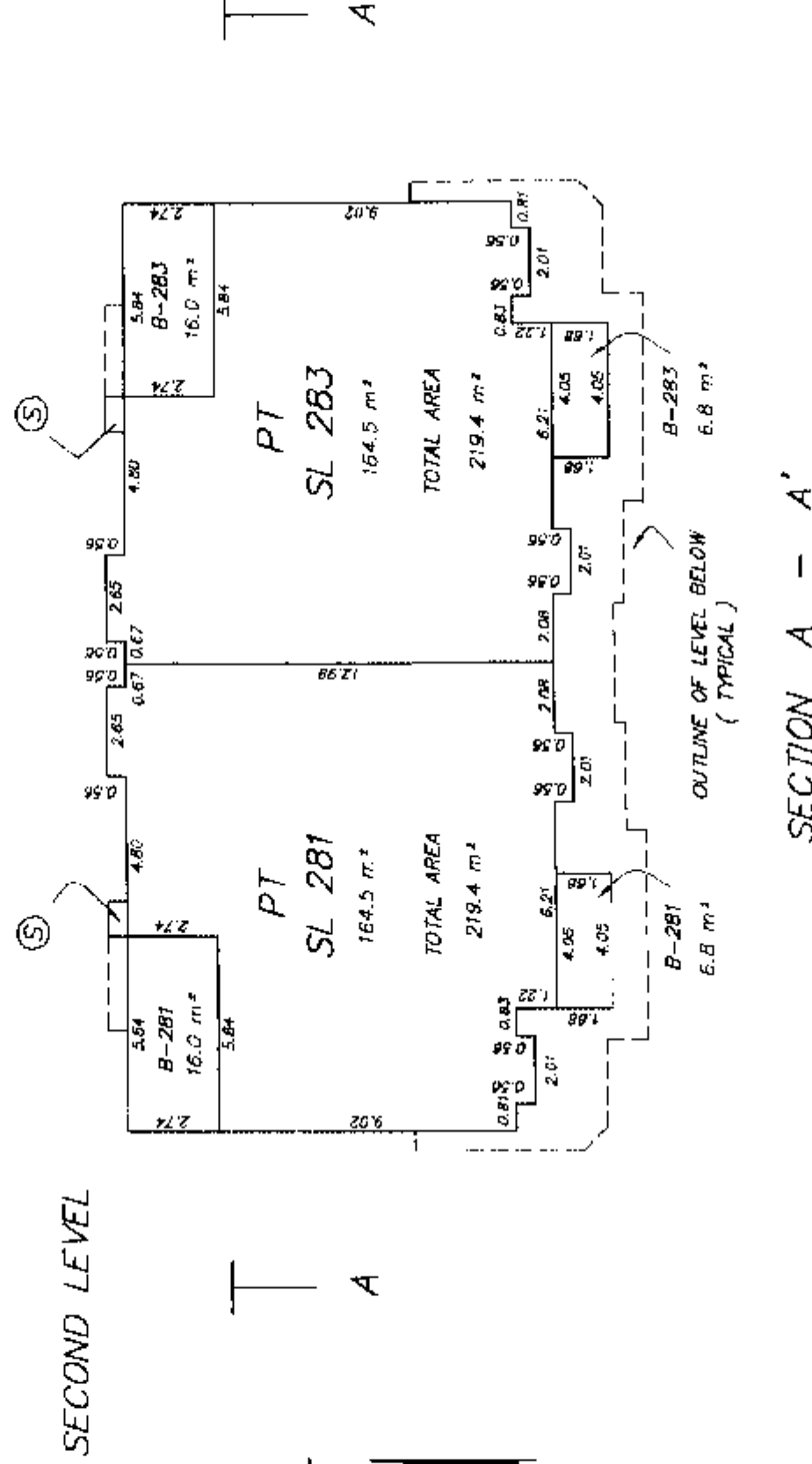
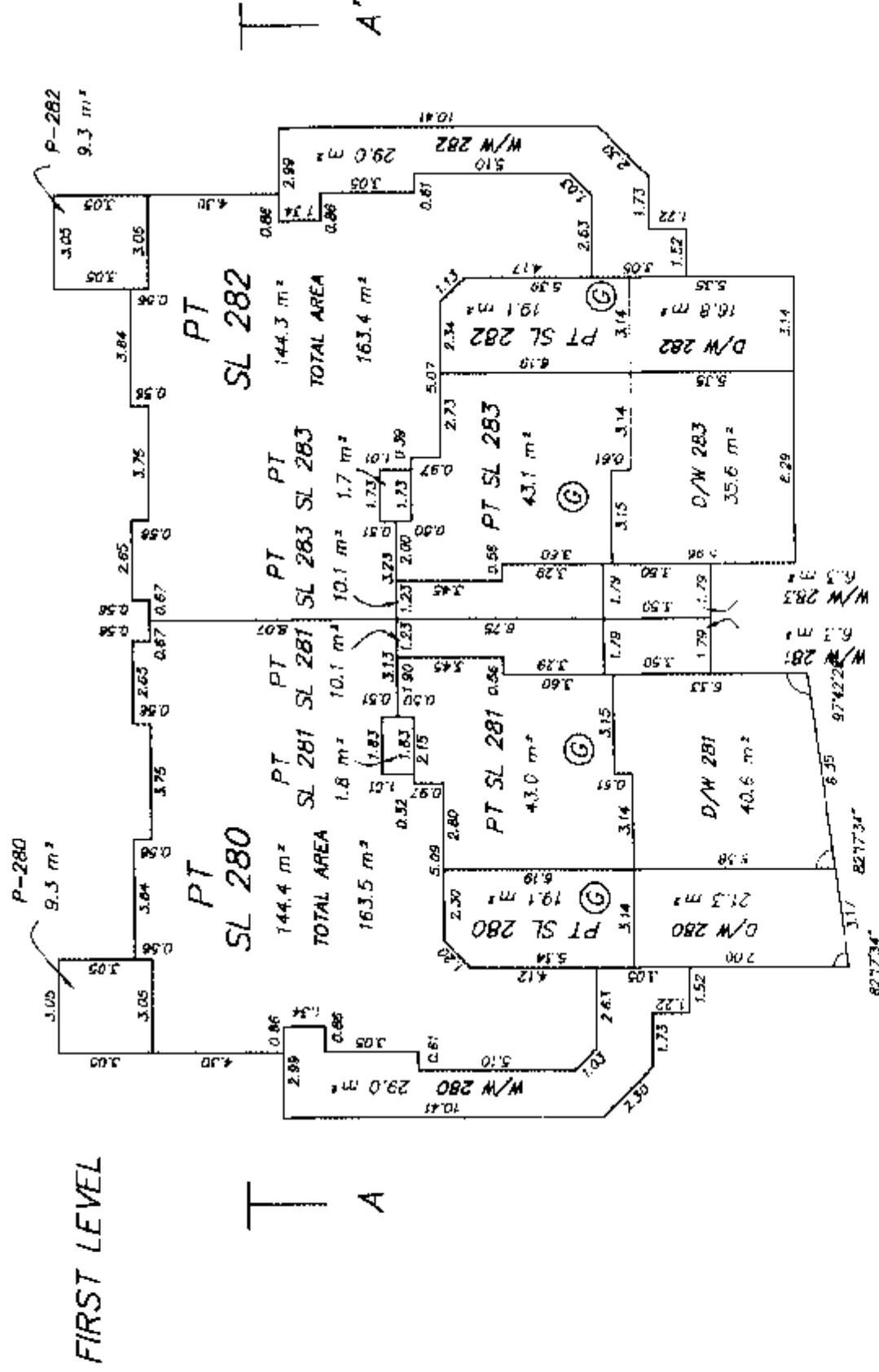


BLOCK 36

PHASE VIII : SHEET 9 OF 10 SHEETS

STRATA PLAN LMS 1416

PHASE VIII



|              |           |           |
|--------------|-----------|-----------|
| SECOND LEVEL | PT SL 281 | PT SL 283 |
| FIRST LEVEL  | PT SL 280 | PT SL 282 |

MURRAY & ASSOCIATES  
201-12448 92nd AVENUE  
SURREY, B.C.  
V3W 3E9  
(604) 597-9189



*12/10/97*  
B.C.L.S.  
MAY 17, 1997

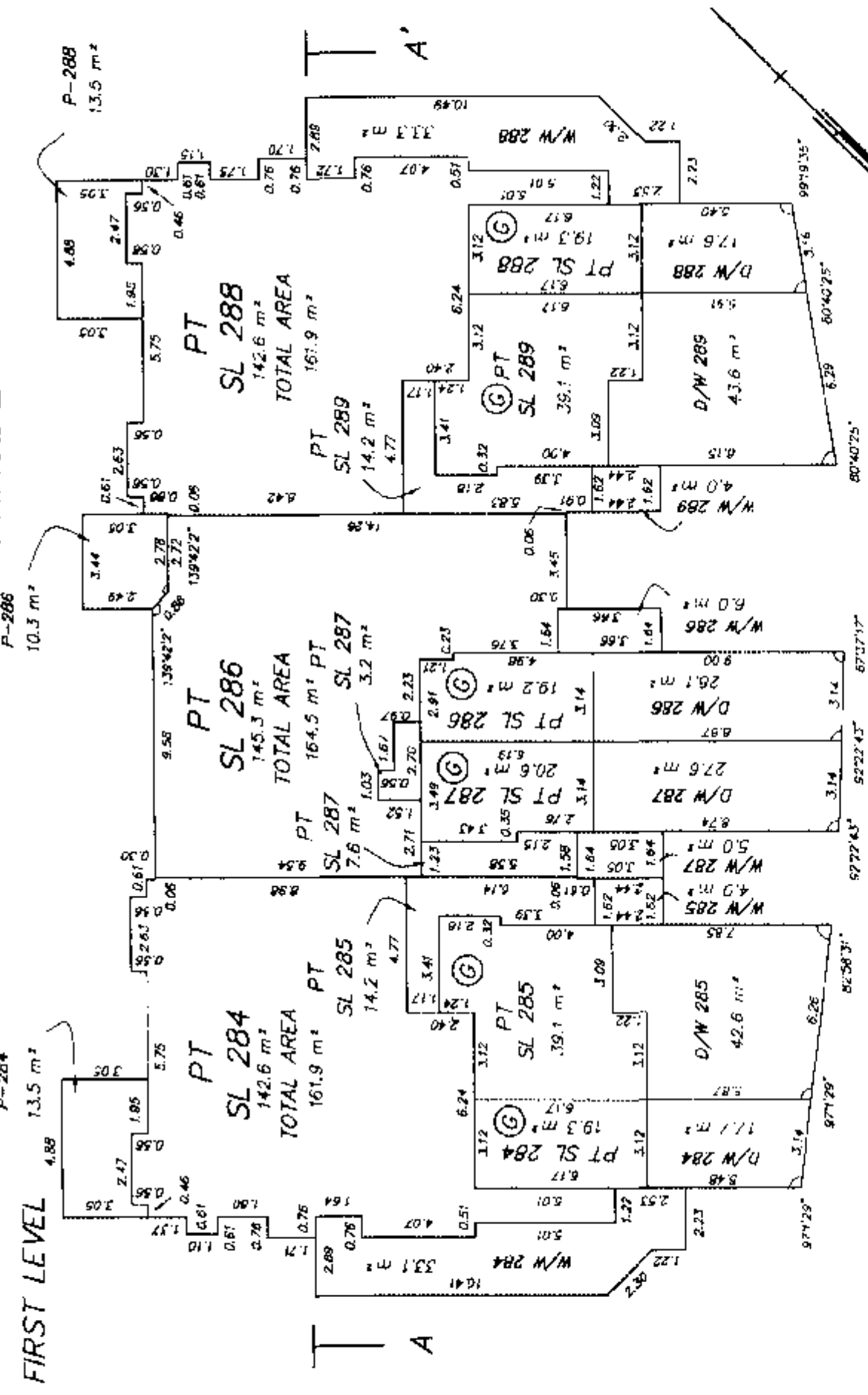
FILE 8135

BLOCK 37

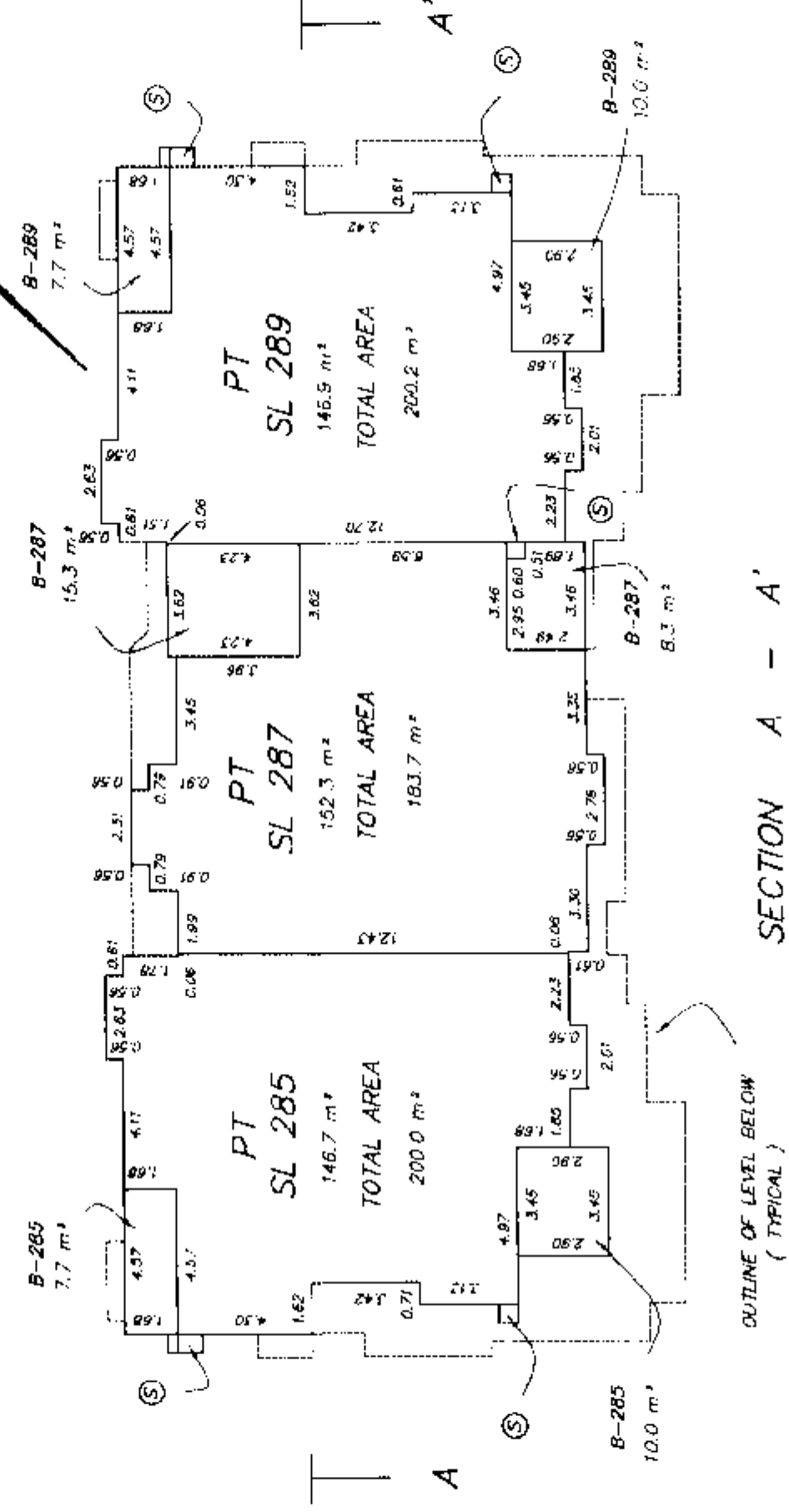
PHASE VIII : SHEET 10 OF 10 SHEETS

STRATA PLAN LMS 1416

PHASE VIII



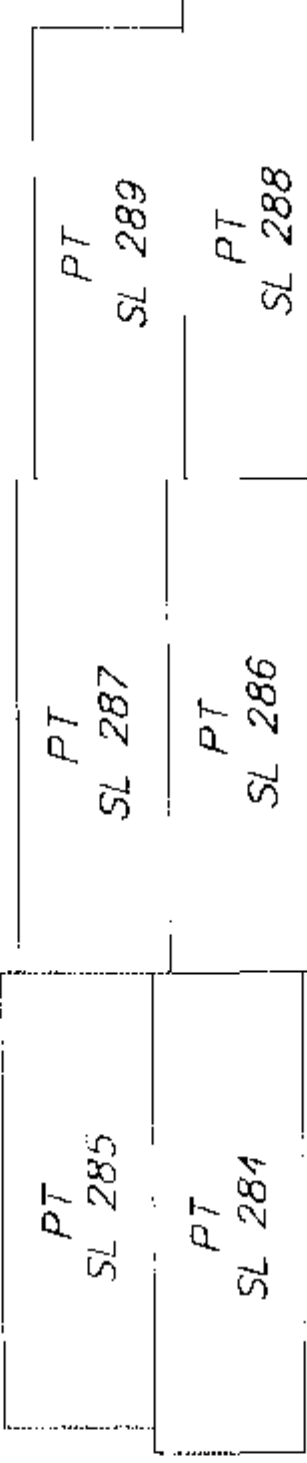
SECOND LEVEL



OUTLINE OF LEVEL BELOW  
( TYPICAL )

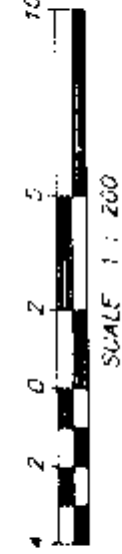
SECTION A - A'

SECOND LEVEL



FIRST LEVEL

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



SCALE 1 : 200

APPROVED BY B.C.L.S.  
MARCH 17, 1997

FILE 8135

STRATA PLAN OVER PART OF PARCEL " A ",

PLAN LMP 15733, EXCEPT :-

FIRSTLY : PHASE ONE, STRATA PLAN LMS 1416,

SECONDLY : PHASE TWO, STRATA PLAN LMS 1416,

THIRDLY : PHASE THREE, STRATA PLAN LMS 1416,

FOURTHLY : PHASE FOUR, STRATA PLAN LMS 1416,

FIFTHLY : PHASE FIVE, STRATA PLAN LMS 1416,

SIXTHLY : PHASE SIX, STRATA PLAN LMS 1416,

SEVENTHLY : PHASE SEVEN, STRATA PLAN LMS 1416,

EIGHTLY : PHASE EIGHT, STRATA PLAN LMS 1416,

ALL OF SECTION 16, TOWNSHIP 2,

NEW WESTMINSTER DISTRICT.

