

LEASEHOLD STRATA PLAN OF
LOT 51, DISTRICT LOT 3044,
GROUP 1, N.W.D., PLAN BCP6556

STRATA PLAN BCS 2988

DEPOSITED AND REGISTERED IN
THE LAND TITLE OFFICE AT
NEW WESTMINSTER, B.C.

THIS 15TH DAY OF JULY 2008

"UNIVERSITY OF BRITISH COLUMBIA"

B.C.C.S. 92G.024

TAN MACDONALD /EP
REGISTRAR

BB 879478-516

"STIRLING HOUSE"

6080 IONA DRIVE
UBC
VANCOUVER, BC

SCALE 1:300



ALL DISTANCES ARE IN METRES.

LEGEND

GRID BEARINGS ARE DERIVED
FROM PLAN BCP6556

- - DENOTES LEAD PLUG FOUND
- - DENOTES LEAD PLUG PLACED
- - DENOTES STANDARD IRON POST FOUND
- - DENOTES STANDARD IRON POST PLACED
- NR - DENOTES NO RECORD
- D/R - DENOTES DESTROYED/RESET
- SL - DENOTES STRATA LOT
- PT. - DENOTES PART
- © - DENOTES COMMON PROPERTY
- ⓔ - DENOTES ELECTRICAL ROOM
BEING COMMON PROPERTY
- Ⓥ - DENOTES VENT BEING
COMMON PROPERTY
- ⓂⓈ - DENOTES MECHANICAL SPACE
BEING COMMON PROPERTY
- ⓖ - DENOTES GAS CLOSET
BEING COMMON PROPERTY
- Ⓣ - DENOTES TERRACE BEING LIMITED
COMMON PROPERTY FOR THE
EXCLUSIVE USE OF SL. 1
- Ⓡⓓ38 - DENOTES ROOF DECK BEING LIMITED
COMMON PROPERTY FOR THE
EXCLUSIVE USE OF SL. 38
- Ⓣ11 - DENOTES DECK BEING LIMITED
COMMON PROPERTY FOR THE
EXCLUSIVE USE OF SL. 11
- Ⓢ4 - DENOTES BALCONY BEING LIMITED
COMMON PROPERTY FOR THE
EXCLUSIVE USE OF SL. 4
- ⓖR16 - DENOTES GARAGE BEING LIMITED
COMMON PROPERTY FOR THE
EXCLUSIVE USE OF SL. 16
- O/B - DENOTES OPEN TO BELOW,
PART OF SL, BUT EXCLUDED
FROM AREA CALCULATION.

DRIVE

IONA

THIS STRATA PLAN CONTAINS LIMITED COMMON
PROPERTY ACCORDING TO SEC. 73 (a)(i) OF
THE STRATA PROPERTY ACT.

1. MIKE E. SHAW, A BRITISH COLUMBIA LAND SURVEYOR, CERTIFY:

1. THAT THE BUILDINGS SHOWN ON THIS STRATA PLAN ARE
WITHIN THE EXTERNAL BOUNDARIES OF THE LAND THAT IS
THE SUBJECT OF THE STRATA PLAN SUBJECT TO CLAUSE 2
OF THIS ENDORSEMENT.

2. THAT CERTAIN PARTS OF THE BUILDINGS ARE NOT WITHIN THE
EXTERNAL BOUNDARIES BUT APPROPRIATE AND NECESSARY
EASEMENTS OR OTHER INTERESTS ARE REGISTERED UNDER
No. BX289542 AND BB181967, AS SET OUT IN SECTION
244(1)(f) OF THE STRATA PROPERTY ACT.

DATE: MAY 30th, 2008.

Mike E. Shaw

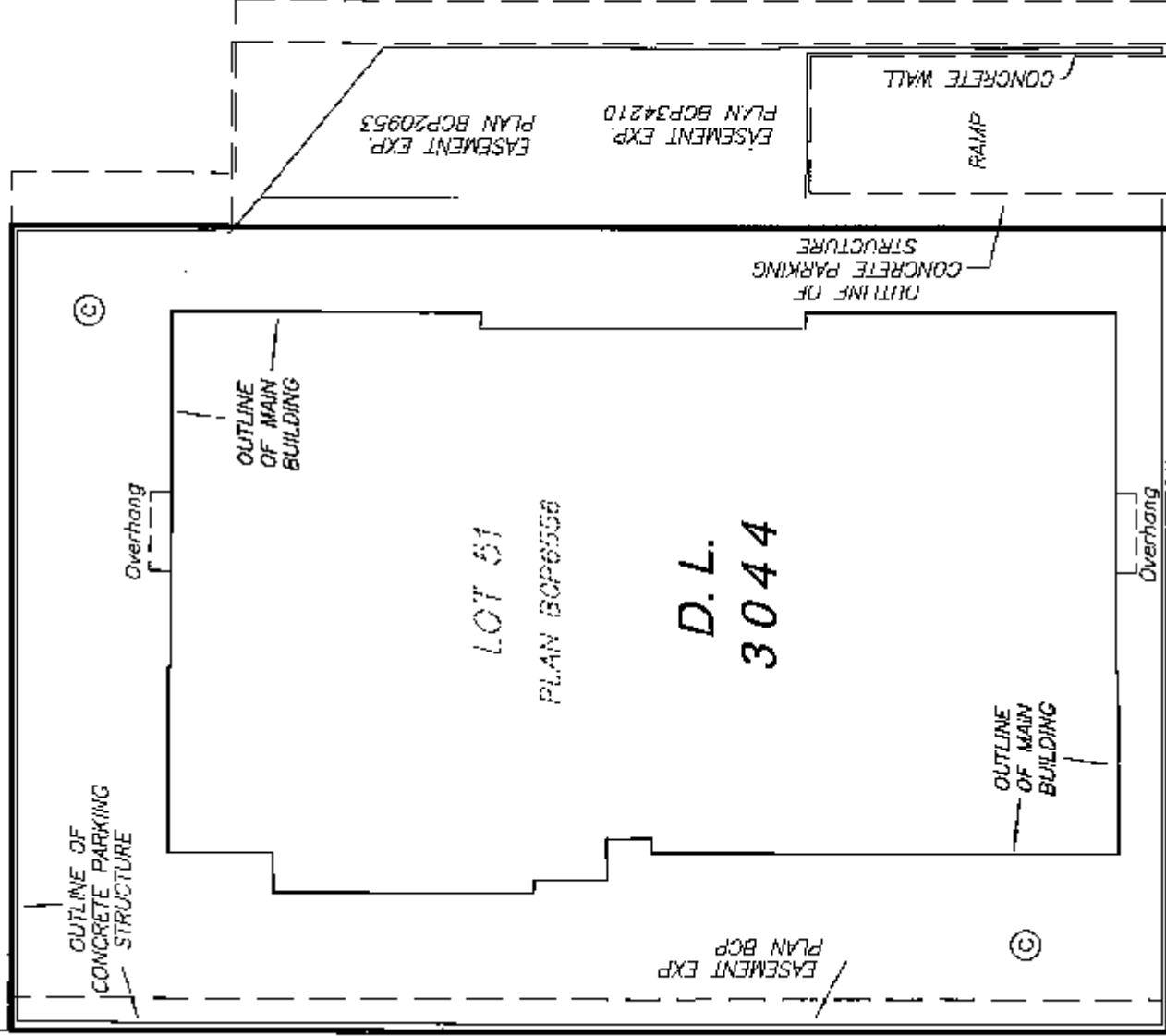
BENNETT LAND SURVEYING LTD.
B.C. & CANADA LAND SURVEYORS
#201-9547 152ND STREET,
SURREY, B.C. V3R 5Y5
PHONE: 604-582-0717

DRAWING # 30614-12
FILE # 30614-12_FS
DATE: MAY 30, 2008



LOT 50

PLAN BCP6556



SEE SHEET #2 FOR
BOUNDARY DIMENSIONS

SEE SHEET #3 FOR
BUILDING LOCATION
AND DIMENSIONS

NOTE:

ALL BOUNDARIES OF STRATA LOTS ARE PARALLEL
TO, PERPENDICULAR TO, OR AT 45° DEFLECTION
TO, UNLESS OTHERWISE SHOWN.

