14-326.113

STRATA PLAN OF PARCEL " ONE ", EXCEPT : PHASE ONE STRATA PLAN NW 3278; SEC. 25, TP. 2, REFERENCE PLAN 82126, NEW WESTMINSTER DISTRICT.

STRATA PLAN NW 3278
PHASE II

DEPOSITED AND REGISTERED IN THE LAND TITLE OFFICE AT NEW WESTMINSTER, BRITISH COLUMBIA, DATED THIS 3rd DAY OF October ,1990.

E. J. Raven per: Shane
REGISTRAR
Ref: AD 229701 - AD 229748

CIVIC ADDRESS :-

8560 - 162 nd STREET,
SURREY B.C.

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

THE OWNERS
C/O THE OWNERS STRATA PLAN NW 3278,
PRYKE, LAMBERT, LEATHLEY AND RUSSELL,
500 - 5811 COONEY ROAD,
RICHMOND. B.C. V6W 3M1

KEY PLAN - SEE SHEET 2

SL DENOTES STRATA LOT
SM DENOTES SQUARE METRES
G DENOTES GARAGE
S DENOTES STORAGE
P DENOTES PATIO AREA
B DENOTES BALCONY
(O) DENOTES OPEN TO BELOW
(C) DENOTES COMMON PROPERTY

ALL DIMENSIONS ARE IN METRES
ALL ANGLES ARE 45 OR 90 DEGREES UNLESS INDICATED OTHERWISE.

AREAS INDICATED AS G, P, S AND B, ARE LIMITED COMMON PROPERTY APPURTENANT TO THE STRATA LOT INDICATED THUS :- G-31, P-31, S-31 AND B-31.

LIMITED COMMON PROPERTY IS NOT INCLUDED IN THE UNIT ENTITLEMENT.

I, RAYMOND HAROLD JANZEN OF DELTA, 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 SURREY, B. C., THIS 20TH DAY OF SEPTEMBER, 1990.

B.C.L.S

FILE 7843

MURRAY & ASSOCIATES
201-12448 82 nd AVENUE
SURREY, B.C.
V3W 3E9

" THIS PLAN LIES WITHIN THE GREATER VANCOUVER REGIONAL DISTRICT "
(MUNICIPALITY OF SURREY)

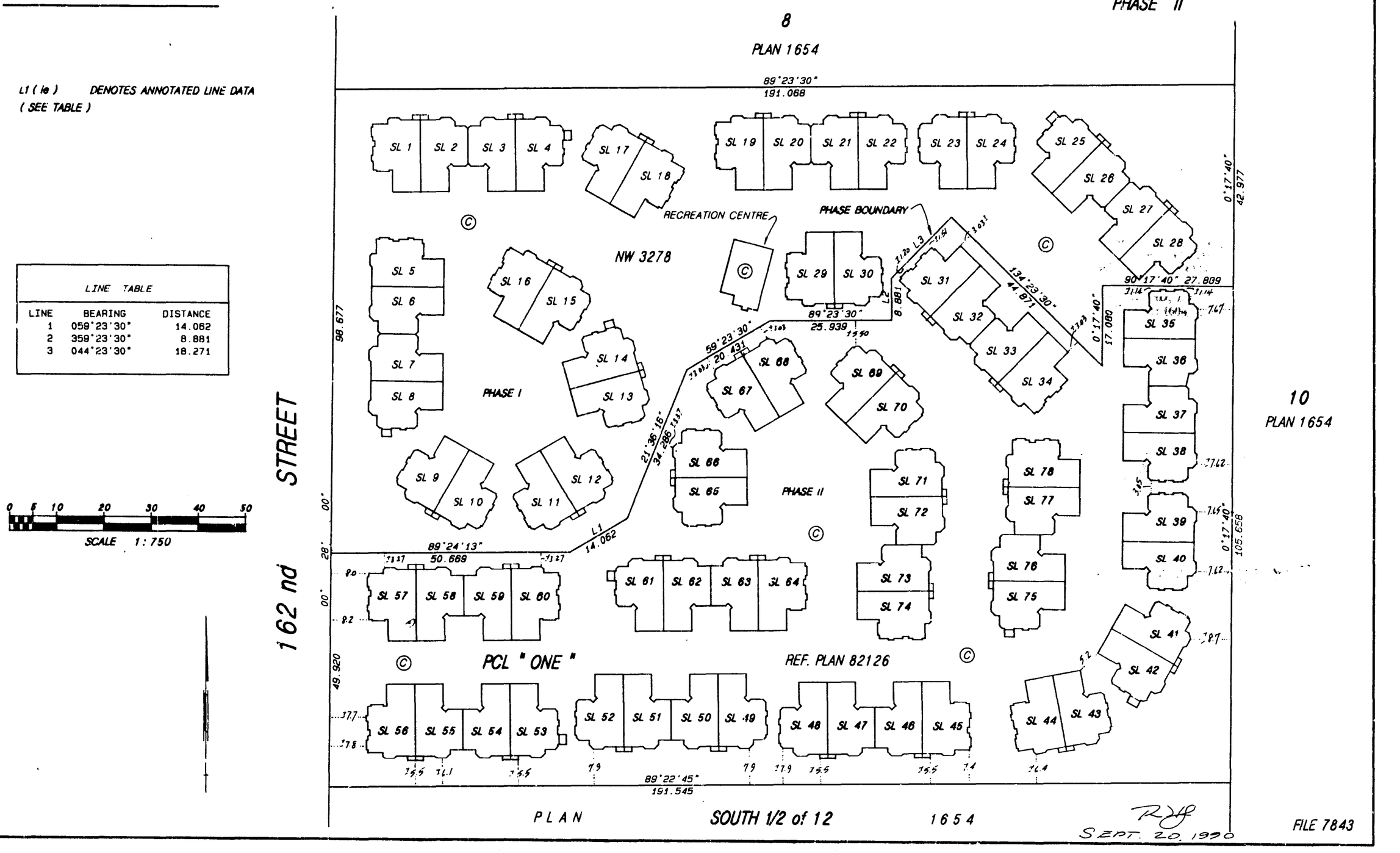
STRATA PLAN NW 3278
PHASE II

KEY PLAN
LOCATION AND DIMENSIONS

L1 (ie) DENOTES ANNOTATED LINE DATA (SEE TABLE)

LINE TABLE

LINE	BEARING	DISTANCE
1	059°23'30"	14.082
2	359°23'30"	8.881
3	044°23'30"	18.271



PLAN SOUTH 1/2 of 12 1654

SEPT. 20, 1990

FILE 7843

STRATA PLAN NW 3278
PHASE II

STATUTORY DECLARATION

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 ENTIRELY FOR RESIDENTIAL USE

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.

DECLARED BEFORE ME
AT RICHMOND
IN THE PROVINCE OF B.C.
THIS 21st DAY OF September
1990.

Jerry Luking

A NOTARY PUBLIC IN AND FOR THE PROVINCE OF BRITISH COLUMBIA
A COMMISSIONER FOR TAKING AFFIDAVITS WITHIN BRITISH COLUMBIA
Maurice Lambert

ACCEPTED AS TO FORMS 1, 2 AND 3.
DATED THIS 2 DAY OF October, 1990.

SUPERINTENDENT OF REAL ESTATE

APPROVED AS PHASE II OF A II PHASE STRATA PLAN UNDER THE CONDOMINIUM ACT.
DATED THIS 25th DAY OF September ,1990.

MUNICIPAL APPROVING OFFICER FOR THE MUNICIPALITY OF SURREY

S-088 HOLDINGS LTD. (INC. 364692)

AUTHORIZED SIGNATORY
Jerry Luking

AUTHORIZED SIGNATORY
Jerry Luking

WITNESS (AS TO 2 SIGNATURES)
MAURICE R.J. LAMBERT
SOLICITOR

OCCUPATION OF WITNESS
SUITE 500 - 5811 COONEY RD.
RICHMOND, B.C. V6X 3M1

ADDRESS OF WITNESS

GULF AND FRASER FISHERMEN'S CREDIT UNION

AUTHORIZED SIGNATORY

AUTHORIZED SIGNATORY

WITNESS (AS TO 2 SIGNATURES)

Secretary
OCCUPATION OF WITNESS

B103 East Hastings, Vancouver
ADDRESS OF WITNESS

I, RAYMOND HAROLD JANZEN OF DELTA, BRITISH COLUMBIA LAND SURVEYOR, HEREBY CERTIFY THAT THE BUILDING (S) SHOWN ON THIS STRATA PLAN HAS (HAVE) NOT, AS OF THE 20TH DAY OF SEPTEMBER, 1990, BEEN PREVIOUSLY OCCUPIED.
DATED AT SURREY, B. C., THIS 20TH DAY OF SEPTEMBER, 1990.

B.C.L.S

FILE 7843

STRATA PLAN NW 3278
PHASE II

STRATA LOT NUMBER	SHEET NUMBER	FORM 1 SCHEDULE OF UNIT ENTITLEMENT	FORM 2 SCHEDULE OF INTEREST UPON DESTRUCTION	FORM 3 SCHEDULE OF VOTING RIGHTS
31	8&9	1706	348	1
32	8&9	1651	318	1
33	8&9	1651	318	1
34	8&9	1706	348	1
35	10&11	1679	338	1
36	10&11	1651	318	1
37	10&11	1651	318	1
38	10&11	1679	338	1
39	12	1653	330	1
40	12	1653	330	1
41	13	1679	338	1
42	13	1679	338	1
43	14	1679	338	1
44	14	1706	348	1
45	15&16	1706	348	1
46	15&16	1651	318	1

STRATA LOT NUMBER	SHEET NUMBER	FORM 1 SCHEDULE OF UNIT ENTITLEMENT	FORM 2 SCHEDULE OF INTEREST UPON DESTRUCTION	FORM 3 SCHEDULE OF VOTING RIGHTS
47	15&16	1651	318	1
48	15&16	1679	338	1
49	17&18	1679	338	1
50	17&18	1651	318	1
51	17&18	1651	318	1
52	17&18	1679	338	1
53	19&20	1679	338	1
54	19&20	1651	318	1
55	19&20	1651	318	1
56	19&20	1706	348	1
57	21&22	1711	348	1
58	21&22	1651	318	1
59	21&22	1651	318	1
60	21&22	1709	348	1
61	23&24	1653	330	1
62	23&24	1651	318	1

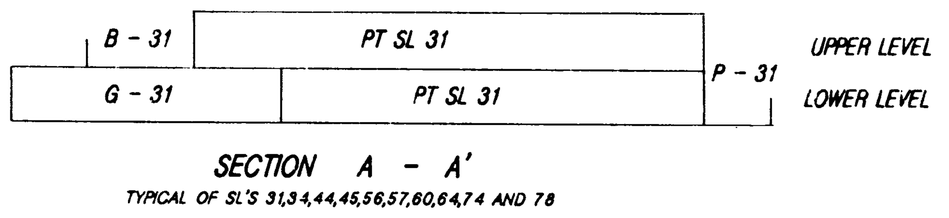
STRATA LOT NUMBER	SHEET NUMBER	FORM 1 SCHEDULE OF UNIT ENTITLEMENT	FORM 2 SCHEDULE OF INTEREST UPON DESTRUCTION	FORM 3 SCHEDULE OF VOTING RIGHTS
63	23&24	1651	318	1
64	23&24	1706	348	1
65	25	1679	338	1
66	25	1679	338	1
67	26	1679	338	1
68	26	1679	338	1
69	27	1679	338	1
70	27	1679	338	1
71	28&29	1679	338	1
72	28&29	1648	318	1
73	28&29	1648	318	1
74	28&29	1706	348	1
75	30&31	1653	330	1
76	30&31	1648	318	1
77	30&31	1648	318	1
78	30&31	1706	348	1
AGGREGATE		80252	15932	48
PREVIOUS PHASE		50166	10000	30
TOTAL PHASES		130418	25932	78

SEPT. 20, 1990

FILE 7843

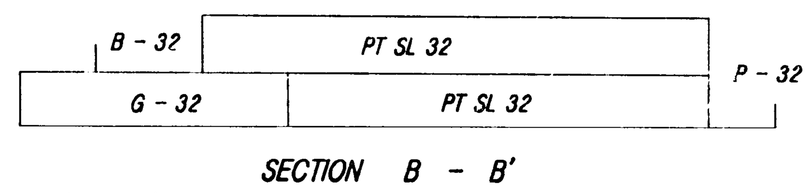
BUILDING SECTIONS

STRATA PLAN NW 3278
PHASE II



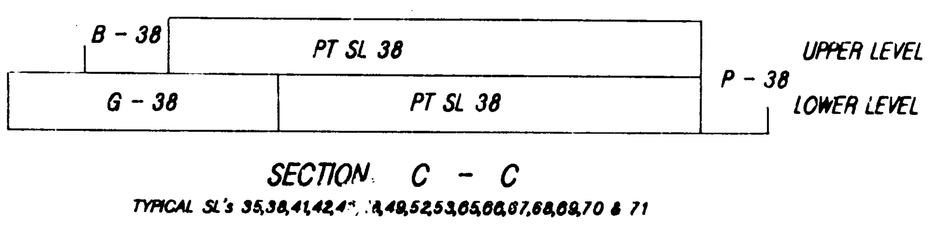
SECTION A - A'

TYPICAL OF SL'S 31,34,44,45,56,57,60,64,74 AND 78



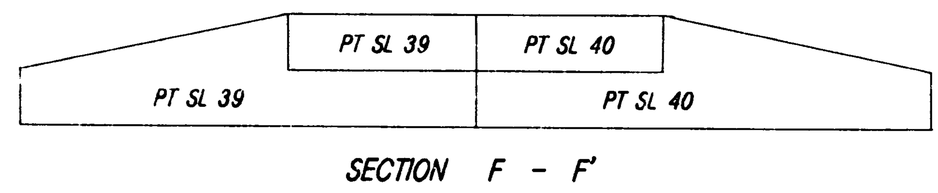
SECTION B - B'