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

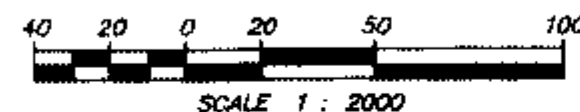
INTEGRATED SURVEY AREA No. 1 - SURREY

BEARINGS ARE GRID BEARINGS DERIVED FROM REF. PLAN LMP 15733

THIS PLAN SHOWS GROUND LEVEL MEASURED DISTANCES. PRIOR TO COMPUTATION OF U.T.M. CO-ORDINATES, MULTIPLY BY COMBINED FACTOR 0.9995068509

CIVIC ADDRESS :-  
"CHELSEA GARDENS"  
13888 - 70 th AVENUE  
SURREY B.C.  
V3W 0R9

ADDRESS FOR SERVICE  
OF DOCUMENTS ON THIS  
STRATA TITLE IS :-  
THE OWNERS  
C/O THE OWNERS,  
STRATA PLAN LMS 1416,  
112 - 12627 - 78 th AVENUE  
SURREY B.C.  
V3W 2V3



MURRAY & ASSOCIATES  
201-12448 82nd AVENUE  
SURREY, B.C.  
V3W 3E9  
(604) 587-9189

(CITY OF SURREY)

THIS PLAN LIES WITHIN THE  
GREATER VANCOUVER REGIONAL DISTRICT

CORRECTED THIS 28<sup>TH</sup> DAY  
OF APRIL, 1999

DEPUTY REGISTRAR  
AN 10/3/95

70 TH AVENUE

STRATA PLAN LMS 1416

PHASE IX

BL408188 - BL408221

DEPOSITED AND REGISTERED IN THE  
LAND TITLE OFFICE AT NEW WESTMINSTER  
BRITISH COLUMBIA, DATED THIS 3  
DAY OF DECEMBER 1997.

DEPUTY REGISTRAR

SL  
T  
P  
B  
PT  
INCL  
W/W  
D/W  
CH  
DENOTES STRATA LOT  
DENOTES SQUARE METRES  
DENOTES PATIO AREA  
DENOTES BALCONY  
DENOTES PART  
DENOTES COMMON PROPERTY  
DENOTES INCLUSIVE  
DENOTES GARAGE  
DENOTES WALK-WAY AREA  
DENOTES DRIVE-WAY AREA  
DENOTES CHIMNEY AREA

● DENOTES CONTROL MONUMENT FOUND  
● DENOTES STANDARD IRON POST FOUND

ALL DIMENSIONS ARE IN METRES  
ALL ANGLES ARE 45 OR 90 DEGREES  
UNLESS INDICATED OTHERWISE.

AREAS INDICATED AS P, B, W/W OR D/W  
ARE LIMITED COMMON PROPERTY APPURTENANT  
TO THE STRATA LOT INDICATED THUS :-  
P - 290, B - 291, W/W - 290 OR D/W - 290

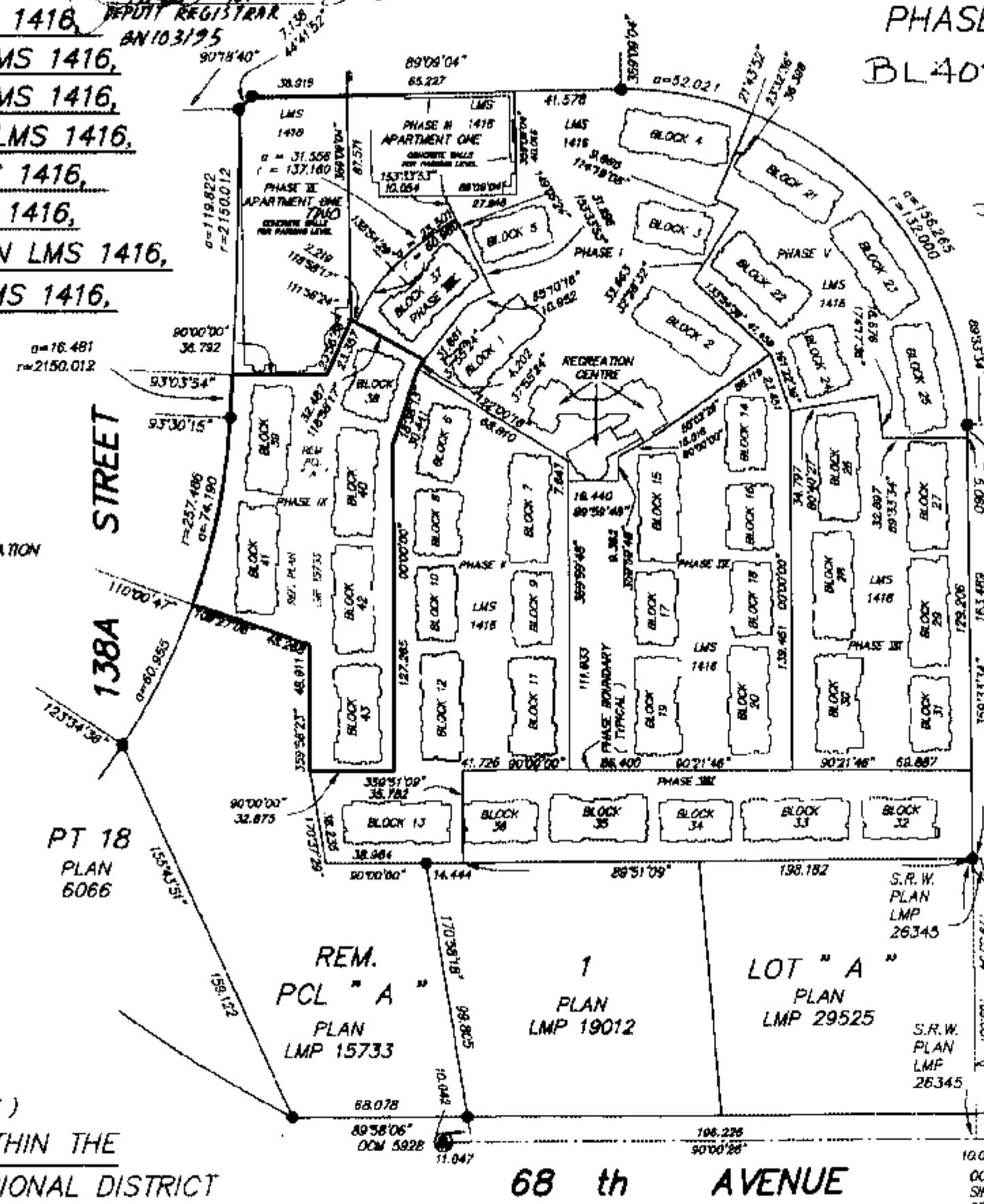
LIMITED COMMON PROPERTY IS NOT  
INCLUDED IN THE UNIT ENTITLEMENT.

CHIMNEY AREAS DENOTED ⑤ ARE  
COMMON PROPERTY.

GARAGE AREAS DENOTED ⑥ ARE PART  
OF THE STRATA LOT BUT ARE NOT INCLUDED  
IN THE UNIT ENTITLEMENT.

I, RAYMOND HAROLD JANZEN, OF DELTA,  
BRITISH COLUMBIA LAND SURVEYOR, HEREBY  
CERTIFY THAT THE BUILDING ERECTED  
ON THE PARCEL DESCRIBED ABOVE ARE  
WHOLLY WITHIN THE EXTERNAL BOUNDARIES OF  
THAT PARCEL. DATED AT SURREY, B.C. THIS  
10<sup>TH</sup> DAY OF OCTOBER, 1997.

B. C. L. S.



68 th AVENUE



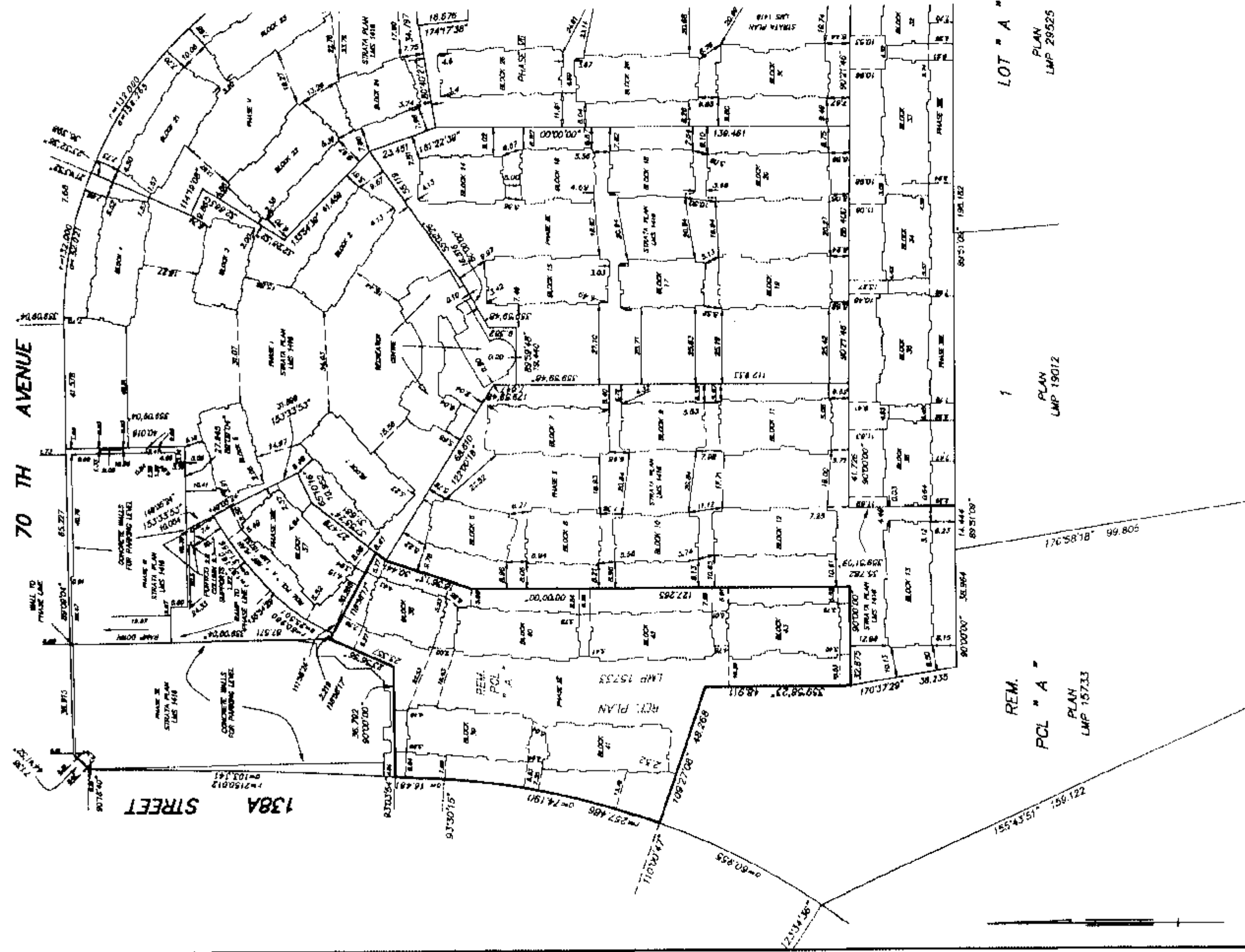
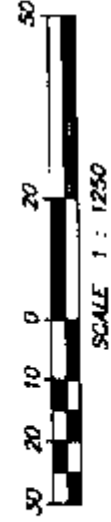
PHASE II: SHEET 2 OF 10 SHEETS

STRATA PLAN LMS 1416

LOCATION AND DIMENSION PLAN

FOR DIMENSIONS REFER TO FLOOR PLAN SHEETS

PHASE IX



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

12/10/97 B.C.L.S.  
10/01/97 October, 1997

CONDOMINIUM ACT

| SHEET<br>NUMBER | BLOCK<br>NUMBER | STRATA<br>LOT<br>NUMBER | AREA<br>m <sup>2</sup> | FORM 1                             | FORM 2                                      | FORM 3                          |
|-----------------|-----------------|-------------------------|------------------------|------------------------------------|---------------------------------------------|---------------------------------|
|                 |                 |                         |                        | SCHEDULE<br>OF UNIT<br>ENTITLEMENT | SCHEDULE OF<br>INTEREST UPON<br>DESTRUCTION | SCHEDULE<br>OF VOTING<br>RIGHTS |
| 5               | 38              | 290                     | 162.5                  | 1429                               | 2923                                        | 1                               |
| 5               | 38              | 291                     | 200.1                  | 1608                               | 2848                                        | 1                               |
| 5               | 38              | 292                     | 162.5                  | 1429                               | 2923                                        | 1                               |
| 5               | 38              | 293                     | 200.1                  | 1608                               | 2848                                        | 1                               |
| 7               | 40              | 294                     | 163.4                  | 1443                               | 2785                                        | 1                               |
| 7               | 40              | 295                     | 219.1                  | 1760                               | 3139                                        | 1                               |
| 7               | 40              | 296                     | 164.6                  | 1454                               | 2532                                        | 1                               |
| 7               | 40              | 297                     | 183.5                  | 1629                               | 2658                                        | 1                               |
| 7               | 40              | 298                     | 163.4                  | 1443                               | 2785                                        | 1                               |
| 7               | 40              | 299                     | 219.3                  | 1762                               | 3139                                        | 1                               |
| 9               | 42              | 300                     | 182.9                  | 1443                               | 3013                                        | 1                               |
| 9               | 42              | 301                     | 199.7                  | 1760                               | 2911                                        | 1                               |
| 9               | 42              | 302                     | 164.6                  | 1454                               | 2532                                        | 1                               |
| 9               | 42              | 303                     | 183.6                  | 1630                               | 2658                                        | 1                               |
| 9               | 42              | 304                     | 182.9                  | 1443                               | 3013                                        | 1                               |
| 9               | 42              | 305                     | 200.0                  | 1763                               | 2911                                        | 1                               |
| 10              | 43              | 306                     | 181.1                  | 1428                               | 2923                                        | 1                               |
| 10              | 43              | 307                     | 180.8                  | 1610                               | 2848                                        | 1                               |
| 10              | 43              | 308                     | 164.6                  | 1454                               | 2532                                        | 1                               |
| 10              | 43              | 309                     | 183.6                  | 1630                               | 2658                                        | 1                               |

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

PHASE IX: SECOND SHEET SHEET 3 OF 10 SHEETS

STRATA PLAN LMS 1416

## PHASE IX

| SHEET<br>NUMBER | BLOCK<br>NUMBER | STRATA<br>LOT<br>NUMBER | AREA<br>m <sup>2</sup> | FORM 1                             | FORM 2                                      | FORM 3                          |
|-----------------|-----------------|-------------------------|------------------------|------------------------------------|---------------------------------------------|---------------------------------|
|                 |                 |                         |                        | SCHEDULE<br>OF UNIT<br>ENTITLEMENT | SCHEDULE OF<br>INTEREST UPON<br>DESTRUCTION | SCHEDULE<br>OF VOTING<br>RIGHTS |
| 10              | 43              | 310                     | 181.1                  | 1428                               | 2923                                        | 1                               |
| 10              | 43              | 311                     | 181.1                  | 1613                               | 2848                                        | 1                               |
| 6               | 39              | 312                     | 163.4                  | 1443                               | 2911                                        | 1                               |
| 6               | 39              | 313                     | 219.5                  | 1764                               | 2848                                        | 1                               |
| 6               | 39              | 314                     | 164.6                  | 1455                               | 2405                                        | 1                               |
| 6               | 39              | 315                     | 183.5                  | 1629                               | 2532                                        | 1                               |
| 6               | 39              | 316                     | 163.4                  | 1443                               | 2911                                        | 1                               |
| 6               | 39              | 317                     | 219.2                  | 1761                               | 2848                                        | 1                               |
| 8               | 41              | 318                     | 182.8                  | 1443                               | 2658                                        | 1                               |
| 8               | 41              | 319                     | 200.1                  | 1764                               | 2911                                        | 1                               |
| 8               | 41              | 320                     | 164.7                  | 1455                               | 2405                                        | 1                               |
| 8               | 41              | 321                     | 183.4                  | 1628                               | 2532                                        | 1                               |
| 8               | 41              | 322                     | 183.0                  | 1443                               | 2658                                        | 1                               |
| 8               | 41              | 323                     | 199.7                  | 1762                               | 2911                                        | 1                               |
| PREVIOUS PHASES |                 |                         | 45 498.0               | 370 012                            | 747 376                                     | 289                             |
| AGGREGATE       |                 |                         | 51 749.8               | 423 219                            | 842 258                                     | 323                             |

*[Signature]* B.C.L.S.  
10 October, 1997



CONDOMINIUM ACT

PHASE IX: SECOND SHEET SHEET 4 OF 10 SHEETS

STRATA PLAN LMS 1416

PHASE IX

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 OATHDECLARED BEFORE ME  
AT VANCOUVER  
IN THE PROVINCE OF B.C.  
THIS 17 DAY OF NOVEMBER  
1997CHELSEA GARDENS  
PARTNERSHIPPer: Geoff Wensel  
Per: Geoff WenselA NOTARY PUBLIC IN AND FOR THE PROVINCE OF BRITISH COLUMBIA  
A COMMISSIONER FOR TAKING AFFIDAVITS WITHIN BRITISH COLUMBIAFRANK'S REALTY  
REGISTERED SELLERS  
1500-1040 WEST GEORGE ST,  
VANCOUVER, B.C.APPROVED AS PHASE IX OF A X PHASE  
STRATA PLAN UNDER THE CONDOMINIUM ACT.  
DATED THIS 12 DAY OF November 1997.Nicholas Lai  
APPROVING OFFICER FOR THE  
CITY OF SURREYACCEPTED AS TO FORMS 1, 2, AND 3.  
DATED THIS 1st DAY OF December 1997.Greg B.  
SUPERINTENDENT OF REAL ESTATEMURRAY & ASSOCIATES  
201-12448 82nd AVENUE  
SURREY, B.C.  
V3W 3E9  
(604) 597-9189AS TO OWNERS  
328243 B.C. LTD.  
( INCORPORATION No. 328243 )Mike Fujii  
AUTHORIZED SIGNATORY  
(PRINT NAME CLEARLY NEAR SIGNATURE)Michiko Fujii  
AUTHORIZED SIGNATORY  
(PRINT NAME CLEARLY NEAR SIGNATURE)Geoff Wensel Geoff Wensel  
WITNESS AS TO BOTH SIGNATURES AUTHORIZED SIGNATORY  
(PRINT NAME CLEARLY NEAR SIGNATURE)  
12480 BRUNSWICK PLACE - RICHMOND  
ADDRESSVICE PRESIDENT - PRIME PROJECTS INC.  
OCCUPATIONTHE CITY OF SURREY, AS HOLDER OF COVENANT  
CHARGE BG368129, HEREBY CONSENTS  
TO THE FILING OF THIS STRATA PLAN.Douglas McCallum  
MAYOR / ( AUTHORIZED SIGNATORY ) DOUG MC CALLUMDonna Kenny  
CLERK / ( AUTHORIZED SIGNATORY ) DONNA KENNYWitness  
WITNESS AS TO BOTH SIGNATURES  
(PRINT NAME CLEARLY NEAR SIGNATURE)

ADDRESS

OCCUPATION

AS TO MORTGAGE AND ASSIGNMENT OF RENTS  
VANCOUVER CITY SAVINGS CREDIT UNIONStuart Leslie  
AUTHORIZED SIGNATORY  
(PRINT NAME CLEARLY NEAR SIGNATURE)John Grant  
AUTHORIZED SIGNATORY  
(PRINT NAME CLEARLY NEAR SIGNATURE)Sandra Brown  
WITNESS AS TO BOTH SIGNATURES  
(PRINT NAME CLEARLY NEAR SIGNATURE)183 TERMINAL AVENUE, VANCOUVER  
ADDRESSSENIOR LOANS ADMINISTRATOR  
OCCUPATION1074 October 1997  
B. C. L. S.

