STRATA PLAN OF LOT 94, D. L. 125, GP. 1, PLAN 53622, N. W. D..

SCALE : 1:1000

"MUNICIPALITY OF BURNABY"

ALL DIMENSIONS ARE IN METRES

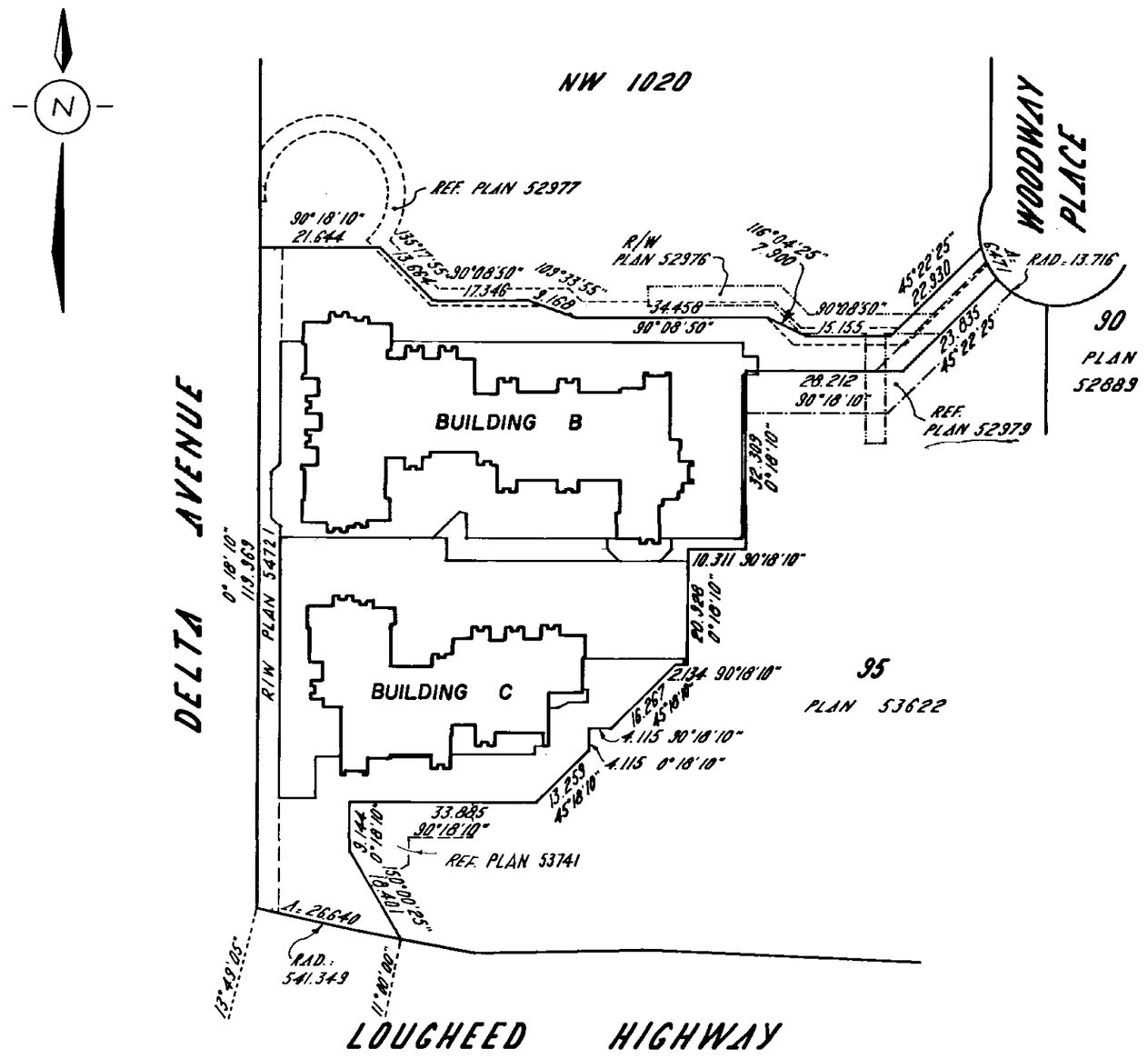
STRATA PLAN NW 1188

DEPOSITED AND REGISTERED IN THE LAND REGISTRY OFFICE AT NEW WESTMINSTER, B. C. THIS 20 DAY OF Sept. 1978

E. A. Tanburn
REGISTRAR

Ref By 100936 E

CIVIC ADDRESSES
BUILDING "B" : 1955 WOODWAY PLACE
BUILDING "C" : 4941 LOUGHEED HWY.
BURNABY, B. C.



LEGEND

M²	DENOTES SQUARE METRES
S.L.	DENOTES STRATA LOT
©	DENOTES COMMON PROPERTY
Ⓑ	DENOTES BALCONY

ALL BALCONIES ARE COMMON PROPERTY

THE ADDRESS FOR SERVICE OF DOCUMENTS ON THE STRATA CORPORATION IS :

THE OWNERS, STRATA PLAN Nº NW 1188
4585, EAST HASTINGS STREET
BURNABY, B. C. .

I, J. NEIL BENNETT OF BURNABY, B. C., BRITISH COLUMBIA LAND SURVEYOR, HEREBY CERTIFY :

1. THAT THE BUILDING ERECTED ON THE PARCEL DESCRIBED ABOVE IS WHOLLY WITHIN THE EXTERNAL BOUNDARIES OF THAT PARCEL SUBJECT TO CLAUSE 2 OF THIS CERTIFICATE .

2. CERTAIN PARTS OF THE BUILDING PROJECT BEYOND SUCH EXTERNAL BOUNDARIES BUT THEY ARE WITHIN THE LIMITS OF THE LAND CHARGED BY REGISTERED EASEMENT Nº BY 100934

DATED AT SURREY, B. C., THIS 16 th DAY OF JUNE 1978

J. Neil Bennett B.C.L.S.

McELHANNEY ASSOCIATES
PROFESSIONAL LAND SURVEYORS
13560 88th AVENUE
SURREY, B.C. V3W 3K3
FILE 003118

BCIL 5563B-Mc.S.

FILED NMNWS1188 P76322 2005-03-08-14.37.12.161416

STRATA PLAN NW1188

STRATA TITLES ACT

LOT NO.	SHEET NO.	FORM 1	FORM 2	FORM 3
		SCHEDULE OF UNIT ENTITLEMENT	SCHEDULE OF INTEREST UPON DESTRUCTION	SCHEDULE OF VOTING RIGHTS
		UNIT ENTITLEMENT	INTEREST UPON DESTRUCTION	NUMBER OF VOTES
1	7 and 9	8469	8973	
2	"	8047	7930	
3	"	10050	10017	
4	7 and 9	8352	8973	
5	6 and 9	8352	8973	
6	"	10472	10017	
7	"	8188	7721	
8	"	8504	8347	
9	"	8317	8347	
10	"	8879	8973	
11	"	10179	9182	
12	6 and 9	10519	9808	
13	7 and 9	8317	8556	
14	"	8891	9808	
15	"	10214	9808	
16	7 and 9	12065	10225	
17	7 and 10	9570	9599	
18	"	8470	8765	
19	"	8201	7930	
20	"	10050	10017	
21	7 and 10	8352	8765	
22	6 and 10	8352	8765	
23	"	10472	9808	
24	"	8188	7721	
25	"	8504	8765	
26	"	8317	8765	
27	"	9055	8973	
28	"	10179	9182	
29	6 and 10	10519	9808	
30	7 and 10	8317	8765	
31	"	8949	9599	
32	"	10308	9599	
33	7 and 10	10273	9599	
34	7 and 11	9570	9808	
35	"	8470	8973	
36	"	8201	8139	
37	"	10050	10225	
38	7 and 11	8352	8973	
39	6 and 11	8352	8973	
40	"	10472	10017	
41	"	8188	7721	
42	"	8504	8765	
43	"	8317	8765	
44	"	9055	8973	
45	"	10179	9182	
46	6 and 11	10519	10017	
47	7 and 11	8317	8765	
48	"	8949	9808	
49	"	10308	9808	
50	7 and 11	10273	9808	
51	7 and 12	9570	9808	
52	"	8470	8973	
53	"	8201	8139	
54	"	10050	10434	
55	7 and 12	8352	9182	
56	6 and 12	8352	9182	
57	"	10472	10225	
58	"	8188	7721	
59	"	8504	8869	
60	6 and 12	8317	8869	

FILE: 003118

16, JUNE 1978.