TYPICAL SL'S 32,33,36,37,39,40,46,47,50,51,54,55,58,59,61,62,63,72,73,75,76 & 77

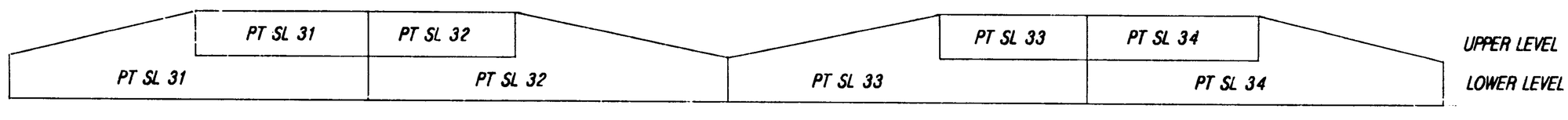


SECTION C - C

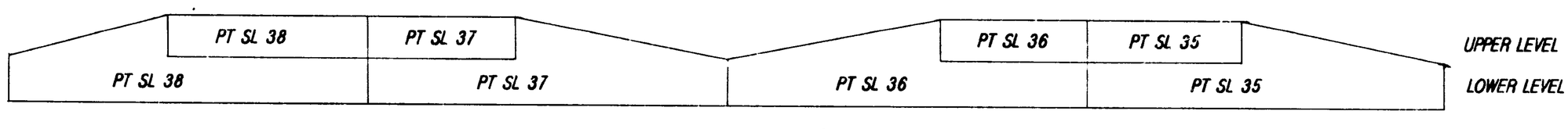
TYPICAL SL's 35,38,41,42,43,48,52,53,65,66,67,68,69,70 & 71



SECTION F - F'



SECTION D - D'



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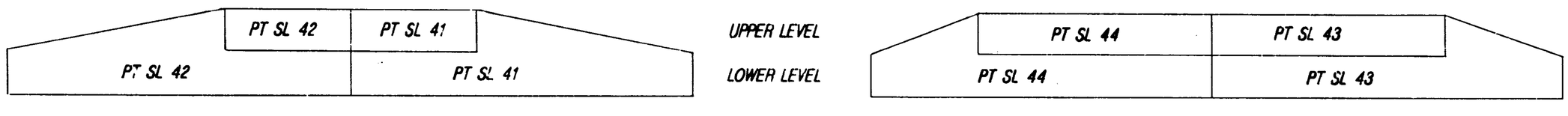
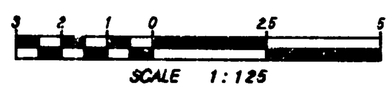


SECTION G - G'

SECTION H - H'

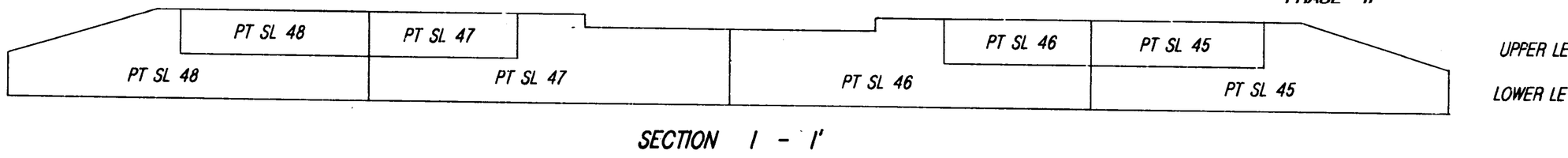


SEPT. 20, 1990

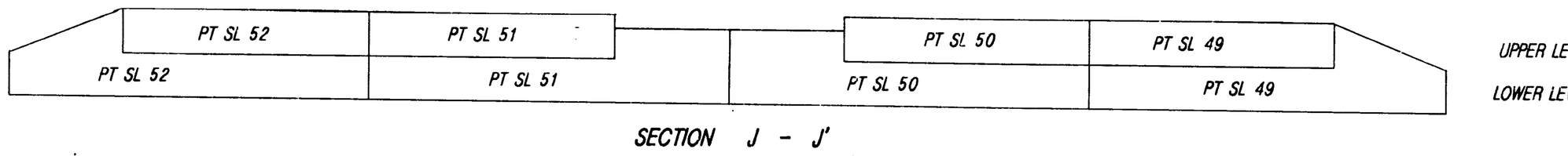
FILE 7843

BUILDING SECTIONS

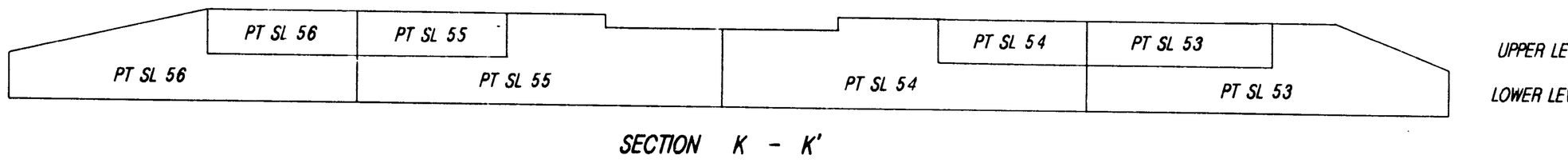
STRATA PLAN NW 3278
PHASE II



SECTION I - I'



SECTION J - J'



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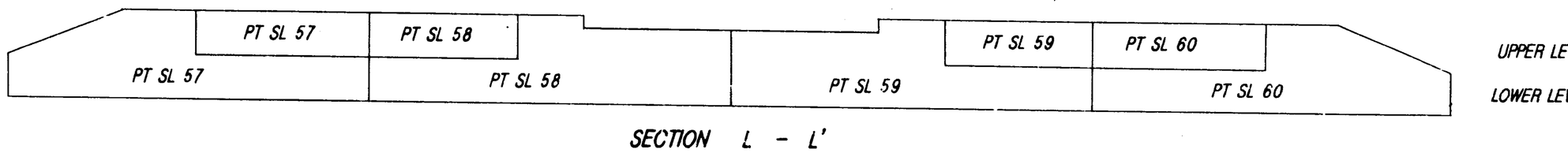
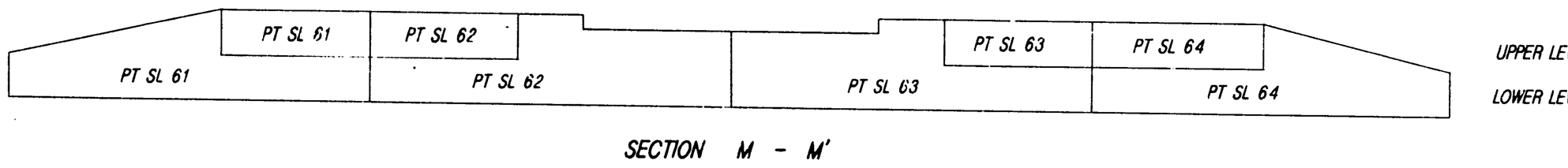
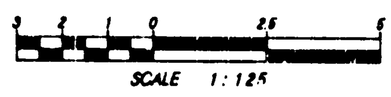


SECTION L - L'



SECTION M - M'

