STRATA PLAN OF LOT "E"
BLOCK 41, D.L.185, PLAN LMP 7345
NEW WESTMINISTER DISTRICT
CITY OF VANCOUVER

STRATA PLAN LMS 1067

Deposited and registered in the Land Title Office at New Westminster, BC this 25th day of OCTOBER, 1993.

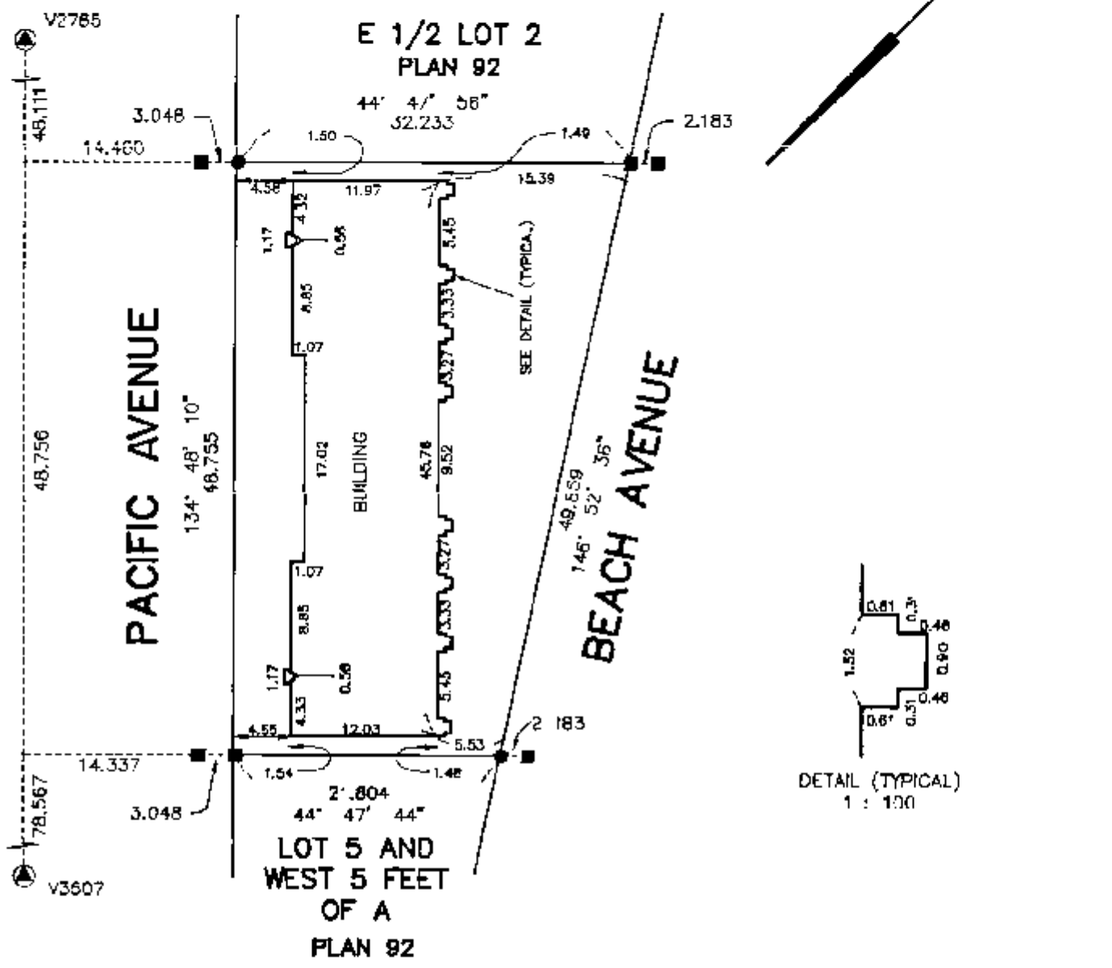
DEPUTY Registrar

BG383109 – BG383131

B.C.G.S. 92G.025
SCALE 1 : 500

10 0 5 10 40

KEY PLAN



DETAIL (TYPICAL)
1 : 100

NOTES

ALL DISTANCES ARE IN METERS UNLESS OTHERWISE NOTED.
ALL ANGLES ARE 45° OR 90° UNLESS OTHERWISE NOTED.

THIS PLAN LIES WITHIN THE GREATER VANCOUVER REGIONAL DISTRICT

LEGEND:

BEARINGS ARE GRID BEARINGS AND ARE DERIVED FROM CONTROL MONUMENTS V2765 AND V3607.

©	DENOTES COMMON PROPERTY
S.L.	DENOTES STRATA LOT
B	DENOTES BALCONY
A	DENOTES AREA
m2	DENOTES SQUARE METERS
S	DENOTES STAIRS
C	DENOTES CORRIDOR
PB	DENOTES PARKING BAY
VE	DENOTES VESTIBULE
E	DENOTES ELEVATORS
PA	DENOTES PARKING AREA
V	DENOTES VENT

INTEGRATED SURVEY AREA NO. 31(VANCOUVER).
THIS PLAN SHOWS GROUND LEVEL MEASURED DISTANCES. PRIOR TO COMPUTATION OF UTM COORDINATES MULTIPLY BY COMBINED SCALE FACTOR 0.9995699737.

MORGAN STEWART & COMPANY
Surveyors and Engineers
1055–Seymour St, Vancouver, B.C.

CIVIC ADDRESS:

1233 BEACH AVENUE
VANCOUVER, B.C.
AND
1288 PACIFIC STREET
VANCOUVER, B.C.

▲ DENOTES CONCRETE MONUMENT
■ DENOTES LEAD PLUG
● DENOTES IRON POST

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

THE OWNERS OF STRATA PLAN LMS 1067

356438 B.C. LTD.
Suite 2650 PARK PLACE
666 Burrard Street
Vancouver, B.C.
V6C 2X8

NAME OF DEVELOPMENT:

THE OCEAN VILLA

I, BRIAN W. COLLINS, of Vancouver, a British Columbia Land Surveyor, hereby certify that the buildings erected on the parcel described above are wholly within the external boundaries of that parcel. Dated at Vancouver, B.C. this 16th day of JULY, 1993.

Brian W. Collins B.C.L.S.