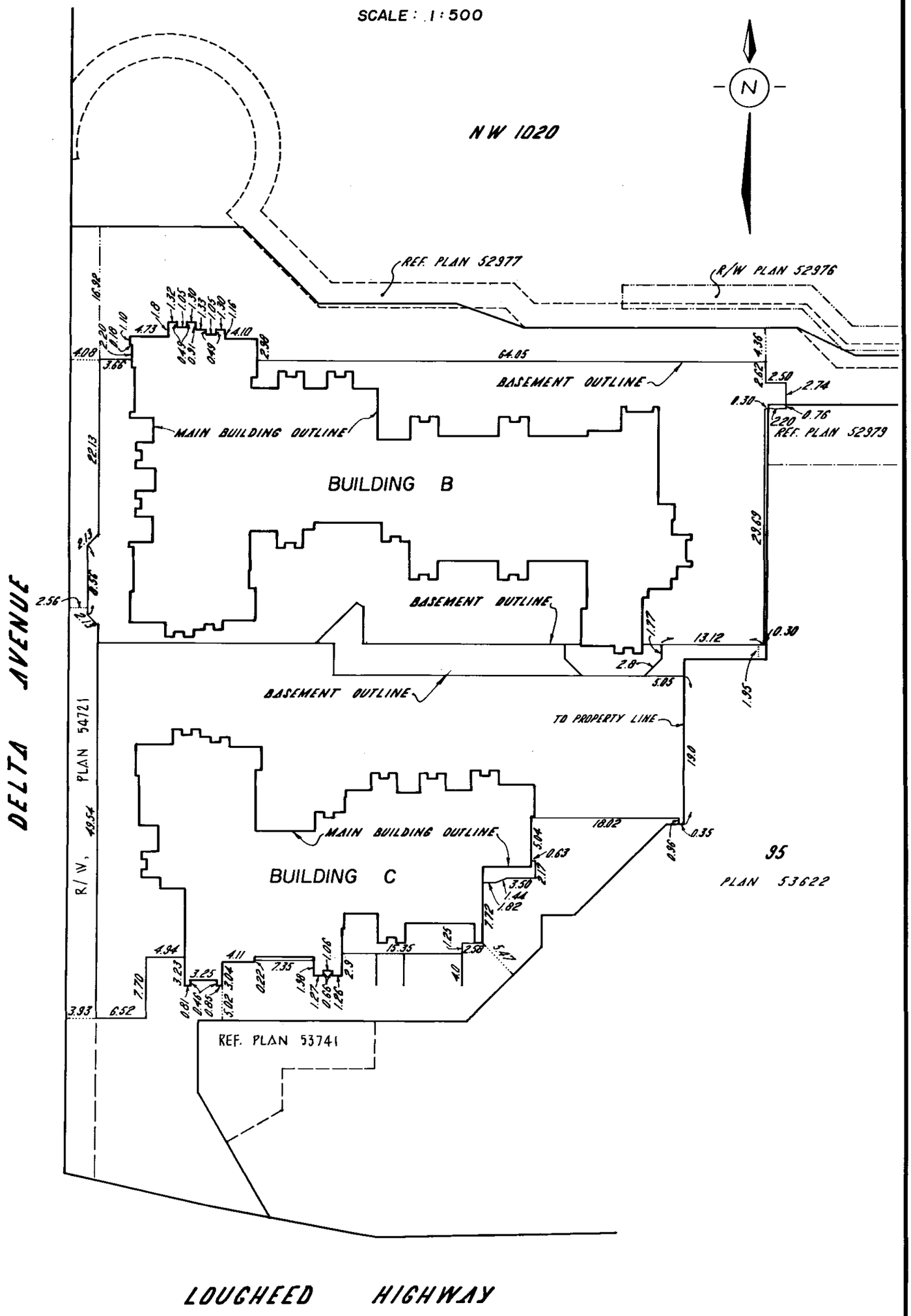
FILED NWNWS1188 P76322 2005-03-08-14.37.12.161416

BCIL 5561B-Mc.S.

STRATA PLAN NW1188

BUILDING DIMENSIONS AND LOCATION

SCALE: 1:500



FILE: 003118

16, JUNE 1978.

FILED NWNWS1188 P76322 2005-03-08-14.37.12.161416

STRATA PLAN NW 1188

STRATA TITLES ACT

LOT NO.	SHEET NO.	FORM 1	FORM 2	FORM 3
		SCHEDULE OF UNIT ENTITLEMENT	SCHEDULE OF INTEREST UPON DESTRUCTION	SCHEDULE OF VOTING RIGHTS
		UNIT ENTITLEMENT	INTEREST UPON DESTRUCTION	NUMBER OF VOTES
61	6 and 12	9055	8973	
62	"	10179	9182	
63	6 and 12	10519	10017	
64	7 and 12	8317	8973	
65	"	8949	10017	
66	"	10308	10017	
67	7 and 12	10273	10017	
68	13 and 15	8481	8973	
69	"	8434	8973	
70	"	9933	10017	
71	"	11257	10225	
72	"	10121	9808	
73	"	10460	10643	
74	"	8493	9182	
75	"	10671	10434	
76	"	7849	7930	
77	13 and 15	10214	9599	
78	13 and 16	8481	8973	
79	"	8434	8973	
80	"	9933	9808	
81	"	11257	10434	
82	"	10121	9808	
83	"	10460	10434	
84	"	8493	9182	
85	"	10671	10225	
86	"	7978	7721	
87	13 and 16	10214	9599	
88	13 and 17	8481	8973	
89	"	8434	8973	
90	"	9933	9808	
91	"	11257	10643	
92	"	10121	10017	
93	"	10460	10643	
94	"	8493	9182	
95	"	10671	10434	
96	"	7978	7930	
97	13 and 17	10214	9599	
98	13 and 18	8481	8973	
99	"	8434	8973	
100	"	9886	10017	
101	"	11257	10852	
102	"	10121	10225	
103	"	10460	10852	
104	"	8493	9392	
105	"	10636	10643	
106	"	7978	7930	
107	13 and 18	10214	9599	
AGGREGATE		1 000 000	1 000 000	

FILE: 003118

16. JUNE 1978.

BCIL 5561B-M.C.S.

FILED NWNWS1188 P76322 2005-03-08-14.37.12.161416

STRATA PLAN NW 1188

STRATA TITLES ACT

STATUTORY DECLARATION

I, THE UNDERSIGNED DO SOLEMNLY DECLARE THAT
(1) I, THE UNDERSIGNED, AM THE DULY AUTHORIZED AGENT OF THE OWNER DEVELOPER.
(2) THE STRATA PLAN IS ENTIRELY FOR RESIDENTIAL USE.

I MAKE THIS SOLEMN DECLARATION CONSCIENTIOUSLY BELIEVING IT TO BE TRUE AND KNOWING THAT IT IS OF THE SAME FORCE AND EFFECT AS IF MADE UNDER OATH.

[signature]

DECLARED BEFORE ME AT BURNABY
IN THE PROVINCE OF BRITISH COLUMBIA
THIS 17 DAY OF AUG 1978

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

ACCEPTED AS TO FORMS 1, 2 AND 3

for Graeme Paterson
SUPERINTENDENT OF INSURANCE
this 14th day of September, 1978

OWNER - DEVELOPER
DOUGLASVIEW APARTMENTS LTD.

[signature] TREAS

[signature] SECR

WITNESS:

[signature]

J. DAVID DUNN
BARRISTER & SOLICITOR
2508 - 595 BURRARD
VANCOUVER, B.C.

MORTGAGEE
MORGUARD TRUST COMPANY
BY ITS ATTORNEYS IN FACT REG. NO. M114897

[signature]

[signature]

MORTGAGEE
BOSA BROTHERS CONSTRUCTION Ltd.