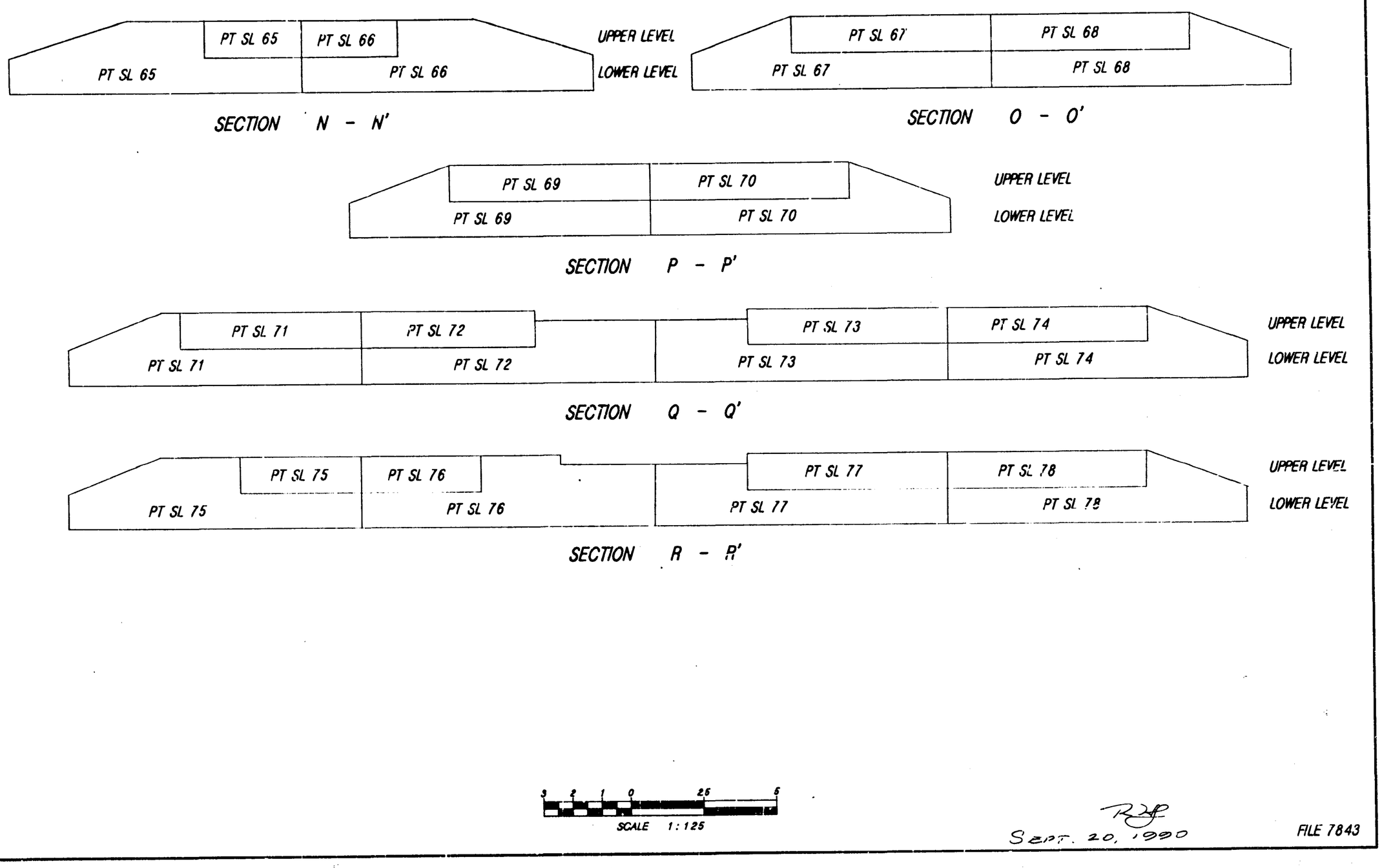


SEPT. 20, 1990

FILE 7843

BUILDING SECTIONS

STRATA PLAN NW 3278
PHASE II



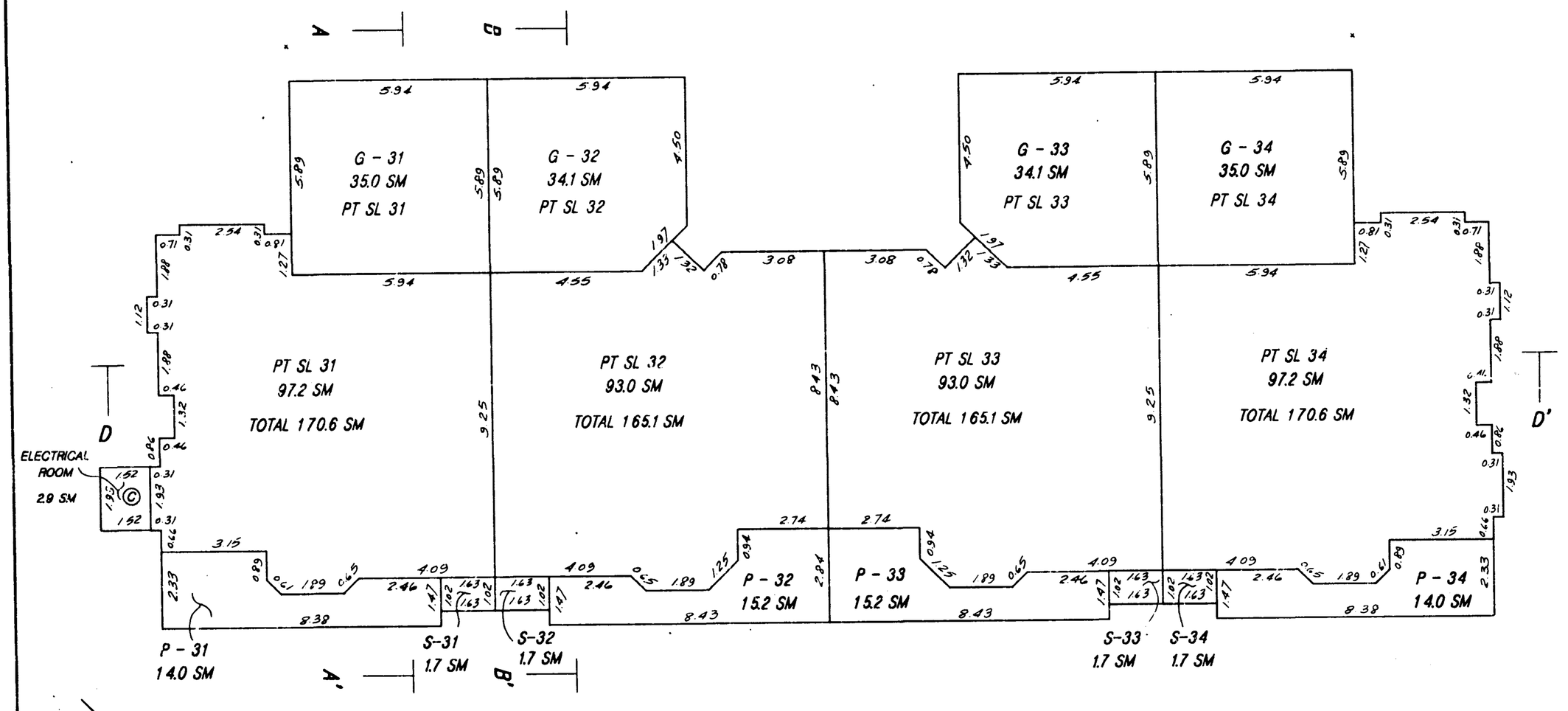
SCALE 1:125

SEPT. 20, 1990

FILE 7843

LOWER LEVEL

STRATA PLAN NW 3278
PHASE II



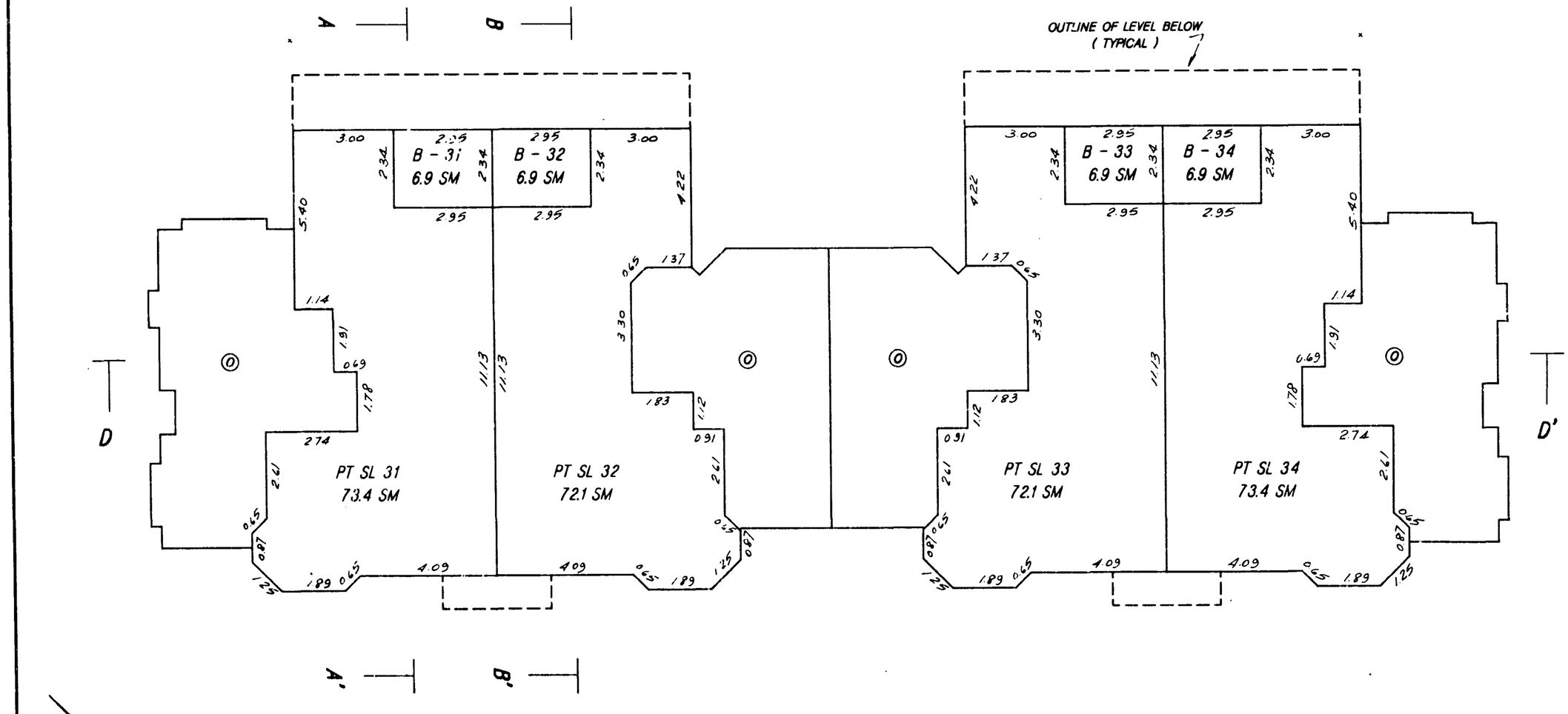
SCALE 1:125

SEPT. 20, 1990

FILE 7843

UPPER LEVEL

STRATA PLAN NW 3278
PHASE II



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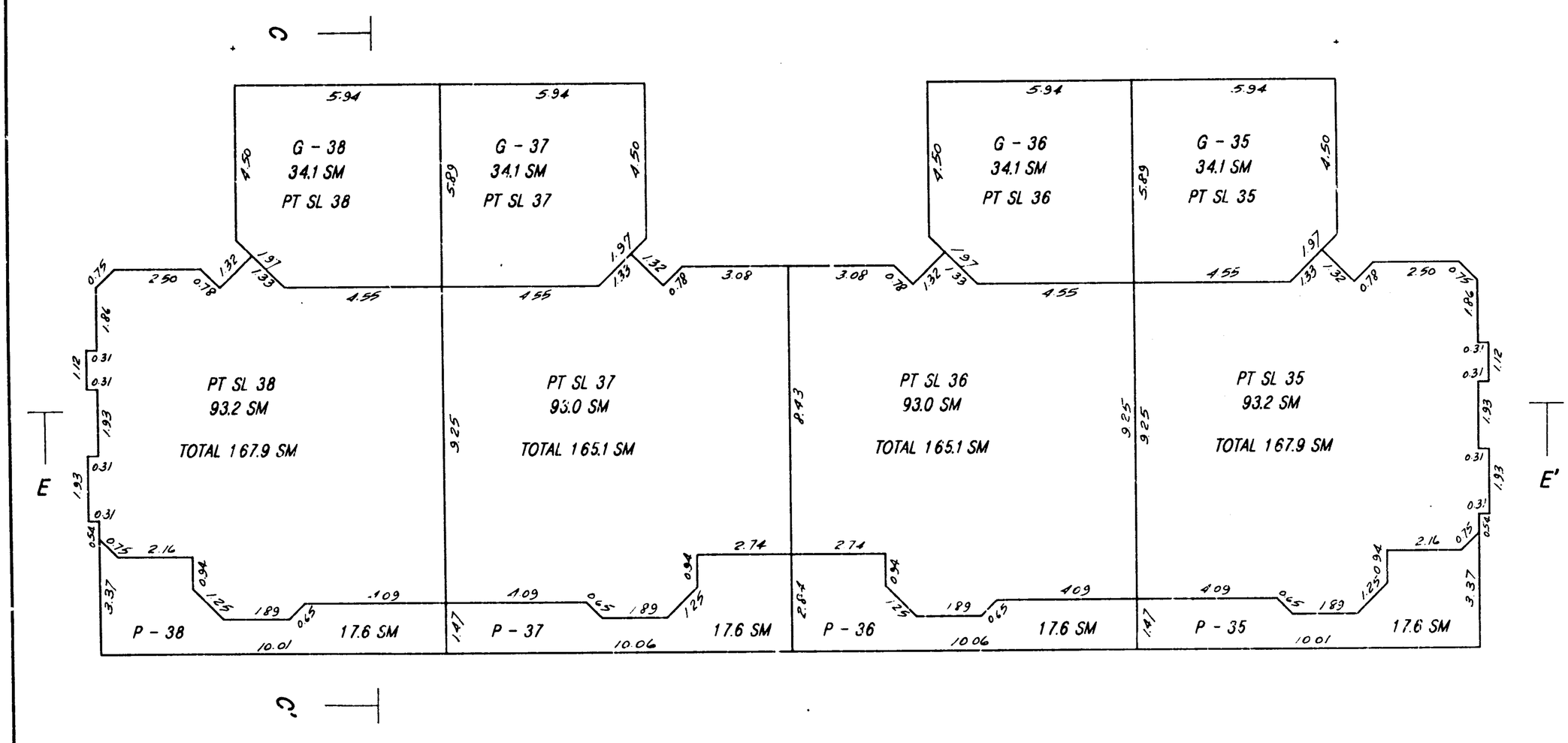
SEPT. 20, 1990

FILE 7843

LOWER LEVEL

STRATA PLAN NW 3278
PHASE II



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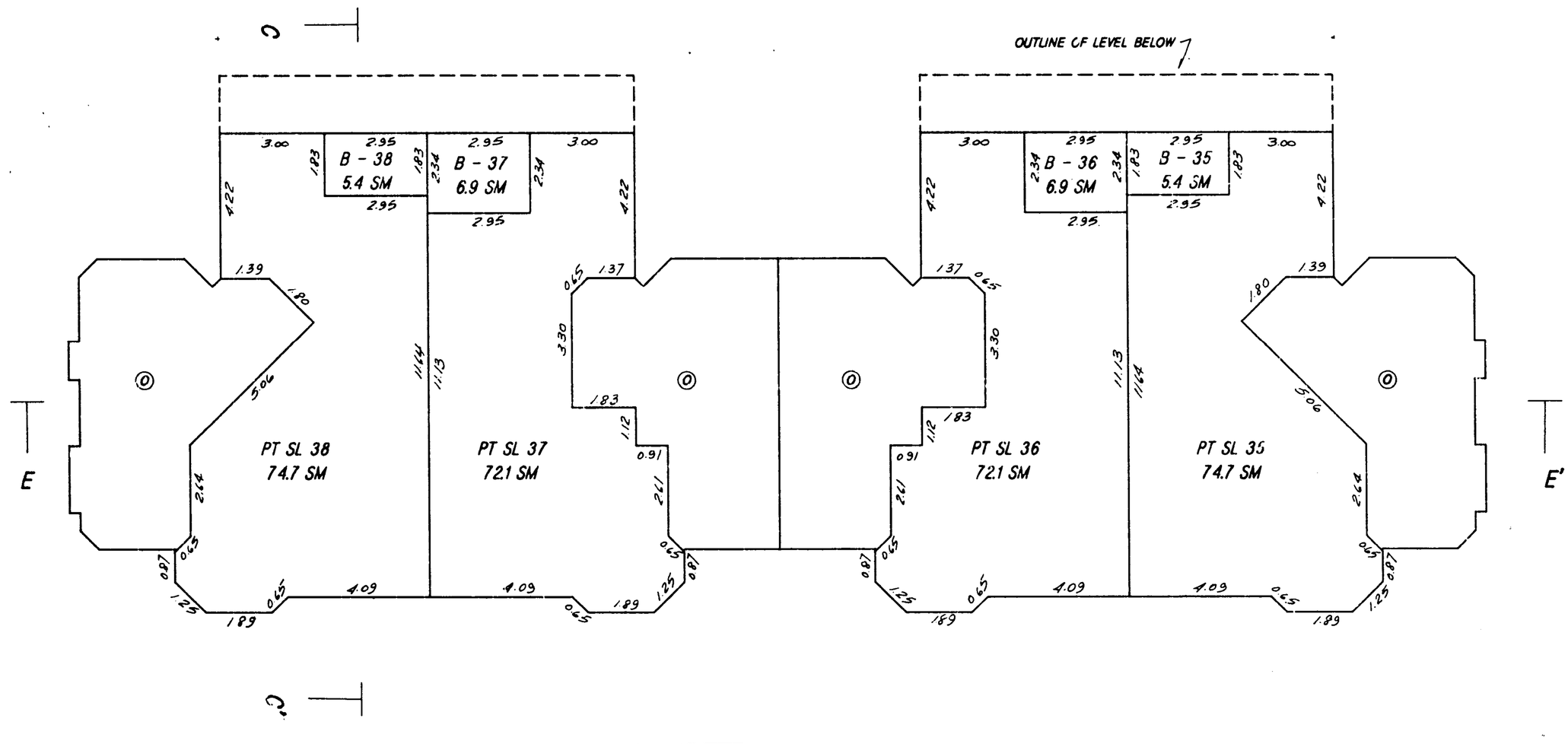
SEPT. 20, 1990

FILE 7843

UPPER LEVEL

STRATA PLAN NW 3278
PHASE II



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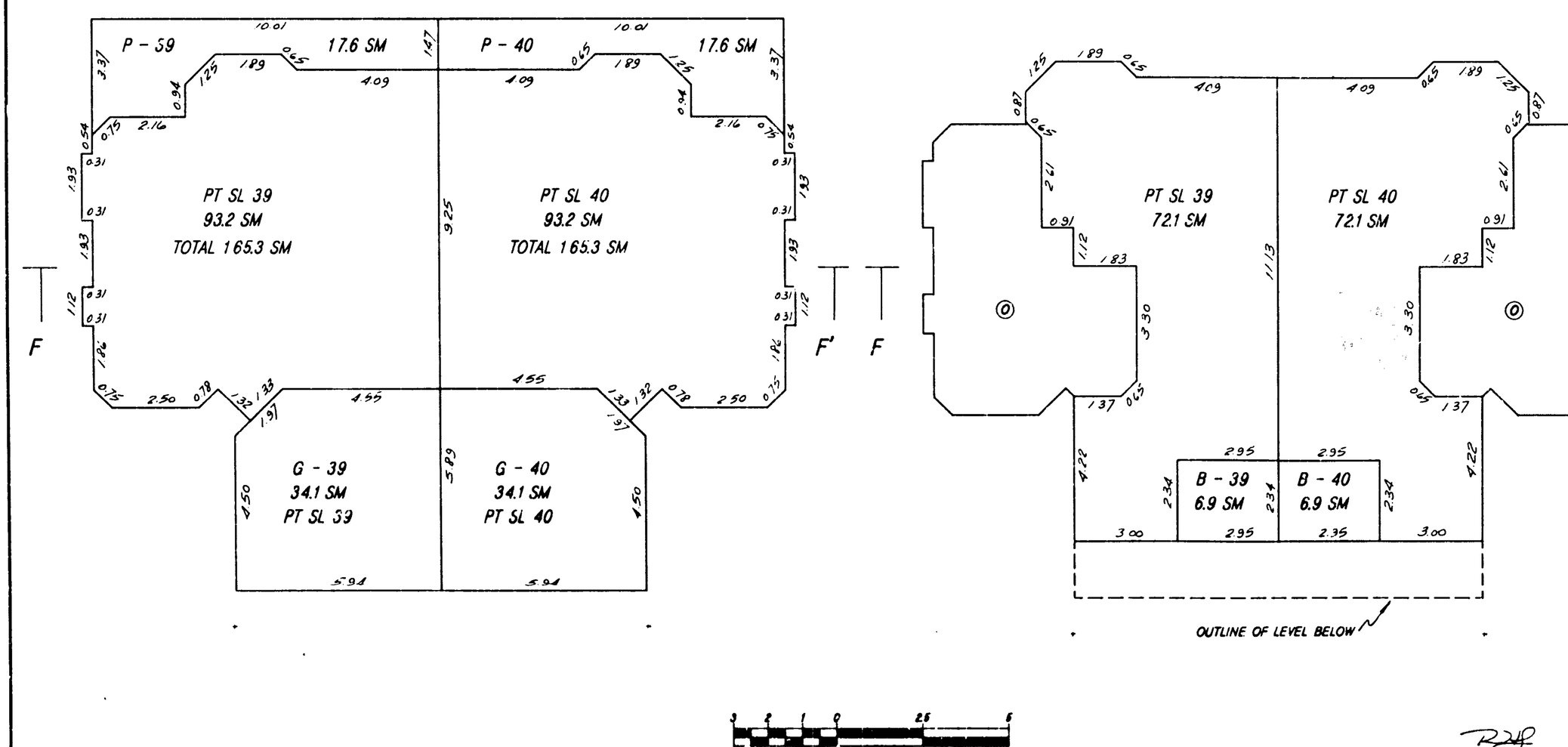
SEPT. 20, 1990