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STRATA PLAN LMS 1067

CONDOMINIUM ACT

LOT No.	SHEET No.	FORM 1 SCHEDULE OF UNIT ENTITLEMENT UNIT ENTITLEMENT	FORM 2 SCHEDULE OF INTEREST UPON DESTRUCTION INTEREST	FORM 3 SCHEDULE OF VOTING RIGHTS NUMBER OF VOTES
1	6	809	175	
2	8	1548	575	
3	8	1010	350	
4	8	660	250	
5	8	1191	395	
6	9	1548	575	
7	9	1010	375	
8	9	660	250	
9	9	1191	425	
10	10	1548	625	
11	10	2146	855	
12	10	1403	595	
13	11	1548	675	
14	11	892	390	
15	11	1478	650	
16	12	1567	725	
17	12	1394	700	
18	12	1566	700	
19	13	1655	775	
20	13,14	1839	950	
21	13	1667	775	
22	14,15	2008	1000	
23	14,15	2022	1000	
AGGREGATE		32,360	13,785	

I/We the undersigned do solemnly declare that

1) I/We the undersigned am/are the owner-developer or (in the alternative) the duly authorized agent of the owner-developer.

2) The strata plan is for residential use only. I/We 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.

R.T. Richard TAO
Authorized Signatory

Declared before me this 22nd day of July 1993.

A commissioner for taking affidavits for British Columbia.

Accepted as to forms 1, 2 and 3 Mark TINDLE
Dated this 21 day of October 1993.

for. Superintendent of Real Estate.

I hereby certify that the construction of the building situated on Lot E, Block 41, D.L. 185, Plan LMP .... has been approved for strata plan development.

Dated at VANCOUVER, British Columbia
this 15th day of OCTOBER 1993.

Approving Officer for the City of Vancouver.

MORGAN STEWART AND COMPANY
Surveyors and Engineers
1055 Seymour St, Vancouver, B.C. Date 16th July 1993 B.C.L.S.

OWNER:

356438 B.C. LTD.
(INC.No. 356438)

Authorized Signatory TIMOTHY SEOW

R.T.
Authorized Signatory RICHARD TAO

WITNESS AS TO BOTH SIGNATURES.

MARK TINDLE
2100 - 505 BURRARD ST. VANCOUVER
Address of witness
LAWYER
Occupation of witness

MORTGAGEE: D.F. BF305291

THE TORONTO-DOMINION BANK
By its Lawful Attorney

Authorized Signatory
Robert William Dolman

~~Authorized Signatory~~

WITNESS AS TO ~~BOTH~~ SIGNATURES.

Shirley Teutscher
700 West Georgia Street, Vancouver, BC
Address of witness
Bank Officer
Occupation of witness

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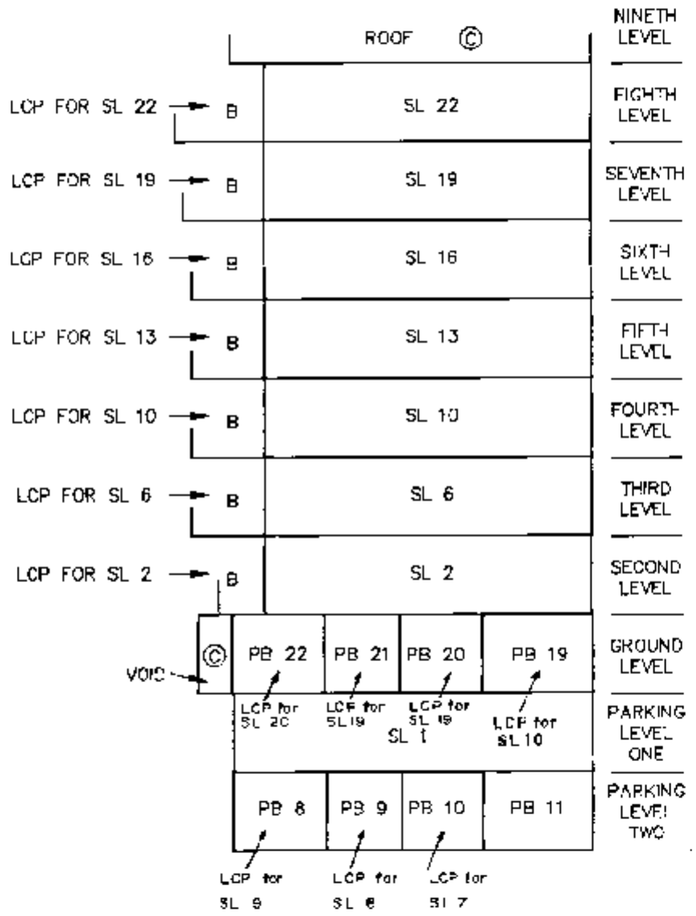
FILE: 5762

STRATA PLAN LMS 1067

SECTION A - A

SCALE 1:200

2m 1 0m 5 10m



MORGAN STEWART & COMPANY
Surveyors and Engineers
1055-Seymour St, Vancouver, B.C.

DATE 16th July 1993 B.C.L.S.

ACAD: 57625EC

FILE: 5762

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STRATA PLAN LMS 1067

SECTION B - B

SCALE 1:200

2m 1 0m 5 10m

NINETH LEVEL	ROOF ©			S ©	E ©	ROOF ©		ROOF ©			
EIGHTH LEVEL	SL 22		V ©	S ©	E ©	LOCKERS ©	S ©	SL 23			
SEVENTH LEVEL	SL 19		V ©	S ©	E ©	LOCKERS ©	S ©	SL 21			
SIXTH LEVEL	SL 16		V ©	S ©	E ©	LOCKERS ©	S ©	SL 18			
FIFTH LEVEL	SL 13		V ©	S ©	E ©	LOCKERS ©	S ©	SL 15			
FOURTH LEVEL	SL 10		V ©	S ©	E ©	LOCKERS ©	S ©	SL 12			
THIRD LEVEL	SL 6		V ©	S ©	E ©	LOCKERS ©	S ©	SL 9			
SECOND LEVEL	SL 2		V ©	S ©	E ©	LOCKERS ©	S ©	SL 5			
GROUND LEVEL	PB 19 LCP for SL 10	PA ©	V ©	S ©	E ©	LOBBY ©	S ©	VE ©	PA ©	PB 26 LCP for SL 15	
PARKING LEVEL ONE	SL 1	BOILER ROOM ©	V ©	S ©	E ©	©	S ©	VE ©	PA ©	LCP for SL 12 PB 12	
PARKING LEVEL TWO	PB 11 ©	PA ©	©	S ©	E ©	©	S ©	VE ©	PA ©	PB 1 ©	PB 2	PA ©	PB 3

SERVICE ROOM

RESIDENTS STORAGE

LCP for SL 17

LCP for SL 18

MORGAN STEWART & COMPANY
Surveyors and Engineers
1055–Seymour St, Vancouver, B.C.

DATE 16th July 1993 B.C.L.S.

