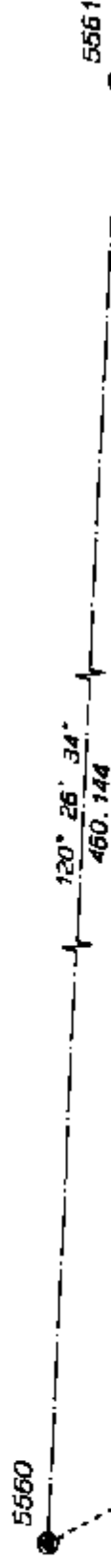


**STRATA PLAN OF PART OF LOT 1
SECTION 34 TOWNSHIP 2 N.W.D.
PLAN LMP38432**

B.C.G.S. 92G.016
CITY OF SURREY



SCALE 1: 1000



297
PLAN 62363

151st STREET

152nd STREET

REM. 1
PLAN LMP38432

PHASE 1

| | | | | | | | |
|-------------|----|----|----|----|---|---|----------|
| REM. 14 | 13 | 12 | 11 | 10 | 9 | 8 | 7 |
| LANE | | | | | | | LANE |
| SRM PLAN | | | | | | | LMP35755 |
| 89° 37' 00" | | | | | | | 175.445 |
| PLAN | | | | | | | 17401 |

CIVIC ADDRESS :

8888 151st STREET
SURREY, B.C.

NAME OF DEVELOPMENT :

CARLINGWOOD

MATSON, PECK & TOPLISS
SURVEYORS AND ENGINEERS
210-8171 LOOK ROAD
RICHMOND, B.C. V6Y 3T8
(DN) 270-9331
(fax) 270-4137

JOB NO. S - 12260 - 1

PHASE 1

STRATA PLAN LMS 4142

REF. NO. DP80340

STRATA PLAN LMS 4142 deposited and registered
in the Land Title Office at New Westminster, B.C.
this 7 day of APRIL, 2000.

Assistant Deputy Registrar
Small

DP80340 - DP80368

Form E - DP80339

THIS PLAN LIES WITHIN THE GREATER
VANCOUVER REGIONAL DISTRICT.

The address for service of documents
on the Strata Corporation is:

The Owners
Strata Plan LMS 4142
c/o 2248 - 13353 Commerce Parkway
Richmond, B.C.
V6V 3A1

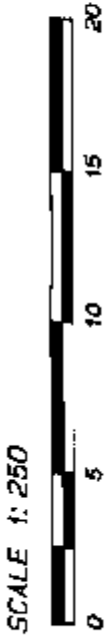
L. WILLIAM P. HOWE, of Burnaby, B.C., British Columbia
Land Surveyor, hereby certifies that the buildings erected
on the parcel described above are wholly within the external
boundaries of that parcel.

Dated at Richmond, B.C.

This 14th day of January, 2000.

W. Phono
B.C.L.S. (#697)

LEGEND:



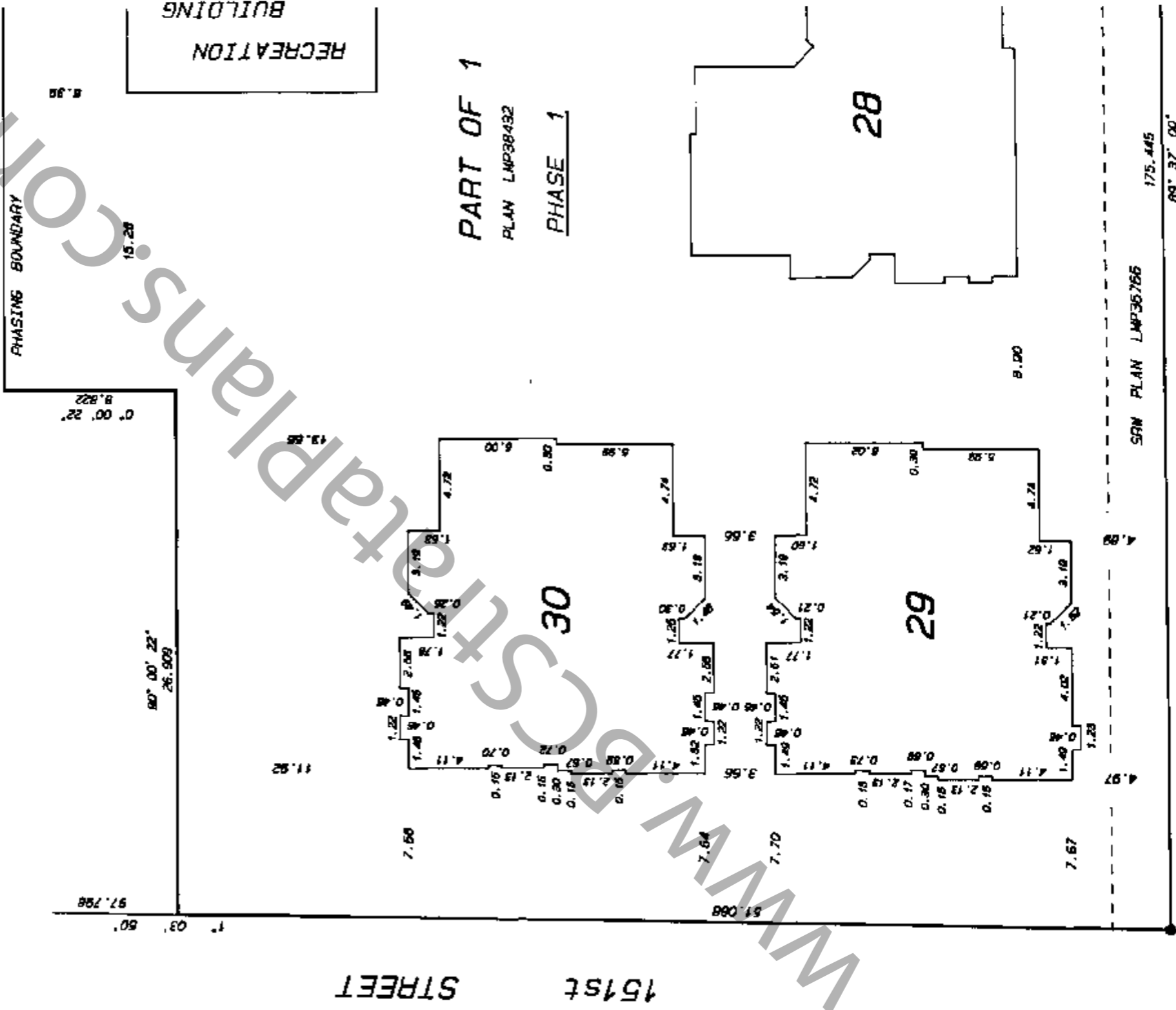
ALL DIMENSIONS ARE METRIC.
GRID BEARINGS ARE DERIVED FROM OBSERVATIONS BETWEEN CONTROL MONUMENTS 5560 AND 5561, NAD 83 (GSR9) INTEGRATED SURVEY AREA NO. 1, SURREY.
THIS PLAN SHOWS GROUND LEVEL MEASURED DISTANCES. PRIOR TO COMPUTATION OF U.T.M. CO-ORDINATES MULTIPLY BY MEAN COMBINED FACTOR 0.99999116.

- - CONTROL MONUMENT FOUND
- - IRON POST FOUND
- m² - SQUARE METRES
- S.L. - STRATA LOT
- PT. - PART
- C.P. - COMMON PROPERTY
- E - ELECTRICAL ROOM
- P - PATIO
- D - DECK
- C - PARKING STALL

NOTE: PATIOS, DECKS AND PARKING STALLS ARE LIMITED COMMON PROPERTY FOR USE OF THE STRATA LOTS INDICATED. (EXAMPLE: P - 5, D - 1, C - 1)

REM. 1
PLAN LMP38432

PHASE 1
STRATA PLAN LMS 4/42



PART OF 1
PLAN LMP38432
PHASE 1

CONTINUED ON SHEET 3

MATSON, PECK & TOPLISS
SURVEYORS AND ENGINEERS
210-8171 COOK ROAD
RICHMOND, B.C. V6Y 3T8
(PH) 270-9331
(FAX) 270-4137

JOB NO. S - 12260 - 1

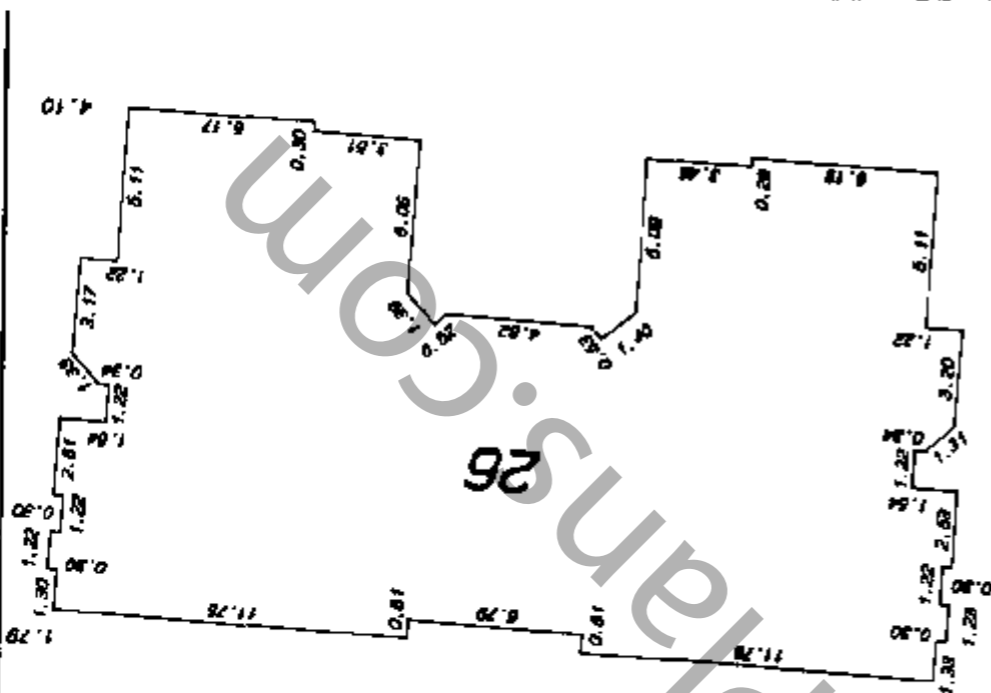
DATE Jan. 14/2000 WPK
B.C.L.S.



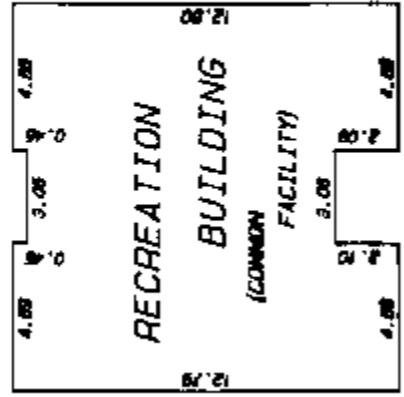
REM. 1
PLAN LMP38432

PHASE 1

STRATA PLAN LMS 4142



PHASING BOUNDARY



PART OF 1
PLAN LMP38432
PHASE 1

SRW PLAN 175.445
LMP36766

L A N E

MATSON, PECK & IOPLISS
SURVEYORS AND ENGINEERS
210-8171 COOK ROAD
RICHMOND, B.C. V6Y 3T8
(tel) 270-9831
(fax) 270-8137

JOB NO. S - 12260 - 1

DATE Jan. 14/2000 WPH B.C.L.S.

CONTINUED ON SHEET 4

CONTINUED ON SHEET 22

SCALE 1:250



PHASE 1

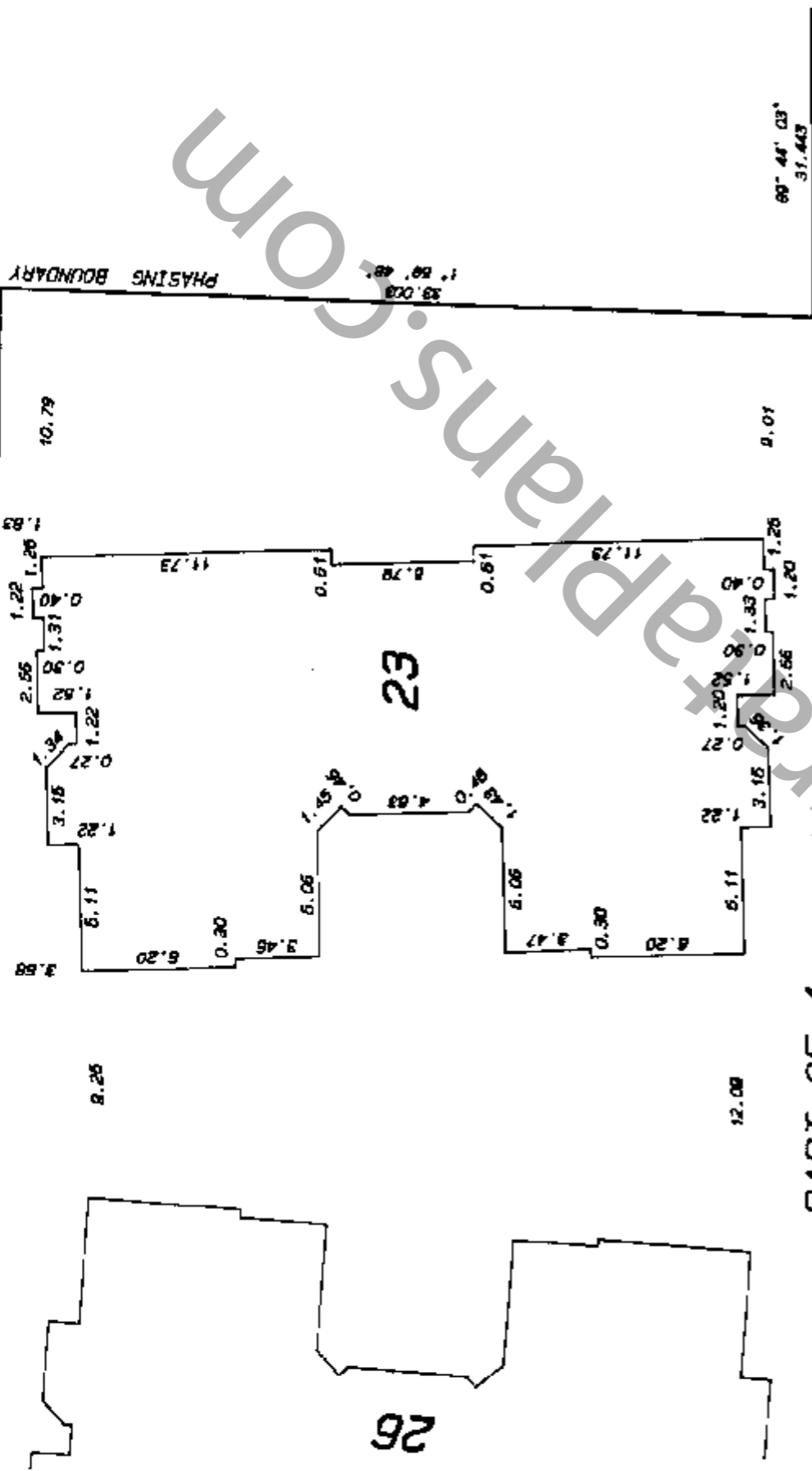
STRATA PLAN LMS 4142



REM. 1

PLAN LMP38432

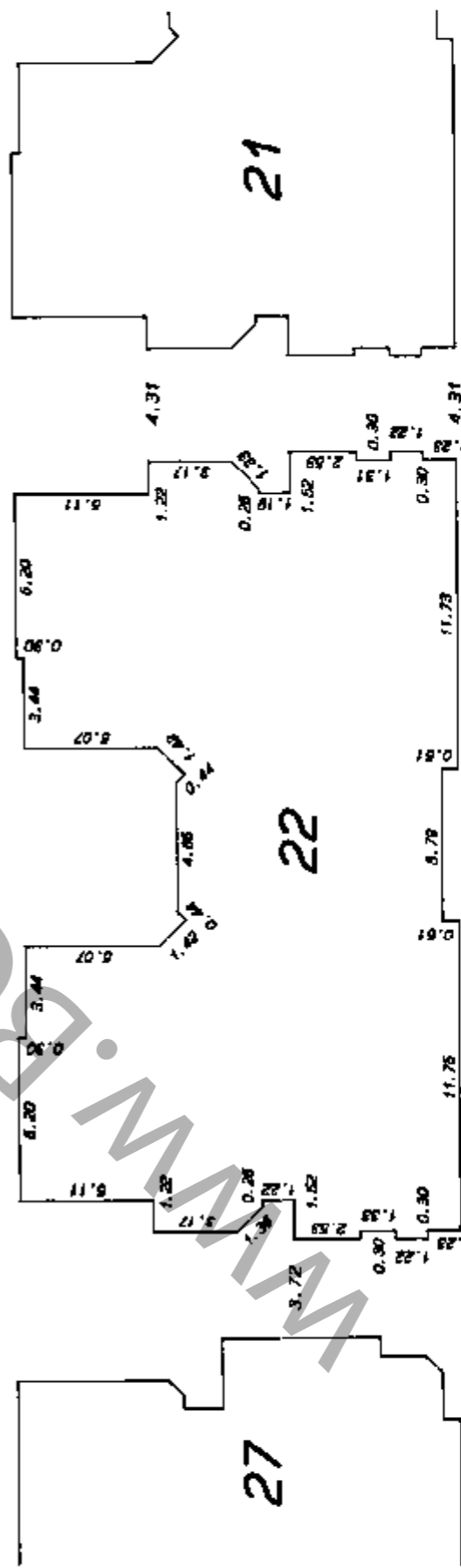
90° 46' 03"
62.272



PART OF 1

PLAN LMP38432

PHASE 1



SPW PLAN 175.445
LMP36766
69° 37' 00"

L A N E

MATSON, PECK & TOPLISS
SURVEYORS AND ENGINEERS
210-8171 COOK ROAD
RICHMOND, B.C. V6Y 3T8
(PH) 270-9331
(FAX) 270-4137

JOB NO. S - 12260 - 1

DATE Jan. 14/2000 WPN

B.C.L.S.

