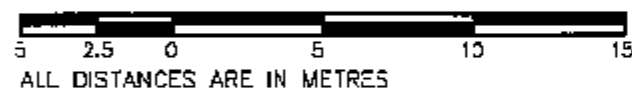


BUILDING DETAILS – AMENITY BUILDING

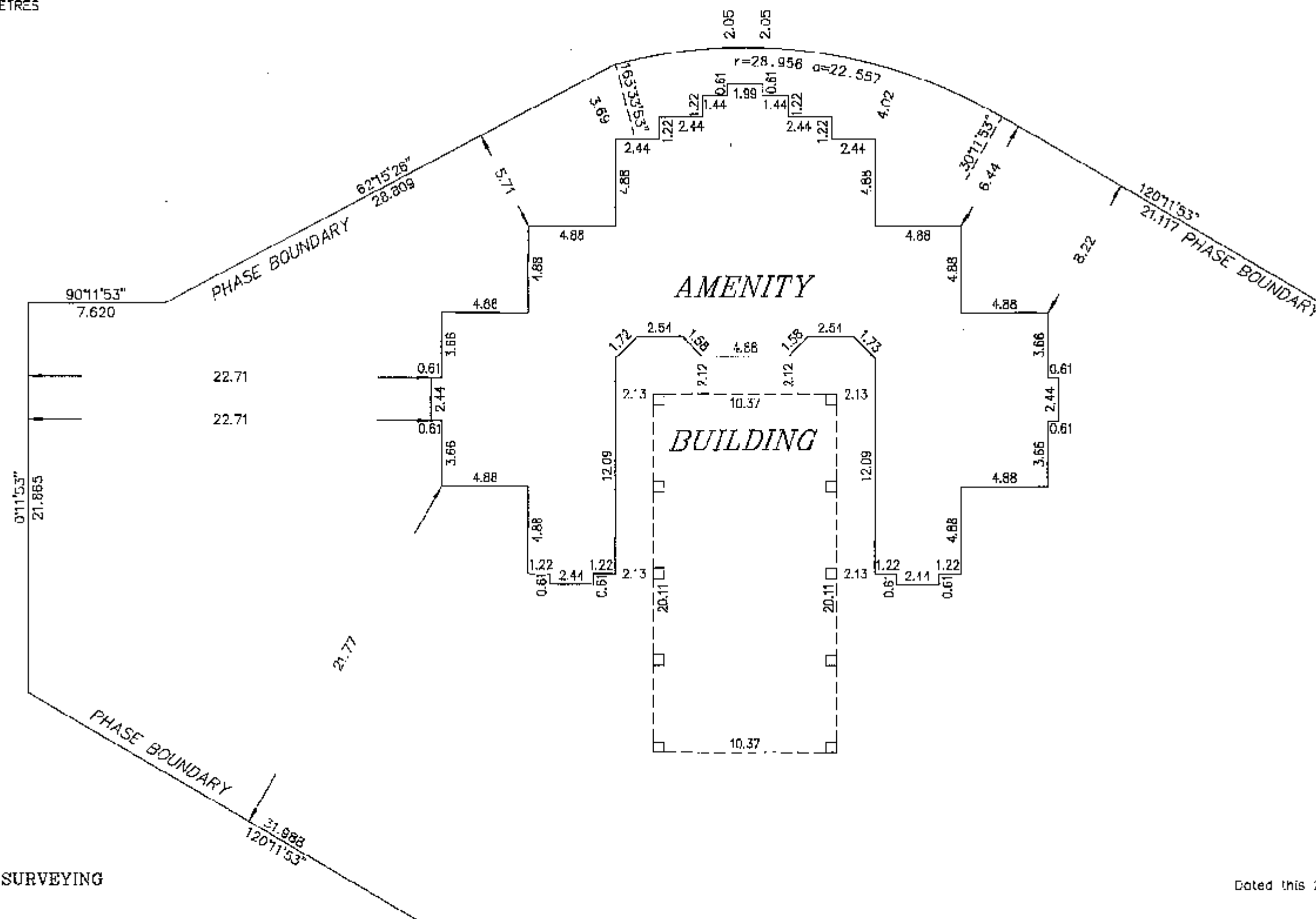
SHEET 2 OF 18 SHEETS

STRATA PL. BCS2562

SCALE 1:250



PHASE 1



ONDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-5830 176A Street
Cloverdale B.C.

FILE: \S0617_1_2

Dated this 24th day of April, 2007.

[Signature]
B.C.L.S.

ORIGINAL

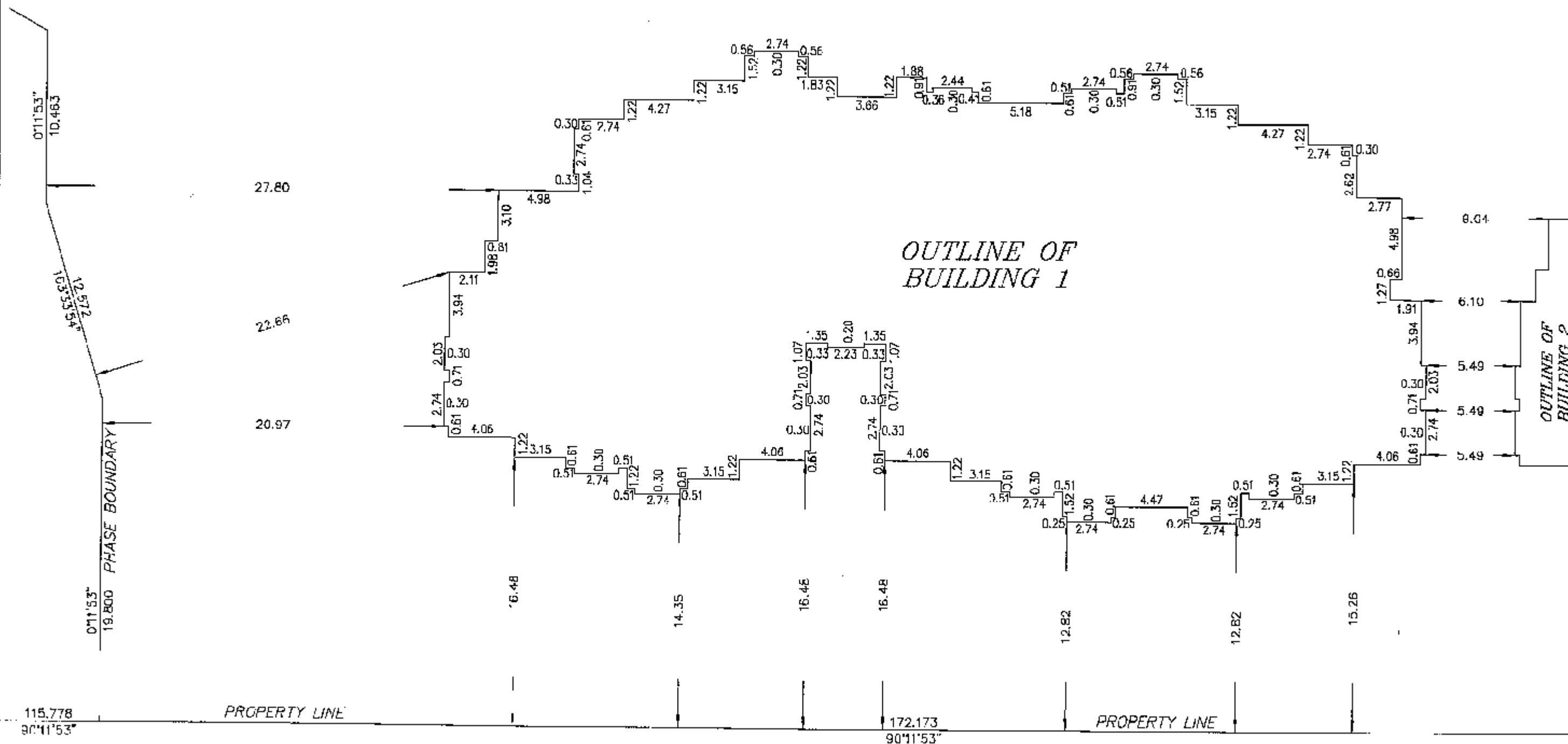
BUILDING DETAILS - BUILDING 1

PHASE 1

SHEET 3 OF 18 SHEETS

STRATA PL. BCS2562

SCALE 1:250



ONDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-5830 176A Street
Cloverdale B.C.

FILE: JS0617_1_3

Dated this 24th day of April, 2007.

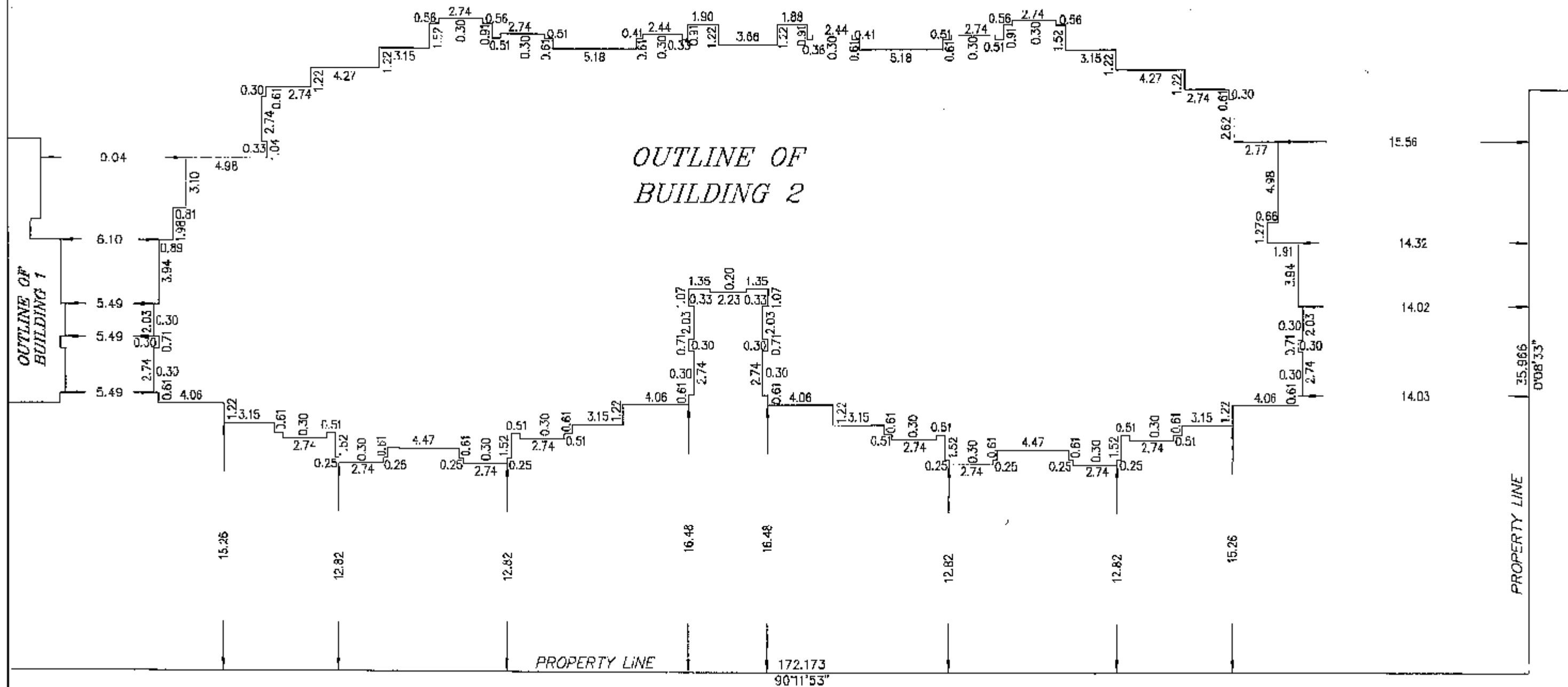
act

B.C.L.S.

ORIGINAL

STRATA PL. BCS 2562

ALL DISTANCES ARE IN METRES



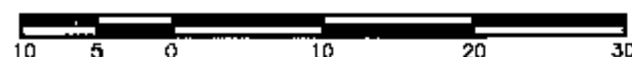
ORIGINAL

BUILDING DETAILS - UNDERGROUND PARKING

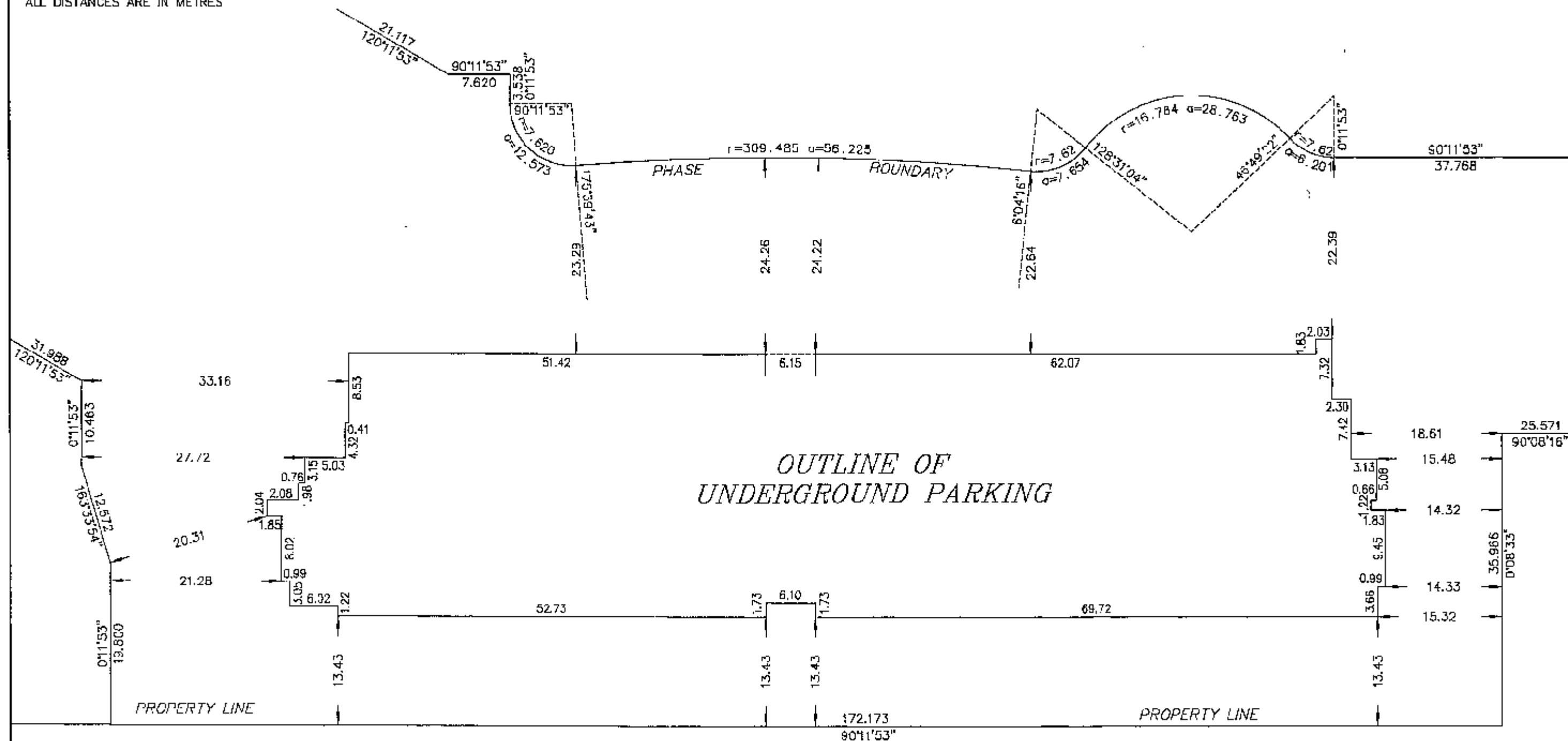
PHASE 1

SHEET 5 OF 18 SHEETS
STRATA PL. BCS_____

SCALE 1:500



ALL DISTANCES ARE IN METRES



ONDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-5830 176A Street
Cloverdale B.C.

FILE: JS0617_1_5

Dated this 24th day of April, 2007.

gaut

B.C.L.S.

ORIGINAL

SIGNATURES

SHEET 6 OF 18 SHEETS

STRATA PL. BCS 2562

PHASE 1

OWNERS: REMPEL ST. ANDREWS
DEVELOPMENT LTD.
(INC. NO. 0715299)
(sign and print name clearly)

AUTHORIZED SIGNATORY Henry Rempel

AUTHORIZED SIGNATORY JOHN REMPEL

J. Braun GUANITA
WITNESS AS TO SIGNATURES J. BRAUN
#201 31234 WHEEL AVE
ABBOTSFORD, BC V2T 6G9
ADDRESS OF WITNESS

EXECUTIVE ASSISTANT
OCCUPATION OF WITNESS

MORTGAGEE:
GROSVENOR CAPITAL CORPORATION
(INC. NO. 559896)
(sign and print name clearly)

AUTHORIZED SIGNATORY James Delmotte

AUTHORIZED SIGNATORY JAMES PATILLO

Shelly Lear
WITNESS AS TO SIGNATURES Shelley Lear
7491 KRAFT CRES.
BURNABY, BC V5A 1Z4
ADDRESS OF WITNESS

EXECUTIVE ASSISTANT
OCCUPATION OF WITNESS

MORTGAGEE:
HSBC BANK CANADA
(sign and print name clearly)

AUTHORIZED SIGNATORY BRADLEY WARREN

AUTHORIZED SIGNATORY Samira Perera

Karen Horvath
WITNESS AS TO SIGNATURES Karen Horvath
32412 South Fraser Way
Abbotsford, BC V2T 1X3
ADDRESS OF WITNESS

Administrative Assistant
OCCUPATION OF WITNESS

MORTGAGEE:
REMPEL DEVELOPMENT GROUP LTD.
(INC. NO. 381362)
(sign and print name clearly)

AUTHORIZED SIGNATORY Henry Rempel

AUTHORIZED SIGNATORY JOHN REMPEL

J. Braun GUANITA
WITNESS AS TO SIGNATURES J. BRAUN
#201 31234 WHEEL AVE
ABBOTSFORD, BC V2T 6G9
ADDRESS OF WITNESS

EXECUTIVE ASSISTANT
OCCUPATION OF WITNESS

MORTGAGEE:
TRAVELERS GUARANTEE COMPANY OF
CANADA, (INC. NO. A84831)
(sign and print name clearly)

AUTHORIZED SIGNATORY Ed Fennell

AUTHORIZED SIGNATORY

Kerry Namy
WITNESS AS TO SIGNATURES Kerry Namy
2500-650 W. GEORGIA ST
VANCOUVER, BC V6R 4N7
ADDRESS OF WITNESS

MANAGER
OCCUPATION OF WITNESS

The City of Surrey as holder
of Covenants BR227709, BR227715, BR227718,
DA4843*6, DA484320 AND DA484322 hereby
consent to the filing of this strata plan.

Dianne Watts
Mayor, DIANNE WATTS

Margaret Jones
Clerk, MARGARET JONES

FORM Q

Approved as Phase 1 of a 4 phase strata plan
under Section 224 of the Strata Property Act
this 4th day of October, 2007.

J. Robich
Approving Officer
City of Surrey

FORM R

I certify that the Amenity Building, which
according to the Phased Strata Plan Declaration
in Forms P filed for this strata plan was to have
been constructed in conjunction with this phase
has been provided for in accordance with section
225 (2) of the Strata Property Act.

Dated this 4th day of October, 2007

J. Robich
Approving Officer
City of Surrey

FORM S
NEW DEVELOPMENT CERTIFICATE

I, John P. Onderwater, a British
Columbia Land Surveyor, certify
that the buildings included in this
strata plan have not as of
the 24th day of April, 2007
been previously occupied.

John P. Onderwater
B.C.L.S.

Dated this 24th day of April, 2007.

John P. Onderwater
B.C.L.S.

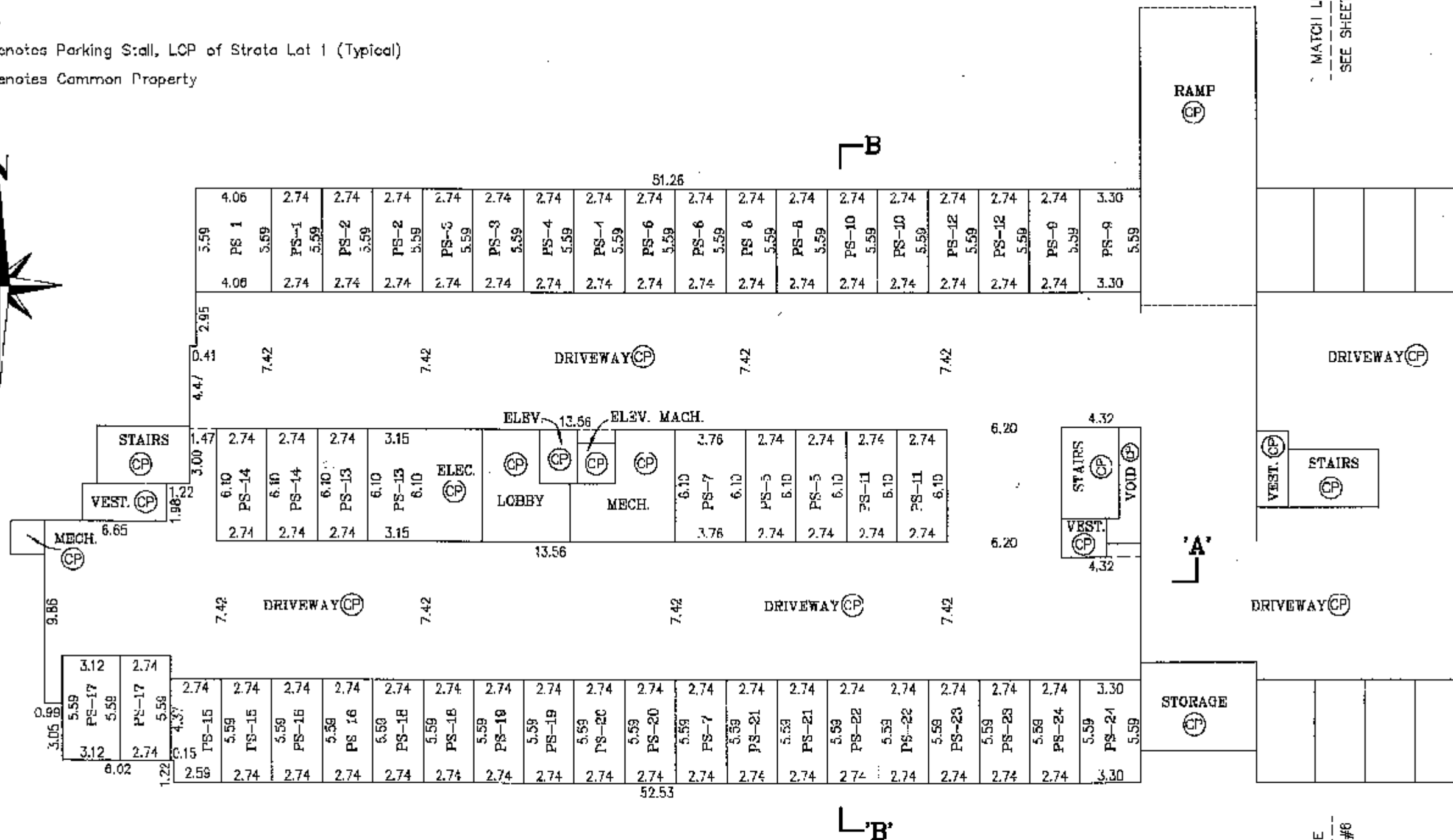
ONDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-5880 176A Street
Cloverdale B.C.

