FILED NWBCS3378 RCVD:2009-03-30 RQST:2010-05-11-13.38.22.361

STRATA PLAN OF LOT A, DISTRICT LOT 95, GROUP 1, N.W.D. PLAN BCP28957

STRATA PLAN BCS3378

Ref. BB764750-BB764857

DEPOSITED AND REGISTERED IN THE LAND TITLE OFFICE AT NEW WESTMINSTER, B.C., March 30, 2009

L. Blaschuk
REGISTRAR
per R.

N

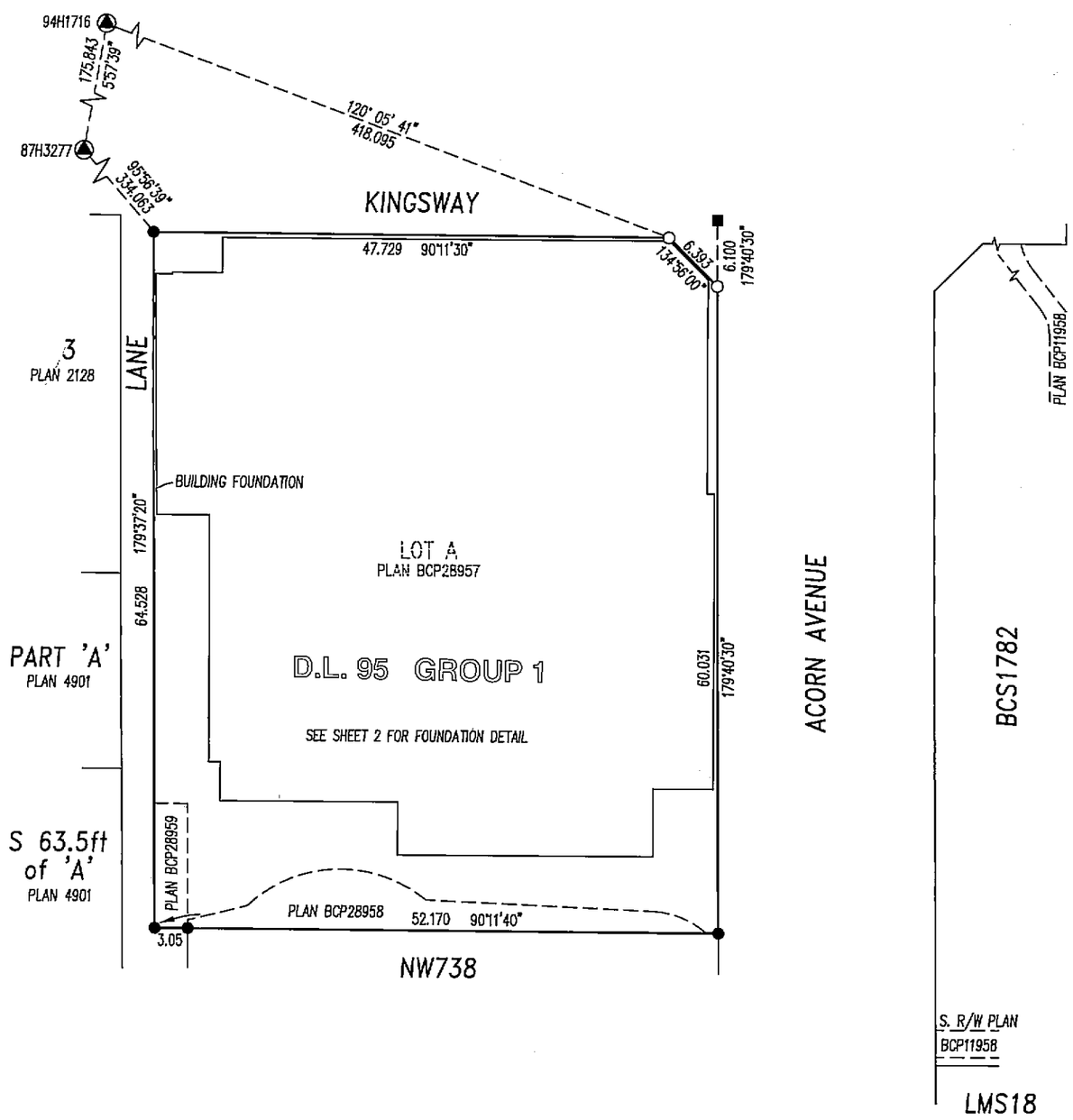
0 5 10 20 30
ALL DISTANCES ARE IN METRES

SCALE-1:500

INTEGRATED SURVEY AREA
No.25 (BURNABY) NAD83 (CSRS)
B.C.G.S. 92G 026

CIVIC ADDRESS

7170 KINGSWAY
BURNABY, B.C.



THIS PLAN LIES WITHIN THE GREATER VANCOUVER REGIONAL DISTRICT

GRID BEARINGS ARE DERIVED FROM OLD CONTROL MONUMENTS 87H3277 AND 94H1716.

THIS PLAN SHOWS GROUND LEVEL MEASURED DISTANCES. PRIOR TO COMPUTATION OF UTM COORDINATES, MULTIPLY BY THE COMBINED FACTOR 0.9995834

STRATA LOT ANGLES ARE 45° OR 90° UNLESS OTHERWISE NOTED.

I, G.A. ROWBOTHAM, A BRITISH COLUMBIA LAND SURVEYOR, CERTIFY THAT THE BUILDINGS INCLUDED IN THE STRATA PLAN HAVE NOT, AS OF MARCH 7, 2009 * BEEN PREVIOUSLY OCCUPIED

G.A. Rowbotham B. C. L. S.

* SECTION 241 (2) PROVIDES THAT THE ENDORSEMENT MUST BE DATED NOT MORE THAN 180 DAYS BEFORE THE DATE THE STRATA PLAN IS TENDERED FOR DEPOSIT.

I, G.A. ROWBOTHAM, 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.

DATE: MARCH 6, 2009

G.A. Rowbotham B. C. L. S.

I, G.A. ROWBOTHAM, 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 13th DAY OF FEBRUARY, 2009. THE PLAN WAS COMPLETED AND CHECKED, AND THE CHECKLIST FILED UNDER # 93903 ON THE 6th DAY OF MARCH, 2009.

G.A. Rowbotham
B.C.L.S

LEGEND

LCP	INDICATES	LIMITED COMMON PROPERTY
sq.m.	"	SQUARE METRES
SL	"	STRATA LOT
PT	"	PART
ST	"	STORAGE
©	"	COMMON PROPERTY
CF	"	COMMON FACILITY
CATV	"	CABLE/ TELEVISION
●	"	OLD IRON POST FOUND
■	"	OLD LEAD PLUG FOUND
▲	"	OLD CONTROL MONUMENT FOUND

FILED NWBCS3378 RCVD:2009-03-30 RQST:2010-05-11-13.38.22.361

FOUNDATION DETAIL

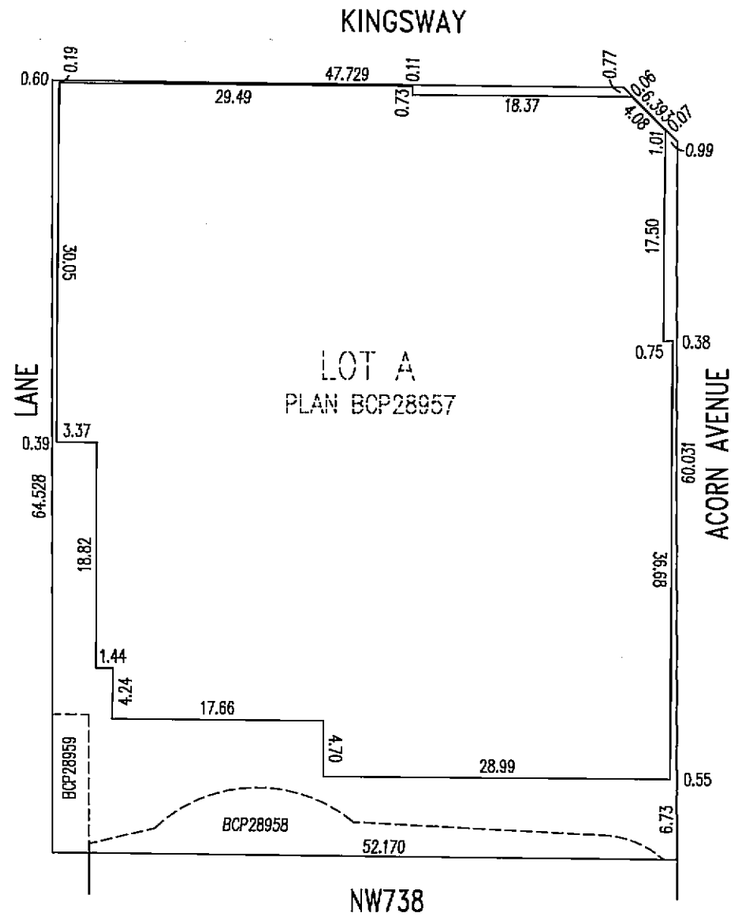
STRATA PLAN BCS 3378

SCALE 1:500

0 5 10 20 30

ALL DISTANCES ARE IN METRES

N



CLERK
Administrative Officer

O.A.R.
B.C.L.S.

DATED THIS 6th DAY OF MARCH 2009

SIGNATURES

STRATA PLAN BCS 3378

SCALE 1:500

0 5 10 20 30

ALL DISTANCES ARE IN METRES

OWNER : MOUNTAIN TREE VENTURES LTD. INC. No. 638376

AUTHORIZED SIGNATORY

TAK SHING CHAU

AUTHORIZED SIGNATORY

WITNESS :

ALFRED LEUNG

ADDRESS AND OCCUPATION OF WITNESS :

151 W 5th ave
Vancouver BC V5Y 1H9
Accountant

MORTGAGEE : BANK OF MONTREAL

AUTHORIZED SIGNATORY Brent McGlashan Account Manager

AUTHORIZED SIGNATORY Anni Noorgaard Manager Customer Services

WITNESS :

Vivien Loke

ADDRESS AND OCCUPATION OF WITNESS :

Client Services Officer
6th Flr., 595 Burrard St.
Van., B C V7X 1L5

MORTGAGEE : LOMBARD GENERAL INSURANCE COMPANY OF CANADA INC. No. A40666

AUTHORIZED SIGNATORY STEVEN CADE

AUTHORIZED SIGNATORY

WITNESS :

UPPKAR DOSANJH

ADDRESS AND OCCUPATION OF WITNESS :

600-555 Burrard Street
Vancouver BC V6E 2P4
ASSOCIATE UNDERWRITER

MORTGAGEE : PERFORMANCE MOTOR GROUP (CANADA) INC. INC. No. 676957

AUTHORIZED SIGNATORY

KAM SHEK AIXINJUELUO

AUTHORIZED SIGNATORY

WITNESS :

ALFRED LEUNG

ADDRESS AND OCCUPATION OF WITNESS :

151 W 5th ave
Vancouver BC V5Y 1H9
Accountant

MORTGAGEE : AJB VENTURES (1998) LTD. INC. No. 571132
(AS TO AN UNDIVIDED 1/9 INTEREST IN BA110730)

AUTHORIZED SIGNATORY

ADRIAN BLOCK

AUTHORIZED SIGNATORY

WITNESS :

Marinella Berretti
MARINELLA BERRETTI

ADDRESS AND OCCUPATION OF WITNESS :

#310 - 1680 Burtch Rd
Kelowna BC, V1Y 9K7
Admin. Asst.