SCALE 1:250

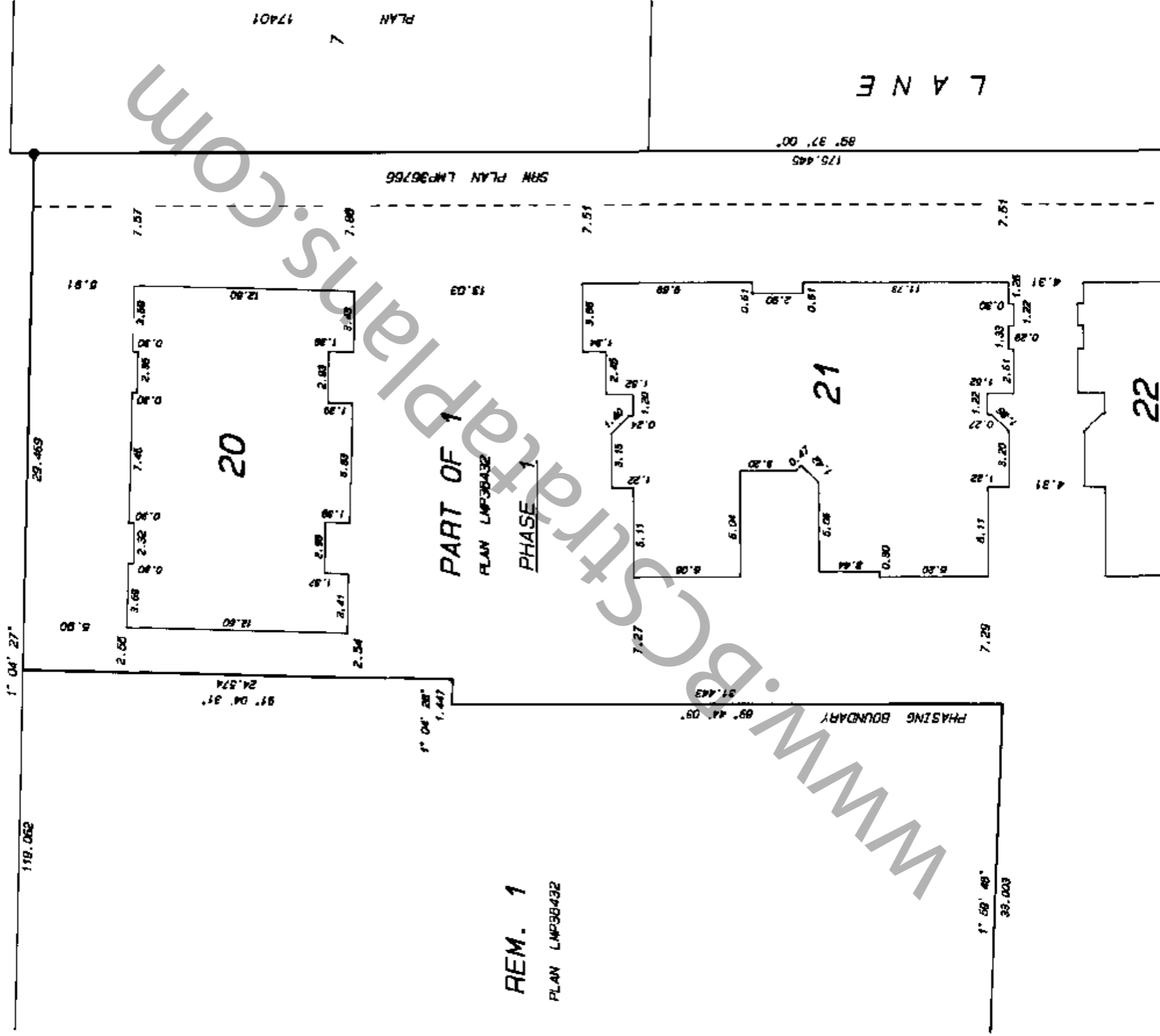


FIRST SHEET, SHEET 5 OF 17 SHEETS

PHASE 1

STRATA PLAN LMS 4142

152nd STREET



PART OF 1

PLAN LMP36432

REM. 1

PLAN LMP36432

CONTINUED ON SHEET 4

MATSON, PECK & TOPLISS
 SURVEYORS AND ENGINEERS
 210-8171 COOK ROAD
 RICHMOND, B.C. V6Y 3T8
 (ph) 270-9331
 (fax) 270-4137

JOB NO. S - 12260 - 1

DATE Jan. 14/2000 WPM

B.C.L.S.

PHASE 1

STRATA PLAN LMS 4192

CONDOMINIUM ACT.

STATUTORY DECLARATION

I / WE the undersigned do solemnly declare that

- (1) I / WE the undersigned are the owner-developer or 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 this 21 day of JANUARY, B.C., 2000.

[Signature]
A Commissioner for taking affidavits within B.C.
V. BARNETT

[Signature]
Nelson Chan
[Signature]
KEN WONG

CERTIFICATE OF APPROVAL
SECTION 8 (2)

Approved as PHASE 1 of a 3 phase strata plan under the Condominium Act.

Dated at Surrey, B.C. this 6 day of March, 2000.

[Signature]
Approving Officer
the CITY OF SURREY
NICHOLAS LAI

The CITY OF SURREY, the holder of covenants BM173866, BM173867 and BM176242 hereby consent to the deposit of this plan.

Dated this 29 day of February, 2000 A.D.
Execution Date.

The CITY OF SURREY
Mayor: Doug McCallum
Authorized Signatory
Clerk: Donna Kenny

MATSON, PECK & TOPLISS
SURVEYORS AND ENGINEERS
210-8171 COOK ROAD
RICHMOND, B.C. V6Y 3T8
(tel) 270-9331
(fax) 270-4137

JOB NO. S - 12260 - 1

Accepted as to forms 1, 2 and 3 this 23 day of MARCH, 2000.

[Signature]
SUPERINTENDENT OF REAL ESTATE

SIGNATURES

WITNESSES :

[Signature]
WITNESS as to both
of the above
Occupation
203-2680 Still Road
Address
Richmond, B.C. V6Y 4C9

OWNER :

FLEETWOOD TOWNHOUSE PROPERTIES INC.
(INC. NO. 544089)
[Signature]
Nelson Chan AUTHORIZED SIGNATORY
[Signature]
KEN WONG AUTHORIZED SIGNATORY

MORTGAGEE :

MSBC BANK CANADA
[Signature]
[Signature]
[Signature]
PAUL IRVING
AUTHORIZED SIGNATORY
[Signature]
JOSEPH YOUNG
AUTHORIZED SIGNATORY

[Signature]
WITNESS as to both
Occupation
Acc. Manager
200-285 W. B. St.
Address
Vancouver B.C.

ENDORSEMENT PURSUANT TO SECTION 84 :

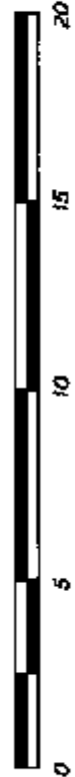
I hereby certify that the common facility "Recreation Building" which according to Form E of the Act was to have been constructed in conjunction with this phase has been satisfactorily provided for.

This 6th day of March, 2000.

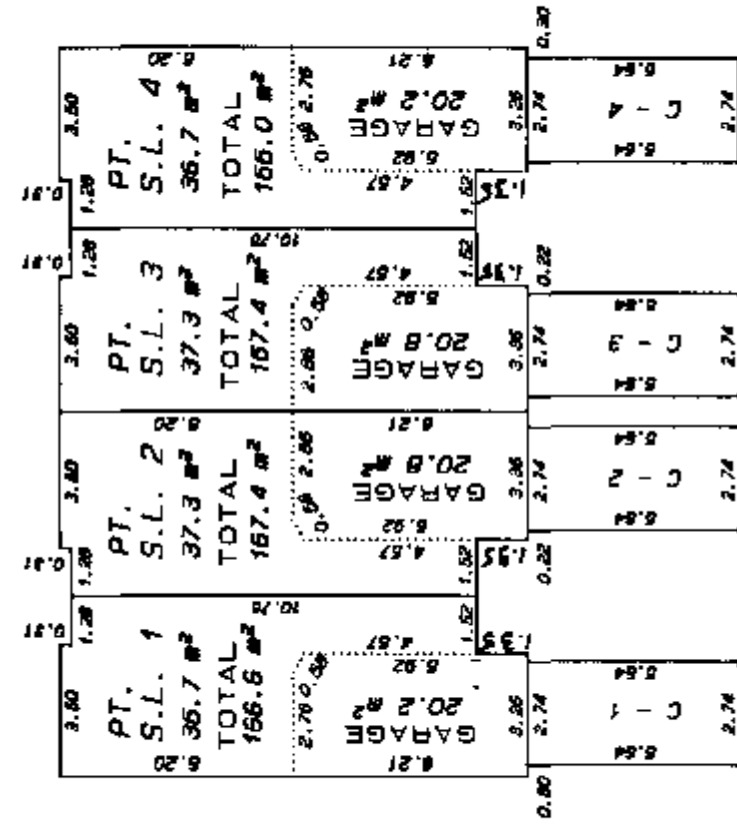
[Signature]
Approving Officer for
the CITY OF SURREY
NICHOLAS LAI
NICHOLAS LAI

DATE Jan. 14 / 2000 [Signature] B.C.L.S.

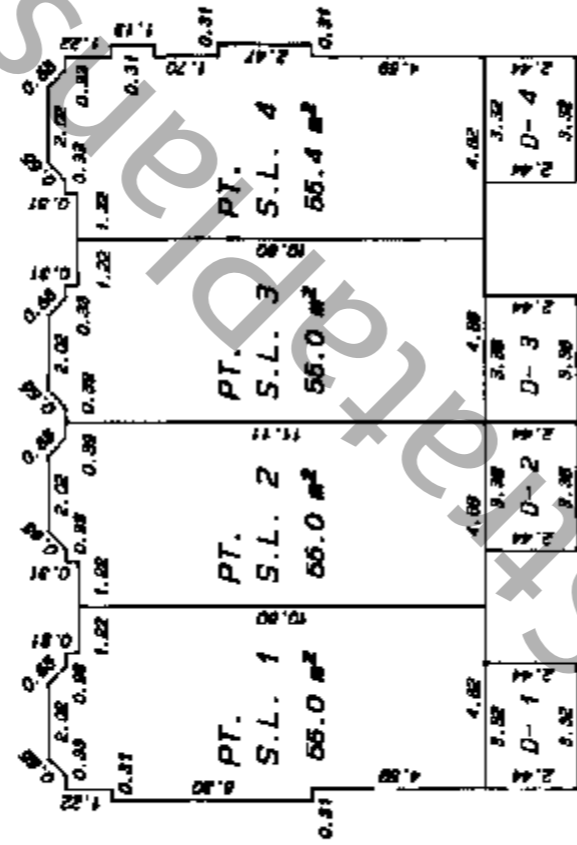
SCALE 1:200



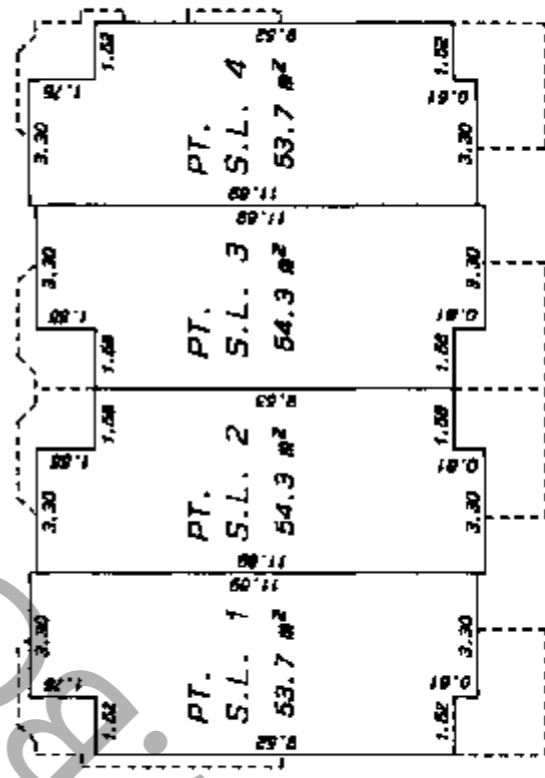
BASEMENT FLOOR



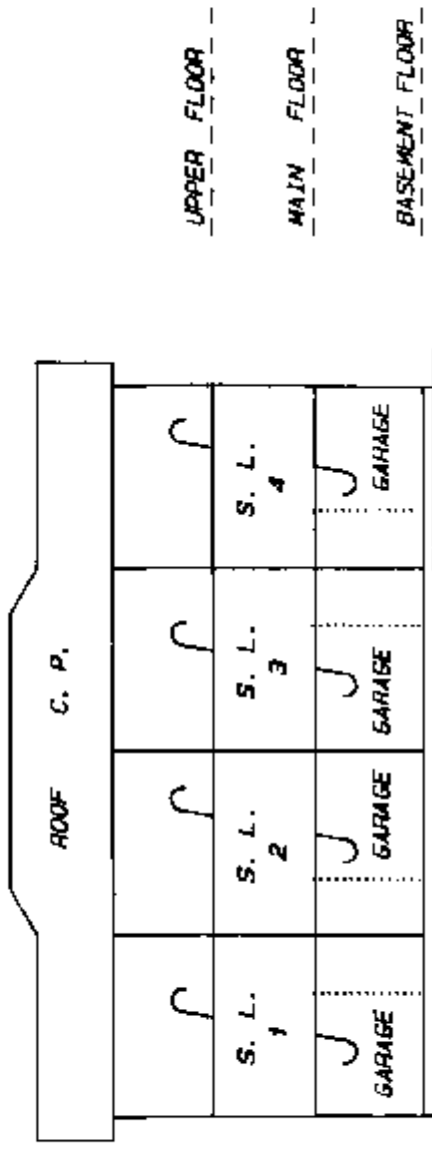
MAIN FLOOR



UPPER FLOOR

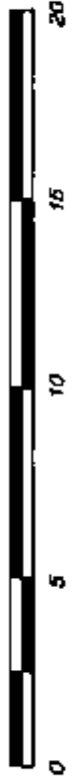


SECTION A - A'