FILE: \S0617_1_3

ORIGINAL

STRATA PL. BCS2562

ORIGINAL

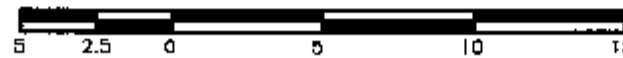


FLOOR PLANS - UNDERGROUND PARKING BUILDING 2

SHEET 8 OF 18 SHEETS

STRATA PL. BCS2562

SCALE 1:250



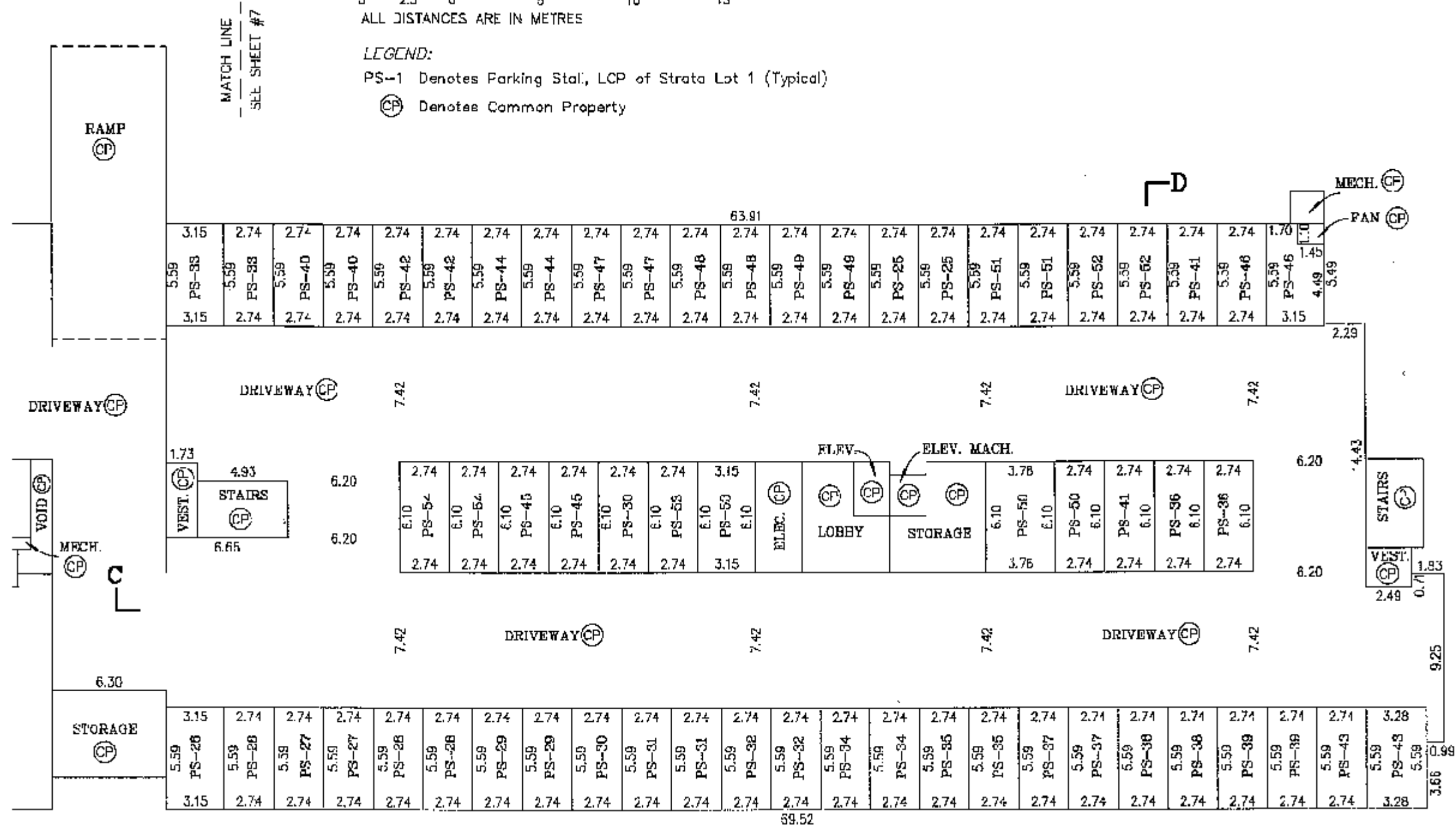
ALL DISTANCES ARE IN METRES

LEGEND:

PS-1 Denotes Parking Stall, LCP of Strata Lot 1 (Typical)

CP Denotes Common Property

PHASE 1



UNDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-5880 176A Street
Cloverdale B.C.

FILE: JSC617_1_8

Dated this 24th day of April, 2007

[Signature]

B.C.L.S.

ORIGINAL

FLOOR PLANS – FIRST FLOOR BUILDING 1

SHEET 9 OF 18 SHEETS

STRATA PL. BCS 2562

SCALE 1:250



ALL DISTANCES ARE IN METRES

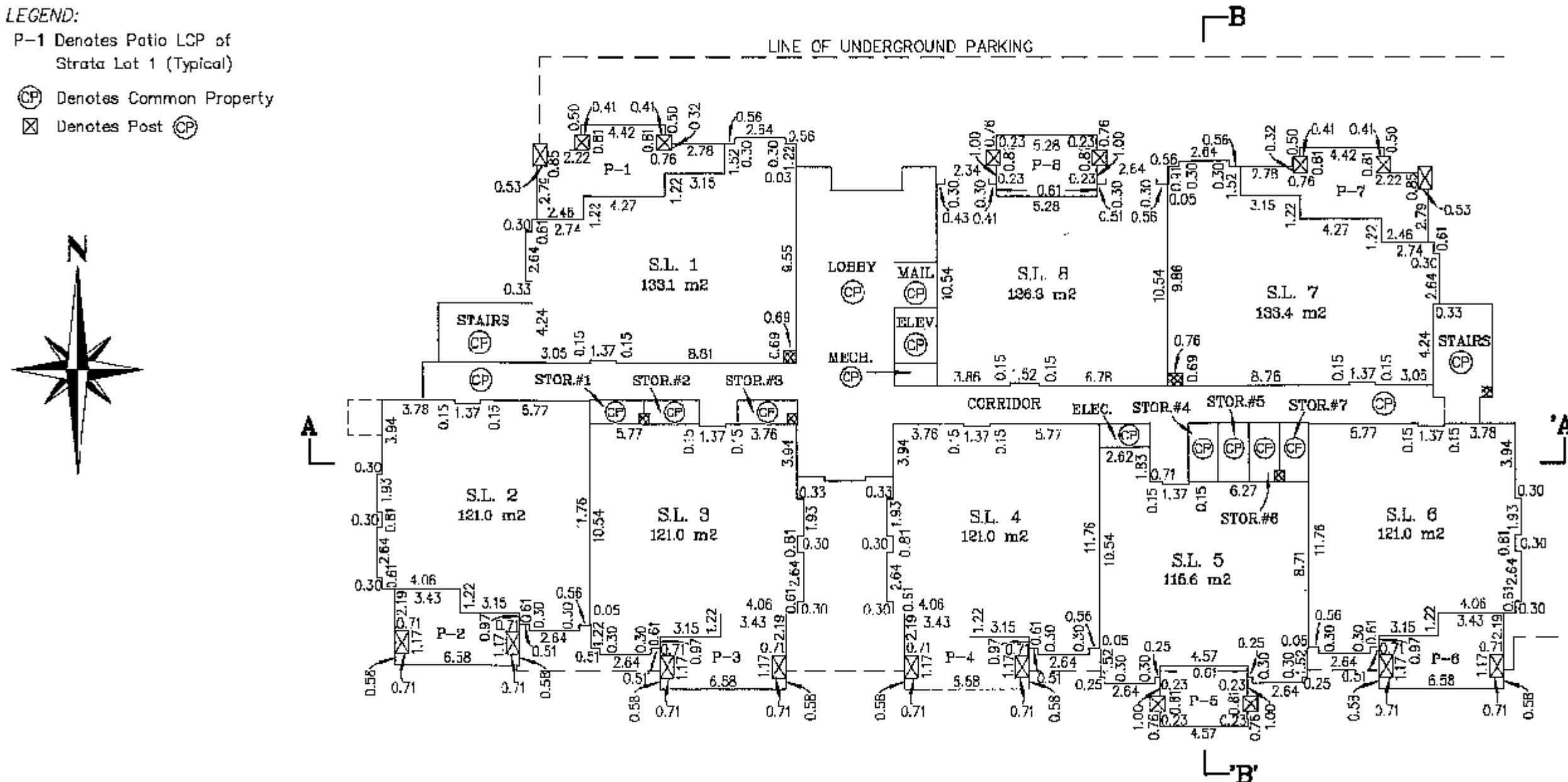
LEGEND:

P-1 Denotes Patio LCP of
Strata Lot 1 (Typical)

⊙ Denotes Common Property

⊗ Denotes Post ⊙

PHASE 1



UNDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-5890 176A Street
Cloverdale B.C.

FILE: JS0617_1_9

Dated this 24th day of April, 2007.

B.C.L.S.

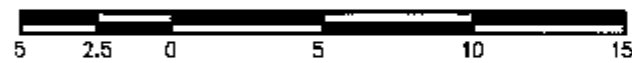
ORIGINAL

FLOOR PLANS – SECOND FLOOR BUILDING 1

SHEET 10 OF 18 SHEETS

STRATA PL. BCS 2562

SCALE 1:250



ALL DISTANCES ARE IN METRES

LEGEND:

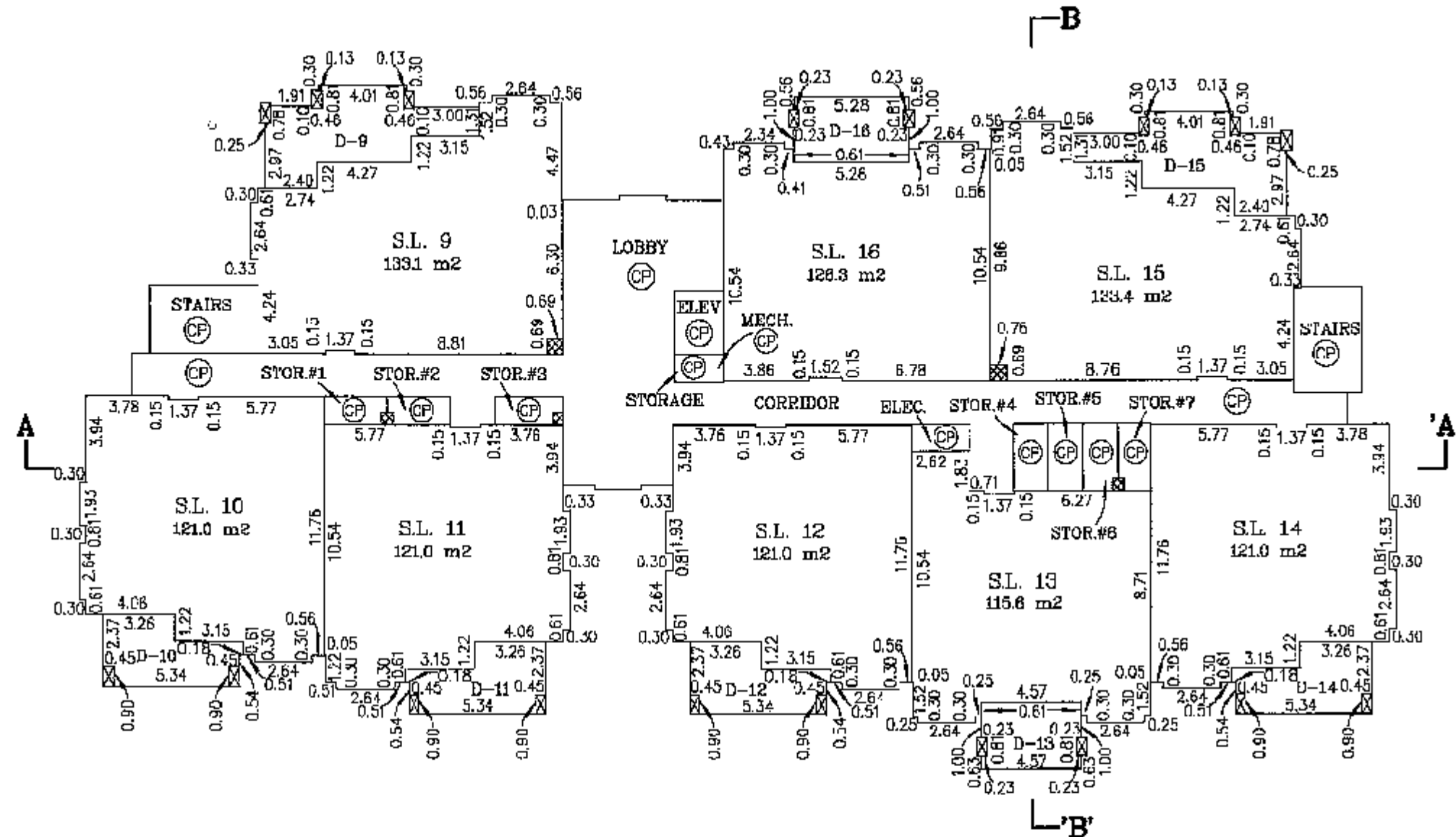
D-1 Denotes Deck LCP of
Strata Lot 1 (Typical)

⊙ Denotes Common Property

⊗ Denotes Past ⊙



PHASE 1



UNDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-5890 178A Street
Cleverdale B.C.

FILE: JSC617_1_10

Dated this 24th day of April, 2007.

B.C.L.S.

ORIGINAL

FLOOR PLANS – THIRD FLOOR BUILDING 1

STRATA PL. BCS 2562

SCALE 1:250



ALL DISTANCES ARE IN METRES

LEGEND:

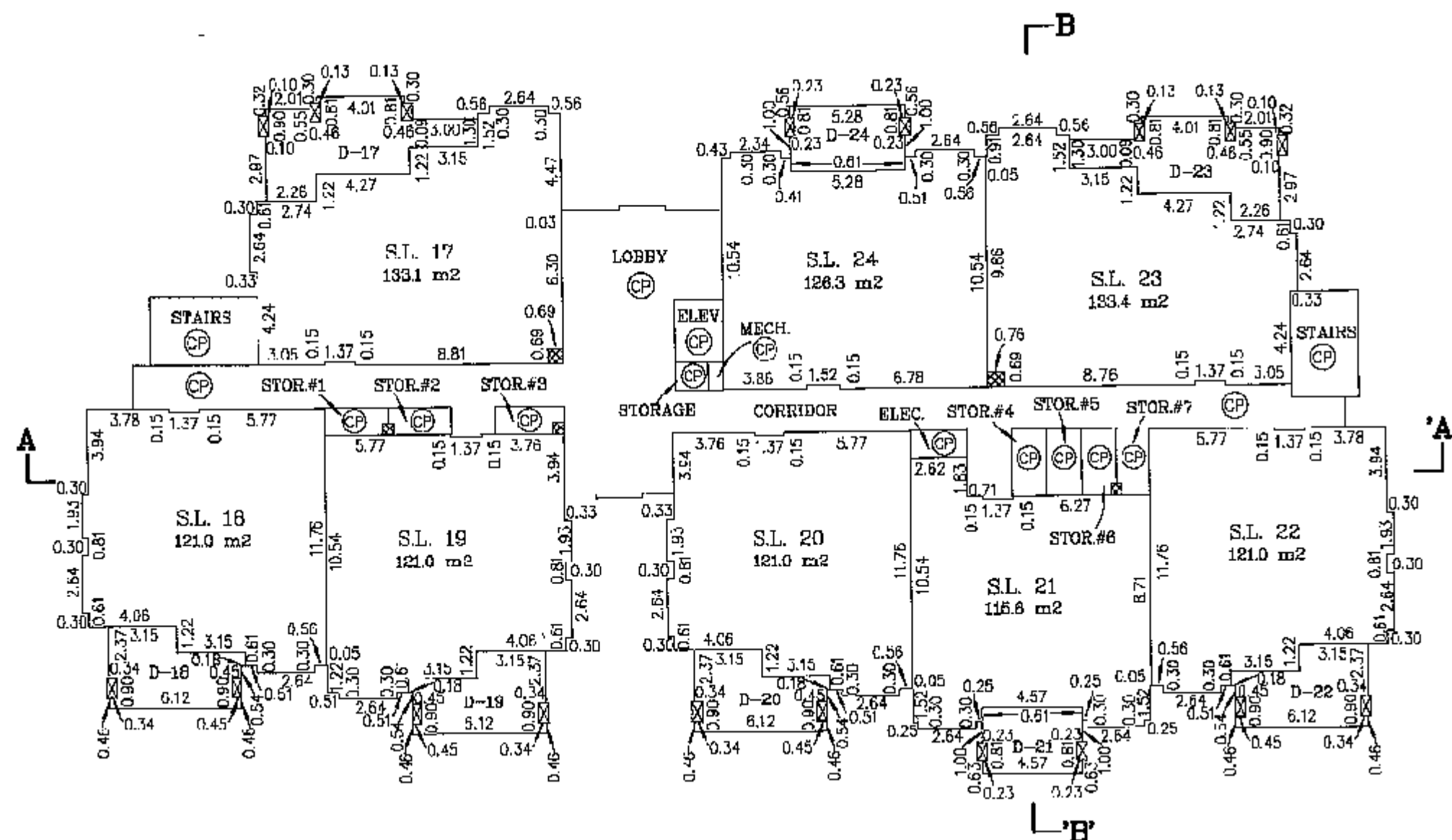
D-1 Denotes Deck LCP of
Strata Lot 1 (Typical)

Ⓢ Denotes Common Property

Ⓢ Denotes Post Ⓢ



PHASE 1



ONDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-6880 176A Street
Cloverdale B.C.

FILE: JS0617_1_11

Dated this 24th day of April, 2007.

B.C.L.S.

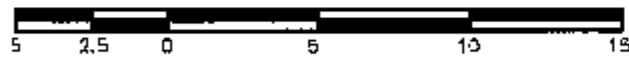
ORIGINAL

FLOOR PLANS – FIRST FLOOR BUILDING 2

SHEET 12 OF 18 SHEETS

STRATA PL. BCS2562

SCALE 1:250



ALL DISTANCES ARE IN METRES

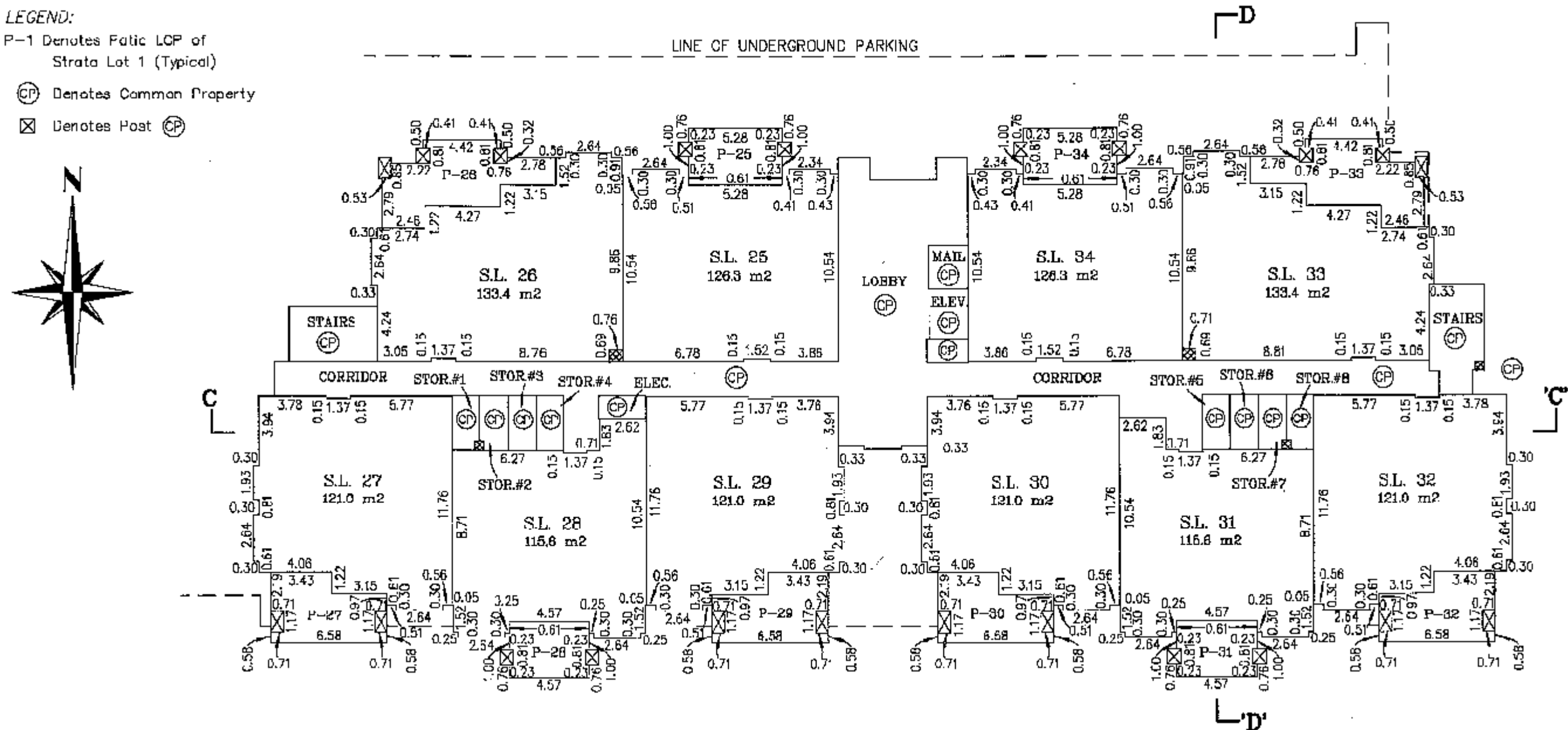
LEGEND:

P-1 Denotes Fatic LCP of
Strata Lot 1 (Typical)

⊙ Denotes Common Property

⊗ Denotes Post ⊙

PHASE 1



ONDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-5830 176A Street
Cloverdale B.C.