THIS PLAN LIES WITHIN THE
GREATER VANCOUVER REGIONAL DISTRICT
(UNIVERSITY OF BRITISH COLUMBIA)

ORIGINAL

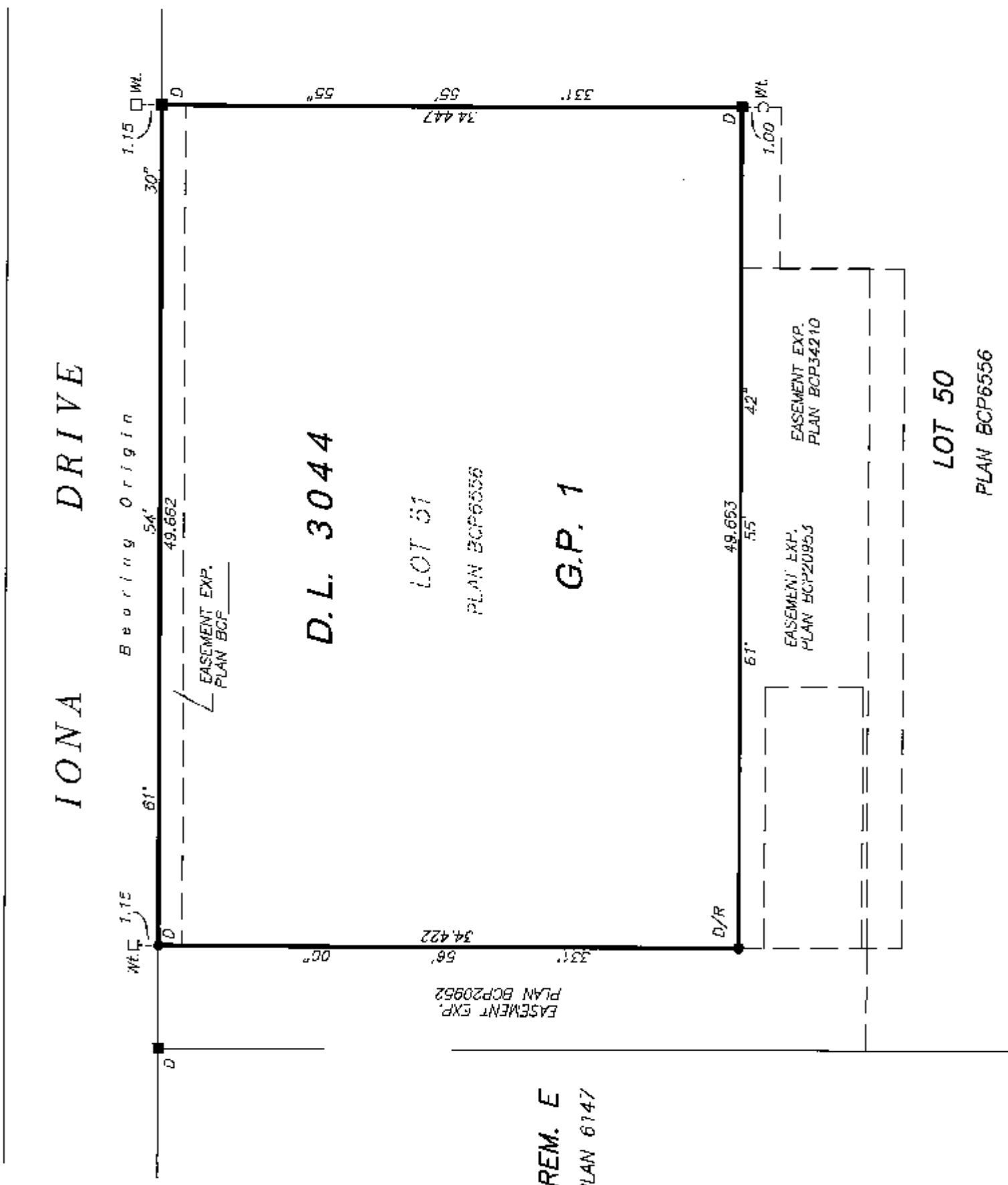
BOUNDARY DIMENSIONS

STRATA PLAN BCS 2988

SCALE 1:300



ALL DISTANCES ARE IN METRES.



I, MIKE E. SHAW, A BRITISH COLUMBIA LAND SURVEYOR, OF LANGLEY, 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 MAY, 2008. THE PLAN WAS COMPLETED AND CHECKED, AND THE CHECKLIST FILED UNDER # ECP82114, 5th DAY OF JUNE, 2008.

Mike E. Shaw B.C.L.S.

DATE : MAY 30, 2008
M.E.S.

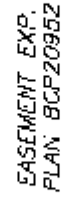
DRAWING # 30814-12
FILE # 30614-12_Post

ORIGINAL

STRATA PLAN BCS 2988



ALL DISTANCES ARE IN METRES.



DATE : MAY 30, 2008

30

ORIGINAL

STRATA PLAN BCS 2988

OWNER :

THE UNIVERSITY OF BRITISH COLUMBIA

Bryan Bealey
AUTHORIZED SIGNATORY

Mark Coskie
AUTHORIZED SIGNATORY

W. Hansen
WITNESS AS TO BOTH SIGNATURES

Lawyer
OCCUPATION OF WITNESS

700-401 W. Georgia St. Vancouver, B.C.
ADDRESS OF WITNESS V6B 5A1

LESSEE:

INTRACORP WESTRIDGE DEVELOPMENT LTD.
(INCORPORATION No. 724283)

Don Forsgren
AUTHORIZED SIGNATORY

AUTHORIZED SIGNATORY

Carol Slack
WITNESS AS TO BOTH SIGNATURES

Senior Executive Assistant
OCCUPATION OF WITNESS

900-666 Burrard St. Van BC V6C 2X8
ADDRESS OF WITNESS

MORTGAGEE :

GROSVENOR CAPITAL CORPORATION
(INCORPORATION No. 559896)

James Delmotte
AUTHORIZED SIGNATORY

Ryan Beechman
AUTHORIZED SIGNATORY

Shelley Lear
WITNESS AS TO BOTH SIGNATURES

INVESTMENT CO-ORDINATOR
OCCUPATION OF WITNESS

2000-1040 W. Georgia St.
ADDRESS OF WITNESS VANCOUVER, BC V6E 4H1

MORTGAGEE :

TRAVELERS GUARANTEE COMPANY OF CANADA
(INCORPORATION No. 64831A)

Kerby Nacy
AUTHORIZED SIGNATORY

AUTHORIZED SIGNATORY

T. Phelan
WITNESS AS TO BOTH SIGNATURES

Underwriter
OCCUPATION OF WITNESS

2500-650 W. Georgia St.
ADDRESS OF WITNESS Vancouver BC V6E 4N7

MORTGAGEE :

THE BANK OF NOVA SCOTIA

P. Bauman
AUTHORIZED SIGNATORY

P. Baxter
AUTHORIZED SIGNATORY

Sharon Bauman
WITNESS AS TO BOTH SIGNATURES

Banker
OCCUPATION OF WITNESS
3800-650 W. Georgia St
ADDRESS OF WITNESS Vancouver BC V6B 4N7

I, MIKE C. SHAW, A BRITISH COLUMBIA LAND SURVEYOR,
CERTIFY THAT THE BUILDING INCLUDED IN THIS STRATA
PLAN HAS NOT AS OF MAY 30th, 2008, BEEN
PREVIOUSLY OCCUPIED.

Mike C. Shaw B.C.L.S.

DATE : MAY 30, 2008
M.E.S.