FILE 7843

LOWER LEVEL

UPPER LEVEL

STRATA PLAN NW 3278
PHASE II



SCALE 1:125

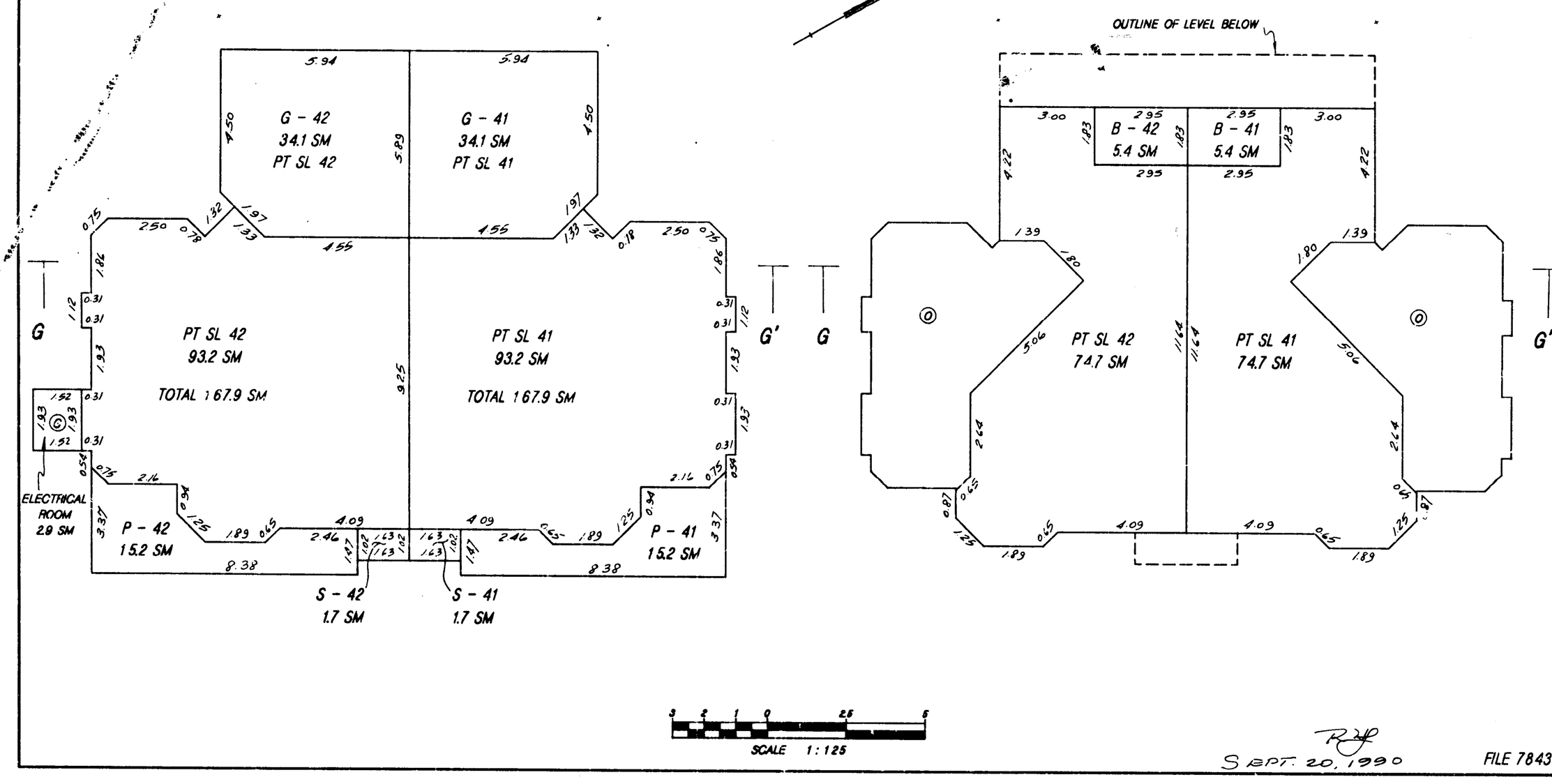
SEPT. 20, 1990

FILE 7843

LOWER LEVEL

UPPER LEVEL

STRATA PLAN NW 3278
PHASE II



SEPT. 20, 1990

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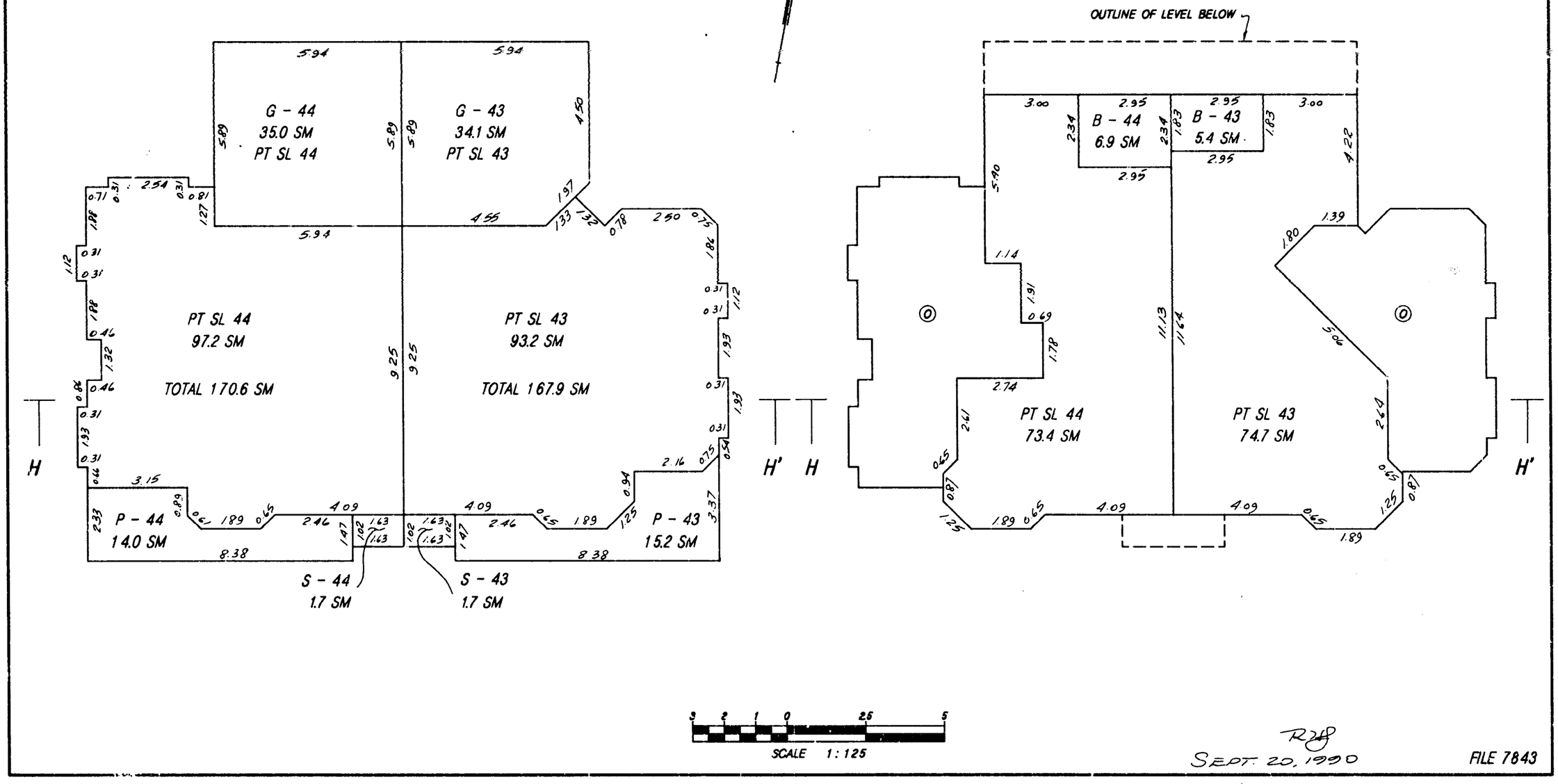

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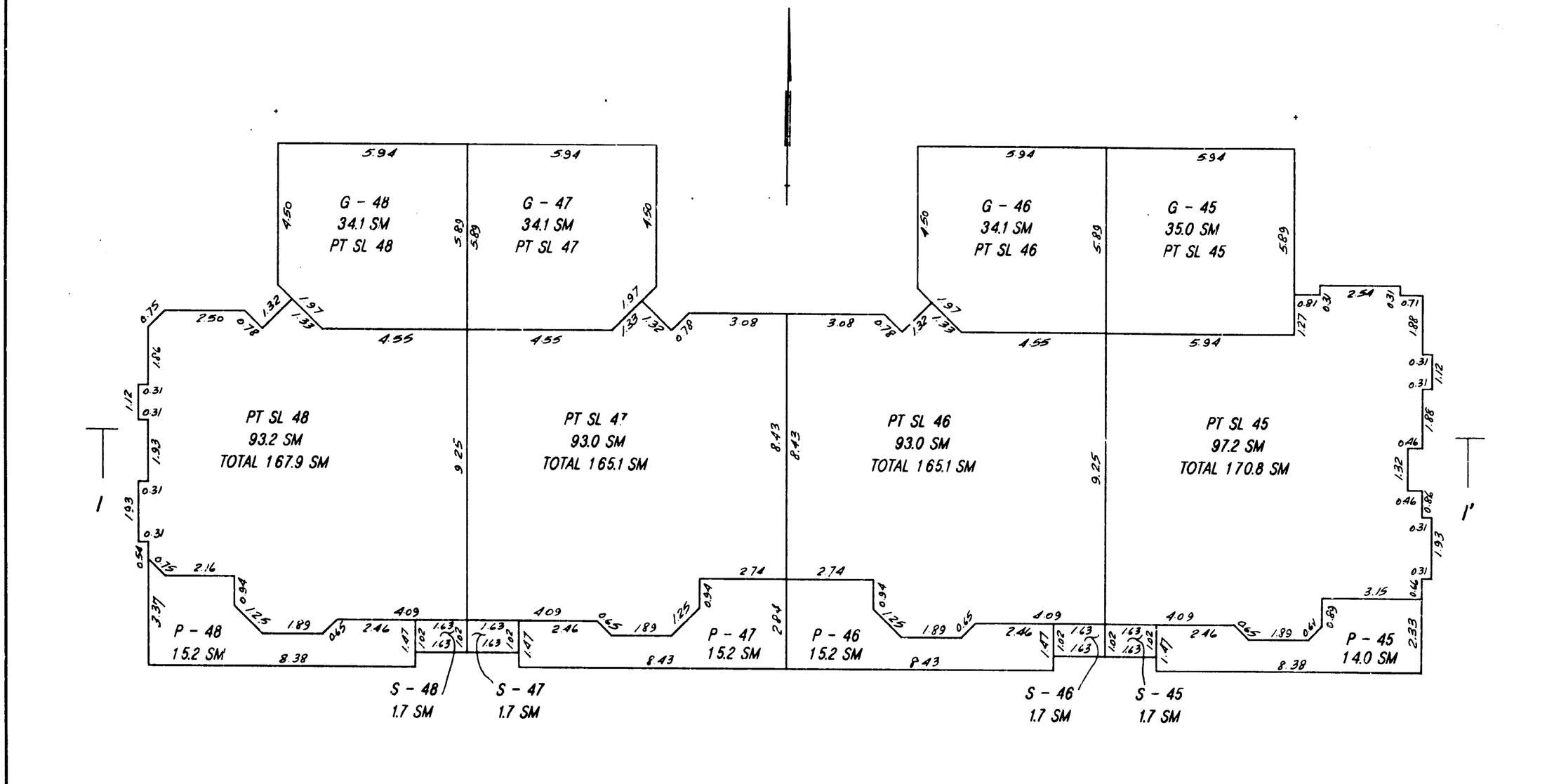