PHASE IX : SHEET 5 OF 10 SHEETS

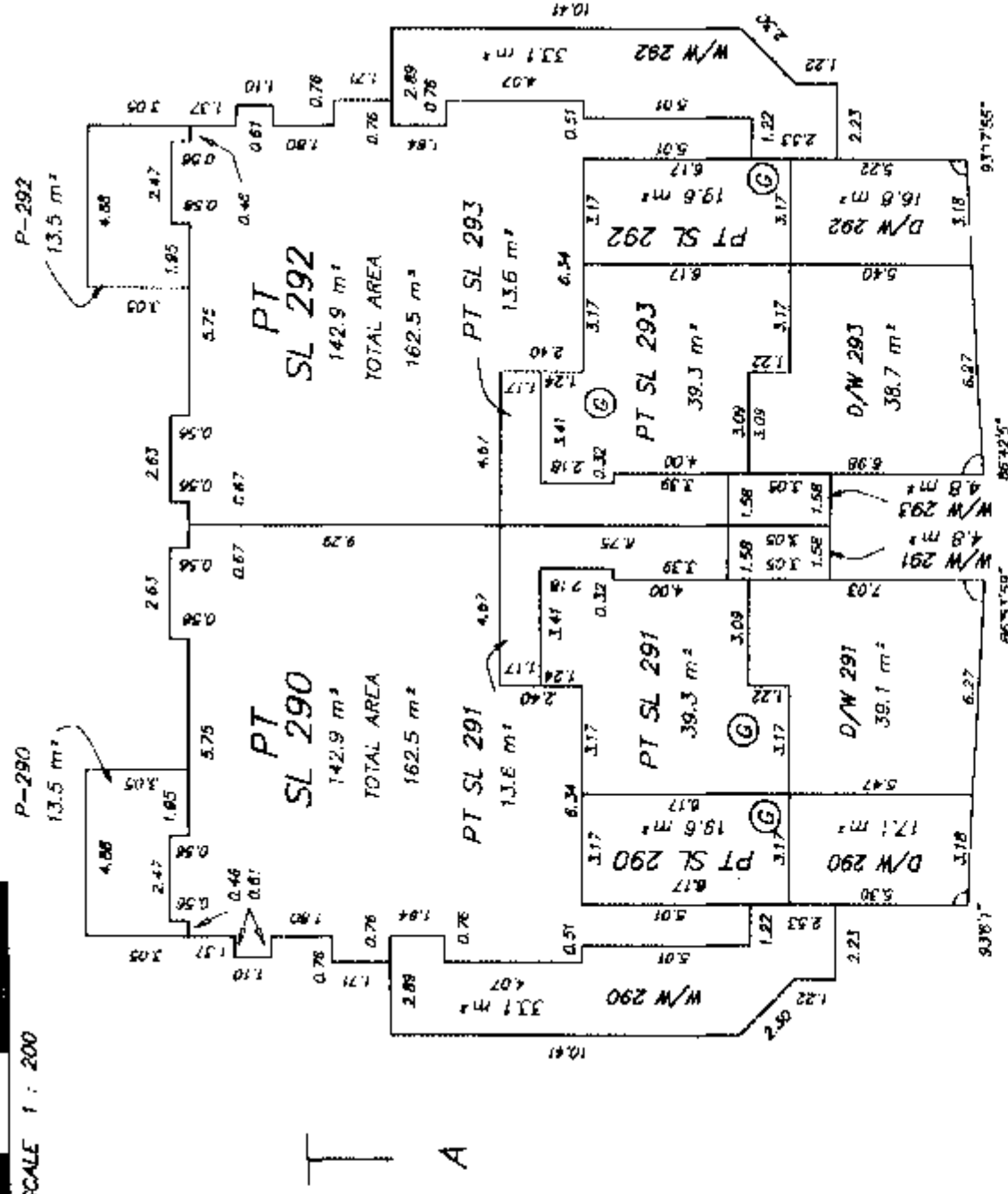
BLOCK 38

STRATA PLAN LMS 1416

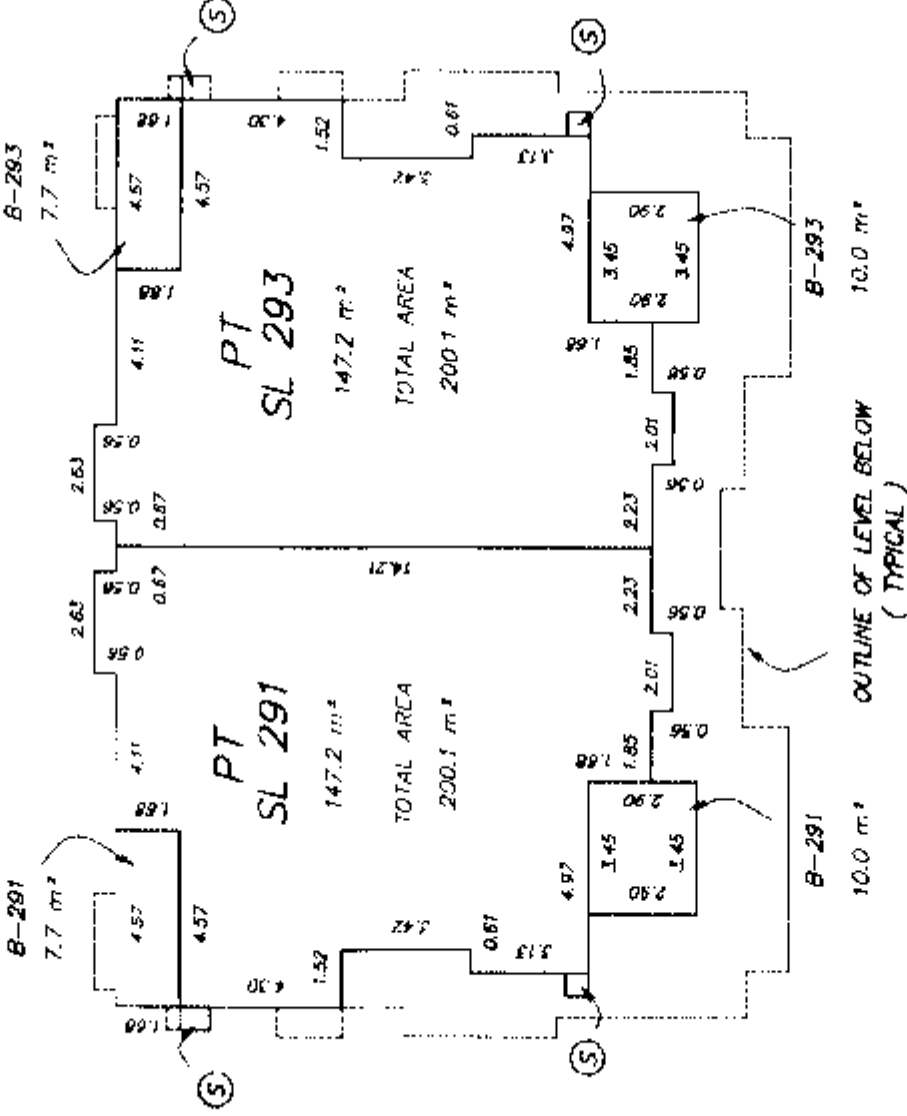
PHASE IX



FIRST LEVEL



SECOND LEVEL



SECTION

SECOND LEVEL  
FIRST LEVEL

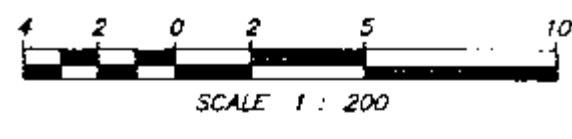
|           |           |
|-----------|-----------|
| PT SL 291 | PT SL 293 |
| PT SL 290 | PT SL 292 |

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

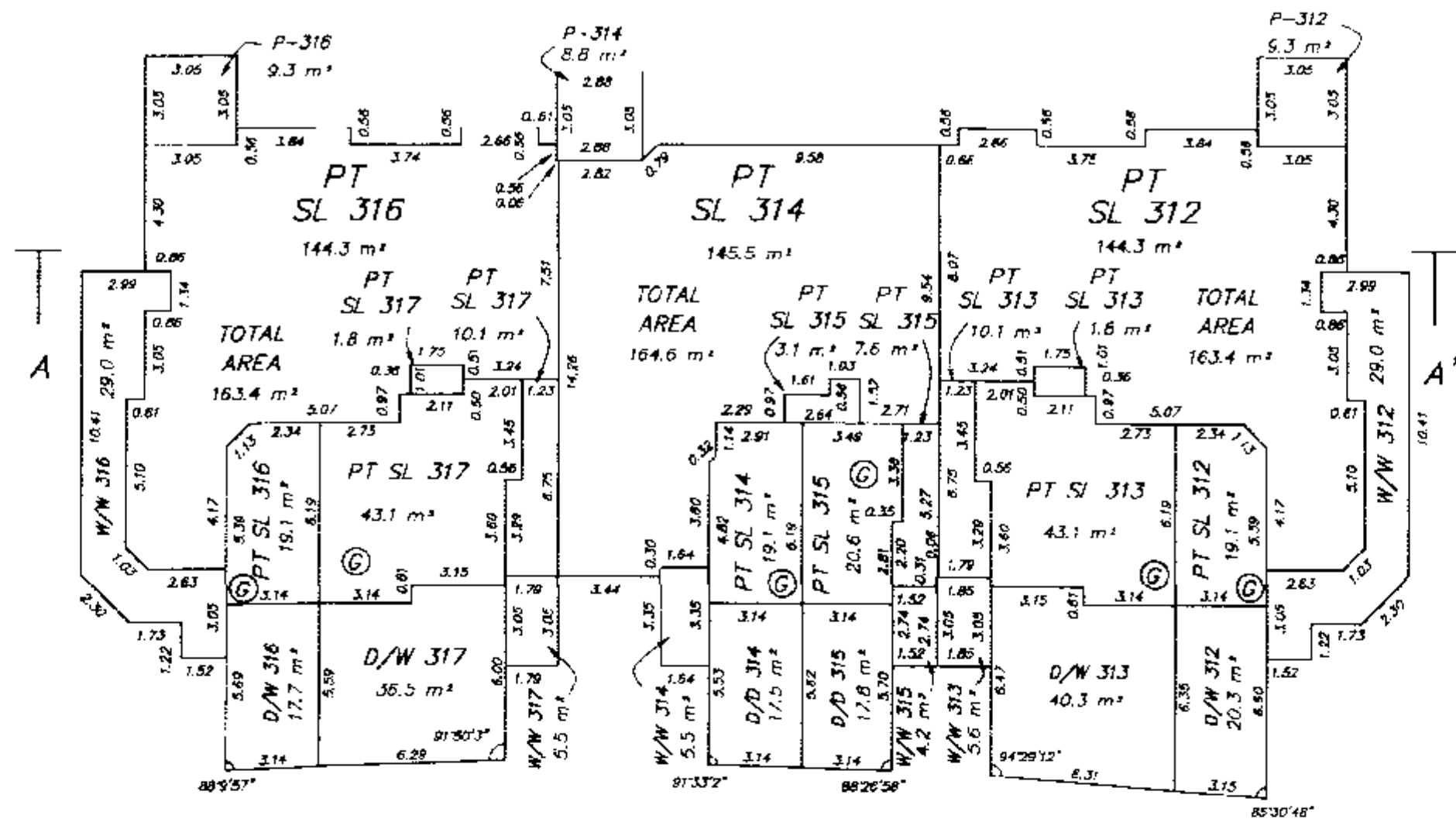
RD B.C.L.S.  
10 October, 1997

FILE 8135

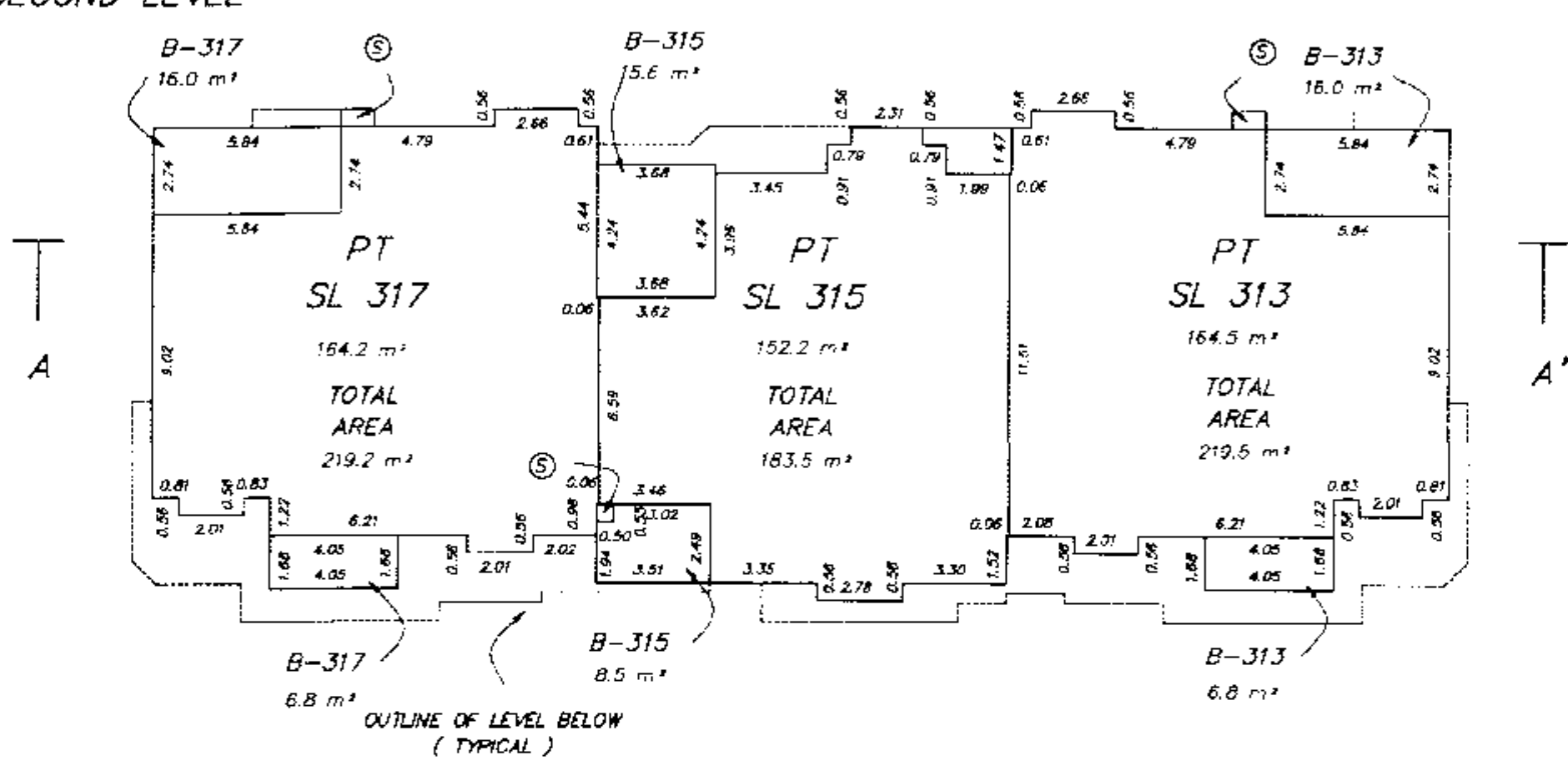
BLOCK 39  
FIRST LEVEL



STRATA PLAN LMS 1416  
PHASE IX



SECOND LEVEL



SECTION

|              |              |       |              |              |
|--------------|--------------|-------|--------------|--------------|
| SECOND LEVEL | PT<br>SL 317 | B-315 | PT<br>SL 315 | PT<br>SL 313 |
| FIRST LEVEL  | PT<br>SL 316 |       | PT<br>SL 314 | PT<br>SL 312 |

SECTION A - A'

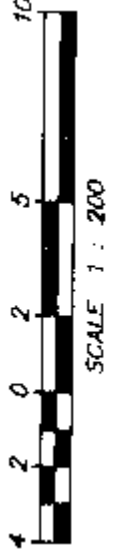
MURRAY & ASSOCIATES  
201-12448 B2nd AVENUE  
SURREY, B.C.  
V3W 3E9  
(604) 597-9189