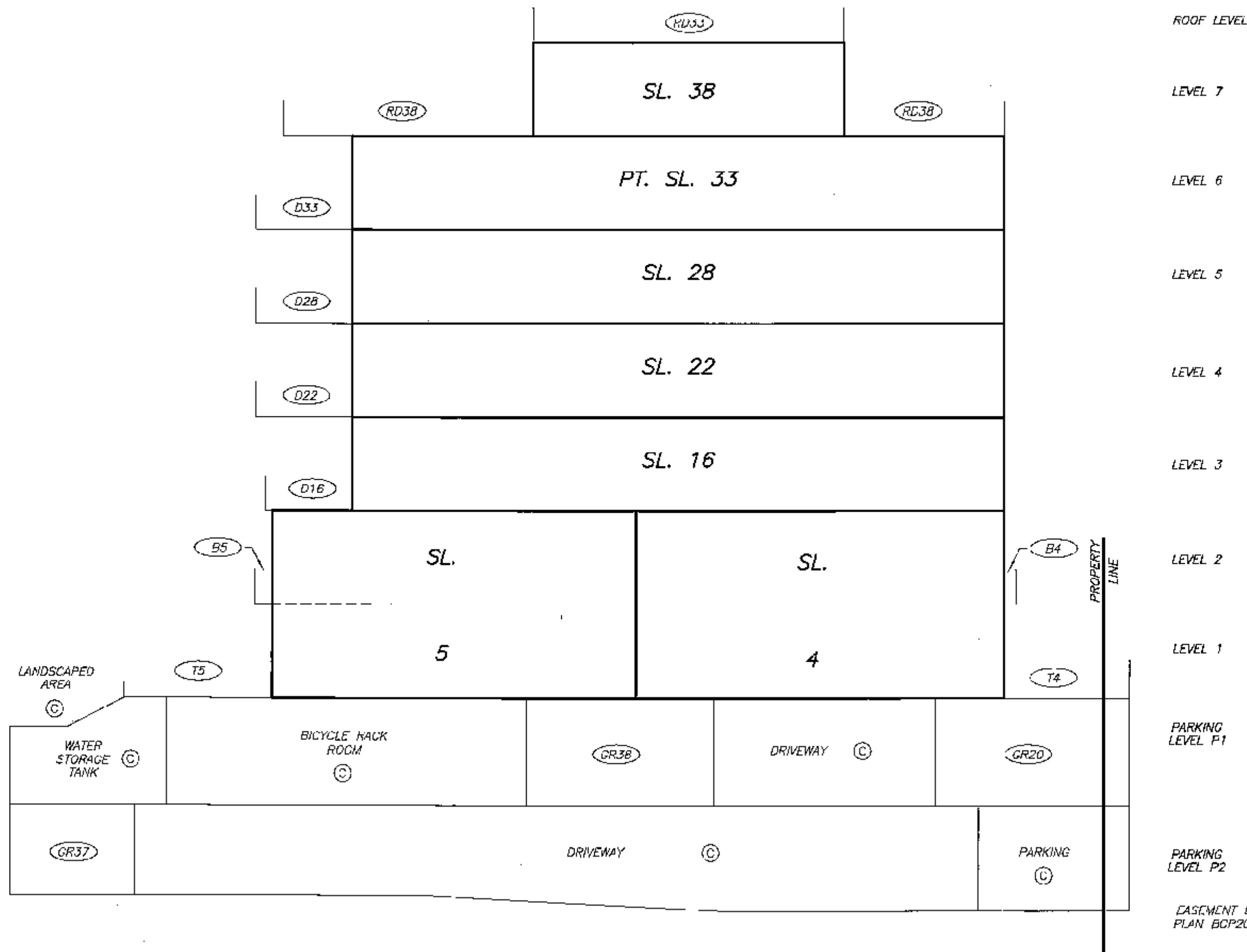
SECTION A - A'

STRATA PLAN BCS 2988

SCALE 1:125



ALL DISTANCES ARE IN METRES.



DATE : MAY 30, 2008

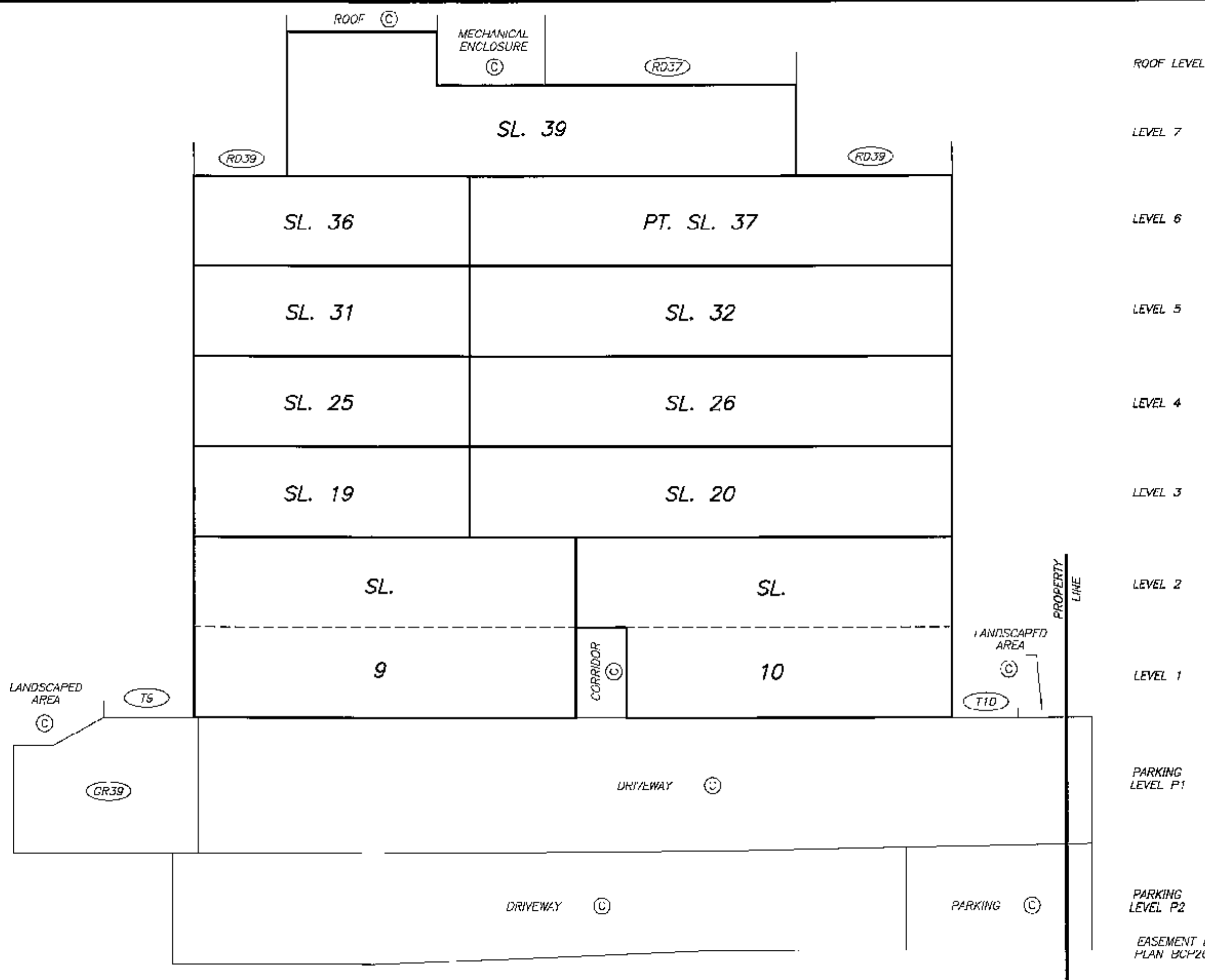
DRAWING # 30614-12
FILE # 30614-12_SA

ORIGINAL

SCALE 1:125



ALL DISTANCES ARE IN METRES.