SEPT. 20, 1990

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UPPER LEVEL

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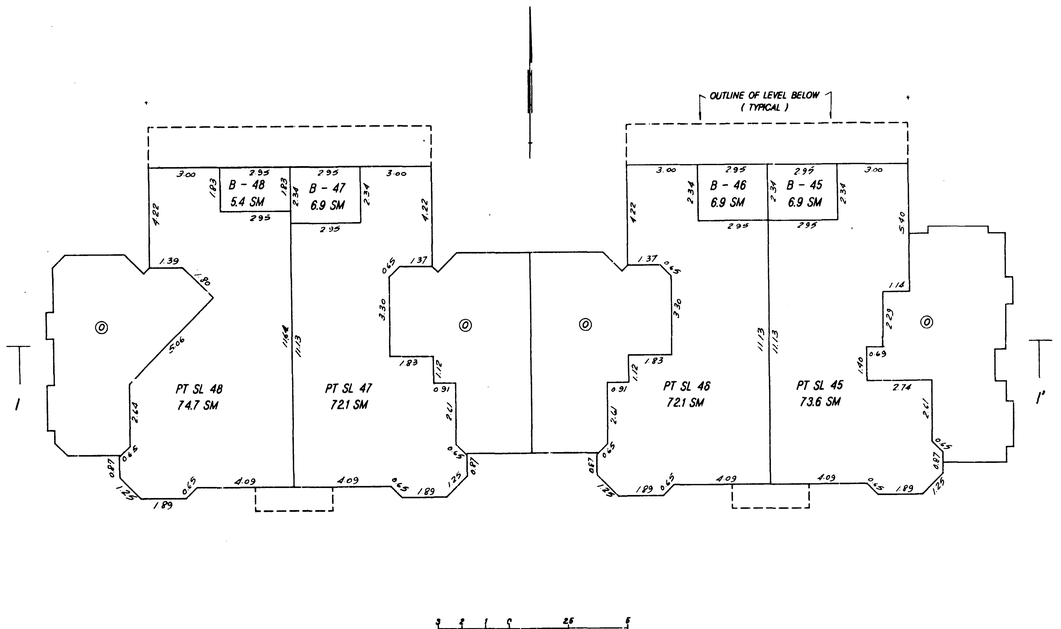
PHASE II



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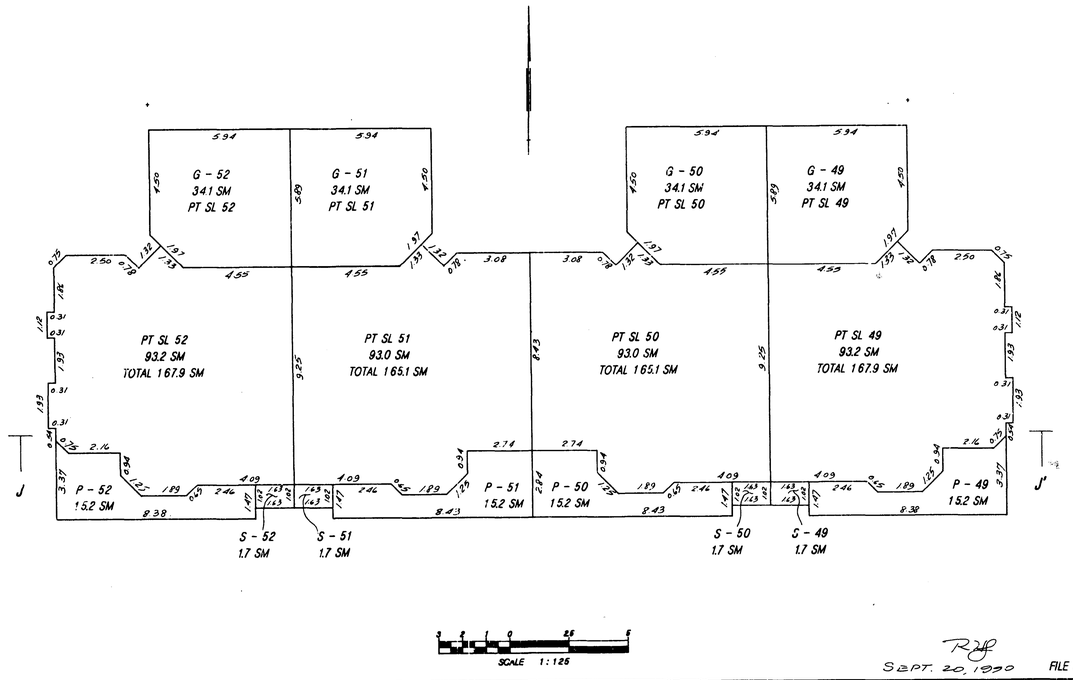
RJH
SEPT. 20, 1990

FILE 7843

LOWER LEVEL

STRATA PLAN NW 3278
PHASE II



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RJH
SEPT. 20, 1990

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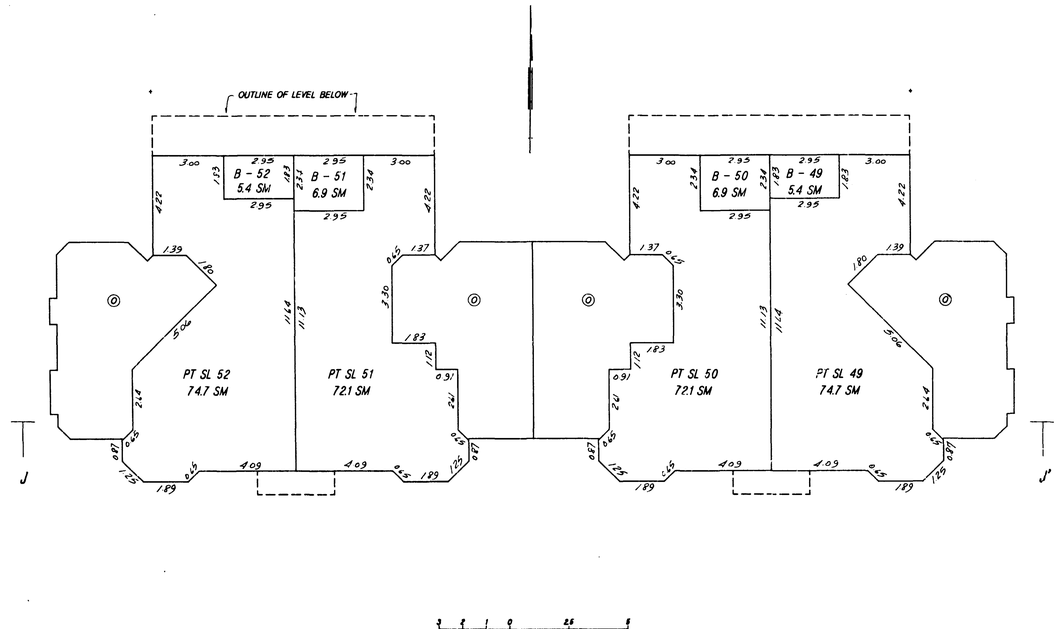


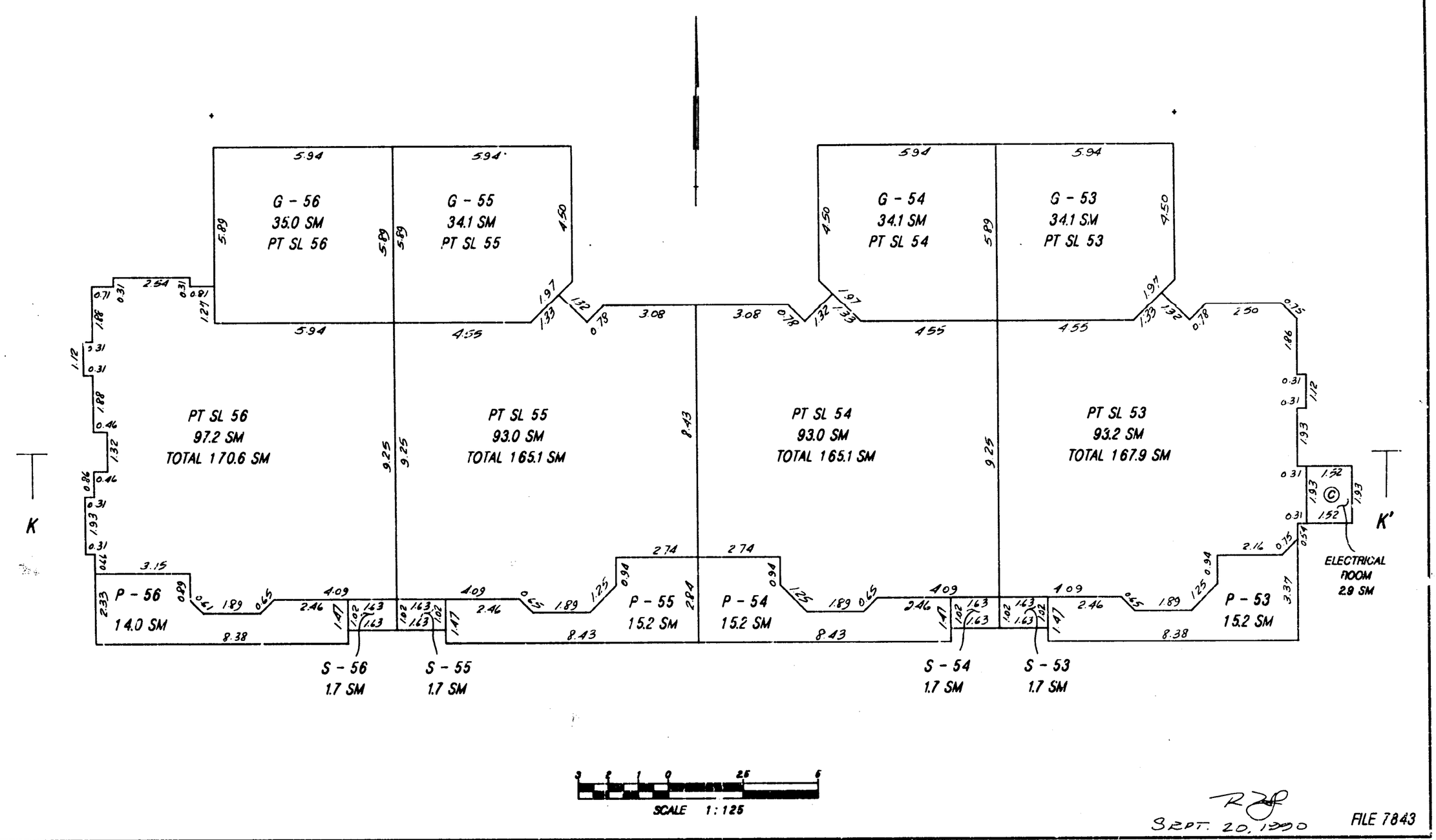
SCALE 1:125

RJH
SEPT. 20, 1990

FILE 7843

LOWER LEVEL

STRATA PLAN NW 3278
PHASE II



SEPT. 20, 1990

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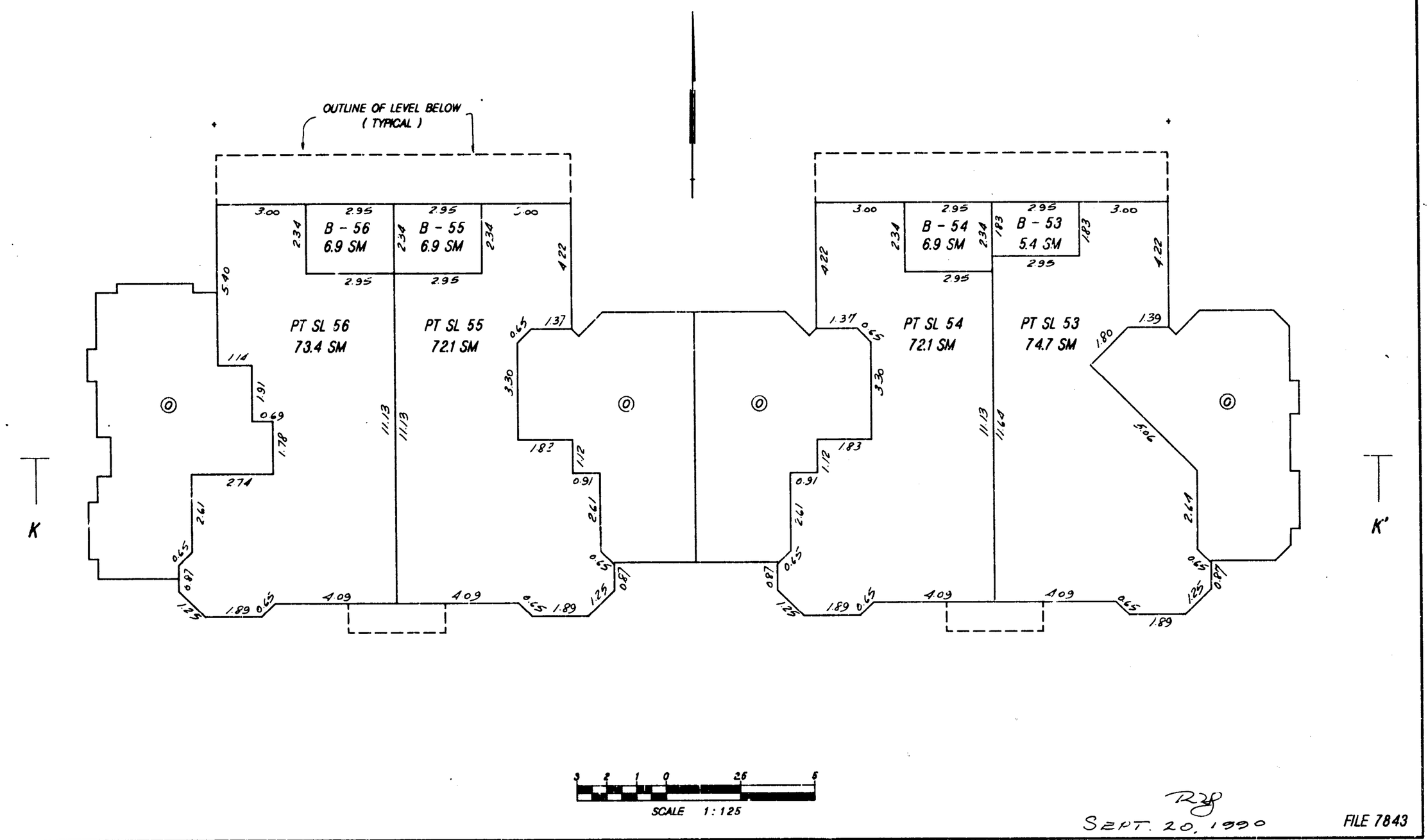
UPPER LEVEL