MORTGAGEE : 0696071 B.C. LTD. INC. No. 696071
(AS TO AN UNDIVIDED 1/3 INTEREST IN BA110730)

AUTHORIZED SIGNATORY Bruce Smith

AUTHORIZED SIGNATORY

WITNESS :

ANN HENDRIE

ADDRESS AND OCCUPATION OF WITNESS :

3220 Mathers Avenue
West Vancouver, BC V7V 2K5
Admin. Asst.

MORTGAGEE : MORGAN GREEN VENTURES LTD. INC. No. 469837
(AS TO AN UNDIVIDED 1/9 INTEREST IN BA110730)

AUTHORIZED SIGNATORY

MICHAEL MASCHEK

AUTHORIZED SIGNATORY

WITNESS :

Marie Sanders
MARIE SANDERS

ADDRESS AND OCCUPATION OF WITNESS :

15080 North Bluff Rd
White Rock BC.
V4B 3B1 Admin. Asst.

MORTGAGEE : A.R. HOLDINGS LTD. INC. No. 628592
(AS TO AN UNDIVIDED 1/3 INTEREST IN BA110730)

AUTHORIZED SIGNATORY

ARTHUR BLOCK

AUTHORIZED SIGNATORY

WITNESS :

Marie Sanders
MARIE SANDERS

ADDRESS AND OCCUPATION OF WITNESS :

15080 North Bluff Rd
White Rock, B.C.
V4B 3B1 Admin Asst

MORTGAGEE : TREADSTONE INVESTMENTS LTD. INC. No. 0728872
(AS TO AN UNDIVIDED 1/9 INTEREST IN BA110730)

AUTHORIZED SIGNATORY

ROD VOTH

AUTHORIZED SIGNATORY

WITNESS :

Marie Sanders
MARIE SANDERS

ADDRESS AND OCCUPATION OF WITNESS :

15080 North Bluff Rd
White Rock, B.C
V4B 3B1 Admin Asst.

THE CITY OF BURNABY AS HOLDER OF COVENANT BB370670, BB370673, BB370675, BB370677, HEREBY CONSENTS TO THE FILING OF THIS STRATA PLAN.

AUTHORIZED SIGNATORY

SID CLEAVE
Administrative Officer

AUTHORIZED SIGNATORY

WITNESS :

Geraldine B. Wall
Geraldine B. Wall

ADDRESS AND OCCUPATION OF WITNESS :

Clerk III
4949 Canada Way
Burnaby, B.C. V5G 1M2

G.A.R.

B.C.L.S.

DATED THIS 6TH DAY OF MARCH 2009

FILED NWBCS3378 RCVD:2009-03-30 RQST:2010-05-11-13.38.22.361

FILED NWBCS3378 RCVD:2009-03-30 RQST:2010-05-11-13.38.22.361

16791A3

FLOOR PLANS

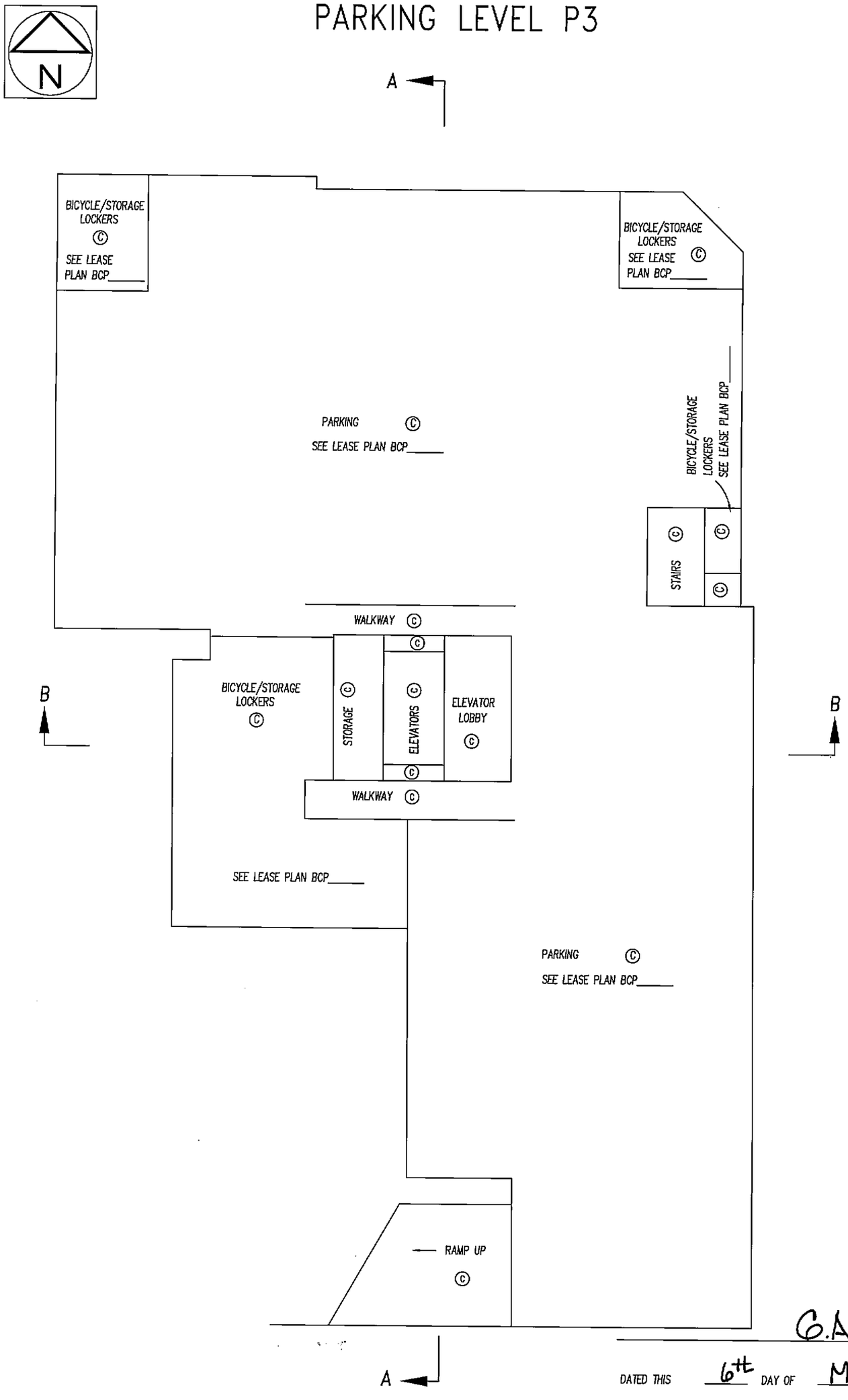
STRATA PLAN BCS 3378

SCALE 1: 200

0 5 10 15

ALL DISTANCES IN METRES

PARKING LEVEL P3



G.A.R.

B.C.L.S.

DATED THIS 6th DAY OF MARCH 2009

FLOOR PLANS

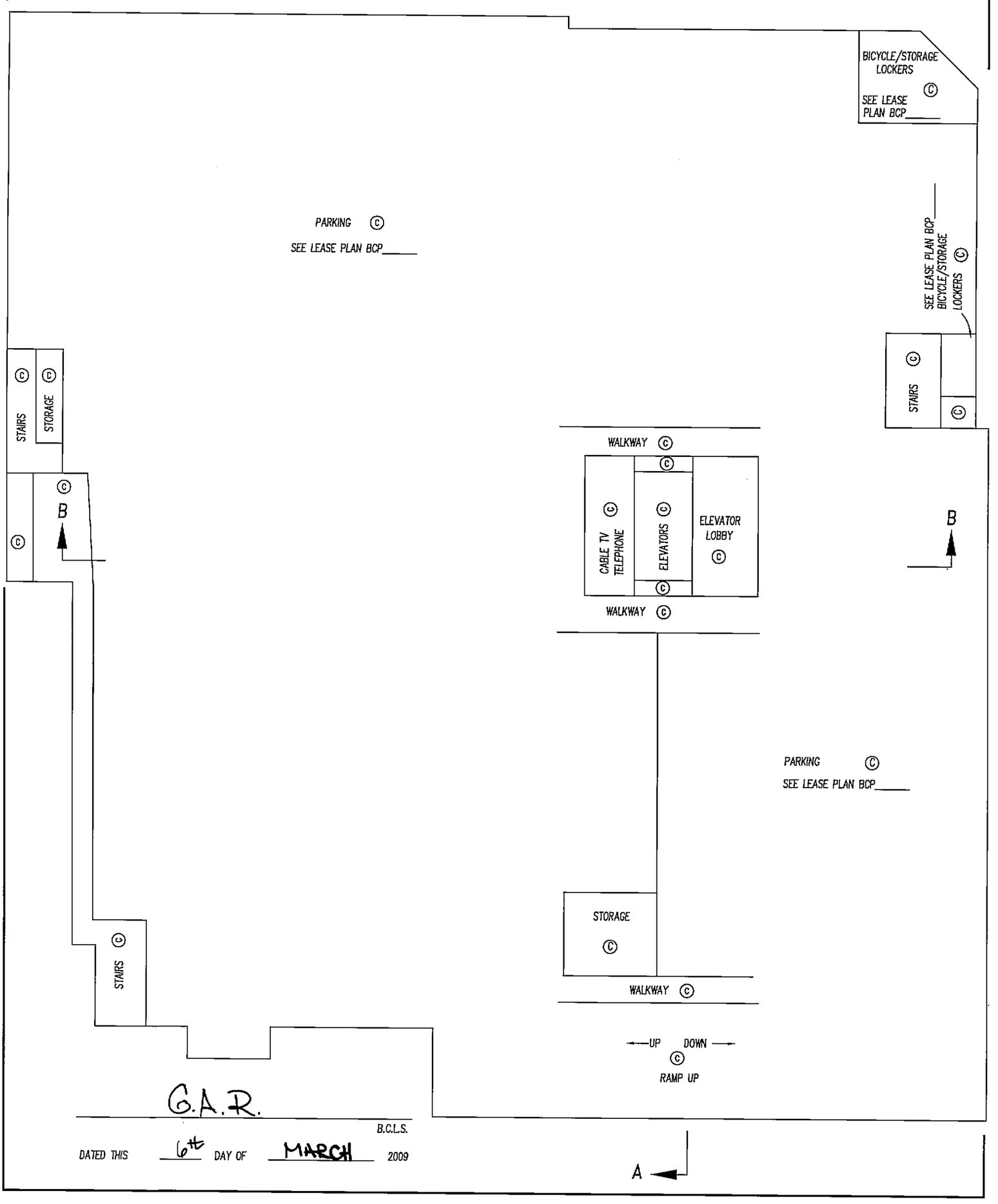
STRATA PLAN BCS 3378

SCALE 1: 200

0 5 10 15

ALL DISTANCES IN METRES

PARKING LEVEL P2



G.A.R.

B.C.L.S.