DATE : MAY 30, 2008

25

DRAWING # 30614-12
FILE # 30614-12_SB

ORIGINAL

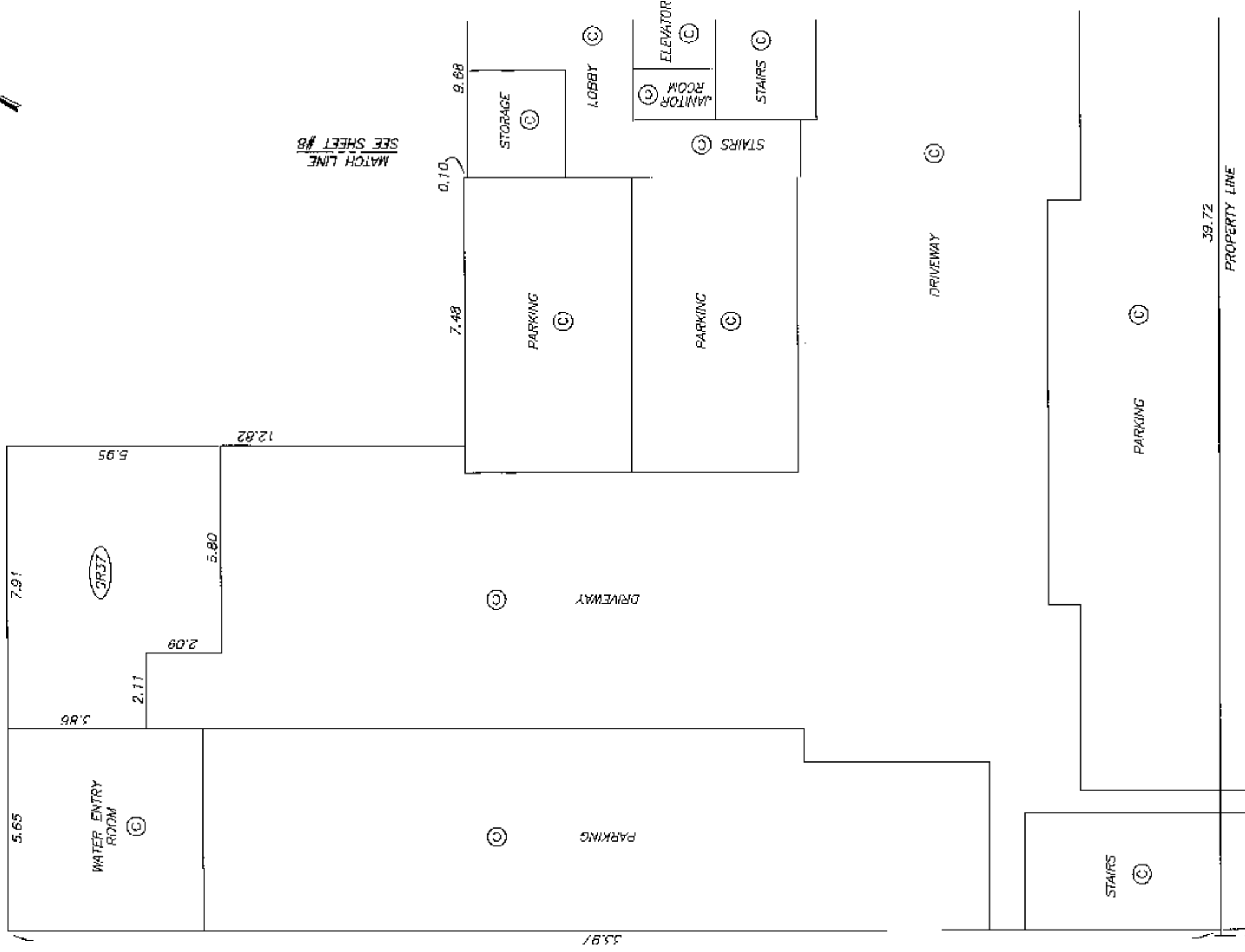
**PARKING LEVEL P2
WEST PORTION**

STRATA PLAN BCS 2988

SCALE 1:125



ALL DISTANCES ARE IN METRES.



EASEMENT EXP.
PLAN BCP20953

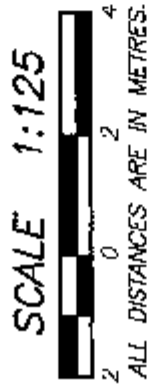
DATE : MAY 30, 2008
M.C.S.

DRAWING # 30614-12
FILE # 30614-12_P2

ORIGINAL

**PARKING LEVEL P2
EAST PORTION**

STRATA PLAN BCS 2988

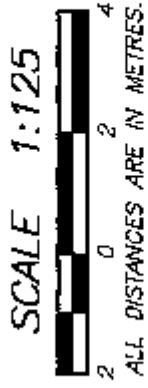


M.E.B.