FILE: JS06:7_1_12

Dated this 24th day of April, 2007.

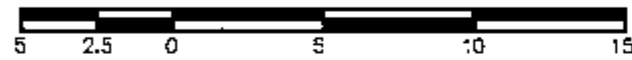
Just
B.C.L.S.
ORIGINAL

FLOOR PLANS - SECOND FLOOR BUILDING 2

SHEET 13 OF 18 SHEETS

STRATA PL. BCS 2562

SCALE 1:250



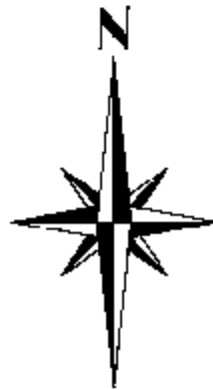
ALL DISTANCES ARE IN METRES

LEGEND:

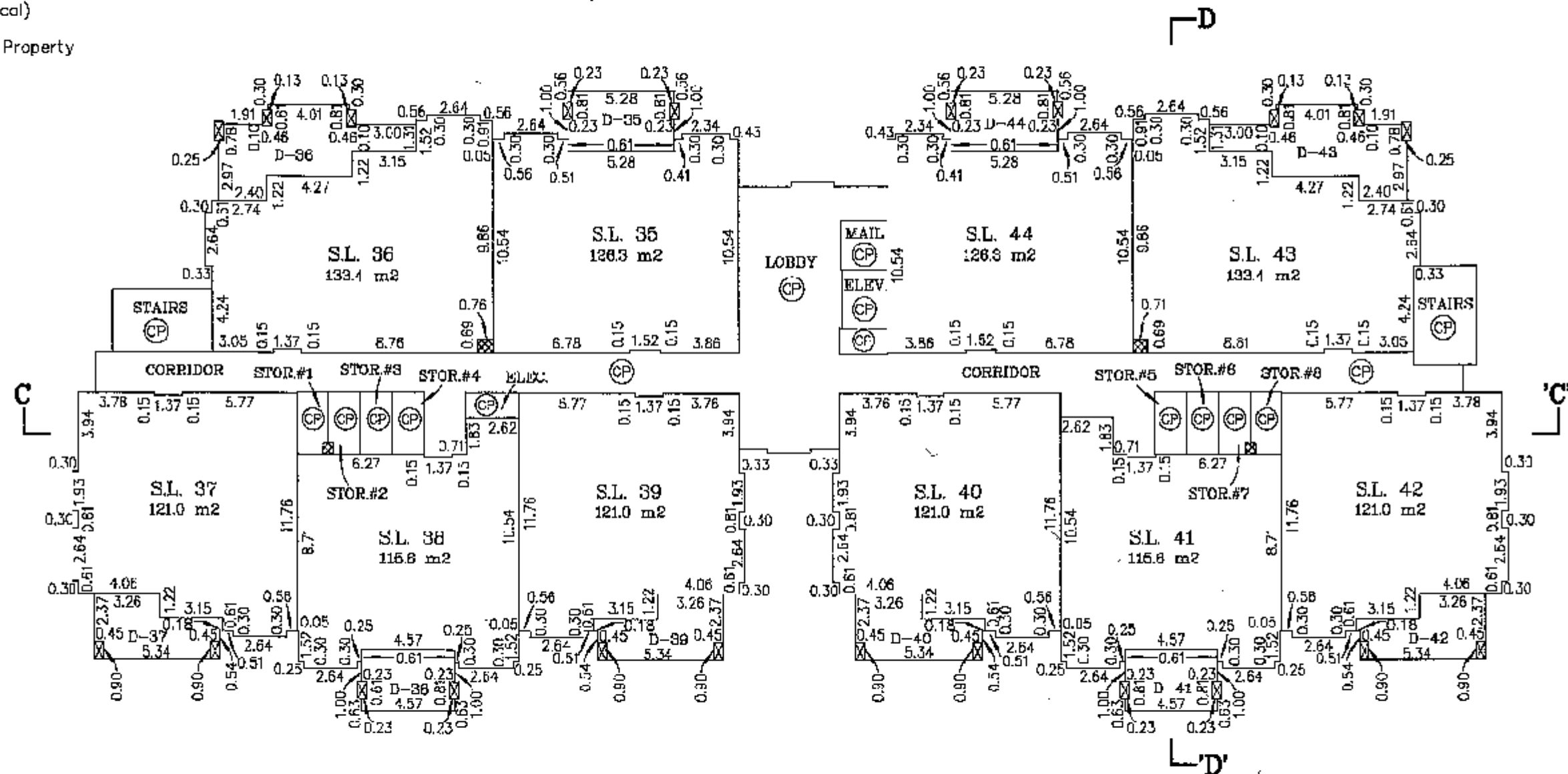
D-1 Denotes Deck LCP of
Strata Lot 1 (Typical)

Ⓢ Denotes Common Property

Ⓢ Denotes Fast Ⓢ



PHASE 1



UNDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-5830 176A Street
Cloverdale B.C.

FILE: JS0617_1_13

Dated this 24th day of April, 2007.

B.C.L.S.

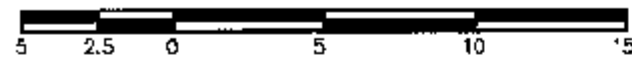
ORIGINAL

FLOOR PLANS – THIRD FLOOR BUILDING 2

SHEET 14 OF 18 SHEETS

STRATA PL. BCS 2562

SCALE 1:250



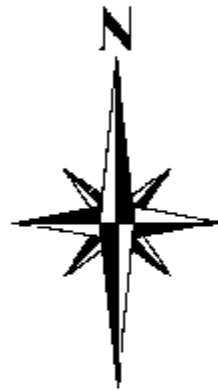
ALL DISTANCES ARE IN METRES

LEGEND:

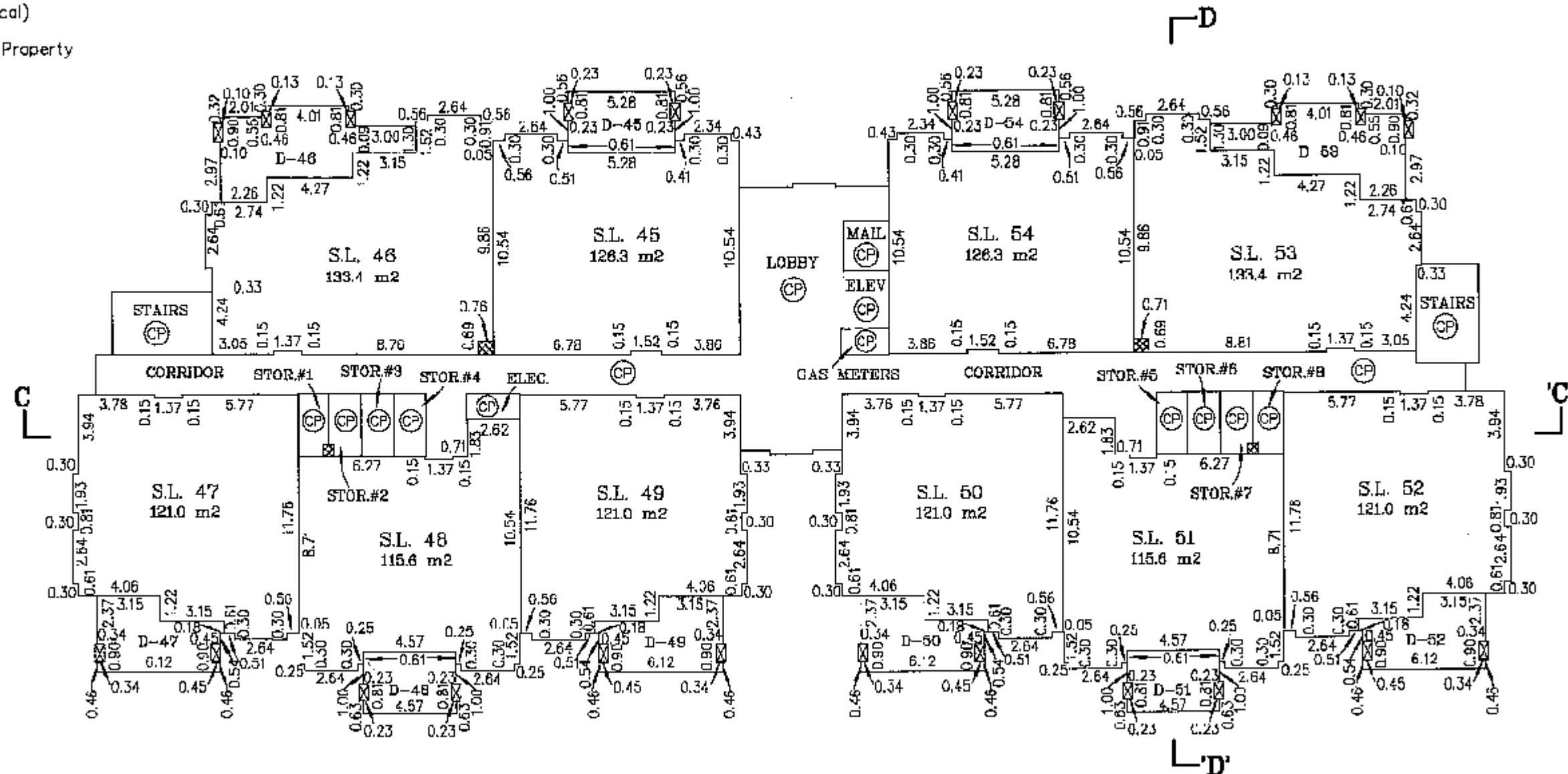
D-1 Denotes Deck LCP of
Strata Lot 1 (Typical)

⊙ Denotes Common Property

⊠ Denotes Post ⊙



PHASE 1



ONDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-5830 176A Street
Cloverdale B.C.

FILE: JS0617_1_14

Dated this 24th day of April, 2007.

B.C.L.S.

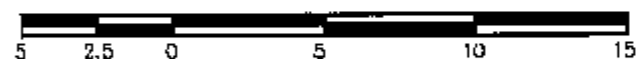
ORIGINAL

FLOOR PLANS AMENITY BUILDING COMMON FACILITY

SHEET 15 OF 18 SHEETS
STRATA PL. BCS 2562

PHASE 1

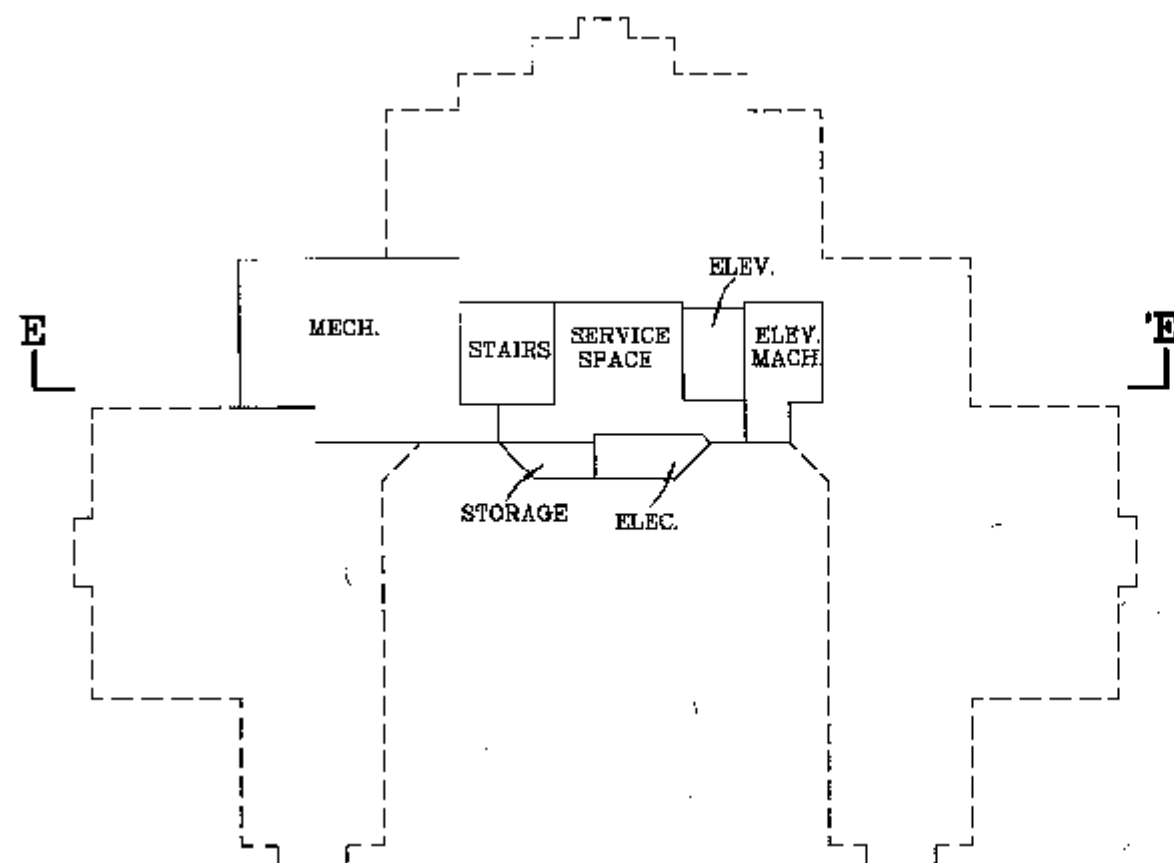
SCALE 1:250



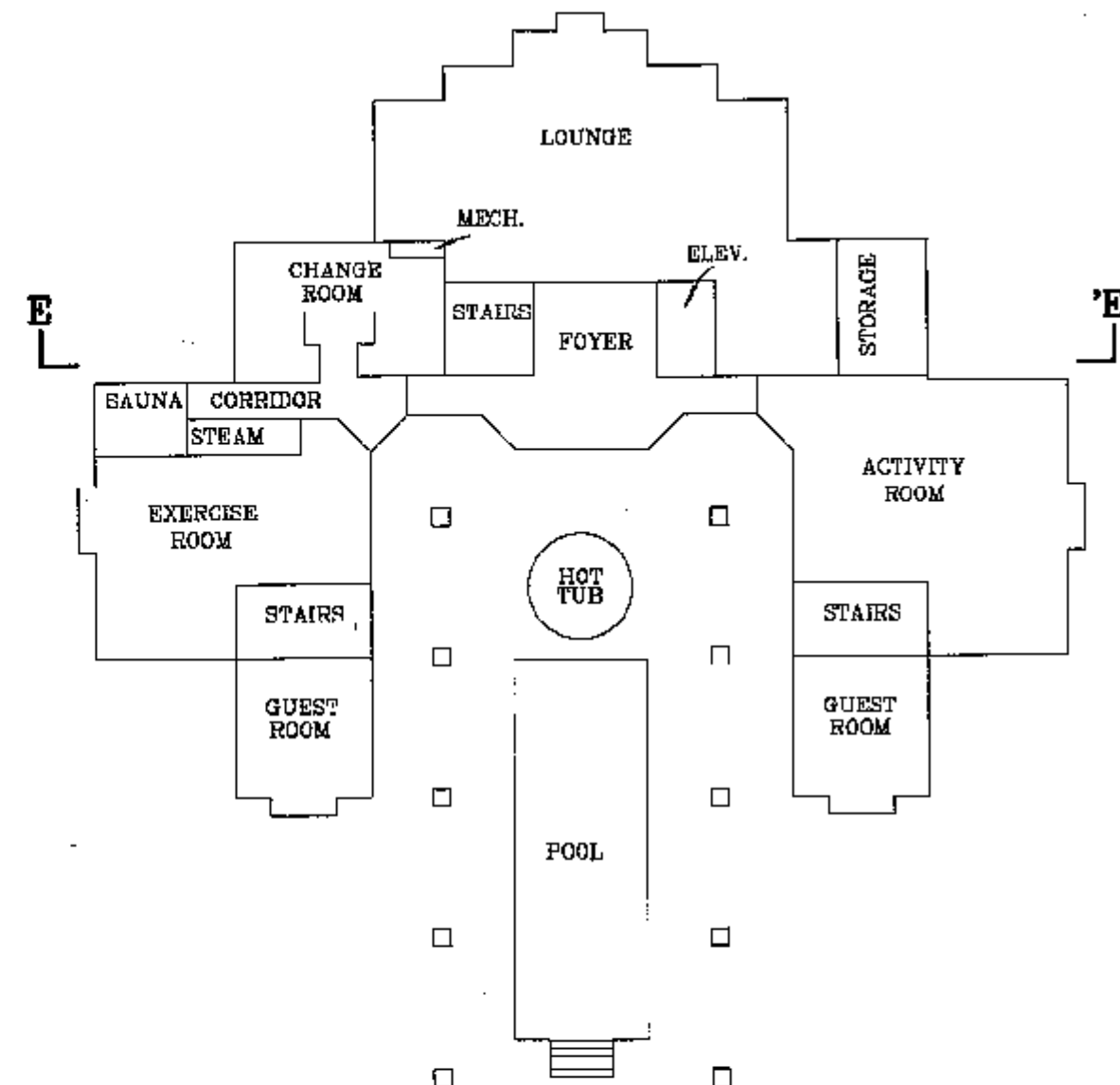
ALL DISTANCES ARE IN METRES



LOWER FLOOR



MAIN FLOOR



ONDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-5830 178A Street
Cloverdale B.C.

FILE: JS0617_1_15

Dated this 24th day of April, 2007.

Just

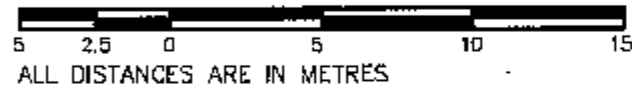
B.C.L.S.