[signature] TREAS

[signature] SECR

I, J. NEIL BENNETT, BRITISH COLUMBIA LAND SURVEYOR, HEREBY CERTIFY THAT THE BUILDINGS SHOWN IN THIS STRATA PLAN HAVE NOT, AS OF THE 16 th DAY OF JUNE, 1978, BEEN PREVIOUSLY OCCUPIED.
DATED AT SURREY, B. C., THIS 16 th DAY OF JUNE, 1978.

[signature] B. C. L. S.

FILE: 003118

16, JUNE 1978. [signature]

FILED NWNWS1188 P76322 2005-03-08-14.37.12.161416

FILED NWNWS1188 P76322 2005-03-08-14.37.12.161416

STRATA PLAN **NW 1188**

SECTION 2-2'

4th floor	S.L. 56	CORRIDOR	(C)	S.L. 59	S.L. 60	LOBBY	S.L. 61	S.L. 62	S.L. 63
3rd "	S.L. 39			S.L. 42	S.L. 43		S.L. 44	S.L. 45	S.L. 46
2nd "	S.L. 22			S.L. 25	S.L. 26		S.L. 27	S.L. 28	S.L. 29
1st "	S.L. 5			S.L. 8	S.L. 9		S.L. 10	S.L. 11	S.L. 12
BASEMENT	PARKING (C)								

16, JUNE 1978.

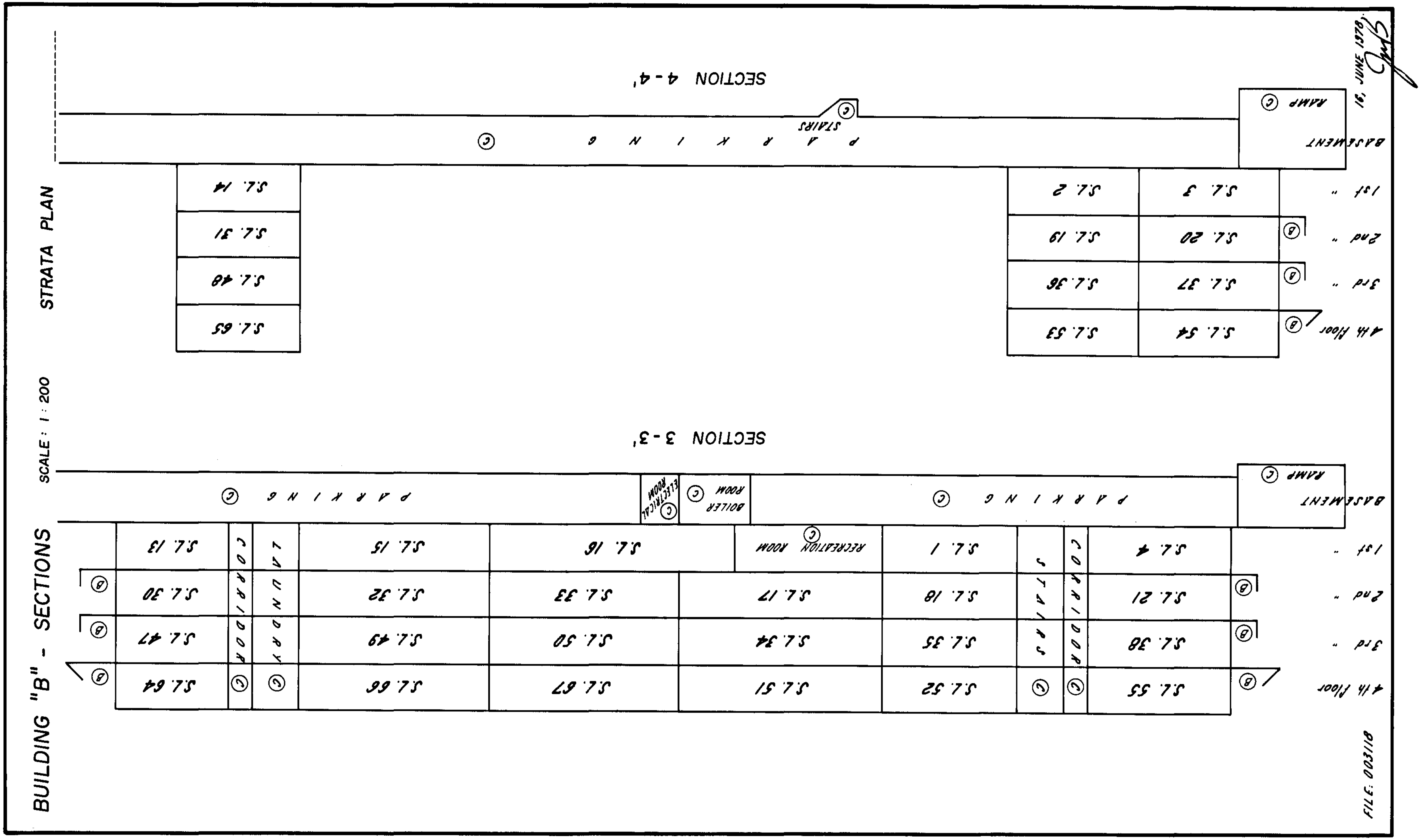
SECTION 1-1'

4th floor	(B)	S.L. 57	S.L. 58
3rd "	(B)	S.L. 40	S.L. 41
2nd "	(B)	S.L. 23	S.L. 24
1st "		S.L. 6	S.L. 7
BASEMENT	PARKING (C)		