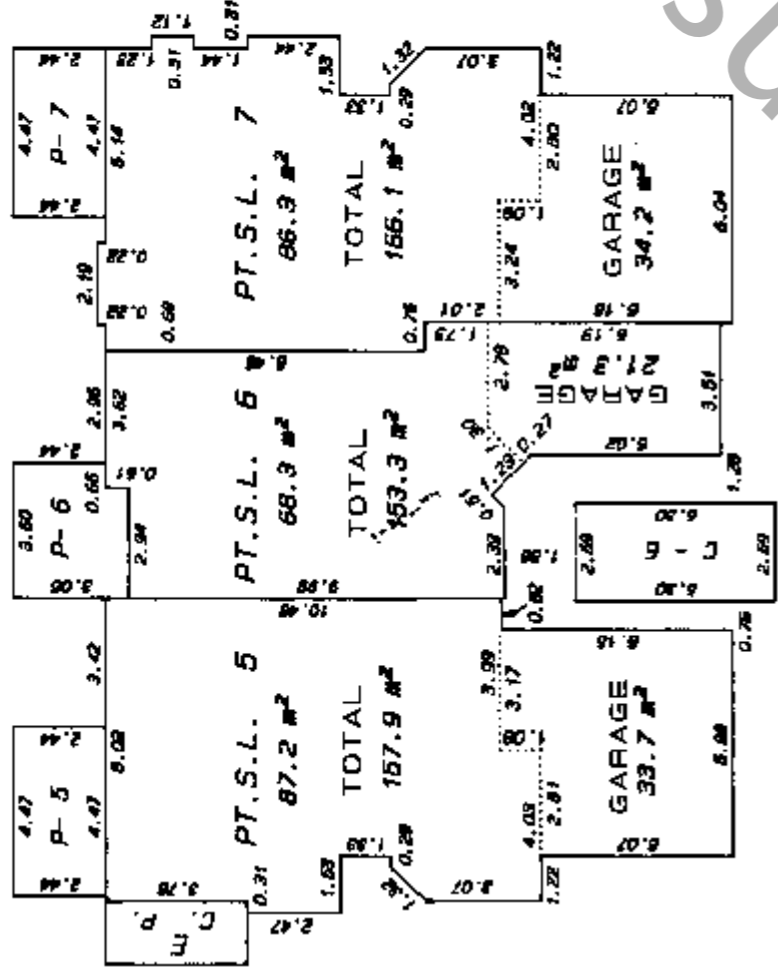


MATSON, PECK & TOPLISS
 SURVEYORS AND ENGINEERS
 210-8171 COOK ROAD
 RICHMOND, B.C. V6Y 3T8
 (PH) 270-9331
 (FAX) 270-4137

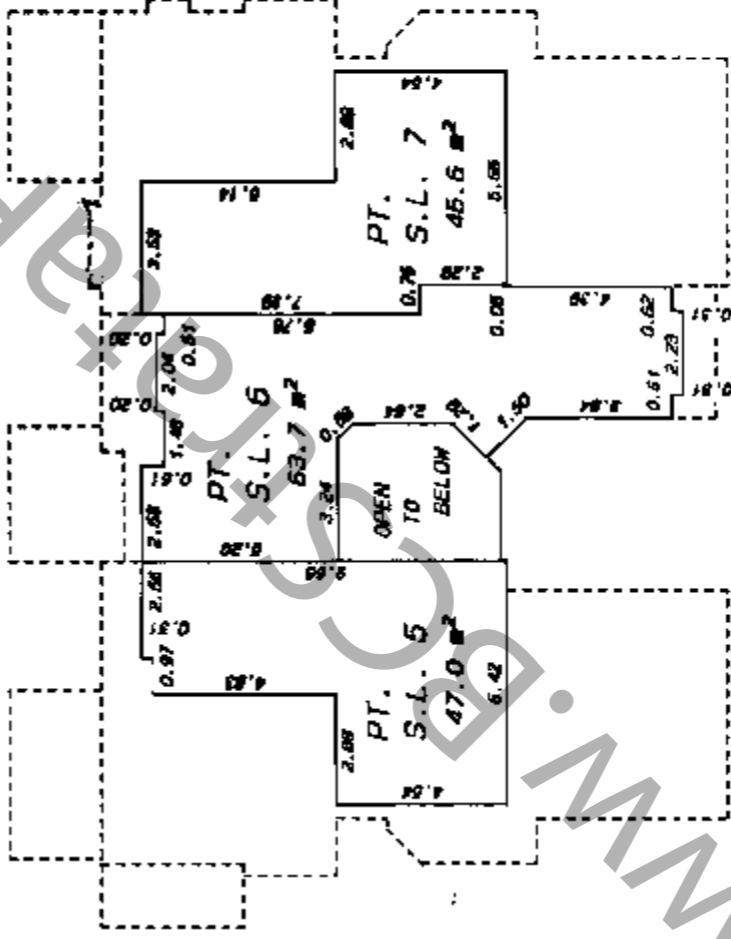
SCALE 1:200



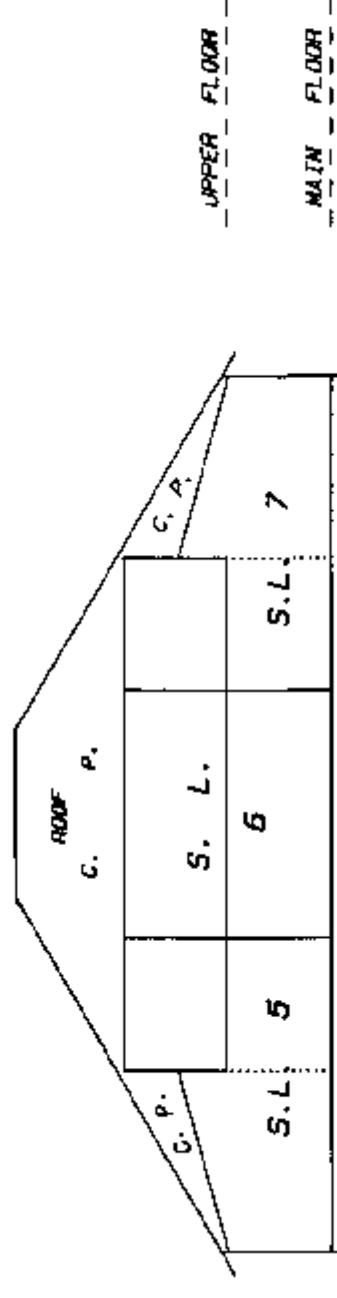
MAIN FLOOR



UPPER FLOOR



SECTION A - A'

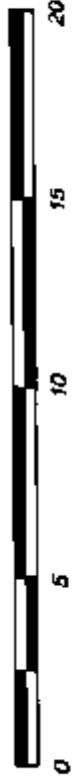


MATSON, PECK & TOPLISS
SURVEYORS AND ENGINEERS
210-8171 COOK ROAD
RICHMOND, B.C. V6Y 3T8
(PH) 270-9331
(FAX) 270-6197

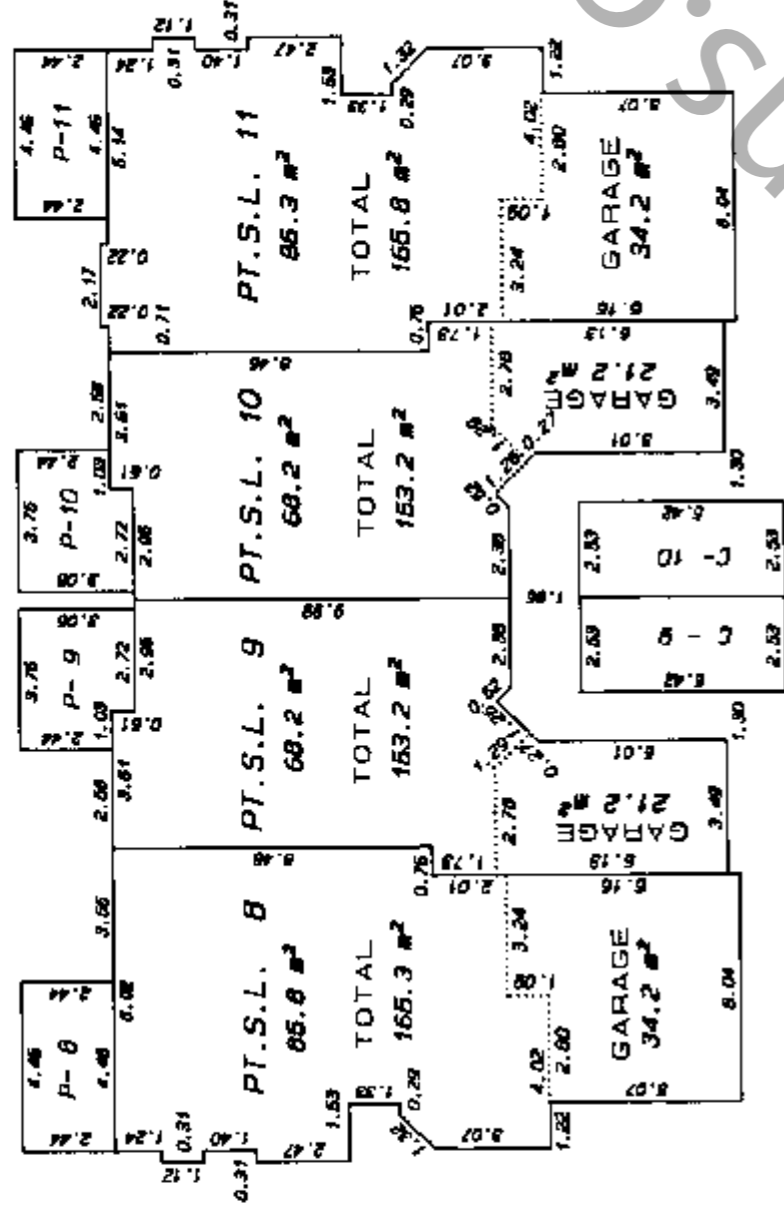
JOB NO. S - 12260 - 1

DATE Jan. 14/2000 WPN B.C.L.S.

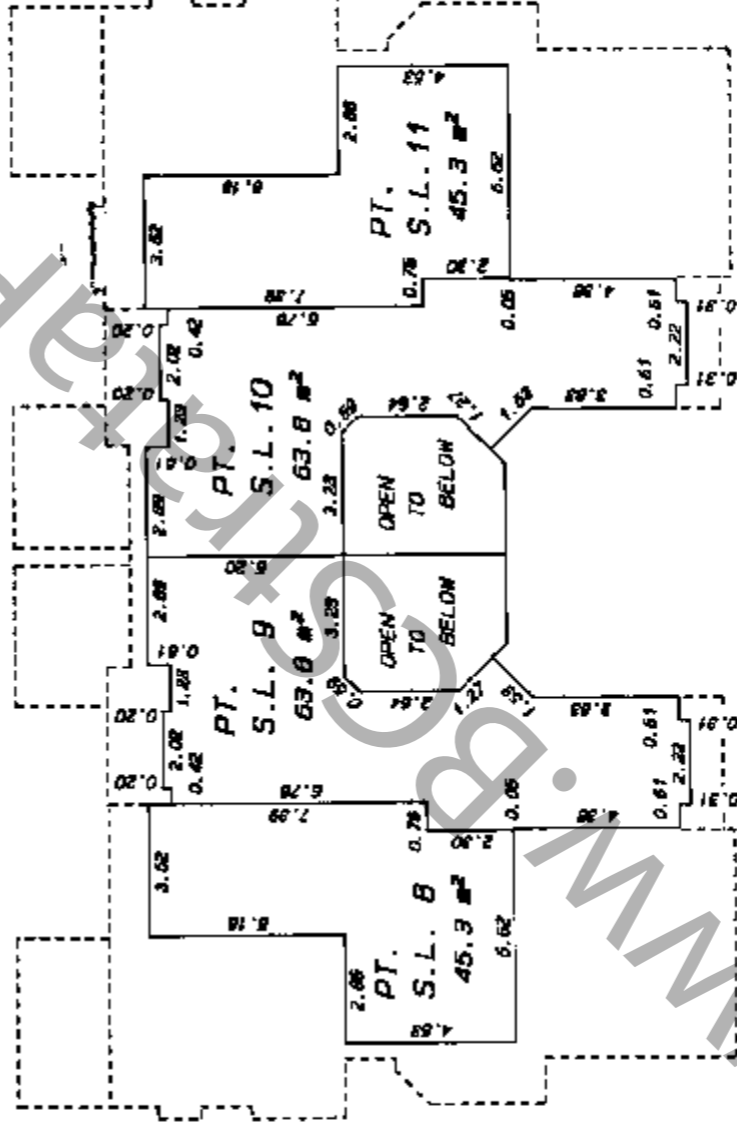
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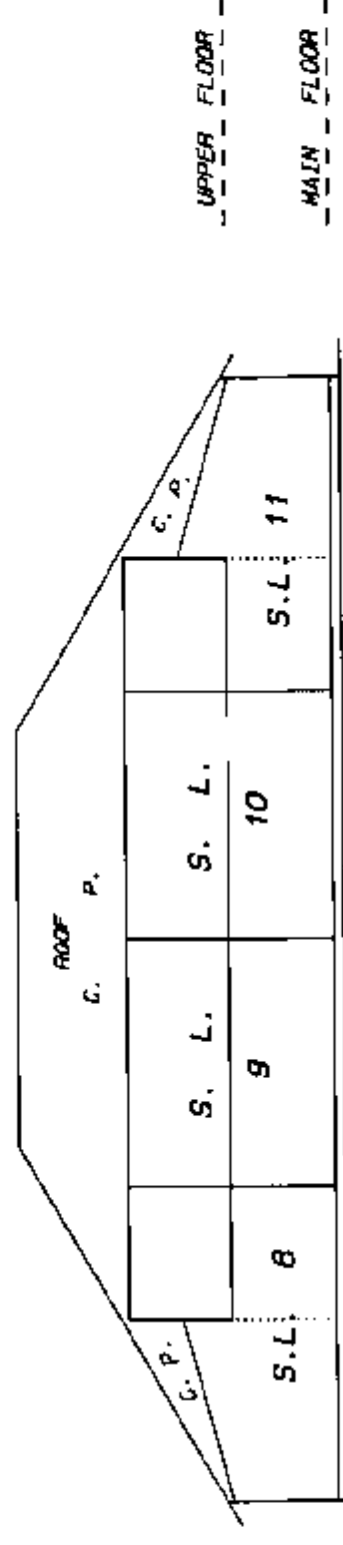
MAIN FLOOR



UPPER FLOOR



SECTION A - A'



MATSON, PECK & TOPLISS
 SURVEYORS AND ENGINEERS
 210-8171 COOK ROAD
 RICHMOND, B.C. V6Y 3T8
 (ph) 270-9331
 (fax) 270-4137

JOB NO. 5 - 12260 - 1

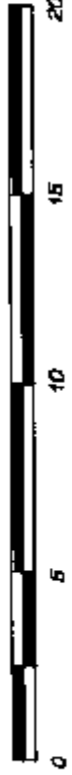
DATE Jan. 14/2000 NPN B.C.L.S.