DATED THIS 6th DAY OF MARCH 2009

FILED NMBCS3378 RCVD:2009-03-30 RQST:2010-05-11-13.38.22.361

FILED NWBCS3378 RCVD:2009-03-30 RQST:2010-05-11-13.38.22.361

16791A5

FLOOR PLANS

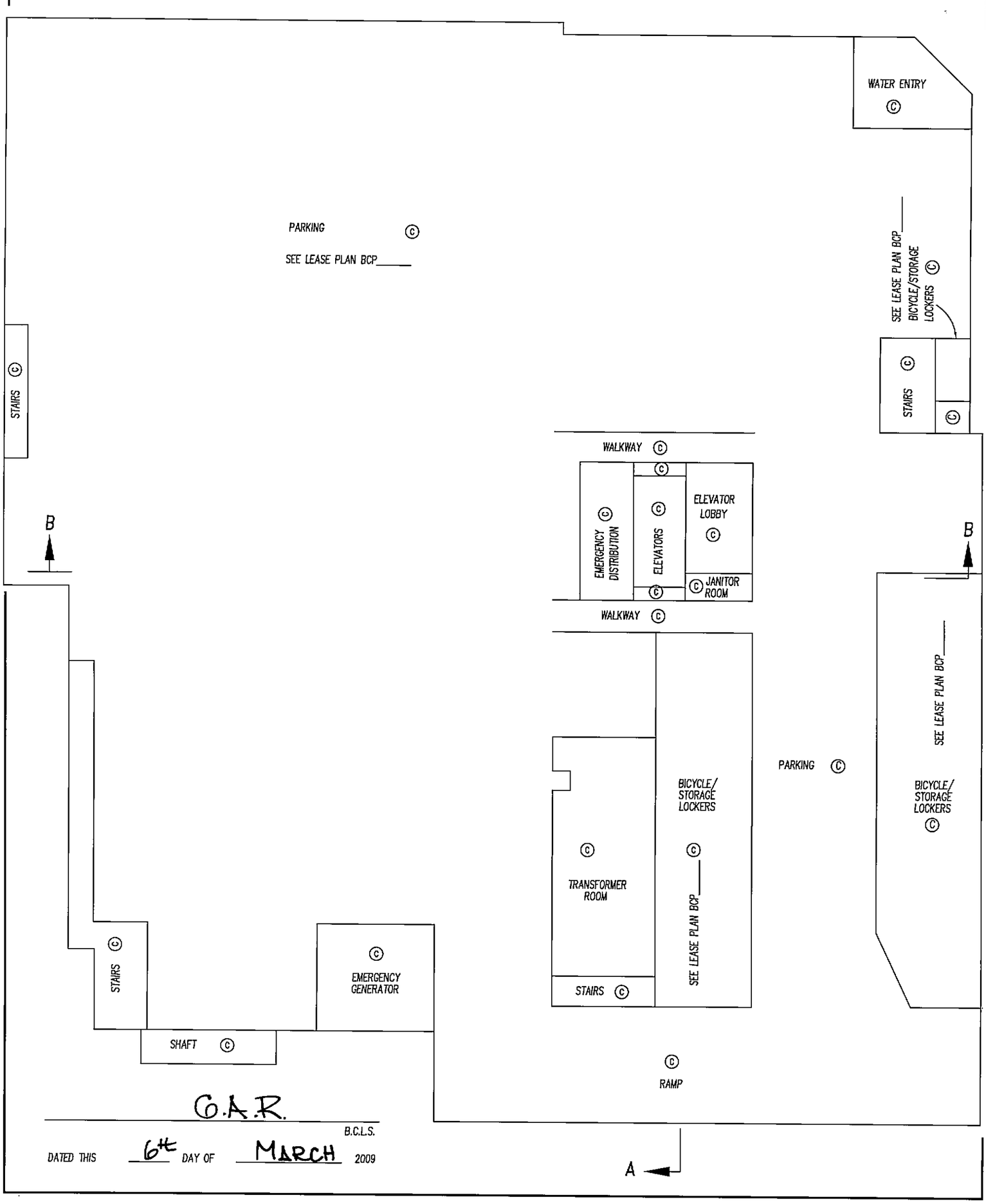
STRATA PLAN BCS 3378

SCALE 1: 200

0 5 10 15

ALL DISTANCES IN METRES

PARKING LEVEL P1



G.A.R.
B.C.L.S.

DATED THIS 6th DAY OF MARCH 2009

FLOOR PLANS

STRATA PLAN BCS 3378

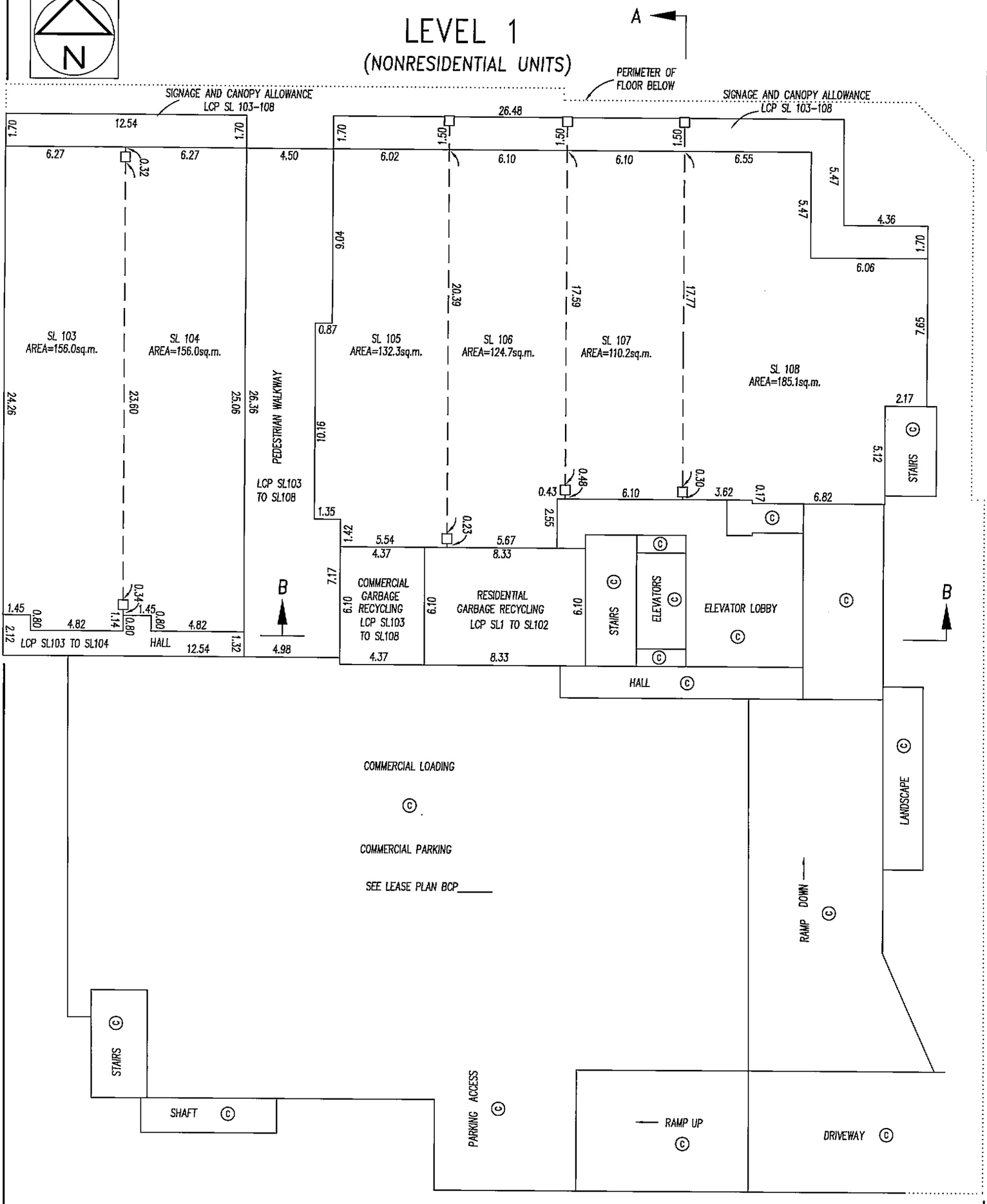
SCALE 1: 200

0 5 10 15

ALL DISTANCES IN METRES

N

LEVEL 1
(NONRESIDENTIAL UNITS)



G.A.R.
B.C.L.S.

DATED THIS 6th DAY OF MARCH 2009

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FLOOR PLANS

STRATA PLAN BCS 3378

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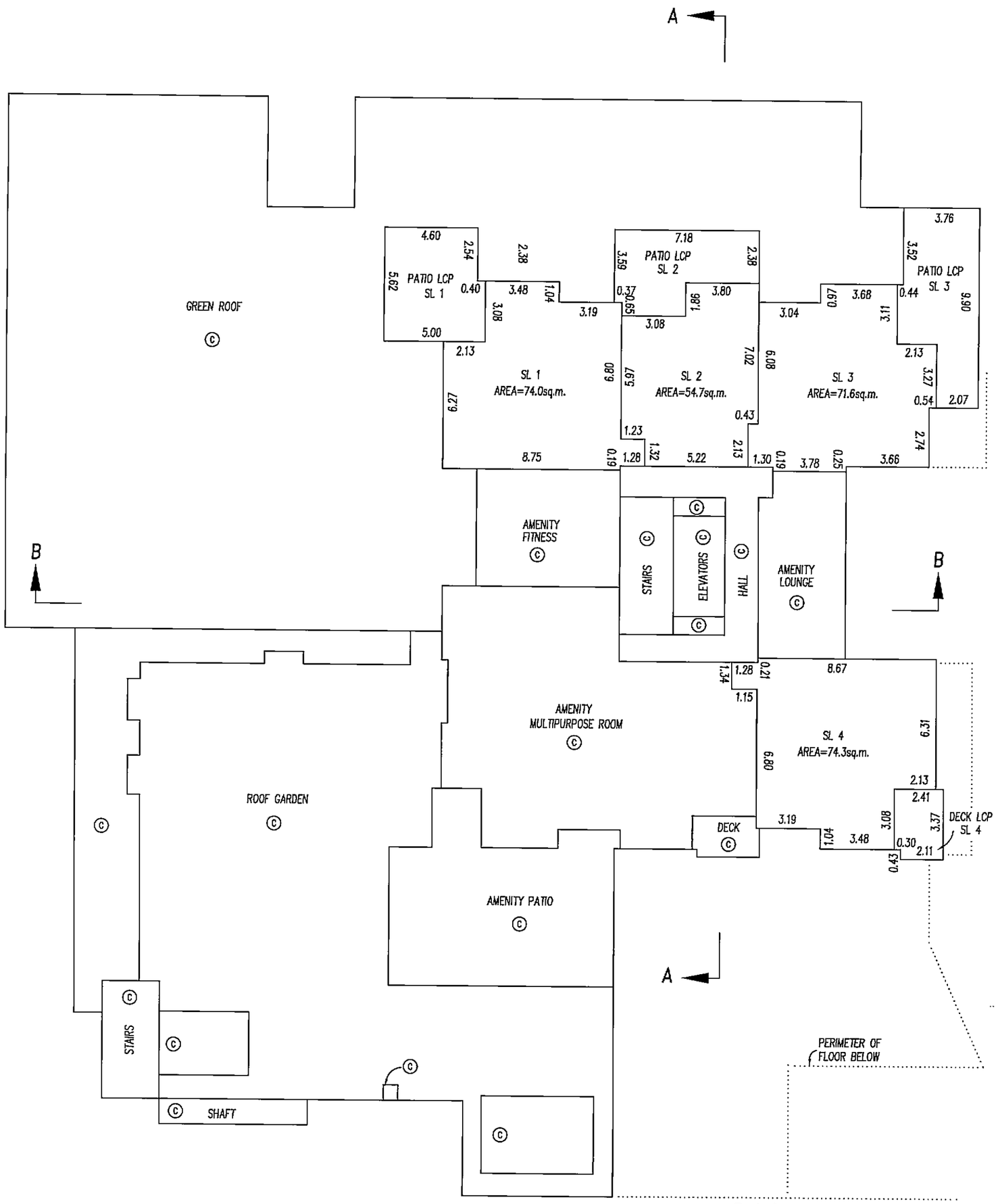
0 5 10 15

ALL DISTANCES IN METRES

N

LEVEL 2



GAR.

