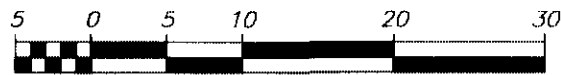


**STRATA PLAN OF LOT 1,
DISTRICT LOT 95, GROUP 1,
NEW WESTMINSTER DISTRICT.
PLAN BCP 8401**

B.C.G.S. 92G.026



SCALE 1 : 500
ALL DISTANCES ARE IN METRES

- SL DENOTES STRATA LOT
P DENOTES PATIO AREA (LCP)
D DENOTES DECK AREA (LCP)
© DENOTES COMMON PROPERTY
PT SL DENOTES PART OF
V DENOTES VISITOR PARKING ©
VS DENOTES VISITOR PARKING © (SMALL CAR)
PS DENOTES RESIDENT PARKING ©
PSS DENOTES RESIDENT PARKING © (SMALL CAR)
WS DENOTES WINDOW SEAT
LCP DENOTES LIMITED COMMON PROPERTY
CBSA DENOTES COMMON BIKE STORAGE AREA ©
INCL DENOTES INCLUSIVE
H DENOTES HOT WATER TANK (LCP)

TOTAL AREA SHOWN ON UNITS DO NOT
INCLUDE LIMITED COMMON PROPERTY.

WINDOW SEATS ARE PART OF THE
STRATA LOT AND ARE INCLUDED
IN THE UNIT ENTITLEMENT.

LIMITED COMMON PROPERTY IS NOT
INCLUDED IN THE UNIT ENTITLEMENT.

AREAS INDICATED AS P, D OR H, ARE
LIMITED COMMON PROPERTY
APPURTENANT TO THE
STRATA INDICATED THUS :-
i.e. P - 1, D - 29 OR H - 1.

- ⊙ INDICATES CONTROL MONUMENT FOUND
● INDICATES STANDARD IRON POST FOUND

GRID BEARINGS ARE DERIVED FROM OBSERVATIONS BETWEEN
CONTROL MONUMENTS 94H-1368 AND B89018,
INTEGRATED SURVEY AREA #25, CITY OF BURNABY.

DISTANCES SHOWN ARE GROUND LEVEL MEASURED DISTANCES.
PRIOR TO COMPUTATION OF U.T.M. CO-ORDINATES MULTIPLY
BY THE MEAN COMBINED FACTOR 0.9995882 (NAD 83 C.S.R.S.).

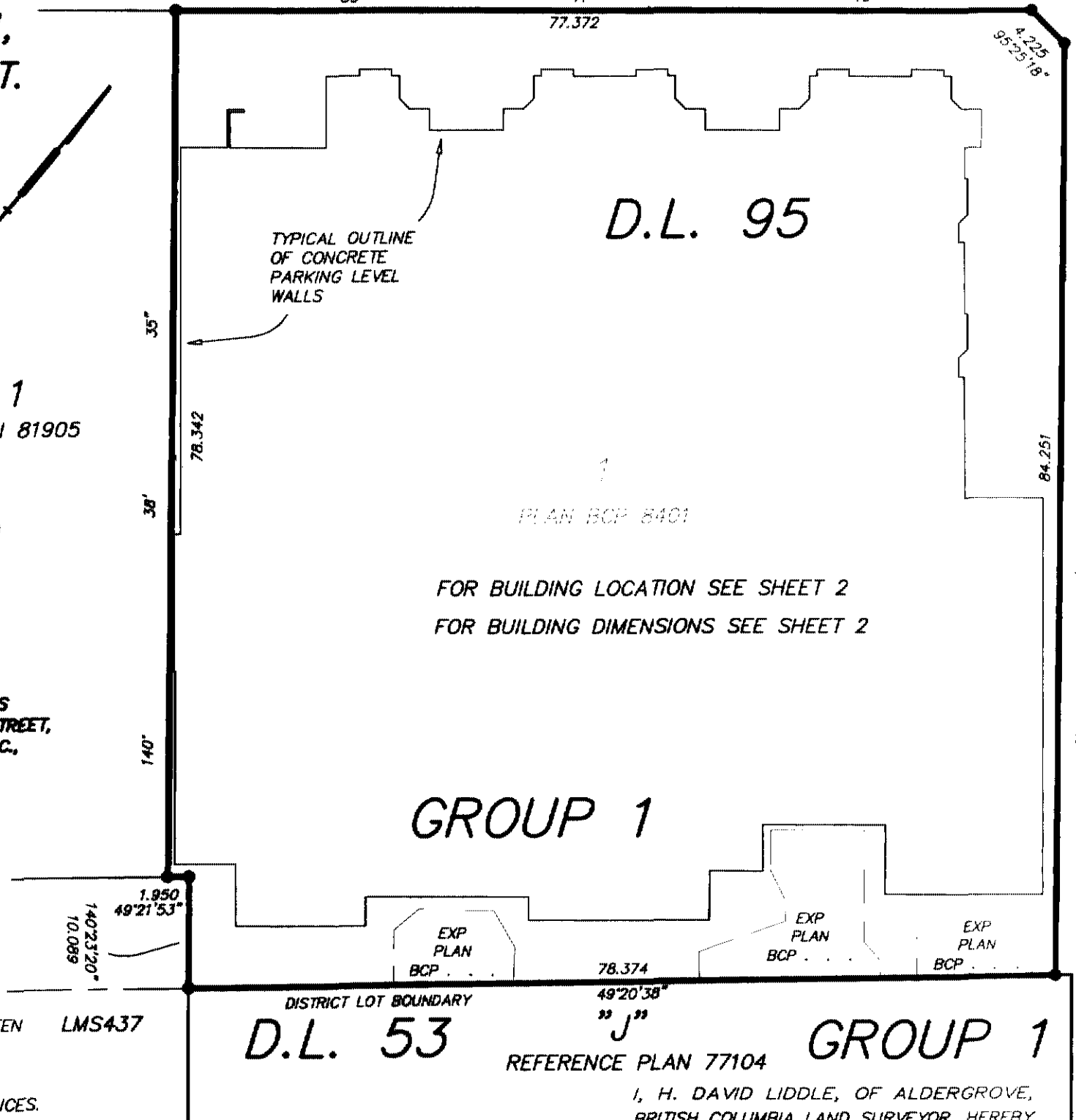
ALL DISTANCES ARE IN METRES.

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

**THIS PLAN LIES WITHIN THE
GREATER VANCOUVER REGIONAL DISTRICT
(CITY OF BURNABY)**

SITE ADDRESS
7503 18th STREET,
BURNABY, B.C.,
V3N 1K5

PLAN 81905



FOR BUILDING LOCATION SEE SHEET 2
FOR BUILDING DIMENSIONS SEE SHEET 2

GROUP 1

D.L. 53

REFERENCE PLAN 77104

GROUP 1

I, H. DAVID LIDDLE, OF ALDERGROVE,
BRITISH COLUMBIA LAND SURVEYOR, HEREBY
CERTIFY THAT THE BUILDING ERECTED
ON THE PARCEL DESCRIBED ABOVE IS
WHOLLY WITHIN THE EXTERNAL BOUNDARIES OF
THAT PARCEL. DATED AT SURREY, B.C. THIS
10th DAY OF DECEMBER, 2004.

H. David Liddle B. C. L. S.

SHEET 1 OF 29 SHEETS
STRATA PLAN BCS 1096

DEPOSITED AND REGISTERED IN THE LAND
TITLE OFFICE AT NEW WESTMINSTER B.C.
THIS 21 DAY OF Dec. 2004

I. MacDonald / ps
DEPUTY REGISTRAR

BW574796 - BW574887

I, H. DAVID LIDDLE, OF ALDERGROVE,
BRITISH COLUMBIA LAND SURVEYOR, HEREBY
CERTIFY THAT THE BUILDING SHOWN ON
THIS STRATA PLAN HAS NOT, AS OF THE
19th DAY OF NOVEMBER, 2004,
BEEN PREVIOUSLY OCCUPIED.
DATED AT SURREY, B. C., THIS
10th DAY OF DECEMBER, 2004

H. David Liddle B. C. L. S.

I, H. DAVID LIDDLE, A BRITISH COLUMBIA LAND SURVEYOR
OF ABBOTSFORD, 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
7th DAY OF DECEMBER, 2004.

THE PLAN WAS COMPLETED AND CHECKED, AND THE
CHECKLIST FILED UNDER # 25132

ON THE 10th DAY OF DECEMBER, 2004.

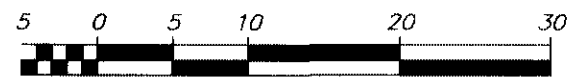
H. David Liddle B. C. L. S.

FILE 8905 final title.dwg

18th STREET

17th AVENUE

LOCATION PLAN



SCALE 1 : 500
ALL DISTANCES ARE IN METRES

1
PLAN 81905

INSET 1
NOT TO SCALE

INSET 2
NOT TO SCALE

INSET 3
NOT TO SCALE

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

17th AVENUE

SHEET 2 OF 29 SHEETS

STRATA PLAN BCS 1096

D.L.

95

OUTLINE OF
BUILDING 4
(TYPICAL)

OUTLINE OF
BUILDING 5
(TYPICAL)

OUTLINE OF
BUILDING 6
(TYPICAL)

OUTLINE OF
CONCRETE WALL
(TYPICAL)

OUTLINE OF
BUILDING 1
(TYPICAL)

OUTLINE OF
BUILDING 3
(TYPICAL)

OUTLINE OF
BUILDING 2
(TYPICAL)

GROUP 1

GROUP 1

D.L. 53

REFERENCE PLAN 77104

DISTRICT LOT BOUNDARY

1127729 210.269

49°20'35"
" " "

LMS437

18th STREET

889016

FILE 8905 final dimensions.dwg

B. C. L. S.

10th DECEMBER 2004

STRATA PLAN BCS 1096

MCAP FINANCIAL CORPORATION
INCORPORATION NO. A50930

David C. Norton
AUTHORIZED SIGNATORY
(PRINT NAME CLEARLY NEAR SIGNATURE)

AUTHORIZED SIGNATORY
(PRINT NAME CLEARLY NEAR SIGNATURE)

D. Wong Danny Wong
WITNESS AS TO BOTH SIGNATURES
(PRINT NAME CLEARLY NEAR SIGNATURE)
1400-1140 W. Pender St. Vancouver, BC V6E 4G1
ADDRESS
Credit Analyst
OCCUPATION

C.A. EQUITIES LTD.
INCORPORATION NO. 293319

Bill Denier BILL DENIER
AUTHORIZED SIGNATORY
(PRINT NAME CLEARLY NEAR SIGNATURE)

AUTHORIZED SIGNATORY
(PRINT NAME CLEARLY NEAR SIGNATURE)

Jessie Peter
WITNESS AS TO BOTH SIGNATURES
(PRINT NAME CLEARLY NEAR SIGNATURE)
211-8040 Blundell Richmond BC V6Y 1J8
ADDRESS
Assistant
OCCUPATION

SOUTHBOROUGH HOMES LTD.
INC. NO. 666322

N.S. McAllister
AUTHORIZED SIGNATORY
(PRINT NAME CLEARLY NEAR SIGNATURE)

AUTHORIZED SIGNATORY
(PRINT NAME CLEARLY NEAR SIGNATURE)

Jessie Peter
WITNESS AS TO BOTH SIGNATURES
(PRINT NAME CLEARLY NEAR SIGNATURE)
211-8040 Blundell Richmond BC V6Y 1J8
ADDRESS
Assistant
OCCUPATION

THE CITY OF BURNABY, AS HOLDER OF COVENANT
CHARGES BV484380, BV484382 & BW96629
HEREBY CONSENTS TO THE FILING OF THIS STRATA PLAN.

Ann L. Lorentsen Ann L. Lorentsen
AUTHORIZED SIGNATORY Admin. Officer
(PRINT NAME CLEARLY NEAR SIGNATURE)

AUTHORIZED SIGNATORY
(PRINT NAME CLEARLY NEAR SIGNATURE)

Shelley Watson Shelley Watson
WITNESS AS TO BOTH SIGNATURES
(PRINT NAME CLEARLY NEAR SIGNATURE)
4949 Canada Way
ADDRESS
Book Typist
OCCUPATION

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

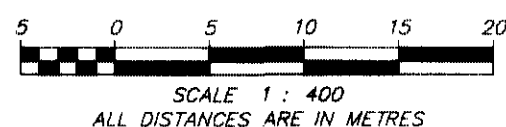
W.D.P. B.C.L.S.
10th DECEMBER 2004

FILE 8905 - forms

MATCH LINE INDEX PLAN

LOCATION OF MATCH LINES FOR INDIVIDUAL DRAWINGS

FIRST FLOOR



1
PLAN 81905

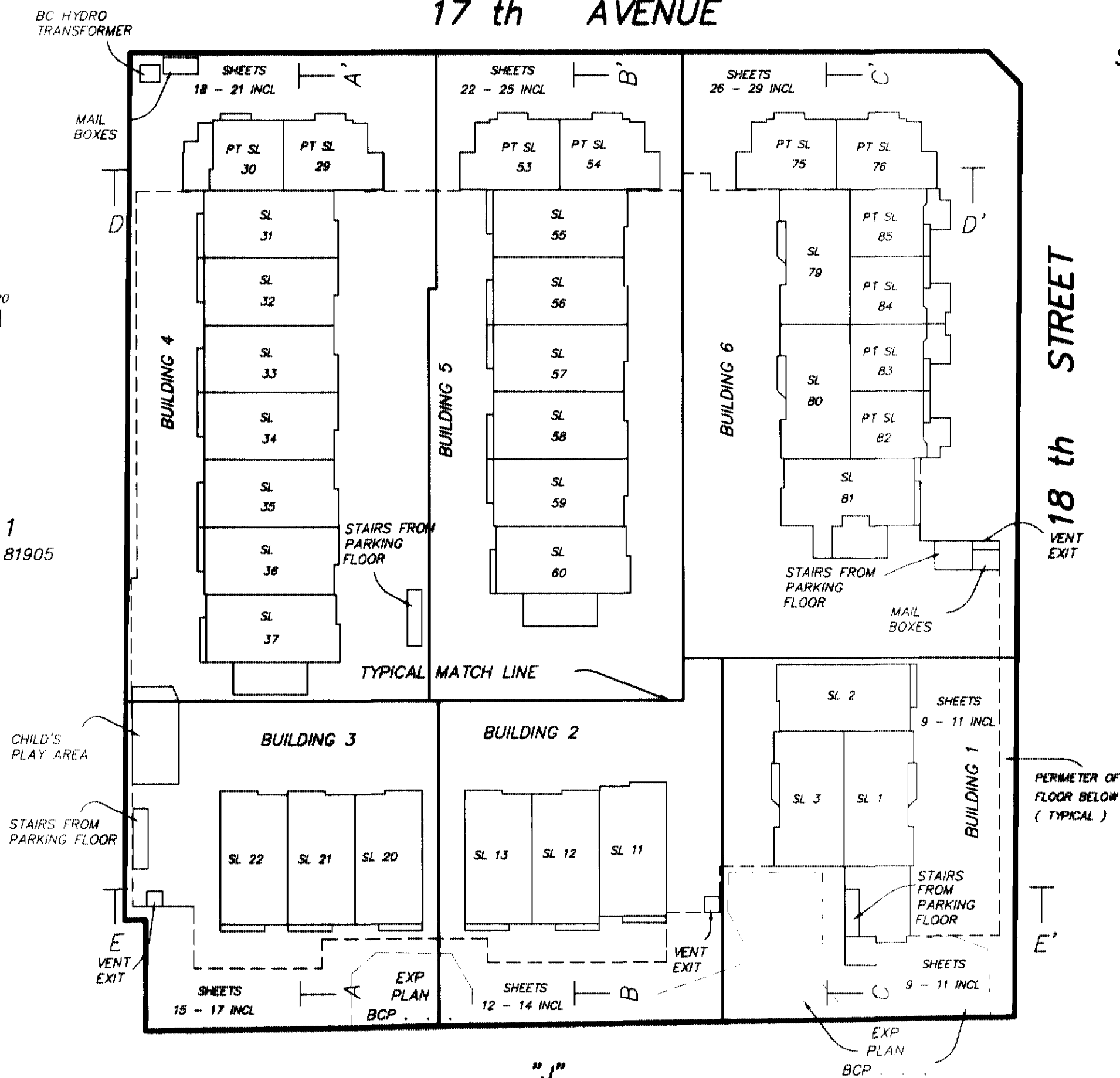
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V3W 3E9
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17 th AVENUE