ORIGINAL

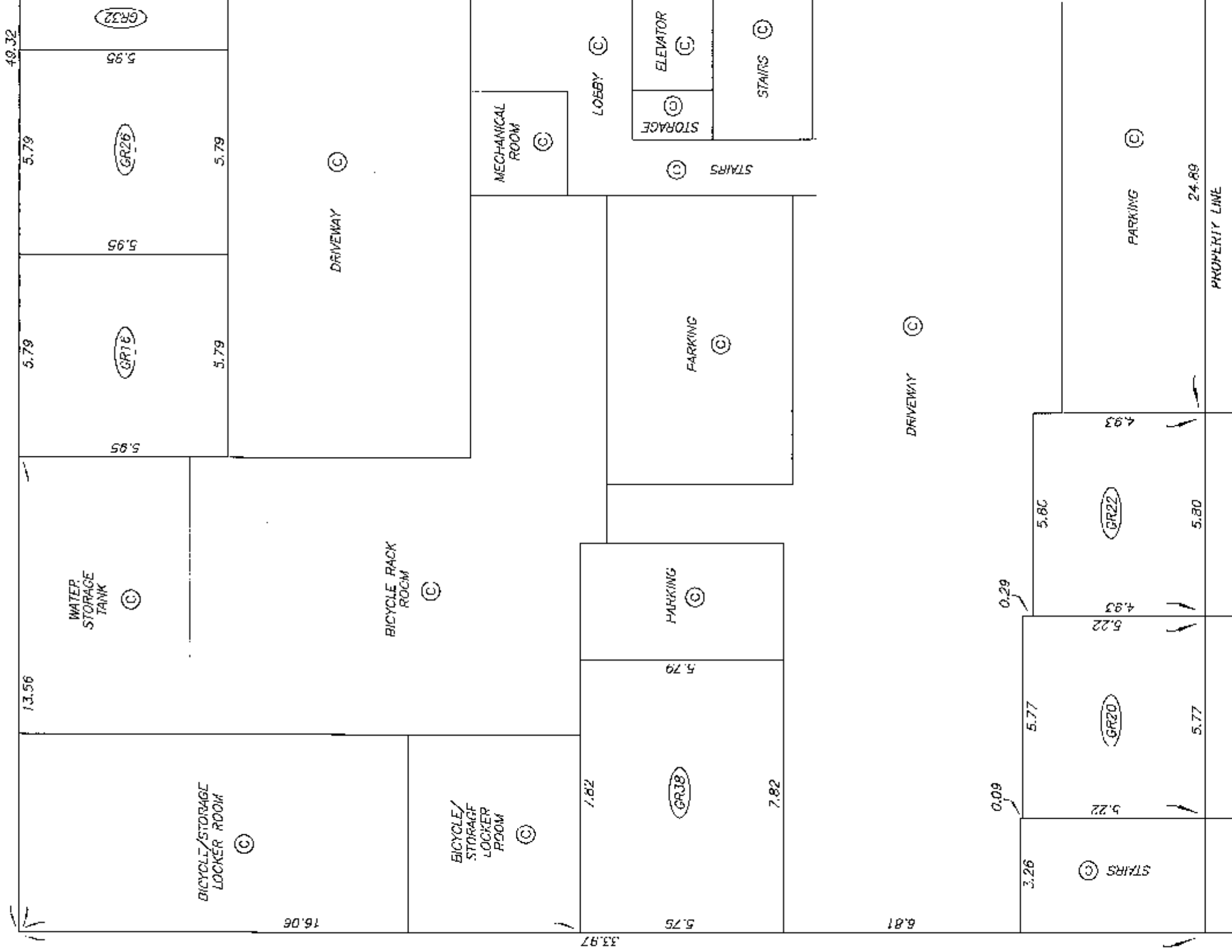
PARKING LEVEL P1
WEST PORTION

STRATA PLAN BCS 2988



SEE SHEET #10
MATCH LINE

A



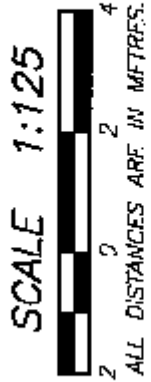
SEE SHEET #10
MATCH LINE

A

SHEET 10 OF 20 SHEETS

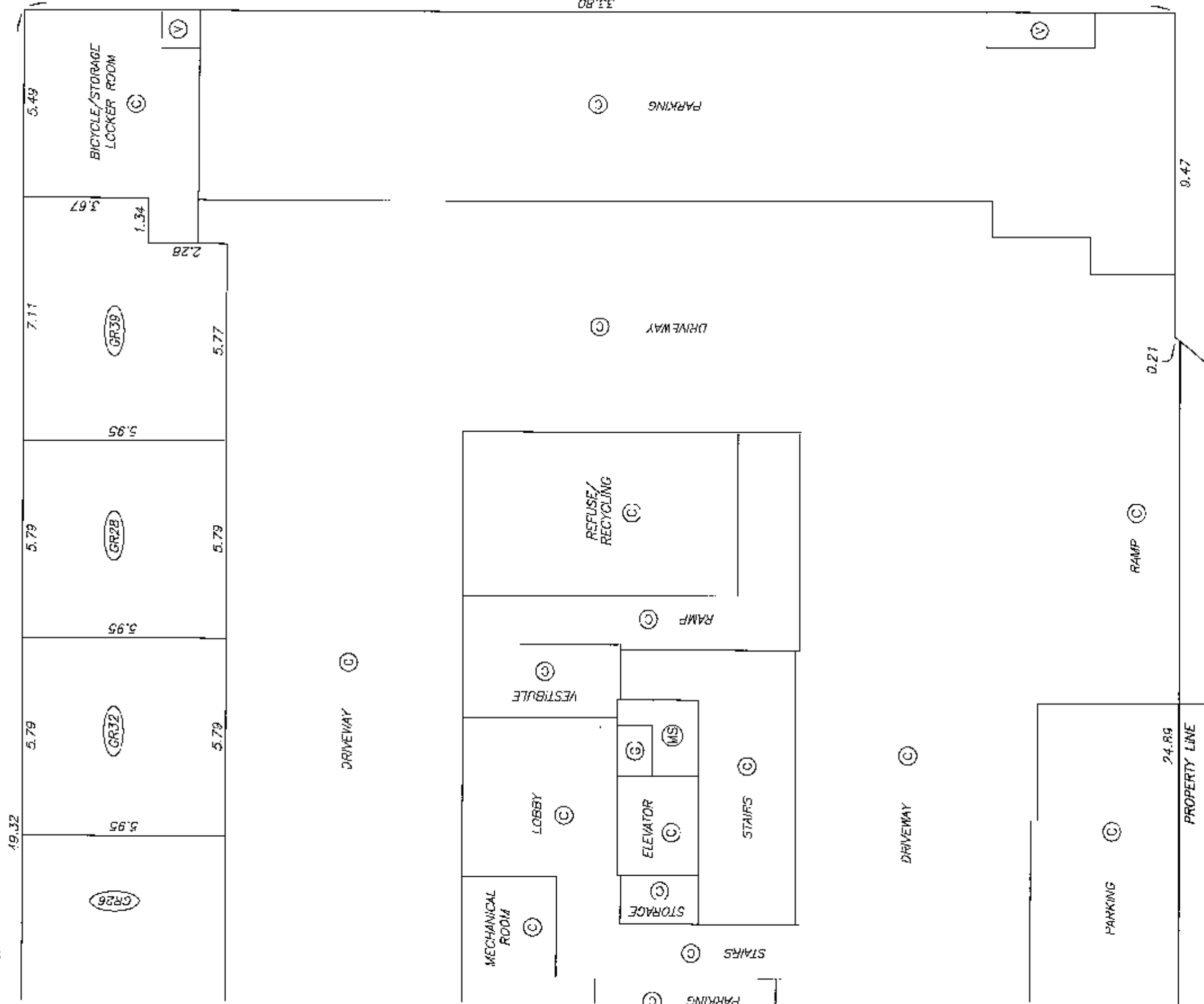
PARKING LEVEL P1
EAST PORTION

STRATA PLAN BCS 2988



SEE SHEET #9
MATCH LINE

B

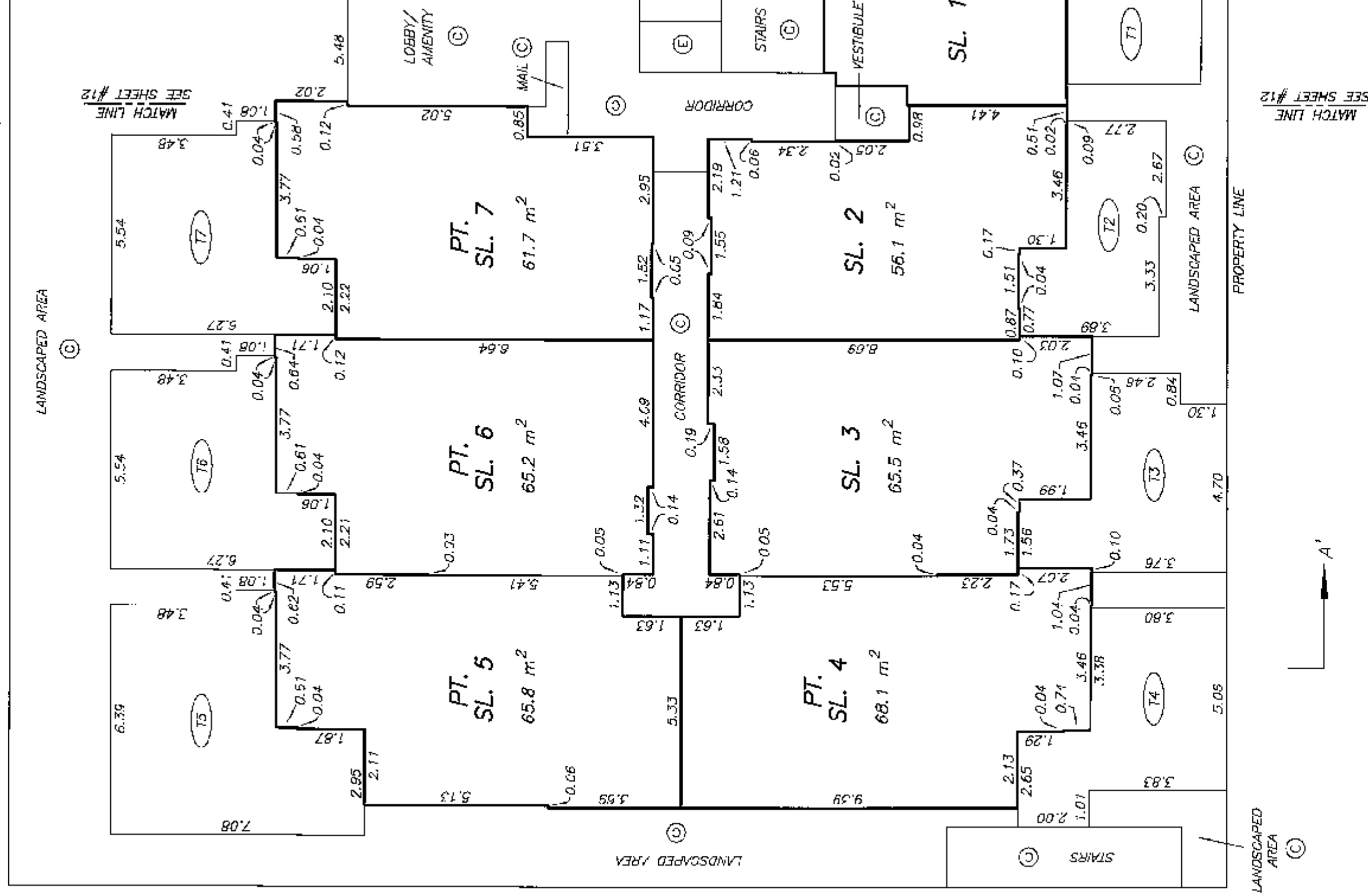


SEE SHEET #9
MATCH LINE

B'

STRATA PLAN BCS 2988

ALL DISTANCES ARE IN METRES.

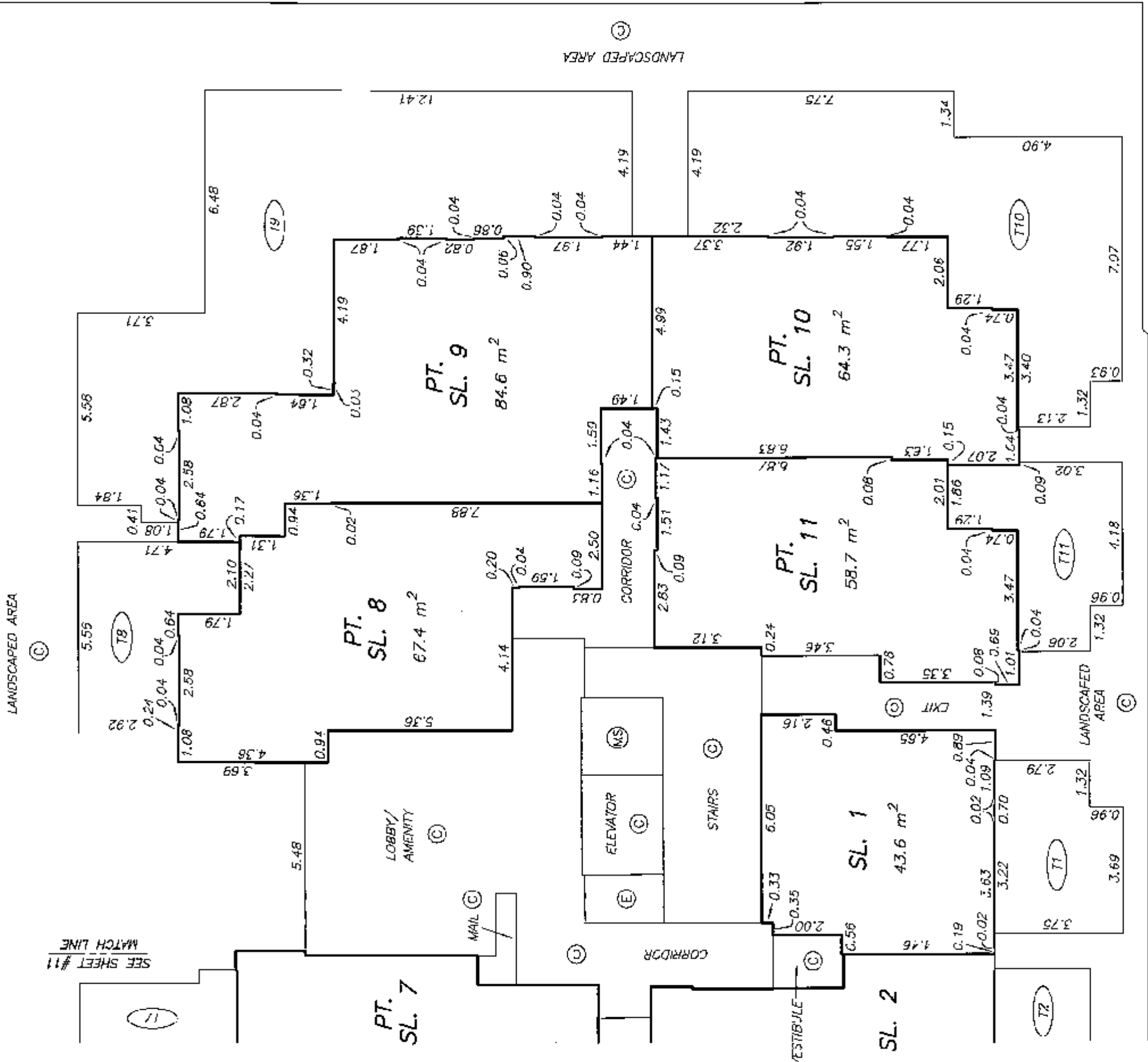
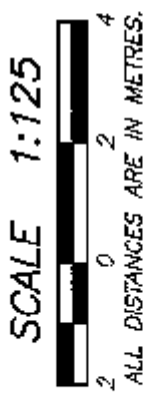


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ORIGINAL

LEVEL 1 FLOOR PLAN
EAST PORTION

STRATA PLAN BCS 2988



SEE SHEET #11
MATCH LINE



DATE : MAY 30, 2008
M.E. AS.