B.C.L.S.

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FLOOR PLANS

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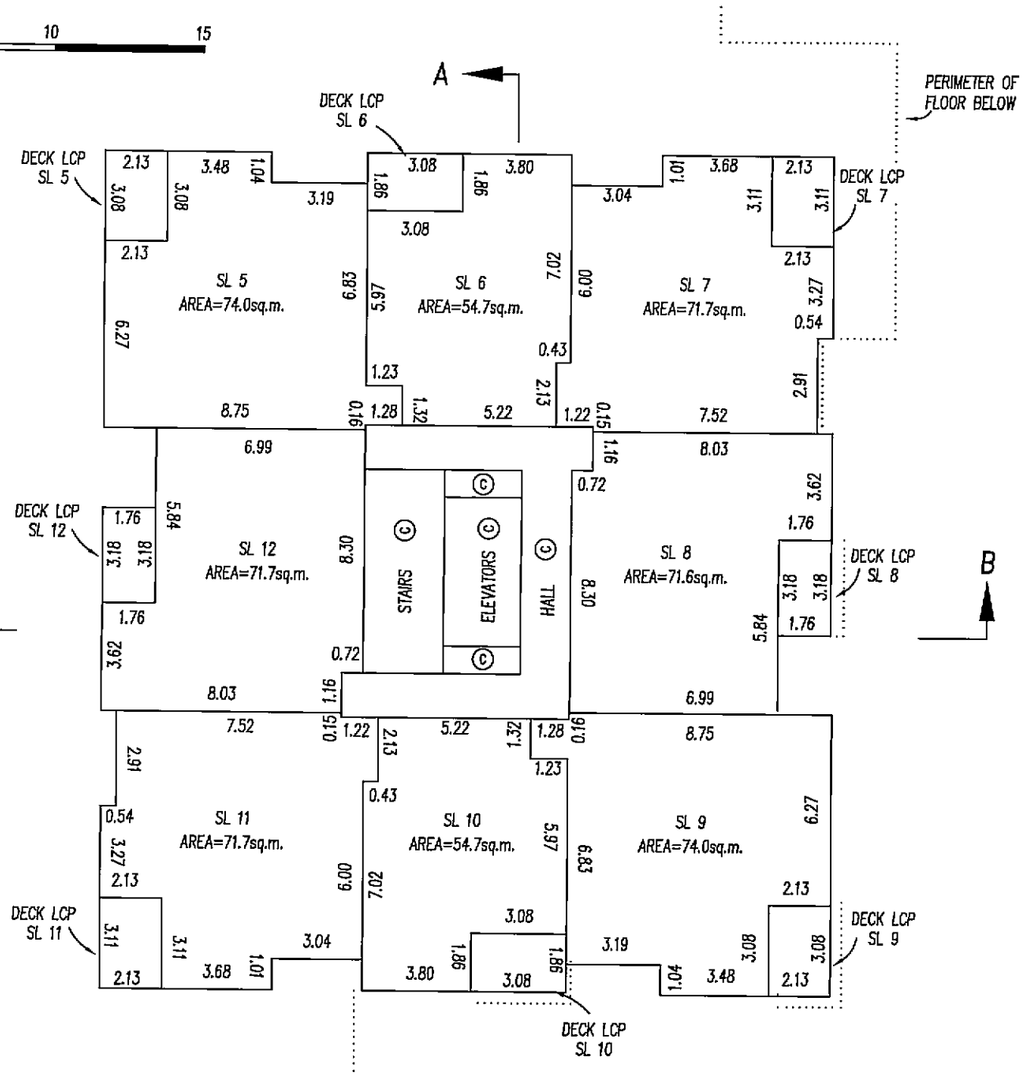
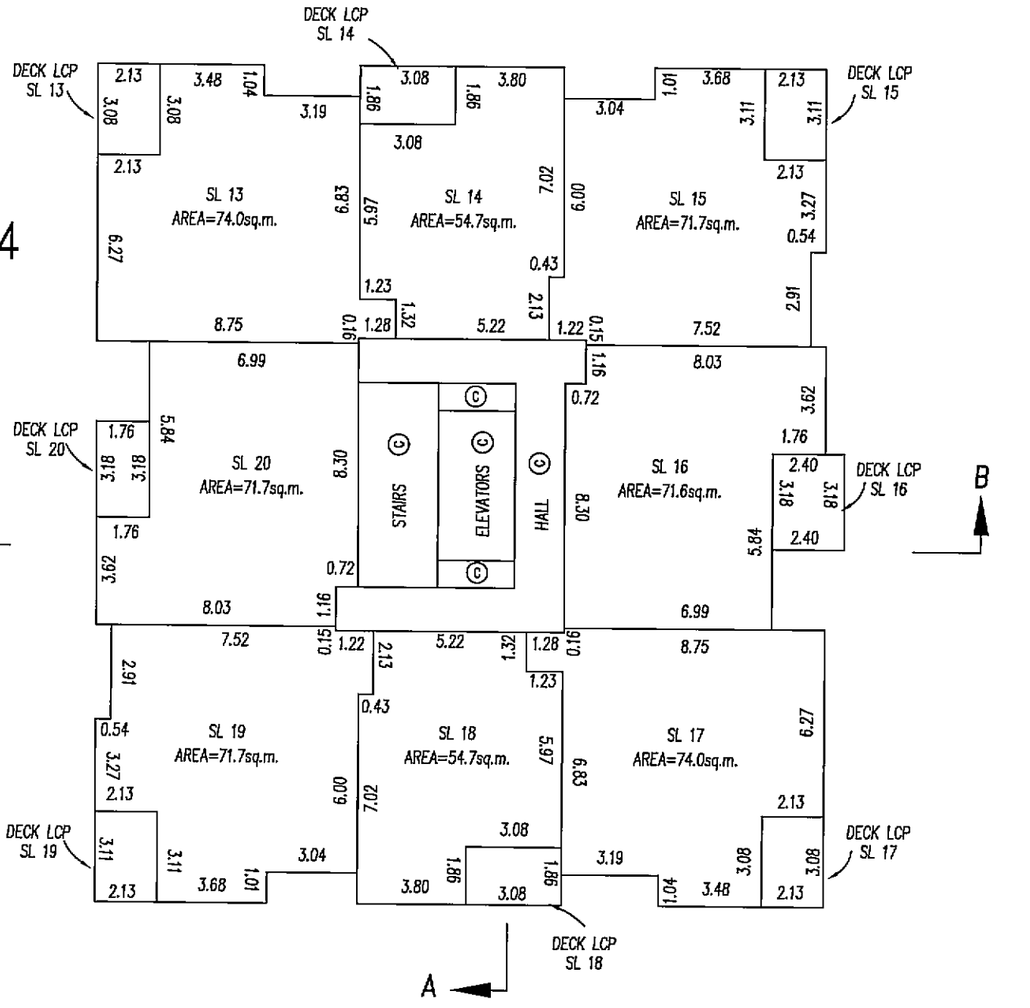
ALL DISTANCES IN METRES

N

LEVEL 3



LEVEL 4



DATED THIS 6th DAY OF MARCH 2009 B.C.L.S.

G.A.R.