STRATA PLAN BCS 1096

VEN
EXIT

18th STREET

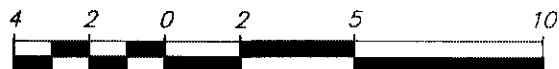


"J"

REFERENCE PLAN 77104

2102 B.C.L.S.
10th DECEMBER 2004

FILE 8905 index - 2

BUILDING SECTIONS

SCALE 1 : 200

ALL DISTANCES ARE IN METRES **BUILDING 3**

VERTICAL NOT TO SCALE

STRATA PLAN BCS 1096**BUILDING 4****THIRD FLOOR**

PT SL 24

PT SL 27

PT SL 45

PT SL 46

PT SL 47

PT SL 48

PT SL 49

PT SL 50

PT SL 51

PT SL 52

SECOND FLOOR

PT SL 24

PT SL 27

D - 45

PT SL 45

PT SL 46

PT SL 47

PT SL 48

PT SL 49

PT SL 50

PT SL 51

PT SL 52

FIRST FLOOR

P - 21

SL 21

CBSA
©

SL 37

SL 36

SL 35

SL 34

SL 33

SL 32

SL 31

PT SL 29

PARKING FLOOR

PS

©

PS

PS

©

PS

PS

©

PS

PS

©

GARBAGE
AND RECYCLING
©

PT SL 29

SECTION A - A'**BUILDING 2****THIRD FLOOR**

PT SL 15

PT SL 18

SECOND FLOOR

PT SL 15

PT SL 18

FIRST FLOOR

P - 12

SL 12

PARKING FLOOR

PS

©

PS

PS

©

PS

PS

©

PS

PS

©

PS

PT SL 54

SECTION B - B'**BUILDING 5**

PT SL 68

PT SL 69

PT SL 70

PT SL 71

PT SL 72

PT SL 73

PT SL 74

D - 68

PT SL 68

PT SL 69

PT SL 70

PT SL 71

PT SL 72

PT SL 73

PT SL 74

CBSA
©

SL 60

SL 59

SL 58

SL 57

SL 56

SL 55

PT SL 54

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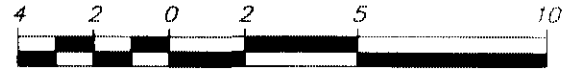
1102 B.C.L.S.
10th DECEMBER 2004

FILE 8905 final section - 1

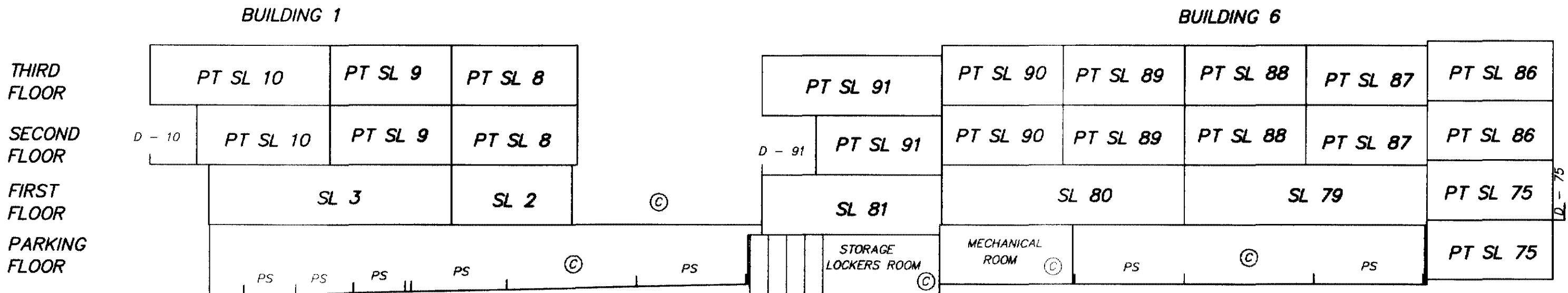
BUILDING SECTIONS

STRATA PLAN BCS 1096

HORIZONTAL SCALE 1 : 200
VERTIVAL NOT TO SCALE



SCALE 1 : 200
ALL DISTANCES ARE IN METRES



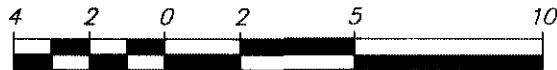
SECTION C - C'

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10th DECEMBER 2004

FILE 8905 final section - 2

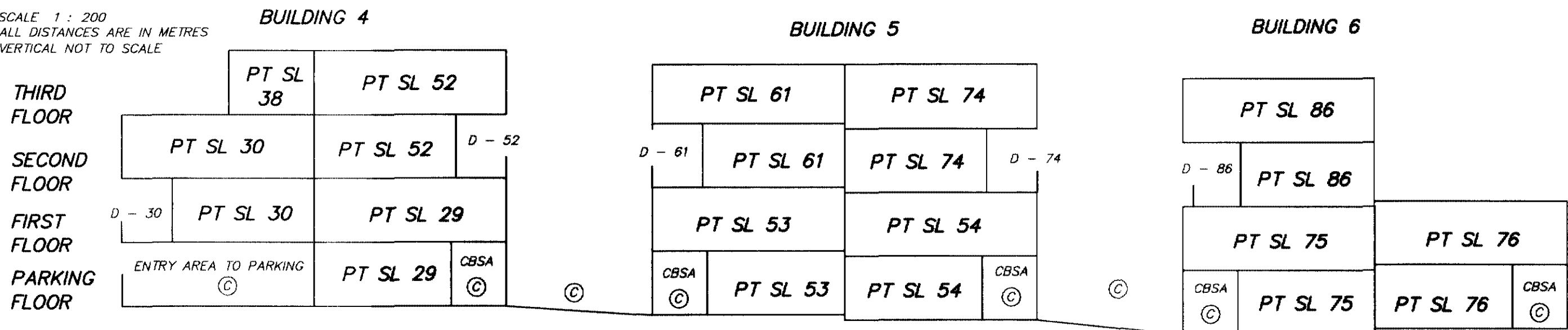
BUILDING SECTIONS



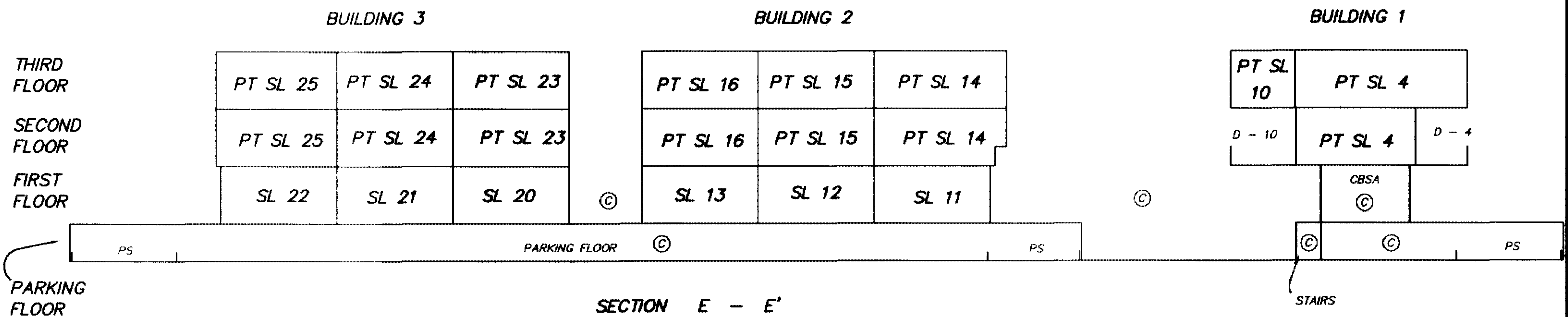
SCALE 1 : 200

ALL DISTANCES ARE IN METRES
VERTICAL NOT TO SCALE

STRATA PLAN BCS 1096



SECTION D - D'



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FILE 8905 final section - 3

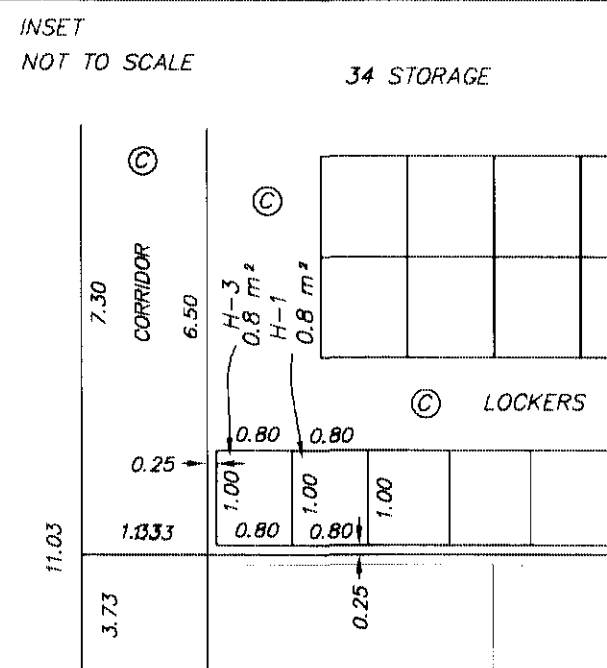
BUILDING 1 PARKING FLOOR



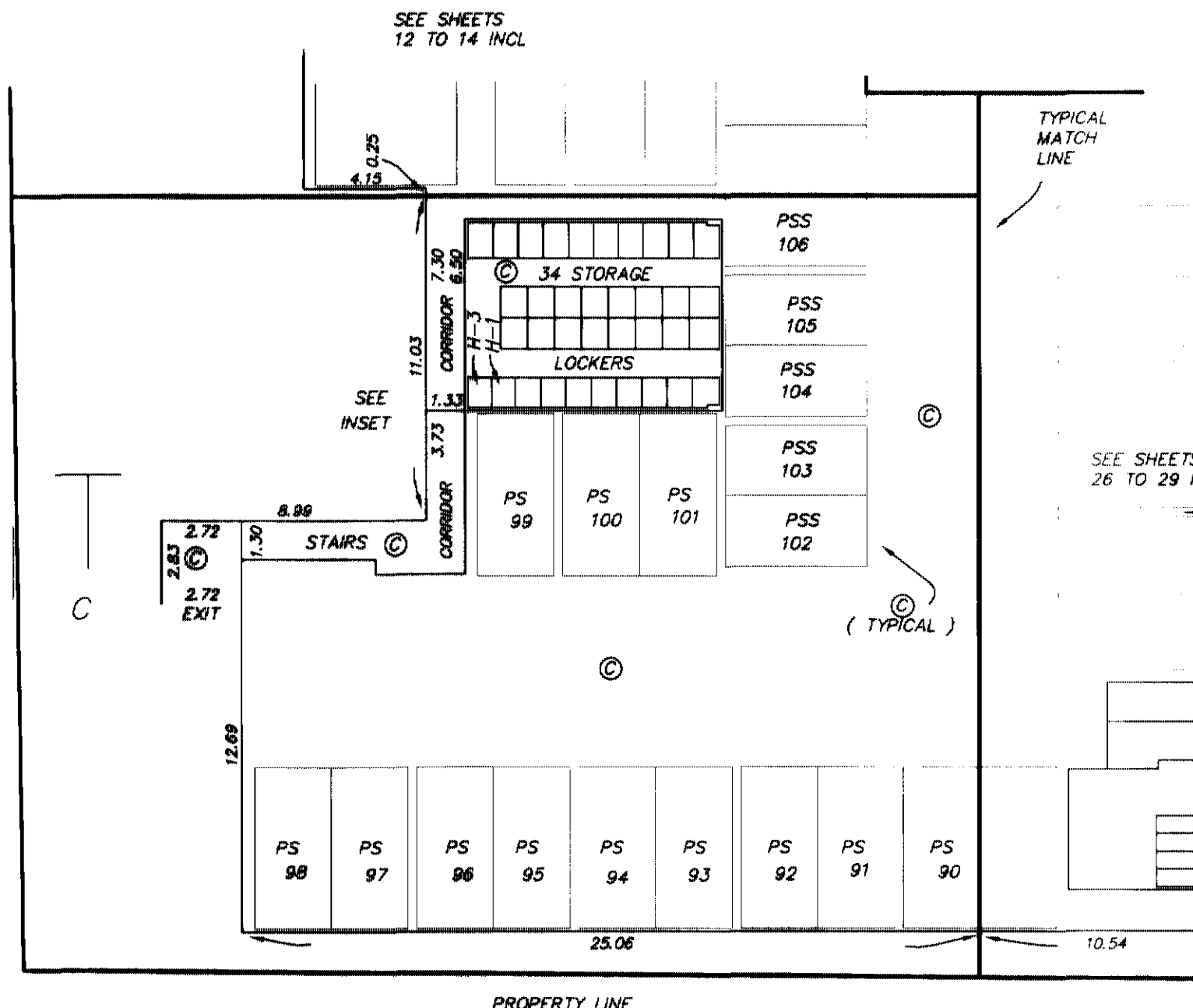
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ALL DISTANCES ARE IN METRES