10 October, 1997



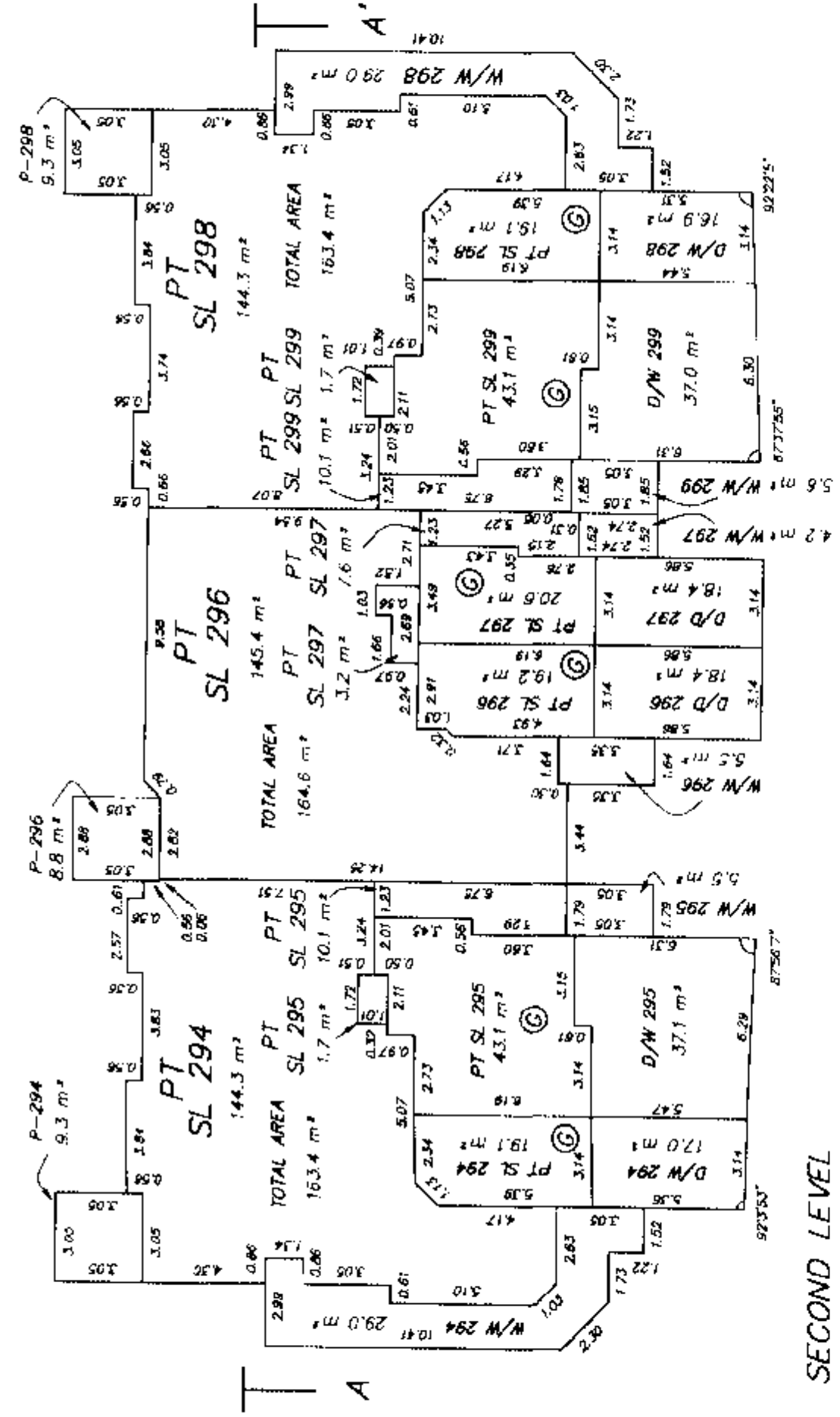
PHASE IX: SHEET 7 OF 10 SHEETS

STRATA PLAN LMS 1416  
PHASE IX

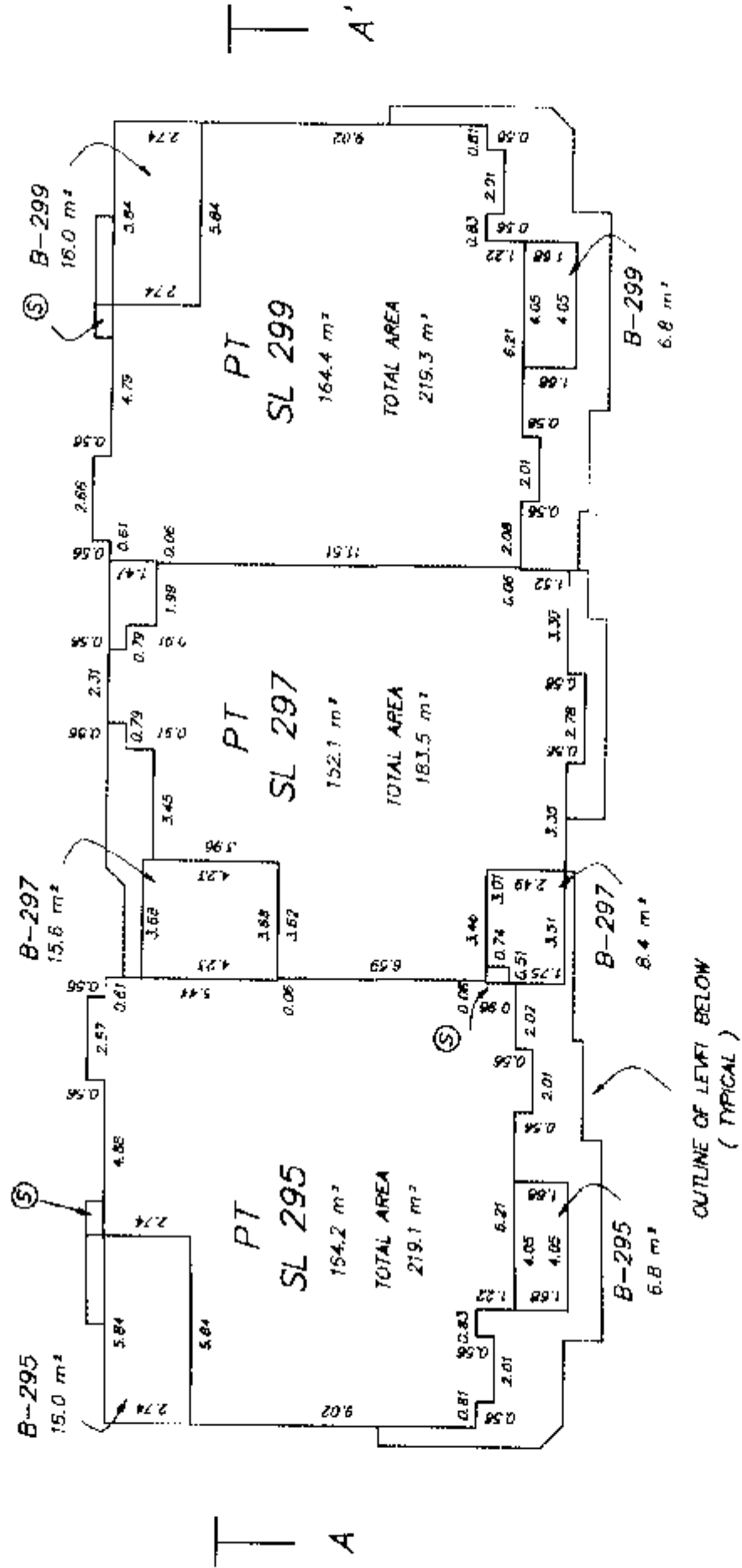


SCALE 1 : 200

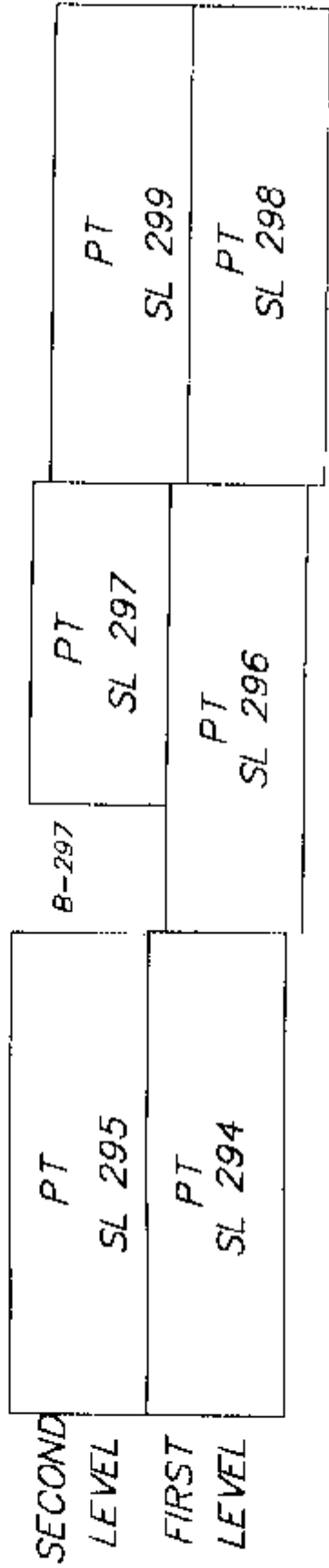
BLOCK 40  
FIRST LEVEL



SECOND LEVEL



SECTION



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

SECTION A - A'

10-20-1997 B.C.L.S.  
10-20-1997 October, 1997

FILE 8135

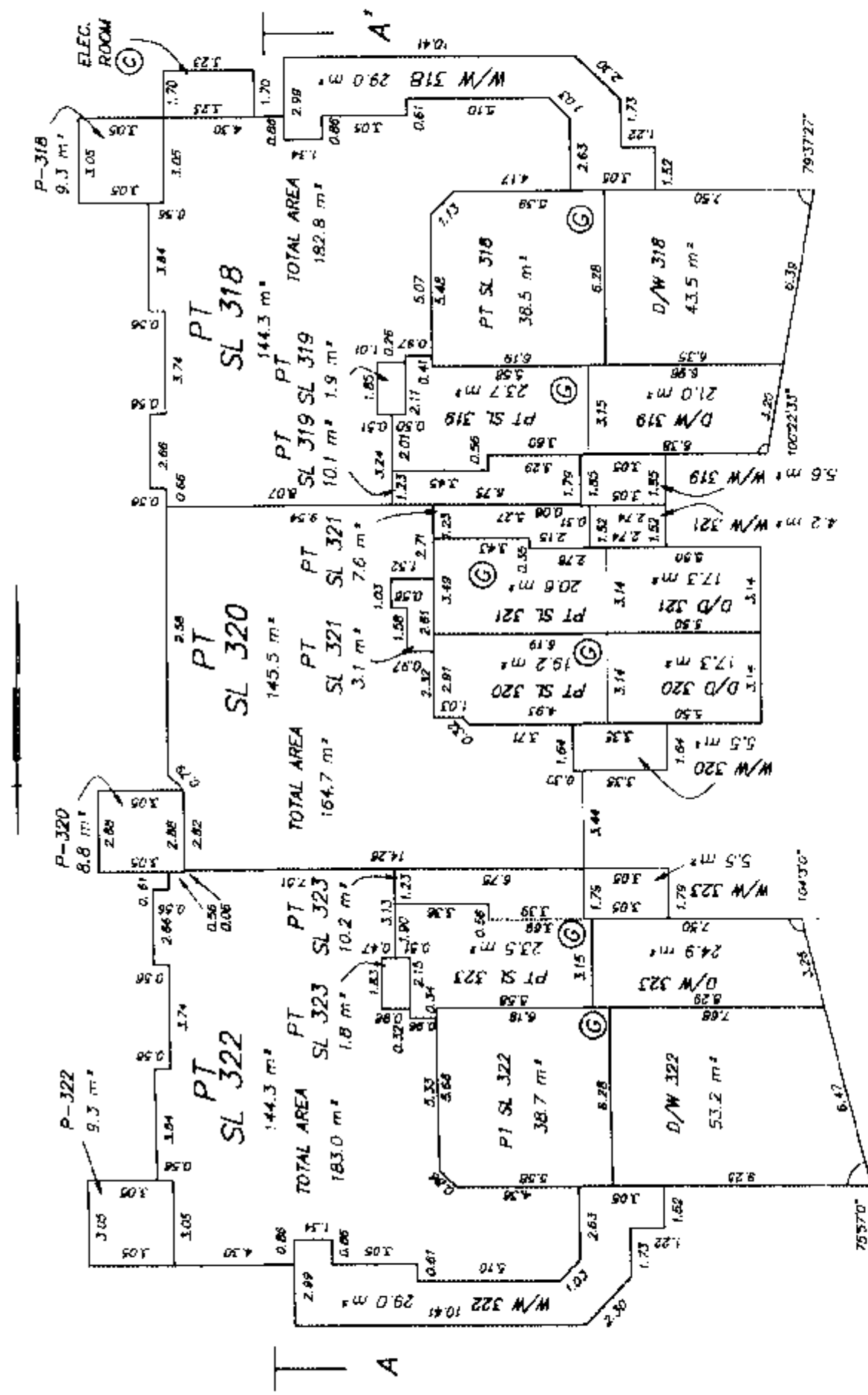
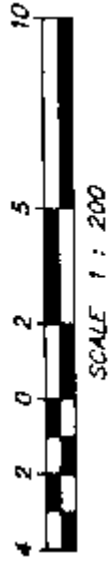
PHASE IX: SHEET B OF 10 SHEETS

BLOCK 41

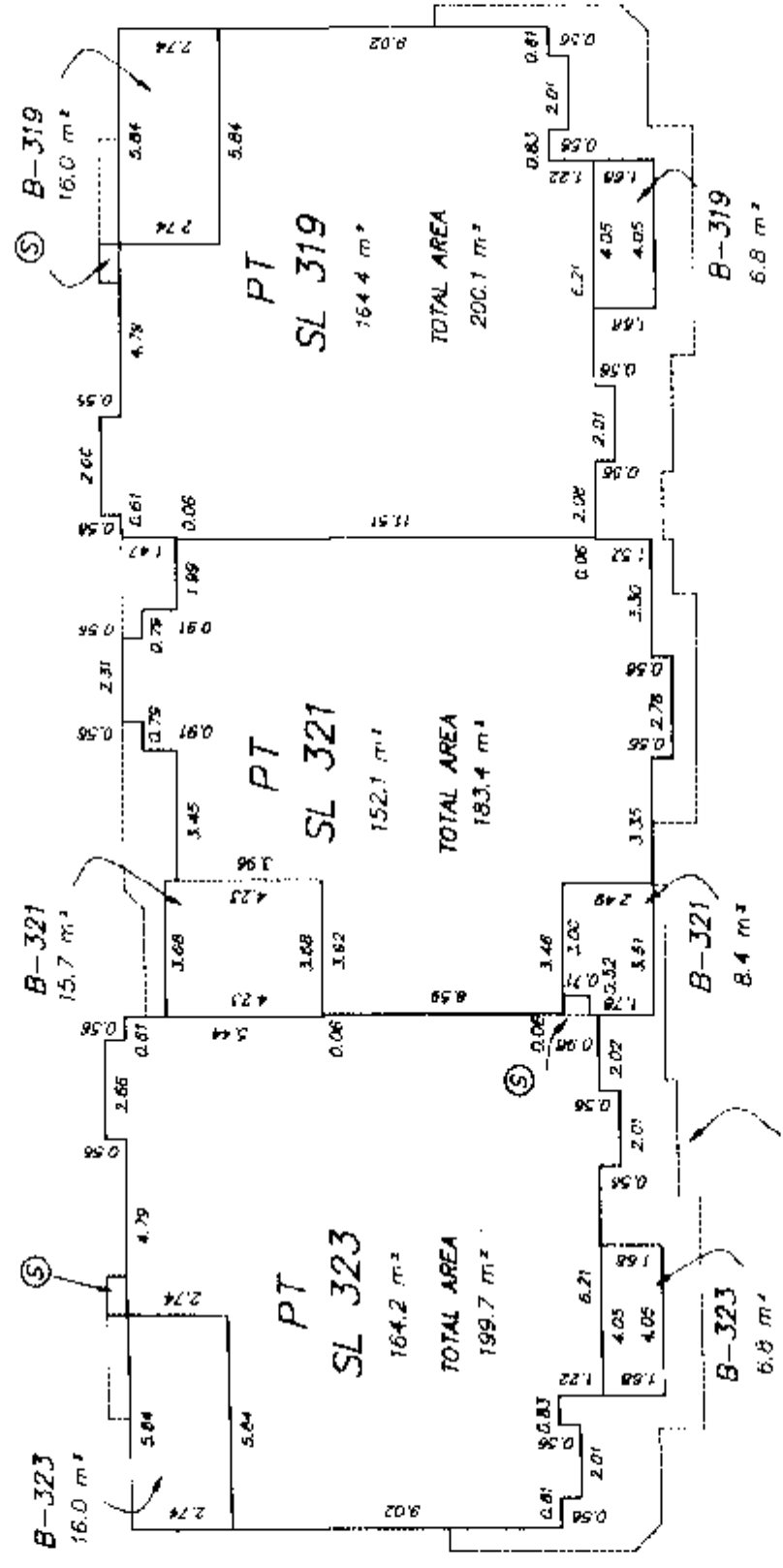
STRATA PLAN LMS 1416

FIRST LEVEL

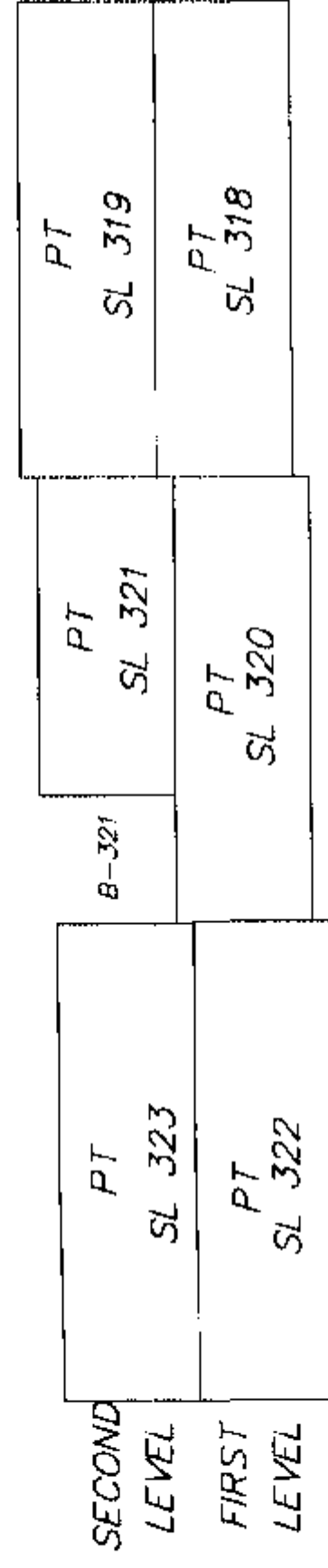
PHASE IX



SECOND LEVEL



SECTION (TYPICAL)



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

SECTION A - A'

DATE: 10 October, 1997  
BY: B.C.L.S.