STRATA PLAN NW 3278
PHASE II



SEPT. 20, 1990

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LOWER LEVEL

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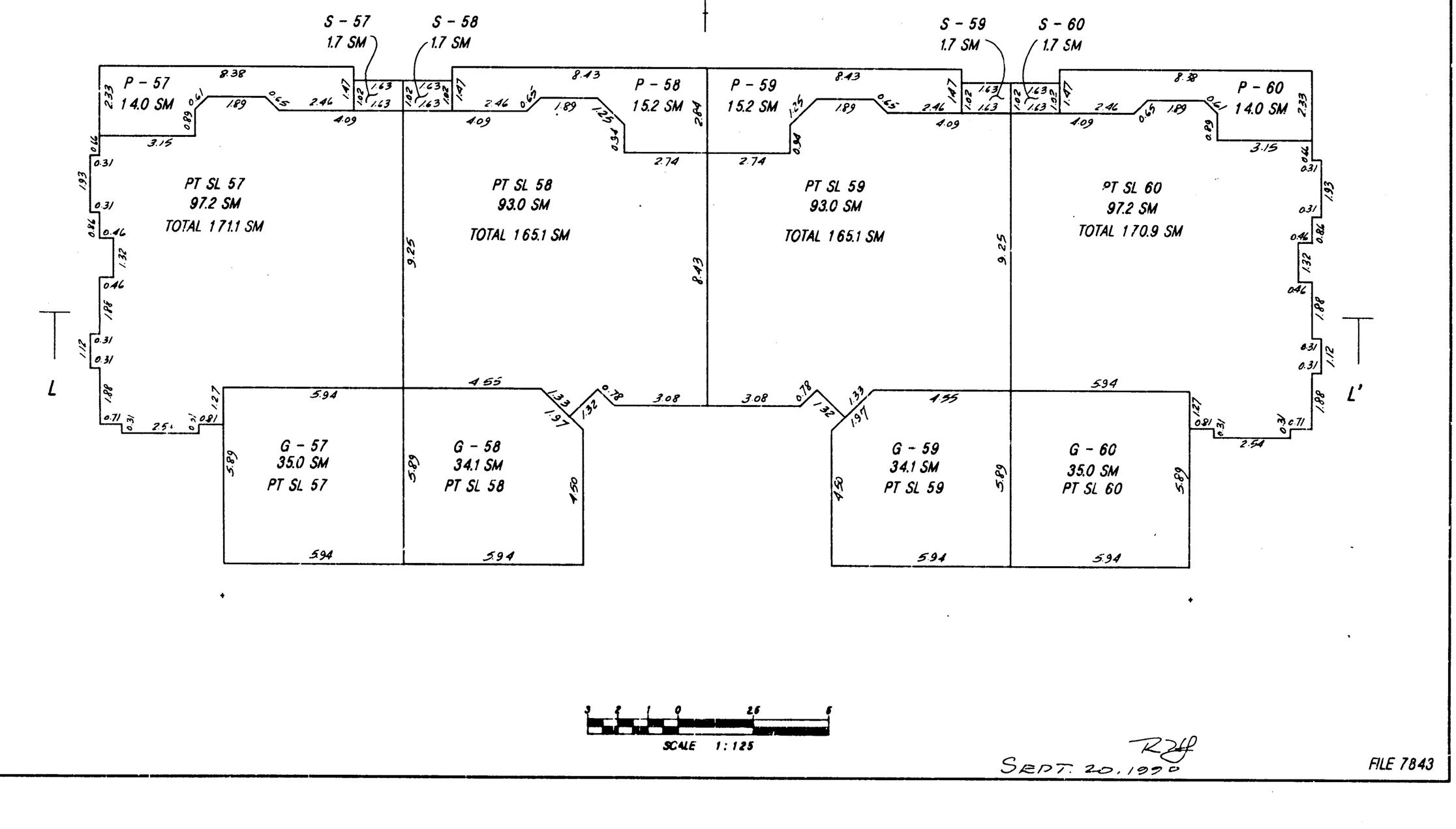
PHASE II



SEPT. 20, 1990

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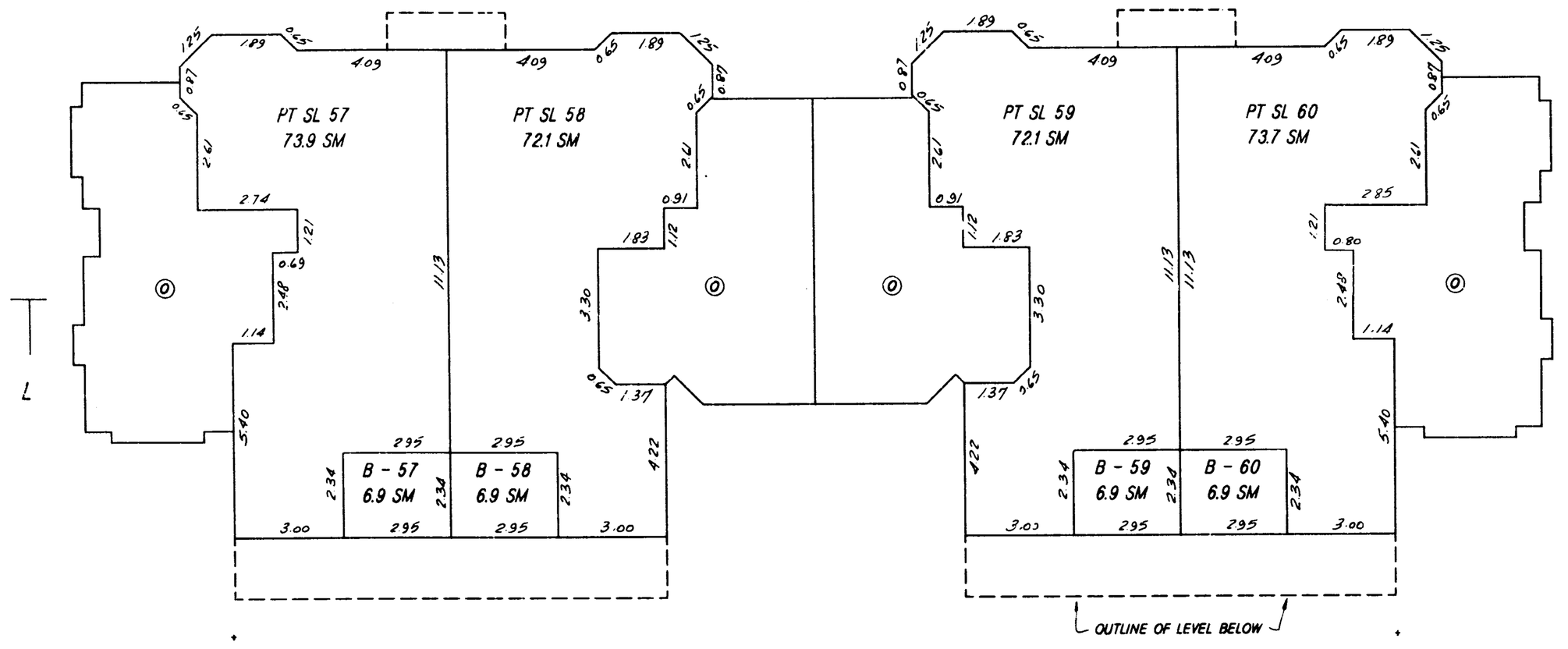
UPPER LEVEL

STRATA PLAN NW 3278
PHASE II



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SEPT. 20, 1990

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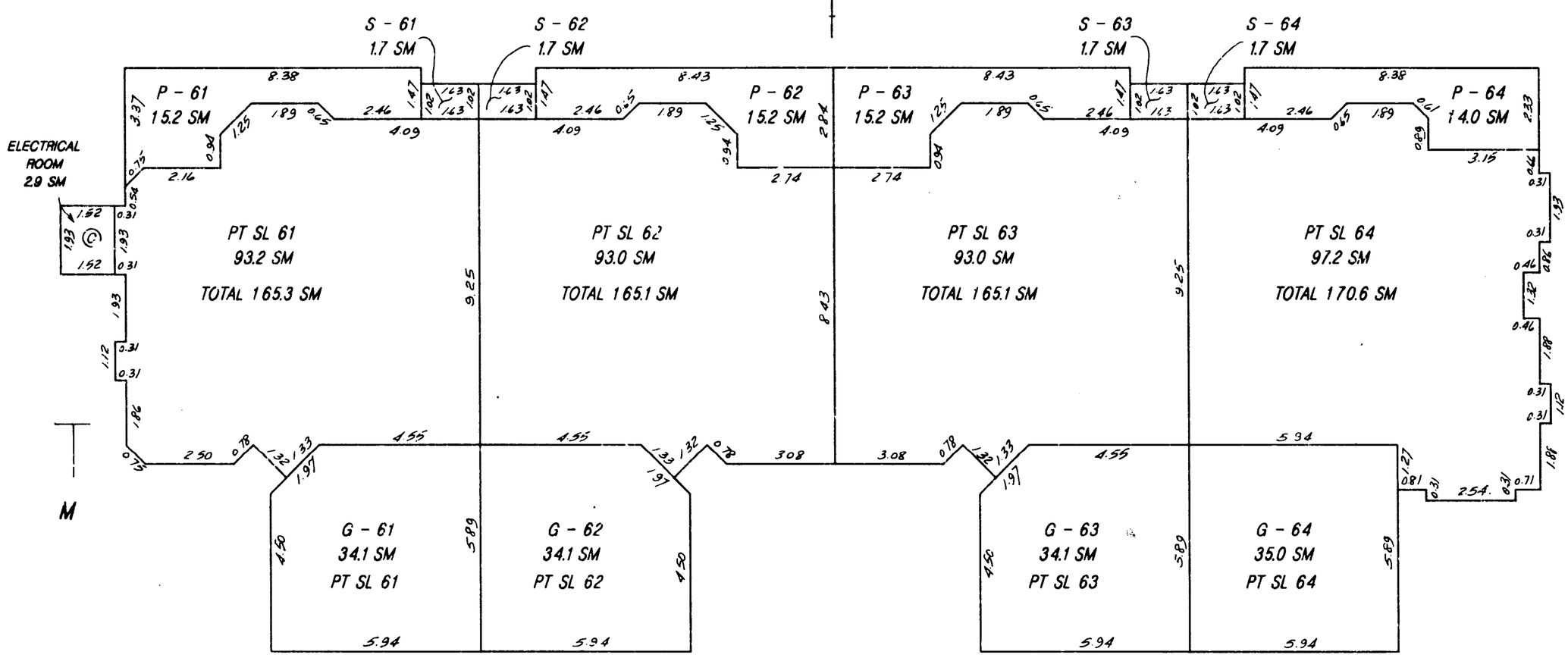
LOWER LEVEL

STRATA PLAN NW 3278
PHASE II



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SEPT. 20, 1990

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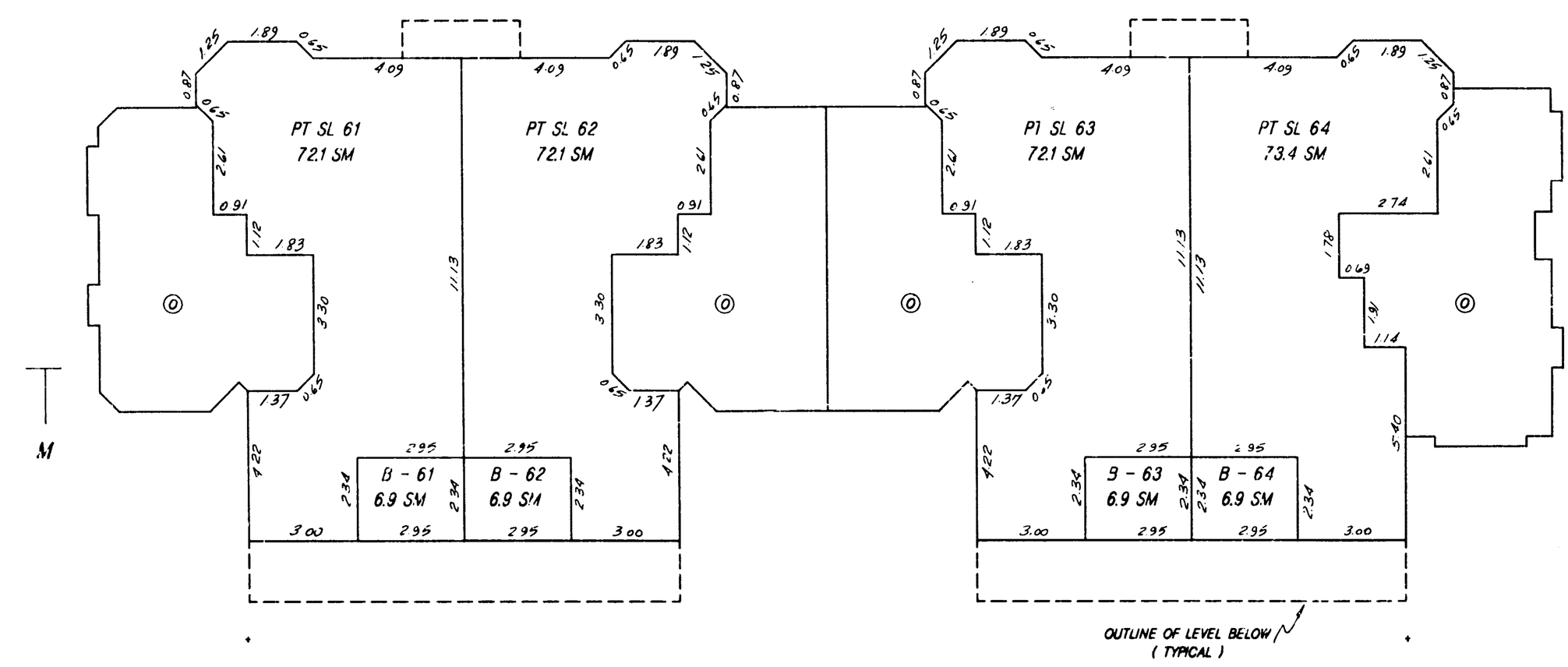
UPPER LEVEL