STRATA PLAN BCS 1096

SEE SHEETS
12 TO 14 INCL



PROPERTY LINE

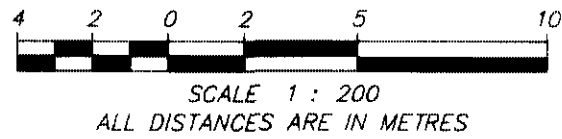


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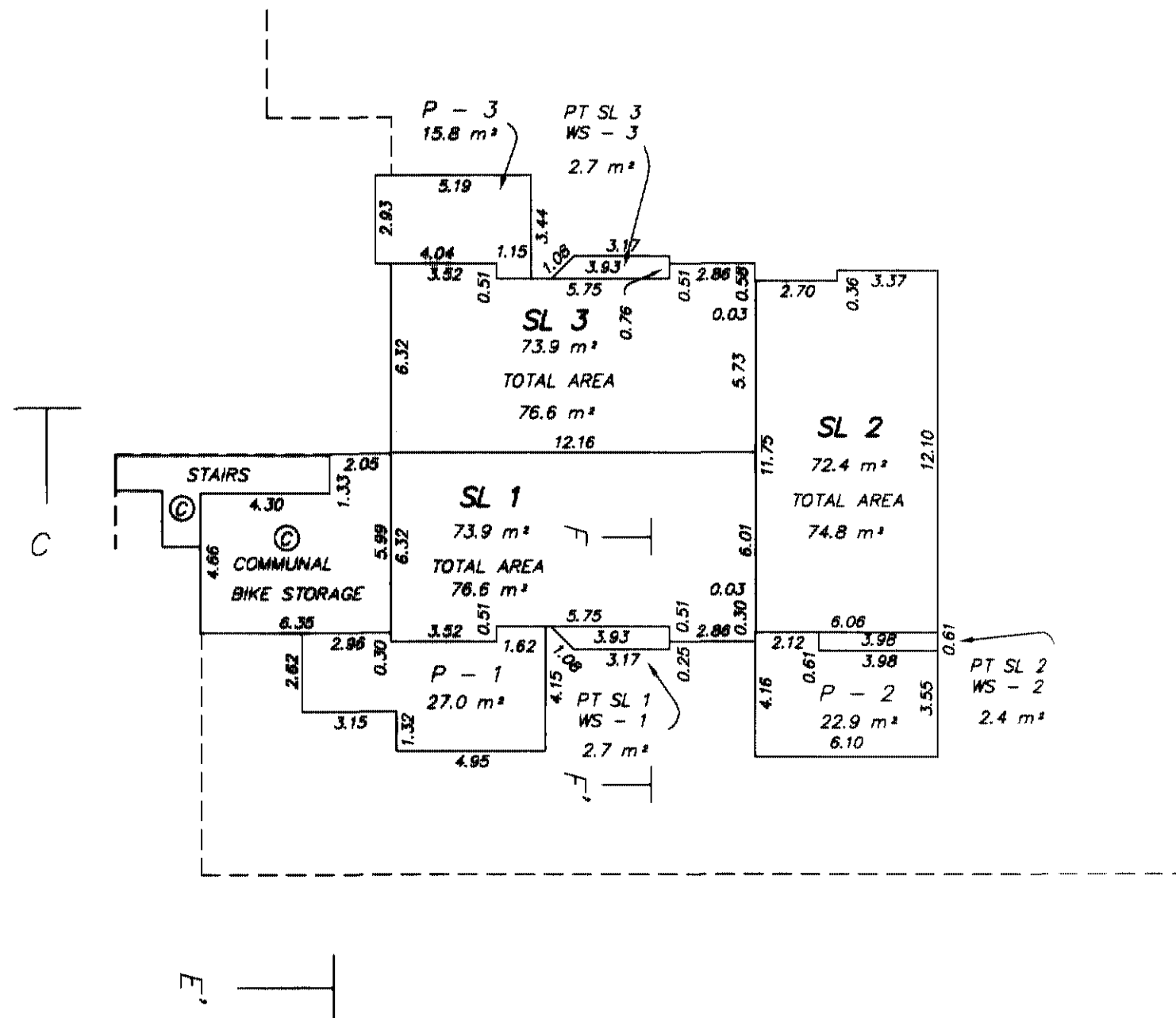
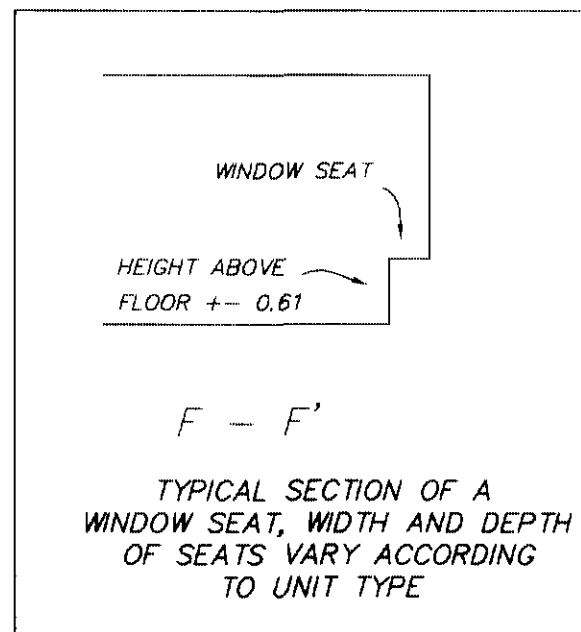
FILE 8905 bld 1 - 1

BUILDING 1 FIRST FLOOR



SHEET 10 OF 29 SHEETS

STRATA PLAN BCS 1096



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1602 B.C.L.S.
10th DECEMBER 2004

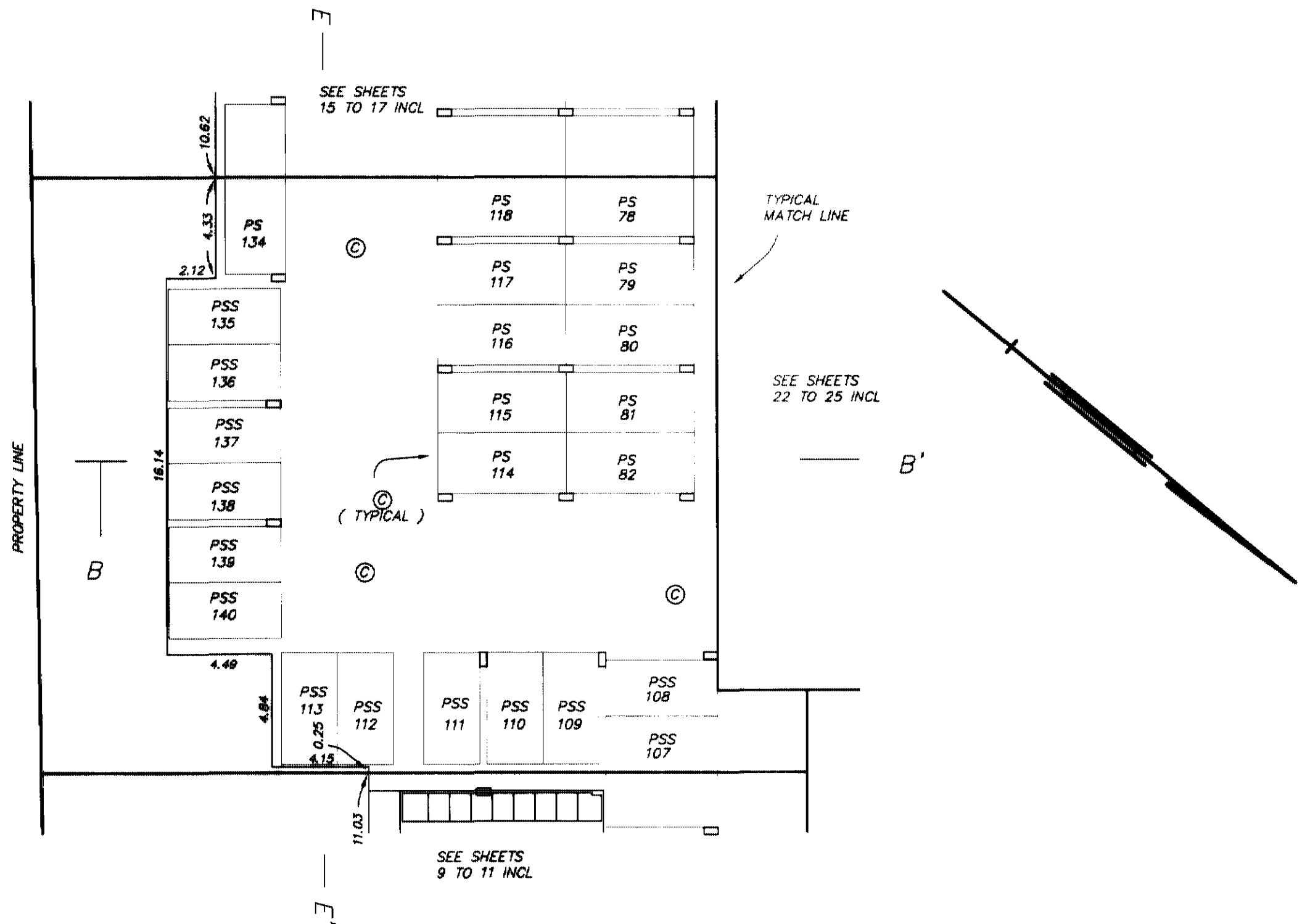
FILE 8905 bld 1 - 2

BUILDING 2 PARKING FLOOR

STRATA PLAN BCS 1096



SCALE 1 : 200
ALL DISTANCES ARE IN METRES

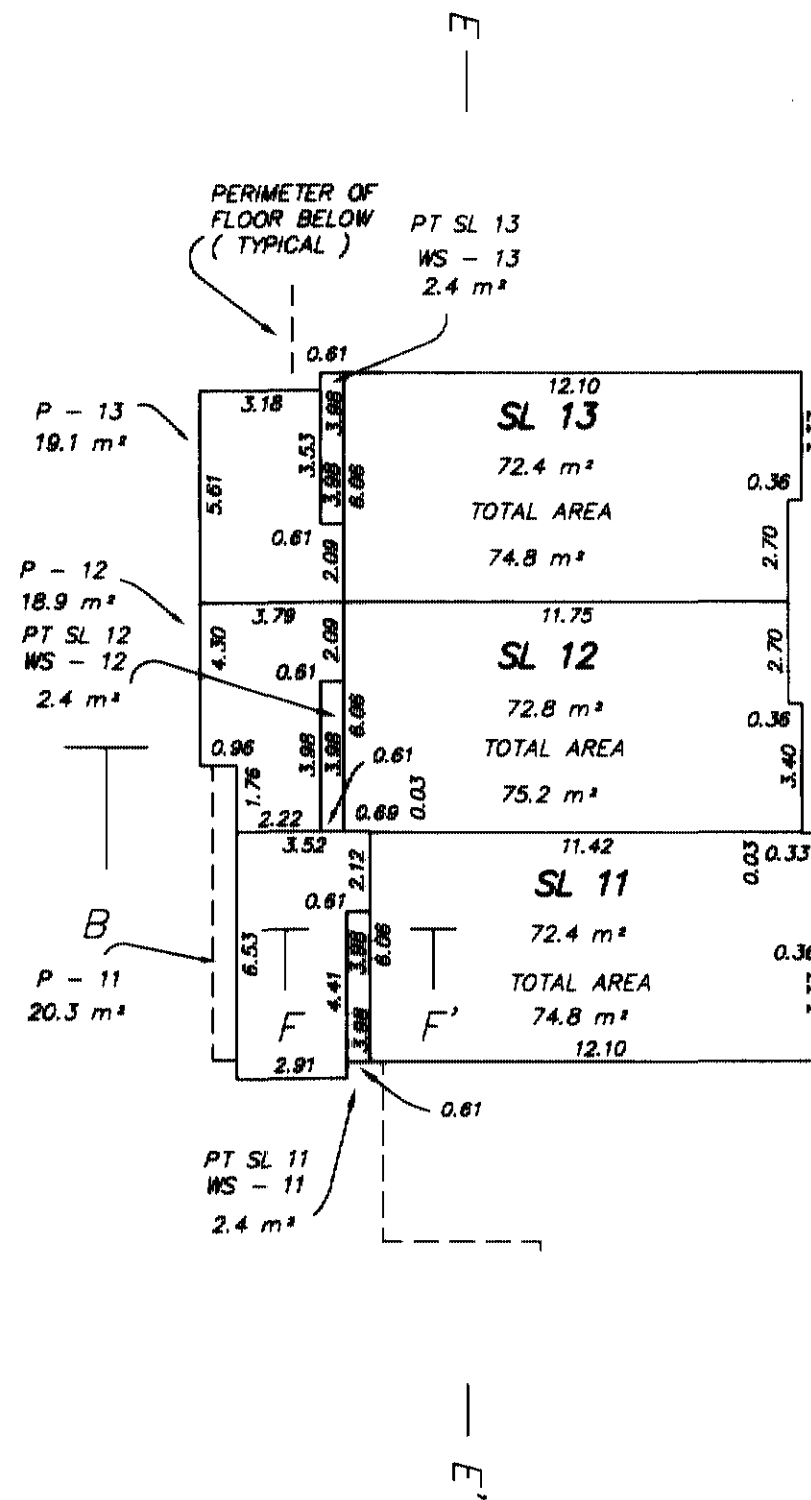
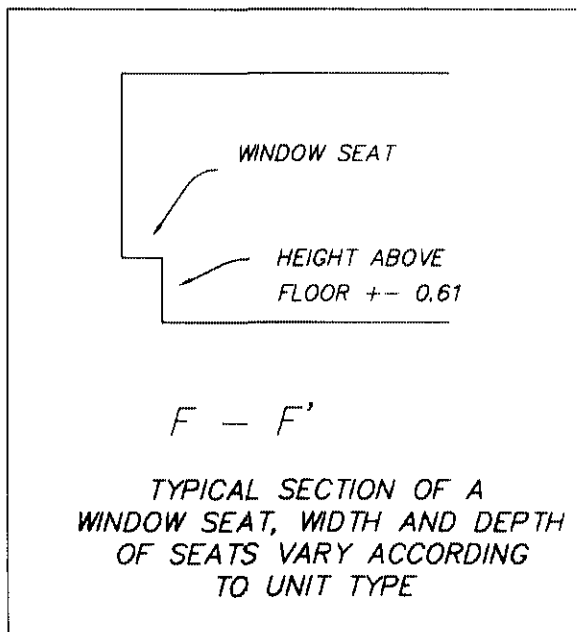
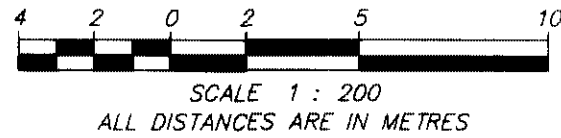


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10th DECEMBER 2004

FILE 8905 bld 2 - 1

BUILDING 2 **FIRST FLOOR**



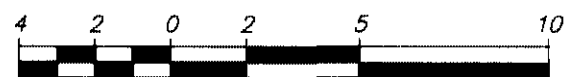
SHEET 13 OF 29 SHEETS
STRATA PLAN BCS 1096

MURRAY & ASSOCIATES
201-12448 82nd AVENUE
SURREY, B.C.
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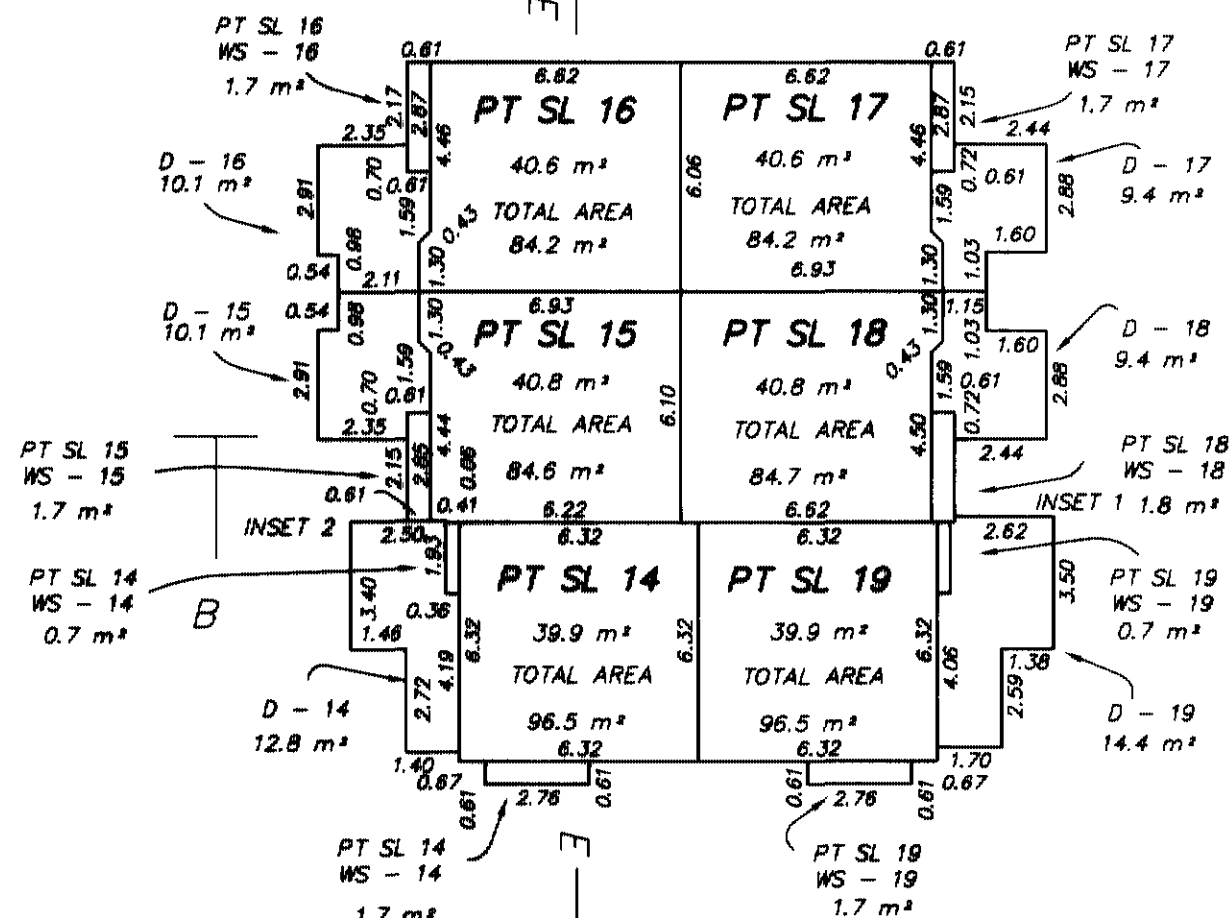
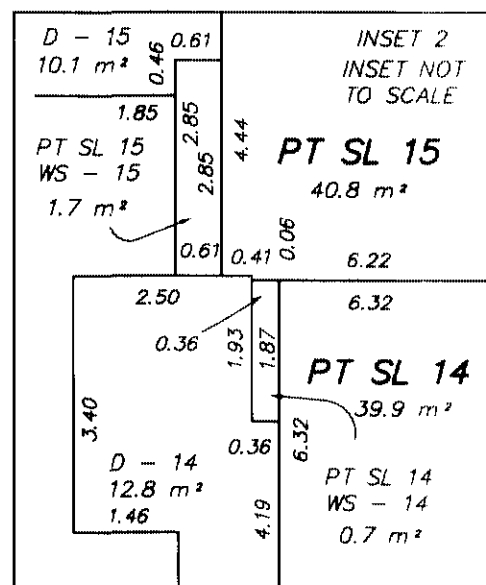
WOL B.C.L.S.
10th DECEMBER 2004