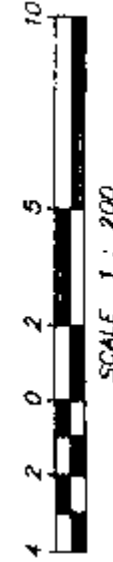
FILE 8135

PHASE IX : SHEET 9 OF 10 SHEETS

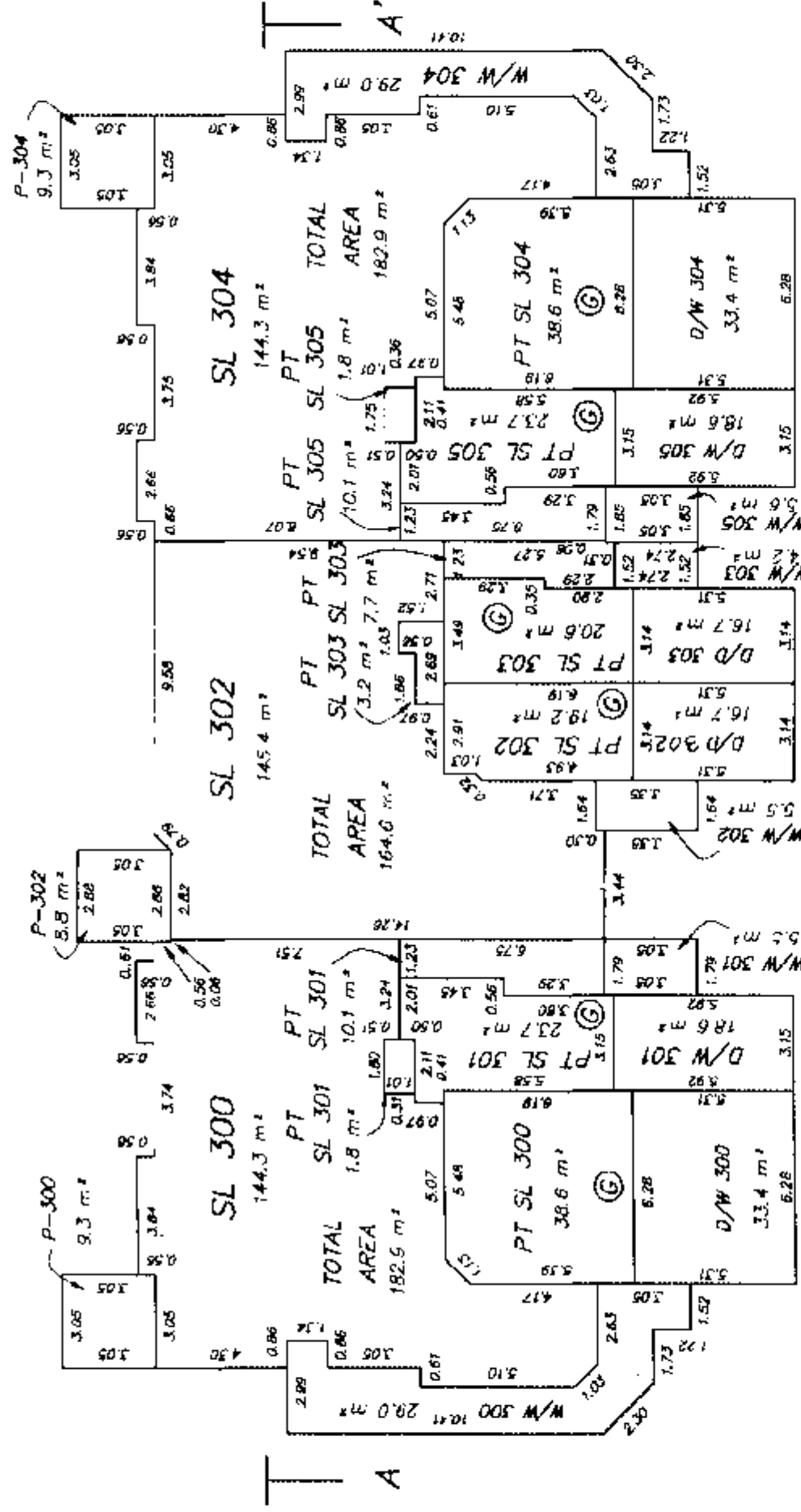
STRATA PLAN LMS 1416  
PHASE IX

BLOCK 42

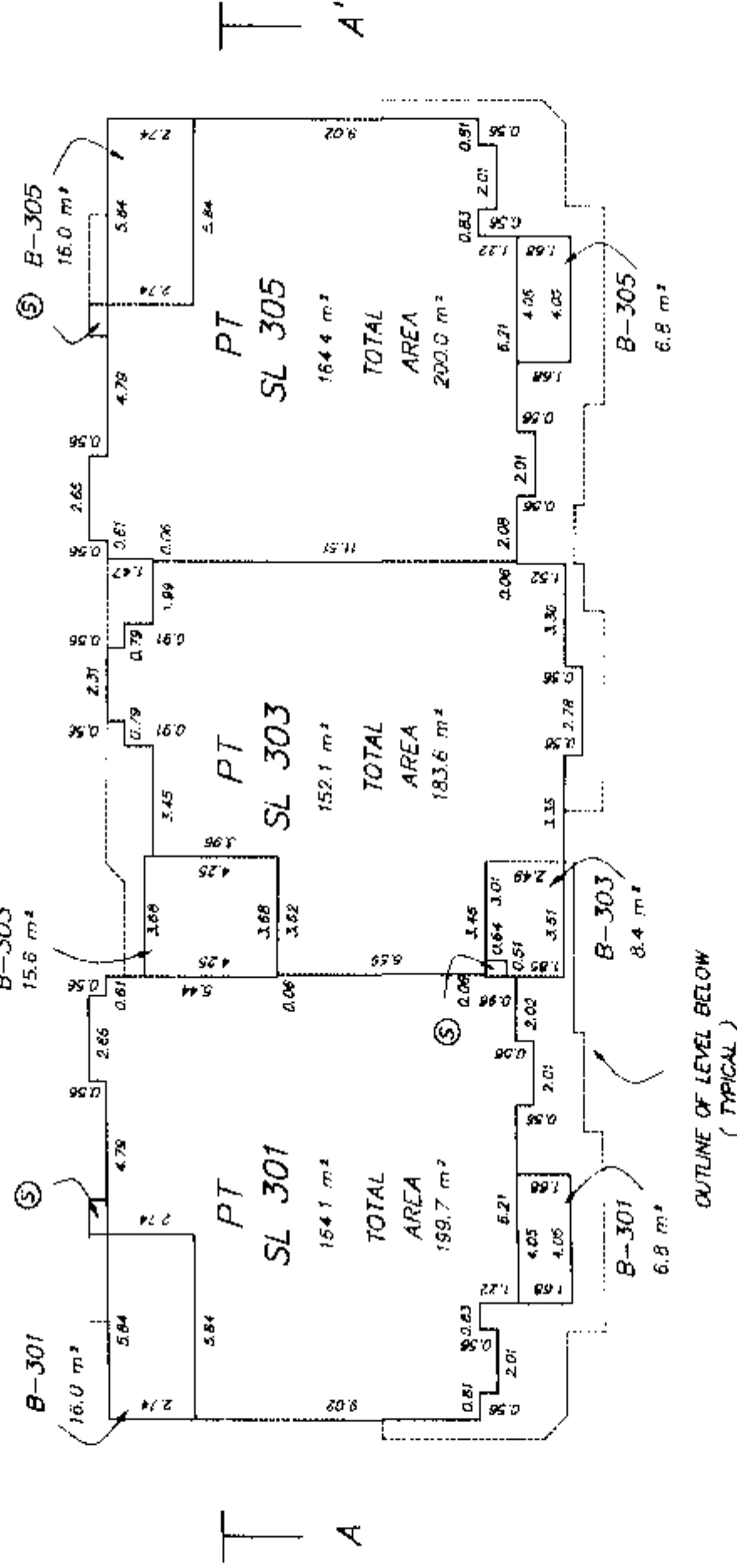
FIRST LEVEL



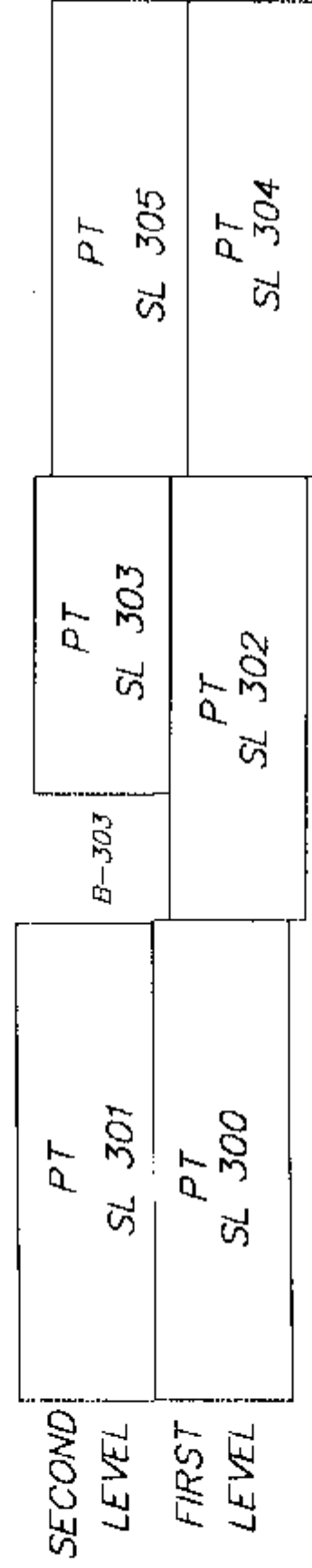
SCALE 1 : 200



SECOND LEVEL



SECTION



MURRAY & ASSOCIATES  
201-12448 B2nd AVENUE  
SURREY, B.C.  
V3W 3E9  
(604) 597-9189

SECTION A - A'

*R. J. B. C. L. S.*  
October, 1997



PHASE IX : SHEET 10 OF 10 SHEETS

BLOCK 43

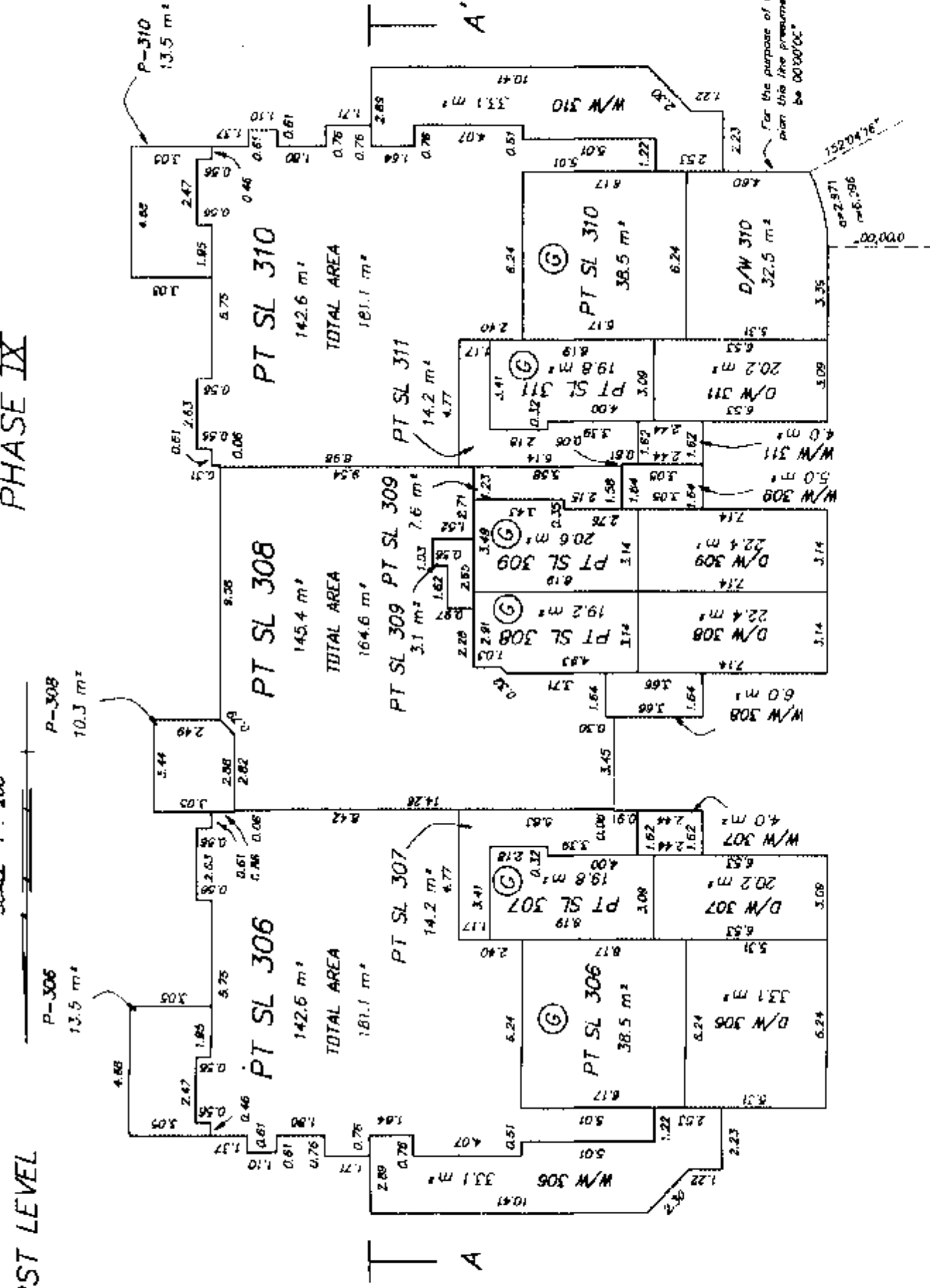
FIRST LEVEL

STRATA PLAN LMS 1416

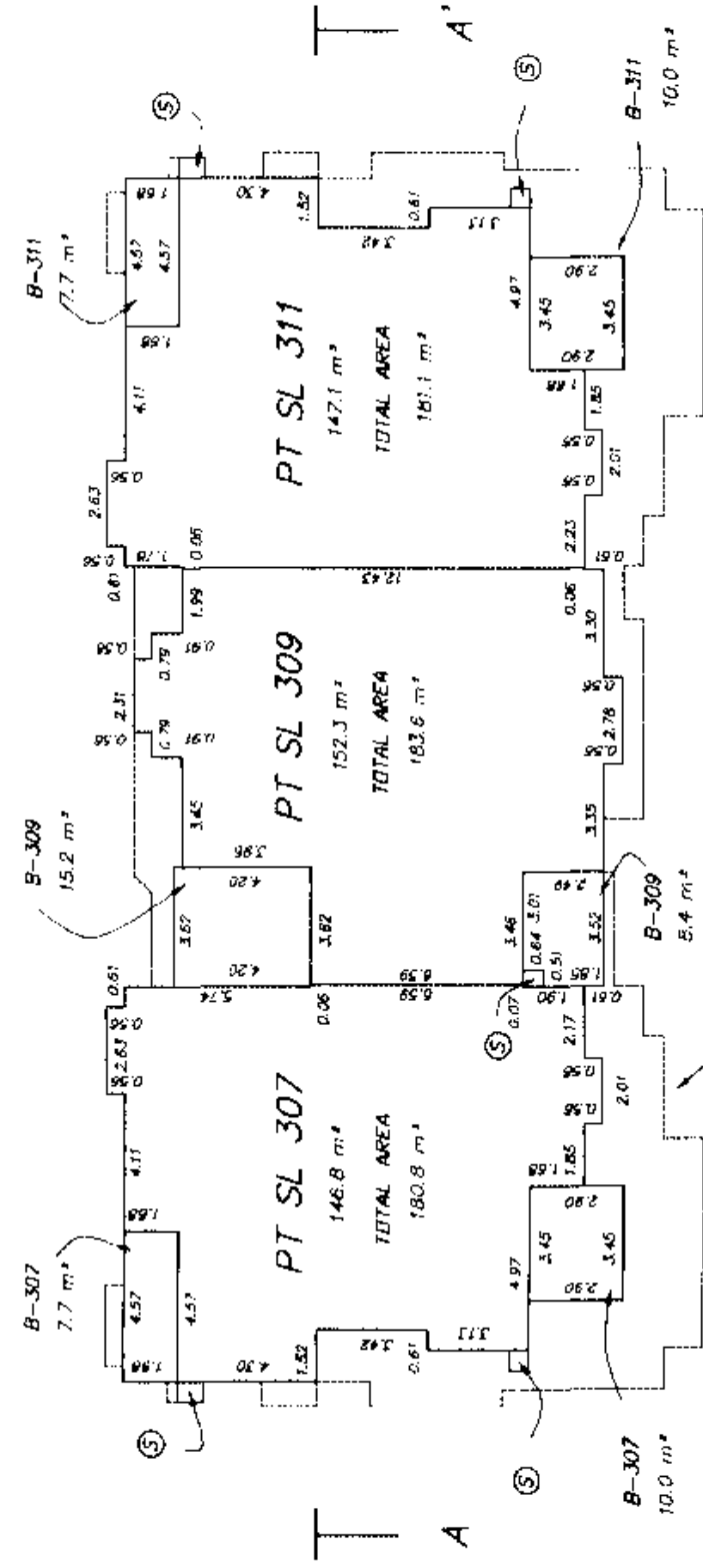
PHASE IX



SCALE 1 : 200



SECOND LEVEL



OUTLINE OF LEVEL BELOW  
( TYPICAL )

SECTION

SECOND  
LEVEL

PT SL 307

PT SL 309

PT SL 311

FIRST  
LEVEL

PT SL 307

PT SL 309

PT SL 311

PT SL 306

PT SL 308

PT SL 310

MURRAY & ASSOCIATES  
201-12448 62nd AVENUE  
SURREY, B.C.  
V3W 3E9  
(604) 597-9189

SECTION A - A'

22-12-1997 B.C.L.S.  
10-10-1997

FILE 8135

STRATA PLAN OF PARCEL " A ",PLAN LMP 15733, EXCEPT :-

FIRSTLY : PHASE ONE, STRATA PLAN LMS 1416,  
SECONDLY : PHASE TWO, STRATA PLAN LMS 1416,  
THIRDLY : PHASE THREE, STRATA PLAN LMS 1416,  
FOURTHLY : PHASE FOUR, STRATA PLAN LMS 1416,  
FIFTHLY : PHASE FIVE, STRATA PLAN LMS 1416,  
SIXTHLY : PHASE SIX, STRATA PLAN LMS 1416,  
SEVENTHLY : PHASE SEVEN, STRATA PLAN LMS 1416,  
EIGHTLY : PHASE EIGHT, STRATA PLAN LMS 1416,  
NINTHLY : PHASE NINE, STRATA PLAN LMS 1416,  
ALL OF SECTION 16, TOWNSHIP 2,  
NEW WESTMINSTER DISTRICT.

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

INTEGRATED SURVEY AREA No. 1 - SURREY

BEARINGS ARE GRID BEARINGS DERIVED FROM REF. PLAN LMP 15733  
 THIS PLAN SHOWS GROUND LEVEL MEASURED DISTANCES. PRIOR TO COMPUTATION  
 OF U.T.M. CO-ORDINATES, MULTIPLY BY COMBINED FACTOR 0.9995969509

CIVIC ADDRESS :-  
 FOR SLs 388 TO 395 INCLUSIVE.

\* CHELSEA GARDENS \*  
 13888 - 70 th AVENUE  
 SURREY B.C.  
 V3W 0R9

CIVIC ADDRESS :-  
 FOR SLs 324 TO 387 INCLUSIVE.