DRAWING # 30614-12
FILE # 30614-12.L1

ORIGINAL

LEVEL 2 FLOOR PLAN WEST PORTION

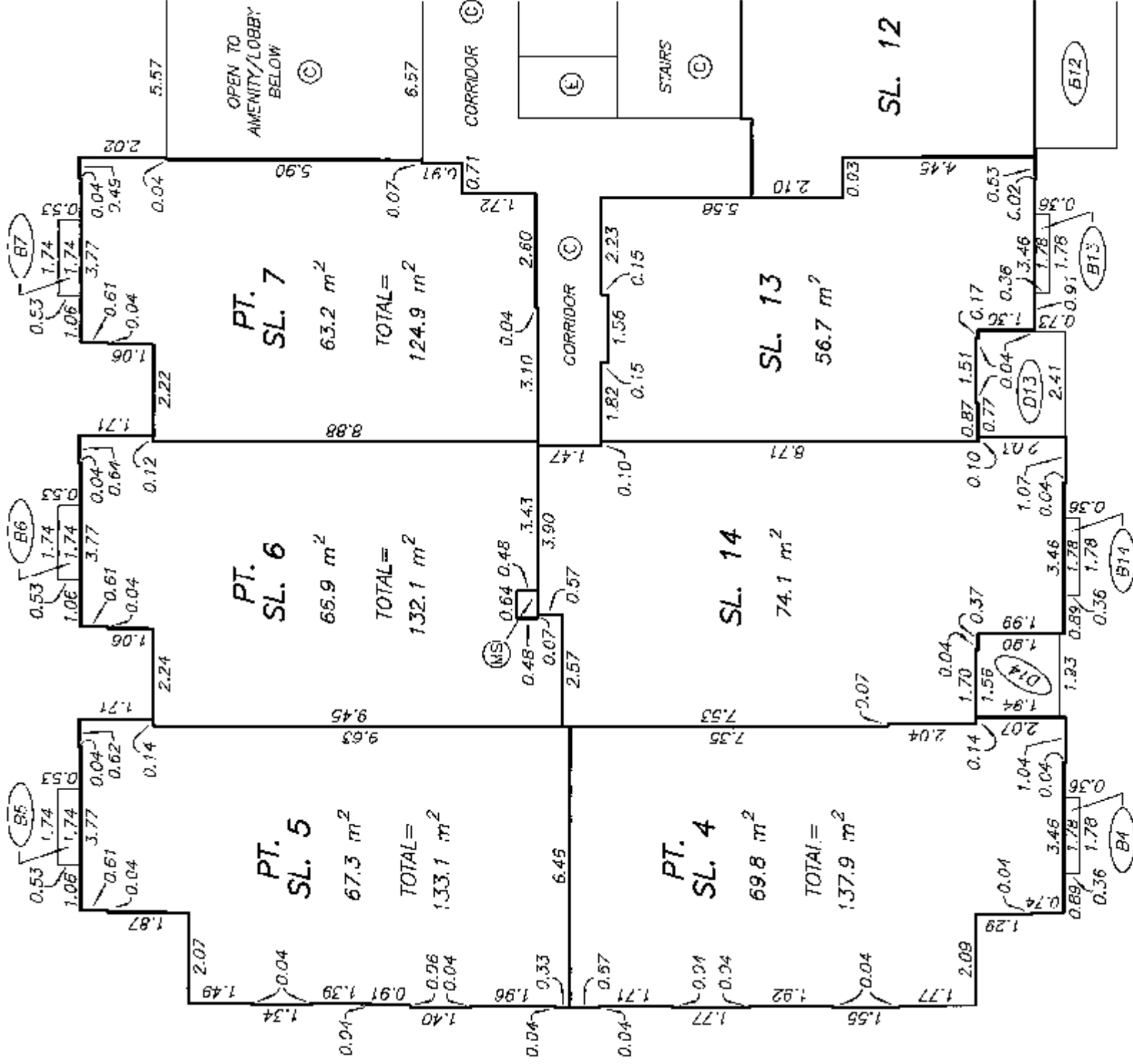
STRATA PLAN BCS 2988

SCALE 1:125



A
PERIMETER
OF FLOOR
BELOW

MATCH LINE
SEE SHEET #14

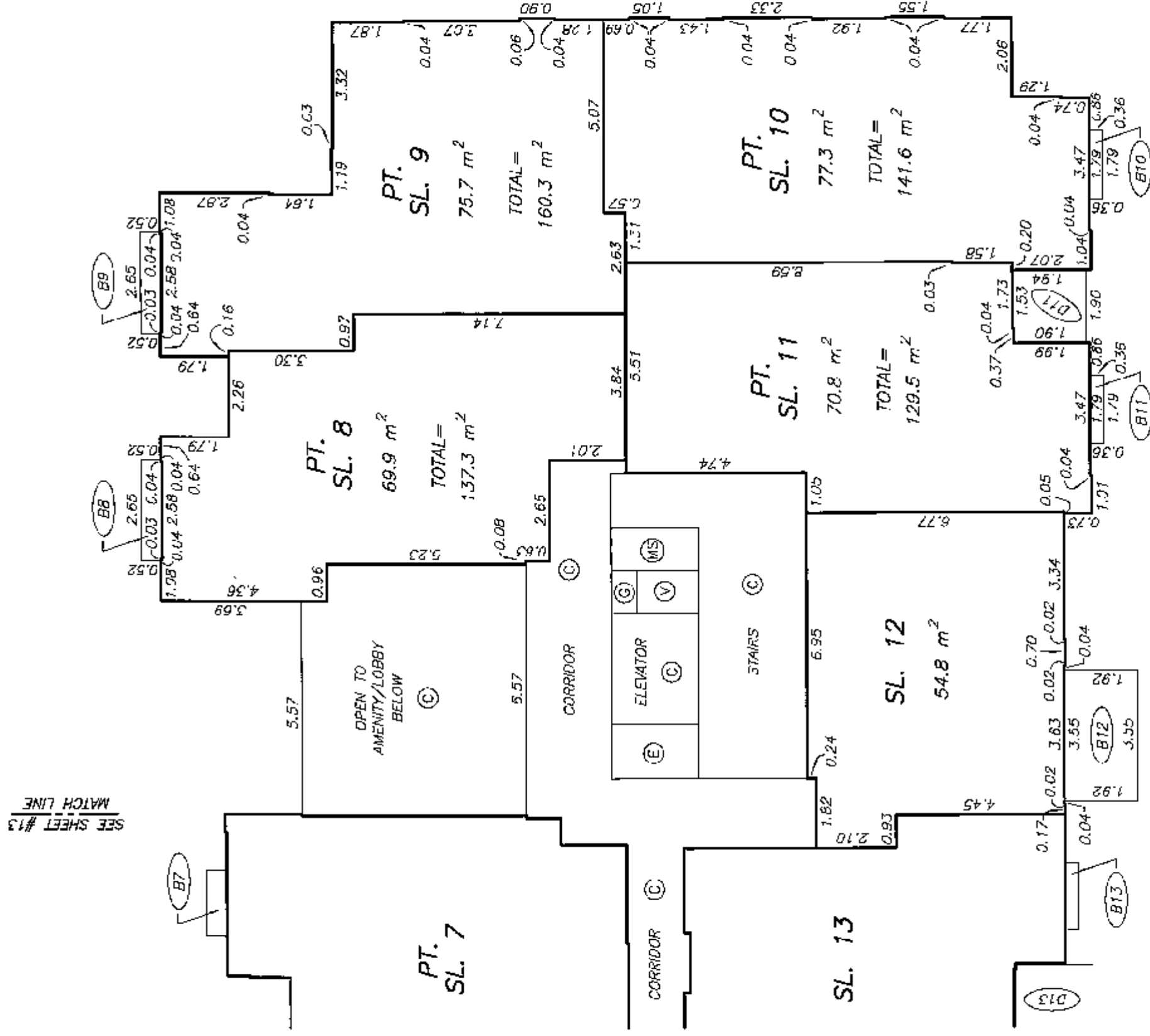


MATCH LINE
SEE SHEET #14



PERIMETER
OF FLOOR
BELOW

[1]