BUILDING 27

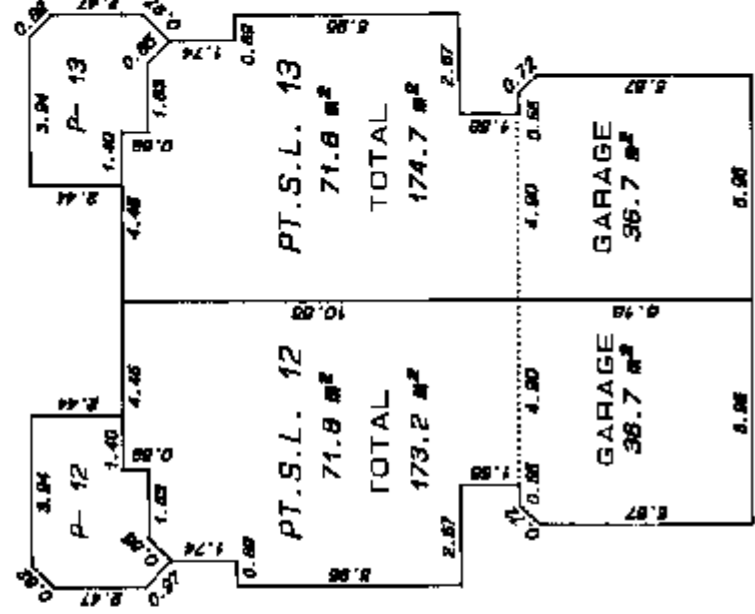
PHASE 1

STRATA PLAN LMS 4192

SCALE 1:200



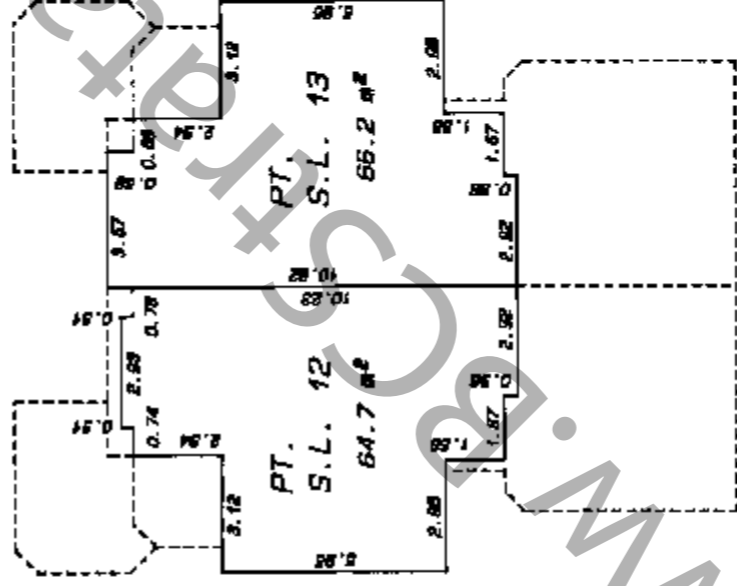
MAIN FLOOR



A

A'

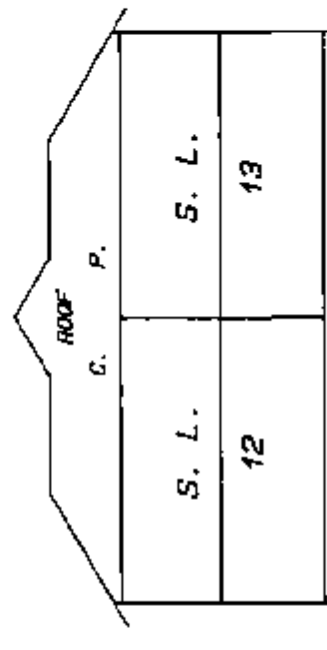
UPPER FLOOR



A

A'

SECTION A - A'



MATSON, PECK & TOPLISS
SURVEYORS AND ENGINEERS
210-8171 COOK ROAD
RICHMOND, B.C. V6Y 3T8
(ph) 270-8931
(fax) 270-4137

JOB NO. 5 - 12260 - 1

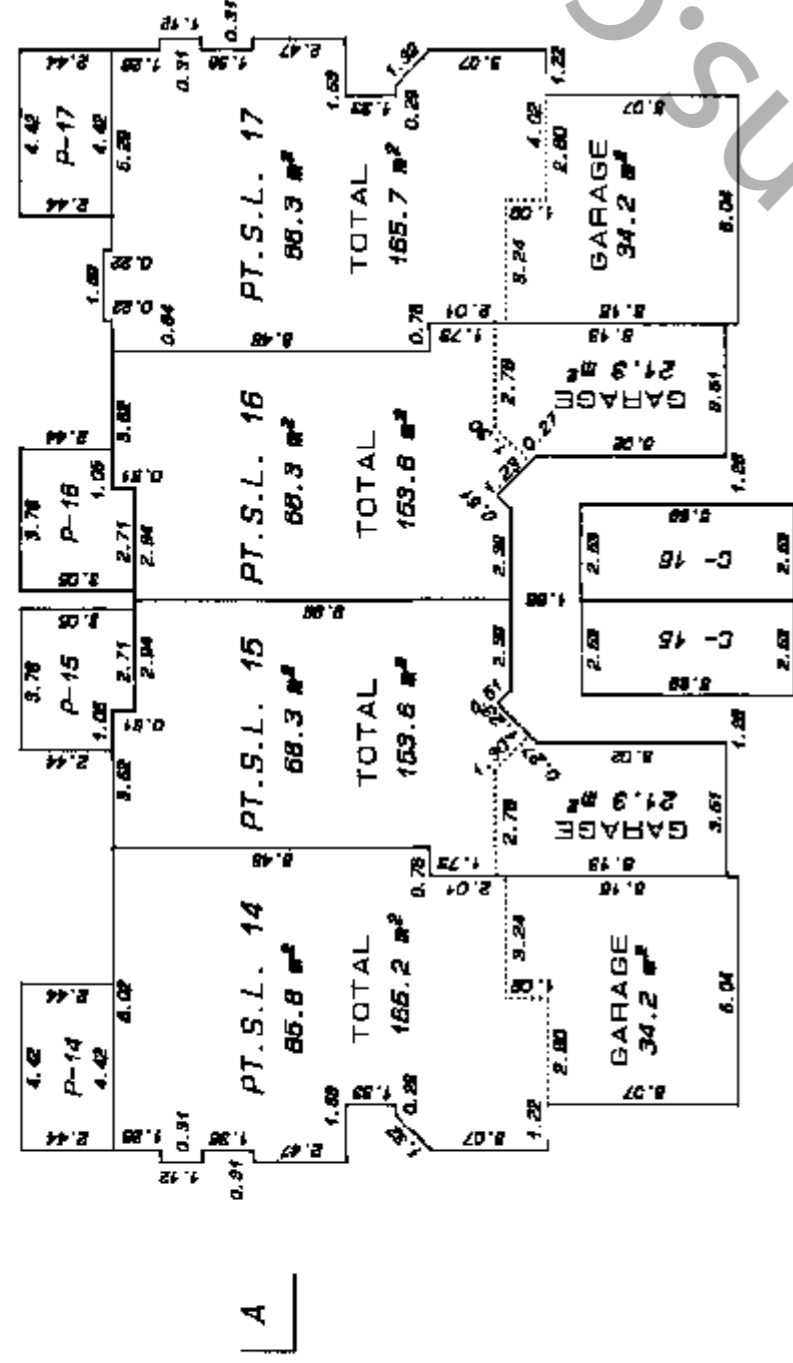
DATE Jan. 14/2000 WPN

B.C.L.S.

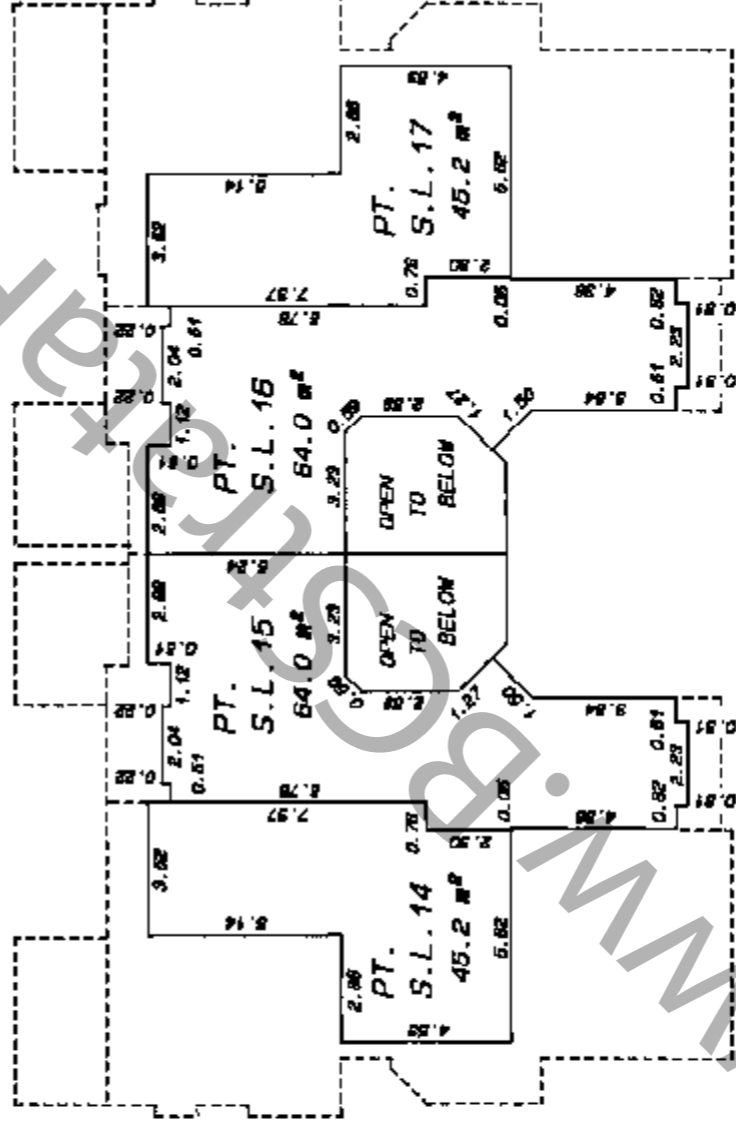
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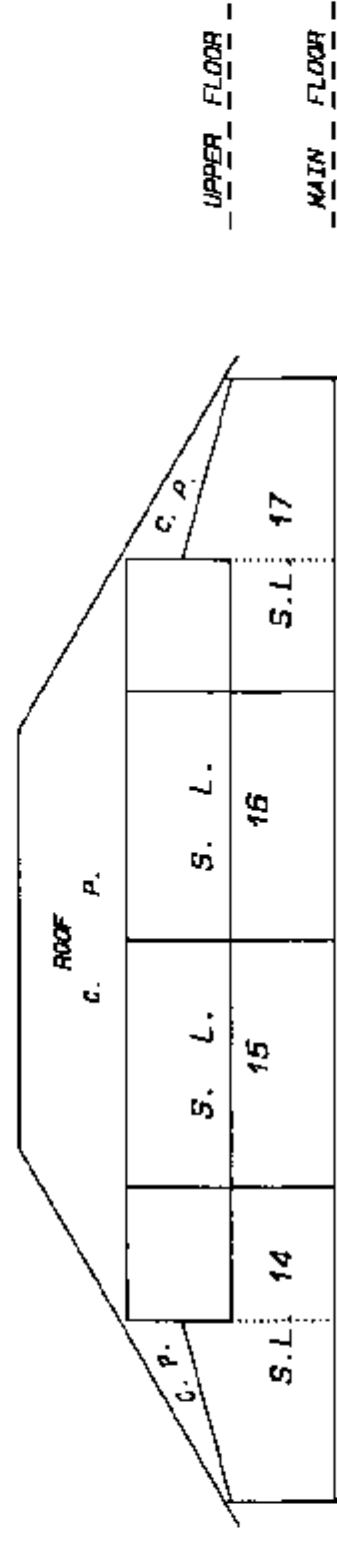
MAIN FLOOR



UPPER FLOOR



SECTION A - A'



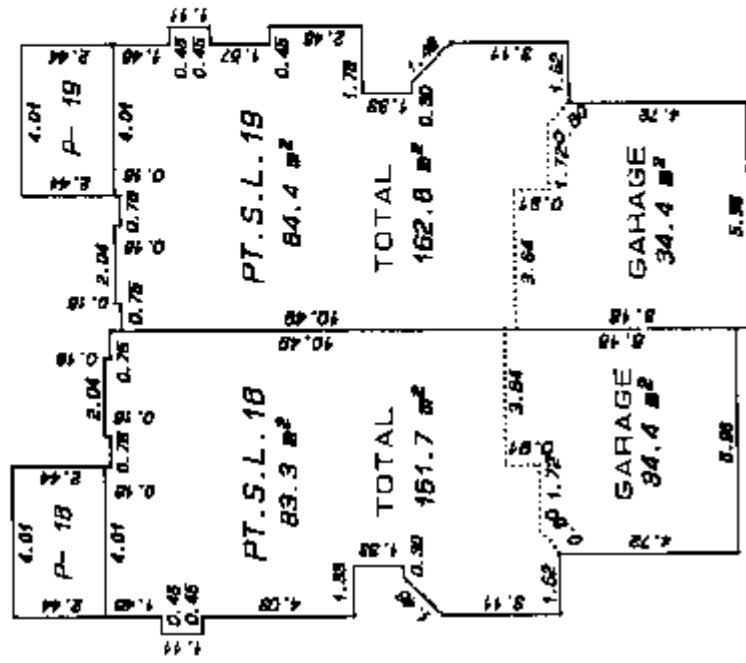
MATSON, PECK & TOPLISS
SURVEYORS AND ENGINEERS
210-8171 COOK ROAD
RICHMOND, B.C. V6Y 3T8
(tel) 270-9881
(fax) 270-4137

WPA

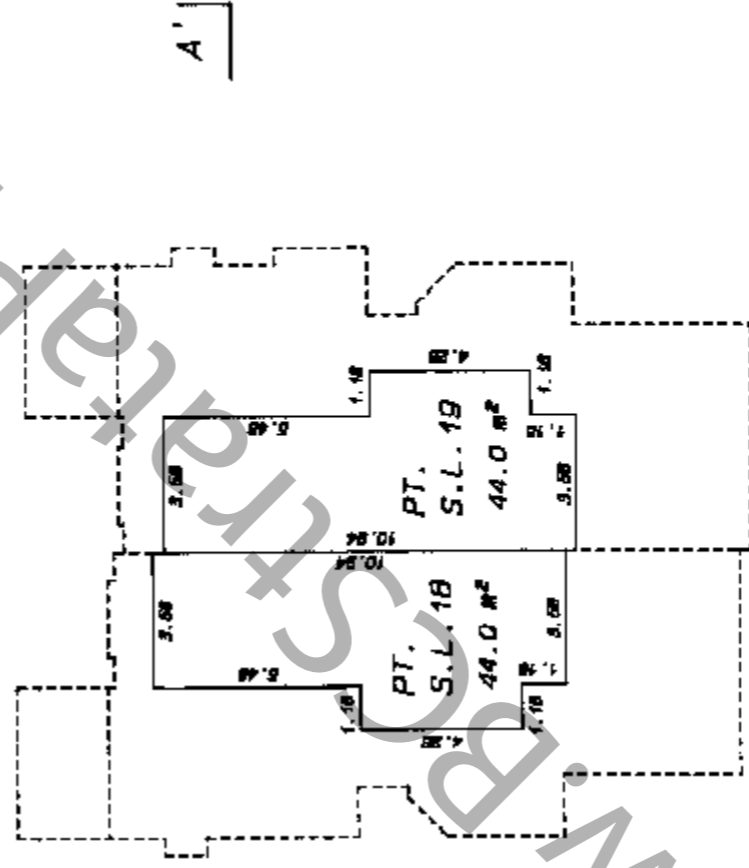
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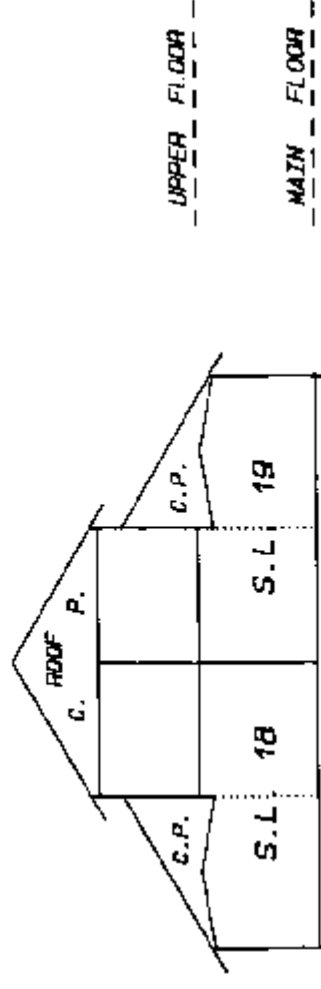
MAIN FLOOR



UPPER FLOOR



SECTION A - A'



MATSON, PECK & TOPLISS
 SURVEYORS AND ENGINEERS
 210-8171 COOK ROAD
 RICHMOND, B.C. V6Y 3T8
 (ph) 270-8391
 (fax) 270-4197

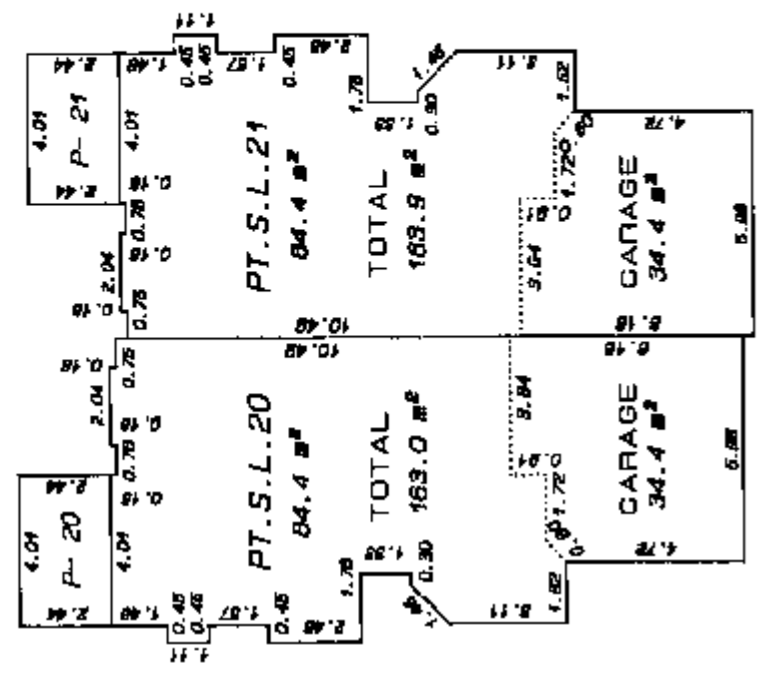
JOB NO. S - 12260 - 1

DATE Jan. 14/2000 h/PW B.C.L.S.