FILE 8905 bld 2 - 2

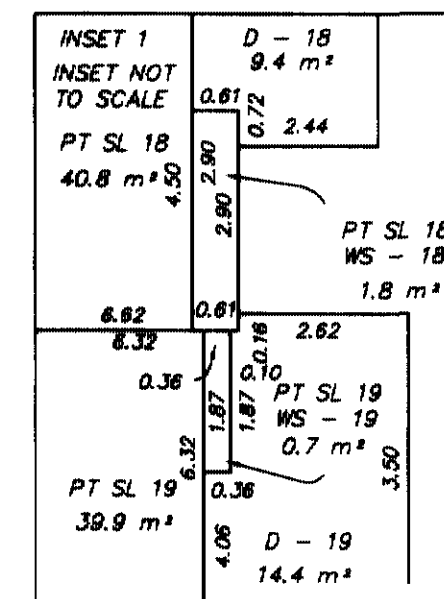
BUILDING 2 SECOND FLOOR



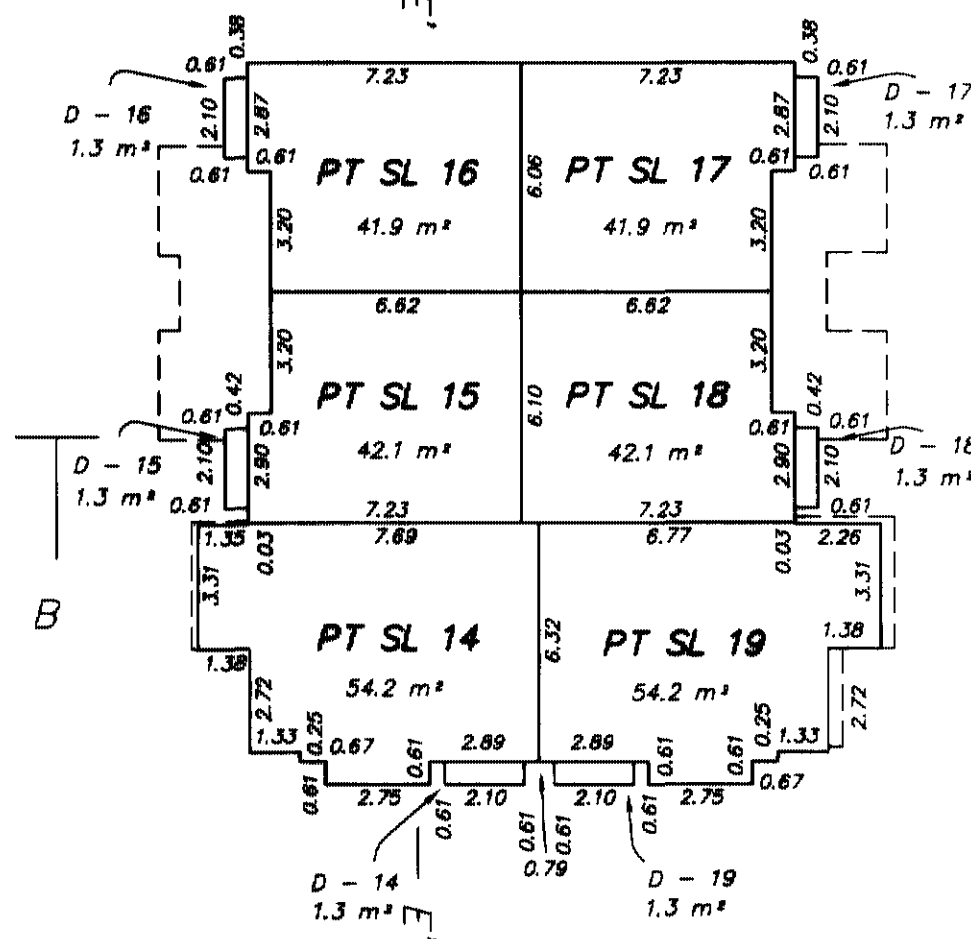
SCALE 1 : 200
ALL DISTANCES ARE IN METRES



STRATA PLAN BCS 1096



THIRD FLOOR



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WOL B.C.L.S.
10th DECEMBER 2004

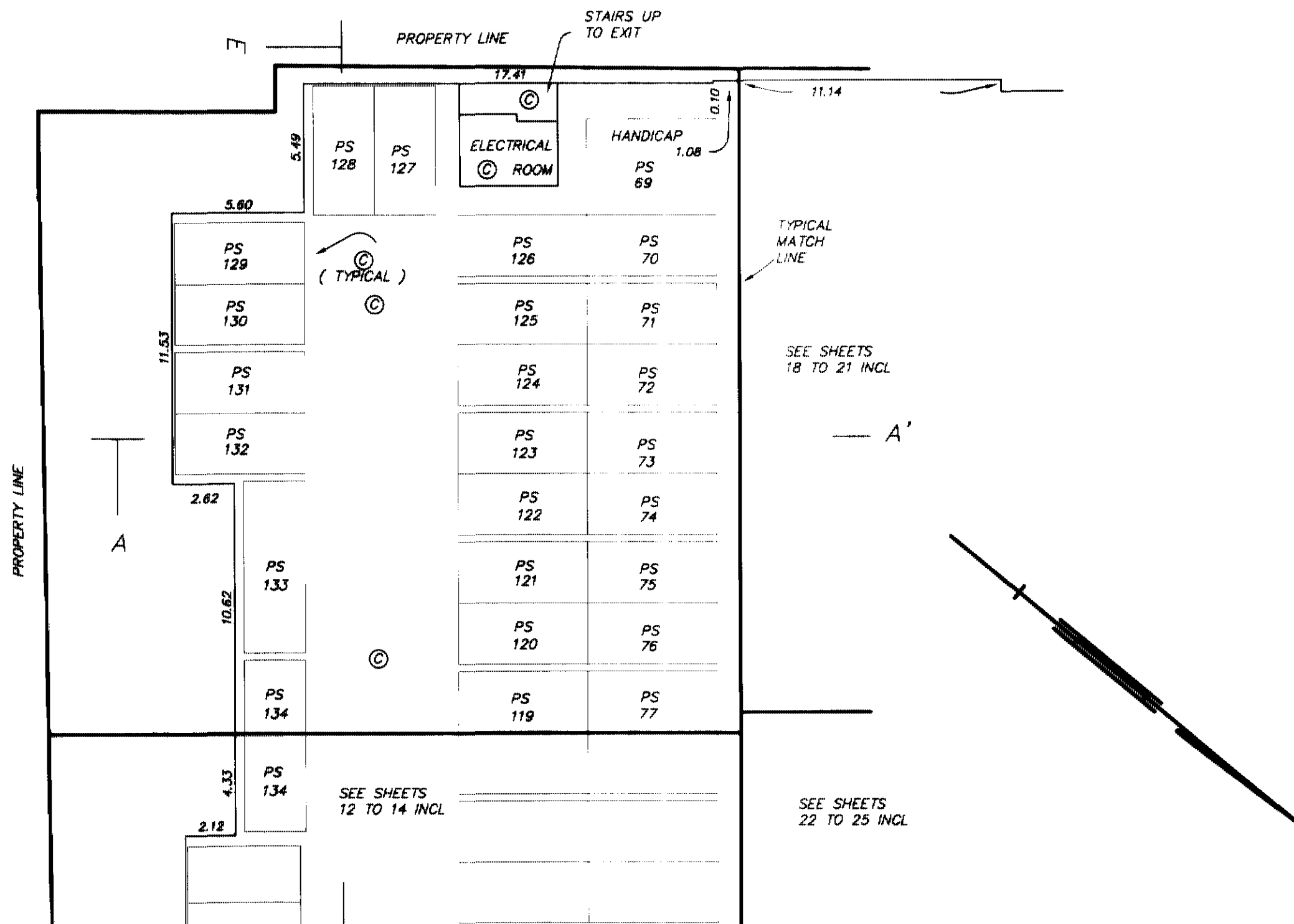
FILE 8905 bld 2 - 3

BUILDING 3 PARKING FLOOR



SCALE 1 : 200
ALL DISTANCES ARE IN METRES

STRATA PLAN BCS 1096

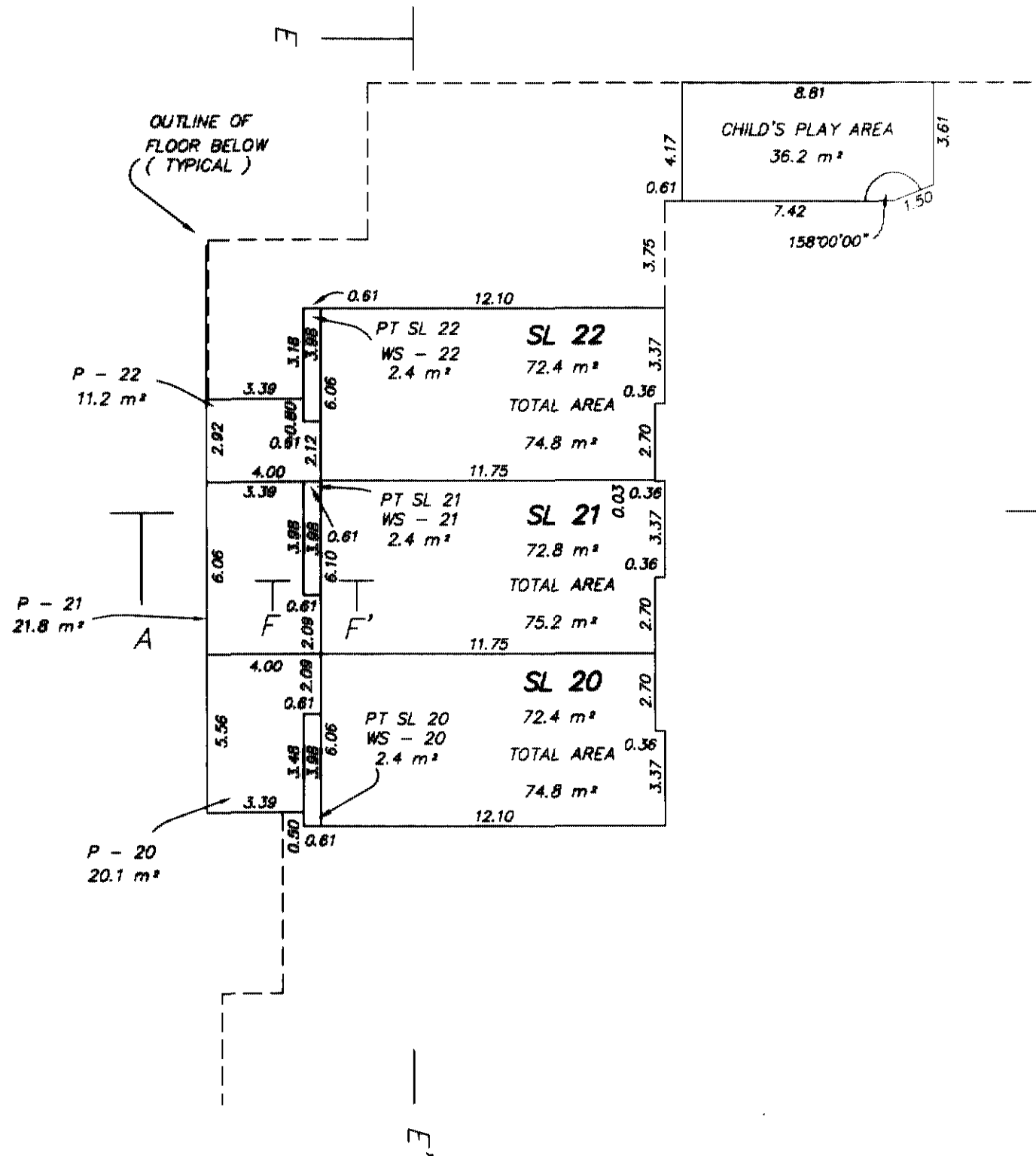
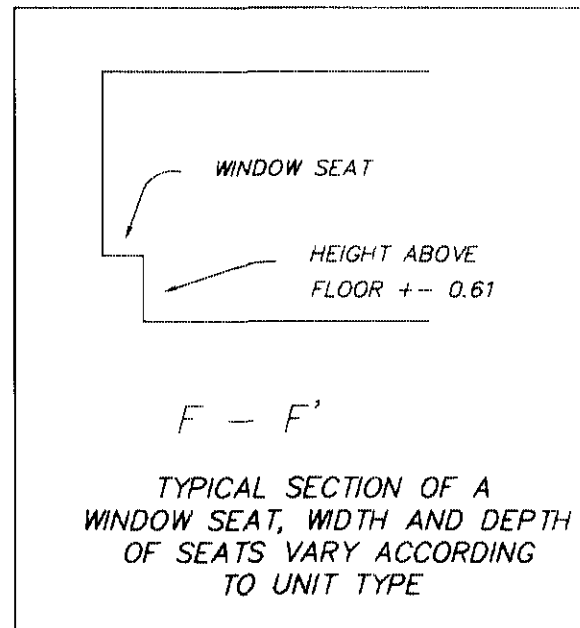
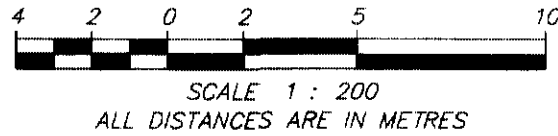


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WOL B.C.L.S.
10th DECEMBER 2004