BUILDING "B" - SECTIONS

SCALE : 1:200

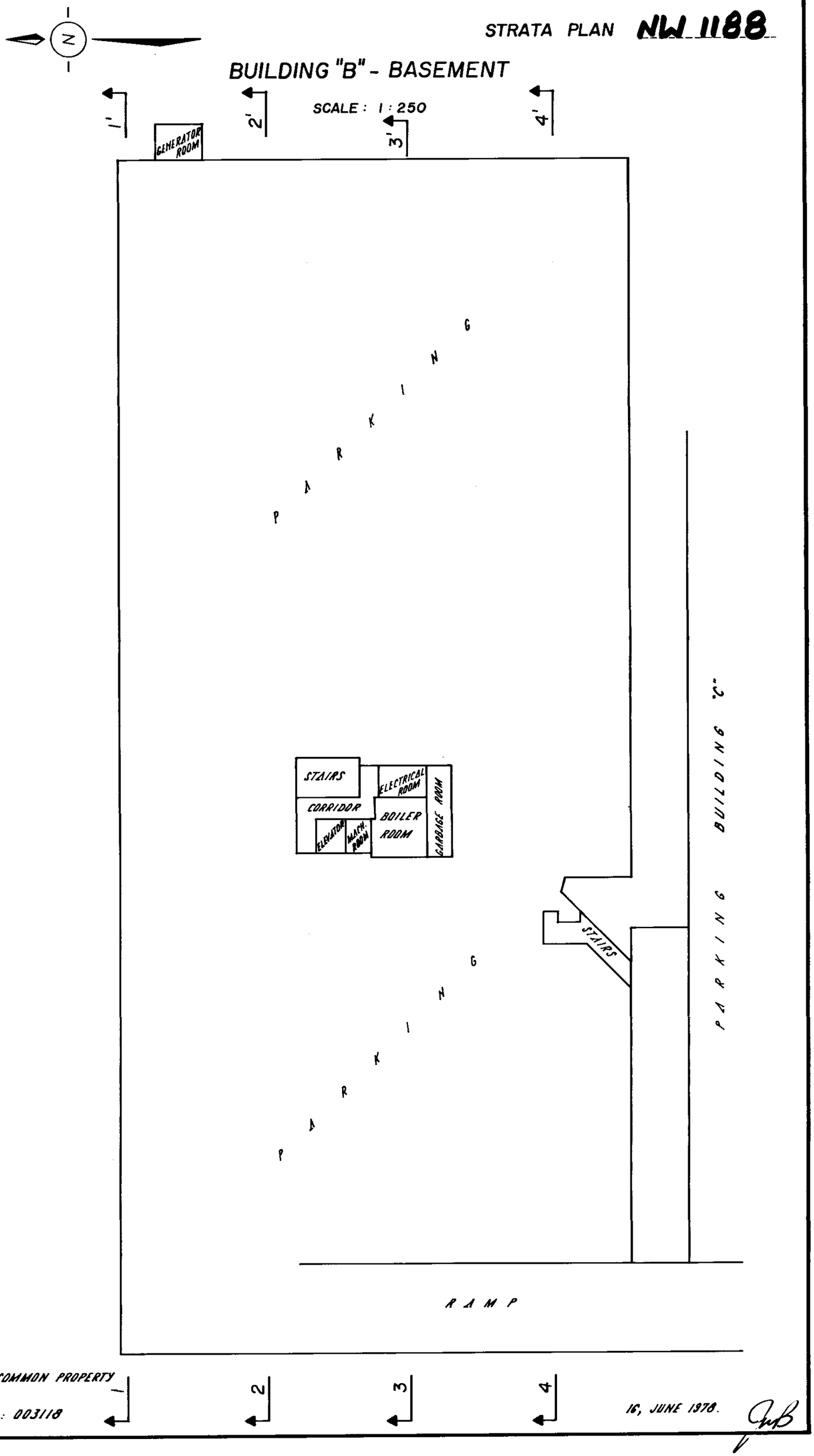
FILE: 003118


STRATA PLAN
BUILDING "B" - SECTIONS
SCALE : 1 : 200
SECTION 4-4'
BASEMENT
RAMP
PARKING
STAIRS
1st "
2nd "
3rd "
4th floor
S.L. 3
S.L. 2
S.L. 14
S.L. 20
S.L. 19
S.L. 31
S.L. 37
S.L. 36
S.L. 48
S.L. 54
S.L. 53
S.L. 65
SECTION 3-3'
BOILER ROOM
ELECTRICAL ROOM
RECREATION ROOM
CORRIDOR
LAUNDRY
STAIRS
S.L. 4
S.L. 1
S.L. 16
S.L. 15
S.L. 13
S.L. 21
S.L. 18
S.L. 17
S.L. 33
S.L. 32
S.L. 30
S.L. 38
S.L. 35
S.L. 34
S.L. 50
S.L. 49
S.L. 47
S.L. 55
S.L. 52
S.L. 51
S.L. 67
S.L. 66
S.L. 64
16, JUNE 1978.
FILE: 003118

STRATA PLAN NW 1188

BUILDING "B" - BASEMENT

SCALE : 1 : 250



ALL COMMON PROPERTY

FILE : 003118

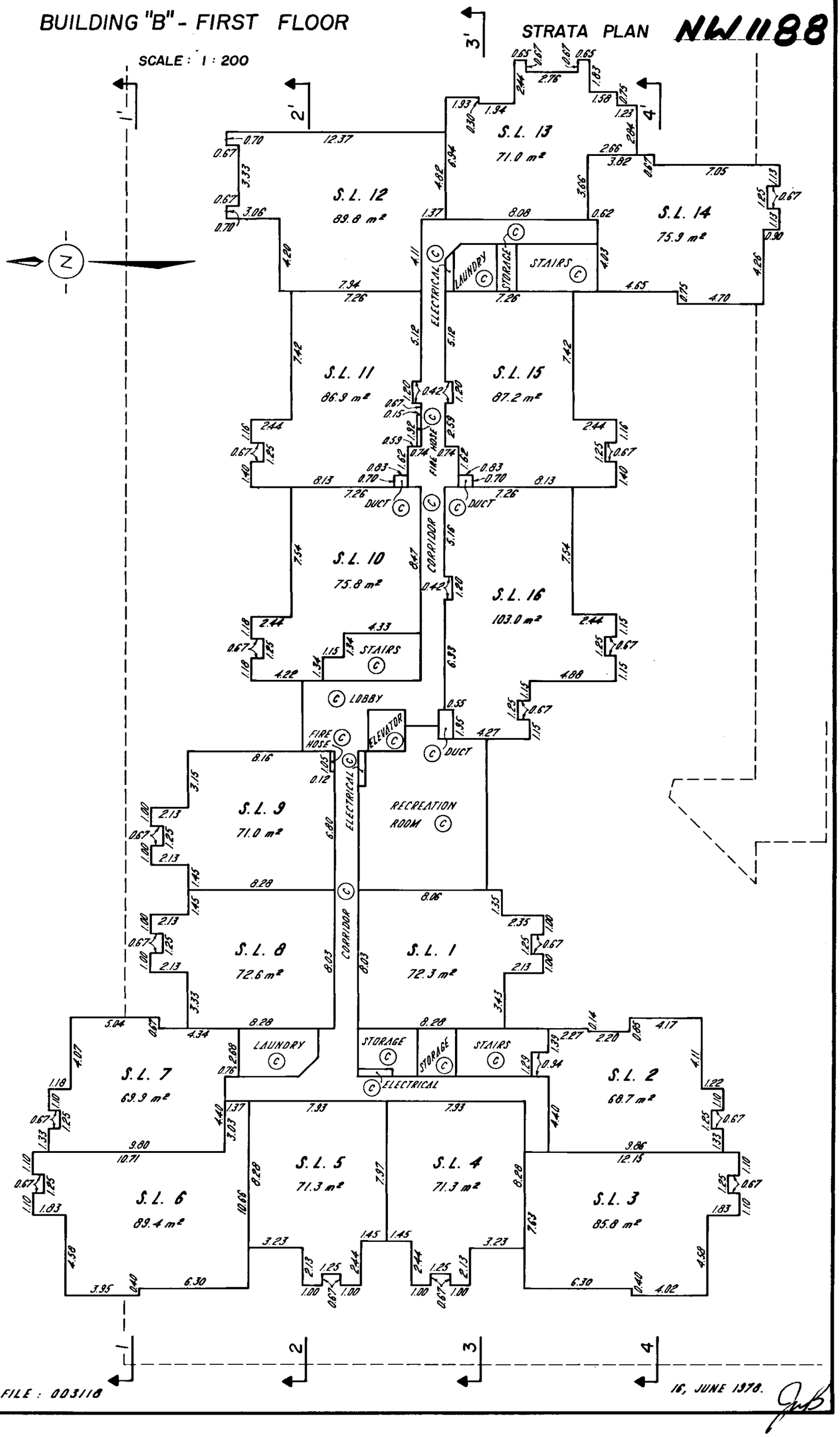
16, JUNE 1978.

FILED NWNWS1188 P76322 2005-03-08-14.37.12.161416

BUILDING "B" - FIRST FLOOR

STRATA PLAN NW1188

SCALE : 1 : 200



FILE : 003116

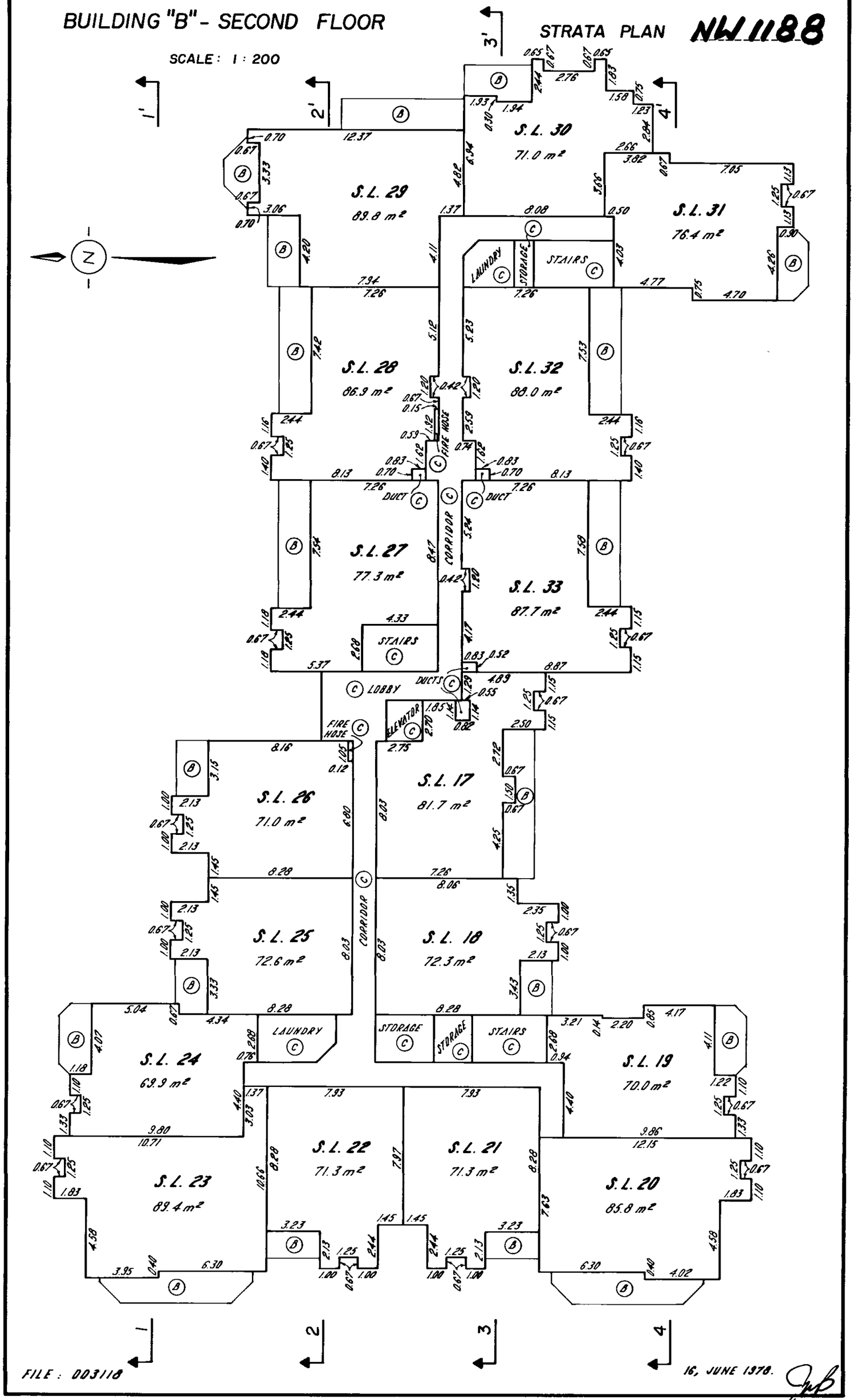
16, JUNE 1970.