\* CHELSEA GARDENS \*  
 13880 - 70 th AVENUE  
 SURREY B.C.  
 V3W 0R9

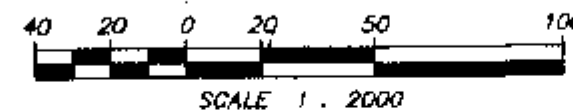
ADDRESS FOR SERVICE  
 OF DOCUMENTS ON THIS  
 STRATA TITLE IS :-

THE OWNERS  
 C/O THE OWNERS,  
 STRATA PLAN LMS 1416  
 112 - 12827 - 76 th AVENUE  
 SURREY B.C.  
 V3W 2V3

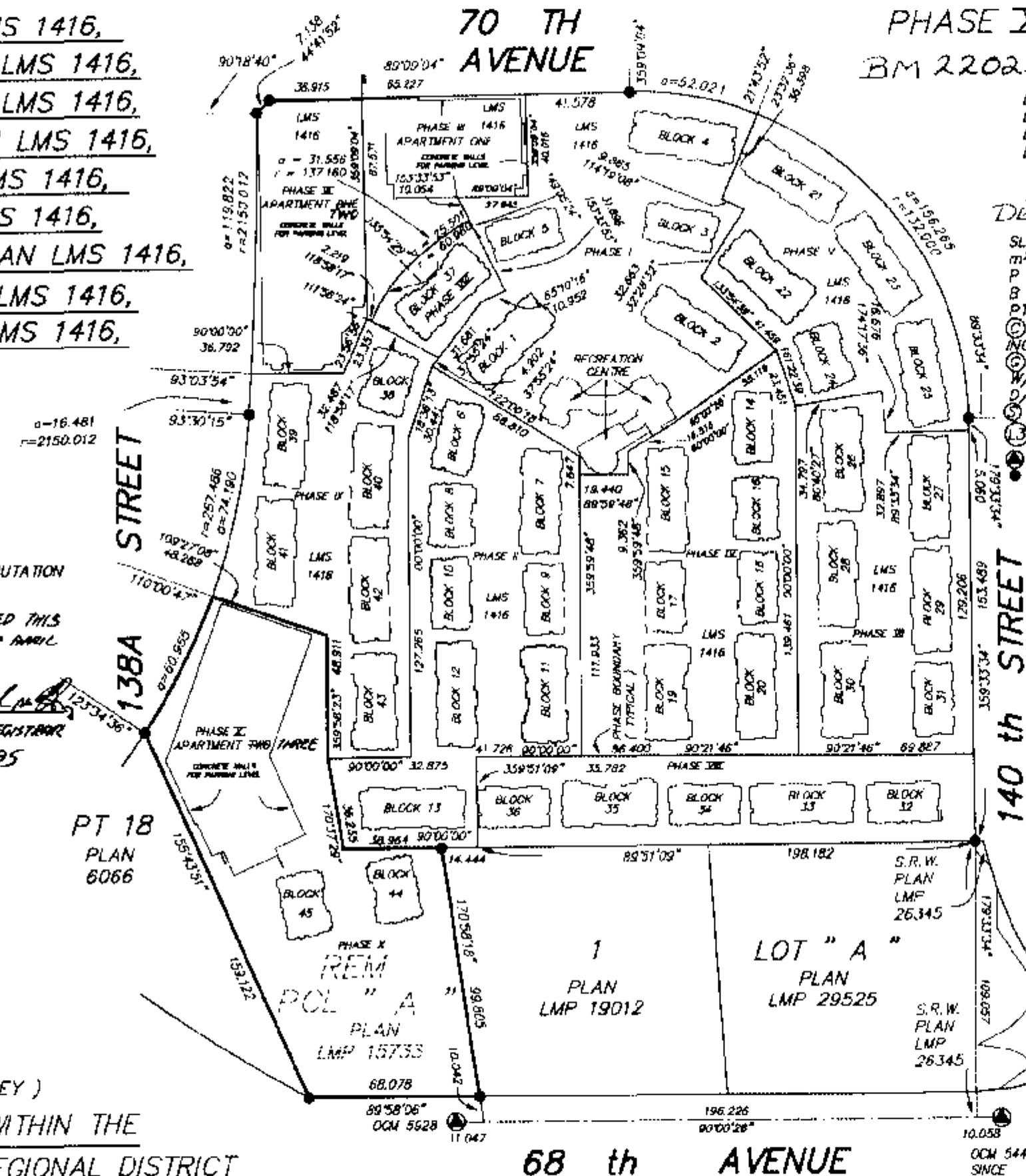
MURRAY & ASSOCIATES  
 201-12448 82nd AVENUE  
 SURREY, B.C.  
 V3W 3E9  
 (604) 597-9189

( CITY OF SURREY )

THIS PLAN LIES WITHIN THE  
 GREATER VANCOUVER REGIONAL DISTRICT



70 TH AVENUE



PHASE X: FIRST SHEET SHEET 1 OF 13 SHEETS

## STRATA PLAN LMS 1416

PHASE X

BM 22025 - BM 22096

DEPOSITED AND REGISTERED IN THE  
 LAND TITLE OFFICE AT NEW WESTMINSTER  
 BRITISH COLUMBIA, DATED THIS 23<sup>RD</sup>  
 DAY OF JANUARY 1998.

DEPUTY REGISTRAR

SL DENOTES STRATA LOT  
 M<sup>2</sup> DENOTES SQUARE METRES  
 P DENOTES PATIO AREA  
 B DENOTES BALCONY  
 W/W DENOTES PART  
 D/W DENOTES COMMON PROPERTY  
 INCL DENOTES INCLUSIVE  
 GARAGE DENOTES GARAGE  
 WALK-WAY AREA DENOTES WALK-WAY AREA  
 DRIVE-WAY AREA DENOTES DRIVE-WAY AREA  
 CHIMNEY AREA DENOTES CHIMNEY AREA  
 LIMITED COMMON PROPERTY DENOTES LIMITED COMMON PROPERTY  
 APPURTENANT TO SLs 324 TO 387 INCLUSIVE.  
 CONTROL MONUMENT FOUND DENOTES CONTROL MONUMENT FOUND  
 STANDARD IRON POST FOUND DENOTES STANDARD IRON POST FOUND

ALL DIMENSIONS ARE IN METRES  
 ALL ANGLES ARE 45 OR 90 DEGREES  
 UNLESS INDICATED OTHERWISE.

AREAS INDICATED AS P, B, W/W OR D/W  
 ARE LIMITED COMMON PROPERTY APPURTENANT  
 TO THE STRATA LOT INDICATED THUS :-  
 P - 333, B - 348, W/W - 388 OR D/W - 388

LIMITED COMMON PROPERTY IS NOT  
 INCLUDED IN THE UNIT ENTITLEMENT.

CHIMNEY AREAS DENOTED ⑤ ARE  
 COMMON PROPERTY.

GARAGE AREAS DENOTED ⑥ ARE PART  
 OF THE STRATA LOT BUT ARE NOT INCLUDED  
 IN THE UNIT ENTITLEMENT.

I, RAYMOND HAROLD JANZEN, OF DELTA,  
 BRITISH COLUMBIA LAND SURVEYOR, HEREBY  
 CERTIFY THAT THE BUILDING ERECTED  
 ON THE PARCEL DESCRIBED ABOVE ARE  
 WHOLLY WITHIN THE EXTERNAL BOUNDARIES OF  
 THAT PARCEL, DATED AT SURREY, B.C. THIS  
 24<sup>th</sup> DAY OF OCTOBER, 1997.

B. C. L. S.

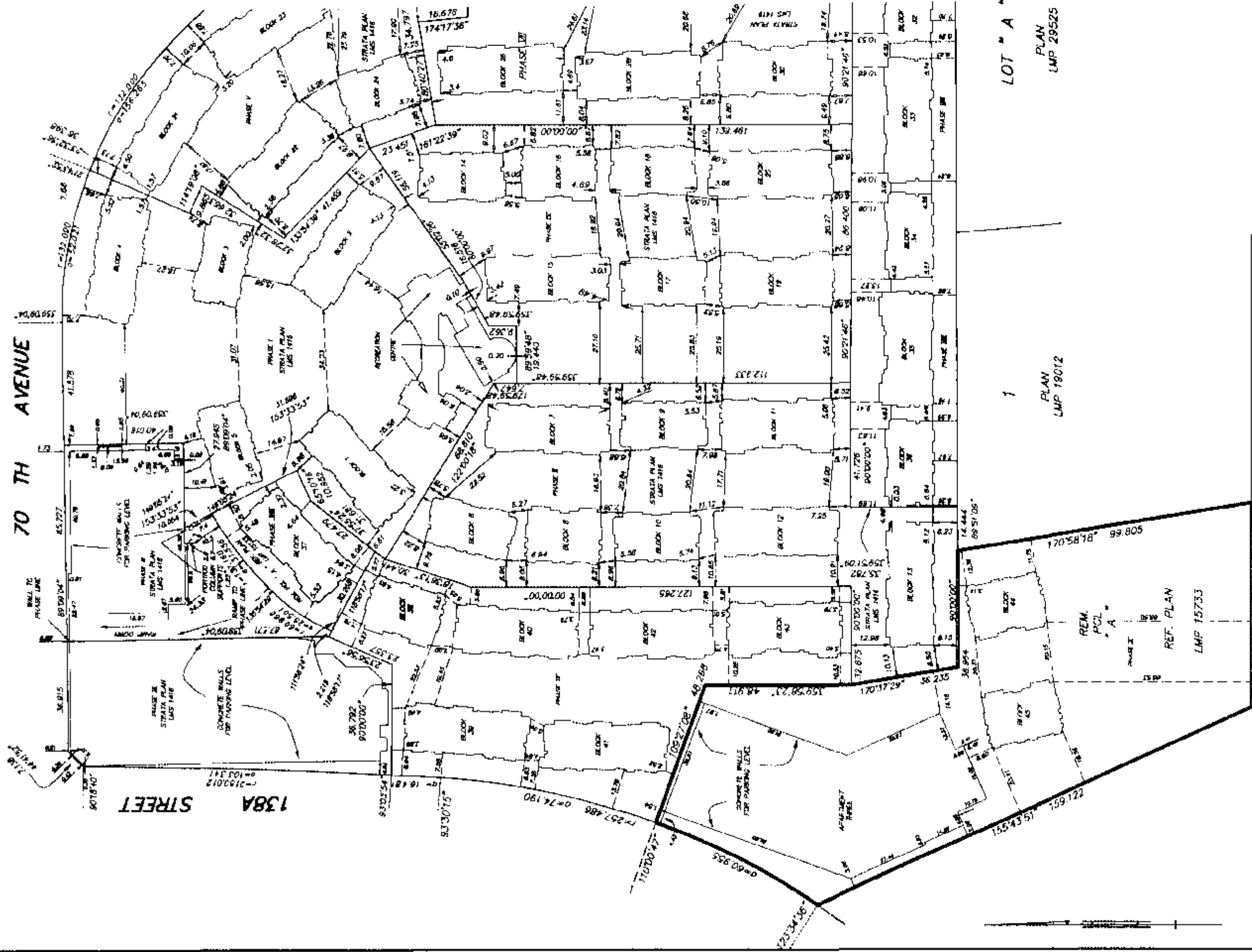
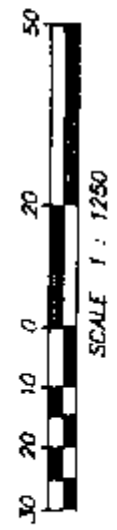


PHASE I: FIRST SHEET SHEET 2 OF 13 SHEETS

LOCATION AND DIMENSION PLAN

FOR DIMENSIONS REFER TO FLOOR PLAN SHEETS

STRATA PLAN LMS 1416  
PHASE I



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

222 B.C.L.S.  
24th OCTOBER, 1997

FILE 8135

CONDOMINIUM ACT

PHASE X: SECOND SHEET SHEET 3 OF 13 SHEETS

STRATA PLAN LMS 1416

PHASE X

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 OATHDECLARED BEFORE ME  
AT VANCOUVER  
IN THE PROVINCE OF B.C.  
THIS 14 DAY OF JANUARY  
1998.CHELSEA GARDENS  
PARTNERSHIPLARRY R. BOURNE  
A NOTARY PUBLIC IN AND FOR THE PROVINCE OF BRITISH COLUMBIA  
A COMMISSIONER FOR TAKING AFFIDAVITS WITHIN BRITISH COLUMBIA  
REAL ESTATE  
COMMERCIAL SOLICITORS  
1500 - 1040 WEST GEORGIA ST.  
VANCOUVER, B.C.APPROVED AS PHASE X OF A X PHASE  
STRATA PLAN UNDER THE CONDOMINIUM ACT.  
DATED THIS 7<sup>th</sup> DAY OF JANUARY 1998.NICHOLAS LAI  
APPROVING OFFICER FOR THE  
CITY OF SURREYACCEPTED AS TO FORMS 1, 2 AND 3.  
DATED THIS 20th DAY OF JANUARY 1998.FOR SUPERINTENDENT OF REAL ESTATEMURRAY & ASSOCIATES  
201-12448 82nd AVENUE  
SURREY, B.C.  
V3W 3E9  
(604) 597-9189

AS TO OWNERS

328243 B.C. LTD.  
( INCORPORATION No. 328243 )MIKE FUJII  
AUTHORIZED SIGNATORY  
(PRINT NAME CLEARLY NEAR SIGNATURE)MICHIKO FUJII  
AUTHORIZED SIGNATORY  
(PRINT NAME CLEARLY NEAR SIGNATURE)GEOFF WENSEL  
WITNESS AS TO BOTH SIGNATURES  
(PRINT NAME CLEARLY NEAR SIGNATURE)10470 BRUNSWICK PLACE, RICHMOND, BC  
ADDRESSVICE PRESIDENT - PRIME PROJECTS INC.  
OCCUPATIONTHE CITY OF SURREY, AS HOLDER OF COVENANT  
CHARGE BG 368129, HEREBY CONSENTS  
TO THE FILING OF THIS STRATA PLAN.DOUG MCCALLUM  
MAYOR / ( AUTHORIZED SIGNATORY )MARGARET JONES  
DEPUTY CLERK / ( AUTHORIZED SIGNATORY )WITNESS AS TO BOTH SIGNATURES  
(PRINT NAME CLEARLY NEAR SIGNATURE)

ADDRESS

OCCUPATION

AS TO MORTGAGE AND ASSIGNMENT OF RENTS  
VANCOUVER CITY SAVINGS CREDIT UNIONSTUART LESLIE  
AUTHORIZED SIGNATORY  
(PRINT NAME CLEARLY NEAR SIGNATURE)COLIN GRANT  
AUTHORIZED SIGNATORY  
(PRINT NAME CLEARLY NEAR SIGNATURE)SANDRA M. SCHERBAN  
WITNESS AS TO BOTH SIGNATURES  
(PRINT NAME CLEARLY NEAR SIGNATURE)40 VANCOUVER SAVINGS C.U.  
183 TERMINAL AVENUE  
VANCOUVER, BC  
V6B 5R8  
LOANS ADMINISTRATOR  
OCCUPATION24 OCTOBER, 1997.  
B.C.L.S.

CONDOMINIUM ACT

| SHEET NUMBER | STRATA LOT NUMBER | AREA m <sup>2</sup> | SCHEDULE OF UNIT ENTITLEMENT | SCHEDULE OF INTEREST UPON DESTRUCTION | SCHEDULE OF VOTING RIGHTS |
|--------------|-------------------|---------------------|------------------------------|---------------------------------------|---------------------------|
| 8            | 324               | 121.2               | 1212                         | 2126                                  | 1                         |
| 8            | 325               | 137.4               | 1374                         | 2152                                  | 1                         |
| 8            | 326               | 84.7                | 847                          | 1961                                  | 1                         |
| 8            | 327               | 125.7               | 1257                         | 2088                                  | 1                         |
| 8            | 328               | 112.4               | 1124                         | 1961                                  | 1                         |
| 8            | 329               | 70.5                | 705                          | 2152                                  | 1                         |
| 8            | 330               | 122.7               | 1227                         | 2126                                  | 1                         |
| 8            | 331               | 121.8               | 1218                         | 2126                                  | 1                         |
| 8            | 332               | 85.5                | 855                          | 2152                                  | 1                         |
| 8            | 333               | 106.0               | 1060                         | 1961                                  | 1                         |
| 8            | 334               | 70.5                | 705                          | 1582                                  | 1                         |
| 8            | 335               | 121.9               | 1219                         | 2367                                  | 1                         |
| 8            | 336               | 110.4               | 1104                         | 2152                                  | 1                         |
| 8            | 337               | 84.3                | 843                          | 1961                                  | 1                         |
| 8            | 338               | 137.5               | 1375                         | 2152                                  | 1                         |
| 8            | 339               | 121.1               | 1211                         | 2126                                  | 1                         |
| 9            | 340               | 121.2               | 1212                         | 2088                                  | 1                         |
| 9            | 341               | 137.4               | 1374                         | 2126                                  | 1                         |
| 9            | 342               | 84.7                | 847                          | 1898                                  | 1                         |
| 9            | 343               | 125.7               | 1257                         | 2126                                  | 1                         |
| 9            | 344               | 112.4               | 1124                         | 1898                                  | 1                         |
| 9            | 345               | 70.5                | 705                          | 2088                                  | 1                         |
| 9            | 346               | 122.7               | 1227                         | 2088                                  | 1                         |
| 9            | 347               | 121.8               | 1218                         | 2126                                  | 1                         |
| 9            | 348               | 85.5                | 855                          | 2126                                  | 1                         |

| SHEET NUMBER | STRATA LOT NUMBER | AREA m <sup>2</sup> | SCHEDULE OF UNIT ENTITLEMENT | SCHEDULE OF INTEREST UPON DESTRUCTION | SCHEDULE OF VOTING RIGHTS |
|--------------|-------------------|---------------------|------------------------------|---------------------------------------|---------------------------|
| 9            | 349               | 106.0               | 1060                         | 1898                                  | 1                         |
| 9            | 350               | 70.5                | 705                          | 1518                                  | 1                         |
| 9            | 351               | 121.9               | 1219                         | 2278                                  | 1                         |
| 9            | 352               | 112.4               | 1104                         | 2126                                  | 1                         |
| 9            | 353               | 85.0                | 850                          | 1898                                  | 1                         |
| 9            | 354               | 137.5               | 1375                         | 2126                                  | 1                         |
| 9            | 355               | 121.1               | 1211                         | 2088                                  | 1                         |
| 10           | 356               | 111.9               | 1119                         | 2088                                  | 1                         |
| 10           | 357               | 137.4               | 1374                         | 2253                                  | 1                         |
| 10           | 358               | 84.7                | 847                          | 2025                                  | 1                         |
| 10           | 359               | 125.7               | 1257                         | 2253                                  | 1                         |
| 10           | 360               | 112.4               | 1124                         | 1898                                  | 1                         |
| 10           | 361               | 70.5                | 705                          | 2253                                  | 1                         |
| 10           | 362               | 113.0               | 1130                         | 2215                                  | 1                         |
| 10           | 363               | 112.2               | 1122                         | 2215                                  | 1                         |
| 10           | 364               | 85.5                | 855                          | 2253                                  | 1                         |
| 10           | 365               | 106.0               | 1060                         | 2025                                  | 1                         |
| 10           | 366               | 70.5                | 705                          | 1645                                  | 1                         |
| 10           | 367               | 121.9               | 1219                         | 2341                                  | 1                         |
| 10           | 368               | 110.4               | 1104                         | 2253                                  | 1                         |
| 10           | 369               | 85.0                | 850                          | 2025                                  | 1                         |
| 10           | 370               | 137.5               | 1375                         | 2253                                  | 1                         |
| 10           | 371               | 111.9               | 1119                         | 2215                                  | 1                         |
| 11           | 372               | 111.9               | 1119                         | 2253                                  | 1                         |
| 11           | 373               | 137.4               | 1374                         | 2278                                  | 1                         |