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FLOOR PLANS

STRATA PLAN BCS 3378

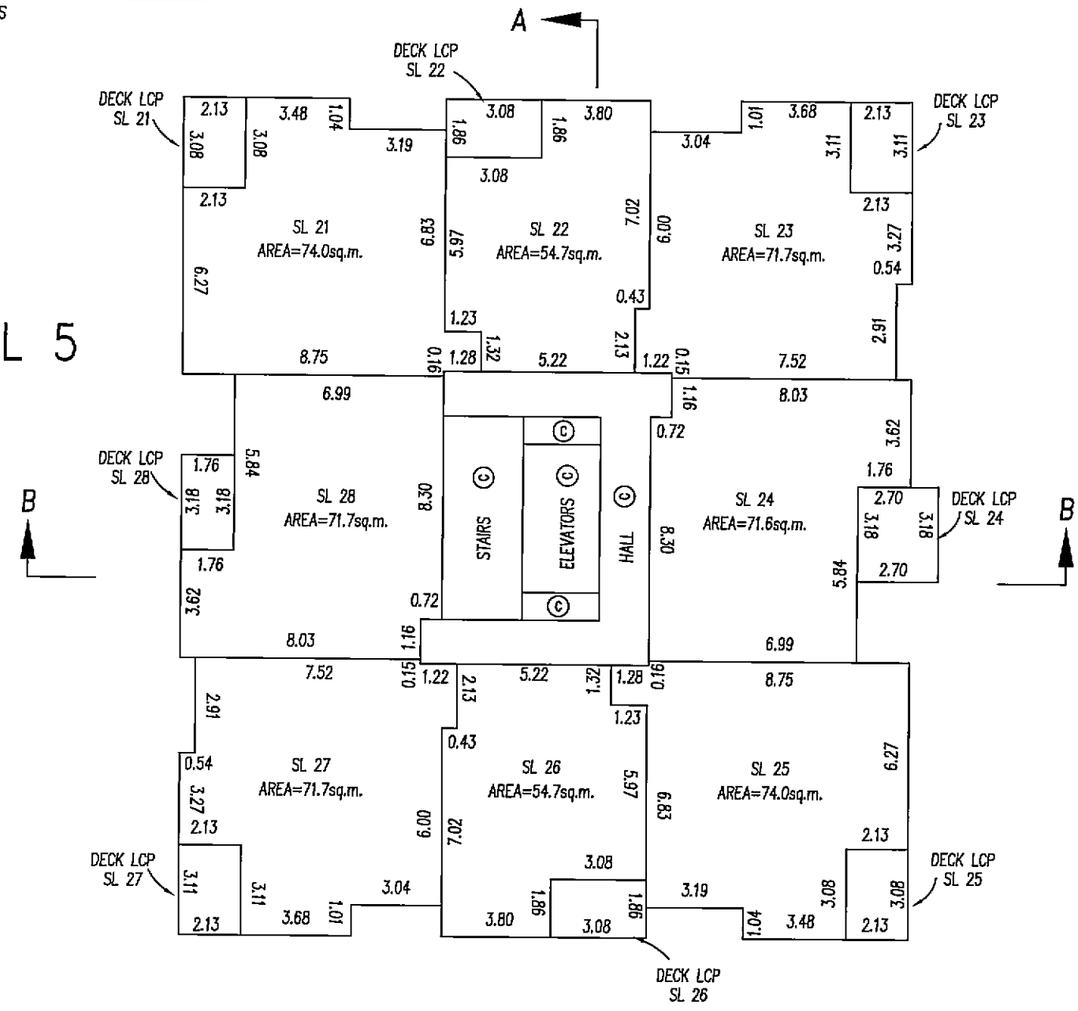
SCALE 1: 200

0 5 10 15

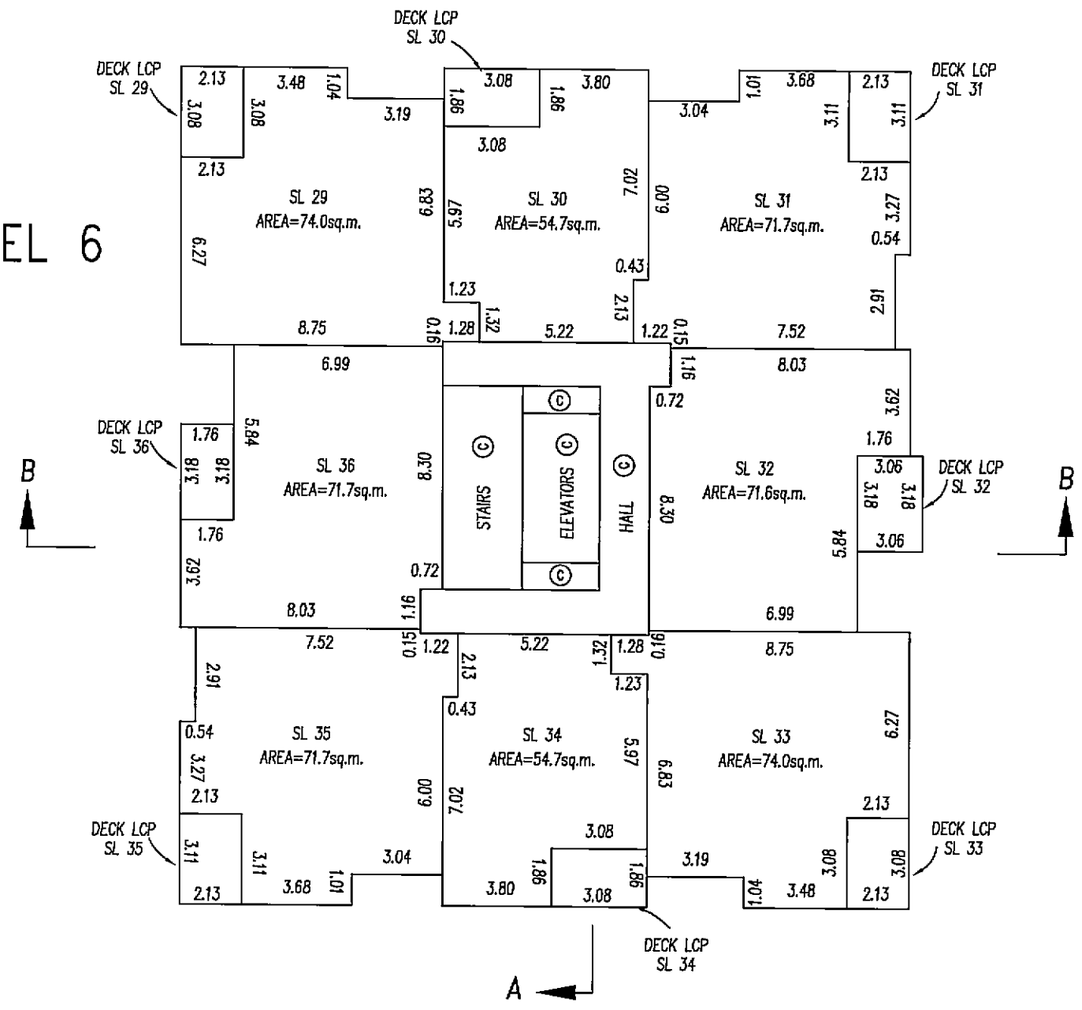
ALL DISTANCES IN METRES

N

LEVEL 5



LEVEL 6



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FLOOR PLANS

STRATA PLAN BCS 3378

SCALE 1: 200

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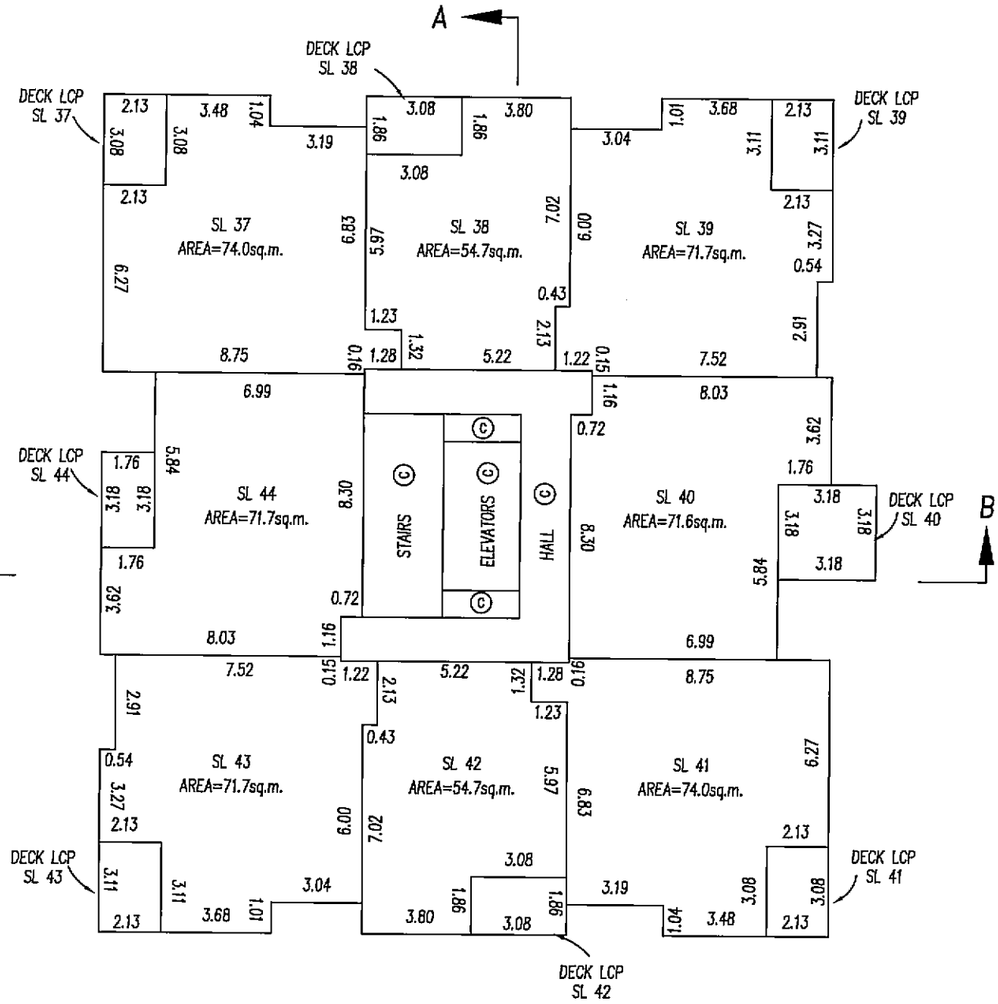
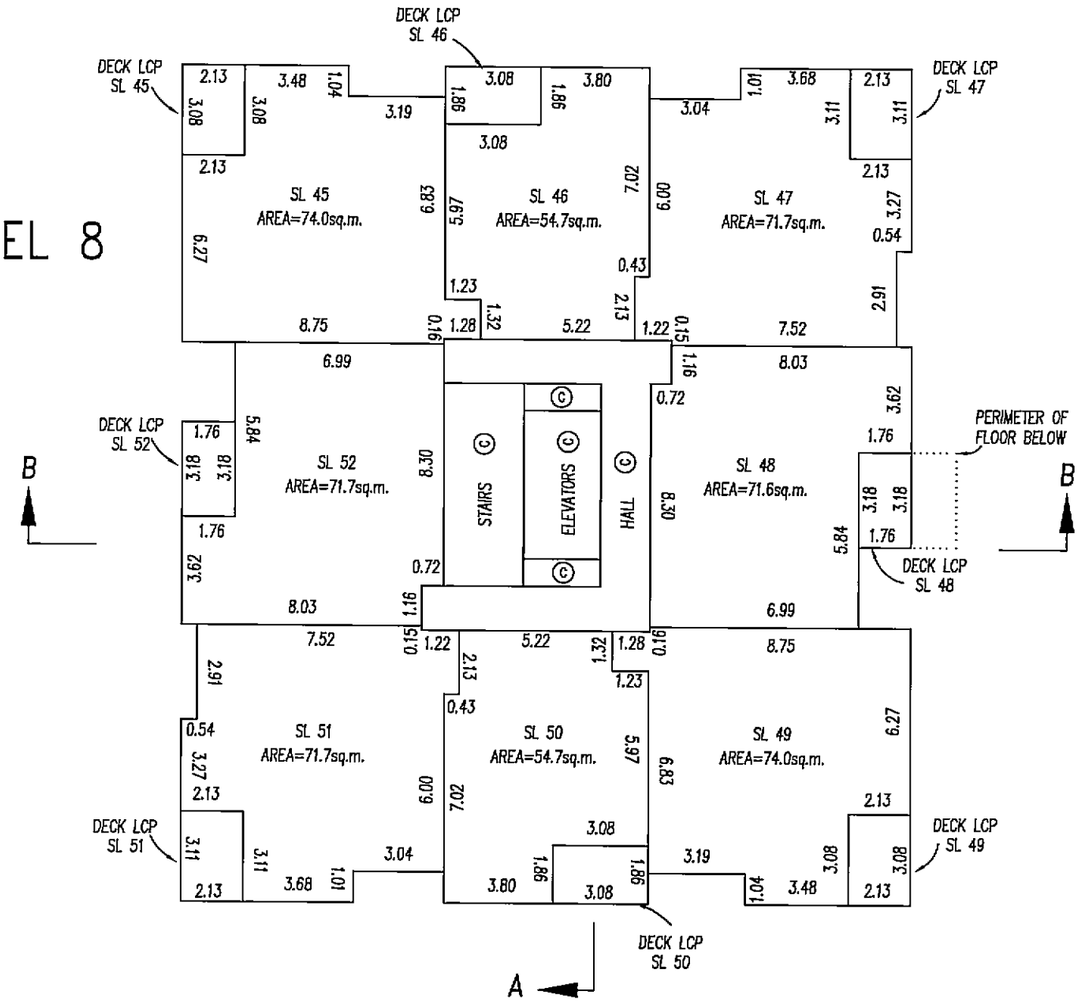
ALL DISTANCES IN METRES

N

LEVEL 7



LEVEL 8



G.A.R.
B.C.L.S.