ACAD: 5762SEC

FILE: 5762

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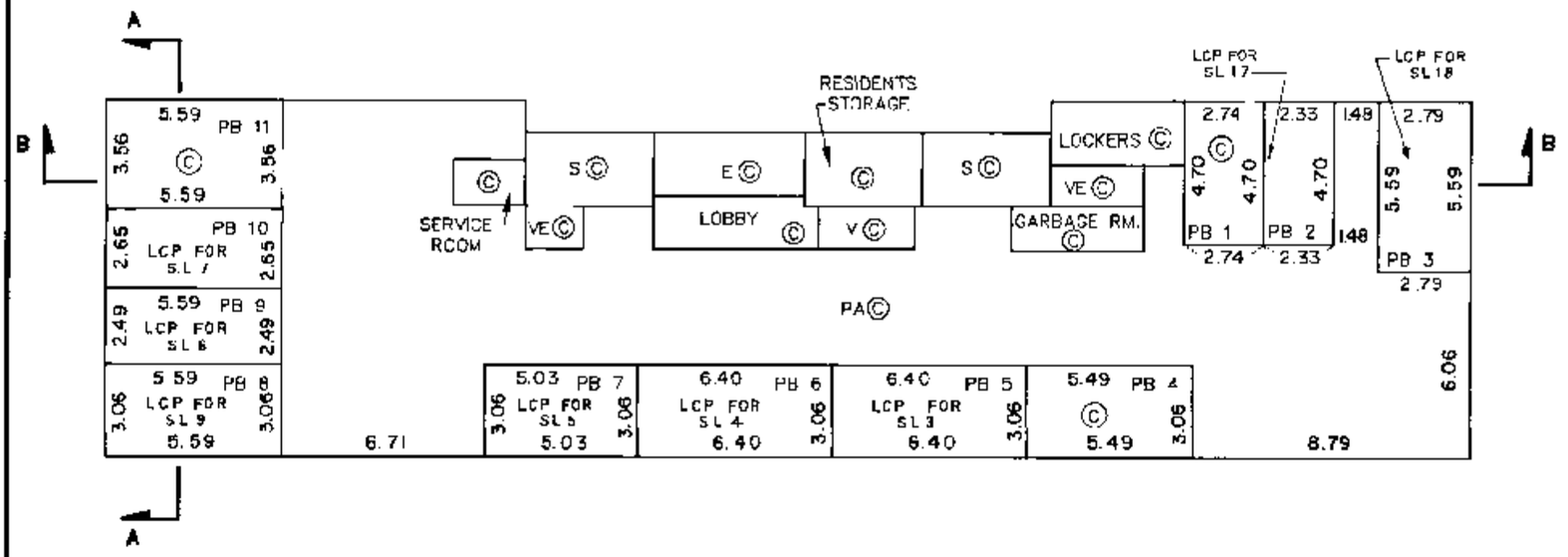
PARKING LEVEL TWO

STRATA PLAN LMS 1067

SCALE 1:200

2m 1 0m 5 10m



MORGAN STEWART & COMPANY
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1055–Seymour St, Vancouver, B.C.

DATE 16th July 1993 B.C.L.S.

ACAD: 5762P2

FILE: 5762

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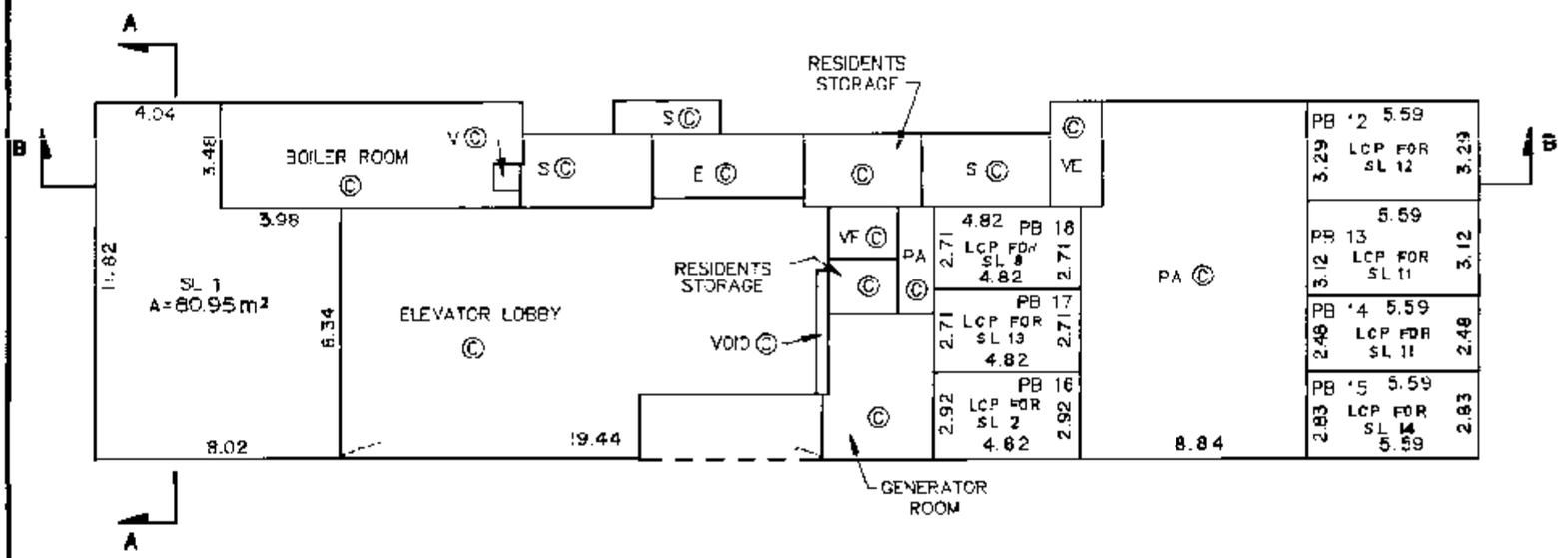
STRATA PLAN LMS 1067

PARKING LEVEL ONE

SCALE 1:200

2m 1 0m 5 10m



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MORGAN STEWART & COMPANY
Surveyors and Engineers
1055–Seymour St, Vancouver, B.C.