STRATA PLAN LMS 1416  
PHASE X

| SHEET NUMBER    | STRATA LOT NUMBER | AREA m <sup>2</sup> | SCHEDULE OF UNIT ENTITLEMENT | SCHEDULE OF INTEREST UPON DESTRUCTION | SCHEDULE OF VOTING RIGHTS |
|-----------------|-------------------|---------------------|------------------------------|---------------------------------------|---------------------------|
| 11              | 374               | 84.7                | 847                          | 2152                                  | 1                         |
| 11              | 375               | 127.9               | 1279                         | 2278                                  | 1                         |
| 11              | 376               | 112.4               | 1124                         | 2152                                  | 1                         |
| 11              | 377               | 70.5                | 705                          | 2278                                  | 1                         |
| 11              | 378               | 113.0               | 1130                         | 2253                                  | 1                         |
| 11              | 379               | 112.2               | 1122                         | 2253                                  | 1                         |
| 11              | 380               | 85.5                | 855                          | 2278                                  | 1                         |
| 11              | 381               | 106.0               | 1060                         | 2152                                  | 1                         |
| 11              | 382               | 70.5                | 705                          | 1772                                  | 1                         |
| 11              | 383               | 121.9               | 1219                         | 2532                                  | 1                         |
| 11              | 384               | 110.4               | 1104                         | 2278                                  | 1                         |
| 11              | 385               | 85.0                | 850                          | 2152                                  | 1                         |
| 11              | 386               | 137.5               | 1375                         | 2278                                  | 1                         |
| 11              | 387               | 111.9               | 1119                         | 2253                                  | 1                         |
| 12              | 388               | 182.0               | 1429                         | 2696                                  | 1                         |
| 12              | 389               | 180.6               | 1608                         | 3038                                  | 1                         |
| 12              | 390               | 182.0               | 1429                         | 2569                                  | 1                         |
| 12              | 391               | 180.6               | 1608                         | 2911                                  | 1                         |
| 13              | 392               | 162.5               | 1429                         | 2569                                  | 1                         |
| 13              | 393               | 200.2               | 1608                         | 3038                                  | 1                         |
| 13              | 394               | 162.5               | 1429                         | 2569                                  | 1                         |
| 13              | 395               | 200.2               | 1608                         | 2911                                  | 1                         |
| PREVIOUS PHASES |                   | 51 749.8            | 423 219                      | 842 256                               | 323                       |
| TOTAL           |                   | 60 063.5            | 503 998                      | 1 000 000                             | 395                       |

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

R.P. B.C.L.S.  
24th OCTOBER, 1997

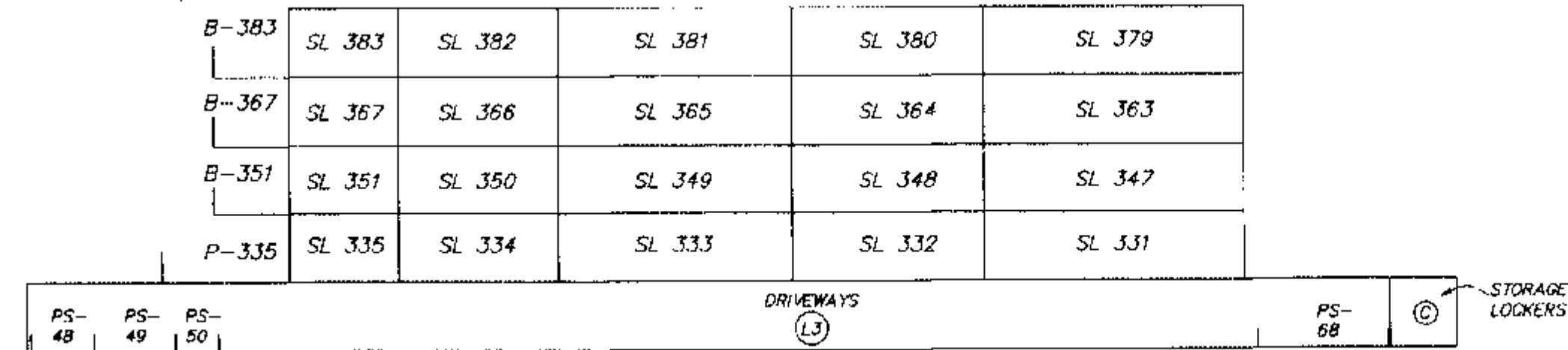


BUILDING SECTIONS

HORIZONTAL SCALE 1 : 250  
VERTICAL NOT TO SCALE

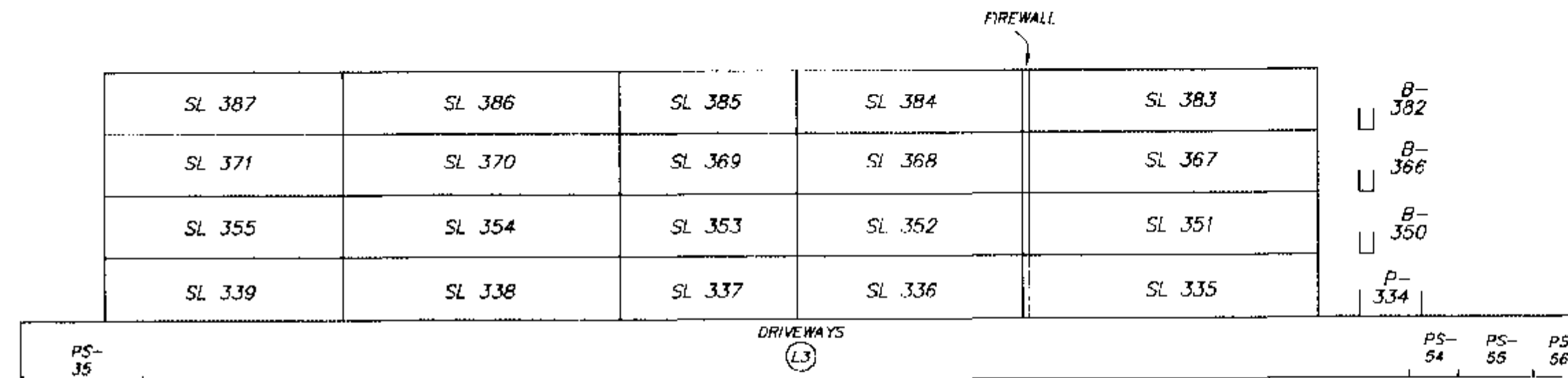
STRATA PLAN LMS 1416  
PHASE X

FOURTH LEVEL  
THIRD LEVEL  
SECOND LEVEL  
GROUND LEVEL  
PARKING LEVEL



## SECTION B - B'

FOURTH LEVEL  
THIRD LEVEL  
SECOND LEVEL  
GROUND LEVEL  
PARKING LEVEL



## SECTION A - A'

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24 OCTOBER, 1997



PLS 8135

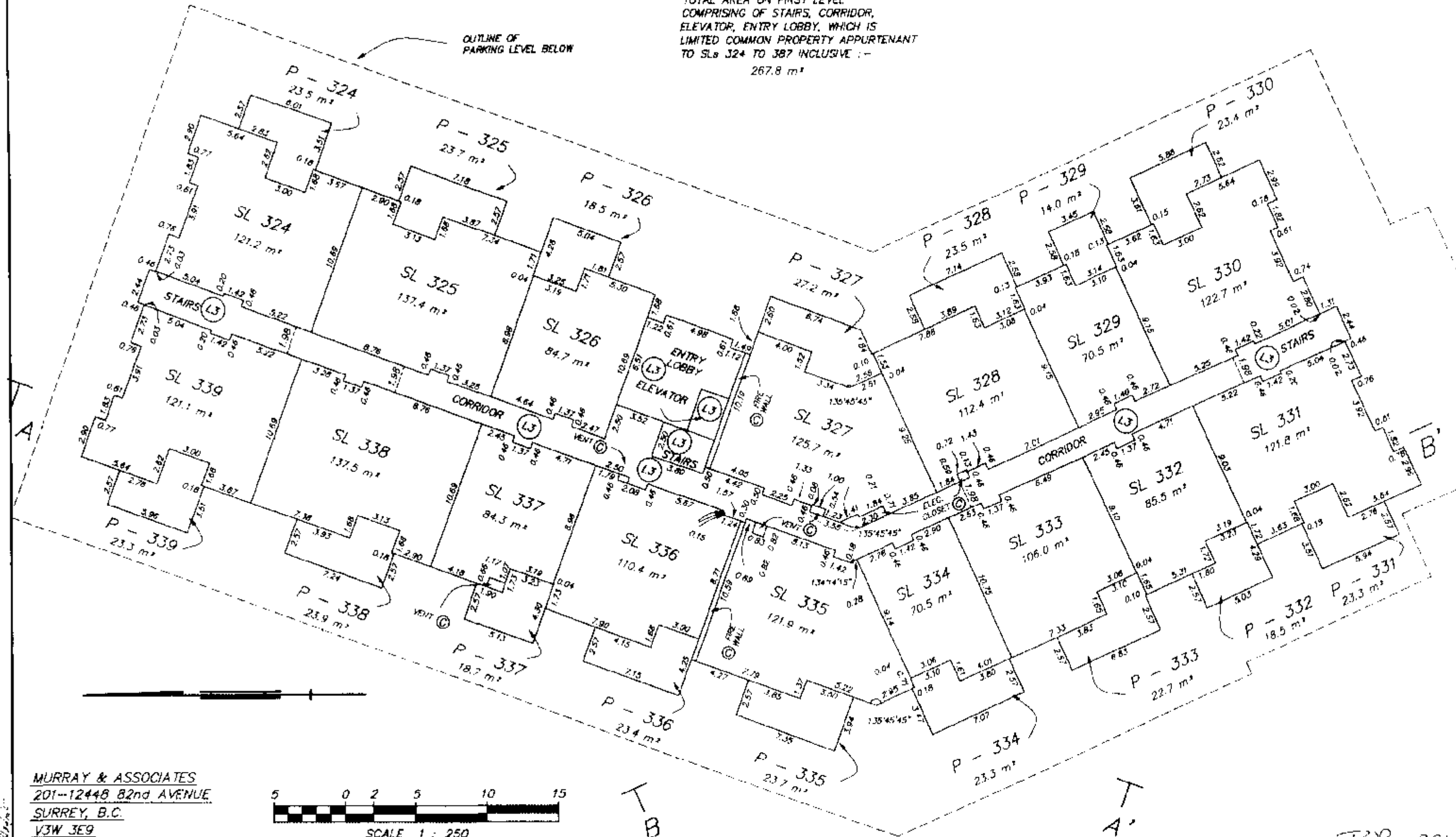


GROUND LEVEL

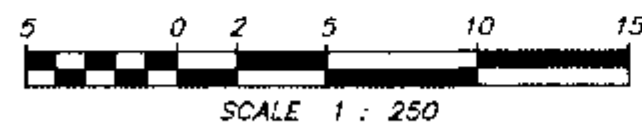
STRATA PLAN LMS 1416  
PHASE X

TOTAL AREA ON FIRST LEVEL,  
COMPRISING OF STAIRS, CORRIDOR,  
ELEVATOR, ENTRY LOBBY, WHICH IS  
LIMITED COMMON PROPERTY APPURTENANT  
TO SLs 324 TO 337 INCLUSIVE :-  
267.8 m<sup>2</sup>

OUTLINE OF  
PARKING LEVEL BELOW



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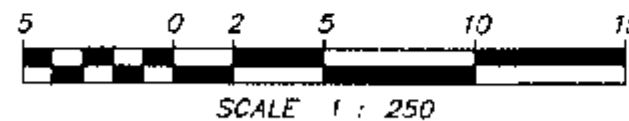


24th OCTOBER, 1997

FILE 8135



TOTAL AREA ON SECOND LEVEL  
COMPRISING OF STAIRS, CORRIDOR,  
ELEVATOR, LOBBY, WHICH IS  
LIMITED COMMON PROPERTY APPURTENANT  
TO SLs 324 TO 387 INCLUSIVE :-  
237.7 m<sup>2</sup>



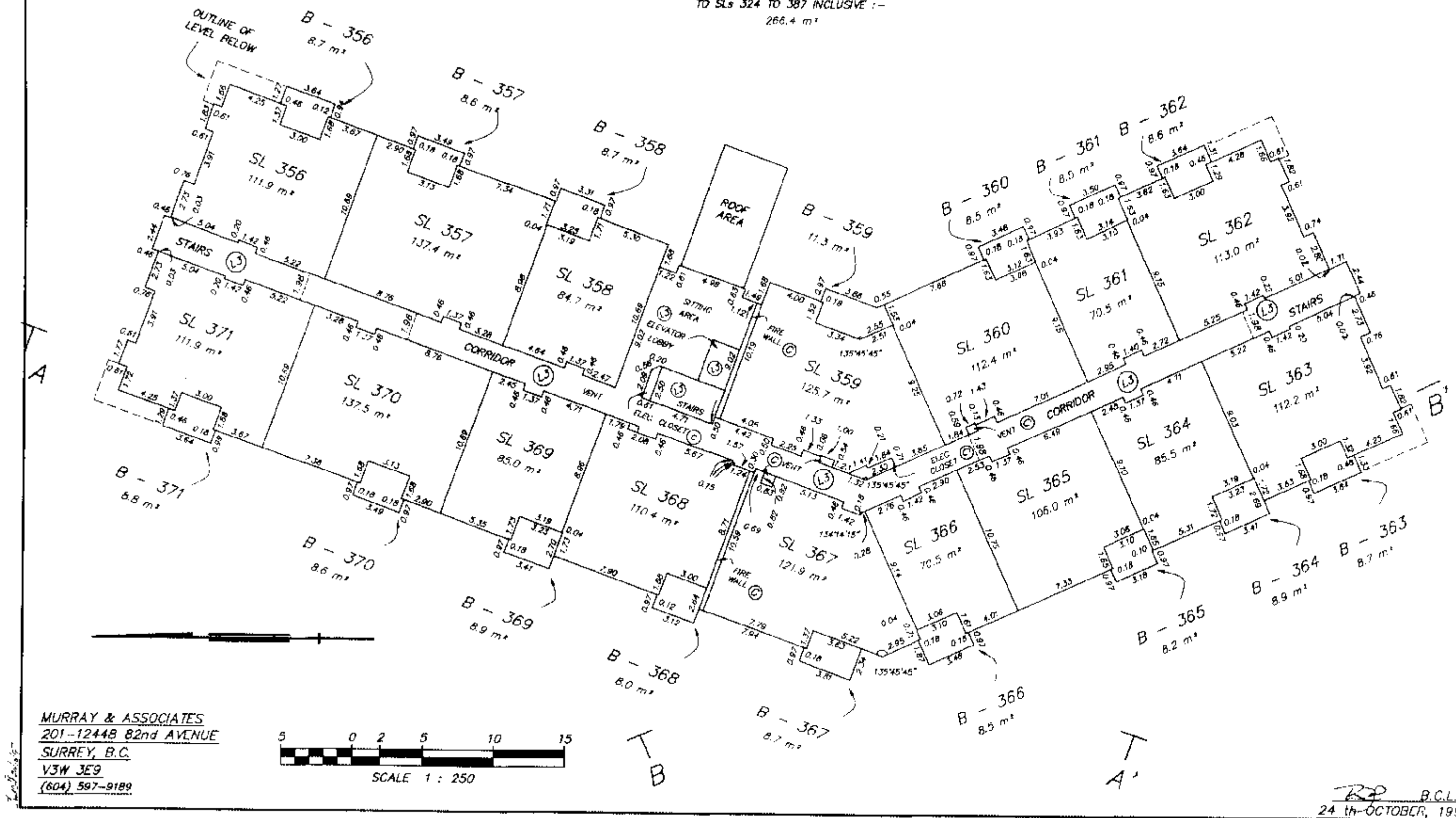
PLF 81.75



## THIRD LEVEL

STRATA PLAN LMS 1416  
PHASE X

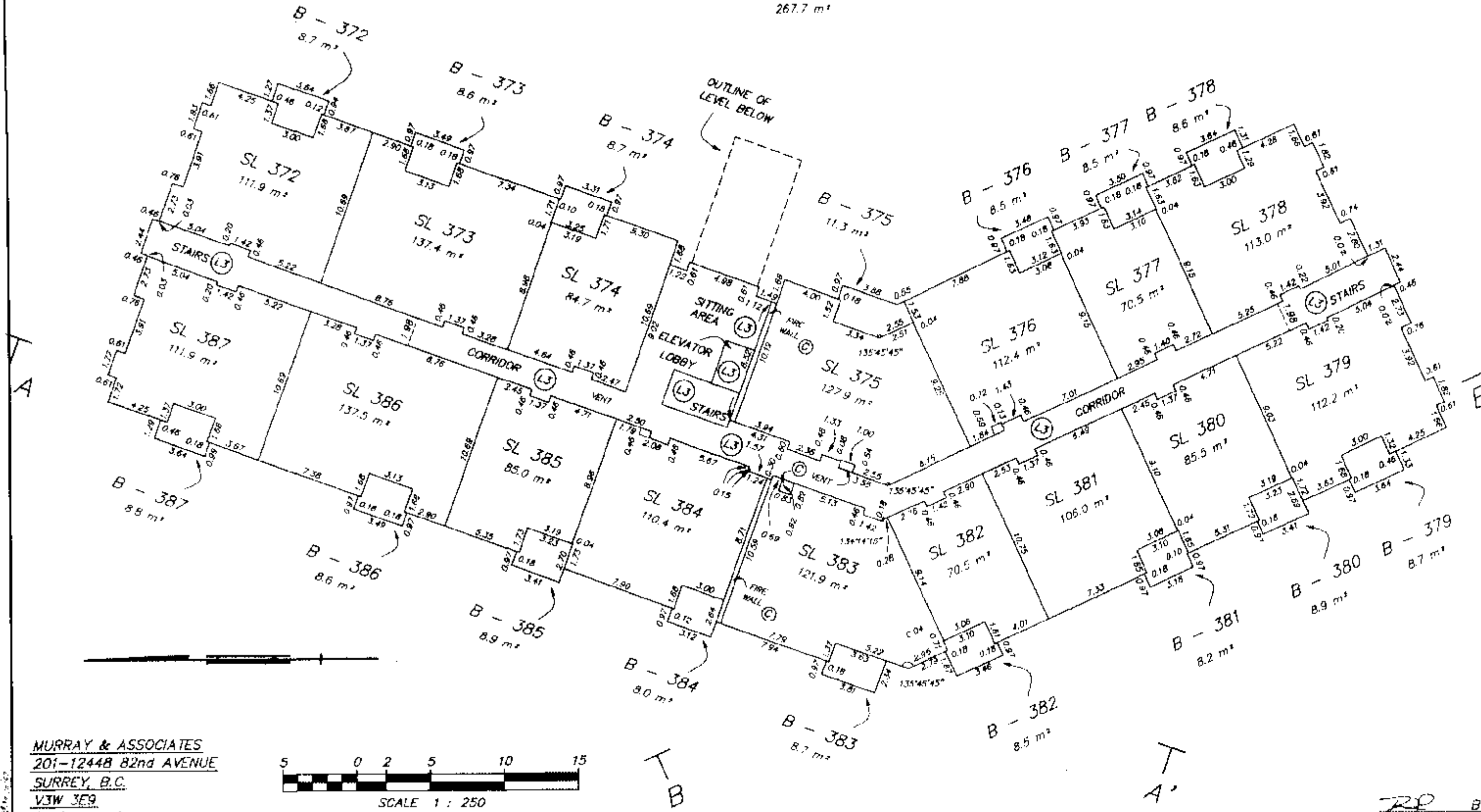
TOTAL AREA ON THIRD LEVEL  
COMPRISING OF STAIRS, CORRIDOR,  
ELEVATOR, SITTING AREA, WHICH IS  
LIMITED COMMON PROPERTY APPURTENANT  
TO SLs 324 TO 387 INCLUSIVE :-  
266.4 m<sup>2</sup>