ORIGINAL

FLOOR PLANS-SECTION AMENITY BUILDING COMMON FACILITY

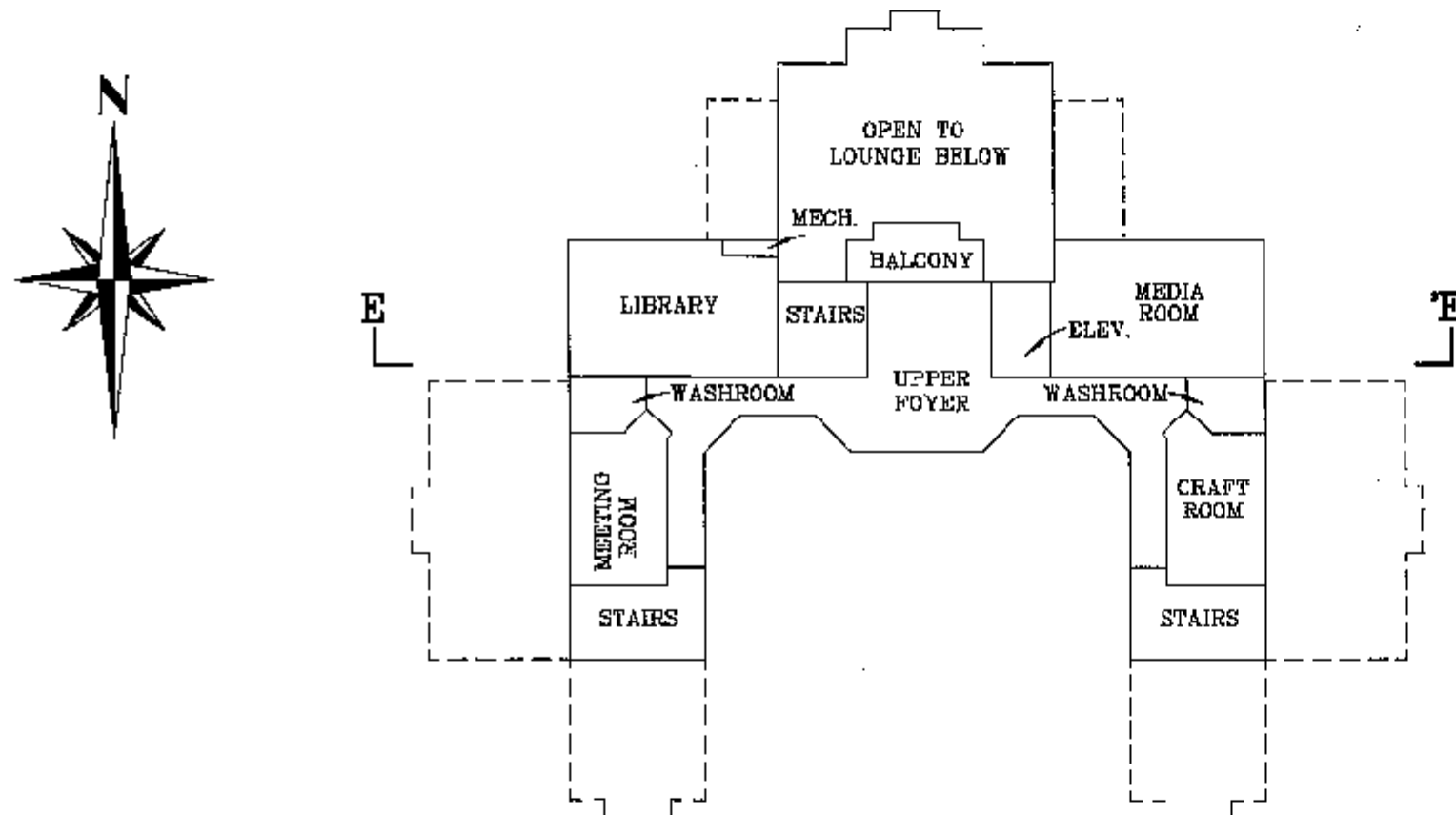
SHEET 16 OF 18 SHEETS
STRATA PL. BCS 2562

SCALE 1:250

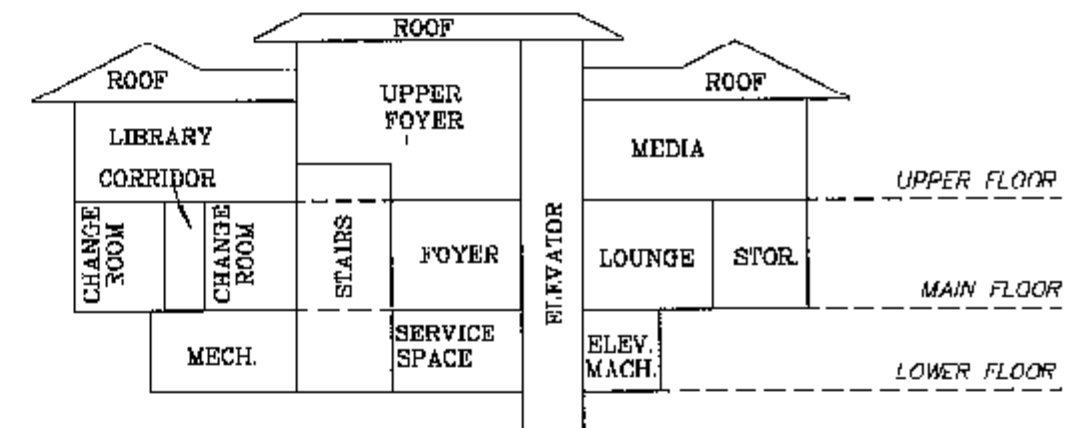


PHASE 1

UPPER FLOOR



SECTION E-E'



ONDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-5830 176A Street
Cloverdale B.C.

FILE: JS0617_1_16

Dated this 24th day of April, 2007.

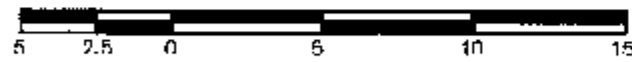
[Signature]
B.C.L.S.
ORIGINAL

SECTIONS – BUILDING 1 AND PARKING AREA

SHEET 17 OF 18 SHEETS

STRATA PL. BCS 2562

SCALE 1:250



ALL DISTANCES ARE IN METRES

LEGEND:

- PS-1 Denotes Parking Stall LCP of
Strata Lot 1 (Typical)
P-1 Denotes Patio LCP of
Strata Lot 1 (Typical)
D-1 Denotes Deck LCP of
Strata Lot 1 (Typical)

PHASE 1**SECTION A-'A'**

ROOF (CP)			ROOF (CP)								
S.L. 18	S.L. 19	(CP)	S.L. 20	S.L. 21	(CP)	STOR#4	STOR#5	STOR#6	STOR#7	S.L. 22	THIRD FLOOR
S.L. 10	S.L. 11	LOBBY	S.L. 12	S.L. 13	CORRIDOR	STOR#4	STOR#5	STOR#6	STOR#7	S.L. 14	SECOND FLOOR
S.L. 2	S.L. 3		S.L. 4	S.L. 5	CORRIDOR	STOR#4	STOR#5	STOR#6	STOR#7	S.L. 6	FIRST FLOOR
DRIVEWAY (CP)					DRIVEWAY (CP)						PARKING LEVEL

SECTION B-'B'

ROOF (CP)				ROOF (CP)	
S.L. 23		(CP)	STOR. #4 (CP)	S.L. 21	
S.L. 15		CORRIDOR	STOR. #4 (CP)	S.L. 13	
S.L. 7			STOR. #4 (CP)	S.L. 5	
PS_10		DRIVEWAY (CP)		PS_22	
PS_5		DRIVEWAY (CP)		PS_22	
PARKING LEVEL					

UNDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-5830 176A Street
Cloverdale B.C.

FILE: JS0617_1_17

Dated this 24th day of April, 2007.

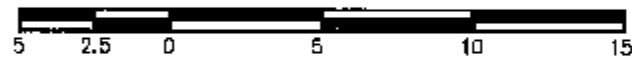
pet
B.C.L.S.
ORIGINAL

SECTIONS – BUILDING 2 AND PARKING AREA

SHEET 18 OF 18 SHEETS

STRATA PL. BCS 2562

SCALE 1:250



ALL DISTANCES ARE IN METRES

LEGEND:

PS-1 Denotes Parking Stall LCP of
Strata Lot 1 (Typical)
P-1 Denotes Patio LCP of
Strata Lot 1 (Typical)
D-1 Denotes Deck LCP of
Strata Lot 1 (Typical)

PHASE 1**SECTION C-C'**

ROOF CP										ROOF CP										
S.L. 47	STOR#1	STOR#2	STOR#3	STOR#4	CP	S.L. 48	S.L. 49	CP	S.L. 50	S.L. 51	CP	STOR#5	STOR#6	STOR#7	STOR#8	S.L. 52	THIRD FLOOR			
S.L. 37	STOR#1	STOR#2	STOR#3	STOR#4	CORRIDOR	S.L. 38	S.L. 39	LOBBY	S.L. 40	S.L. 41	CORRIDOR	STOR#5	STOR#6	STOR#7	STOR#8	S.L. 42	SECOND FLOOR			
S.L. 27	STOR#1	STOR#2	STOR#3	STOR#4	CORRIDOR	S.L. 28	S.L. 29		S.L. 30	S.L. 31	CORRIDOR	STOR#5	STOR#6	STOR#7	STOR#8	S.L. 32	FIRST FLOOR			
DRIVEWAY CP										DRIVEWAY CP										PARKING LEVEL

SECTION D-D'

ROOF (CP)			ROOF (CP)		
S.L. 53	CP	STOR. #5 (CP)	S.L. 51	D-51	THIRD FLOOR
S.L. 43	CORRIDOR	STOR. #5 (CP)	S.L. 41	D-41	SECOND FLOOR
S.L. 33	CORRIDOR	STOR. #5 (CP)	S.L. 31	P-31	FIRST FLOOR
PS_62	DRIVEWAY (CP)	PS_41	DRIVEWAY (CP)	PS_38	PARKING LEVEL

UNDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-5830 176A Street
Cloverdale B.C.

FILE: JS0617_1_18

Dated this 24th day of April, 2007.

B.C.L.S.

ORIGINAL

**STRATA PLAN OF A PART OF LOT A
SECTION 13 TOWNSHIP 2
N.W.D. PLAN BCP23009
B.C.G.S. 92G.017**

CITY OF SURREY

SCALE 1:1250



All Distances are in Metres.

Grid Bearings are derived from
OCMS 80H2030 & 5431

LEGEND:

- SL Denotes Strata Lot
- A Denotes Area
- m2 Denotes Square Metres
- LCP Denotes Limited Common Property
- P-1 Denotes Patio, LCP of Strata Lot 1 (Typical)
- D-1 Denotes Deck, LCP of Strata Lot 1 (Typical)
- Denotes Standard Iron Post Found
- ⊙ Denotes Control Monument Found
- Denotes Lead Plug Found
- ⊕ Denotes Common Property
- ⊞ Denotes Duct Space, Common Property

PHASE 2

Civic Address:

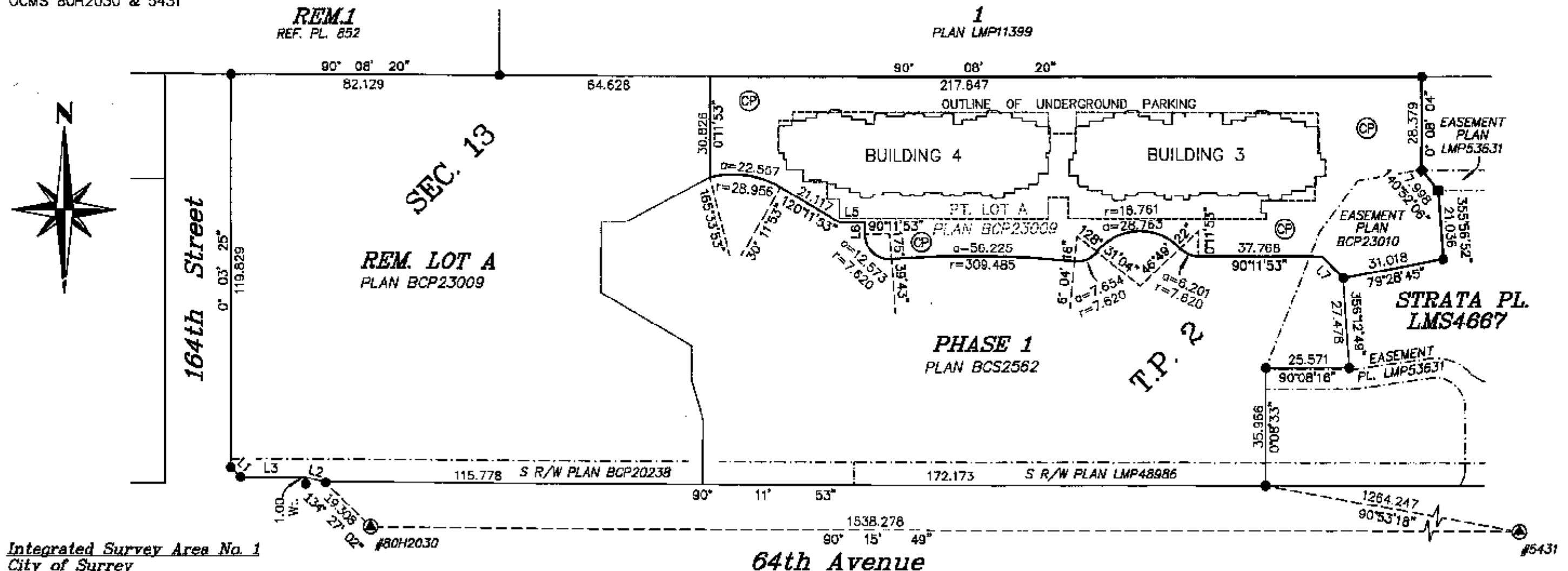
Building 3 - 16499 64th Avenue
Building 4 - 16477 64th Avenue
Surrey B.C.

SHEET 1 OF 15 SHEETS

STRATA PLAN BCS2562

Deposited in the Land Title Office
at New Westminster, B.C. on
This 26 Day of MARCH, 2008.

IAN MACDONALD / CP
Ref. No. BB644556 Registrar



**Integrated Survey Area No. 1
City of Surrey**

This plan shows ground level measured
distances, prior to computation of U.T.M.
coordinates multiply by combined factor
of 0.9996025 NAD83 (CSRS)

Onderwater Land Surveying
B.C. Land Surveyors
#104-5830 178A Street
Cloverdale B.C.

FILE: JS0817_2.1

L1	4.247	135°06'41"
L2	6.251	104°18'41"
L3	19.843	90°09'56"
L4	7.620	90°11'53"
L5	7.620	90°11'53"
L6	3.538	0°11'53"
L7	9.276	135°11'53"

*This Plan Lies Within The
Greater Vancouver Regional District*

I, John P. Onderwater, a British Columbia Land
Surveyor, certify that the buildings shown on this
strata plan are within the external boundaries of
the land that is the subject of the strata plan.

[Signature]
B.C.L.S.

I, John P. Onderwater, a British Columbia Land
Surveyor, of Surrey, in British Columbia, certify that I was present at
and personally superintended the survey represented by this
plan, and that the survey and plan are correct. The field
survey was completed on the 30th day of January, 2008.
The plan was completed and checked, and the checklist
filed under #76751 on the 5th day of February, 2008.

[Signature]
B.C.L.S.
ORIGINAL

BUILDING DETAILS — BUILDING 3

PHASE 2

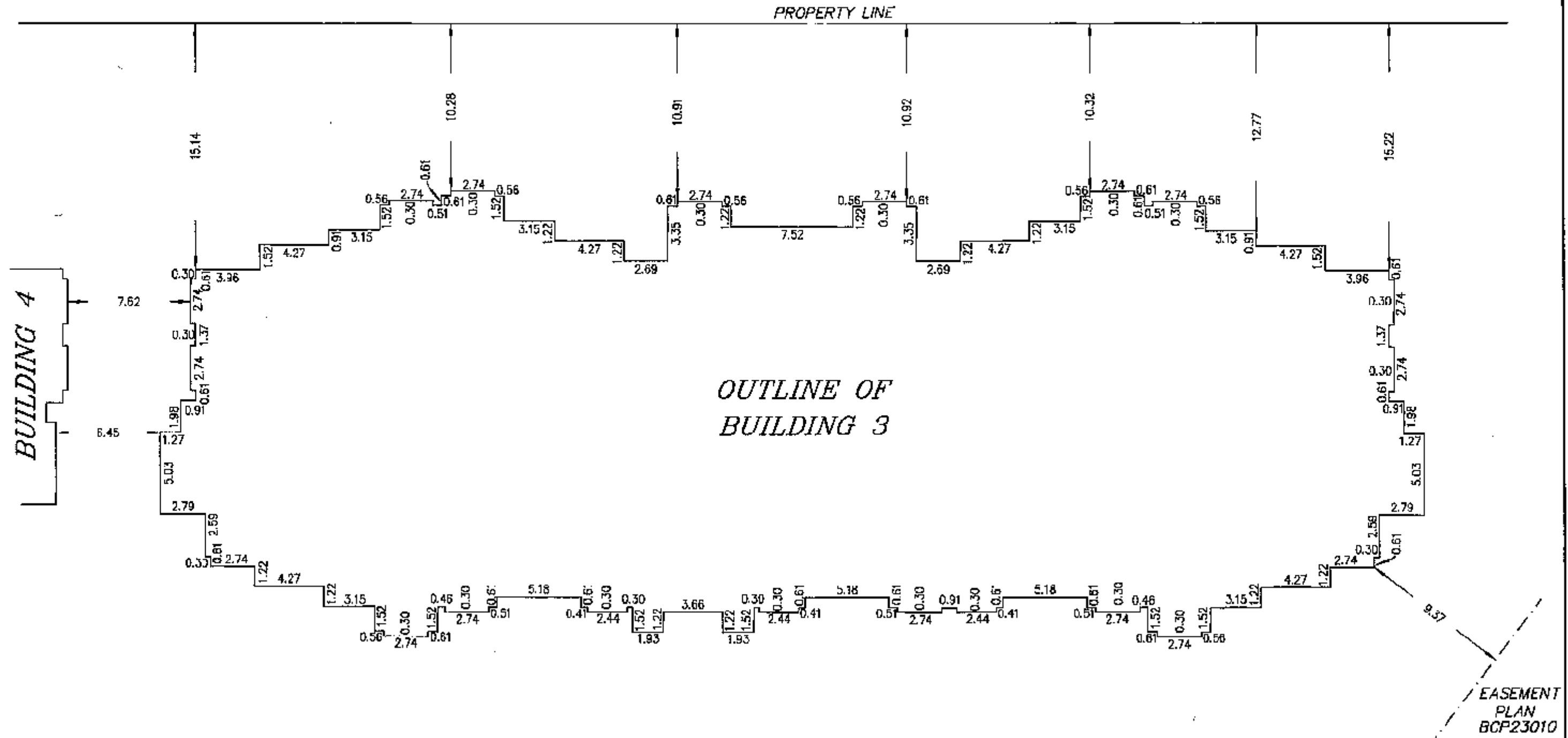
SHEET 2 OF 15 SHEETS

STRATA PL. BCS2562

SCALE 1:250



ALL DISTANCES ARE IN METRES



UNDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-5530 178A Street
Cloverdale B.C.

FILE: JS0617_2_2

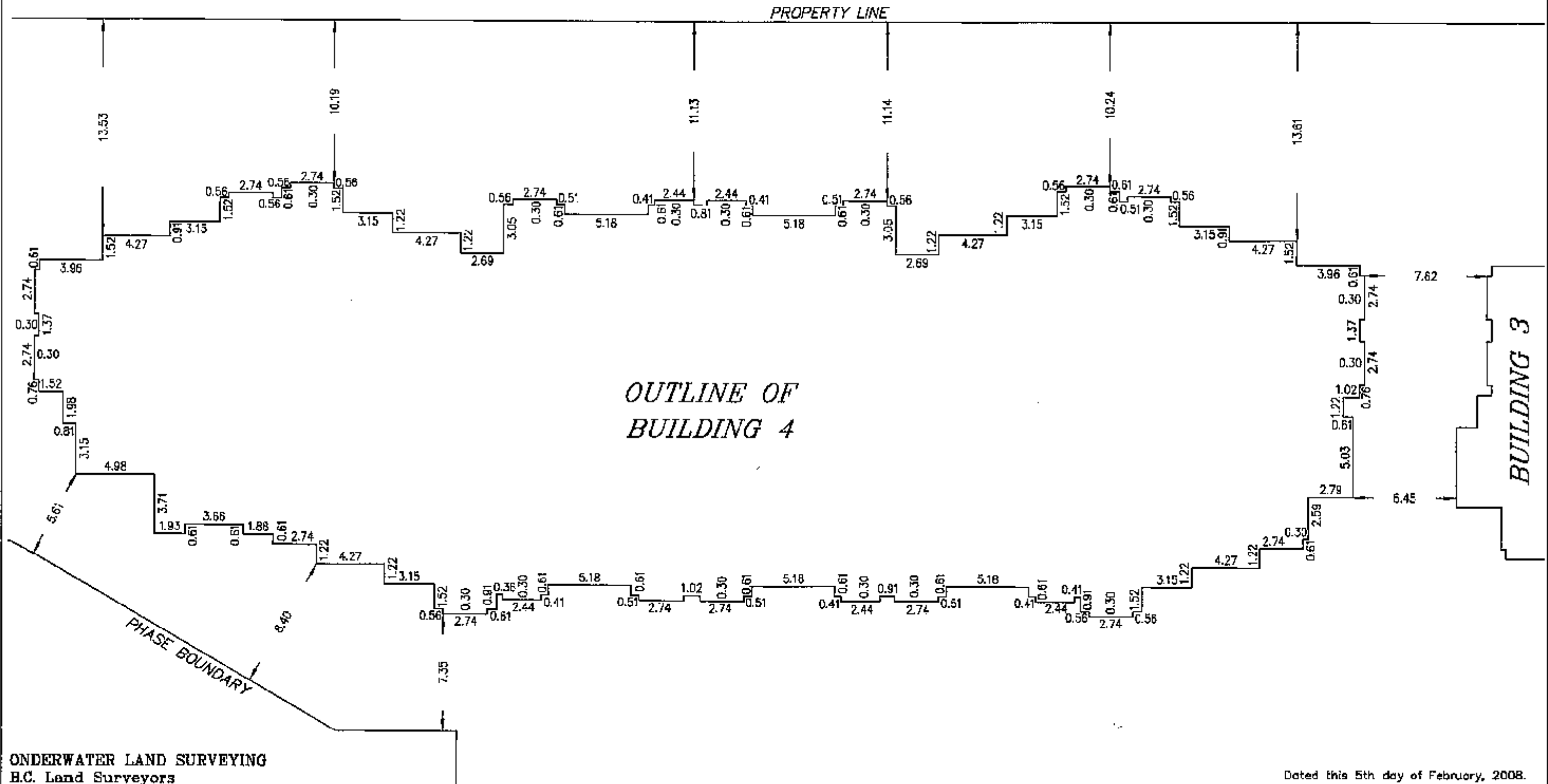
Dated this 5th day of February, 2008.