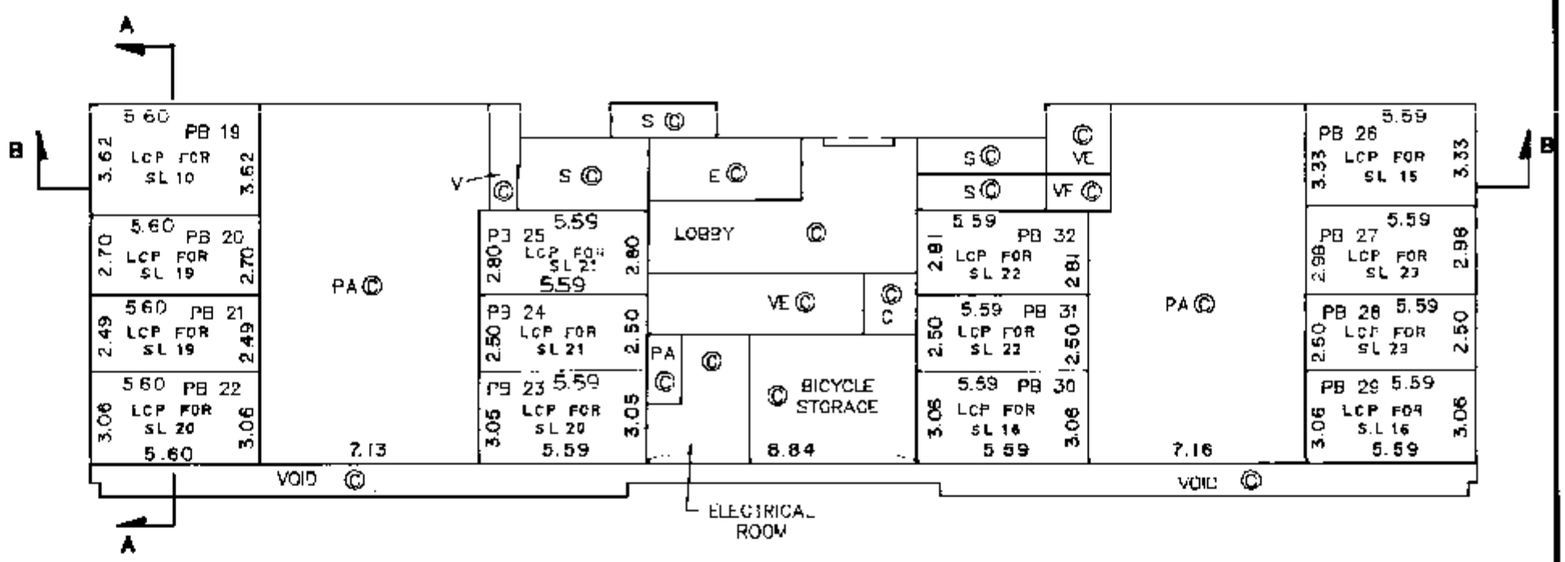
DATE 16th July 1993 B.W.E. B.C.L.S.

GROUND LEVEL

STRATA PLAN LMS 1067

SCALE 1:200

2m 1 0m 5 10m



MORGAN STEWART & COMPANY
Surveyors and Engineers
1055—Seymour St, Vancouver, B.C.

DATE 16th July 1993 B.C.L.S.

ACAD: 576201

FILE: 5762

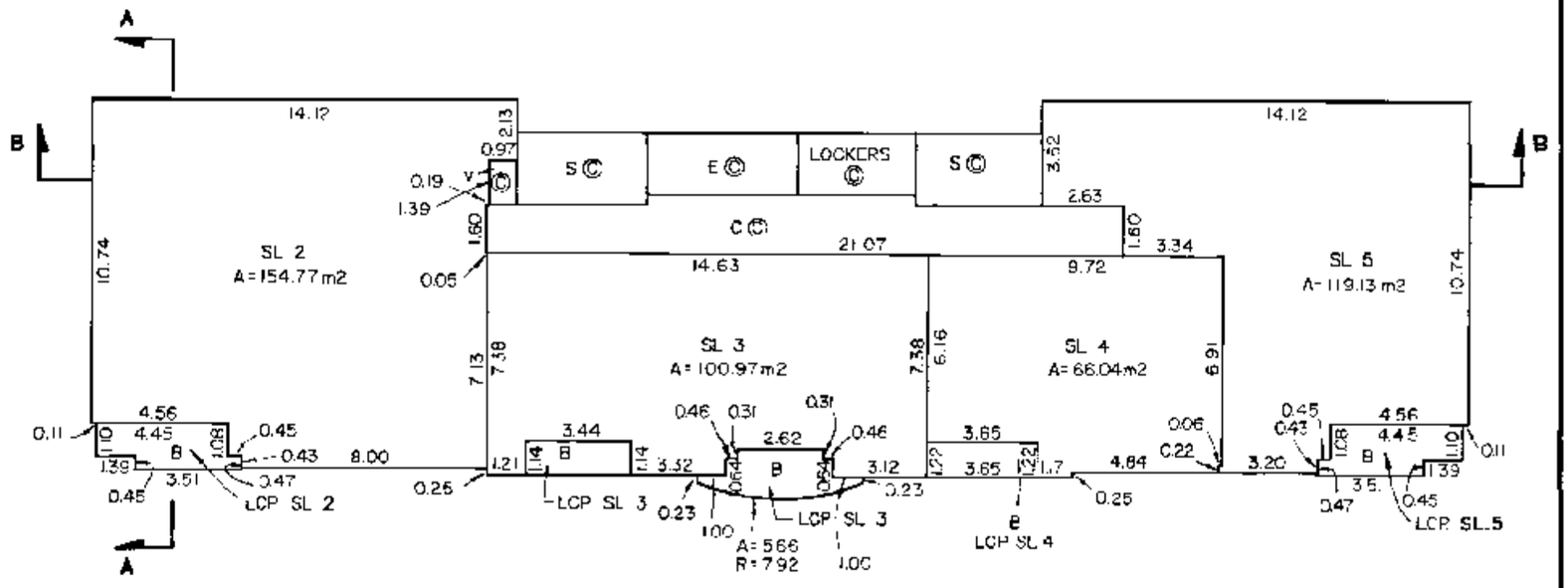
FILED LMLMS1067 M52079 2004-01-22-17.43.10.851766

SECOND LEVEL

STRATA PLAN LMS 1067

SCALE 1:200

2m 1 0m 5 10m



MORGAN STEWART & COMPANY
Surveyors and Engineers
1055–Seymour St, Vancouver, B.C.

DATE 16th JULY 1993 B.W.S. B.C.L.S.