FOURTH LEVEL

STRATA PLAN LMS 1416  
PHASE X

TOTAL AREA ON FOURTH LEVEL  
COMPRISING OF STAIRS, CORRIDOR,  
ELEVATOR, SITTING AREA, WHICH IS  
LIMITED COMMON PROPERTY APPURTENANT  
TO SLs 372 TO 387 INCLUSIVE :-  
267.7 m<sup>2</sup>



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SURREY, B.C.  
V3W 3E9  
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24<sup>th</sup> OCTOBER, 1997

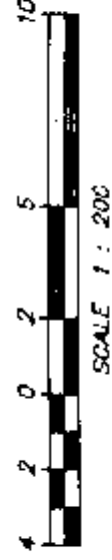
FILE 8135

PHASE X : SHEET 12 OF 13 SHEETS

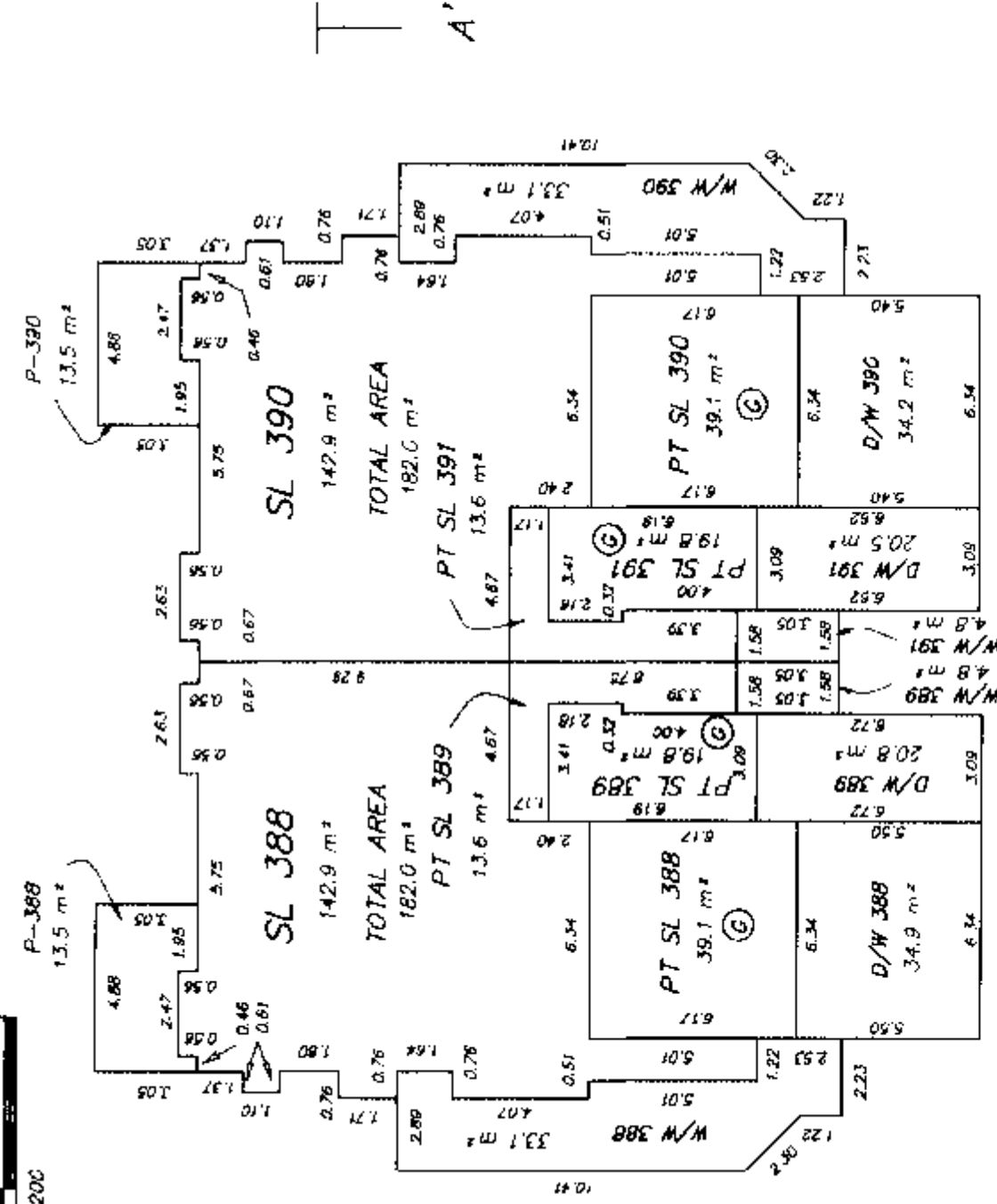
STRATA PLAN LMS 1416

PHASE X

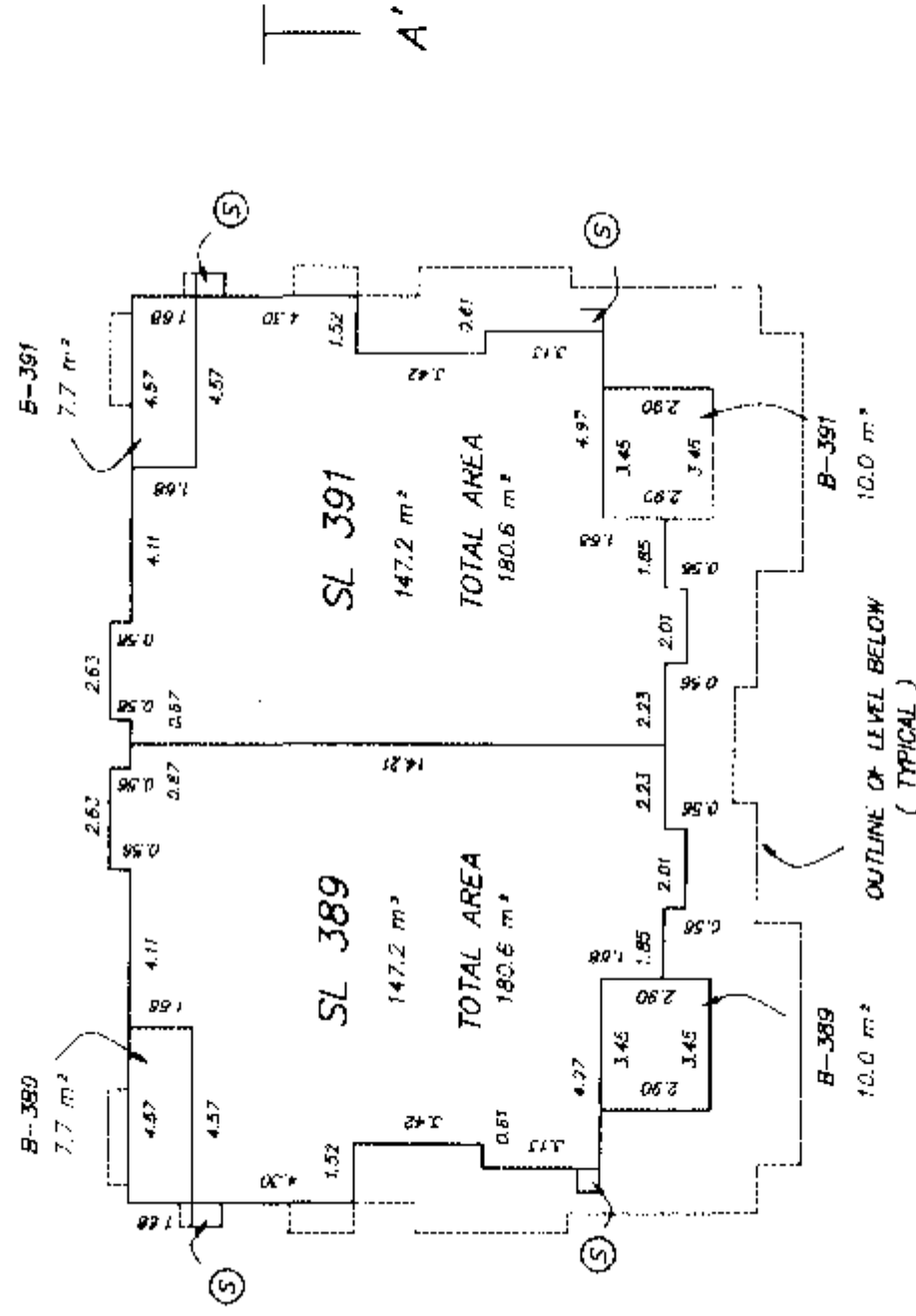
BLOCK 44



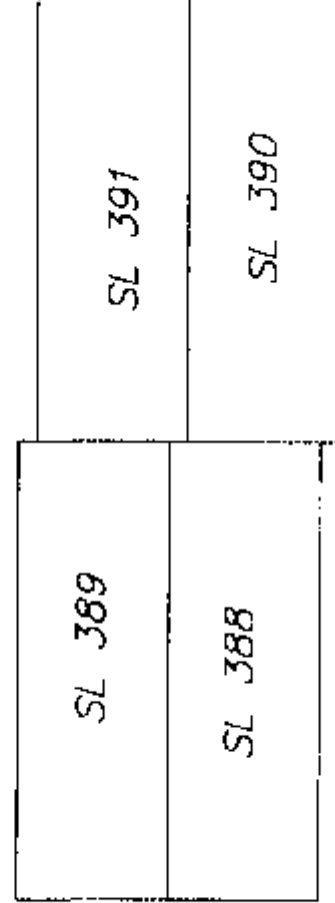
FIRST LEVEL



SECOND LEVEL



SECOND LEVEL  
FIRST LEVEL



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228 B.C.L.S.  
24th OCTOBER, 1997

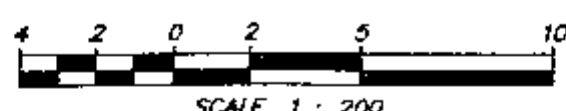
FILE 8135



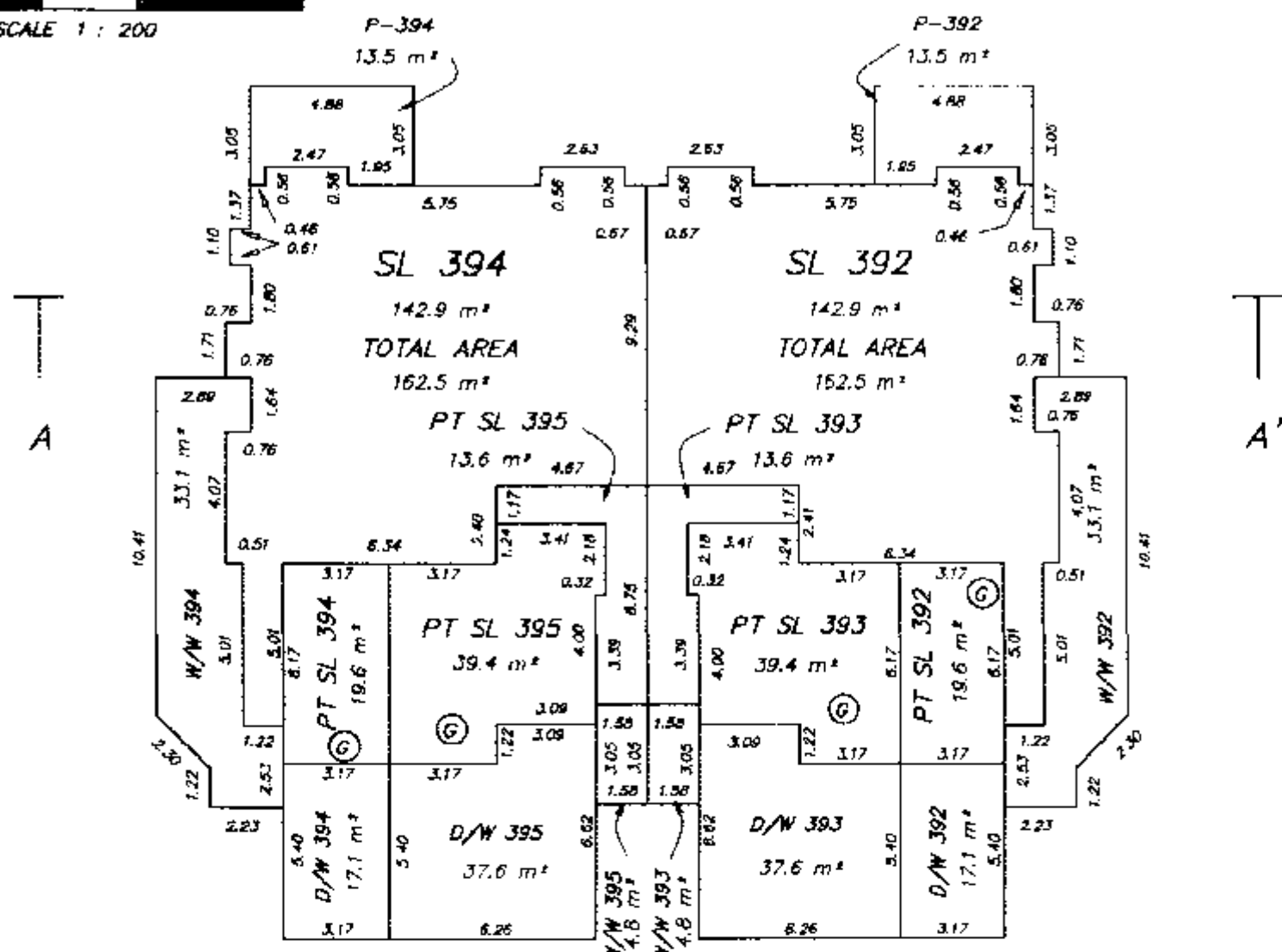
PHASE X: SHEET 13 OF 13 SHEETS

BLOCK 45

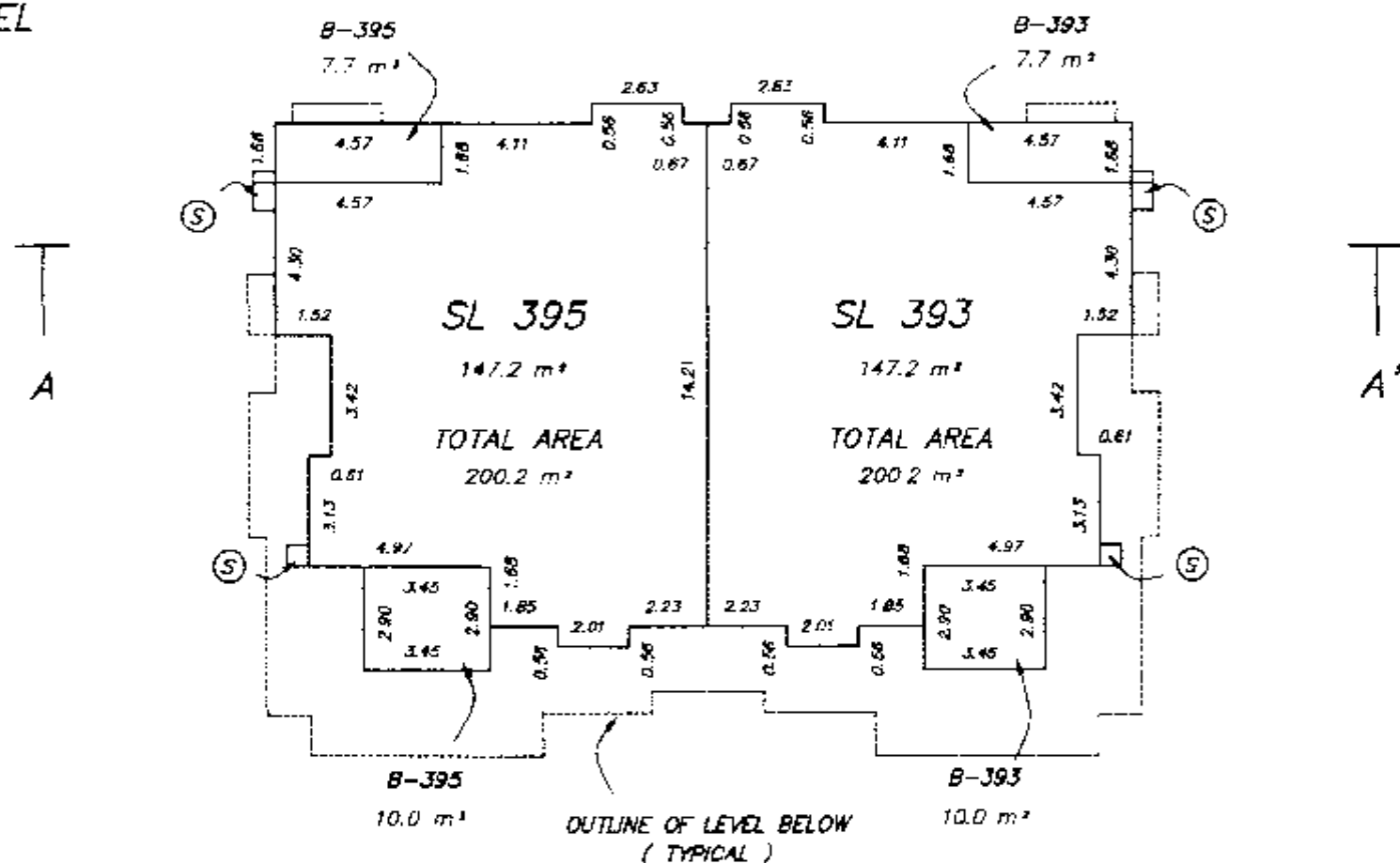
STRATA PLAN LMS 1416  
PHASE X



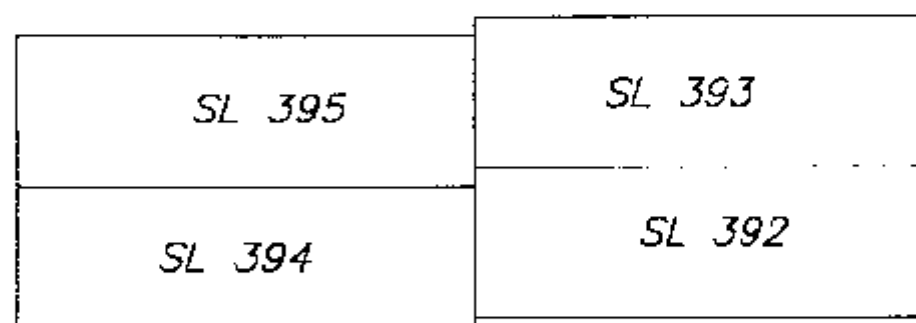
FIRST LEVEL



SECOND LEVEL



SECOND  
LEVEL  
  
FIRST  
LEVEL



SECTION A - A'

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24 th OCTOBER, 1997

FILE 8135