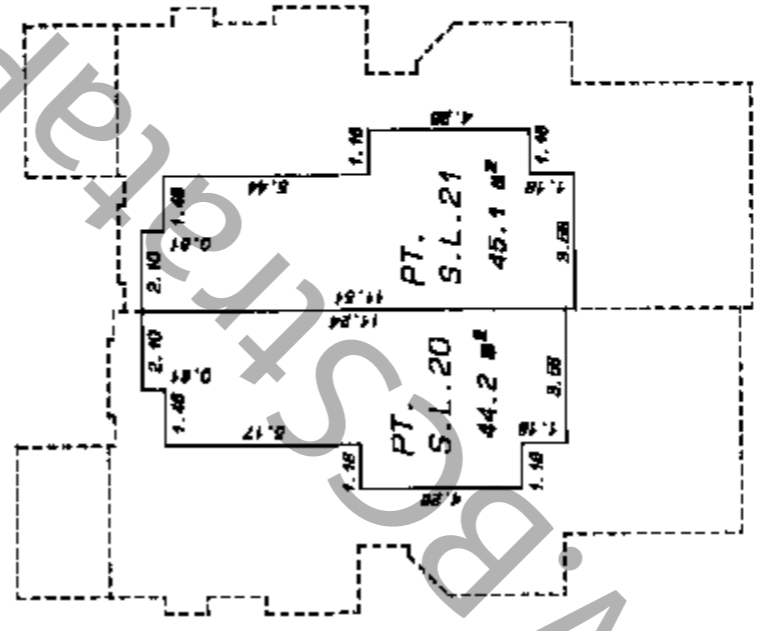
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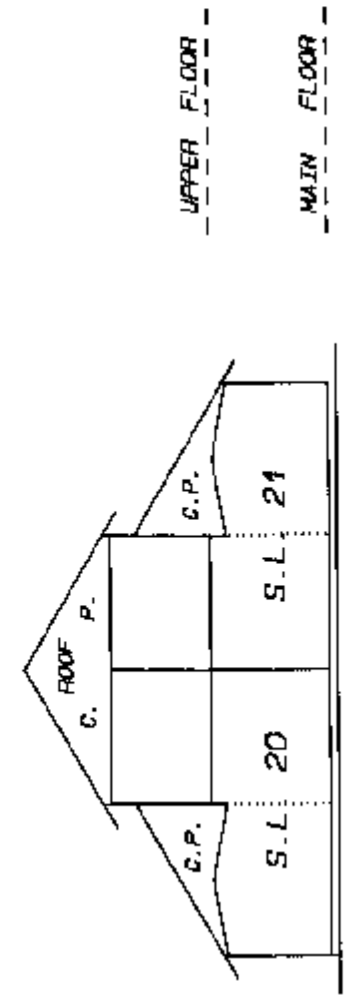
MAIN FLOOR



UPPER FLOOR



SECTION A - A'



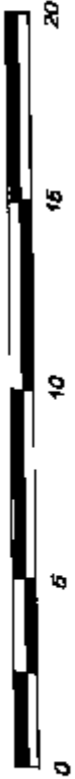
1ATSON, PECK & TOPLISS
SURVEYORS AND ENGINEERS
210-8171 COOK ROAD
RICHMOND, B.C. V6Y 3T6
(ph) 270-9331
(fax) 270-4137

JOB NO. S - 12260 - 1

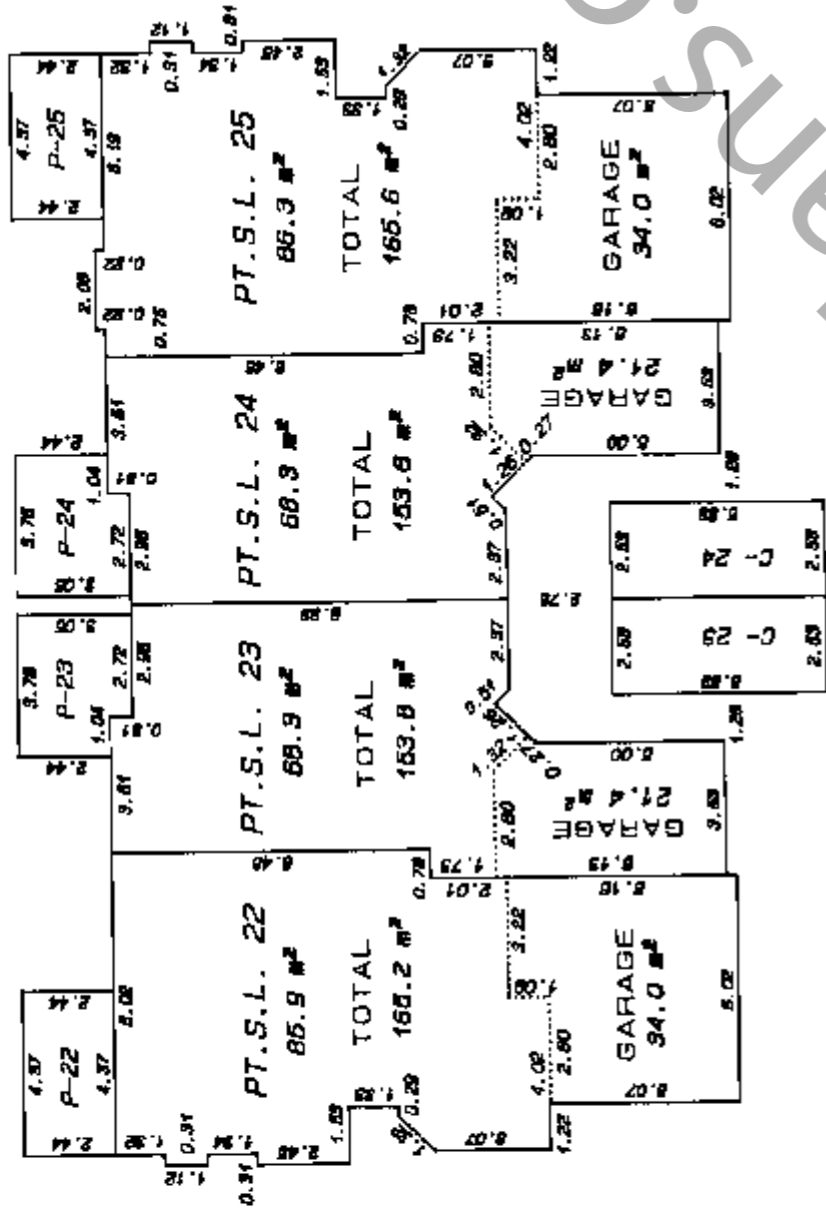
DATE Jan. 14/2000. WPN

B.C.L.S.

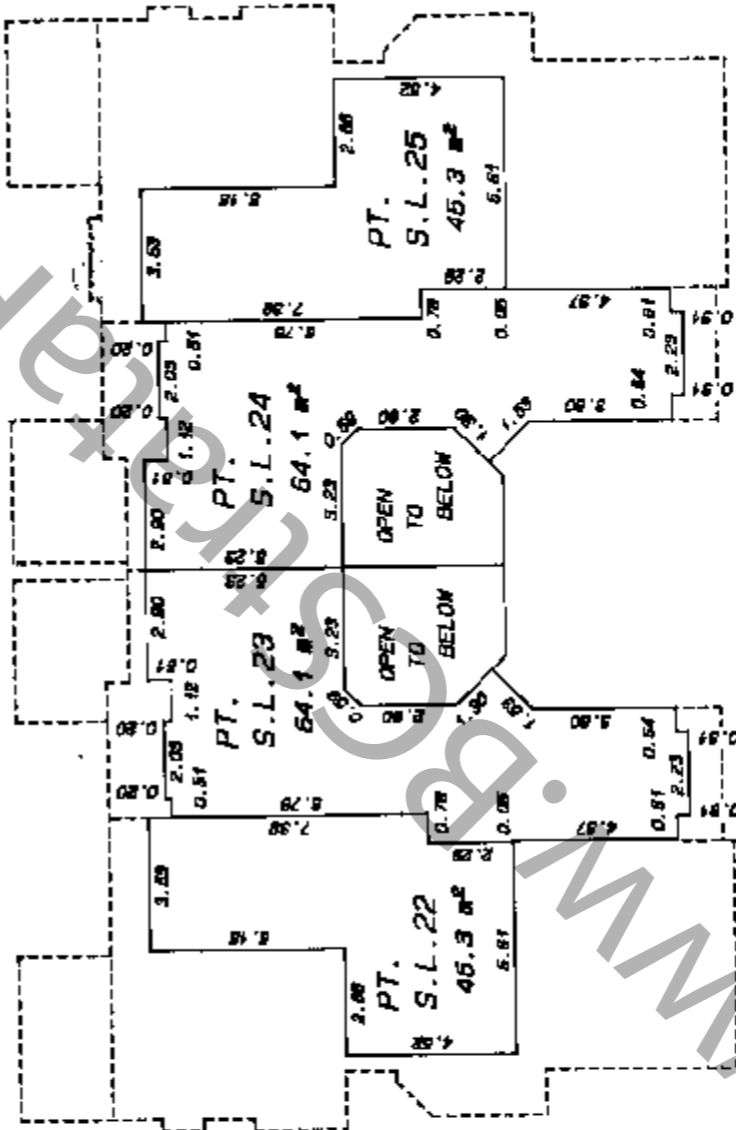
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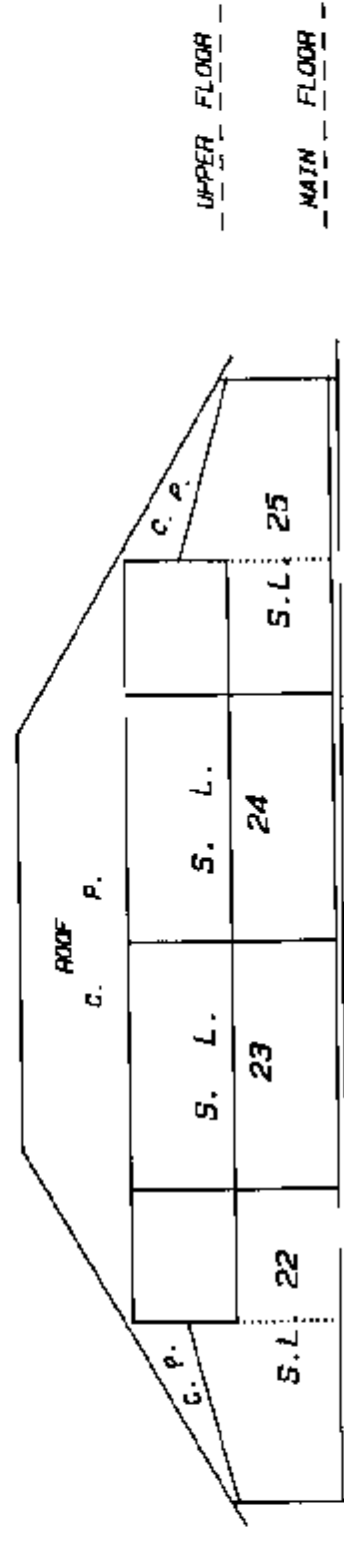
MAIN FLOOR



UPPER FLOOR



SECTION A - A'

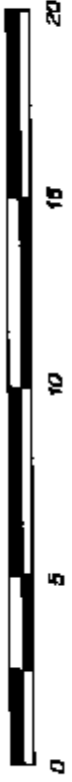


MATSON, PECK & TOPLISS
 SURVEYORS AND ENGINEERS
 210-8171 LUXUR ROAD
 RICHMOND, B.C. V6Y 3T8
 (ph) 270-9534
 (fax) 270 4137

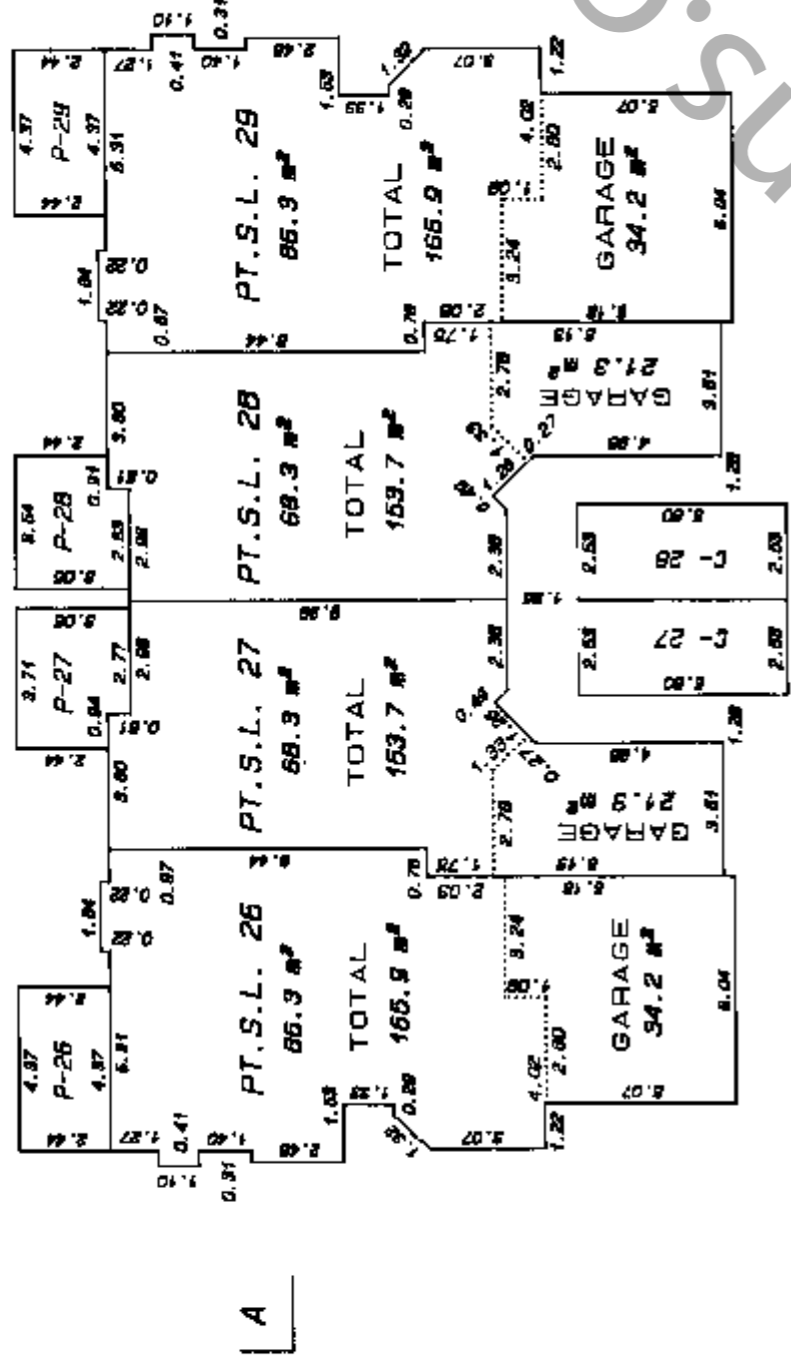
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DATE Jan. 14/2000 *WPN* B.C.L.S.