STRATA PLAN NW 3278
PHASE II



SCALE 1:125

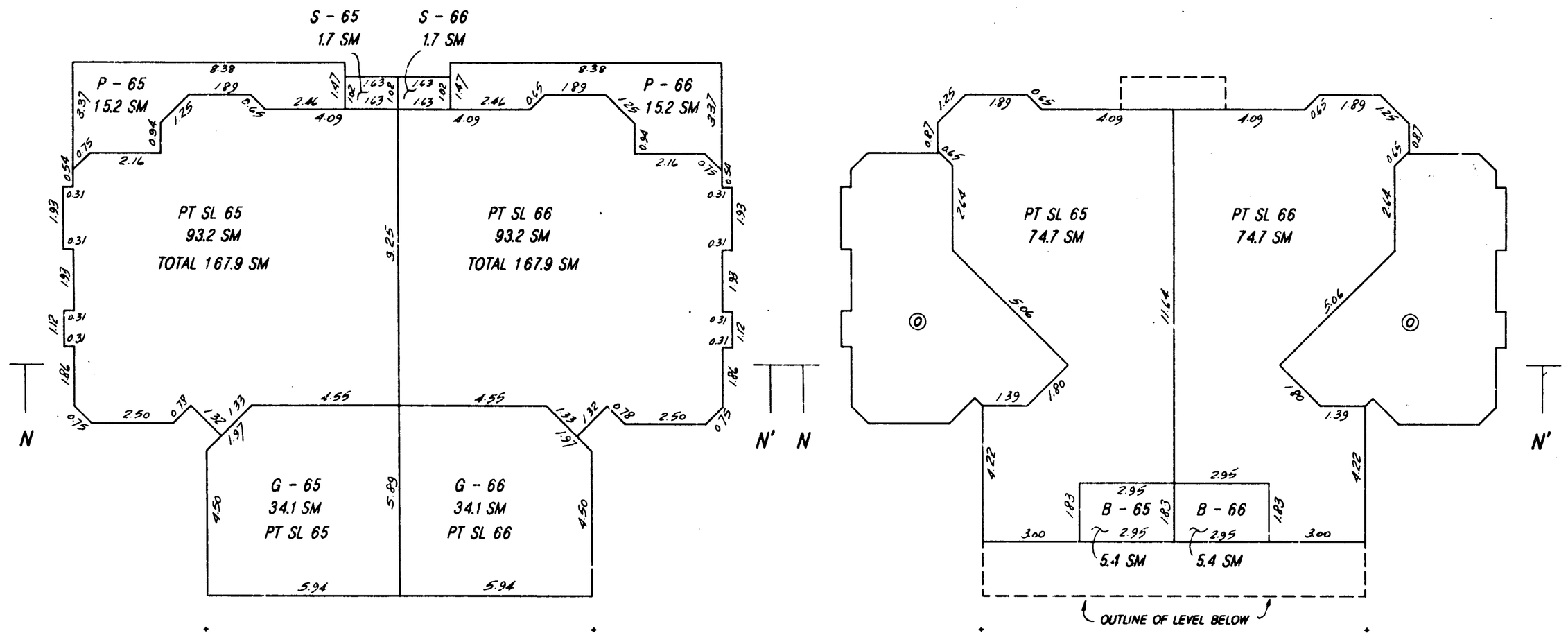
SEPT. 20, 1990

FILE 7843

LOWER LEVEL

UPPER LEVEL

STRATA PLAN NW 3278
PHASE II



SCALE 1:125

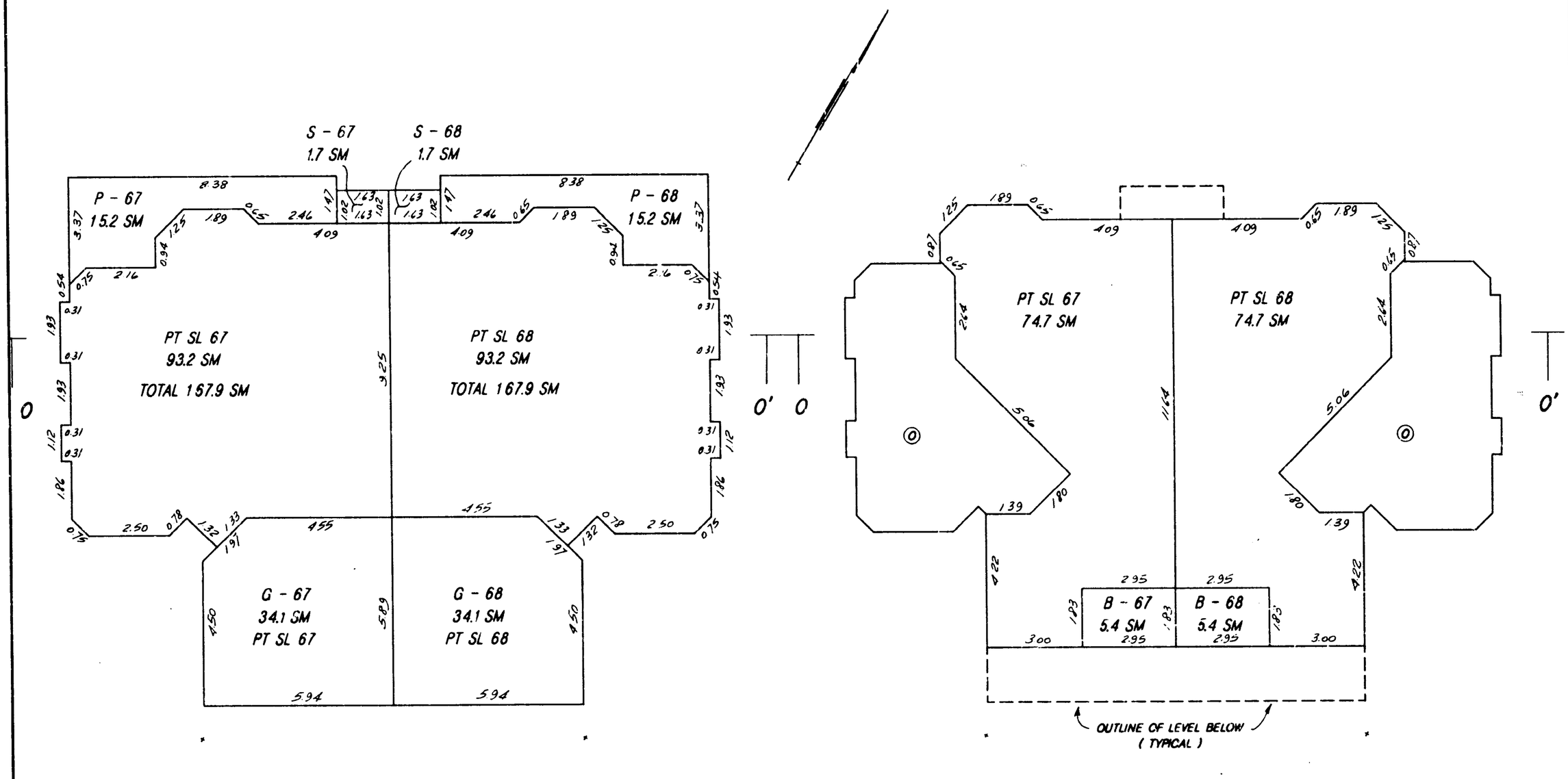
SEPT. 20, 1990

FILE 7843

LOWER LEVEL

UPPER LEVEL

STRATA PLAN NW 3278
PHASE II



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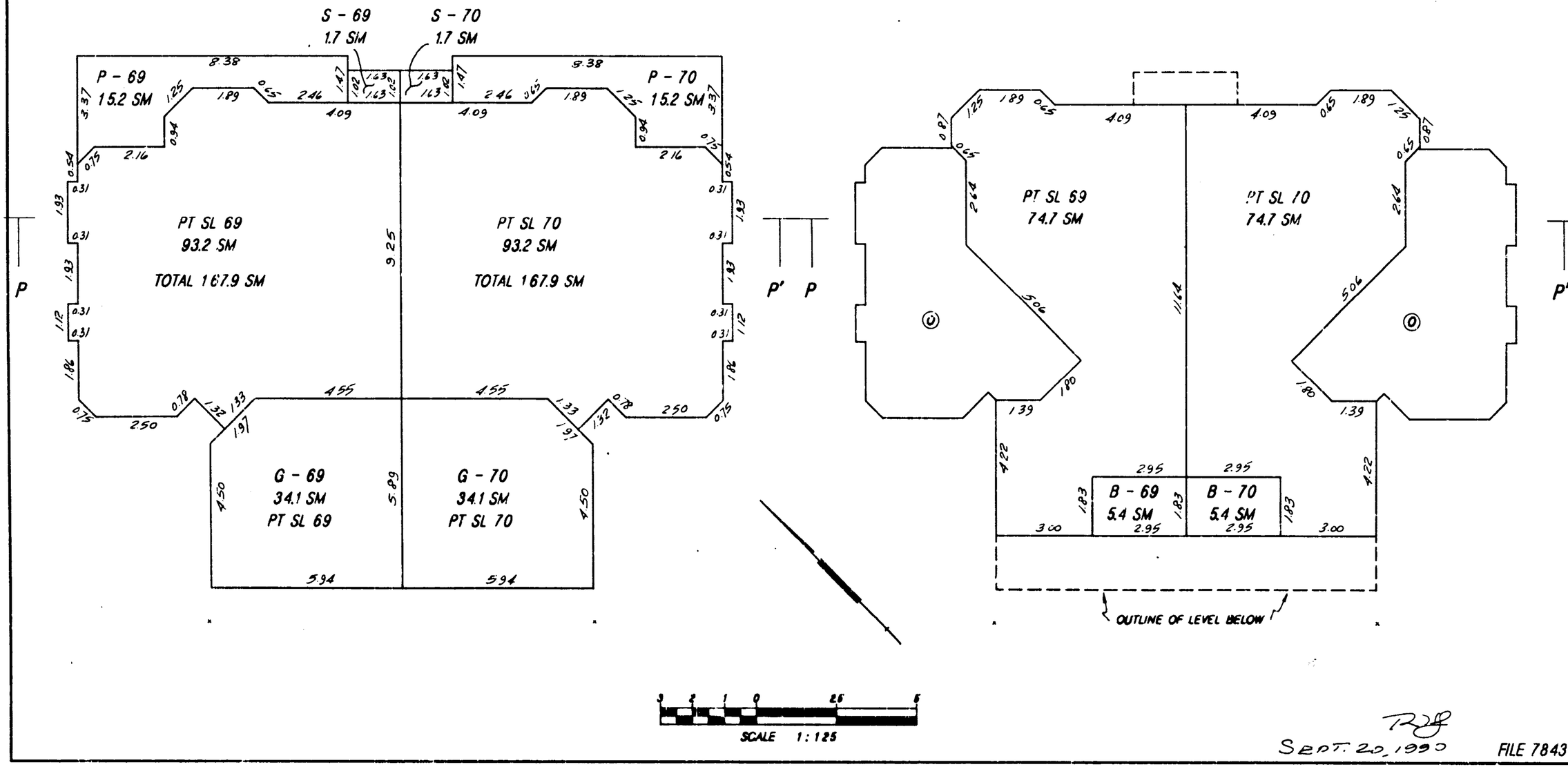
SEPT. 20, 1990

FILE 7843

LOWER LEVEL

UPPER LEVEL

STRATA PLAN NW 3278
PHASE II



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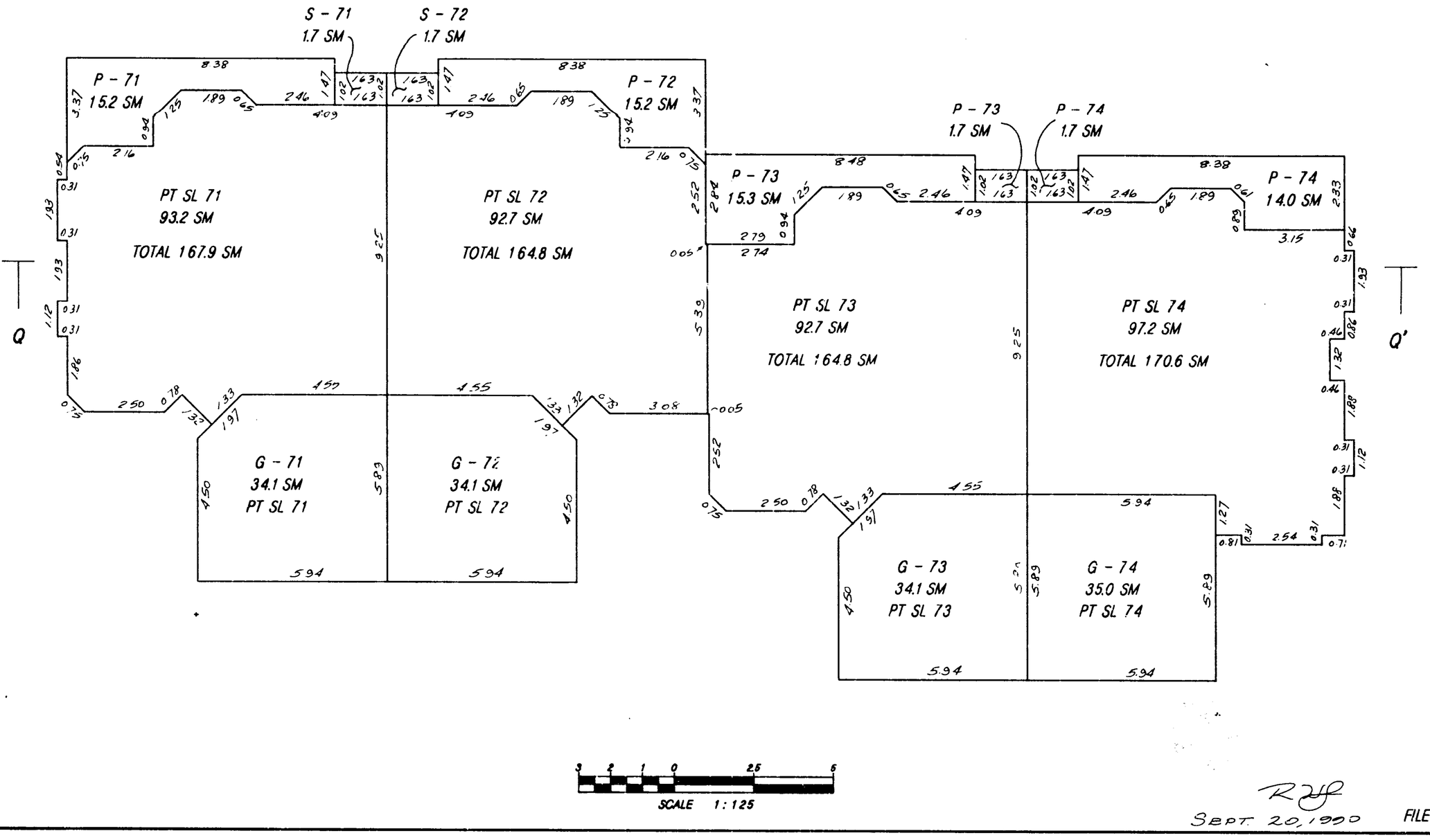
SEPT. 20, 1990