ACAD: 57620203

FILE: 5762

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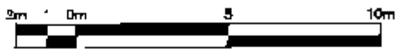
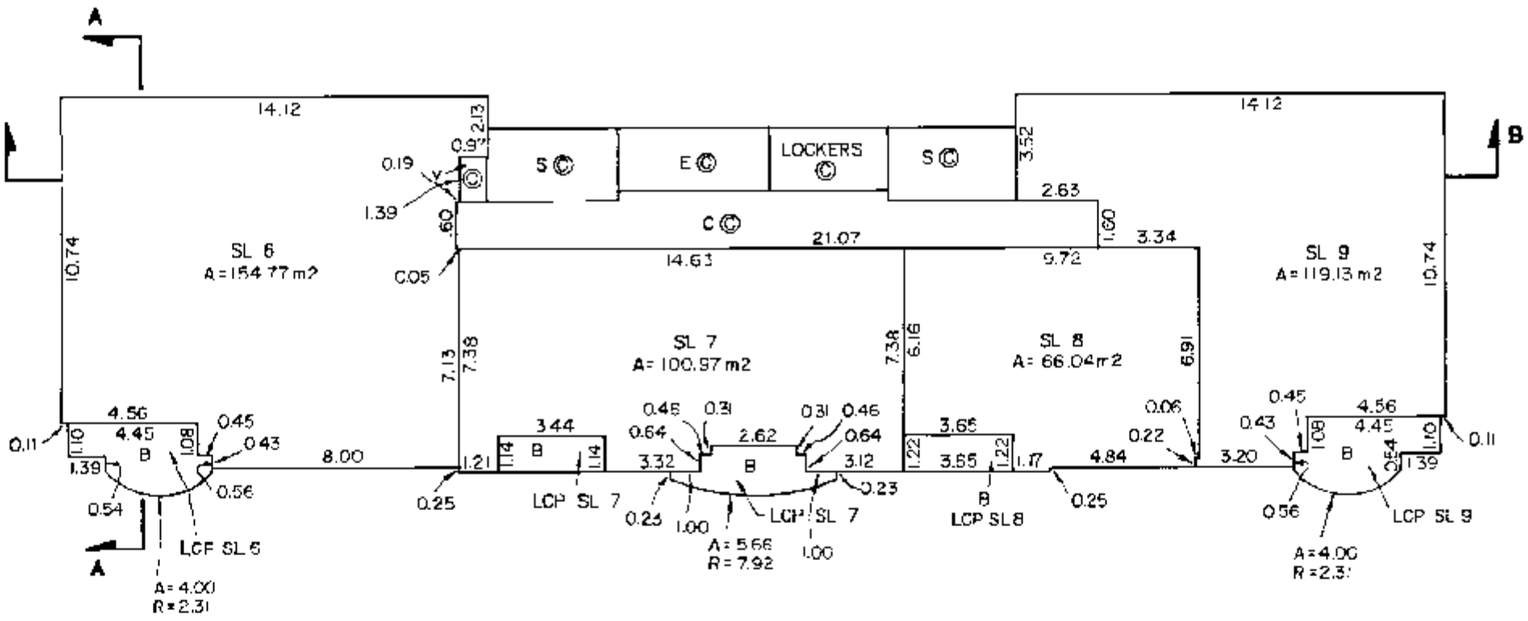
STRATA PLAN LMS 1067

THIRD LEVEL

SCALE 1:200





MORGAN STEWART & COMPANY
Surveyors and Engineers
1055—Seymour St, Vancouver, B.C.

DATE 16th July 1998 B.C.L.S.

ACAD: 57620203

FILE: 5762

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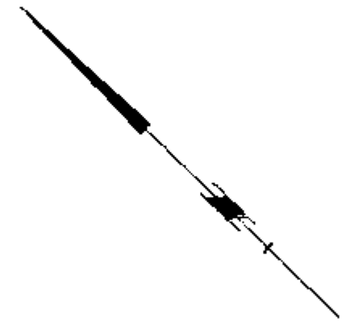
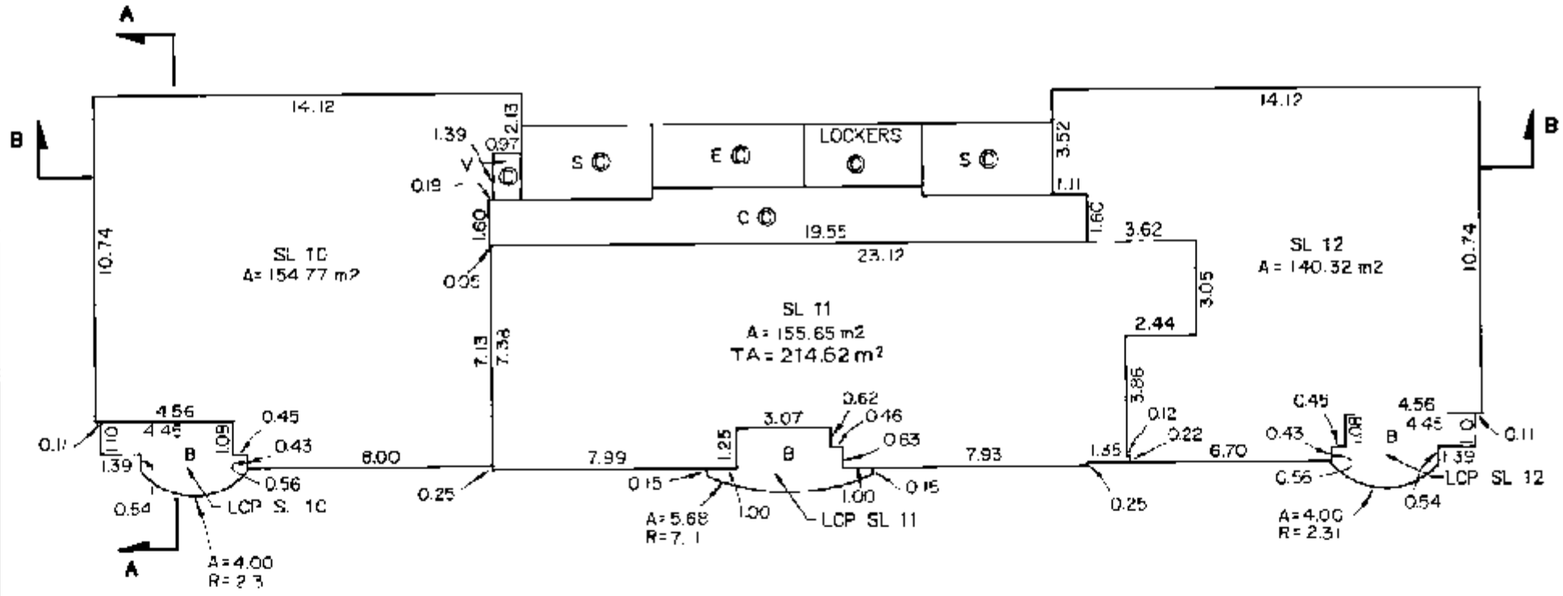
STRATA PLAN LMS 1067

FOURTH LEVEL

SCALE 1:200

2m 1 0m 6 10m





MORGAN STEWART & COMPANY
Surveyors and Engineers
1055–Seymour St, Vancouver, B.C.