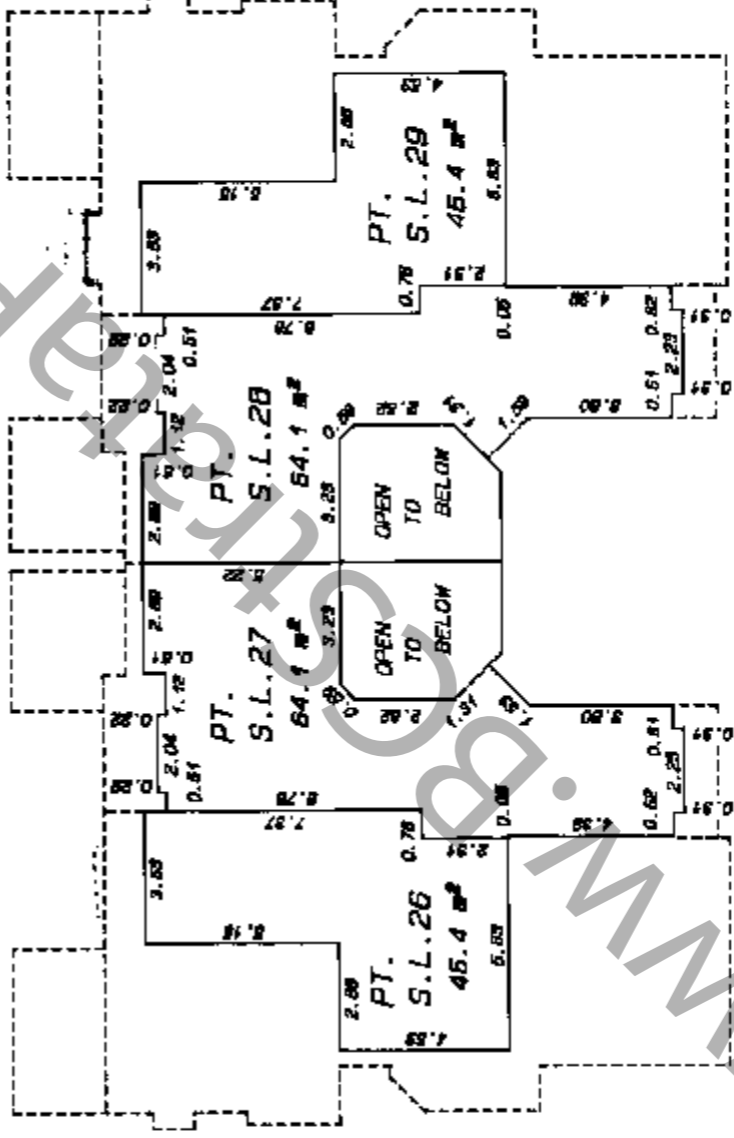
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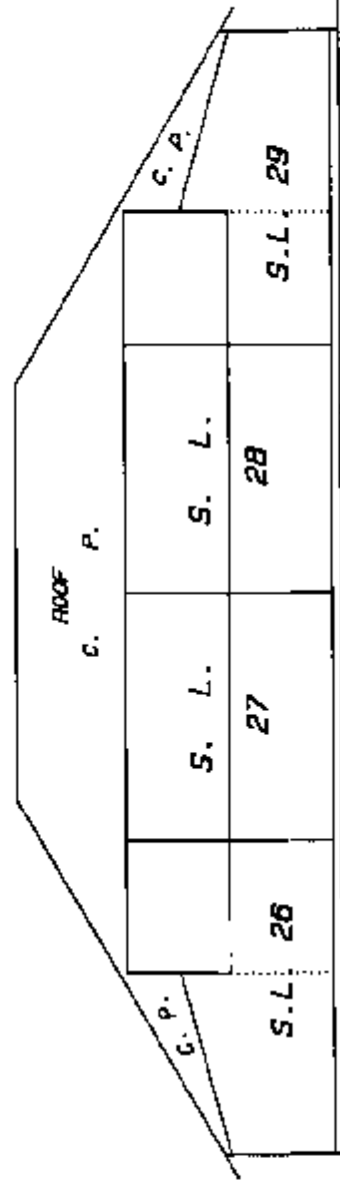
MAIN FLOOR



UPPER FLOOR



SECTION A - A'

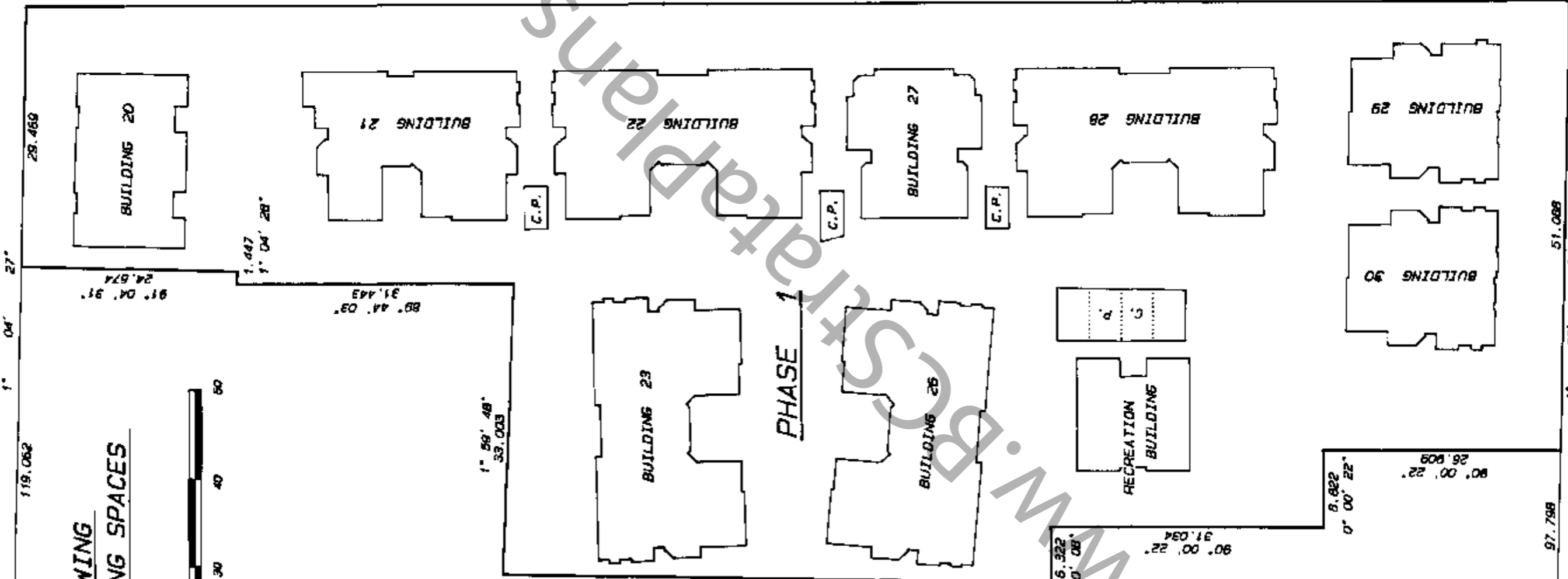


MATSON, PECK & TOPLISS
 SURVEYORS AND ENGINEERS
 210-8171 COOK ROAD
 RICHMOND, B.C. V6Y 3T8
 (PH) 270-9931
 (FAX) 270-4197

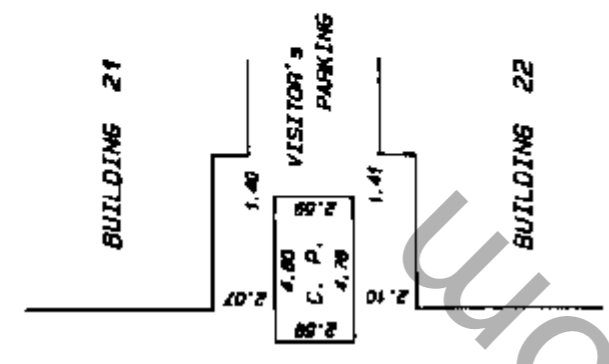
152nd STREET
PHASE 1
STRATA PLAN LMS 4142

SKETCH PLAN SHOWING
VISITOR'S PARKING SPACES

SCALE 1:500



DETAIL
NOT TO SCALE



REM. 1

PLAN LMP98432

90° 46' 02"

52.272

1" 59' 48"
33.003

1.447
1' 04' 28"

91° 04' 31"

24.674

1' 04' 27"

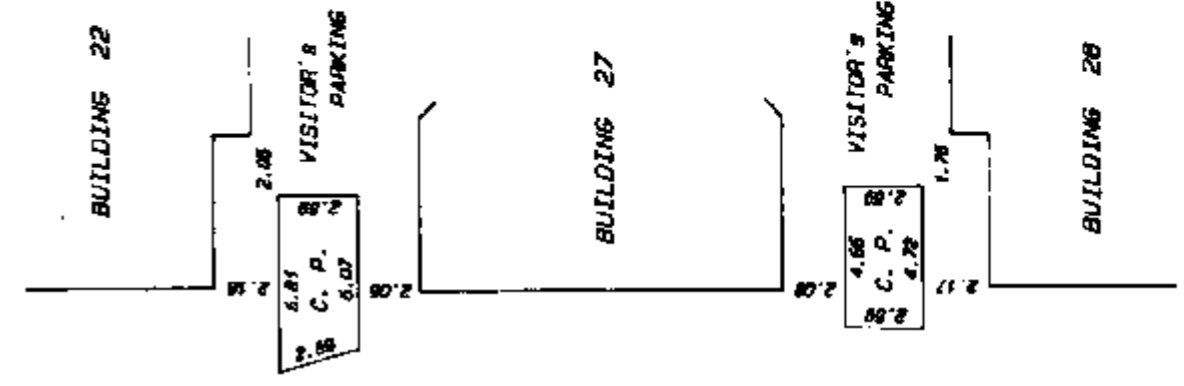
119.062

29.469

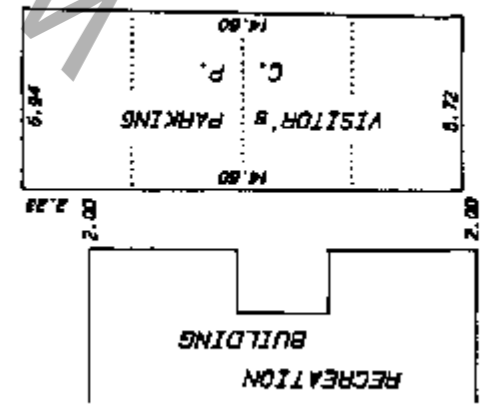
L A N E

175.445
68° 37' 00"

DETAIL
NOT TO SCALE



DETAIL
NOT TO SCALE



MATSON, PECK & TOPLISS
SURVEYORS AND ENGINEERS
210-8171 COOK ROAD
RICHMOND, B.C. V6Y 3T8
(604) 270-9331
(fax) 270-4137

151st STREET

1' 03' 50"

51.088

JOB NO. S - 12260 - 1

DATE Sep. 14 / 2000 WPN B.C.L.S.

**STRATA PLAN OF PART OF LOT 1,
EXCEPT PHASE 1 STRATA PLAN
LMS4142 SECTION 34 TOWNSHIP 2**

PHASE 2
STRATA PLAN LMS4142

N. W. D. PLAN LMP38432

REF. NO. BR 242532

STRATA PLAN LMS 4142 deposited and registered
in the Land Title Office of New Westminster, B.C.
This 19 day of Sept, 2001



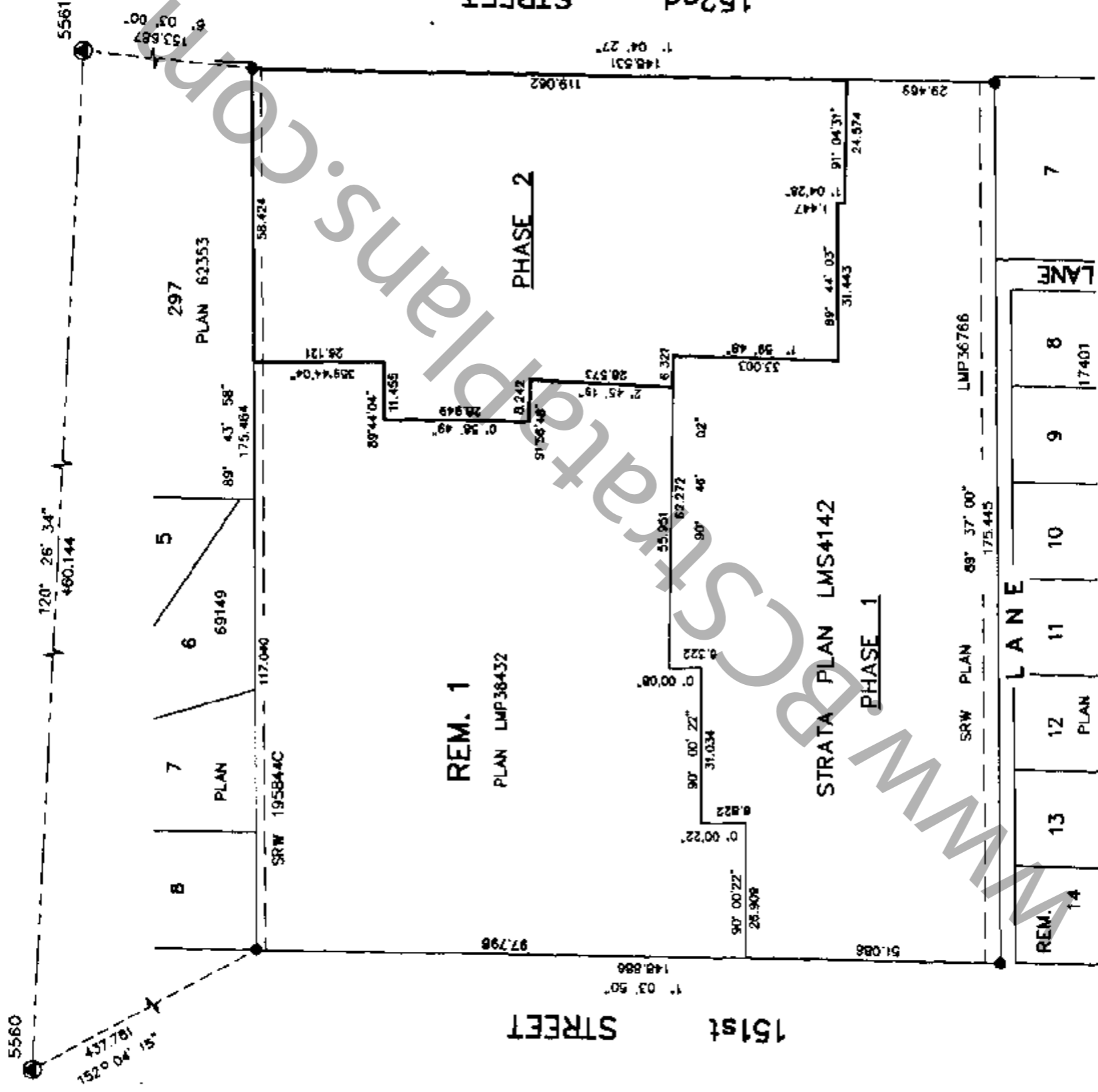
B.C.G.S. 92G.016
CITY OF SURREY

J. Small
Deputy Registrar

SCALE 1:1000



THIS PLAN LIES WITHIN THE GREATER
VANCOUVER REGIONAL DISTRICT.



CIVIC ADDRESS :
8888 151st STREET
SURREY, B.C.