FILE 8905 bld 3 - 1

BUILDING 3 FIRST FLOOR



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(604) 597-9189

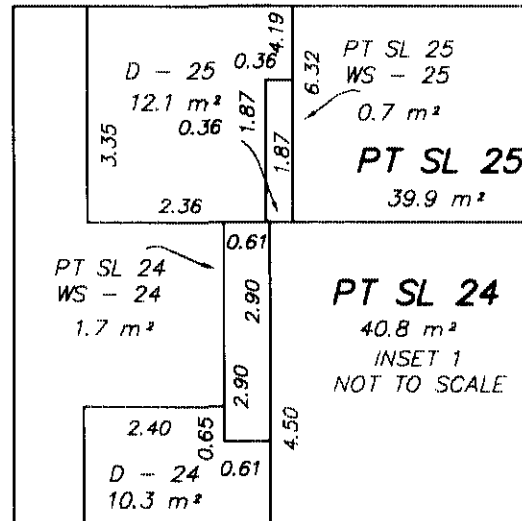
WDL B.C.L.S.
10th DECEMBER 2004

FILE 8905 bld 3 - 2

BUILDING 3 **SECOND FLOOR**

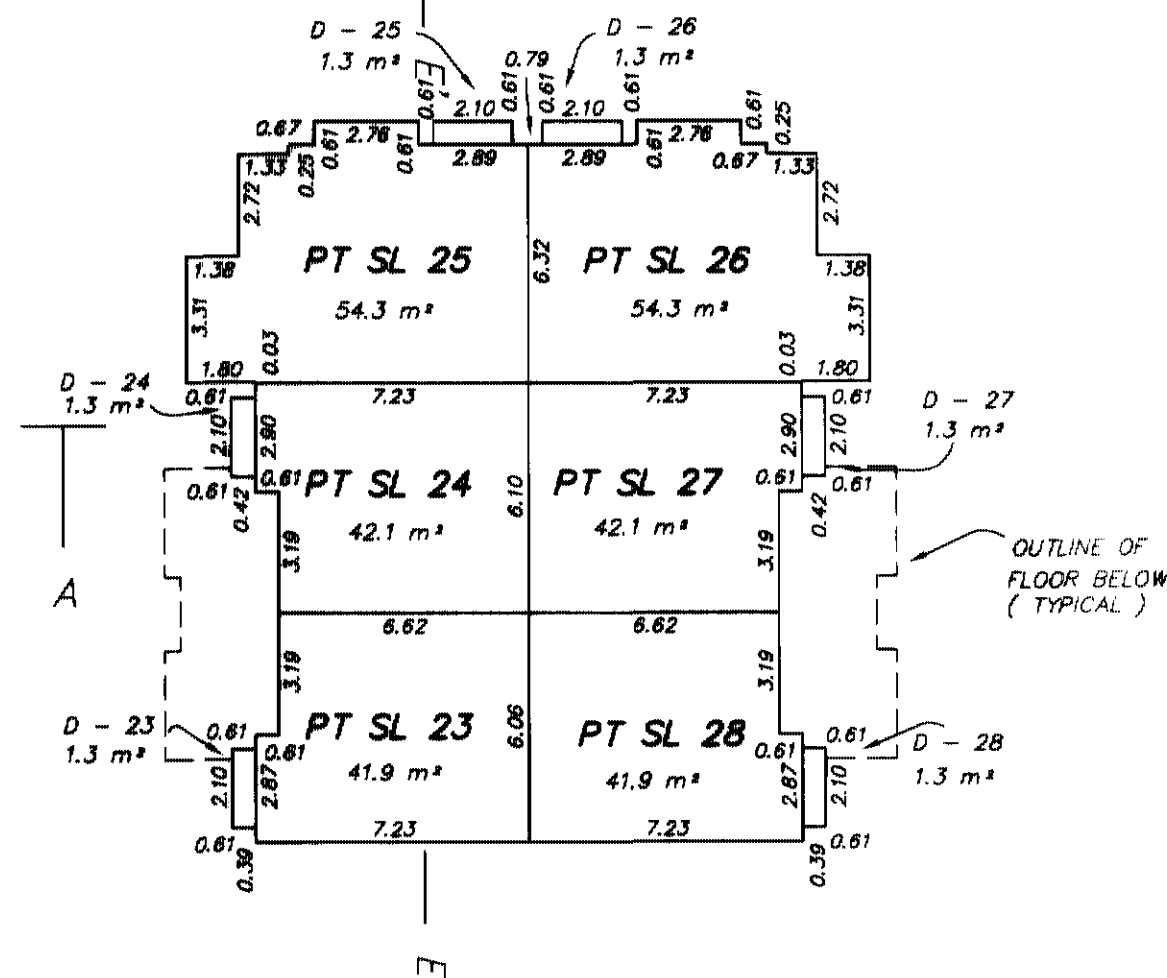
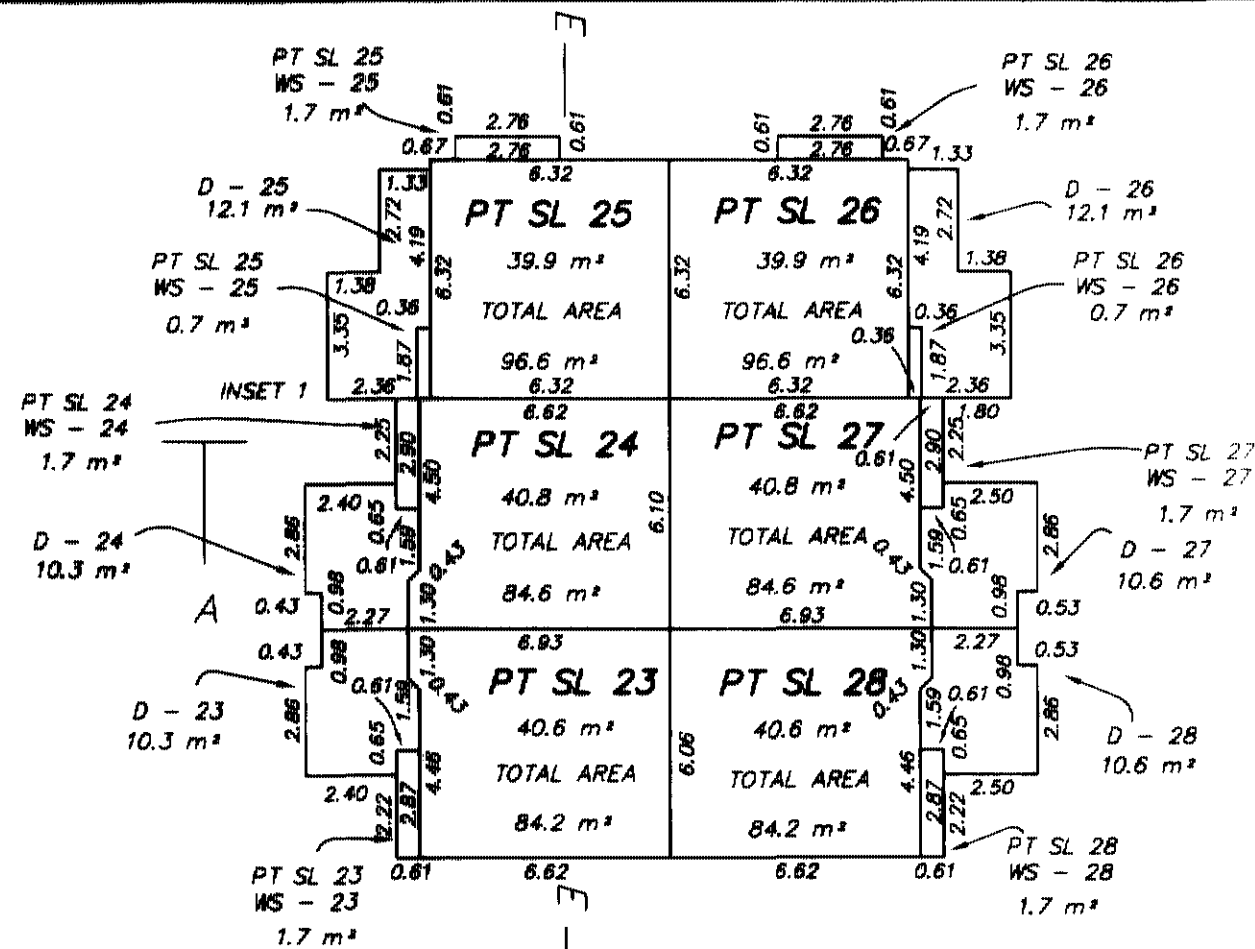


SCALE 1 : 200
ALL DISTANCES ARE IN METRES



THIRD FLOOR

STRATA PLAN BCS 1096

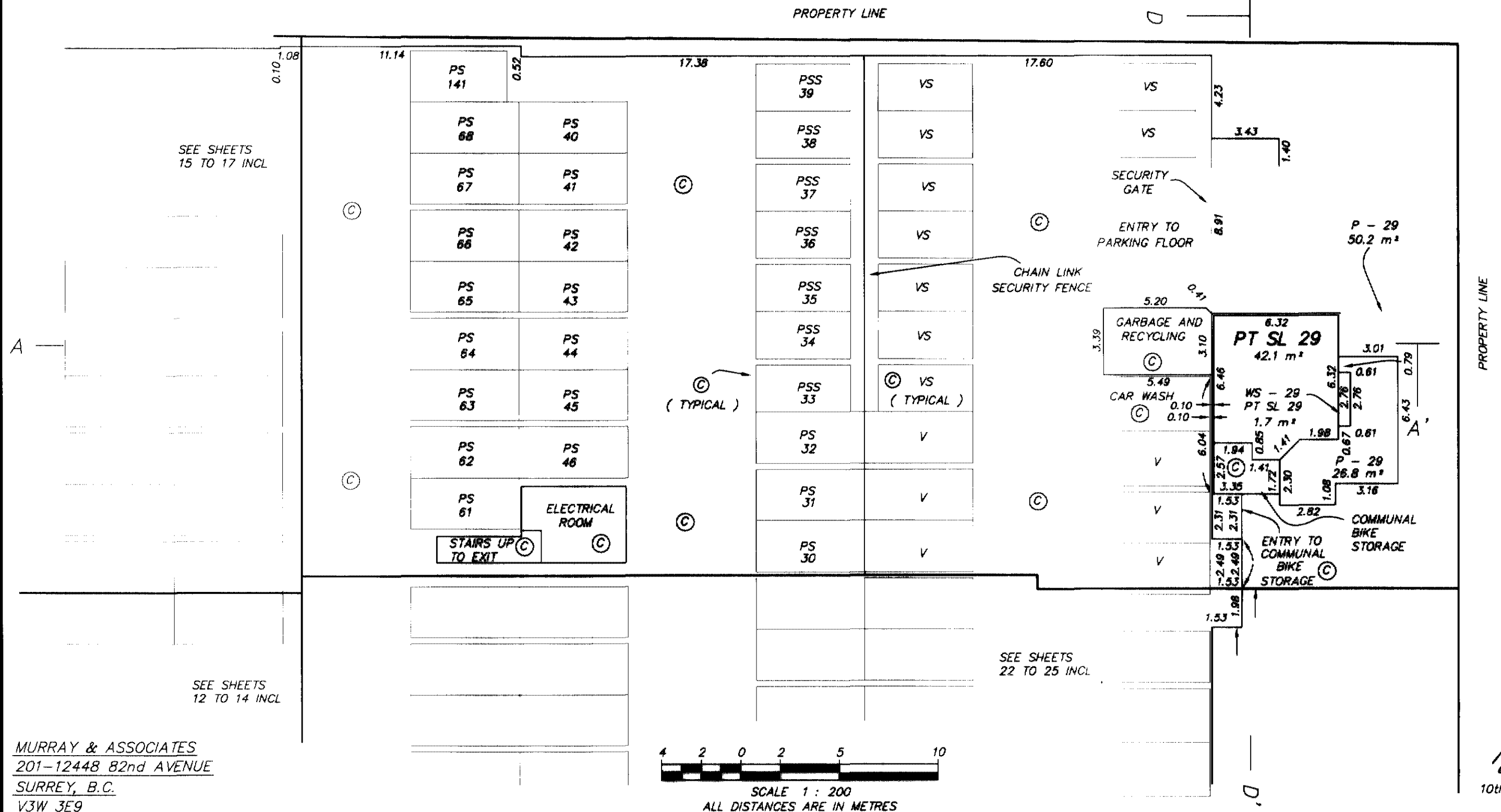


MURRAY & ASSOCIATES
201-12448 82nd AVENUE
SURREY, B.C.
V3W 3E9
(604) 597-9189

FILE 8905 10th DECEMBER 2004
B.C.L.S.