DATED THIS 6th DAY OF MARCH 2009

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FLOOR PLANS

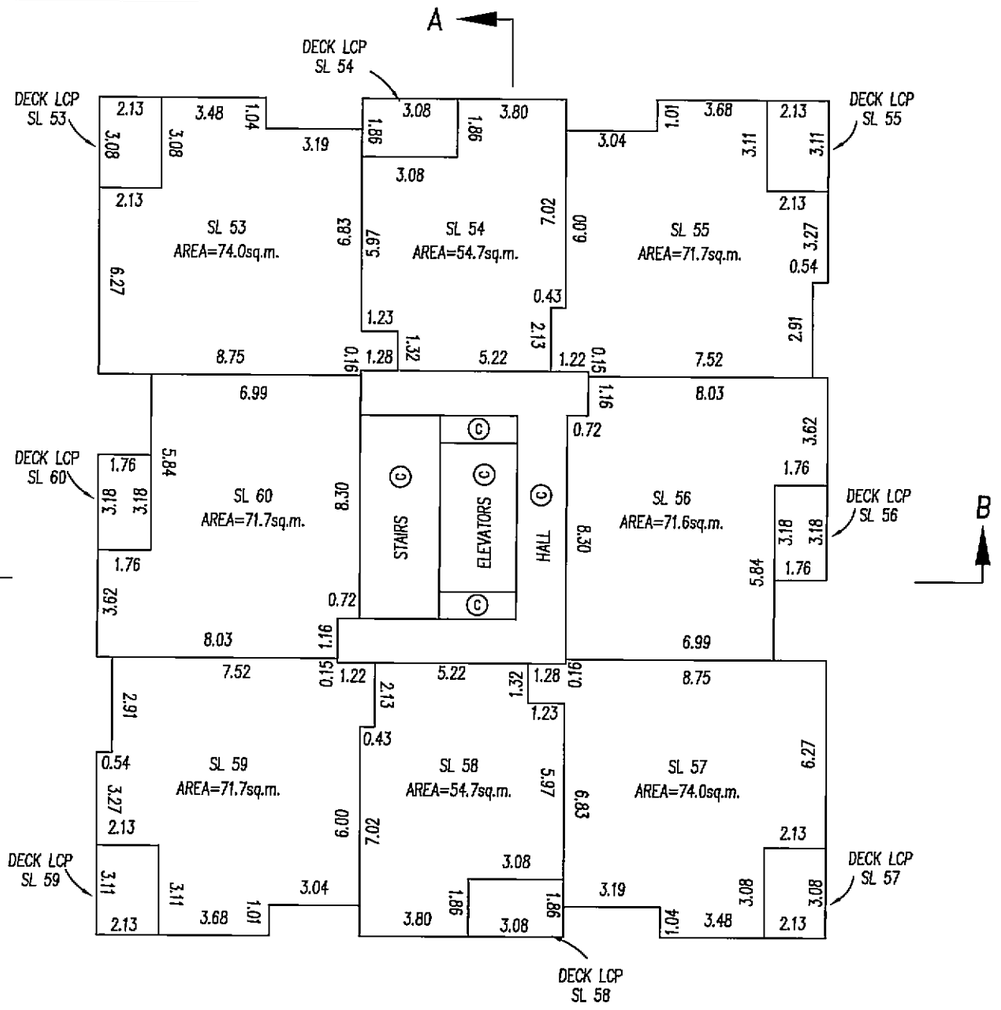
STRATA PLAN BCS 3378

SCALE 1: 200

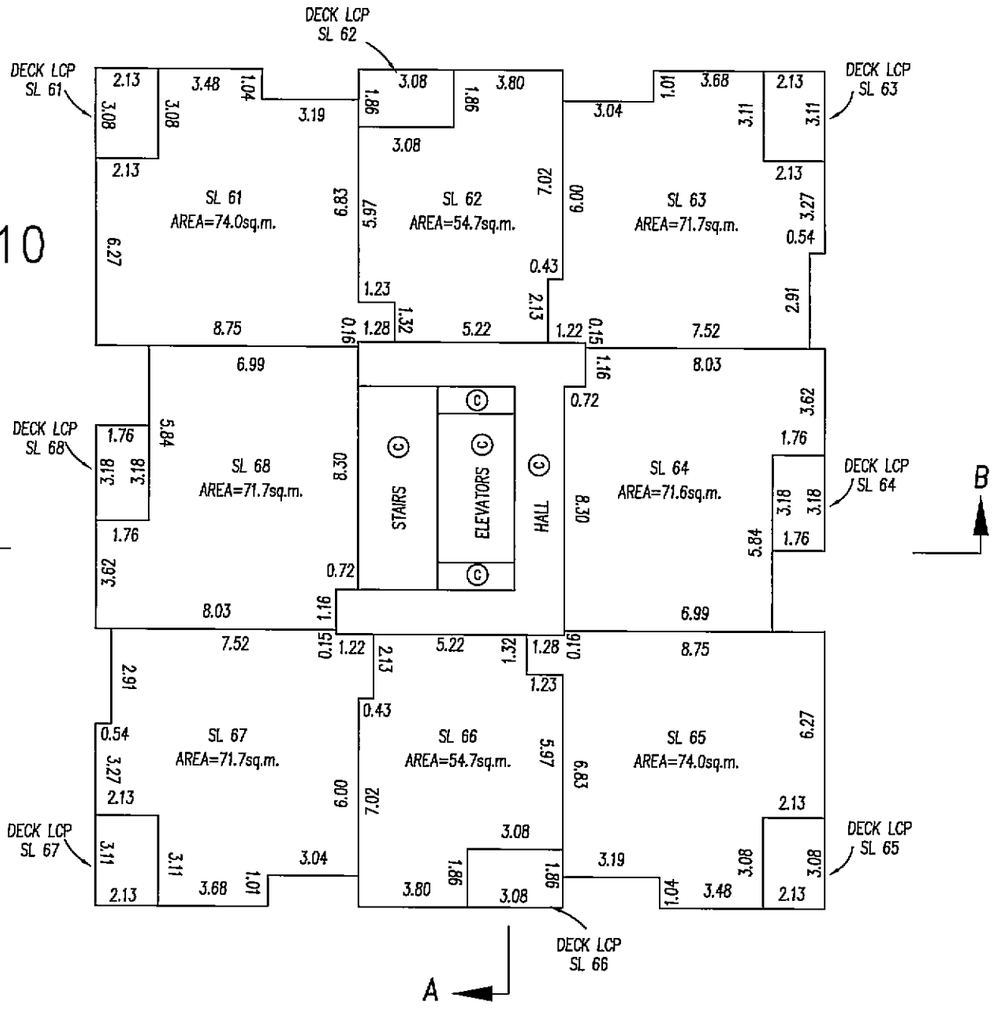
0 5 10 15

ALL DISTANCES IN METRES

LEVEL 9



LEVEL 10



G.A.R.
B.C.L.S.

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FLOOR PLANS

STRATA PLAN BCS 3378

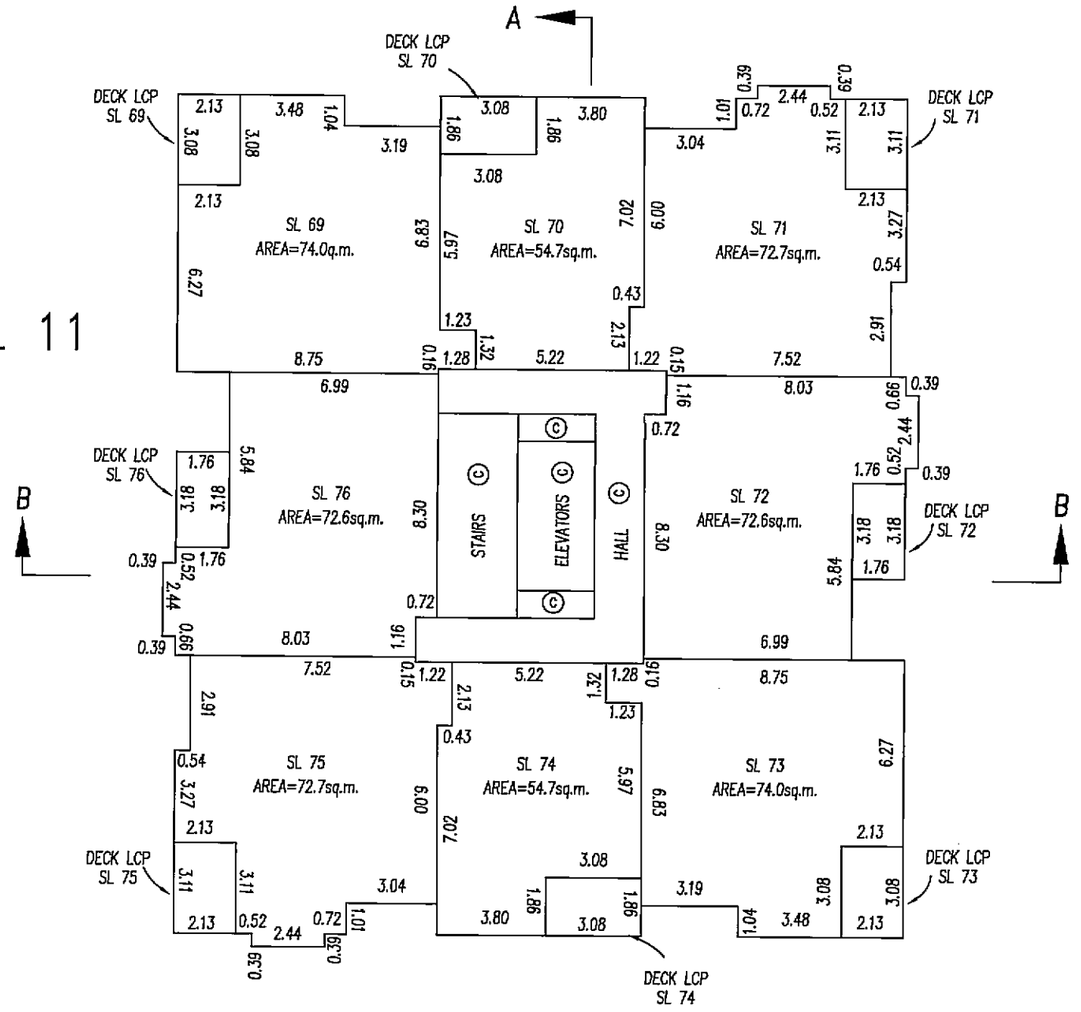
SCALE 1: 200

0 5 10 15

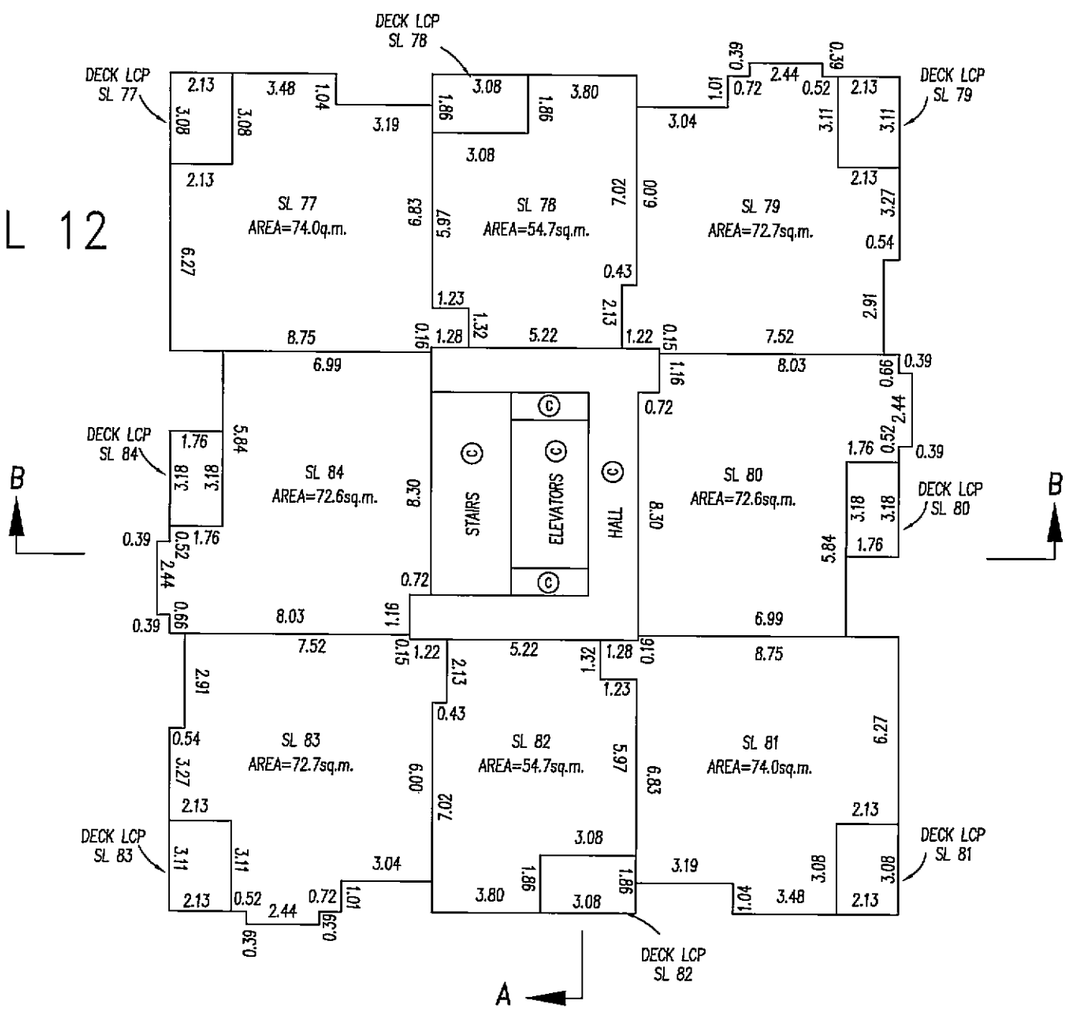
ALL DISTANCES IN METRES

N

LEVEL 11



LEVEL 12



G.A.R.