FILED NWNWS1188 P76322 2005-03-08-14.37.12.161416

BUILDING "B" - SECOND FLOOR

SCALE: 1 : 200

STRATA PLAN NW1188



FILE : 003118

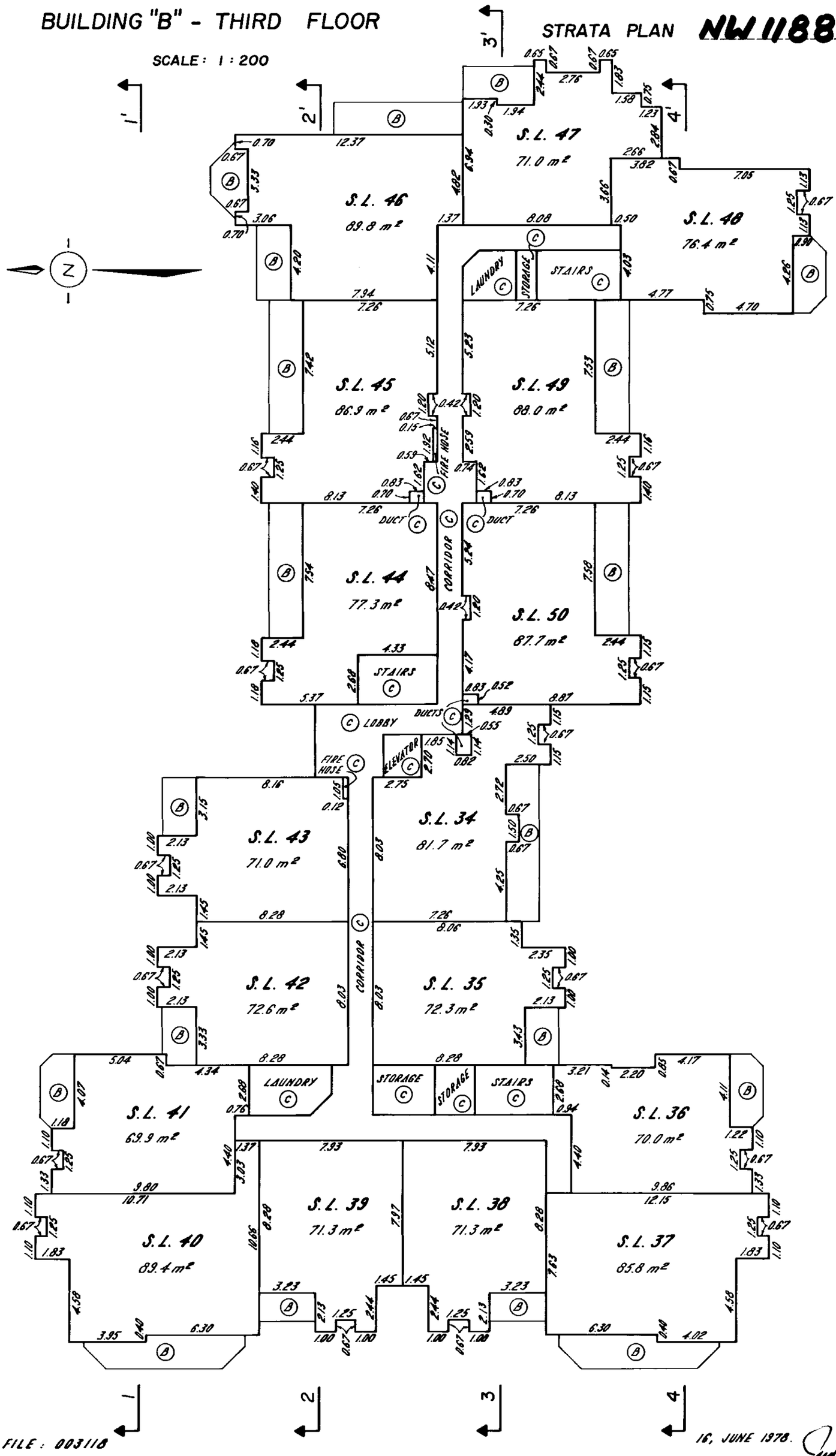
16, JUNE 1978.

FILED NWNS1188 P76322 2005-03-08-14.37.12.161416

BUILDING "B" - THIRD FLOOR

STRATA PLAN **NW1188**

SCALE: 1 : 200



FILE : 003118

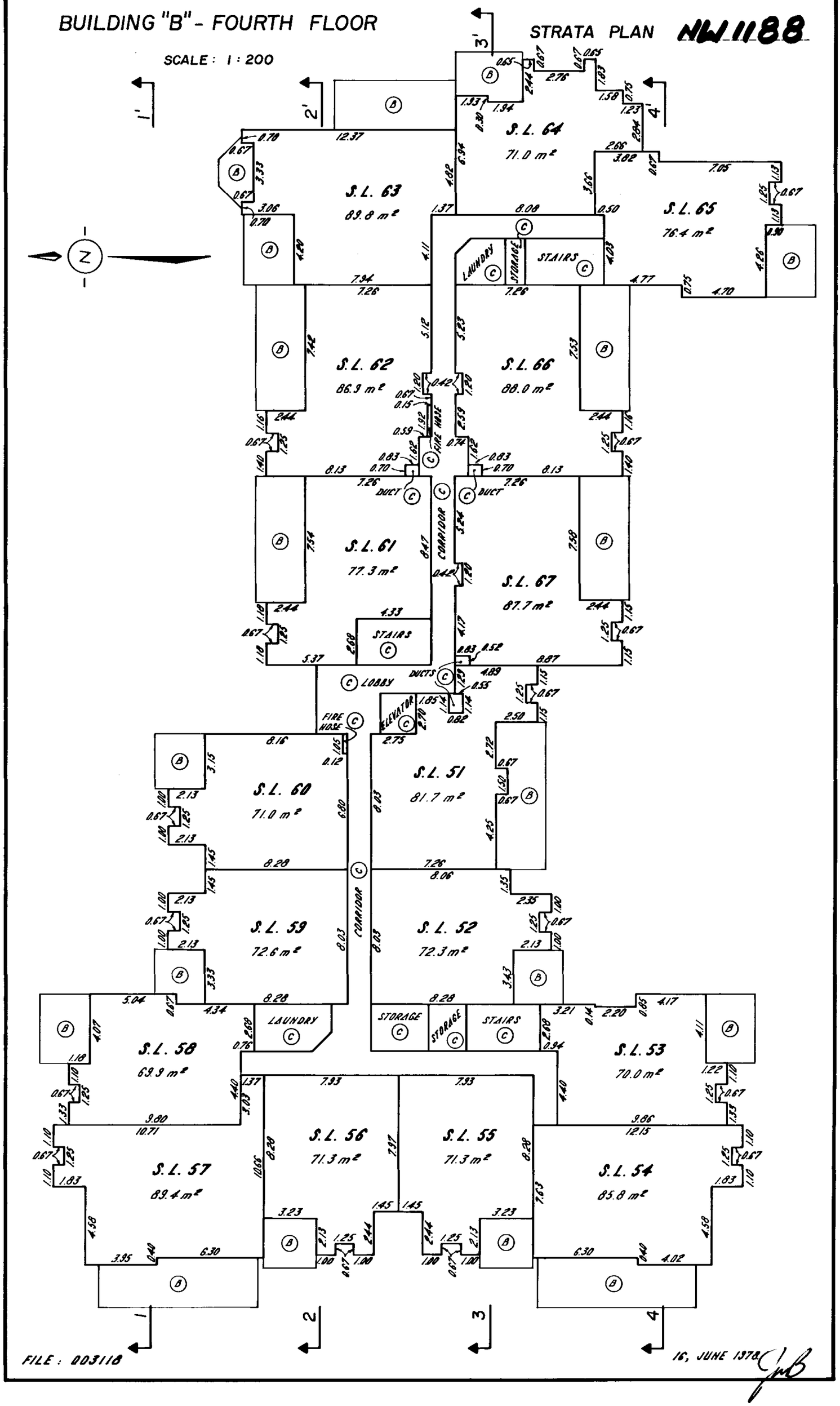
16, JUNE 1978.