BUILDING 4 PARKING FLOOR

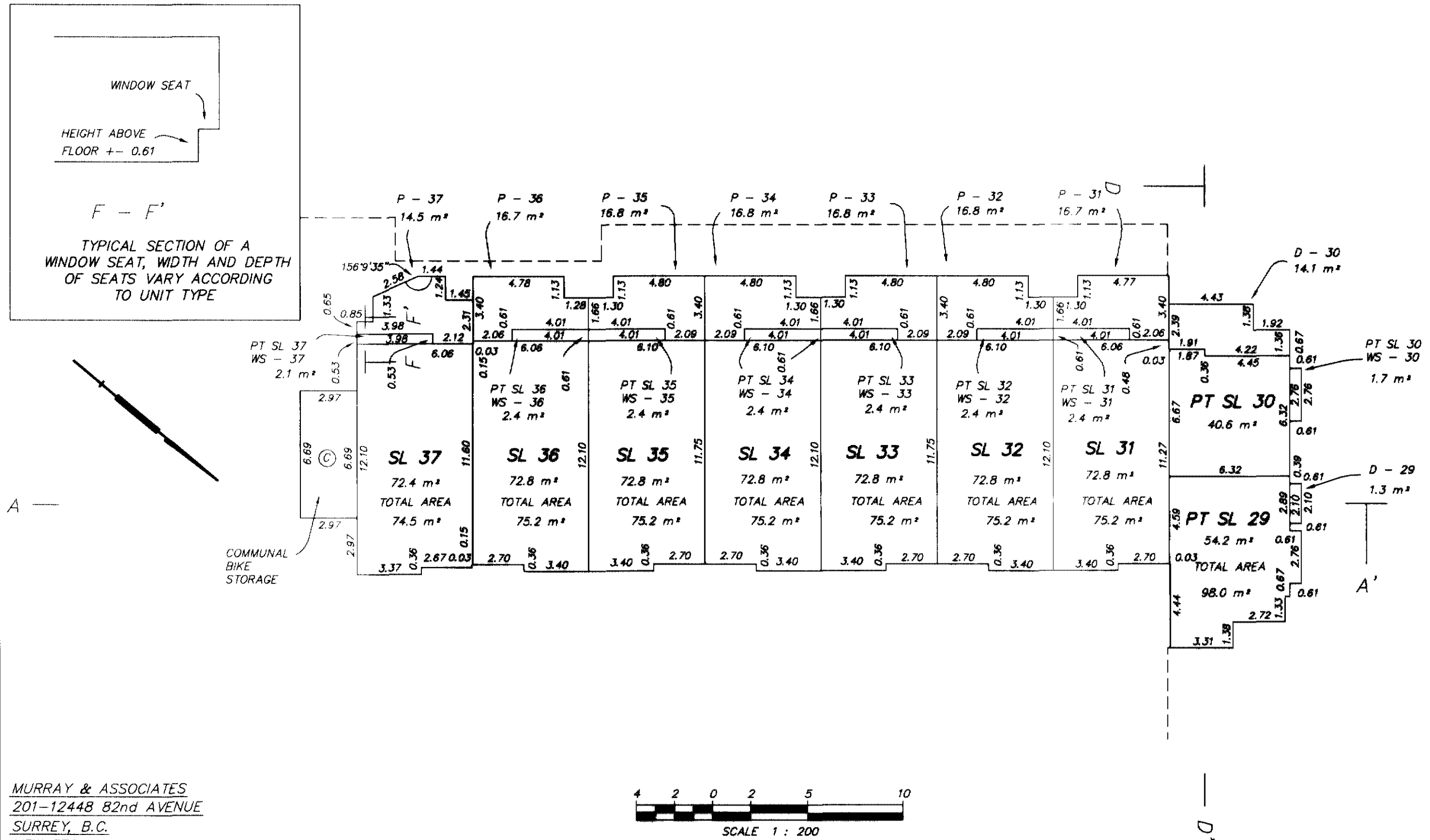
STRATA PLAN BCS 1096



BUILDING 4
FIRST FLOOR

SHEET 18 OF 29 SHEETS

STRATA PLAN BCS 1096



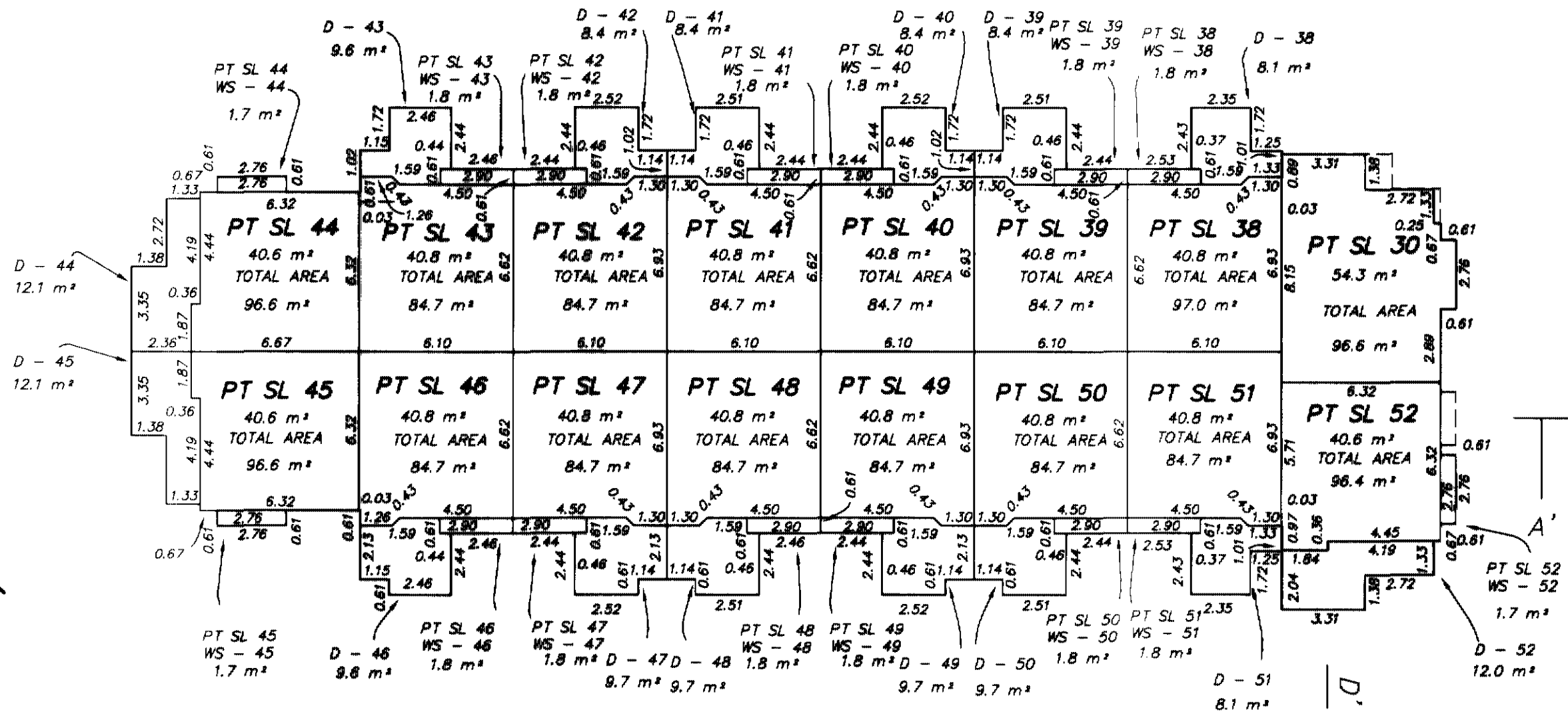
MURRAY & ASSOCIATES
201-12448 82nd AVENUE
SURREY, B.C.
V3W 3E9
(604) 597-9189

16 DL B.C.L.S.
10th DECEMBER 2004

FILE 8905 bld 4 - 2

BUILDING 4 SECOND FLOOR

STRATA PLAN BCS 1096



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

4 2 0 2 5 10
SCALE 1 : 200
ALL DISTANCES ARE IN METRES

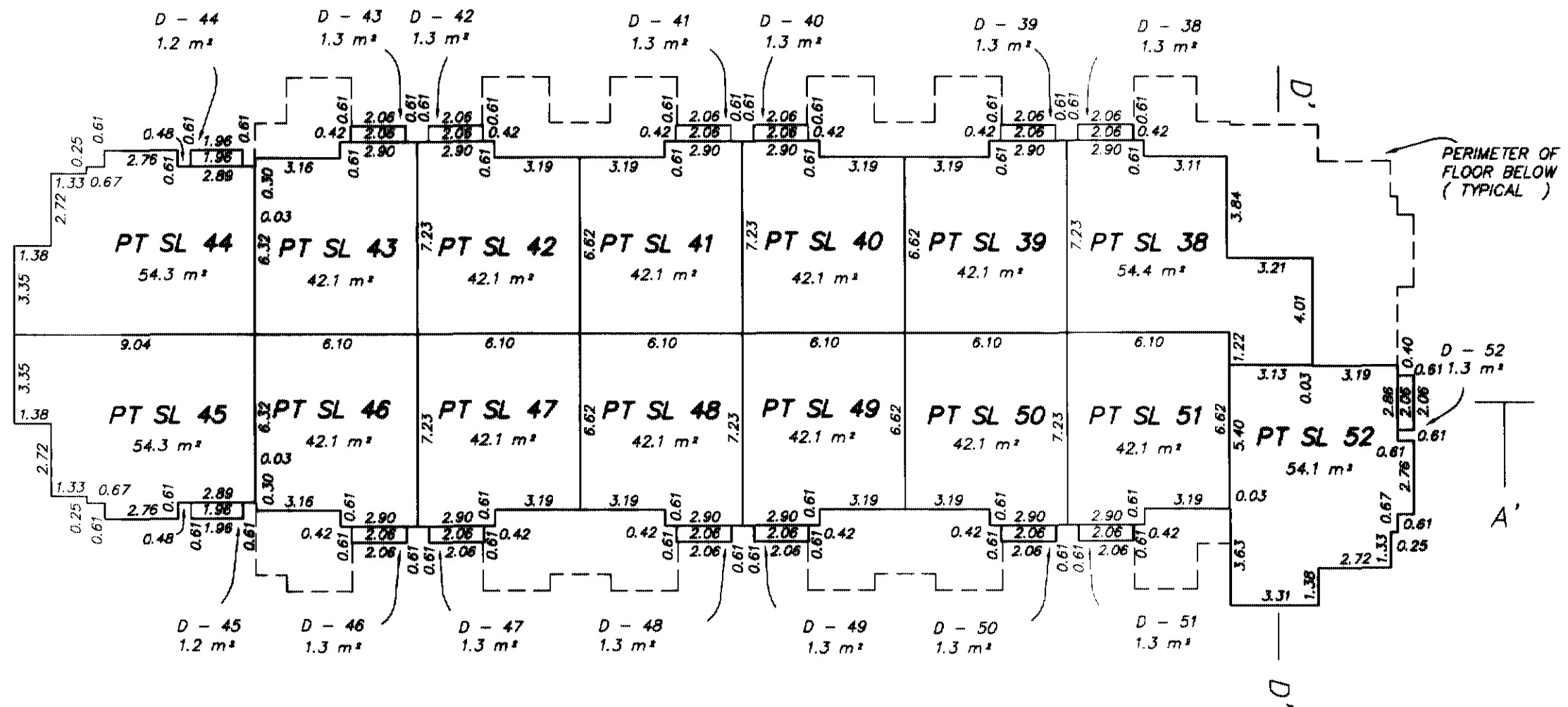
[Signature] B.C.L.S.
10th DECEMBER 2004

FILE 8905 bld 4 - 3

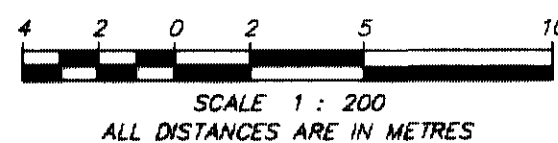
BUILDING 4

THIRD FLOOR

STRATA PLAN BCS 1096



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

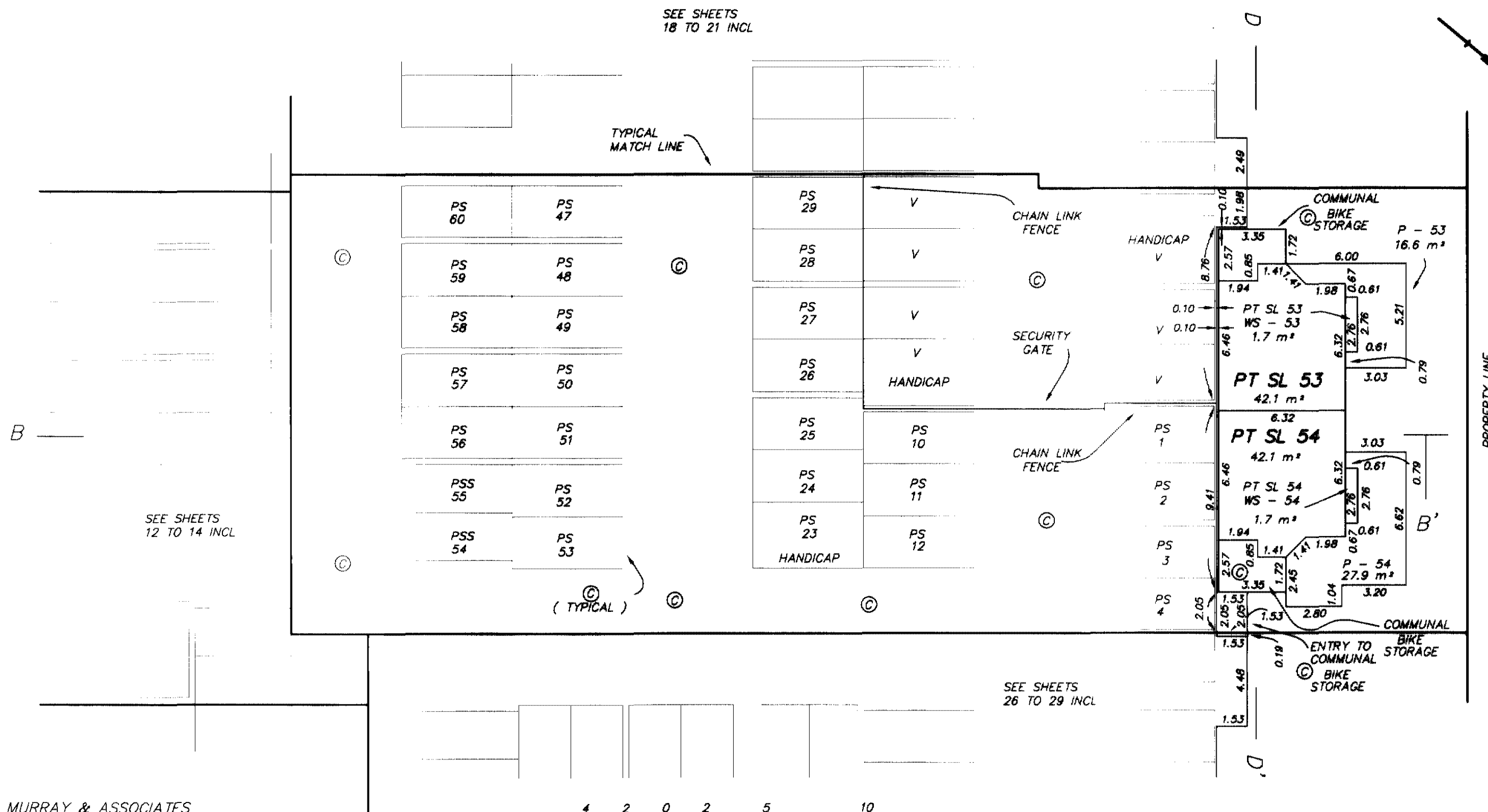


[Signature] B.C.L.S.
10th DECEMBER 2004

FILE 8905 bld 4 - 3

BUILDING 5 PARKING FLOOR

STRATA PLAN BCS 1096



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201-12448 82nd AVENUE
SURREY, B.C.
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(604) 597-9189

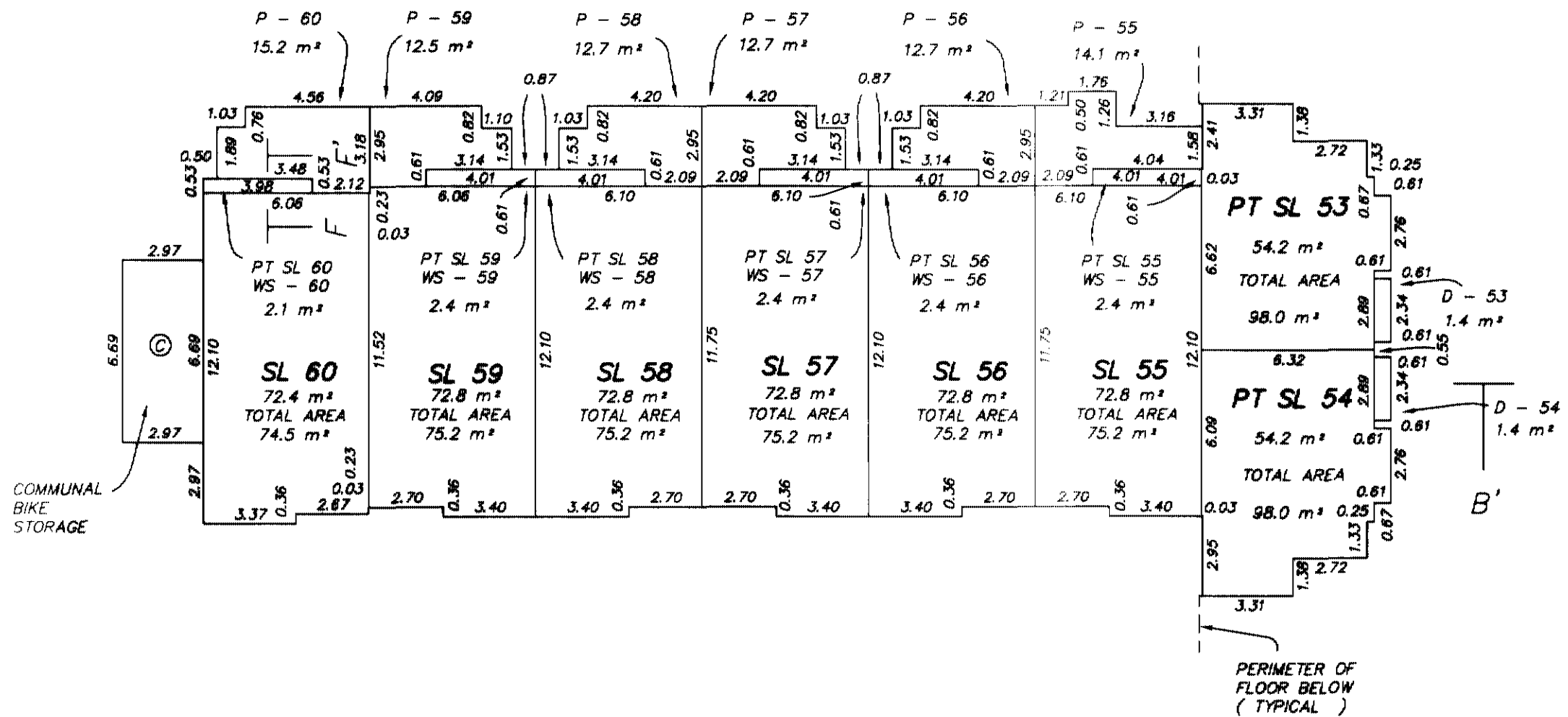
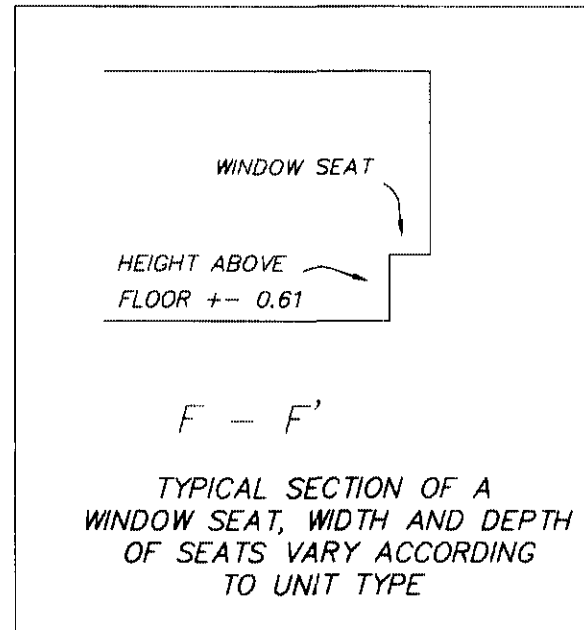
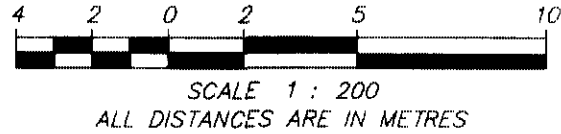
MDL B.C.L.S.
10th DECEMBER 2004