B.C.L.S.

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FLOOR PLANS

STRATA PLAN BCS 3378

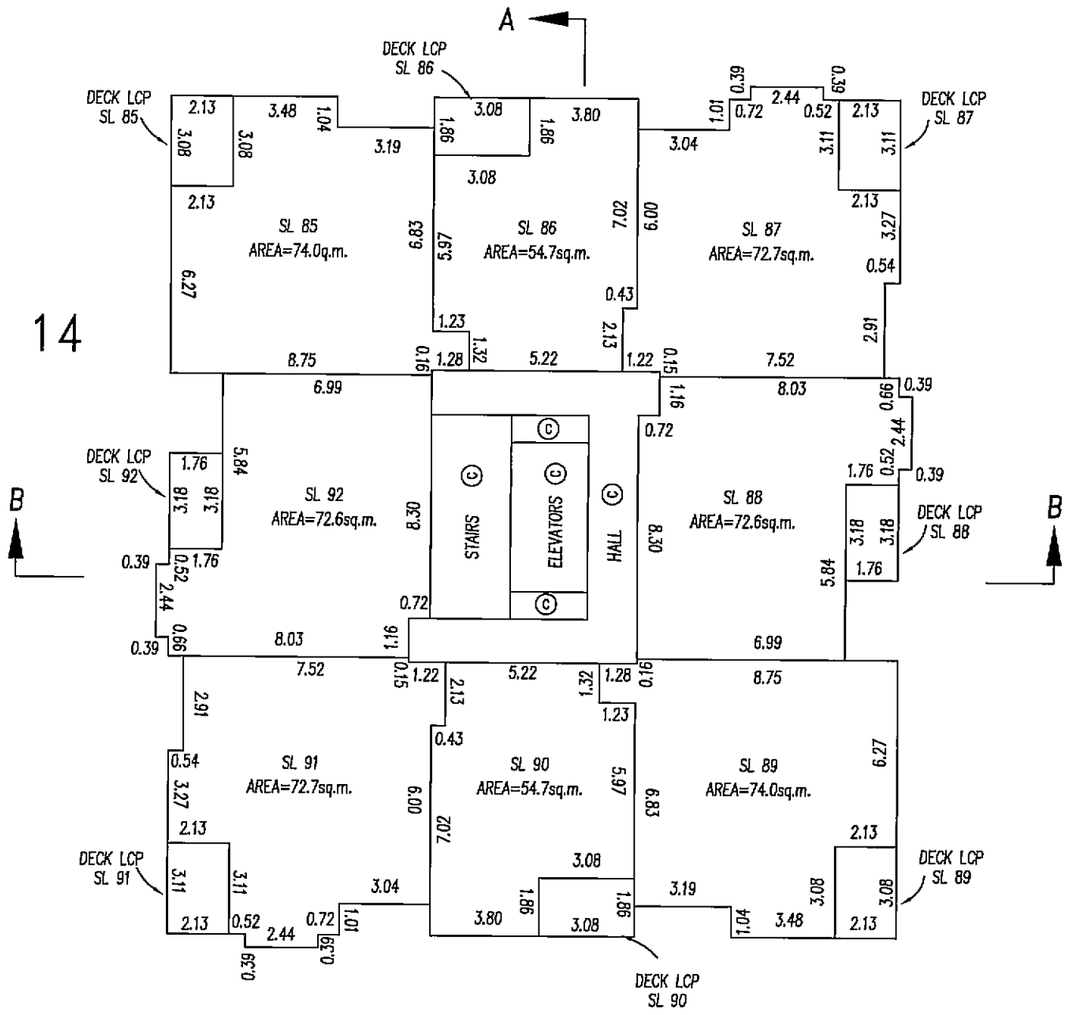
SCALE 1: 200

0 5 10 15

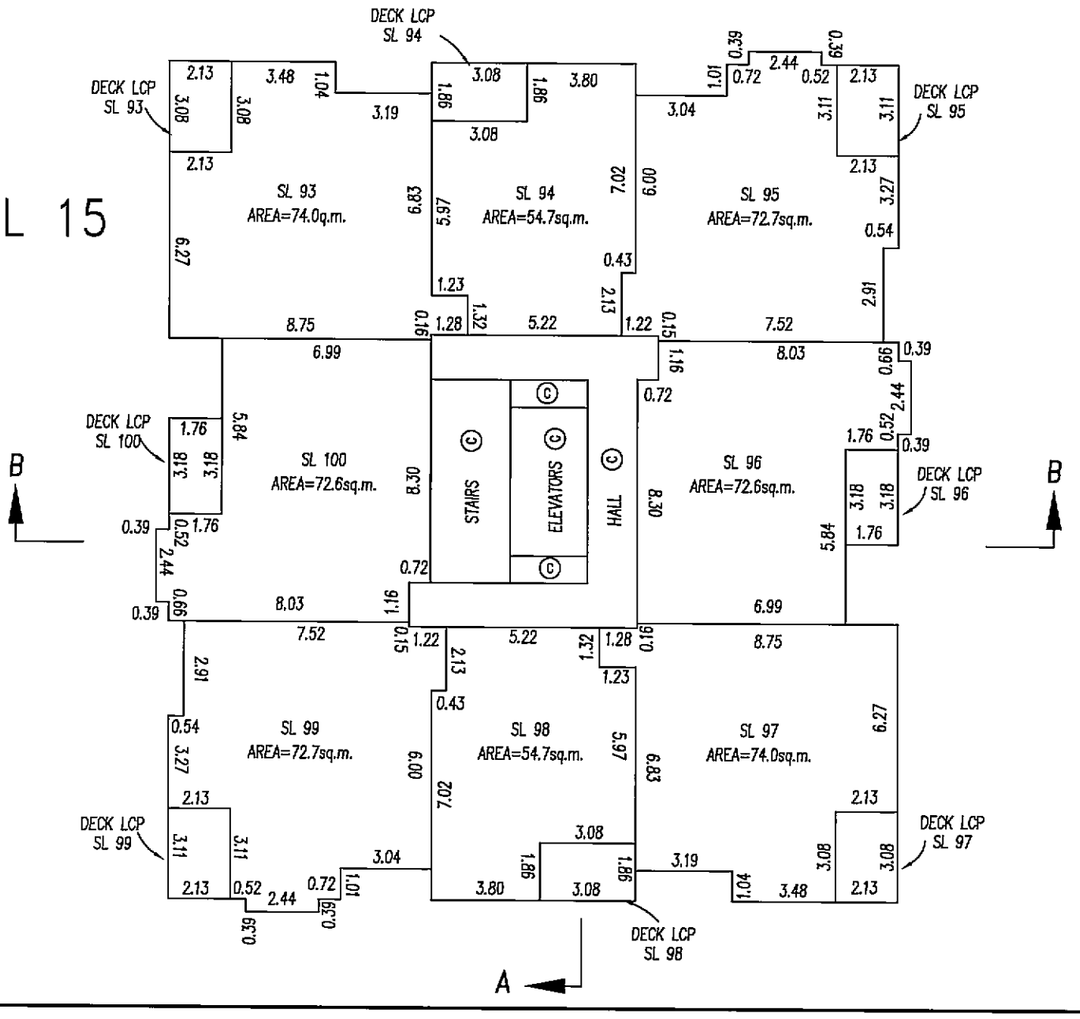
ALL DISTANCES IN METRES

N

LEVEL 14



LEVEL 15



G.A.R.

B.C.L.S.

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FLOOR PLANS

STRATA PLAN BCS 3378

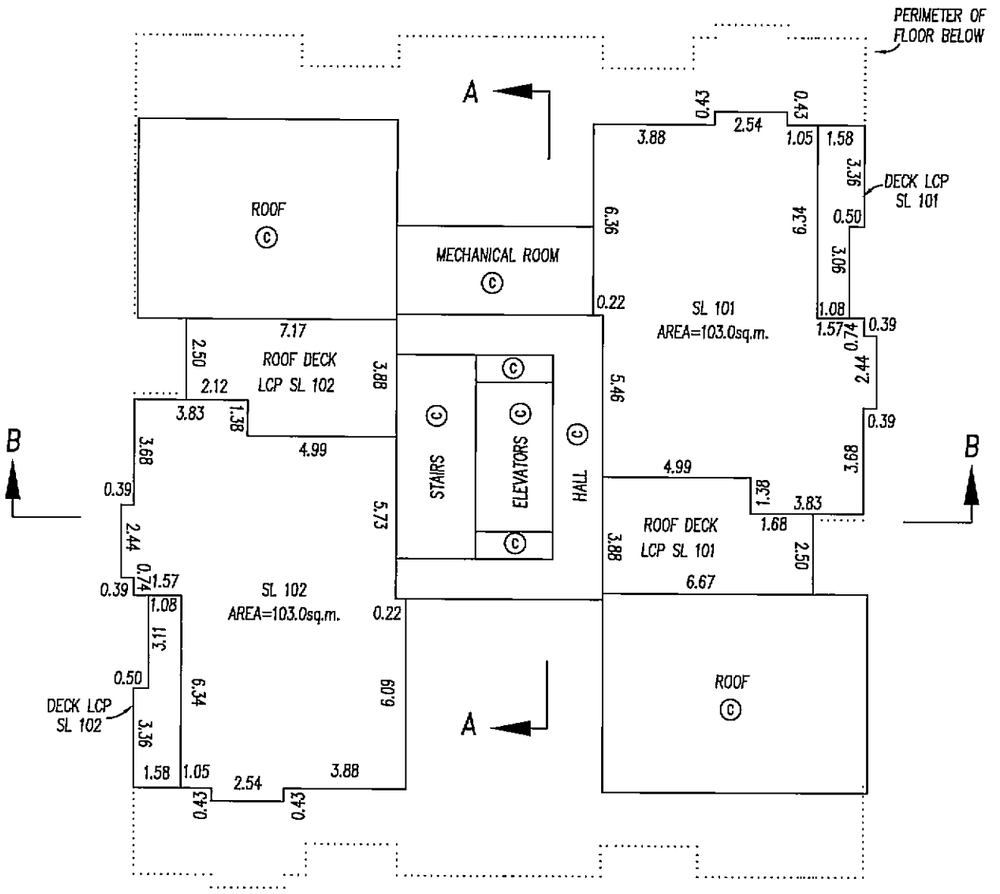
SCALE 1: 200

0 5 10 15

ALL DISTANCES IN METRES

N

LEVEL 16 (PENTHOUSE)



GAR.

B.C.L.S.