NAME OF DEVELOPMENT :
CARLINGWOOD

MATSON, PECK & TOPLISS
SURVEYORS AND ENGINEERS
210-8171 COOK ROAD
RICHMOND, B.C. V6Y 3T8
(ph) 270-9331
(fax) 270-4137

The address for service of documents
on the Strata Corporation is :

- The Owners -
Strata Plan LMS 4142
c/o Suite 2248 - Commerce Parkway
Richmond, B.C.
V6V 3A1

I, **WILLIAM F. WONG**, of Burnaby, B.C., 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 Richmond, B.C.

This 30th day of August, 2001.

W.F. Wong
B.C.L.S. (#897)

L E G E N D :

ALL DIMENSIONS ARE METRIC.
 GRID BEARINGS ARE DERIVED FROM OBSERVATIONS BETWEEN
 CONTROL MONUMENTS 5560 AND 5561, NAD 83 (CSRS)
 INTEGRATED SURVEY AREA NO. 1, SURREY.

THIS PLAN SHOWS GROUND LEVEL MEASURED DISTANCES.
 PRIOR TO COMPUTATION OF U.T.M. CO-ORDINATES
 MULTIPLY BY MEAN COMBINED FACTOR 0.99959115.

- = CONTROL MONUMENT FOUND
- = IRON POST FOUND
- m² = SQUARE METRES
- S.L. = STRATA LOT
- PT. = PART STRATA LOT
- C.P. = COMMON PROPERTY
- E = ELECTRICAL ROOM
- P = PATIO
- D = DECK
- C = PARKING STALL
- DW = DRIVEWAY
- ⊖ = ARC
- r = RADIUS

NOTE : PATIOS, DECKS, PARKING STALLS AND DRIVEWAYS
 ARE LIMITED COMMON PROPERTY FOR USE OF THE
 STRATA LOTS INDICATED. (EXAMPLE: P- 48, D- 30,
 C- 30, DW- 30)

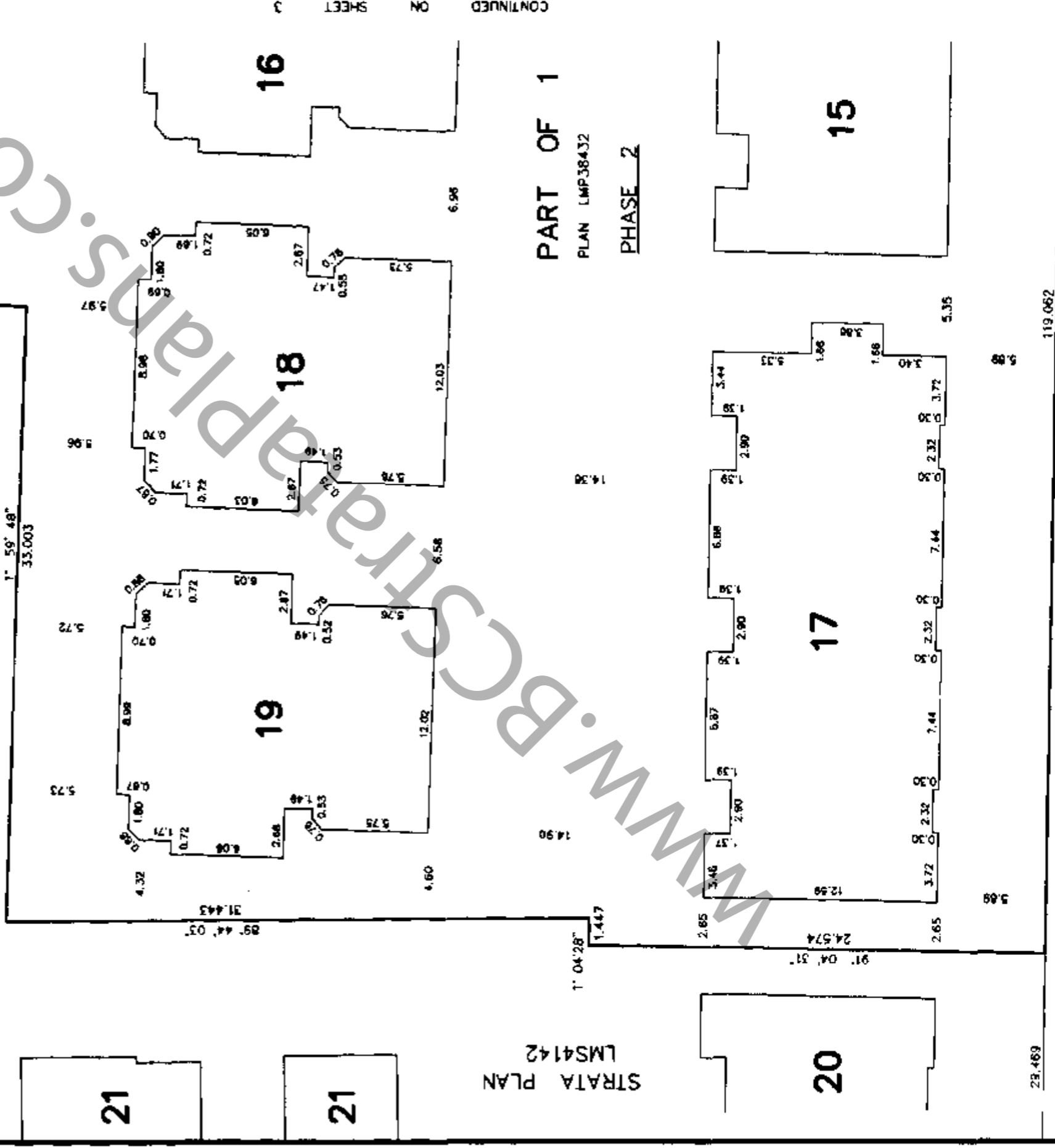
PHASE 2
STRATA PLAN **LMS4142**

SCALE 1:250



REM. 1
 PLAN LMP38432

STRATA PLAN
LMS4142



STRATA PLAN
 LMS4142

PART OF 1
 PLAN LMP38432
 PHASE 2

CONTINUED ON SHEET 3

29.469

119.062

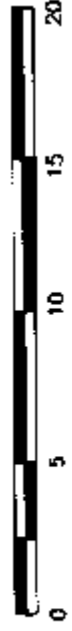
152nd STREET

MATSON, PECK & TOPLISS
 SURVEYORS AND ENGINEERS
 210-8171 COOK ROAD
 RICHMOND, B.C. V6Y 3T6
 (ph) 270-9331
 (fax) 270-4137

JOB NO. S - 12260 - 2

DATE Aug 30/01 WPA B.C.L.S.

SCALE 1:250



PHASE 2

STRATA PLAN

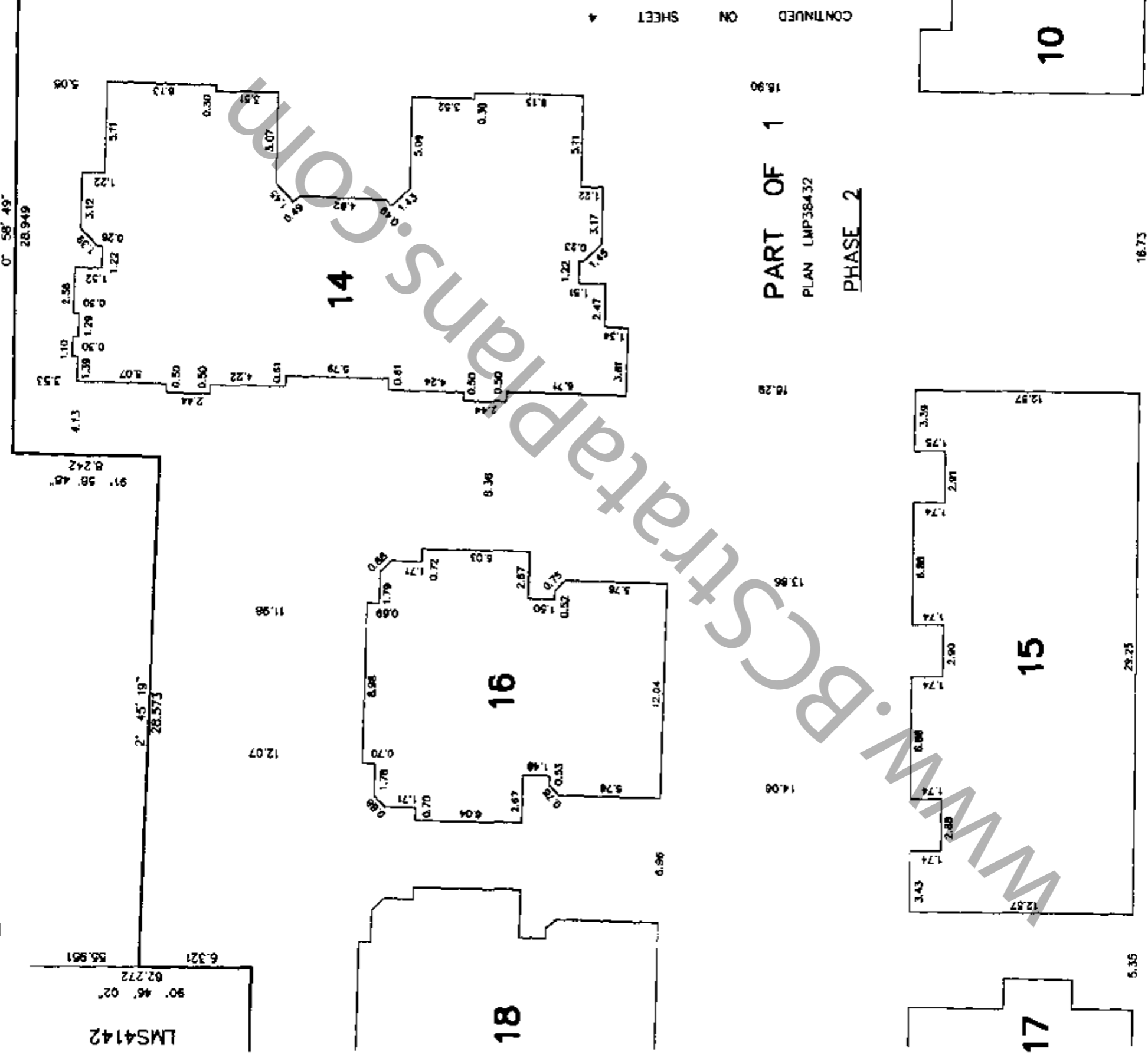
LMS4142

REM. 1

PLAN LMP38432

STRATA PLAN
LMS4142

90° 46' 02"
62.272
6.321
55.961



2 SHEET ON

14.08

13.86

18.28

18.90

CONTINUED ON SHEET 4

PART OF 1

PLAN LMP38432

PHASE 2

CONTINUED

17

15

14

10

5.35

8.93

119.062

9.90

16.73

1' 04' 27"

152nd STREET

MATSON, PECK & TOPLISS
SURVEYORS AND ENGINEERS
210-8171 COOK ROAD
RICHMOND, B.C. V6Y 3T8
(ph) 270-9334
(fax) 270-4137

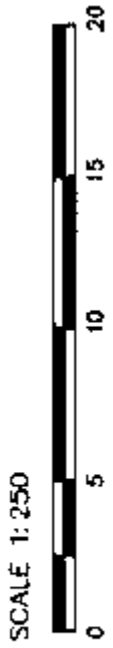
JOB NO. S - 12260 - 2

DATE

Aug 30/01 JPN

B.C.L.S.

FIRST SHEET, SHEET 4 OF 15 SHEETS



PHASE 2

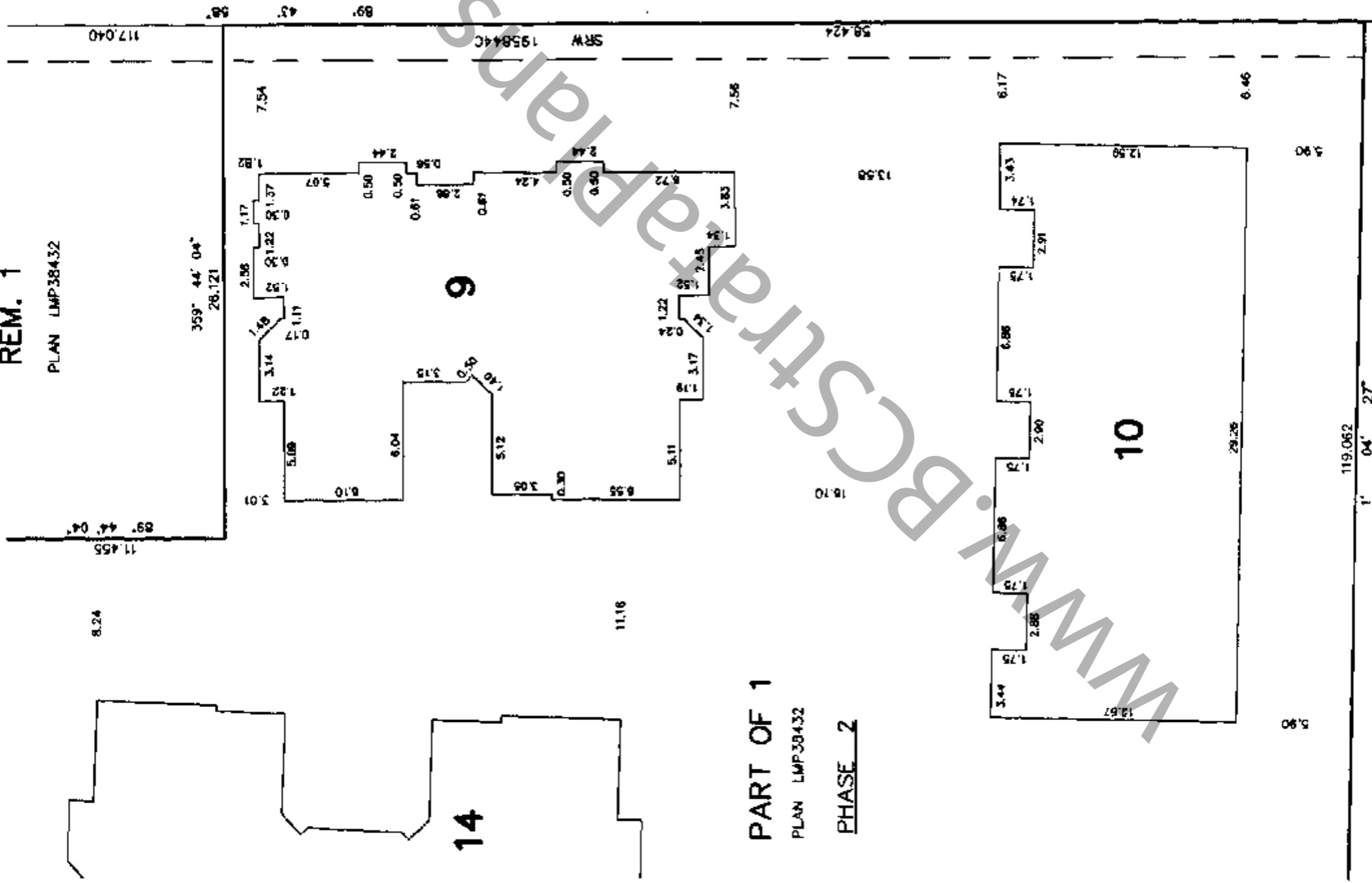
STRATA PLAN

LMS4142



REM. 1

PLAN LMP38432



14

9

10

ON SHEET 3 CONTINUED

PART OF 1

PLAN LMP38432

PHASE 2

297

PLAN 62353

152nd STREET

MATSON, PECK & TOPLISS SURVEYORS AND ENGINEERS 210-8171 COOK ROAD RICHMOND, B.C. V6Y 3T8 (PH) 270-9331 (FAX) 270-4137

JOB NO. S - 12260 - 2

DATE Aug. 30/01. WPK B.C.L.S.

PHASE 2

STRATA PLAN LMS4142

CONDOMINIUM ACT.

STATUTORY DECLARATION

+ / WE the undersigned do solemnly declare that

(1) + / WE the undersigned ~~are~~ / are the ~~owner-developer~~ / owner-developer or the duly authorized agent of the owner-developer.

(2) The strata plan is entirely for residential use.