DATE 16th July 1993 B.C.L.S.

ACAD: 57620406

FILE: 5762

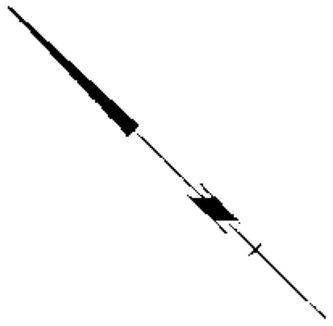
FILED LMLMS1067 M52079 2004-01-22-17.43.10.851766

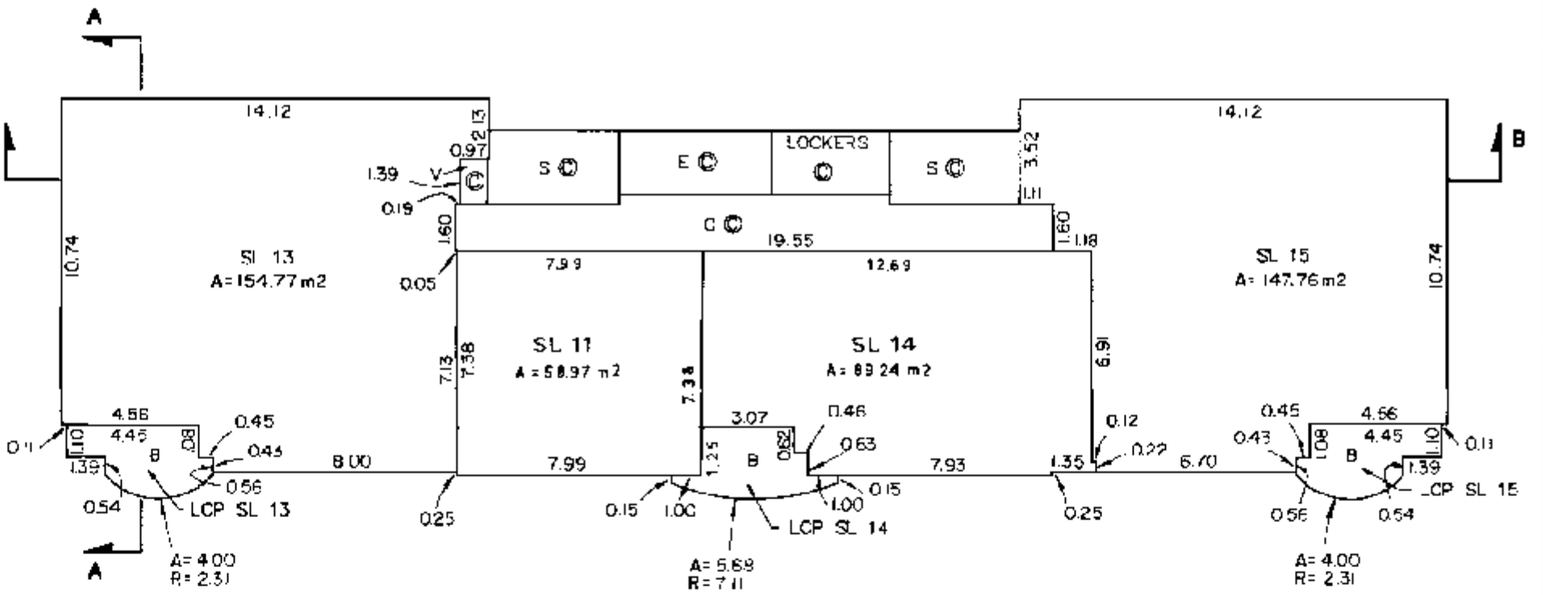
FIFTH LEVEL

STRATA PLAN LMS 1067

SCALE 1:200

2m 1 0m 5 10m





MORGAN STEWART & COMPANY
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1055–Seymour St, Vancouver, B.C.

DATE 16th July 1998 B.C.L.S.

ACAD: 57820408

FILE: 5782

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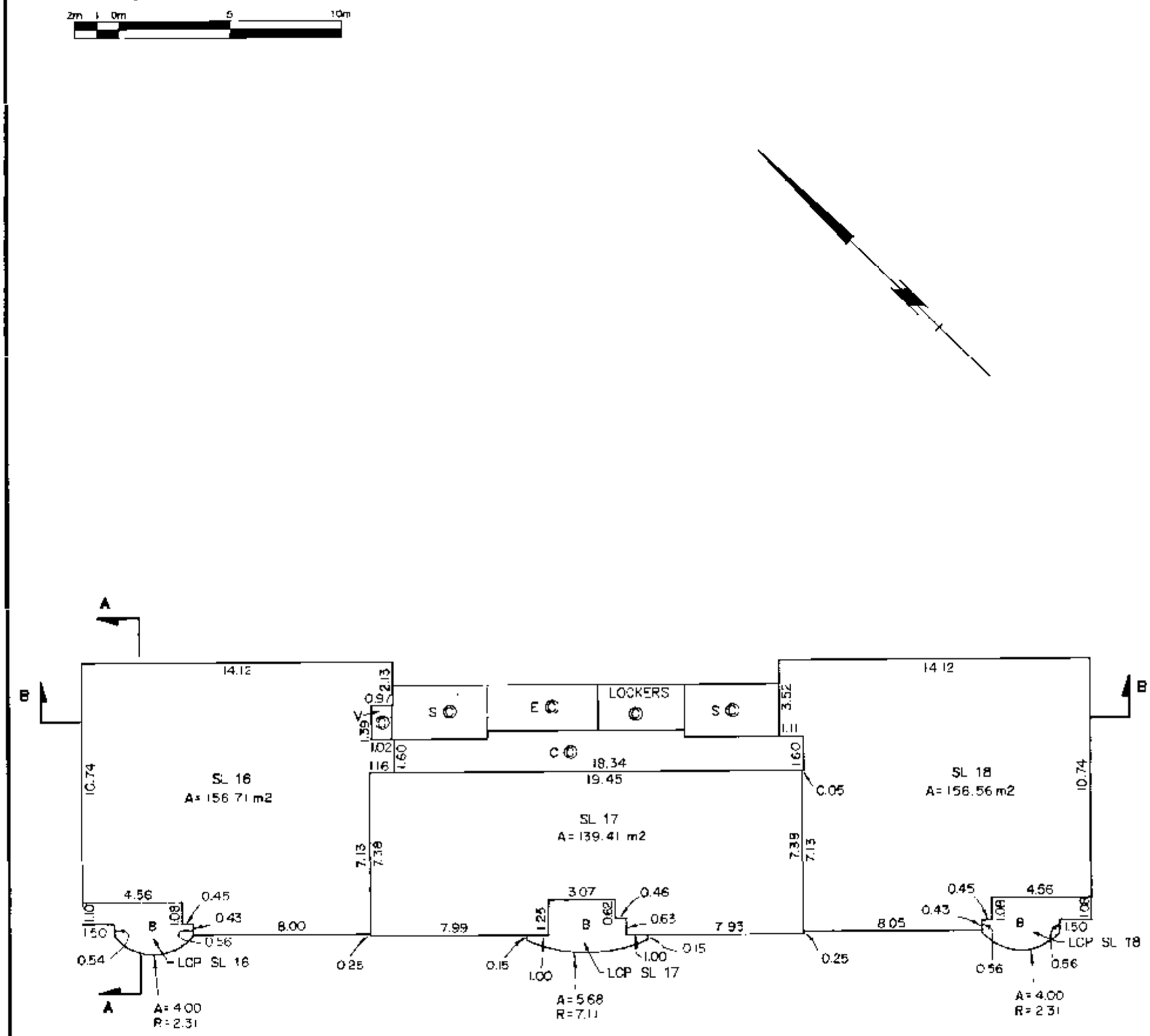
STRATA PLAN LMS 1067