FILED NWNWS1188 P76322 2005-03-08-14.37.12.161416

BUILDING "B" - FOURTH FLOOR

SCALE : 1 : 200

STRATA PLAN NW1188



FILE : 003118

16, JUNE 1978

FILED NWNS1188 P76322 2005-03-08-14.37.12.161416

FILED NWNWS1188 P76322 2005-03-08-14.37.12.161416

STRATA PLAN **NW1188**

BUILDING "C" - SECTIONS

SCALE : 1:200

SECTION 7-7'

BASEMENT	RECREATION ROOM (C)		WESTSIDE (C)	PARKING (C)		
1st "	S.L. 71		S.L. 72	S.L. 73		
2nd "	S.L. 81		S.L. 82	S.L. 83	(B)	
3rd "	S.L. 91		S.L. 92	S.L. 93	(B)	
4th floor	S.L. 101	(C)	S.L. 102	S.L. 103	(B)	

SECTION 6-6'

BASEMENT	(C)		UNION (C)	STORAGE (C)	ELECTRICAL ROOM (C)	MECHANICAL ROOM (C)	PARKING (C)		RAMP (C)
1st "	S.L. 70		S.L. 69	S.L. 68		S.L. 77	S	O	S.L. 74
2nd "	S.L. 80		S.L. 79	S.L. 78		S.L. 87	STAIRS	CORRIDOR	S.L. 84 (B)
3rd "	S.L. 90		S.L. 89	S.L. 88		S.L. 97	STAIRS	CORRIDOR	S.L. 94 (B)
4th floor	S.L. 100	(B)	S.L. 99	S.L. 98		S.L. 107	(C)	CORRIDOR	S.L. 104 (B)

SECTION 5-5'

BASEMENT	PARKING (C)	
1st "	S.L. 75	S.L. 76
2nd " (B)	S.L. 85	S.L. 86
3rd " (B)	S.L. 95	S.L. 96
4th floor (B)	S.L. 105	S.L. 106

16, JUNE 1978.

FILE: 003110

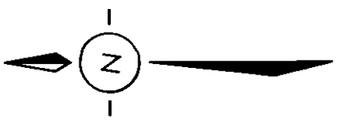
BCIL 5338B · MSEL

FILED NWNWS1188 P76322 2005-03-08-14.37.12.161416

STRATA PLAN NW 1188

BUILDING "C" - BASEMENT

SCALE : 1:200



5'

6'

7'

PARKING

STAIRS

STAIRS

STORAGE

CORRIDOR

WASH ROOM

STORAGE

RECREATION ROOM

ELECTRICAL ROOM

MECHANICAL ROOM

MACHINE ROOM

ELEVATOR

LOBBY

GARBAGE ROOM

VESTIBULE

PARKING

BUILDING "B"

RAMP

ALL COMMON PROPERTY

5

6

7

FILE: 003118

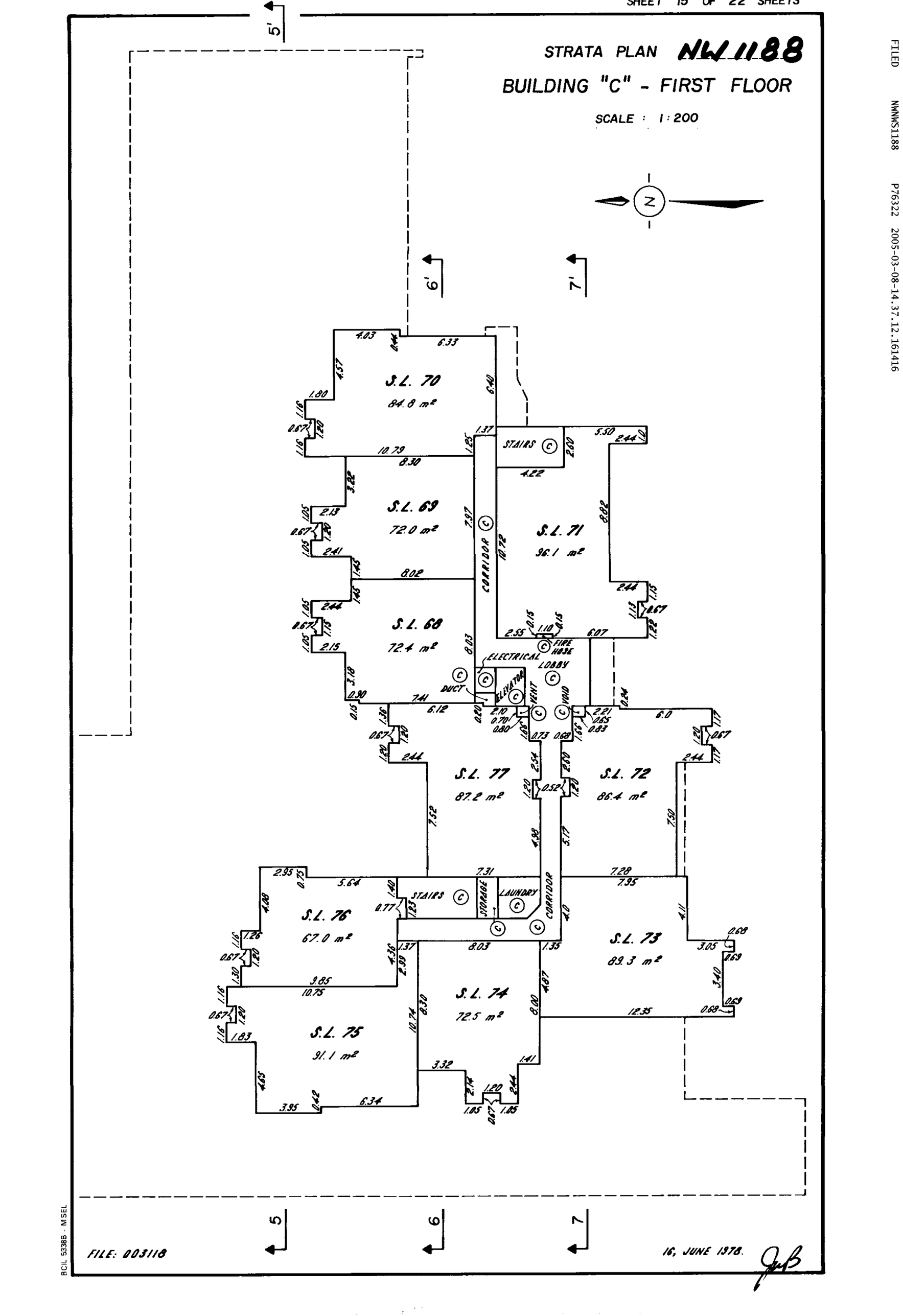
16, JUNE 1978.