FILE 8905 bld 5 - 1

BUILDING 5

FIRST FLOOR

STRATA PLAN BCS 1096

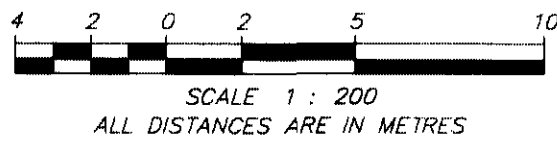


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SURREY, B.C.
V3W 3E9
(604) 597-9189

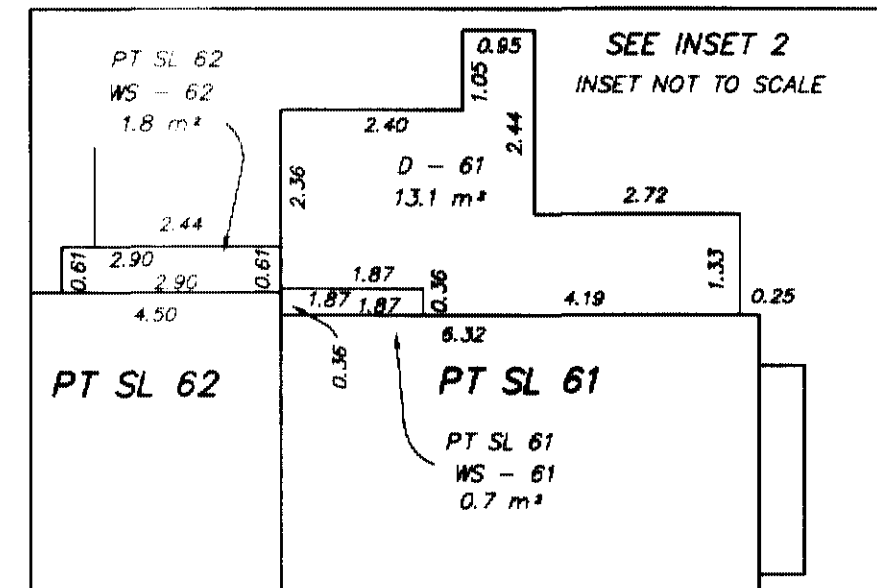
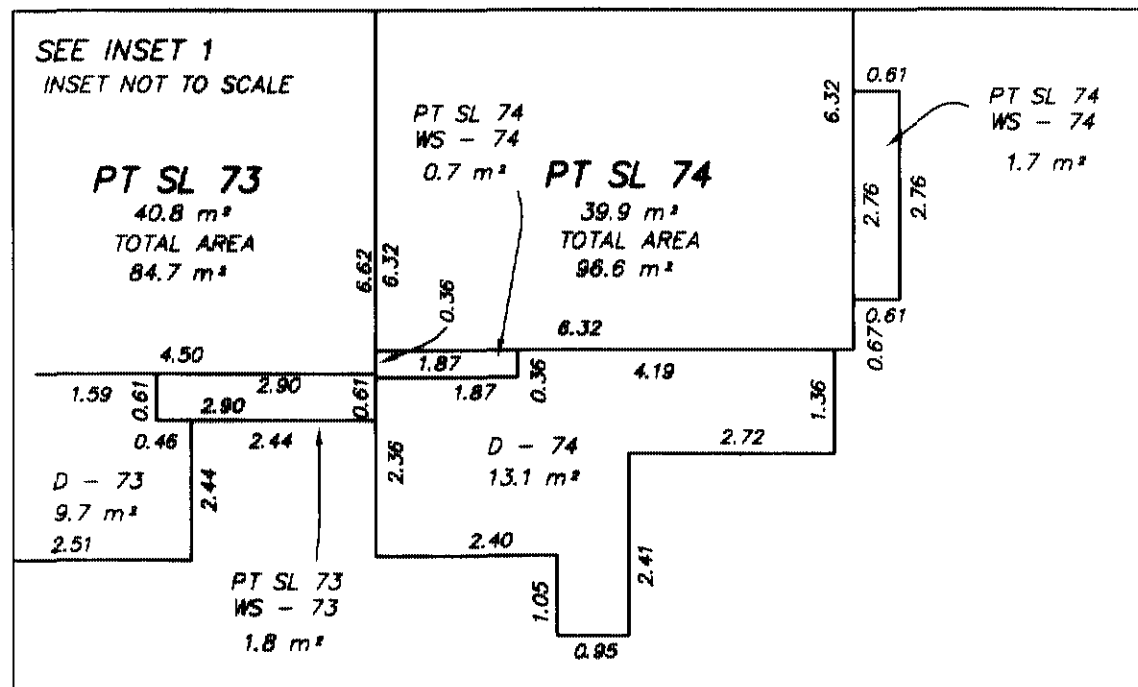
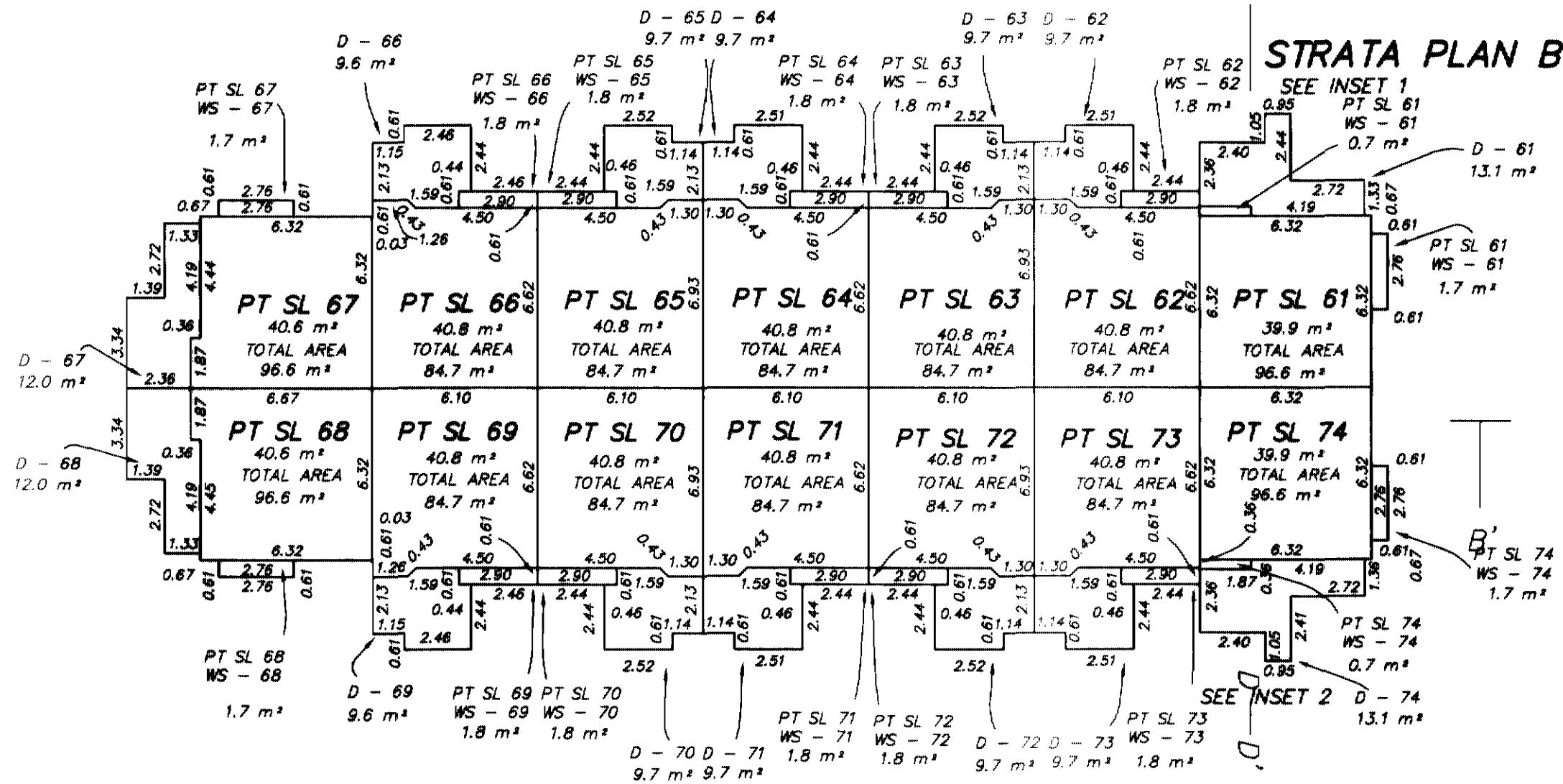
B.C.L.S.
10th DECEMBER 2004

FILE 8905 bld 5 - 2

BUILDING 5 SECOND FLOOR



STRATA PLAN BCS 1096



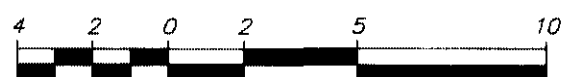
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FILE 8905 bld 5 - 3