[Signature]
B.C.L.S.
ORIGINAL

SHEET 3 OF 15 SHEETS

STRATA PL. BCS2562

ALL DISTANCES ARE IN METRES



FILE: JS0617_2_3

Dated this 5th day of February, 2008.

gout
B.C.L.S.
ORIGINAL

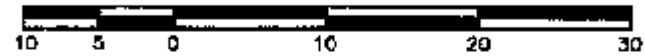
BUILDING DETAILS — UNDERGROUND PARKING

PHASE 2

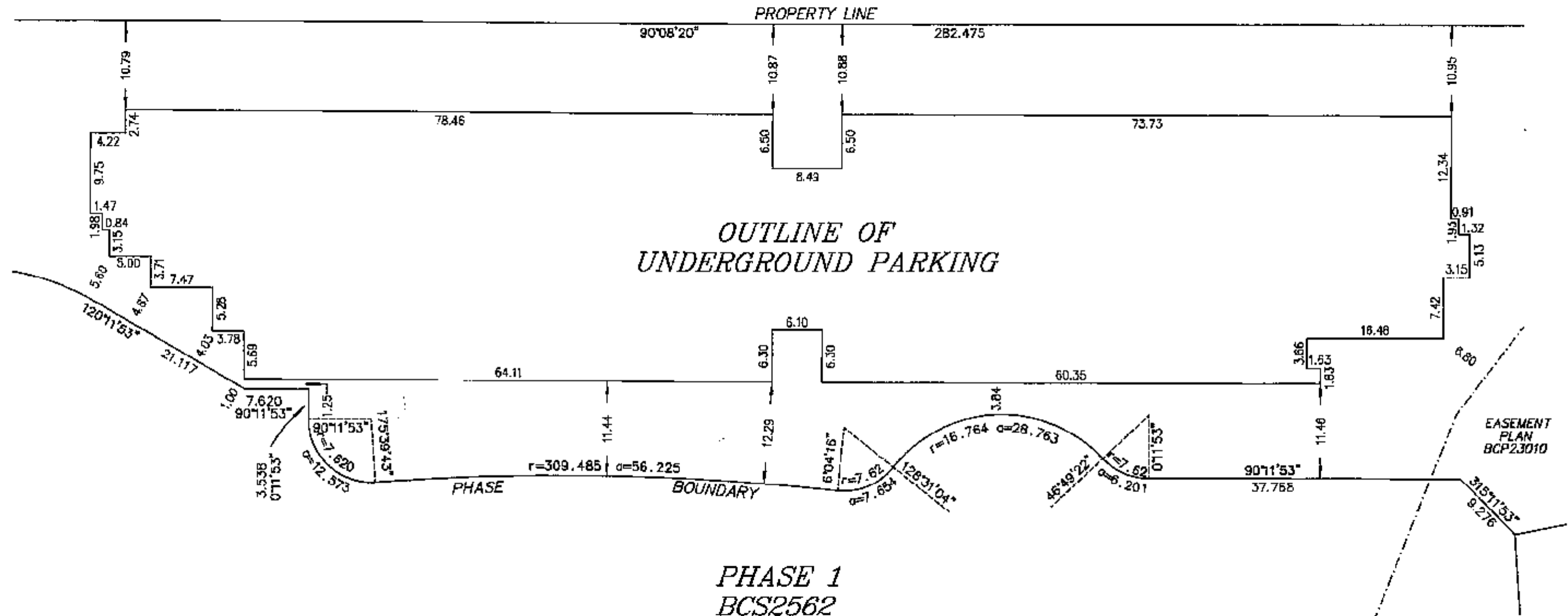
SHEET 4 OF 15 SHEETS

STRATA PL. BCS2562

SCALE 1:500



ALL DISTANCES ARE IN METRES



ONDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-5630 176A Street
Cloverdale B.C.

FILE: JS0617_2_4

Dated this 5th day of February, 2008.

gaut
B.C.L.S.
ORIGINAL

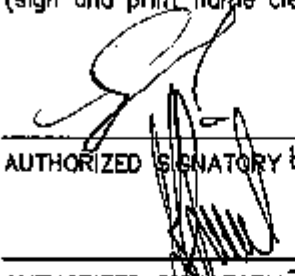
SIGNATURES

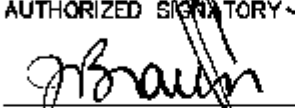
SHEET 5 OF 15 SHEETS

STRATA PL. BCS2562

PHASE 2

OWNERS: REMPEL ST. ANDREWS
DEVELOPMENT LTD.
(INC. NO. 0715289)
(sign and print name clearly)


AUTHORIZED SIGNATORY HENRY REMPEL

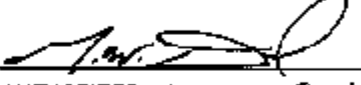

AUTHORIZED SIGNATORY JOHN REMPEL

WITNESS AS TO SIGNATURES
JUANITA BRAUN
#201 31234 WHEEL AVE
ABBOTSFORD, B.C. V2T 6V9
ADDRESS OF WITNESS

EXECUTIVE ASSISTANT
OCCUPATION OF WITNESS

MORTGAGEE:
GROSVENOR CAPITAL CORPORATION
(INC. NO. 559896)
(sign and print name clearly)

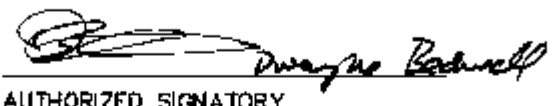

AUTHORIZED SIGNATORY JAMES DELHOMME

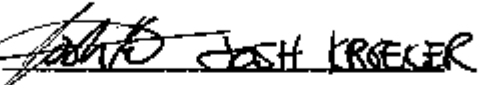

AUTHORIZED SIGNATORY GRAHAM DREXEL

WITNESS AS TO SIGNATURES
SHELLEY LEAR
7491 KRAFT CRES.
BURNABY, B.C. V5A 1Z4
ADDRESS OF WITNESS

EXECUTIVE ASSISTANT
OCCUPATION OF WITNESS

MORTGAGEE:
HSBC BANK CANADA
(sign and print name clearly)

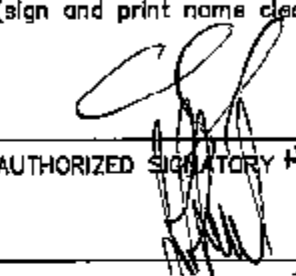

AUTHORIZED SIGNATORY


AUTHORIZED SIGNATORY

WITNESS AS TO SIGNATURES
KAREN HORWATH
32412 South Fraser Way
Abbotsford, B.C. V2T 1K3
ADDRESS OF WITNESS

Administrative Assistant
OCCUPATION OF WITNESS

MORTGAGEE:
REMPER DEVELOPMENT GROUP LTD.
(INC. NO. 381362)
(sign and print name clearly)


AUTHORIZED SIGNATORY HENRY REMPEL

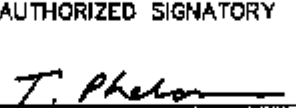

AUTHORIZED SIGNATORY JOHN REMPEL

WITNESS AS TO SIGNATURES
JUANITA BRAUN
#201 31234 WHEEL AVE
ABBOTSFORD, B.C. V2T 6V9
ADDRESS OF WITNESS

EXECUTIVE ASSISTANT
OCCUPATION OF WITNESS

MORTGAGEE:
TRAVELERS GUARANTEE COMPANY OF
CANADA, (INC. NO. A64831)
(sign and print name clearly)


AUTHORIZED SIGNATORY KERRY NAGY

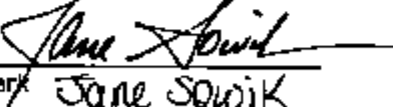

AUTHORIZED SIGNATORY

WITNESS AS TO SIGNATURES
Tina Phelan
2500 - 650 W. Georgia St.
Vancouver B.C. V6B 4N7
ADDRESS OF WITNESS

Underwriter
OCCUPATION OF WITNESS

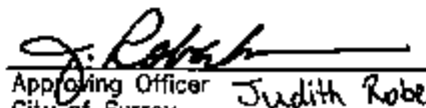
The City of Surrey as holder
of Covenants BR227709, BR227715, BR227718,
BA484316, BA484320, BA484322 and BB12643
consent to the filing of this strata plan.


Mayor Dianne Watts

Acting Clerk 
Jane Sowik

FORM Q

Approved as Phase 2 of a 4 phase strata plan
under Section 224 of the Strata Property Act
this 14th day of March, 2008.


Applying Officer Judith Robertson
City of Surrey

FORM S
NEW DEVELOPMENT CERTIFICATE

I, John P. Underwater, a British
Columbia Land Surveyor, certify
that the buildings included in this
strata plan have not, as of
the 5th day of February, 2008
been previously occupied.


B.C.L.S.

Dated this 5th day of February, 2008.


B.C.L.S.
ORIGINAL

ONDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-8830 178A Street
Cloverdale B.C.

FILE: JS0617_2_S

STRATA PL. BCS2562

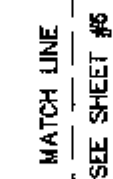
ALL DISTANCES ARE IN METRES



ORIGINAL

STRATA PL. BCS2562

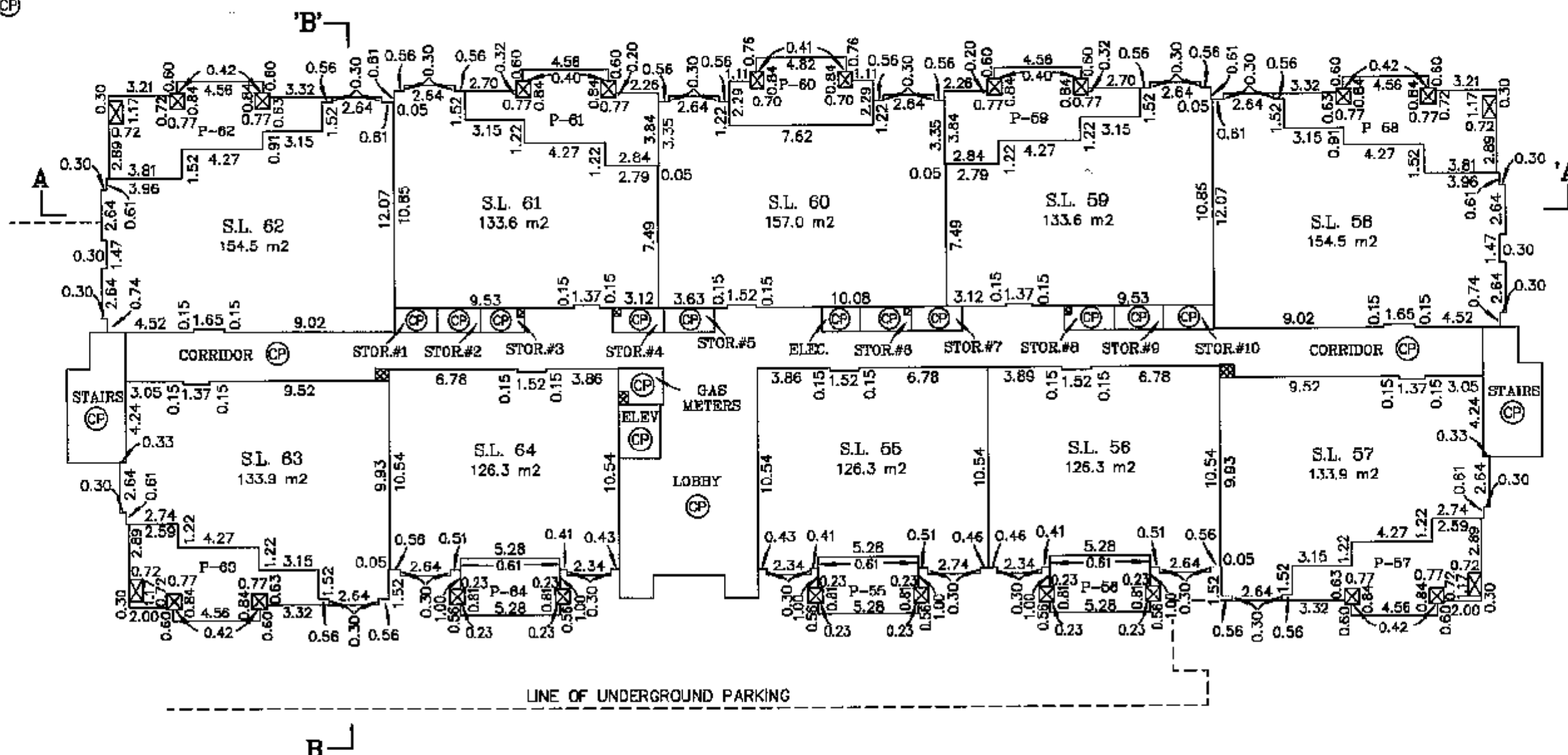
ALL DISTANCES ARE IN METRES



7 out
B.C.L.S.
ORIGINAL

☒ Denotes Post (CP)

PHASE 2



ORIGINAL

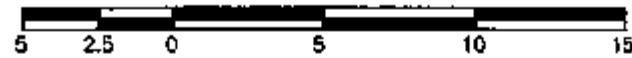
B.C.L.S.

FLOOR PLANS – SECOND FLOOR BUILDING 3

SHEET 9 OF 15 SHEETS

STRATA PL. BCS2562

SCALE 1:250



ALL DISTANCES ARE IN METRES

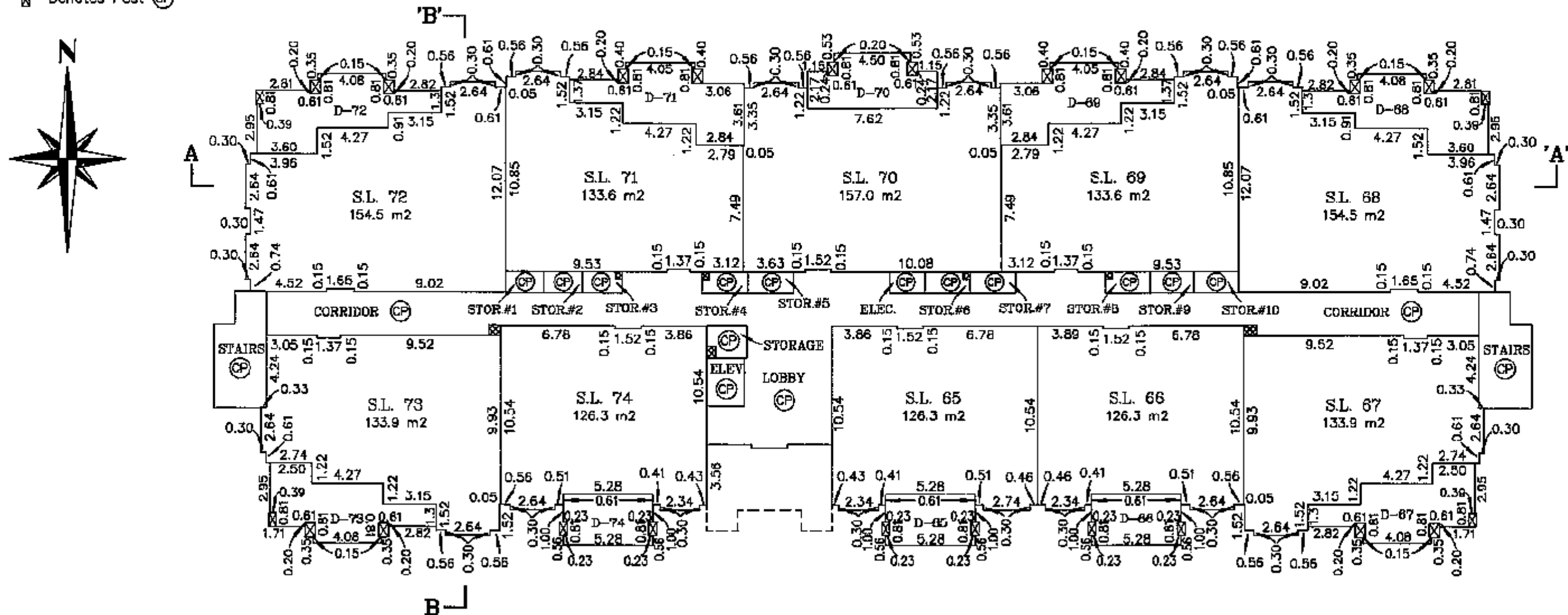
LEGEND:

D-1 Denotes Deck LCP of
Strata Lot 1 (Typical)

⊙ Denotes Common Property

⊠ Denotes Post ⊙

PHASE 2



UNDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-5830 176A Street
Cloverdale B.C.

FILE: JS0617_2_9

Dated this 5th day of February, 2008.

[Signature]
B.C.L.S.
ORIGINAL

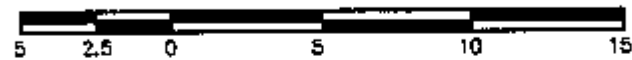
B.C.L.S.

FLOOR PLANS - FIRST FLOOR BUILDING 4

SHEET 11 OF 15 SHEETS

STRATA PL. BCS2562

SCALE 1:250



ALL DISTANCES ARE IN METRES



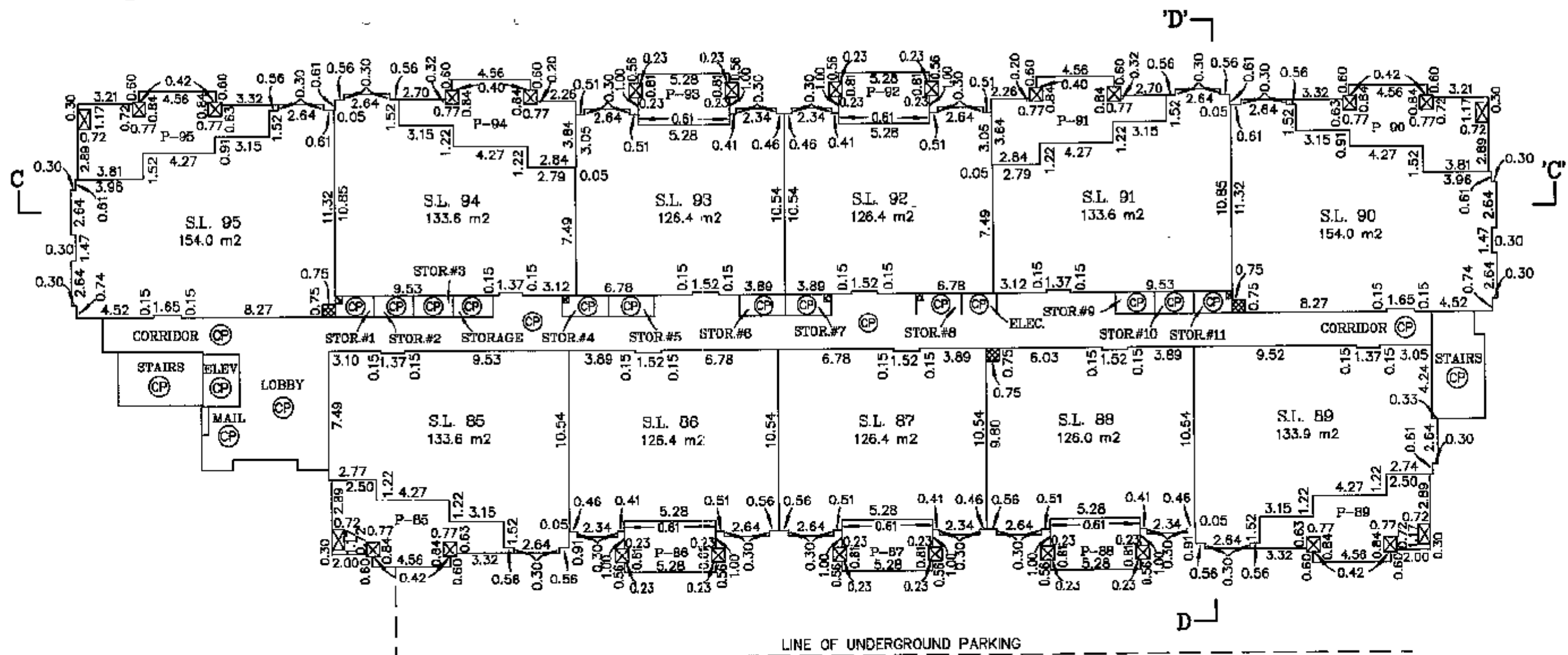
PHASE 2

LEGEND:

P-1 Denotes Patio LCP of
Strata Lot 1 (Typical)

⊙ Denotes Common Property

⊗ Denotes Post ⊙



ONDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-5530 176A Street
Cloverdale B.C.

FILE: JS0817_2_11

Dated this 5th day of February, 2008.

ORIGINAL

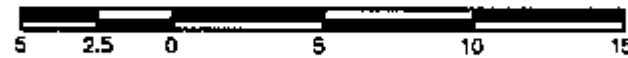
B.C.L.S.