BCIL 5338B - MSEL

STRATA PLAN NW 1188

BUILDING "C" - FIRST FLOOR

SCALE : 1:200



FILE: 003118

16, JUNE 1978.

BCIL 5338B - MSEL

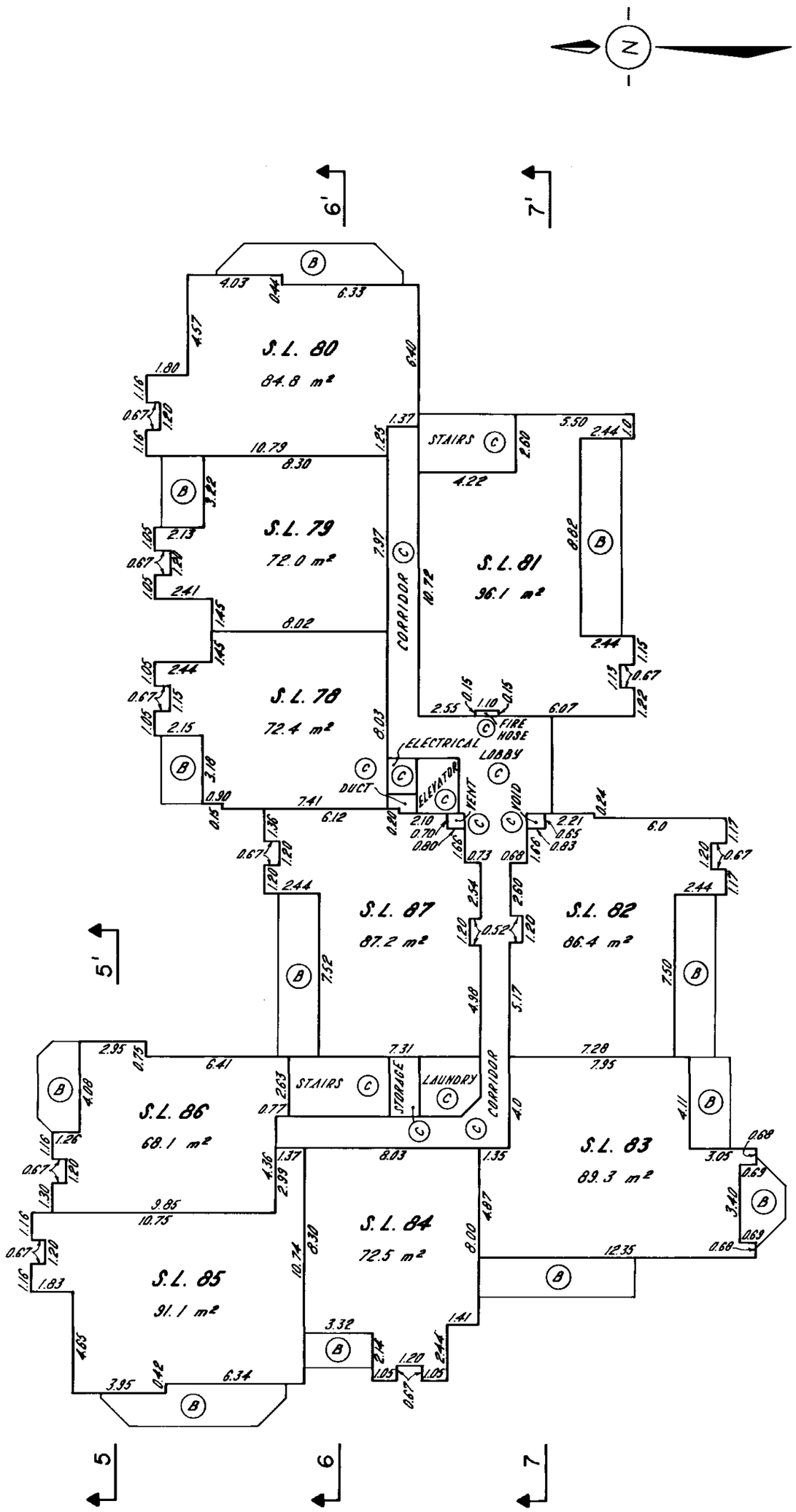
FILED NWNWS1188 P76322 2005-03-08-14.37.12.161416

FILED NWNWS1188 P76322 2005-03-08-14.37.12.161416

STRATA PLAN NW 1188

BUILDING "C" - SECOND FLOOR

SCALE : 1 : 200



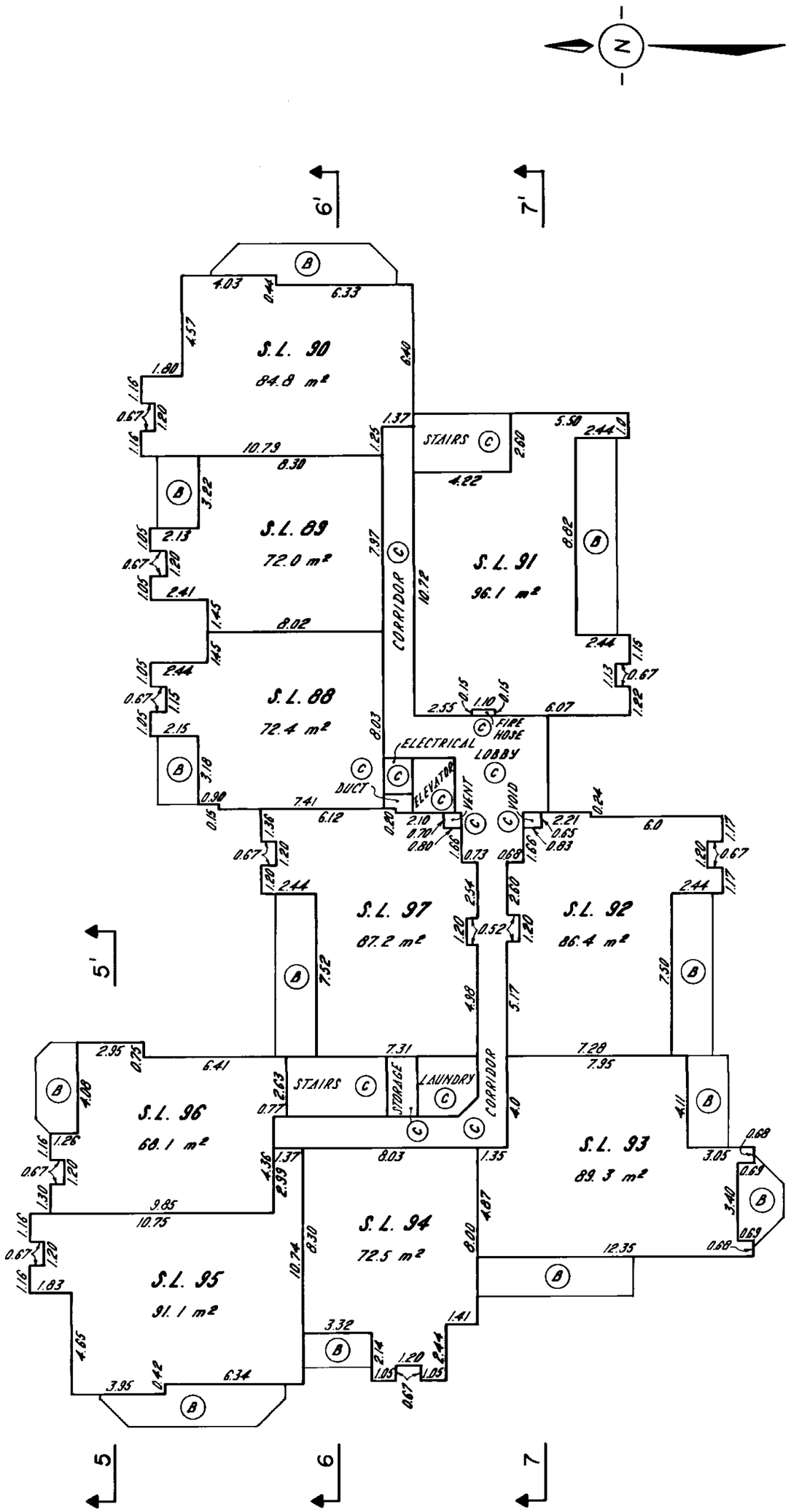
FILE: 003118

16, JUNE 1978.