FILE 7843

LOWER LEVEL

STRATA PLAN NW 3278
PHASE II

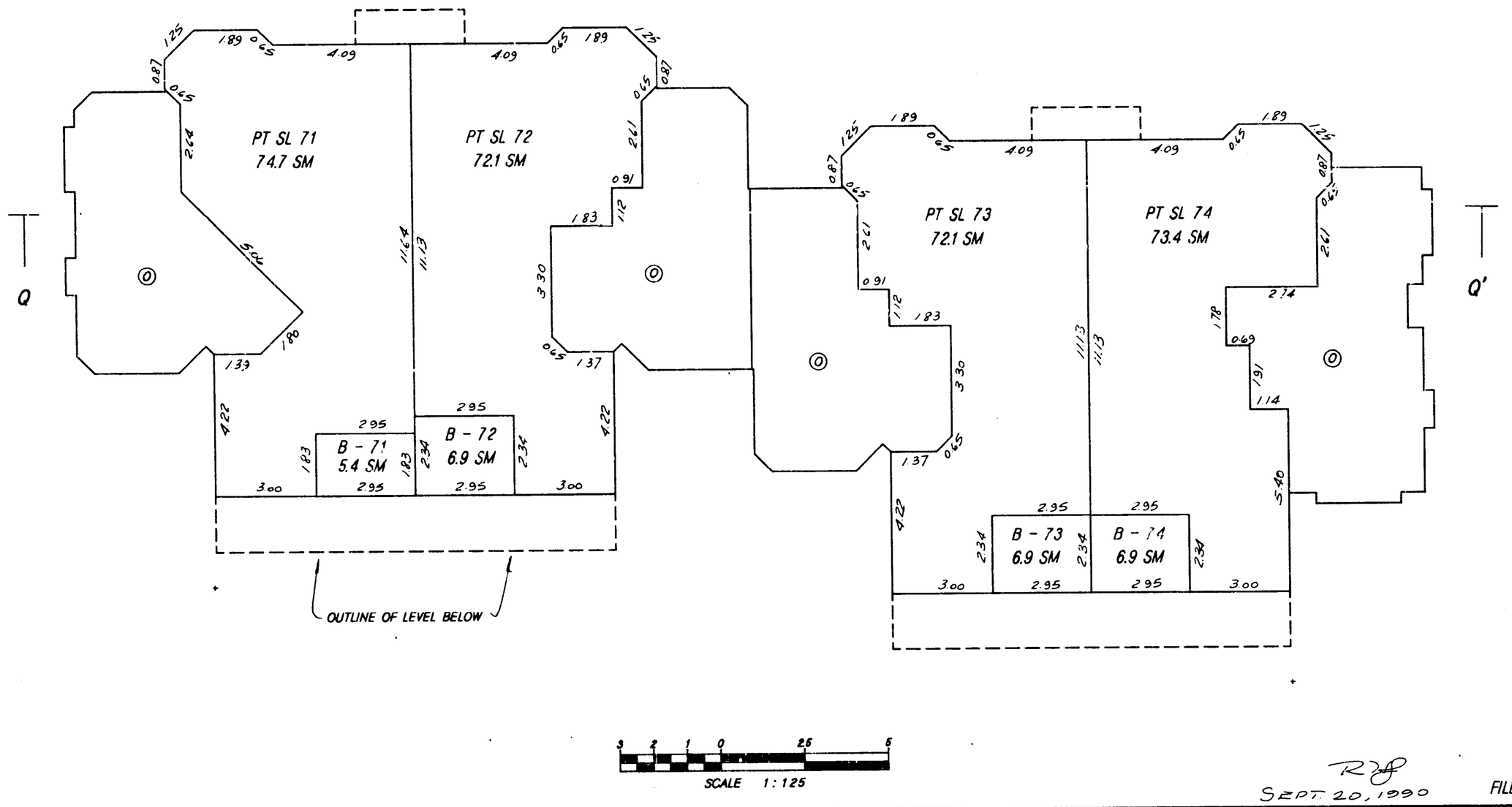


RJH
SEPT. 20, 1990

FILE 7843

UPPER LEVEL

STRATA PLAN NW 3278
PHASE II

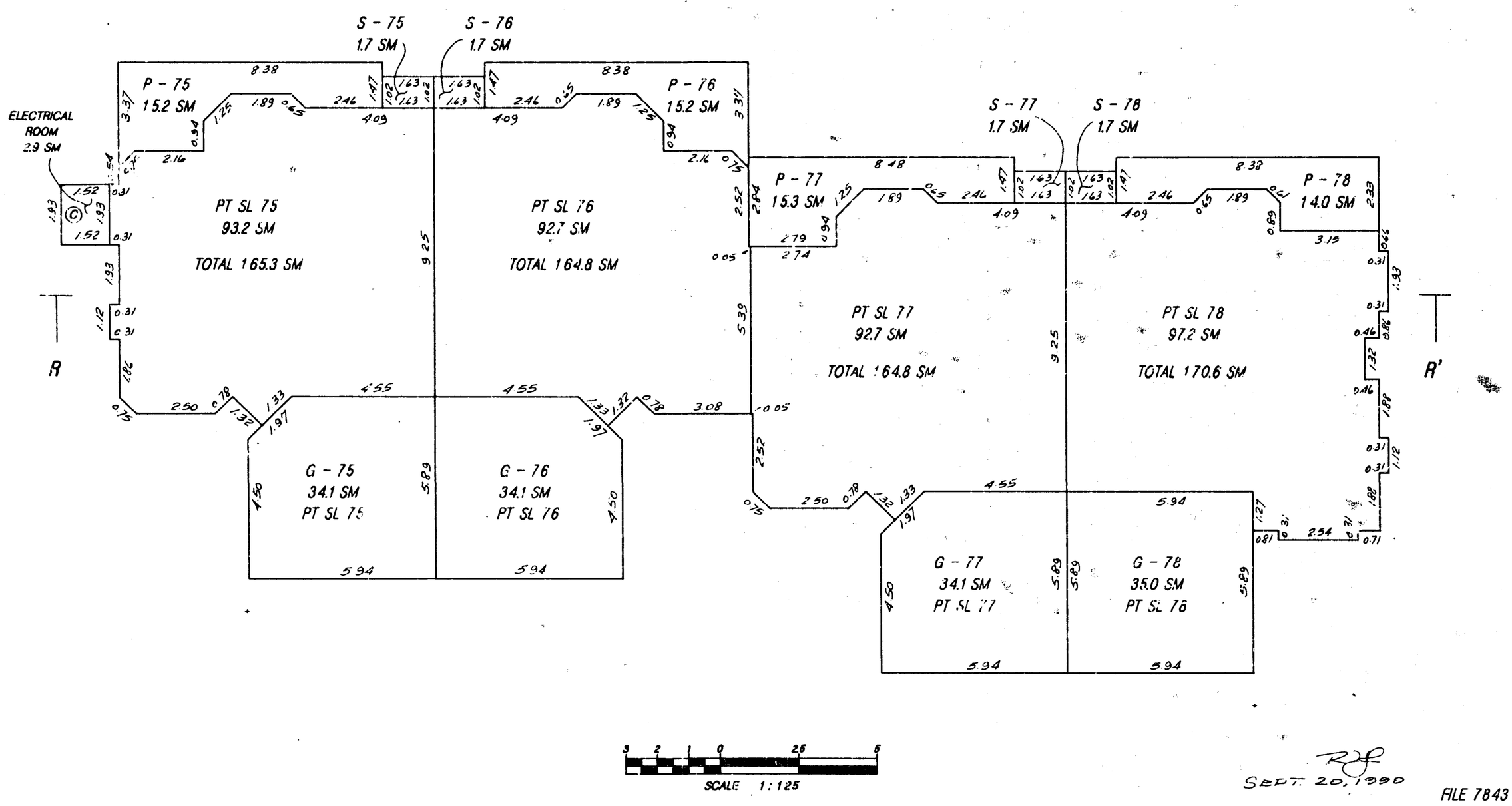


RJH
SEPT. 20, 1990

FILE 7843

LOWER LEVEL

STRATA PLAN NW 3278
PHASE II



SEPT. 20, 1990

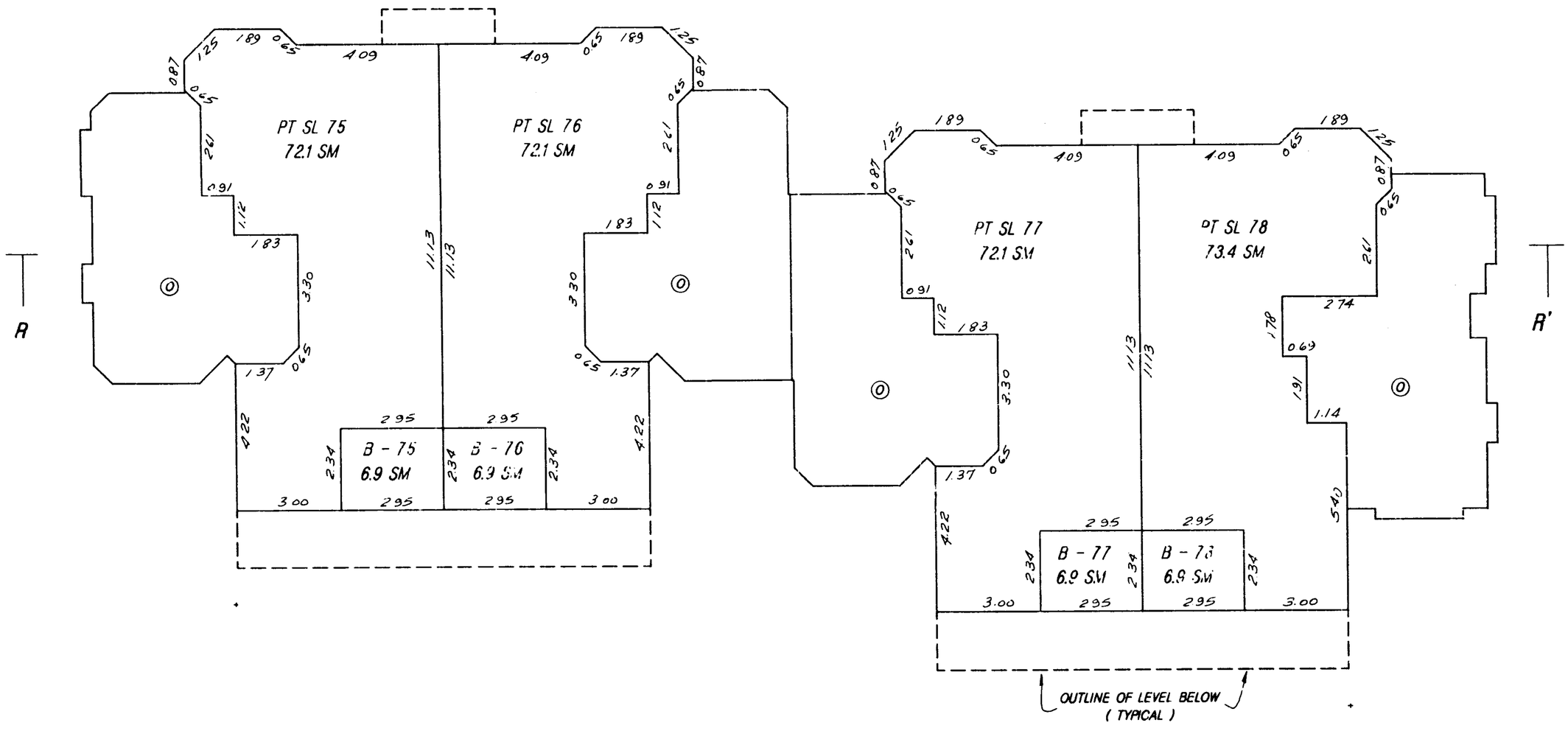
FILE 7843

Closed Ctfd 14/9/90.

UPPER LEVEL

Ph. II

STRATA PLAN NW 3278
PHASE II



SEPT 20/90

FILE 7843

Closed Ctfd 14/9/90