SIXTH LEVEL

SCALE 1:200



MORGAN STEWART & COMPANY
Surveyors and Engineers
1055-Seymour St, Vancouver, B.C.

DATE 16th July 1993 Bute B.C.L.S.

ACAD: 57620408

FILE: 5762

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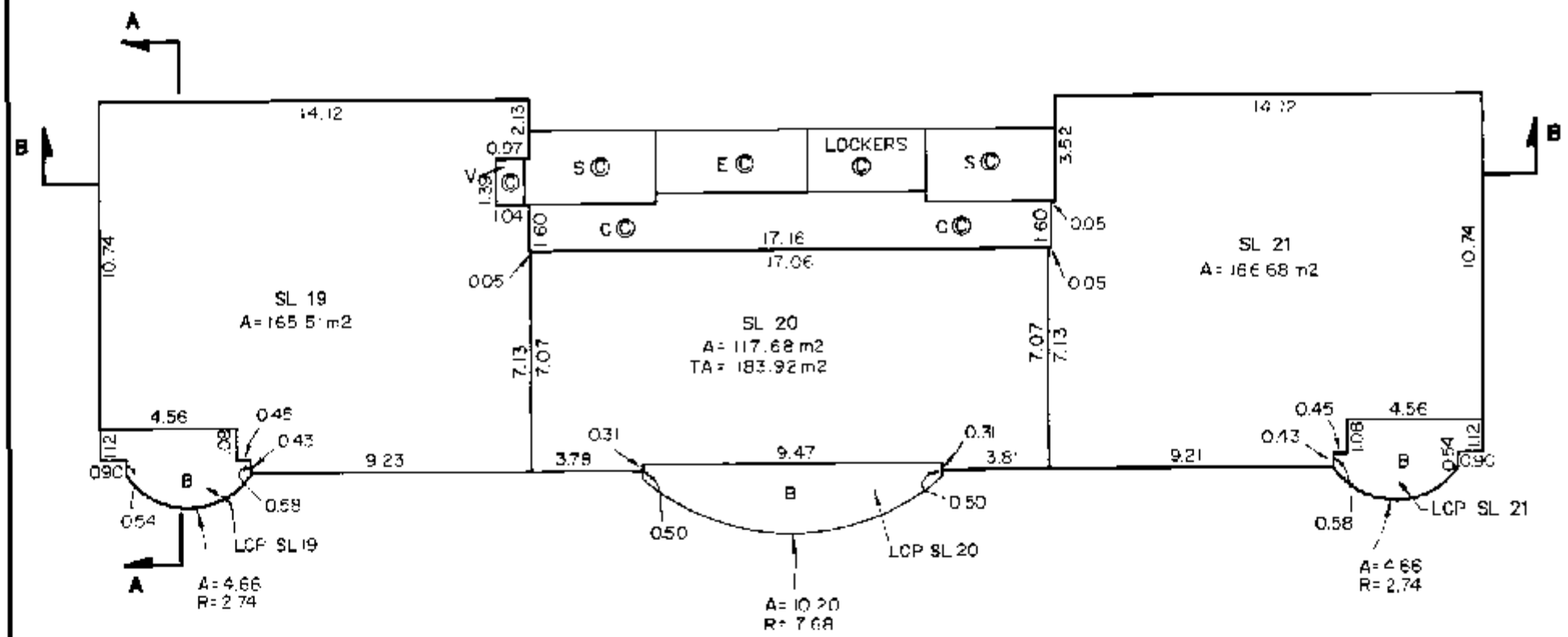
STRATA PLAN LMS 1067

SEVENTH LEVEL

SCALE 1:200

2m 1 0m 5 10m



MORGAN STEWART & COMPANY
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1055–Seymour St, Vancouver, B.C.

DATE 16th July 1993 BLISE B.C.L.S.