FLOOR PLANS - SECOND FLOOR BUILDING 4

SHEET 12 OF 15 SHEETS

STRATA PL. BCS2562

SCALE 1:250



ALL DISTANCES ARE IN METRES

LEGEND:

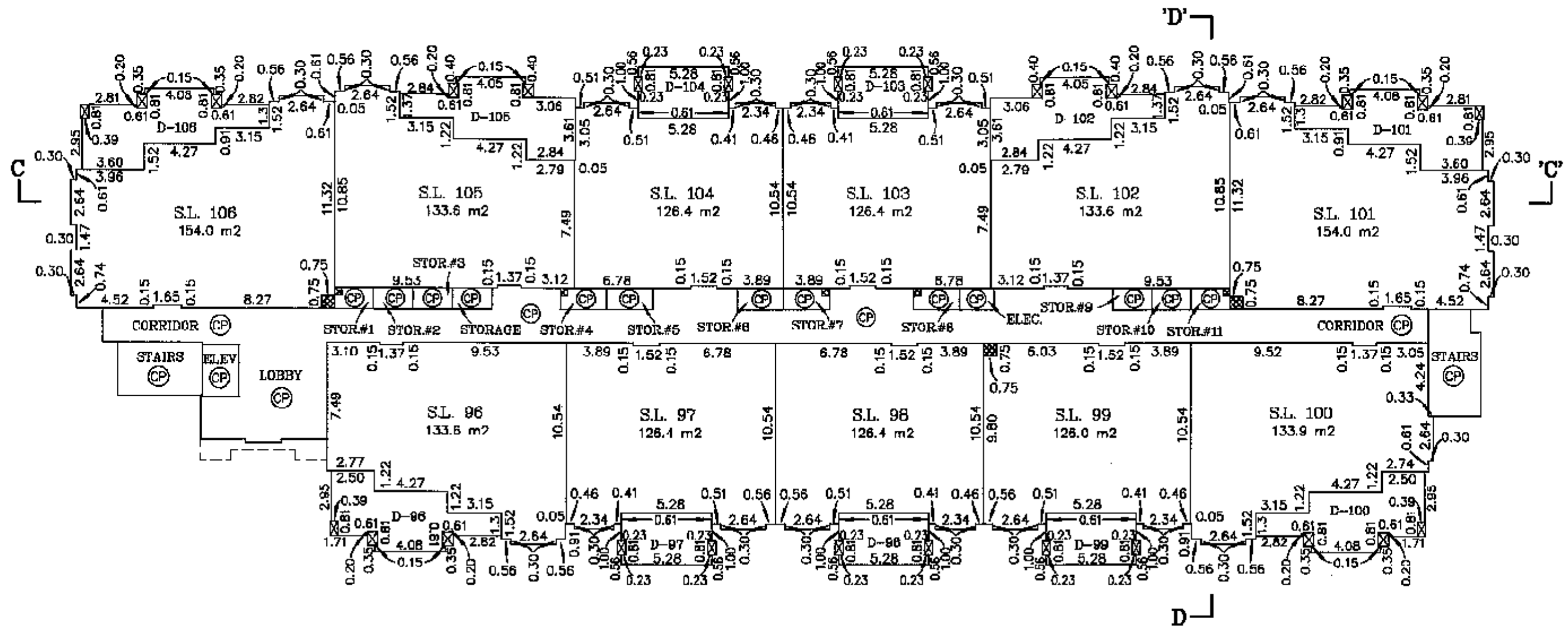
D-1 Denotes Deck LCP of
Strata Lot 1 (Typical)

⊙ Denotes Common Property

⊗ Denotes Post ⊙



PHASE 2



ONDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-5830 178A Street
Cloverdale B.C.

FILE: JS0617_2_12

Dated this 5th day of February, 2008.

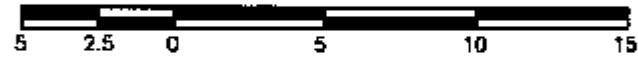
[Signature]
B.C.L.S.
ORIGINAL

FLOOR PLANS – THIRD FLOOR BUILDING 4

SHEET 13 OF 15 SHEETS

STRATA PL. BCS2562

SCALE 1:250



ALL DISTANCES ARE IN METRES

LEGEND:

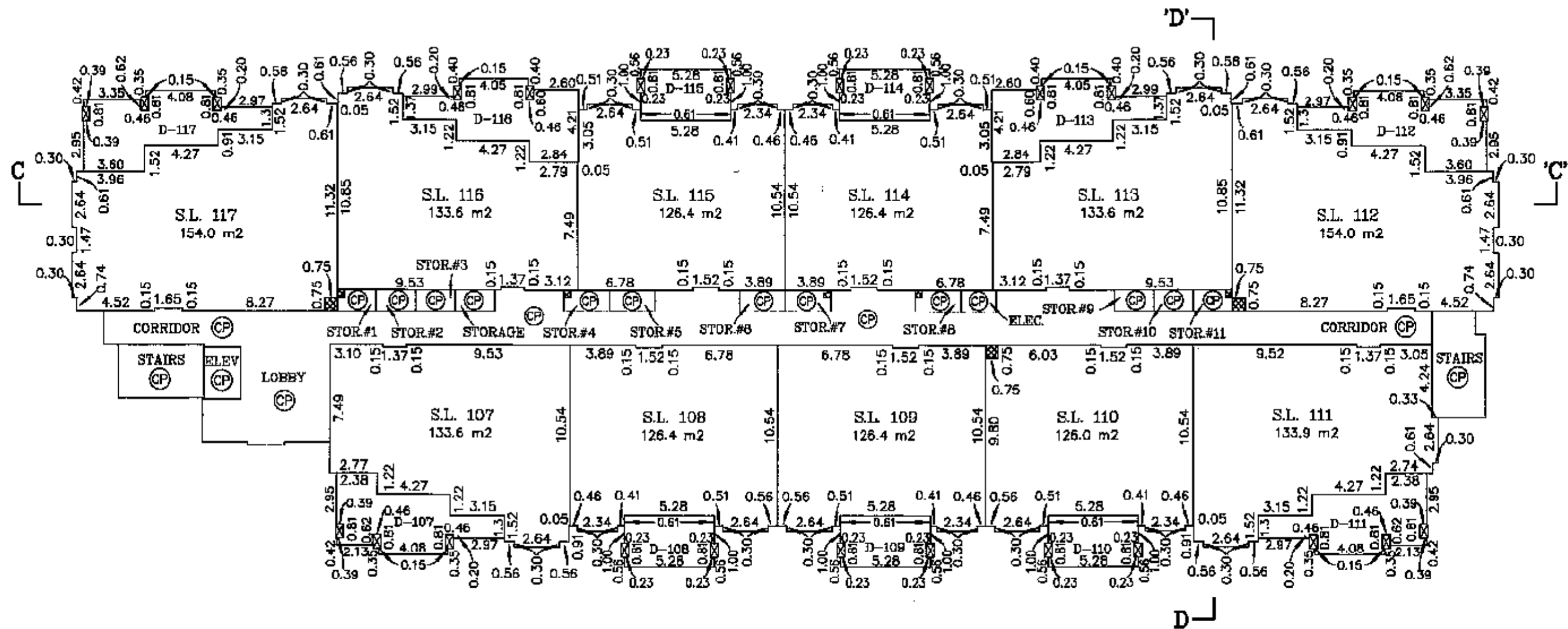
D-1 Denotes Deck LCP of
Strata Lot 1 (Typical)

⊙ Denotes Common Property

⊗ Denotes Post ⊙



PHASE 2



UNDERWATER LAND SURVEYING
H.C. Land Surveyors
#104-5830 176A Street
Cloverdale B.C.

FILE: JS0617_2_13

Dated this 5th day of February, 2008.

ORIGINAL

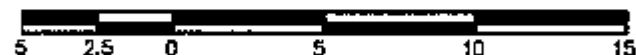
B.C.L.S.

SECTIONS – BUILDING 3 AND PARKING AREA

SHEET 14 OF 15 SHEETS

STRATA PL. BCS2562

SCALE 1:250



ALL DISTANCES ARE IN METRES

LEGEND:

- PS-1 Denotes Parking Stall LCP of
Strata Lot 1 (Typical)
P-1 Denotes Patio LCP of
Strata Lot 1 (Typical)
D-1 Denotes Deck LCP of
Strata Lot 1 (Typical)

PHASE 2**SECTION A-'A'**

ROOF (CP)					
S.L. 82	S.L. 81	S.L. 80	S.L. 79	S.L. 78	THIRD FLOOR
S.L. 72	S.L. 71	S.L. 70	S.L. 69	S.L. 68	SECOND FLOOR
S.L. 62	S.L. 61	S.L. 60	S.L. 59	S.L. 58	FIRST FLOOR
DRIVEWAY (CP)					PARKING LEVEL

SECTION B-'B'

ROOF (CP)					
S.L. 83		(CP)	S.L. 82		THIRD FLOOR
S.L. 73		CORRIDOR	S.L. 72		SECOND FLOOR
S.L. 63			S.L. 62		FIRST FLOOR
PARKING STALL	DRIVEWAY (CP)	PARKING STALL	DRIVEWAY (CP)	PARKING STALL	PARKING LEVEL

ONDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-6830 178A Street
Cloverdale B.C.

FILE: JSQ517_2_14

Dated this 5th day of February, 2008.

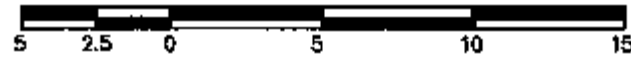
[Signature]
B.C.L.S.
ORIGINAL

SECTIONS — BUILDING 4 AND PARKING AREA

SHEET 15 OF 15 SHEETS

STRATA PL. BCS2562

SCALE 1:250



ALL DISTANCES ARE IN METRES

LEGEND:

- PS-1 Denotes Parking Stall LCP of
Strata Lot 1 (Typical)
P-1 Denotes Patio LCP of
Strata Lot 1 (Typical)
D-1 Denotes Deck LCP of
Strata Lot 1 (Typical)

PHASE 2**SECTION C-'C'**

ROOF (CP)						
S.L. 117	S.L. 116	S.L. 115	S.L. 114	S.L. 113	S.L. 112	THIRD FLOOR
S.L. 106	S.L. 105	S.L. 104	S.L. 103	S.L. 102	S.L. 101	SECOND FLOOR
S.L. 95	S.L. 94	S.L. 93	S.L. 92	S.L. 91	S.L. 90	FIRST FLOOR
STORAGE (CP)	DRIVEWAY (CP)				DRIVEWAY (CP)	PARKING LEVEL

SECTION D-'D'

ROOF (CP)					
S.L. 111	(CP)	STOR#11 (CP)	S.L. 113		THIRD FLOOR
S.L. 100	(CP)	STOR#11 (CP)	S.L. 102		SECOND FLOOR
S.L. 89	(CP)	STOR#11 (CP)	S.L. 91		FIRST FLOOR
PARKING STALL	DRIVEWAY (CP)	PARKING STALL	DRIVEWAY (CP)	PARKING STALL	PARKING LEVEL

UNDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-5830 170A Street
Cloverdale B.C.

FILE: JS0617_2_15

Dated this 5th day of February, 2008.

[Signature]
B.C.L.S.
ORIGINAL

**STRATA PLAN OF A PART OF LOT A
SECTION 13 TOWNSHIP 2
N.W.D. PLAN BCP23009
B.C.G.S. 92G.017**

CITY OF SURREY

SCALE 1:1250



All Distances are in Metres.

Grid Bearings are derived from
OCMS 80H2030 & 5431

LEGEND:

- SL Denotes Strata Lot
- A Denotes Area
- m2 Denotes Square Metres
- LCP Denotes Limited Common Property
- P-1 Denotes Patio, LCP of Strata Lot 1 (Typical)
- D-1 Denotes Deck, LCP of Strata Lot 1 (Typical)
- Denotes Standard Iron Post Found
- ⊙ Denotes Control Monument Found
- Denotes Lead Plug Found
- ⊕ Denotes Common Property
- ⊞ Denotes Duct Space, Common Property

PHASE 3

Civic Address:

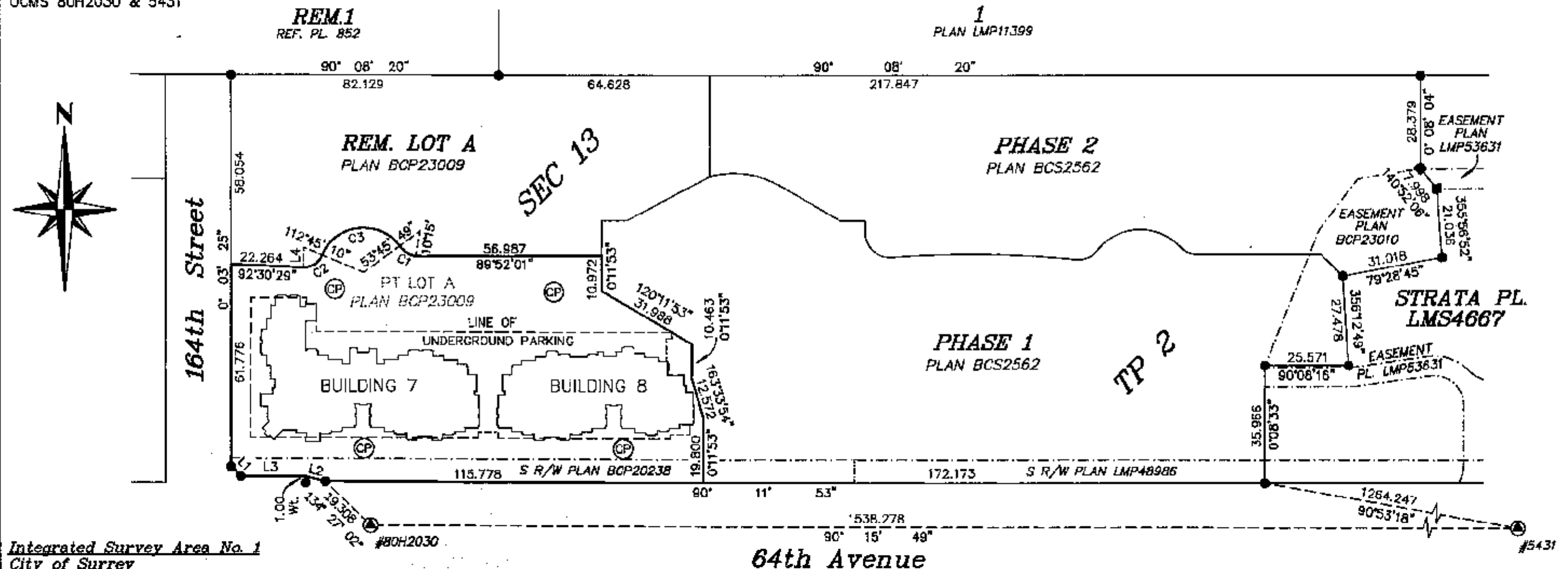
Building 7 - 16421 64th Avenue
Building 8 - 16447 64th Avenue
Surrey B.C.

**SHEET 1 OF 15 SHEETS
STRATA PLAN BCS2562**

Deposited in the Land Title Office
at New Westminster, B.C. on
This 26 Day of Jan, 2008.

L. Blaschuk / or
Registrar

Ref. No. _____
BB751375-428



**Integrated Survey Area No. 1
City of Surrey**

This plan shows ground level measured distances, prior to computation of U.T.M. coordinates multiply by combined factor of 0.9996025 NAD83 (CSRS)

**UNDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-5830 178A Street
Cloverdale B.C.**

FILE: JS0617_F3_1

C1	6.002	r=7.901
C2	7.176	r=6.098
C3	28.969	r=13.716

L1	4.247	135°06'41"
L2	6.251	104°18'41"
L3	19.843	90°09'56"
L4	6.096	0°11'53"

**This Plan Lies Within The
Greater Vancouver Regional District**

I, John P. Underwater, a British Columbia Land Surveyor, certify that the buildings shown on this strata plan are within the external boundaries of the land that is the subject of the strata plan.

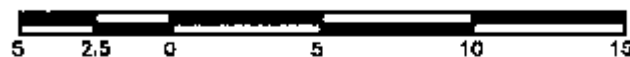
John P. Underwater
B.C.L.S.

I, John P. Underwater, a British Columbia Land Surveyor, of Surrey, in British Columbia, certify that I was present at and personally superintended the survey represented by this plan, and that the survey and plan are correct. The field survey was completed on the 8th day of December, 2008. The plan was completed and checked, and the checklist filed under #91094 on the 10th day of December, 2008.

John P. Underwater
B.C.L.S.
ORIGINAL

BUILDING DETAILS - BUILDING 8

SCALE 1:250



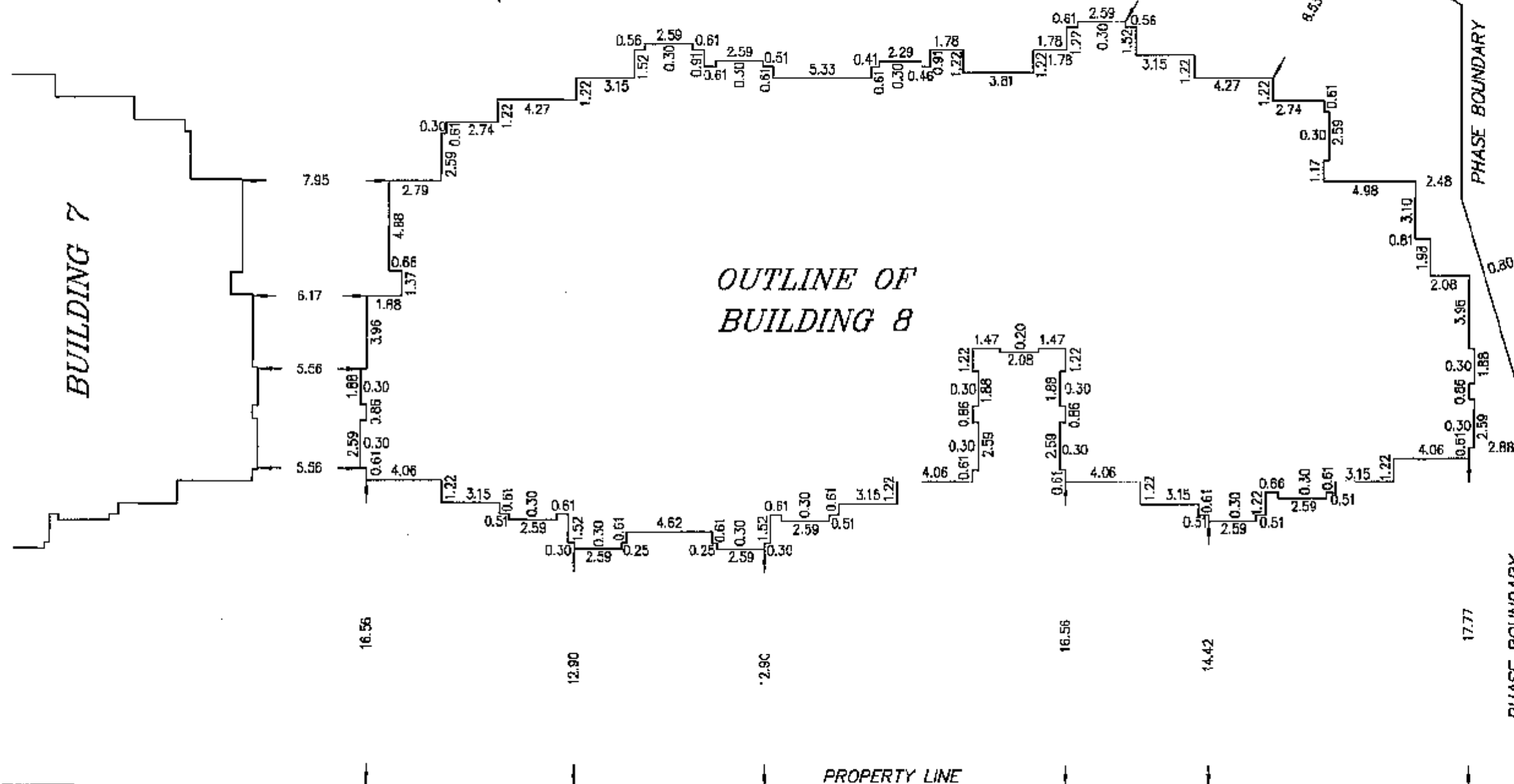
ALL DISTANCES ARE IN METRES



PHASE 3

SHEET 3 OF 15 SHEETS

STRATA PL. BCS2562



OUTLINE OF
BUILDING 8

PHASE 1
PL. BCS2562

PROPERTY LINE

64th AVENUE

ONDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-5090 176A Street
Cloverdale B.C.

FILE: JS0617_F3_3

Dated this 10th day of December, 2008.

[Signature]
ORIGINAL

B.C.L.S.

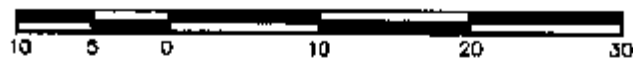
BUILDING DETAILS – UNDERGROUND PARKING

SHEET 4 OF 15 SHEETS

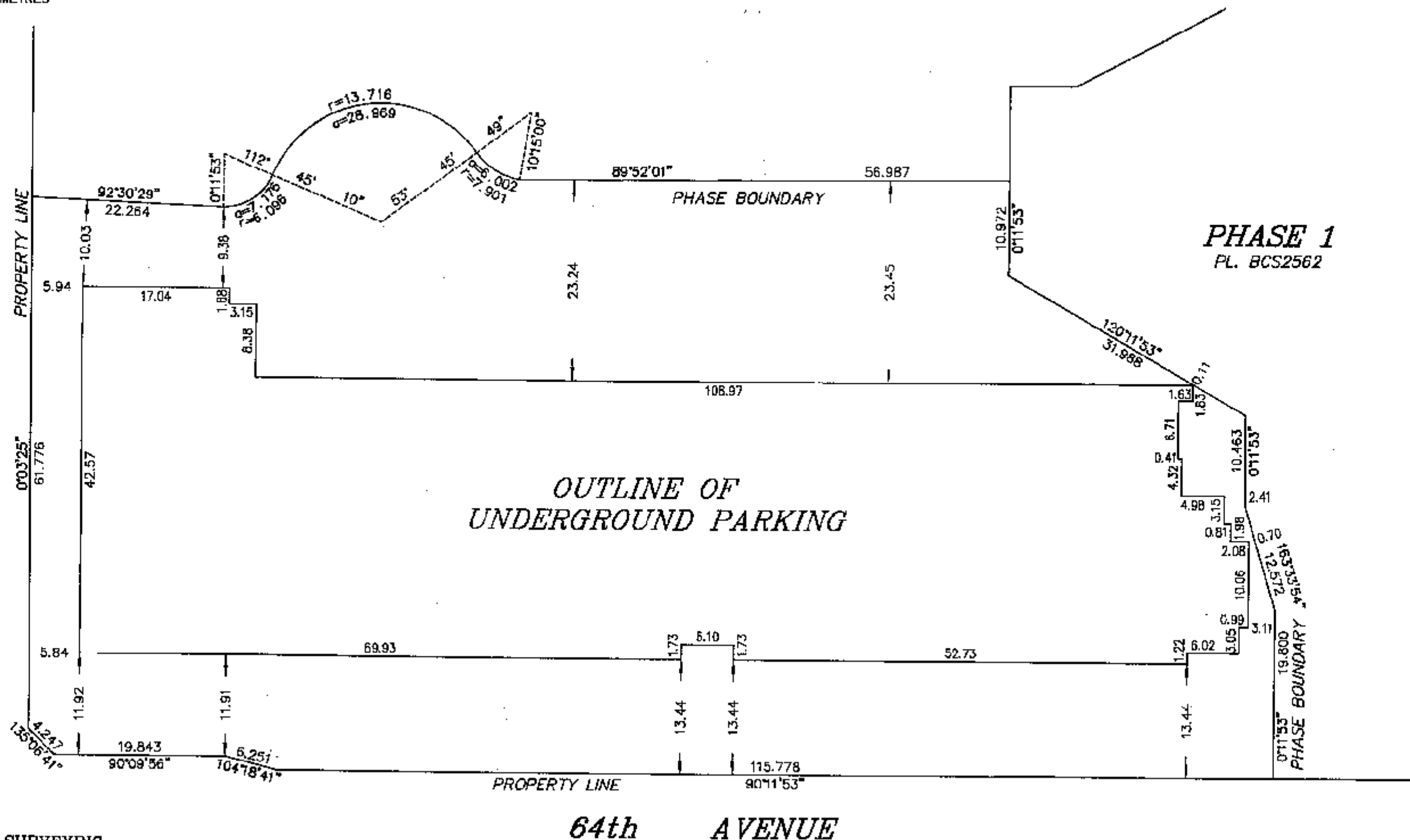
STRATA PL. BCS2562

PHASE 3

SCALE 1:500



ALL DISTANCES ARE IN METRES



ONDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-5830 178A Street
Cleverdale B.C.