SSC SHEET #13

PROPERTY LINE

PERIMETER
OF FLOOR
BELOW

Q

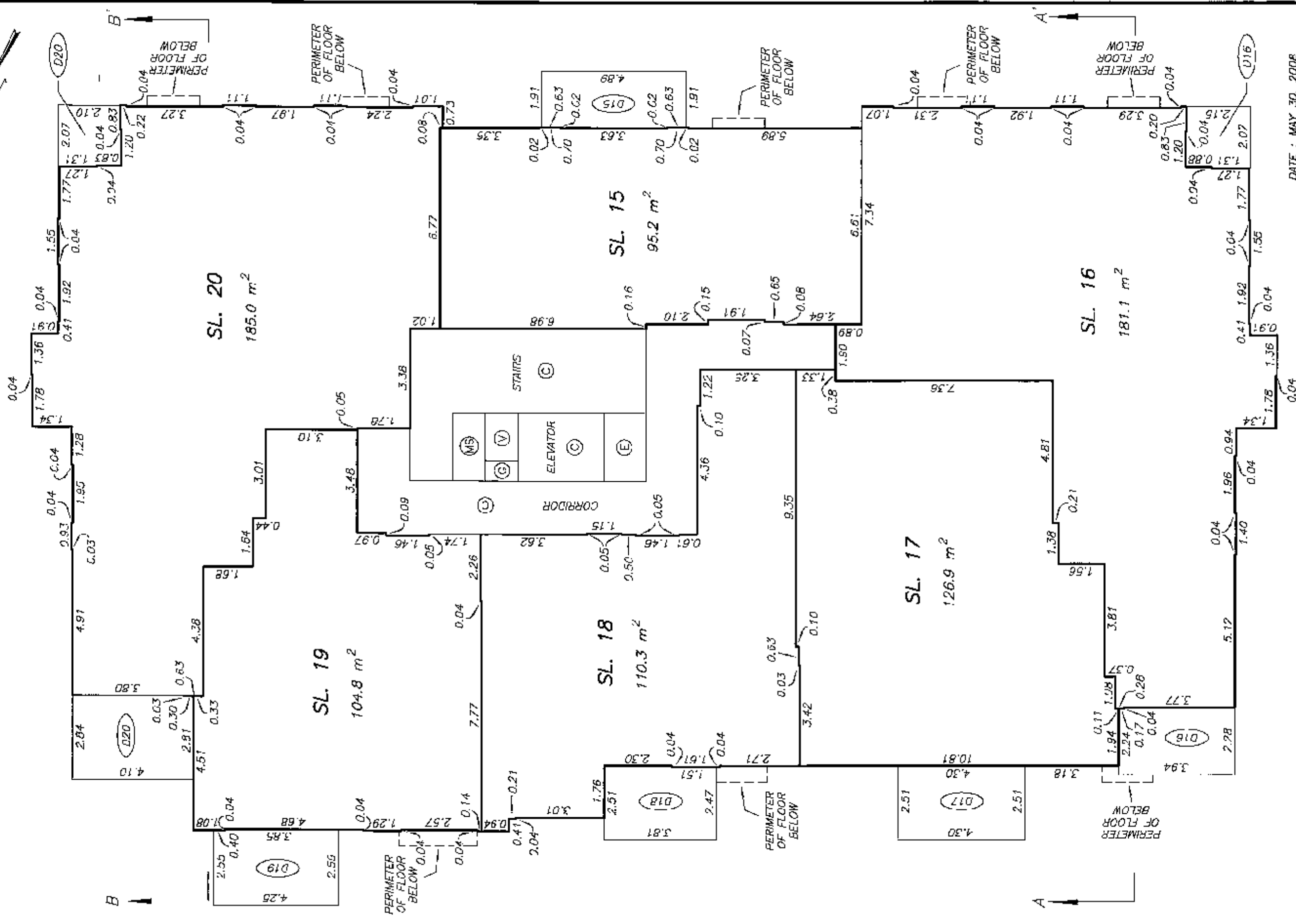
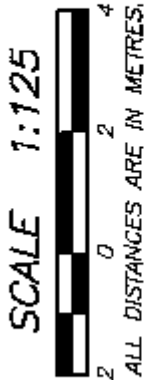
DATE : MAY 30, 2008
M.E.D.

DRAWING # 30614-12
FILE # 30614-12_12

ORIGINAL

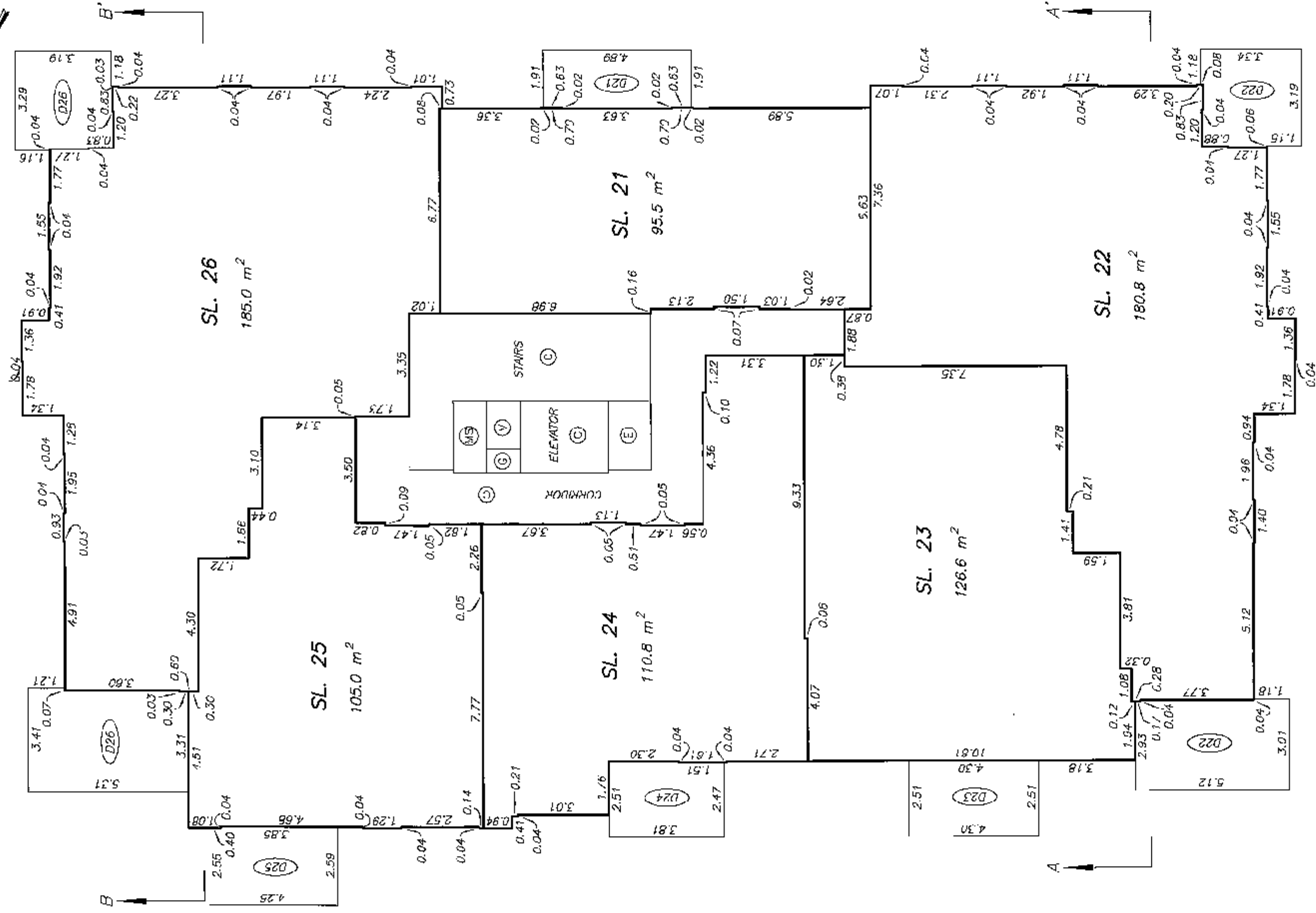
LEVEL 3 FLOOR PLAN

STRATA PLAN BCS 2988



DATE : MAY 30, 2008
M.E.D.