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FLOOR PLANS

STRATA PLAN BCS 3378

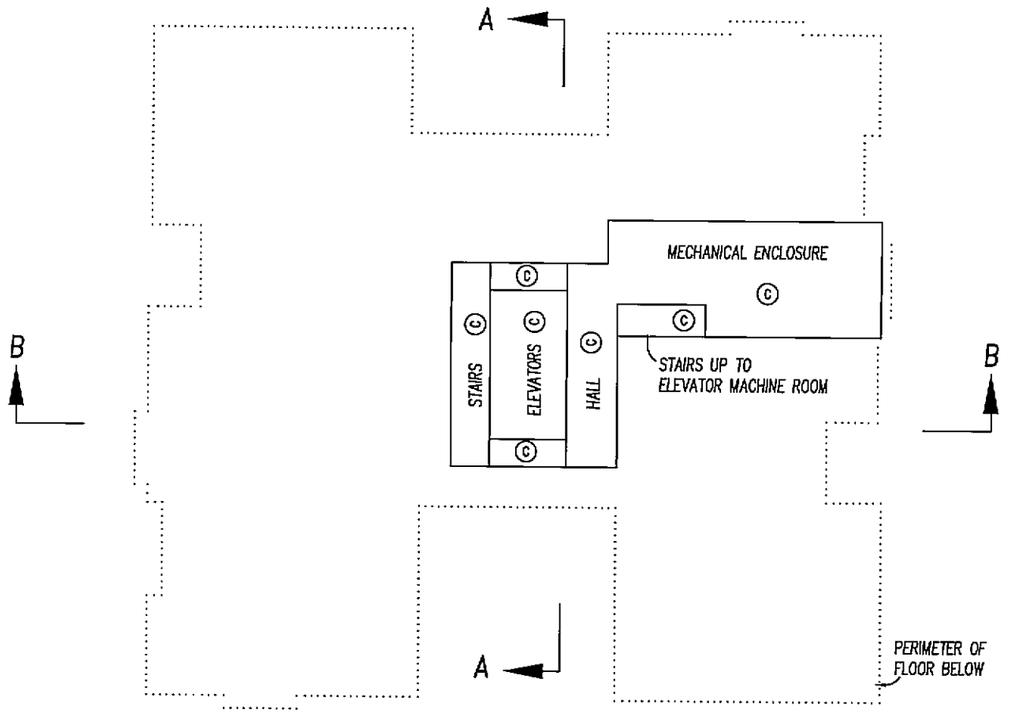
SCALE 1: 200

0 5 10 15

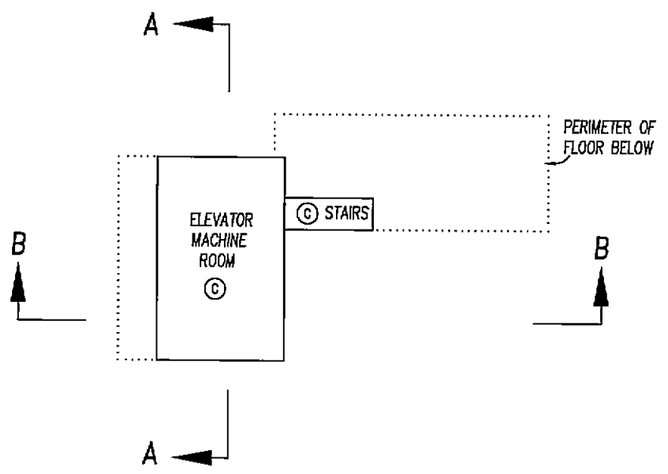
ALL DISTANCES IN METRES

N

ROOF LEVEL
(MECHANICAL ENCLOSURE)



ELEVATOR MACHINE ROOM



G.A.R.

B.C.L.S.

DATED THIS 6th DAY OF MARCH 2009

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SECTIONS

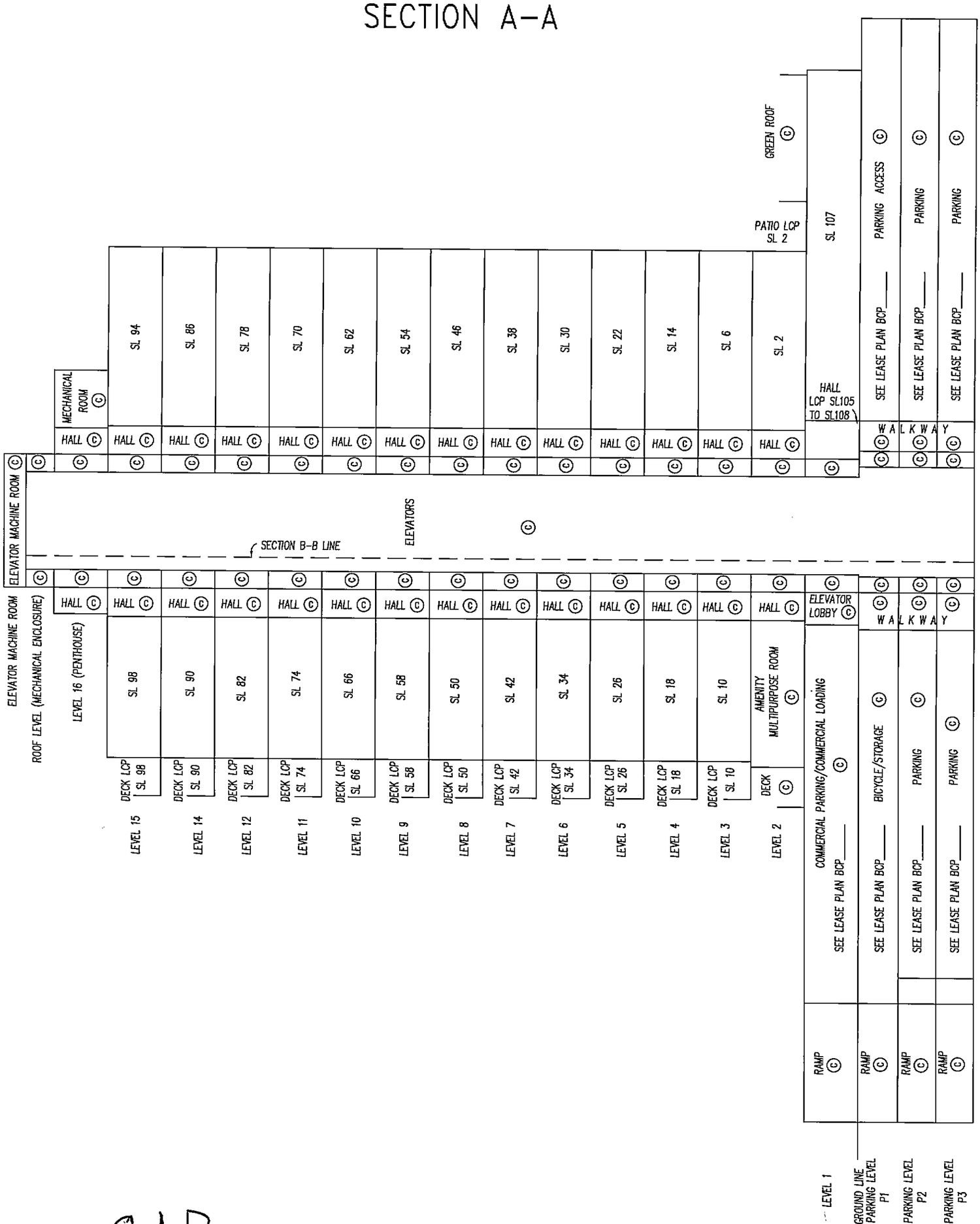
STRATA PLAN BCS 3378

SCALE 1: 200

0 5 10 15

ALL DISTANCES IN METRES

SECTION A–A



G.A.R.

B.C.L.S.

DATED THIS 6th DAY OF MARCH 2009

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SECTIONS

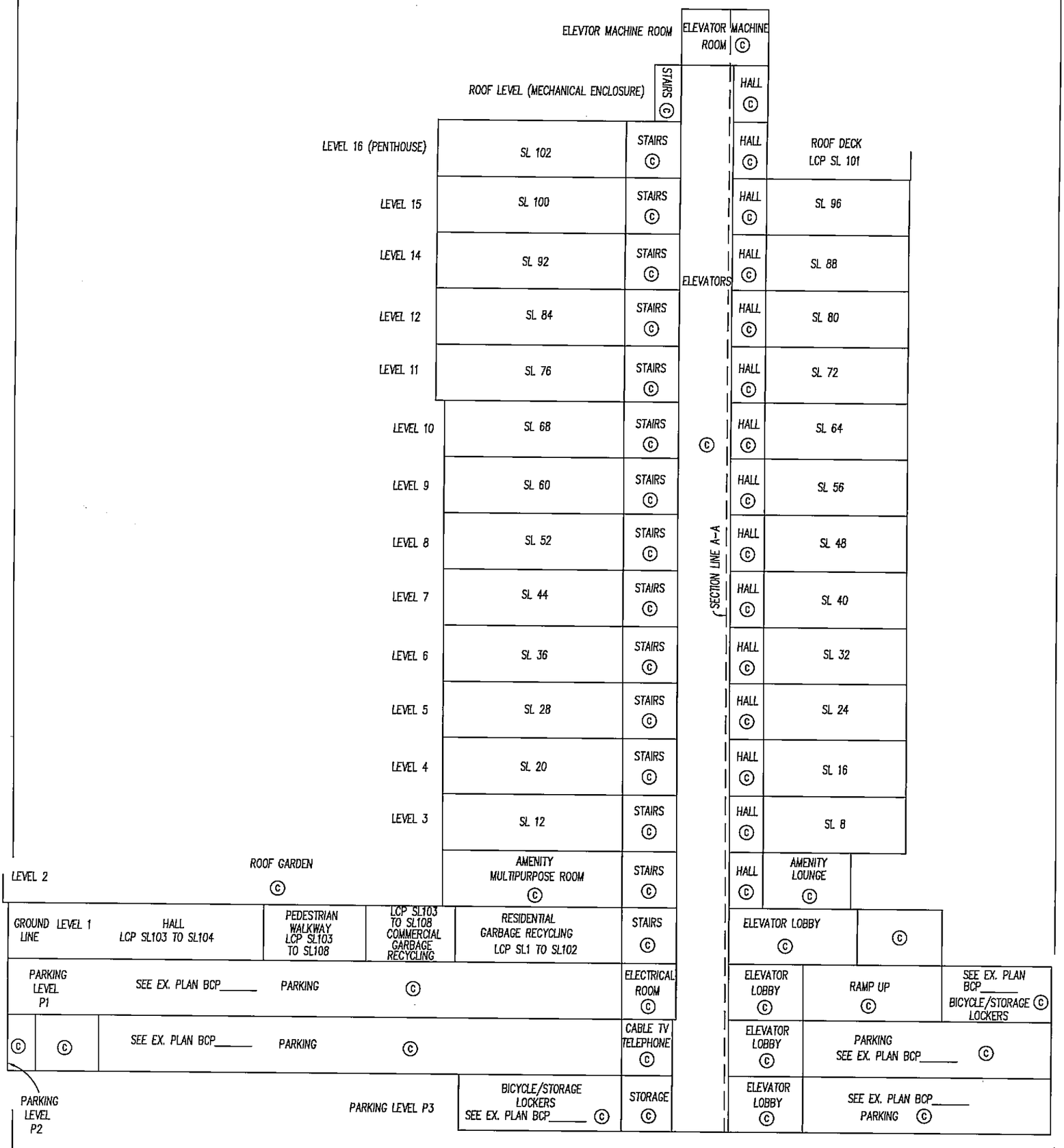
SCALE 1: 200

0 5 10 15

ALL DISTANCES IN METRES

STRATA PLAN BCS 3378

SECTION B–B



G.A.R.

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