FILE: JS0817_F2_4

Dated this 10th day of December, 2008.

gast

B.C.L.S.

ORIGINAL

SIGNATURES

PHASE 3

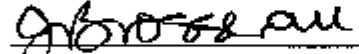
SHEET 5 OF 15 SHEETS

STRATA PL. BCS2562

OWNERS: REMPEL ST. ANDREWS
DEVELOPMENT LTD.
(INC. NO. 0715299)
(sign and print name clearly)


AUTHORIZED SIGNATORY
HENRY REMPEL

AUTHORIZED SIGNATORY


WITNESS AS TO SIGNATURES
JUANITA BROSSEAU
19165 94TH AVE.

ADDRESS OF WITNESS
SURREY, BC V4N 3S4
CORP. ADMINISTRATOR
OCCUPATION OF WITNESS

MORTGAGEE:
GROSVENOR CAPITAL CORPORATION
(INC. NO. 559896)
(sign and print name clearly)


AUTHORIZED SIGNATORY James Delmotte

AUTHORIZED SIGNATORY MICHAEL BGAFFIE

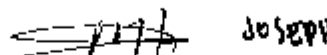

WITNESS AS TO SIGNATURES
SHELLEY LEAR
7491 KRAFT CRES.
BURNABY, BC V5A 1Z4

ADDRESS OF WITNESS
EXECUTIVE ASSISTANT
OCCUPATION OF WITNESS

MORTGAGEE:
HSBC BANK CANADA
(sign and print name clearly)


AUTHORIZED SIGNATORY

AUTHORIZED SIGNATORY

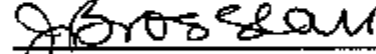

WITNESS AS TO SIGNATURES
JOSEPH RANNEH
885 WEST LEANING CRES
VANCOUVER, BC V6C 3K2

ADDRESS OF WITNESS
COMMERCIAL FINANCIAL
SERVICES OFFICIAL
OCCUPATION OF WITNESS

MORTGAGEE:
REMPEL DEVELOPMENT GROUP LTD.
(INC. NO. 381362)
(sign and print name clearly)


AUTHORIZED SIGNATORY
HENRY REMPEL

AUTHORIZED SIGNATORY


WITNESS AS TO SIGNATURES
JUANITA BROSSEAU
19165 94TH AVENUE

ADDRESS OF WITNESS
SURREY, BC V4N 3S4
CORP. ADMINISTRATOR
OCCUPATION OF WITNESS

MORTGAGEE:
TRAVELERS GUARANTEE COMPANY OF
CANADA, (INC. NO. A64831)
(sign and print name clearly)

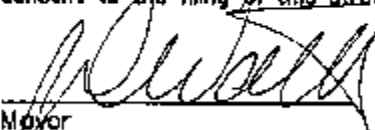

AUTHORIZED SIGNATORY KERRY NACY

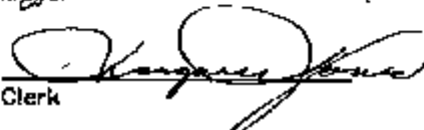
AUTHORIZED SIGNATORY


WITNESS AS TO SIGNATURES
T. Phelan
2500-650 W. Georgia St.
Vancouver, BC V6B 4N7

ADDRESS OF WITNESS
Underwriter
OCCUPATION OF WITNESS

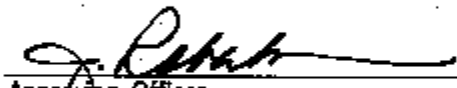
The City of Surrey as holder
of Covenants BR227700, BR227715, BR227718,
BA484316, BA484320, BA484322 and BB12643
consent to the filing of this strata plan.


Mayor


Clerk

FORM Q

Approved as Phase 3 of a 4 phase strata plan
under Section 224 of the Strata Property Act
this 10th day of January, 2009

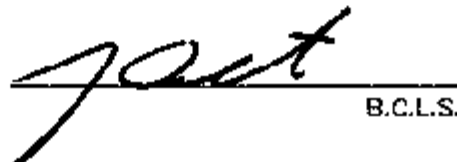

Approving Officer
City of Surrey

UNDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-5830 178A Street
Cloverdale B.C.

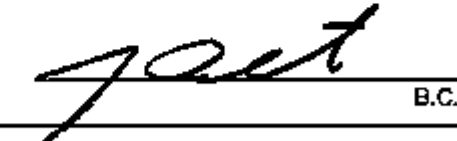
FILE: JS0817_F3_5

FORM S
NEW DEVELOPMENT CERTIFICATE

I, John P. Underwater, a British
Columbia Land Surveyor, certify
that the buildings included in this
strata plan have not as of
the 10th day of December, 2008
been previously occupied.


B.C.L.S.

Dated this 10th day of December, 2008.

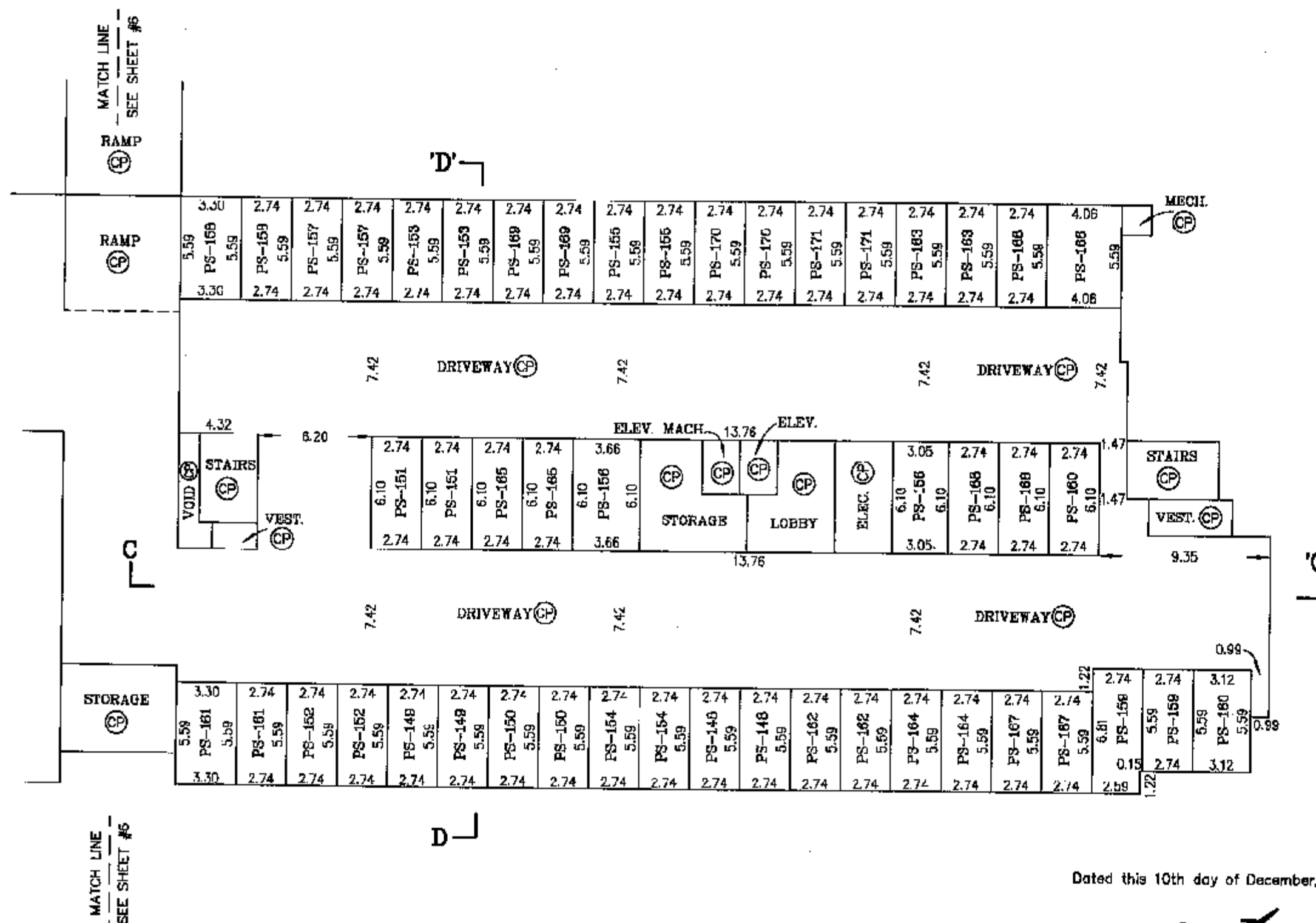

B.C.L.S.

STRATA PL. BCS2562

Ⓒ Denotes Common Property

Age Group	No (%)	Yes (%)	Don't know (%)	No answer (%)
5	~12	~8	~10	~10
2.5	~10	~10	~10	~10
0	~10	~10	~10	~10
5	~10	~10	~10	~10
10	~10	~10	~10	~10
15	~10	~10	~10	~10

ALL DISTANCES ARE IN METRES



FILE: JS0617_F3_7

Dated this 10th day of December, 2008.

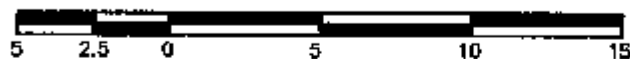
B.C.L.S.

FLOOR PLANS – FIRST FLOOR BUILDING 7

SHEET 8 OF 15 SHEETS

STRATA PL. BCS2562

SCALE 1:250



ALL DISTANCES ARE IN METRES

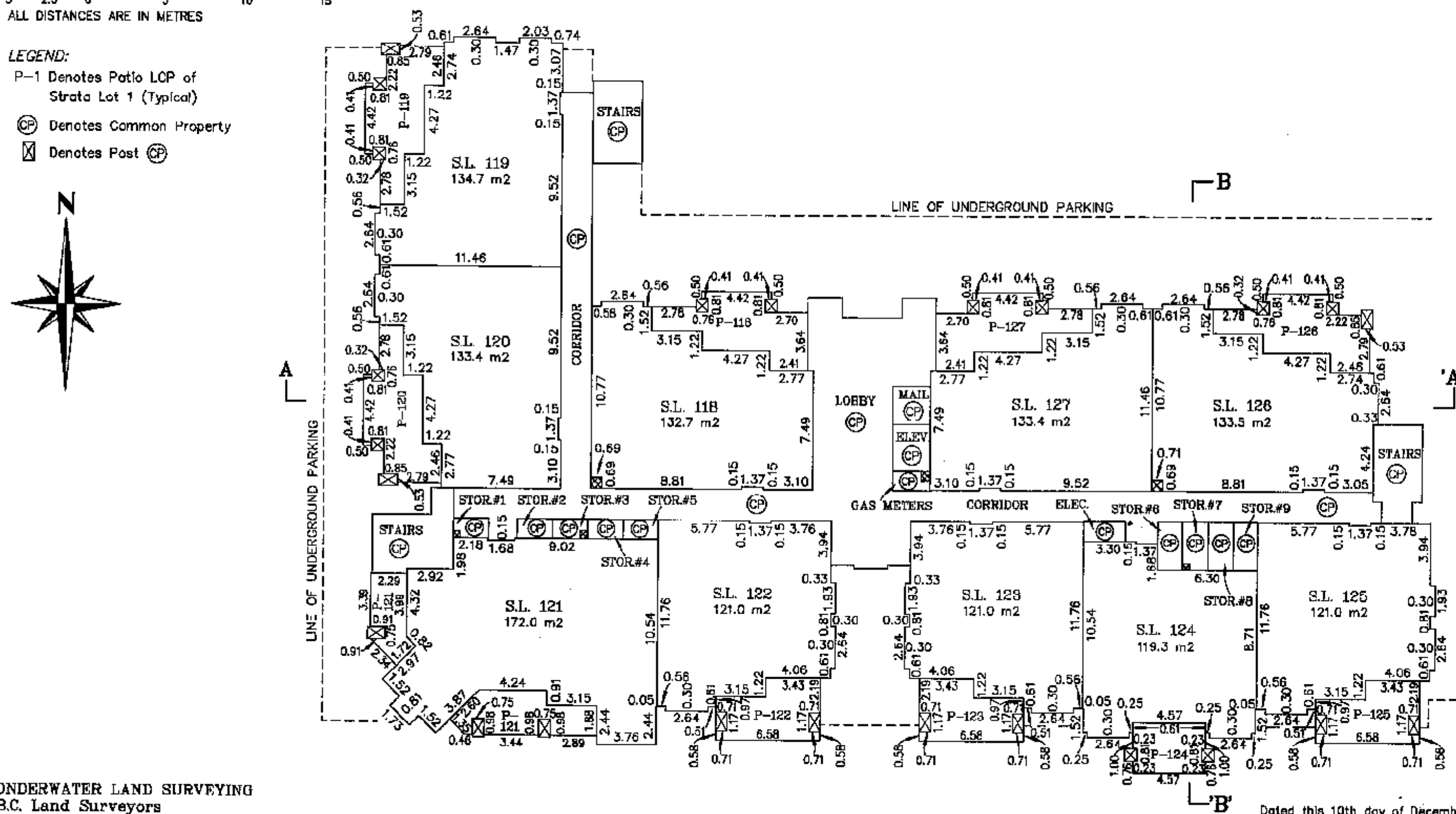
LEGEND:

P-1 Denotes Patio LCP of
Strata Lot 1 (Typical)

⊙ Denotes Common Property

⊗ Denotes Post ⊙

PHASE 3



UNDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-5830 178A Street
Cloverdale B.C.

FILE: JS0617_F3_8

Dated this 10th day of December, 2008.

B.C.L.S.

FLOOR PLANS - SECOND FLOOR BUILDING 7

SHEET 9 OF 15 SHEETS

STRATA PL. BCS2562

SCALE 1:250



ALL DISTANCES ARE IN METRES

LEGEND:

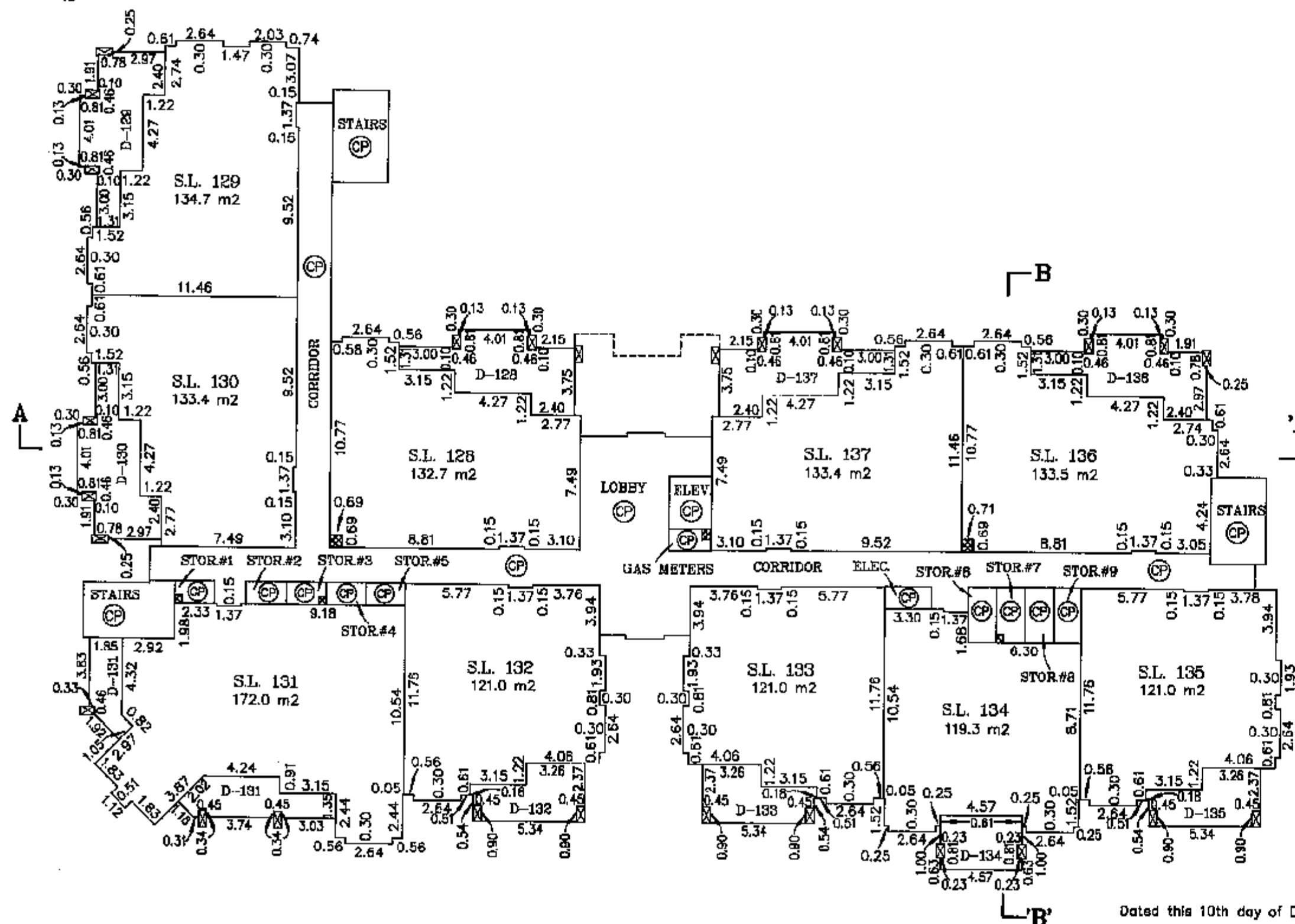
D 1 Denotes Deck LCP of
Strata Lot 1 (Typical)

⊙ Denotes Common Property

⊗ Denotes Post ⊙



PHASE 3



UNDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-5830 176A Street
Cloverdale B.C.

FILE: JS0617_F3_9

Dated this 10th day of December, 2008.

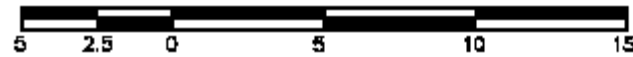
B.C.L.S.

FLOOR PLANS - THIRD FLOOR BUILDING 7

SHEET 10 OF 15 SHEETS

STRATA PL. BCS2562

SCALE 1:250



ALL DISTANCES ARE IN METRES

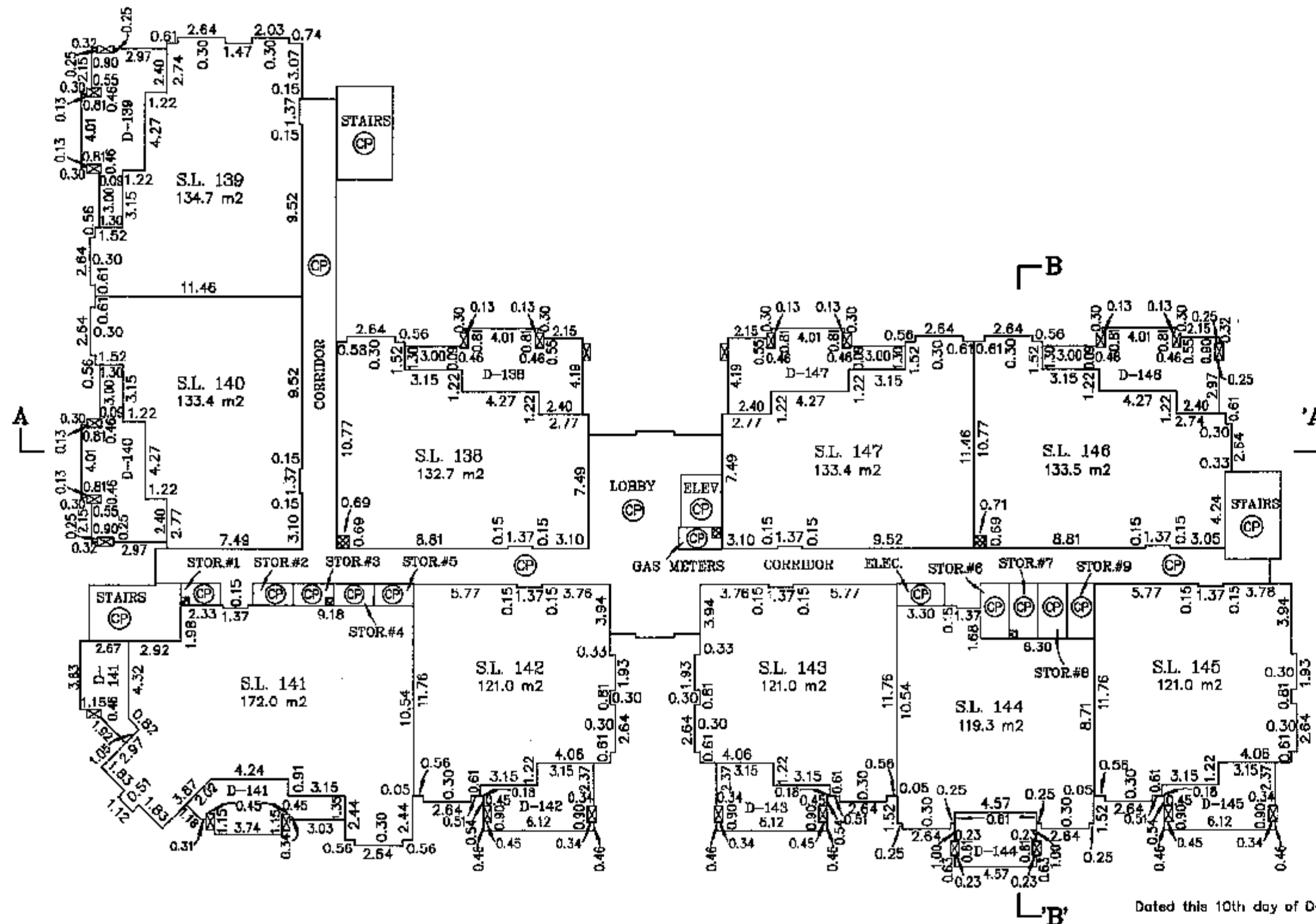
LEGEND:

D-1 Denotes Deck LCP of
Strata Lot 1 (Typical)

⊙ Denotes Common Property

⊗ Denotes Post ⊙

PHASE 3



ONDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-6890 178A Street
Cloverdale B.C.