ORIGINAL

STRATA PLAN BCS 2988

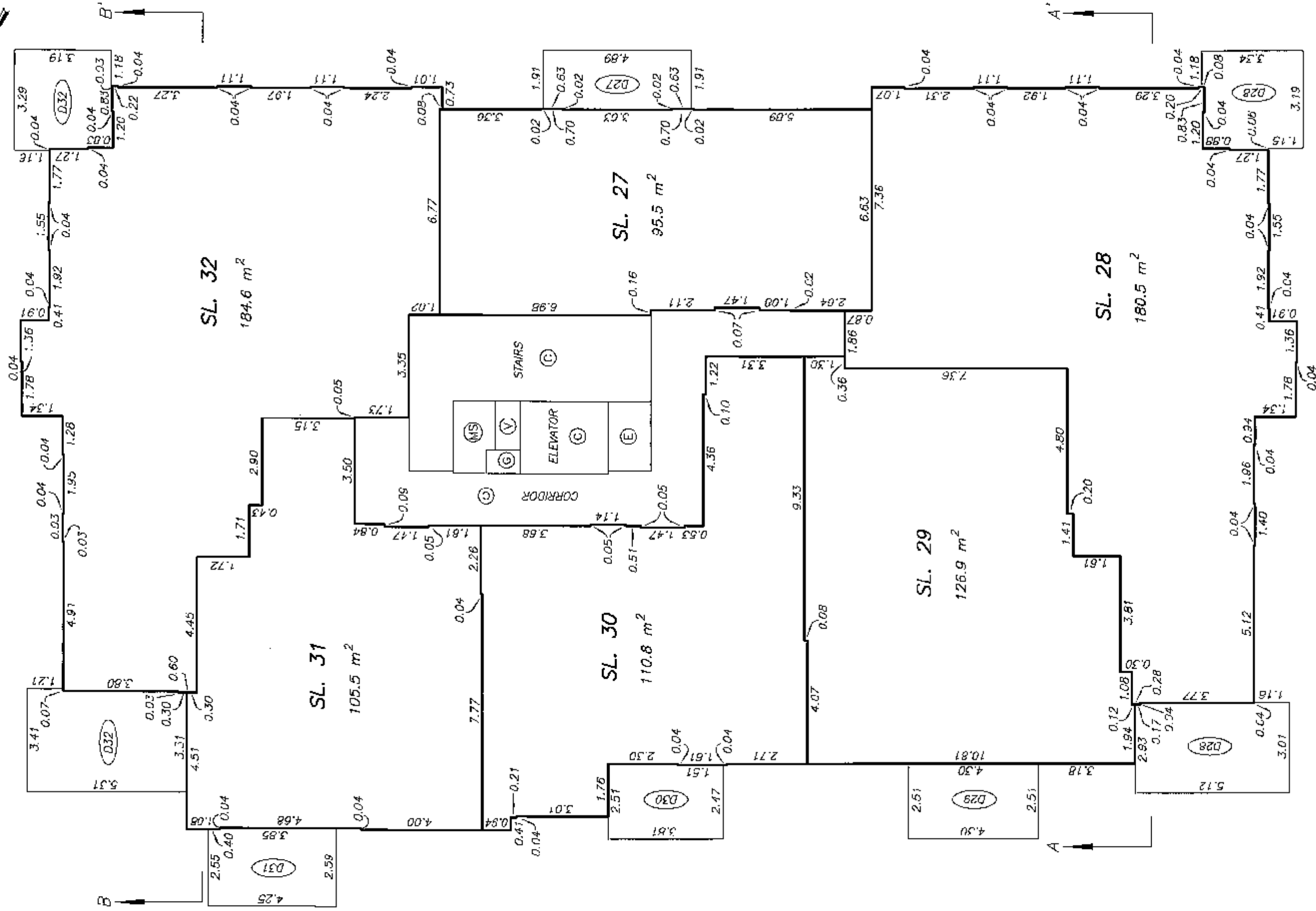
DRAWING # 30614-12
FILE # 30614 12-L4

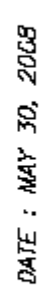
7.3.6

ORIGINAL

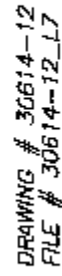
LEVEL 5 FLOOR PLAN

STRATA PLAN BCS 2988





ORIGINAL

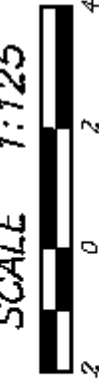


M. F. L.

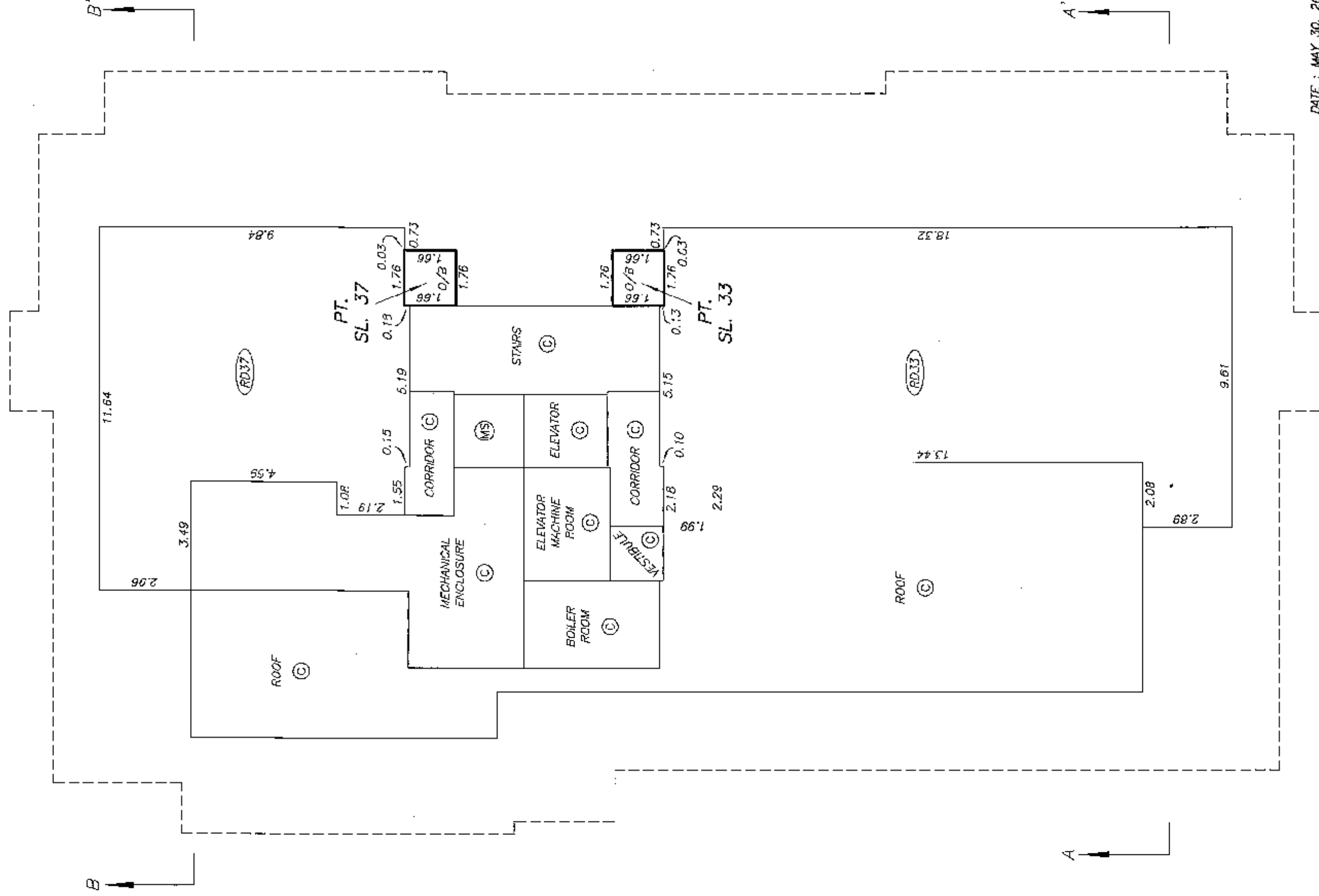
ORIGINAL

STRATA PLAN BCS 2988

SCALE 1:125



ALL DISTANCES ARE IN METRES.



DATE : MAY 30, 2009

DRAWING # 30614-12
FILE # 30614-12_LB

25

ORIGINAL