STRATA PLAN NW 1188

BUILDING "C" - THIRD FLOOR

SCALE : 1 : 200



FILE: 003110

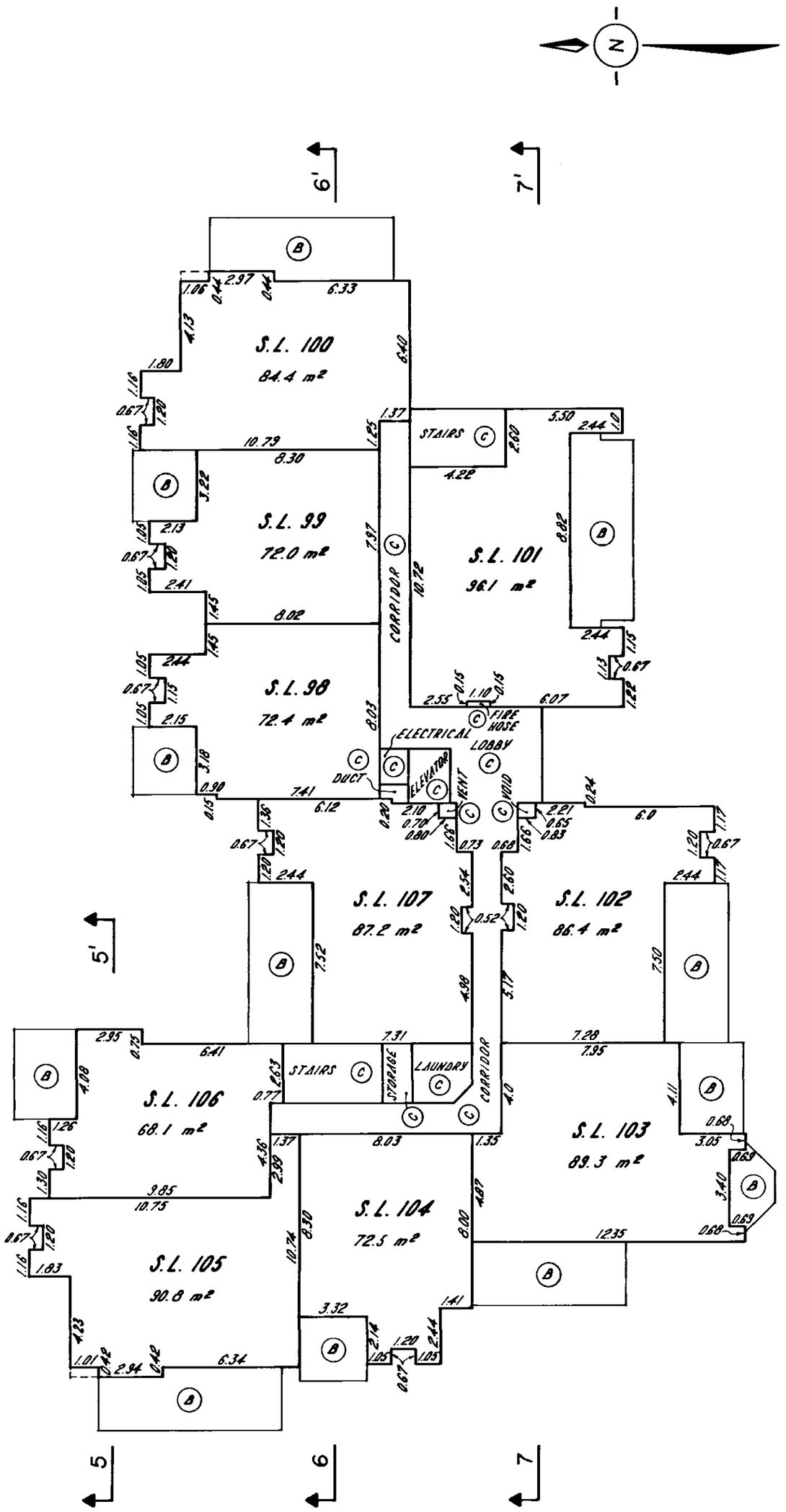
16, JUNE 1978.

FILED NWNWS1188 P76322 2005-03-08-14.37.12.161416

STRATA PLAN NW1188

BUILDING "C" - FOURTH FLOOR

SCALE : 1 : 200



FILE : 003118

16, JUNE 1978.

FILED NWNWS1188 P76322 2005-03-08-14.37.12.161416

STRATA PLAN NW 1188

RECORD OF BY-LAWS AND ORDERS, ETC.

FILING		DOCUMENT	
NUMBER	DATE	DATE	NATURE AND PARTICULARS
AJ254944	08.11.1990 09:31		Change of By-laws.
DF BE226556	11·09·91		the change of bylaws
BF 269284	7·16·92		change of bylaws
~~BG 383639~~			
BG 38639	2·2·93		Change of bylaws
~~BG 172437~~	~~21/5/93~~	~~28/5/93~~	~~Change of bylaw~~
~~BG 427161~~	~~29·11·93~~	~~@ 10:30~~	~~Change of Bylaws~~
BH 31633	28/1/94	1/2/94	Change of Bylaws
BJ42083	10·02·95		Change of Bylaws
BJ380016	11·12·95		CHANGE OF BYLAWS.
BL93277	Mar. 17, 1997		Change of Bylaws.
Bm58923	24·02·98		Change of Bylaws

Corrected this 27 day of June, 1995

BCIL 5339 - MSEL

FILED NWNWS1188 P76322 2005-03-08-14.37.12.161416

STRATA PLAN NW1188

RECORD OF BY-LAWS AND ORDERS, ETC.

FILING		DOCUMENT	
NUMBER	DATE	DATE	NATURE AND PARTICULARS

Bylaw Sheet Closed
Search ALTOS2 or BC OnLine for
Current Information. BC Reg. 76/95

FILE : 003118

16, JUNE 1978.

BCIL 5339 - M SEL

FILED NWNWS1188 P76322 2005-03-08-14.37.12.161416

Common Property Sheet Closed 9/11/95

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

LINDA J. O'SHEA, Registrar
Vancouver/New Westminster Land Title Districts

STRATA PLAN NW1188

DEALINGS AFFECTING THE COMMON PROPERTY

REGISTRATION		DOCUMENT	
NUMBER	DATE	DATE	NATURE AND PARTICULARS
AJ 254944	08.11.1990 09:31		CHANGE OF BY-LAWS
DF BE 226556	11.09.91		NOTIFICATION OF CHANGE OF BY-LAWS / MS.
DF 269284	July 16/92		Change of Bylaws

FILE : 003110

16, JUNE 1970.

BCIL 5339 - M SEL

FILED NWNWS1188 P76322 2005-03-08-14.37.12.161416

Common Property Sheet Closed 9/11/95

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

STRATA PLAN NW 1188

DEALINGS AFFECTING THE COMMON PROPERTY

LINDA J. O'SHEA, Registrar
Vancouver/New Westminster Land Title Districts

REGISTRATION		DOCUMENT	
NUMBER	DATE	DATE	NATURE AND PARTICULARS
BY 76752	29.07.77 15:01		S.R.W. District of Burnaby Plan 52976 Ancillary Rights I.A.
BY 76754	29.07.77 15:02		S.R.W. District of Burnaby Plan 52977 I.A.
BY 77492	29.07.77 15:04		Easement Plan 52979 Appurtenant to Lot 95 Plan 58622 I.A.
BY 93760	10.05.78 14:02		S.R.W. District of Burnaby with priority over BY 88445 & BY 88446 Inter Alia.
BY 94163	26.05.78 10:19		Covenant District of Burnaby L.T.A. Sec. 215 with priority over BY 88445 I.A.
BY 96076	22.06.78 11:08		S.R.W. British Columbia Telephone Company

FILE: 003110

16, JUNE 1978.

BCIL 5339 - MSEL

FILED NWNWS1188 P76322 2005-03-08-14.37.12.161416