FILE JS0617_F3_10

Dated this 10th day of December, 2008.

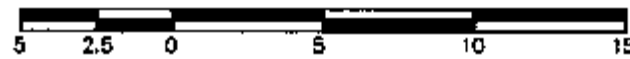
B.C.L.S.

FLOOR PLANS – FIRST FLOOR BUILDING 8

SHEET 11 OF 15 SHEETS

STRATA PL. BCS2562

SCALE 1:250



ALL DISTANCES ARE IN METRES

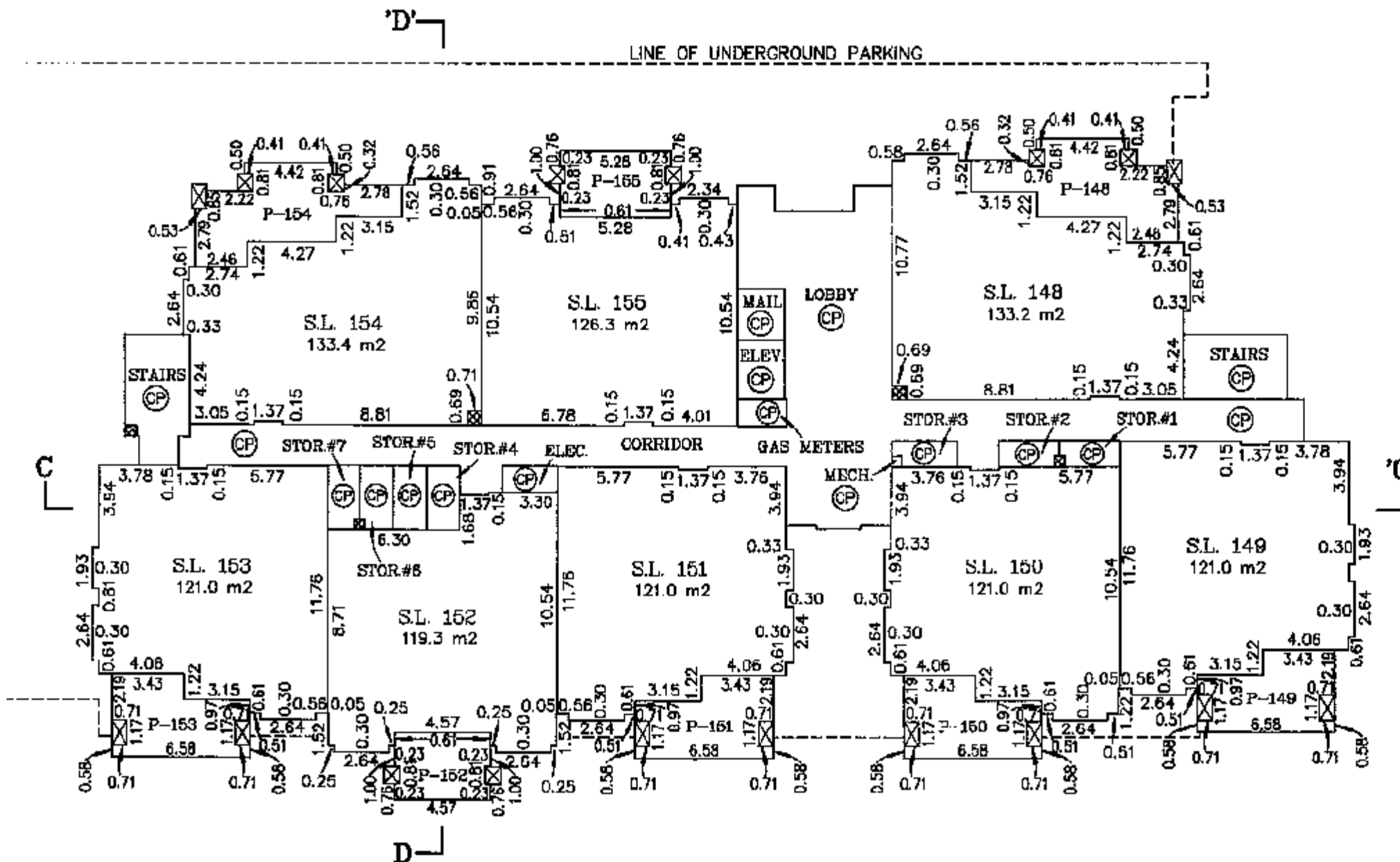
LEGEND:

P-1 Denotes Patio LCP of
Strata Lot 1 (Typical)

⊙ Denotes Common Property

⊗ Denotes Post ⊙

PHASE 3



UNDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-5880 178A Street
Cloverdale B.C.

FILE: JS0617_F3_11

Dated this 10th day of December, 2008.

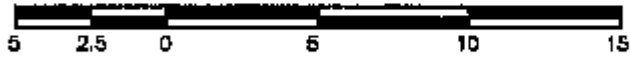
B.C.L.S.

FLOOR PLANS – SECOND FLOOR BUILDING 8

SHEET 12 OF 15 SHEETS

STRATA PL. BCS2562

SCALE 1:250



ALL DISTANCES ARE IN METRES

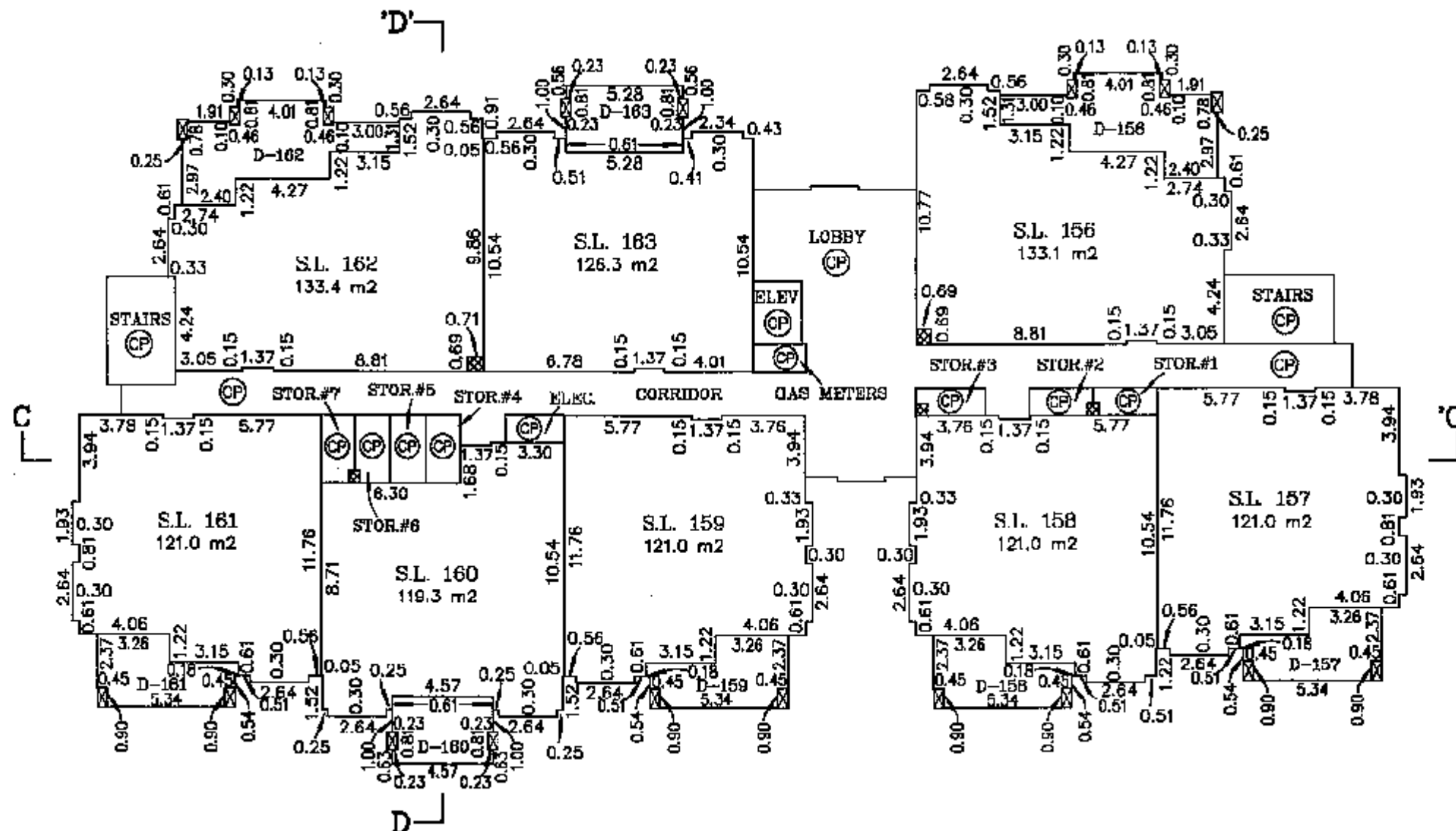
LEGEND:

D-1 Denotes Deck LCP of
Strata Lot 1 (Typical)

⊙ Denotes Common Property

⊗ Denotes Post ⊙

PHASE 3



ONDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-5850 178A Street
Cloverdale BC.

Dated this 10th day of December, 2008.

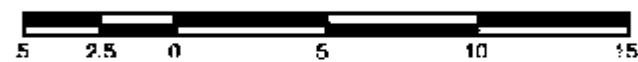
A handwritten signature in black ink.

FILE: JS0617_F3_12

B.C.L.S.

FLOOR PLANS - THIRD FLOOR BUILDING 8

SCALE 1:250



ALL DISTANCES ARE IN METRES

LEGEND:

D-1 Denotes Deck LCP of
Strata Lot 1 (Typical)

⊙ Denotes Common Property

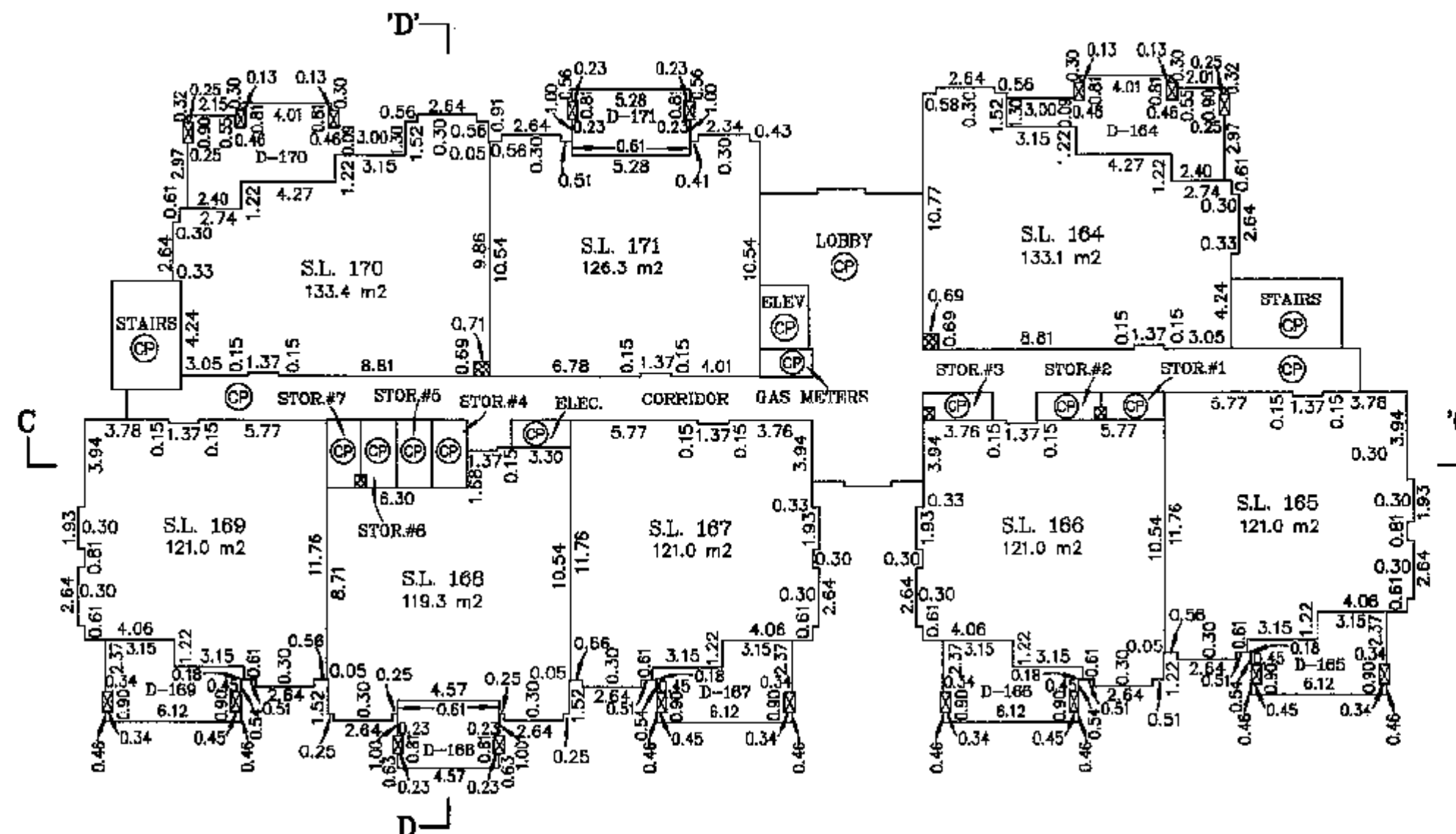
⊗ Denotes Post ⊙



PHASE 3

SHEET 13 OF 15 SHEETS

STRATA PL. BCS2562



ONDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-5880 178A Street
Cloverdale B.C.

FILE: JS0617_F3_13

Dated this 10th day of December, 2008.

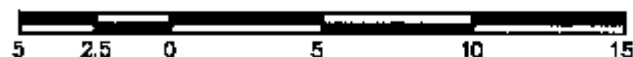
B.C.L.S.

SECTIONS – BUILDING 7 AND PARKING AREA

SHEET 14 OF 15 SHEETS

STRATA PL. BCS2562

SCALE 1:250



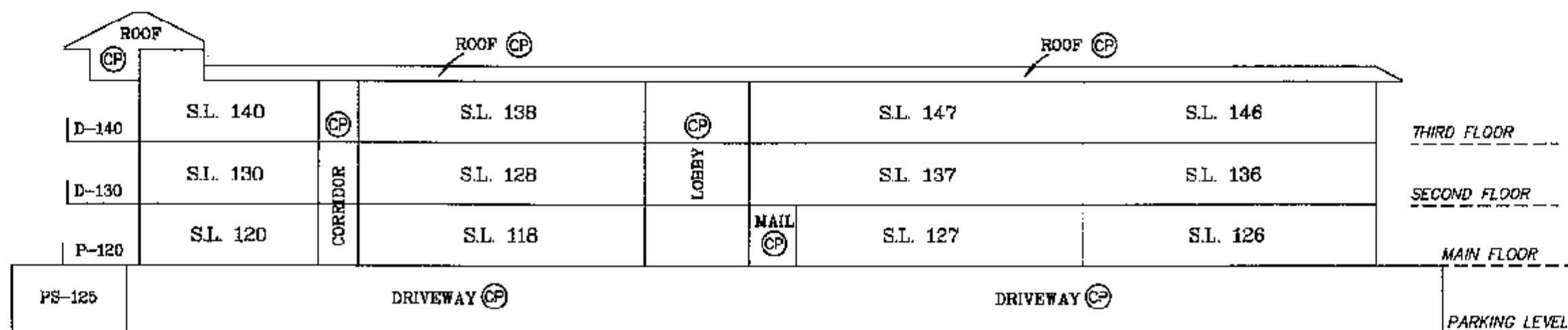
ALL DISTANCES ARE IN METRES

LEGEND:

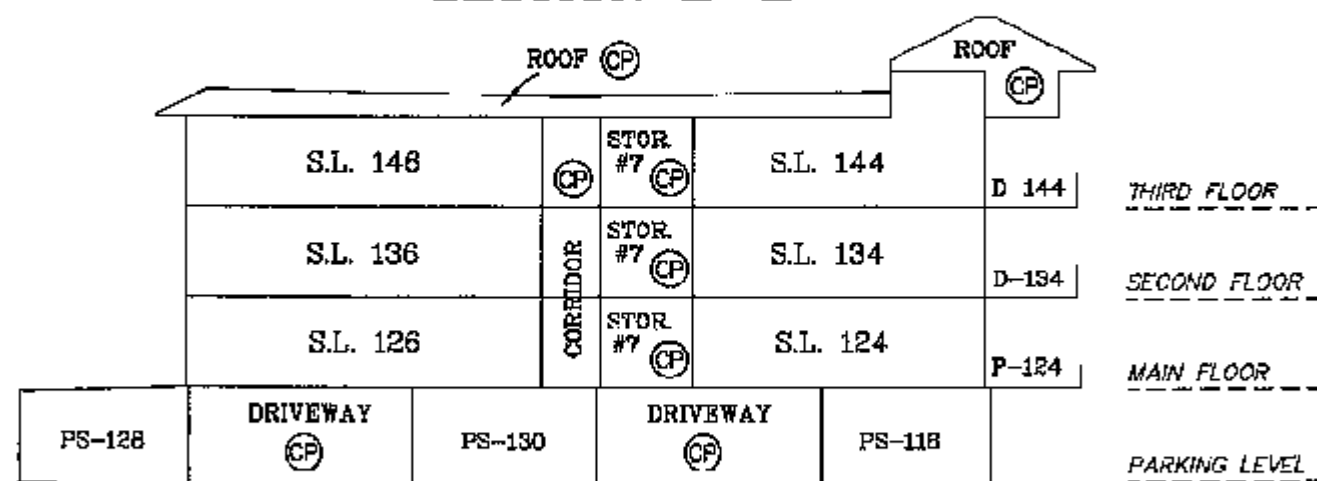
- PS-1 Denotes Parking Stall LCP of
Strata Lot 1 (Typical)
P-1 Denotes Patio LCP of
Strata Lot 1 (Typical)
D-1 Denotes Deck LCP of
Strata Lot 1 (Typical)

PHASE 3

SECTION A-'A'



SECTION B-'B'



ONDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-5890 178A Street
Cloverdale B.C.

FILE: JS0617_F3_14

Dated this 10th day of December, 2008.

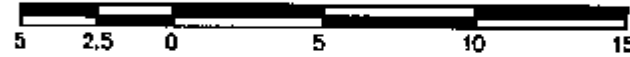
[Signature]
B.C.L.S.

SECTIONS – BUILDING 8 AND PARKING AREA

SHEET 15 OF 15 SHEETS

STRATA PL. BCS2562

SCALE 1:250



ALL DISTANCES ARE IN METRES

LEGEND:

- PS-1 Denotes Parking Stall LCP of
Strata Lot 1 (Typical)
P-1 Denotes Patio LCP of
Strata Lot 1 (Typical)
D-1 Denotes Deck LCP of
Strata Lot 1 (Typical)

PHASE 3

SECTION C-'C'

ROOF (CP)					ROOF (CP)				
S.L. 169	STOR#7	STOR#8	STOR#5	STOR#4	S.L. 168	S.L. 167	(CP)	S.L. 166	S.L. 165
S.L. 161	STOR#7	STOR#8	STOR#5	STOR#4	S.L. 160	S.L. 159	LOBBY	S.L. 158	S.L. 157
S.L. 153	STOR#7	STOR#8	STOR#5	STOR#4	S.L. 152	S.L. 151		S.L. 150	S.L. 149
DRIVEWAY (CP)					DRIVEWAY (CP)				

THIRD FLOOR

SECOND FLOOR

MAIN FLOOR

PARKING LEVEL

SECTION D-'D'

ROOF (CP)		ROOF (CP)		
D-168	S.L. 168	STOR. #4 (CP)	(CP)	S.L. 170
D-160	S.L. 160	STOR. #4 (CP)	CORRIDOR	S.L. 162
P-152	S.L. 152	STOR. #4 (CP)		S.L. 154
PS_149	DRIVEWAY (CP)	PS_165	DRIVEWAY (CP)	PS_153

THIRD FLOOR
SECOND FLOOR
MAIN FLOOR
PARKING LEVEL

UNDERWATER LAND SURVEYING
B.C. Land Surveyors
#104-5890 178A Street
Cloverdale B.C.

FILE: JS0617_F3_15

Dated this 10th day of December, 2008.

B.C.L.S.