BUILDING 5

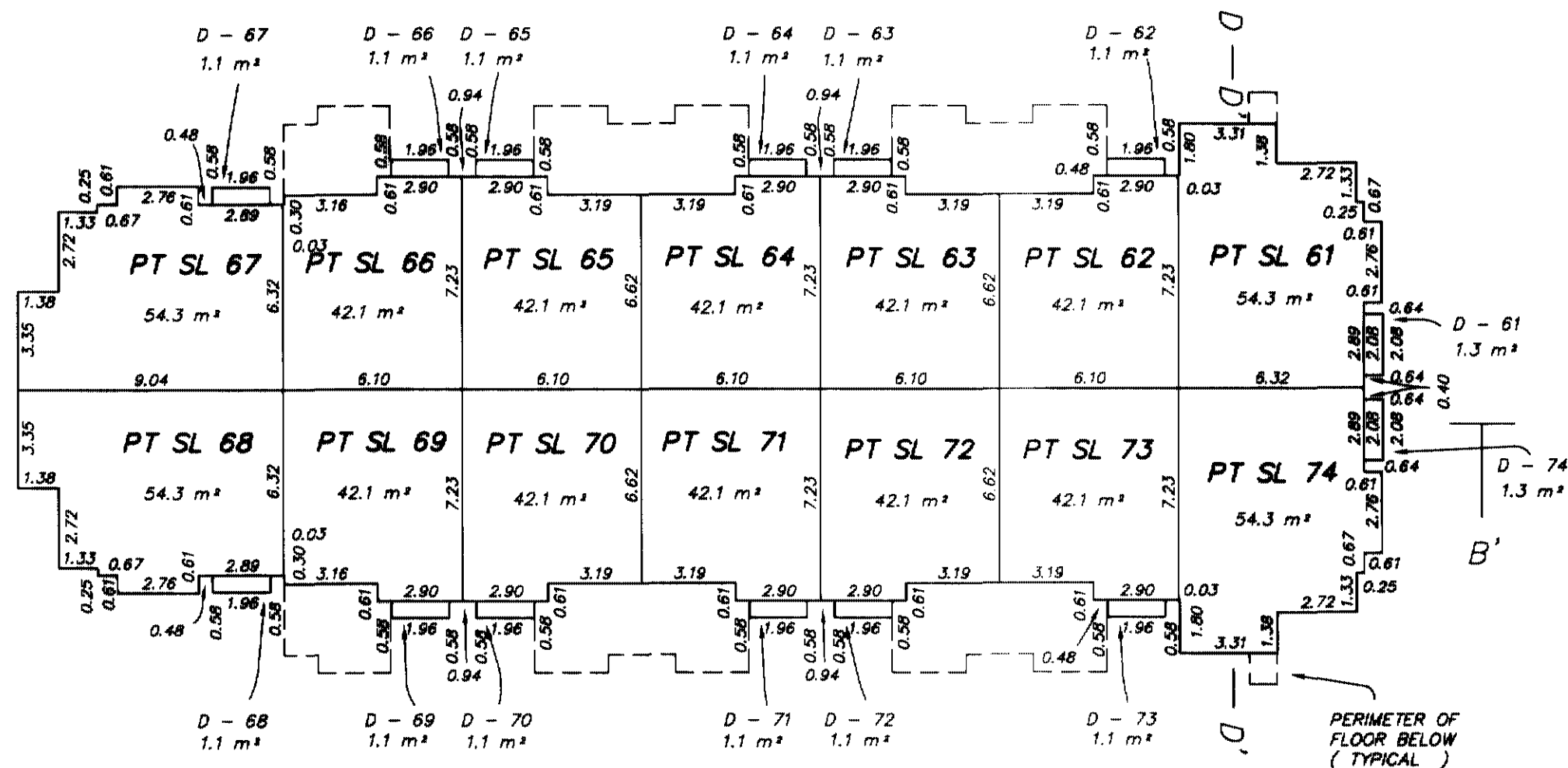
STRATA PLAN BCS 1096



SCALE 1 : 200
ALL DISTANCES ARE IN METRES

THIRD FLOOR

B —

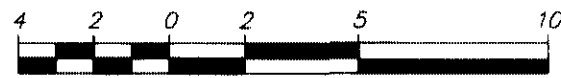


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FILE 8905 bld 5 - 4

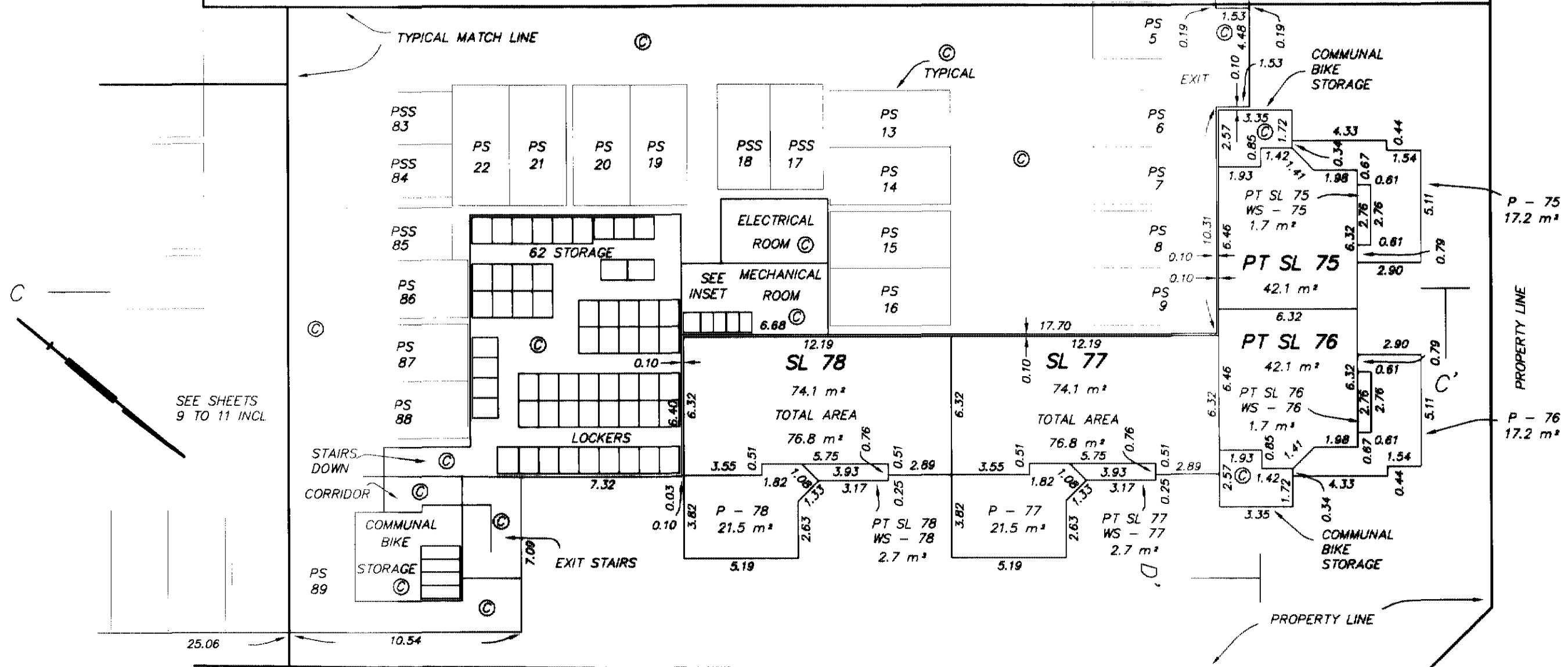
BUILDING 6 PARKING FLOOR



SCALE 1 : 200
ALL DISTANCES ARE IN METRES

SEE SHEETS
22 TO 25 INCL

STRATA PLAN BCS 1096



SEE SHEETS
9 TO 11 INCL

STAIRS
DOWN

CORRIDOR

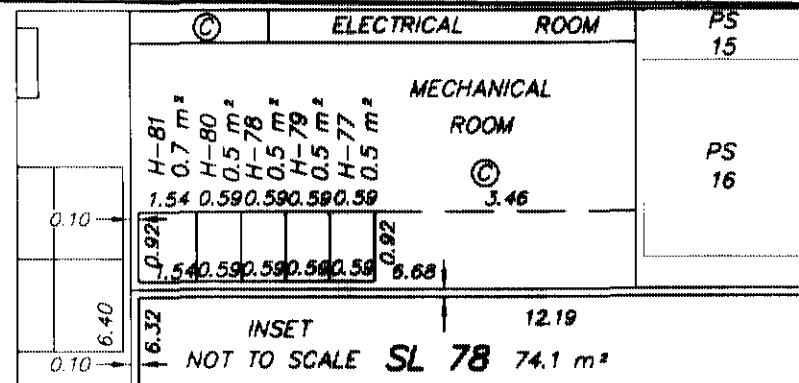
COMMUNAL
BIKE
STORAGE

PS
89

EXIT STAIRS

25.06

10.54



PROPERTY LINE

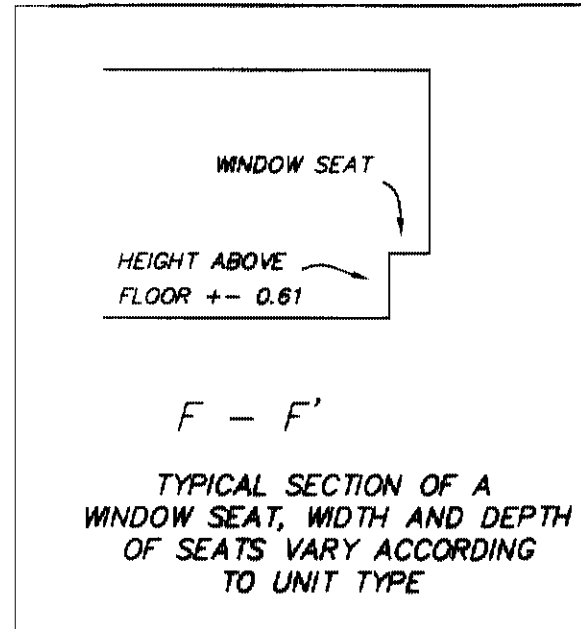
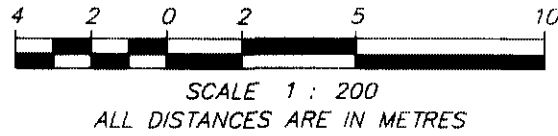
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[Signature] B.C.L.S.

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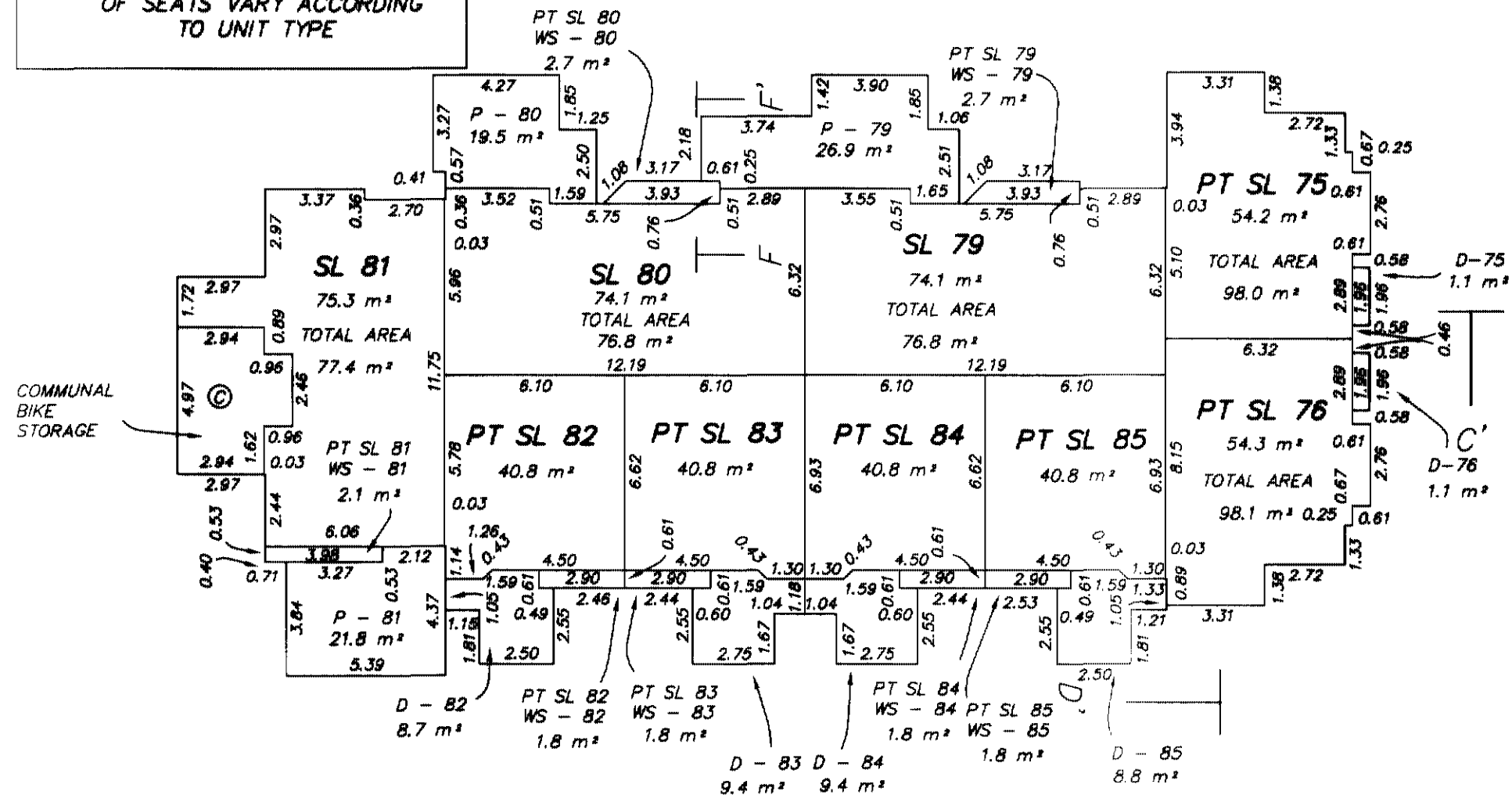
FILE 8905 bld 6 - 1

BUILDING 6 FIRST FLOOR



SHEET 27 OF 29 SHEETS

STRATA PLAN BCS 1096



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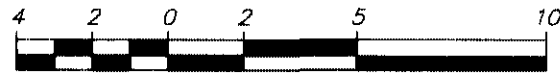
WOL B.C.L.S.

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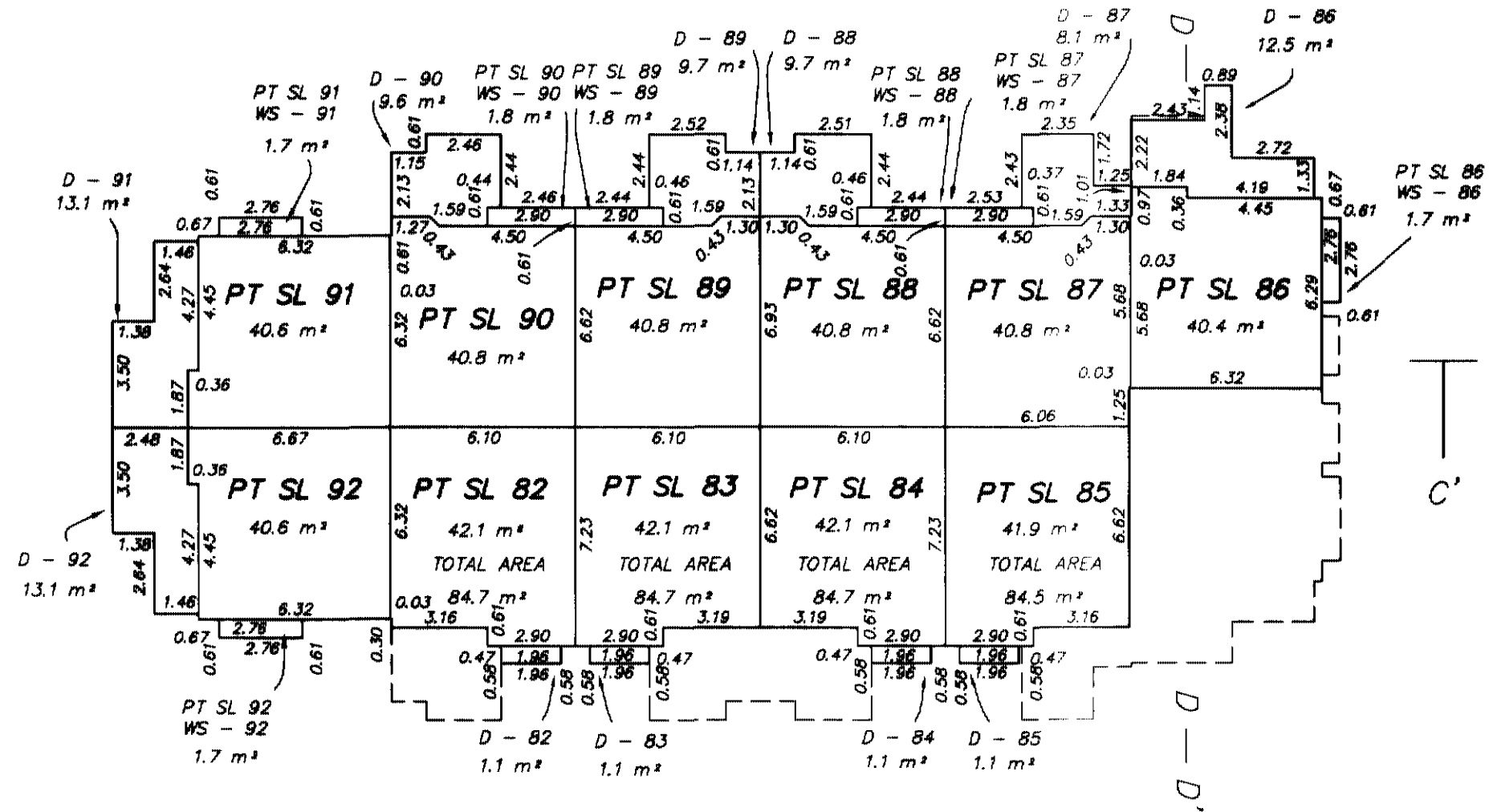
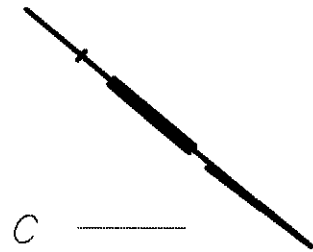
FILE 8905 bld 6 - 2

BUILDING 6 SECOND FLOOR

STRATA PLAN BCS 1096



SCALE 1 : 200
ALL DISTANCES ARE IN METRES



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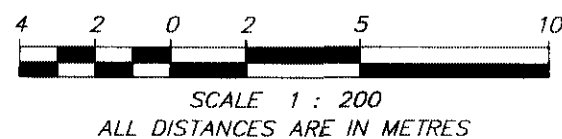
WDL B.C.L.S.

10th DECEMBER 2004

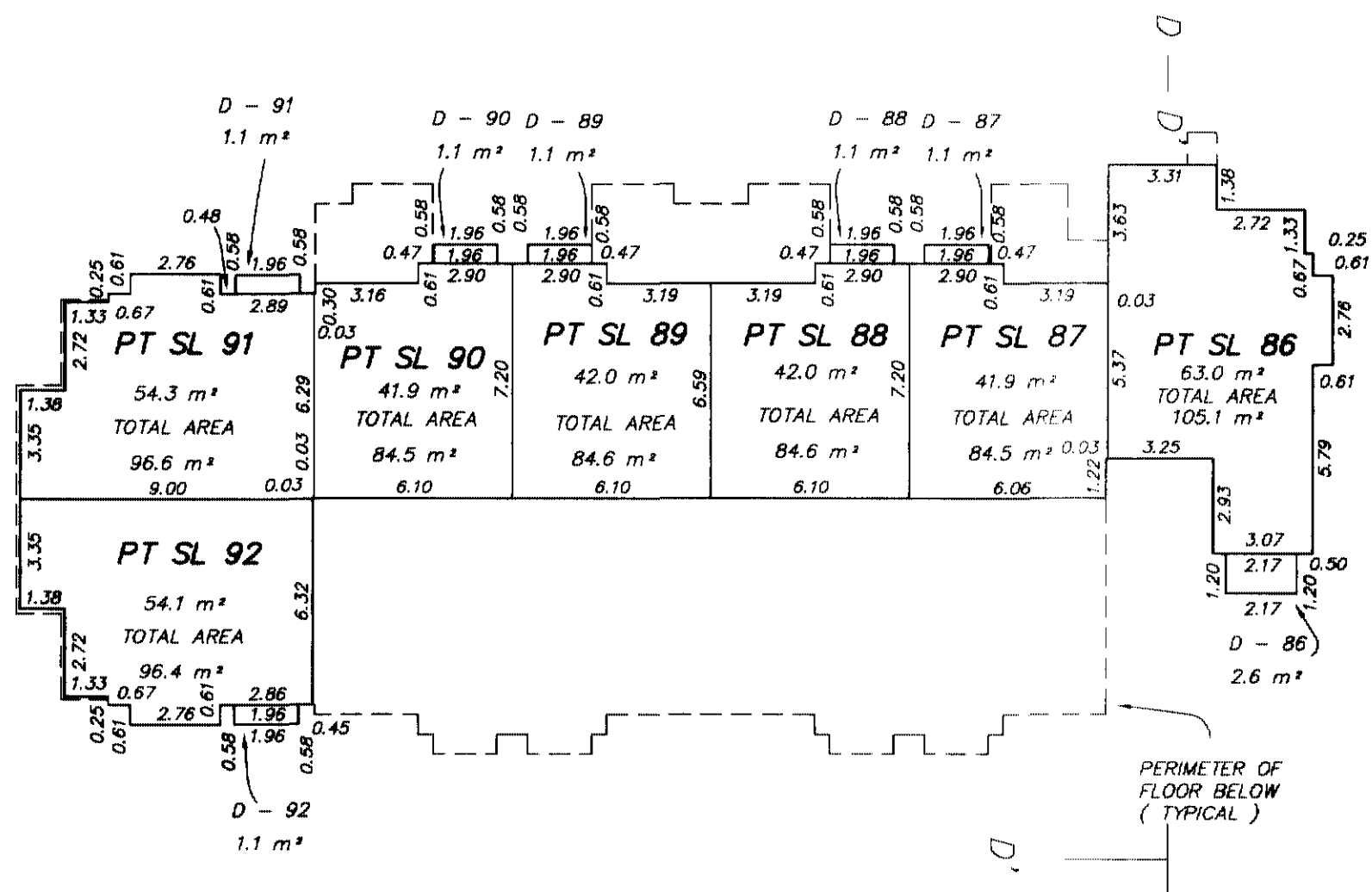
FILE 8905 bld 6 - 3

BUILDING 6

STRATA PLAN BCS 1096



C ———
THIRD FLOOR



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FILE 8905 bld 6 - 4