ACAD: 576207

FILE: 5762

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EIGHTH LEVEL

STRATA PLAN LMS 1067

SCALE 1:200

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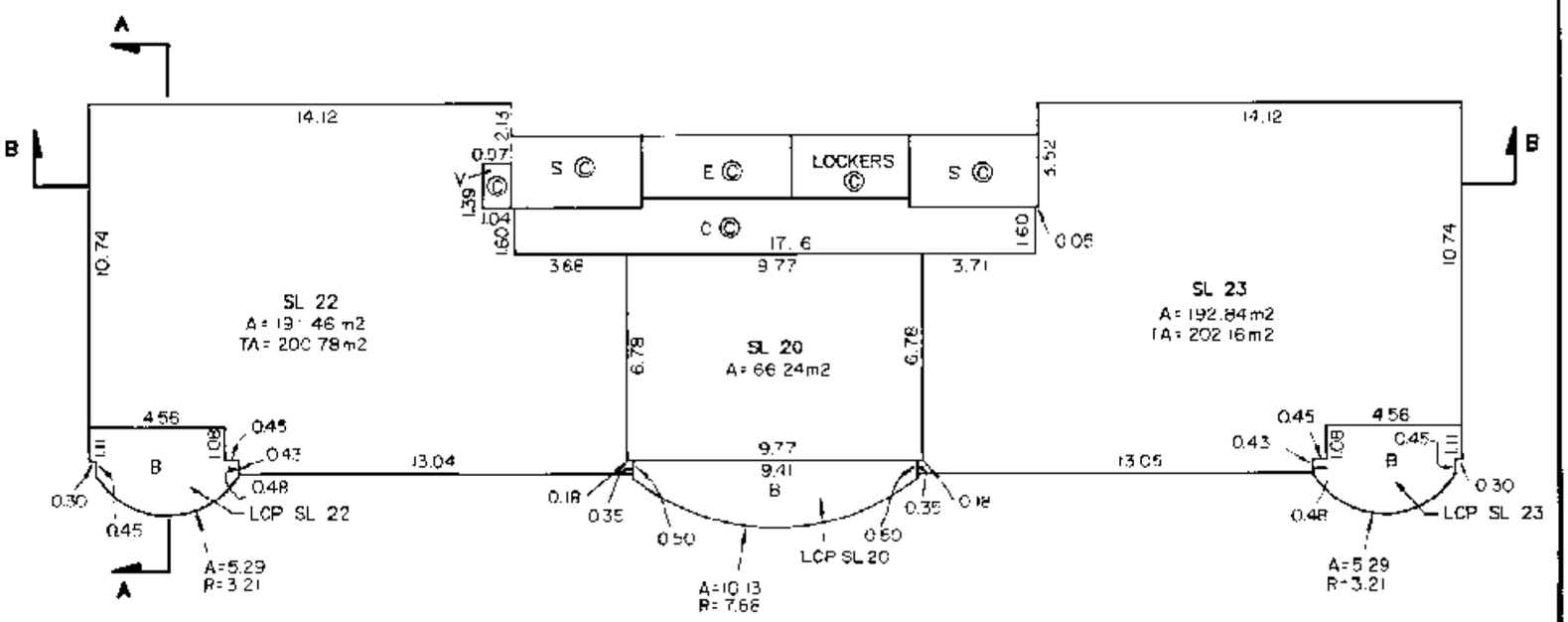

MORGAN STEWART & COMPANY
Surveyors and Engineers
1055–Seymour St, Vancouver, B.C.

DATE 16th July 1993 B.C.L.S.

ACAD: 576208

FILE: 5762

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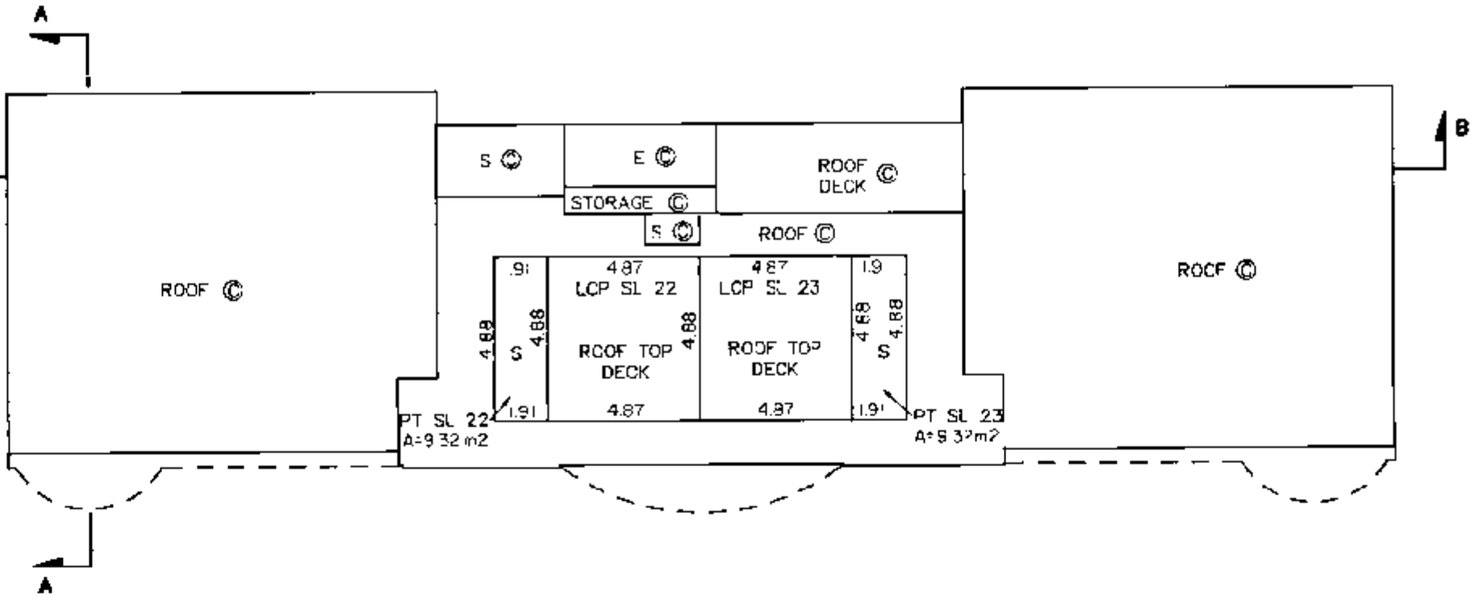
STRATA PLAN LMS 1067

NINTH LEVEL

SCALE 1:200

2m 1 0m 5 10m



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Surveyors and Engineers
1055–Seymour St, Vancouver, B.C.

DATE 16th July 1993 B.C.L.S.

ACAD: 576209

FILE: 5762

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STRATA PLAN LMS 1067

RECORD OF BY-LAWS AND ORDERS, ETC.

FILING		DOCUMENT	
NUMBER	DATE	DATE	NATURE AND PARTICULARS

Below Sheet Closed

Search ALTO[illegible] or BC [illegible] for
Current Information. BC [illegible] 76/95

DATE 16th July 1993 BWC B.C.L.S.

MORGAN STEWART AND COMPANY
Surveyors and Engineers
1055 Seymour St, Vancouver, B.C.

FILED LMLMS1067 M52079 2004-01-22-17.43.10.851766

Common Property Sheet Closed 19/1/95
Search ALTOS2 or BC OnLine for Current Information. BC Reg. 76/95
LINDA J OSHI
Vancouver/New Westminster Land Title Districts

STRATA PLAN LMS 1067

DEALINGS AFFECTING THE COMMON PROPERTY

REGISTRATION		DOCUMENTS	
NUMBER	DATE	DATE	NATURES & PARTICULARS
PPSA NOTICE, SEE EXPIRES 31/05/1995		DF BF 491962	cancelled BH25288 26.01.1994
326262M	18/04/1961		EASEMENT AND INDEMNITY AGREEMENT IN FAVOUR OF THE CITY OF VANCOUVER; INTER ALIA.

DATE 16th July 1993 BCLS

MORGAN STEWART AND COMPANY
Surveyors and Engineers
1055 Seymour St, Vancouver, B C

FILE 5762

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