+ / 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, B.C. this 31 day of August, 2001

A commissioner for taking affidavits within B.C.
V. SCENT LOUIE

[Signature]
Nelson Chan

[Signature]
Ken Wong

Accepted as to forms 1, 2, and 3 this 17 day of SEPTEMBER, 2001

[Signature]
SUPERINTENDENT OF REAL ESTATE

SIGNATURES

WITNESSES : [Signature]
V. SCENT LOUIE
WITNESS as to both
L. AMIEL
OCCUPATION
203-2450 SHANLAN
ADDRESS
Richmond, B.C. V6Y 1K7

OWNER : [Signature]
NELSON CHAN AUTHORIZED SIGNATORY
FLEETWOOD TOWNHOUSE PROPERTIES INC.
(INC. NO. 544089)

[Signature]
KEN WONG AUTHORIZED SIGNATORY

CERTIFICATE OF APPROVAL
SECTION 8 (2)

Approved as PHASE 2 of a 3 phase strata plan under the Condominium Act.

Dated of Surrey, B.C. this 6th day of Sept., 2001

[Signature]
Approving Officer for the CITY OF SURREY
NICHOLAS LAI

MORTGAGEE : [Signature]
HSBC
MORTGAGE BANK OF CANADA
by its beneficial attorney.

WITNESS as to both [Signature] to both
OCCUPATION
815 W. GEORGIA ST.
VANCOUVER, BC
V6C 3G1

[Signature]
AUTHORIZED SIGNATORY

[Signature]
AUTHORIZED SIGNATORY

The CITY OF SURREY, the holder of covenants BMT73866, BMT73867 and BMT76242 hereby consent to the deposit of this plan.

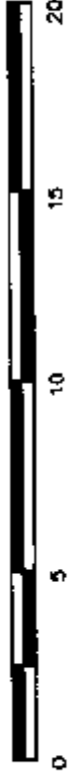
Dated this 6th day of September, 2001 A.D.
Execution Date.

The CITY OF SURREY
[Signature]
Authorized Signatory
Mayor: Doug McCallum
[Signature]
Acting City Clerk: Margaret Jones

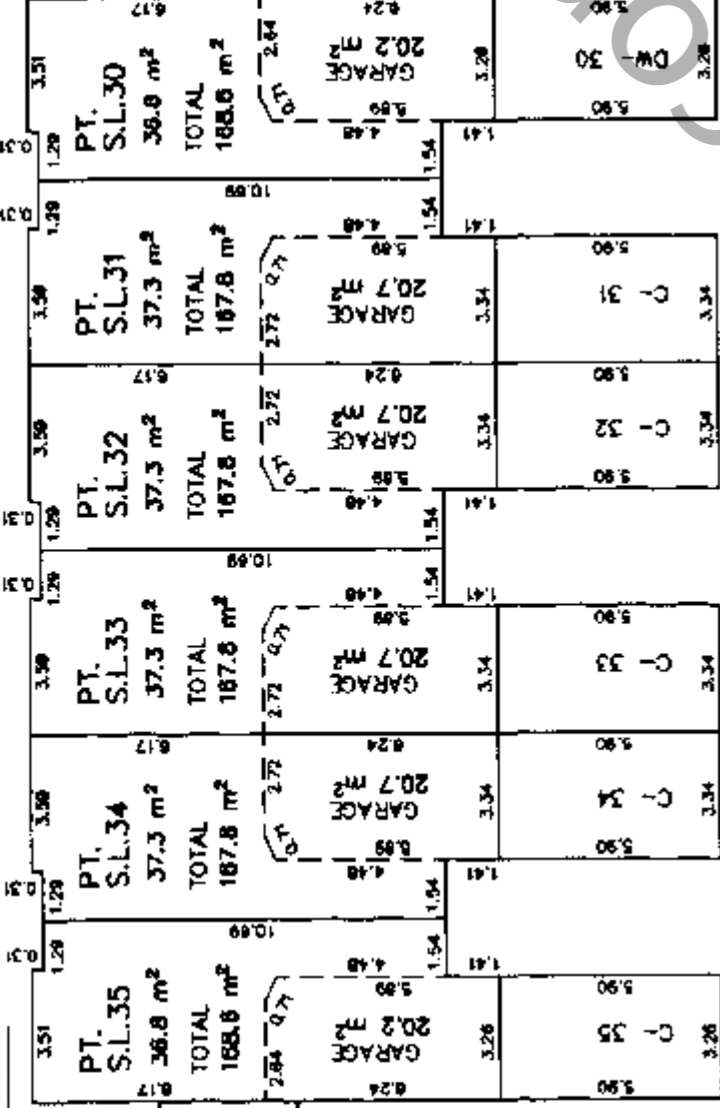
MATSON, PECK & TOPLISS
SURVEYORS AND ENGINEERS
210-8171 COOK ROAD
RICHMOND, B.C. V6Y 3T8
(ph) 270 9331
(fax) 270-4137

JOB NO. 5 - 12260 - 2
DATE Aug 30 / 01 [Signature] B.C.L.S.

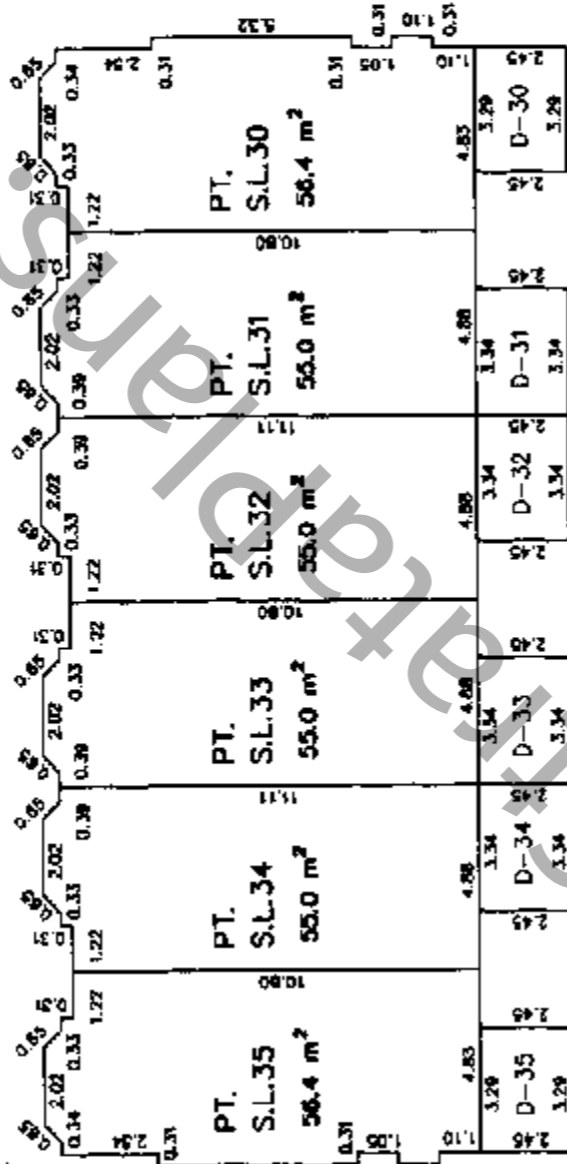
SCALE 1:200



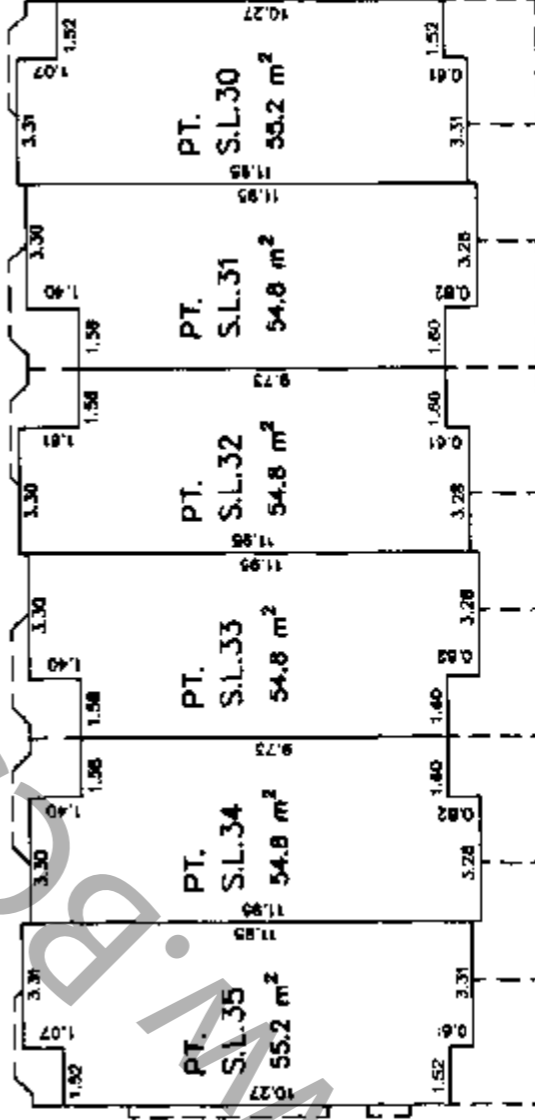
BASEMENT FLOOR



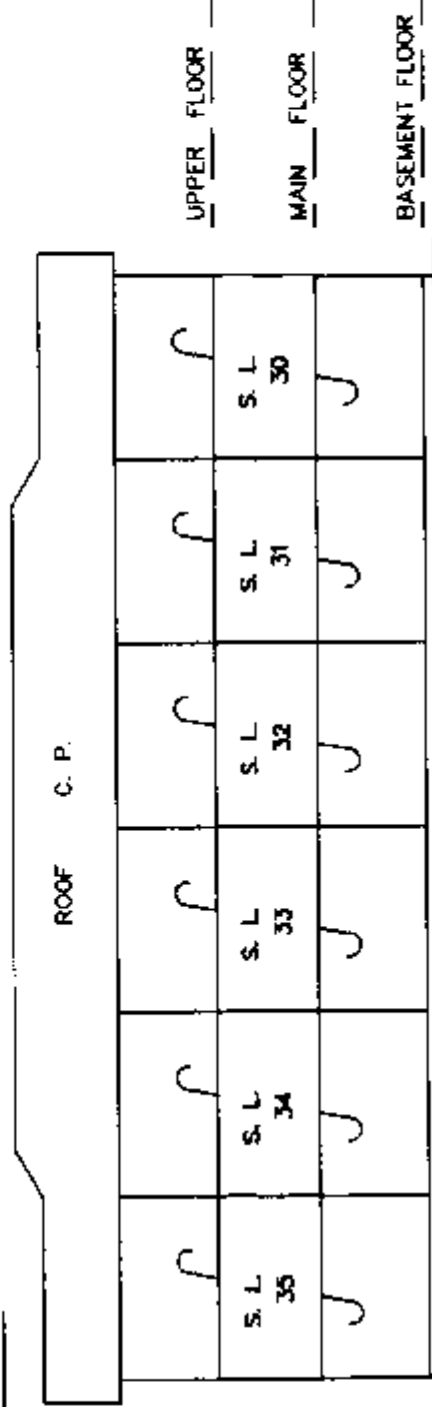
MAIN FLOOR



UPPER FLOOR



SECTION A - A'

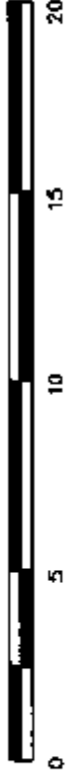


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JOB NO. S - 12260 - 2

DATE Aug. 30/01 MPK B.C.L.S.

SCALE 1:200



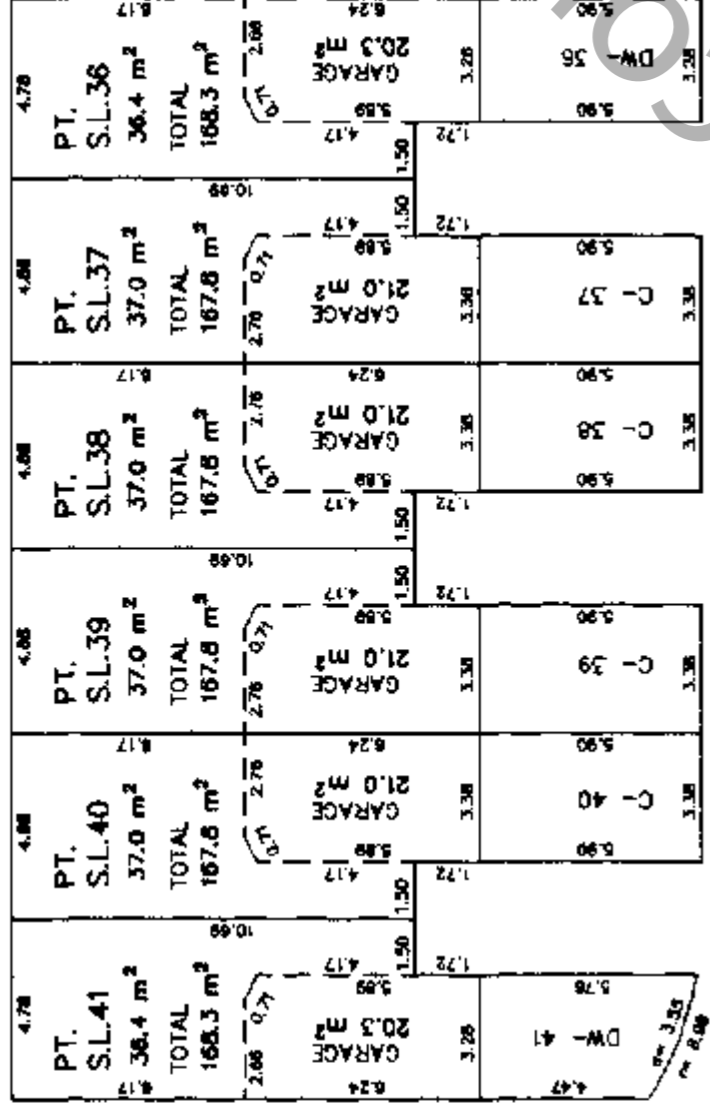
PHASE 2

STRATA PLAN

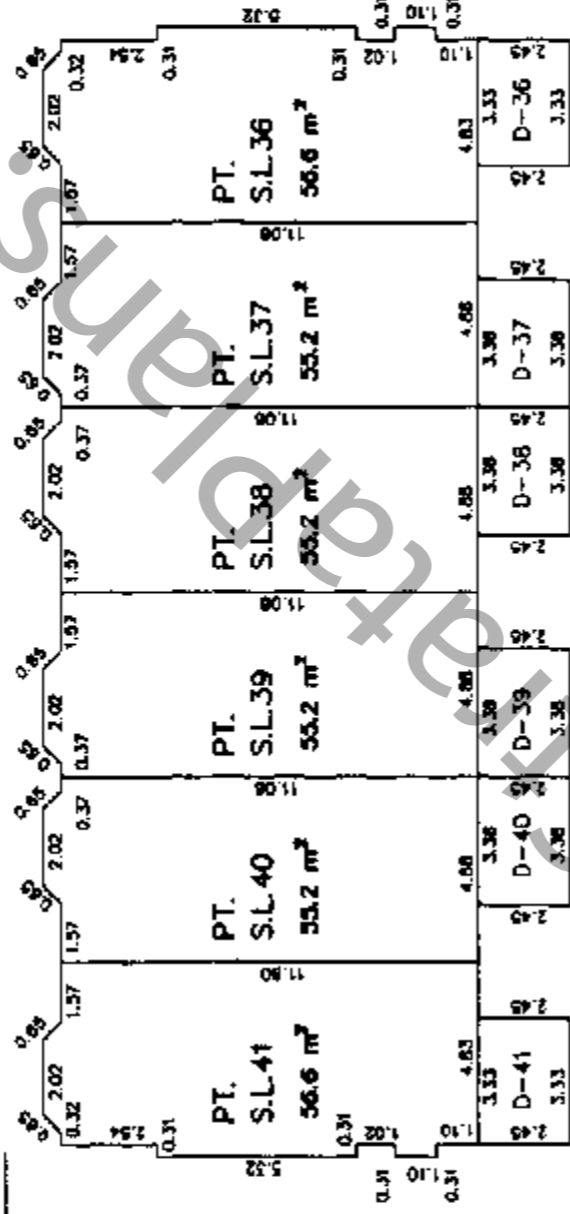
LMS4142



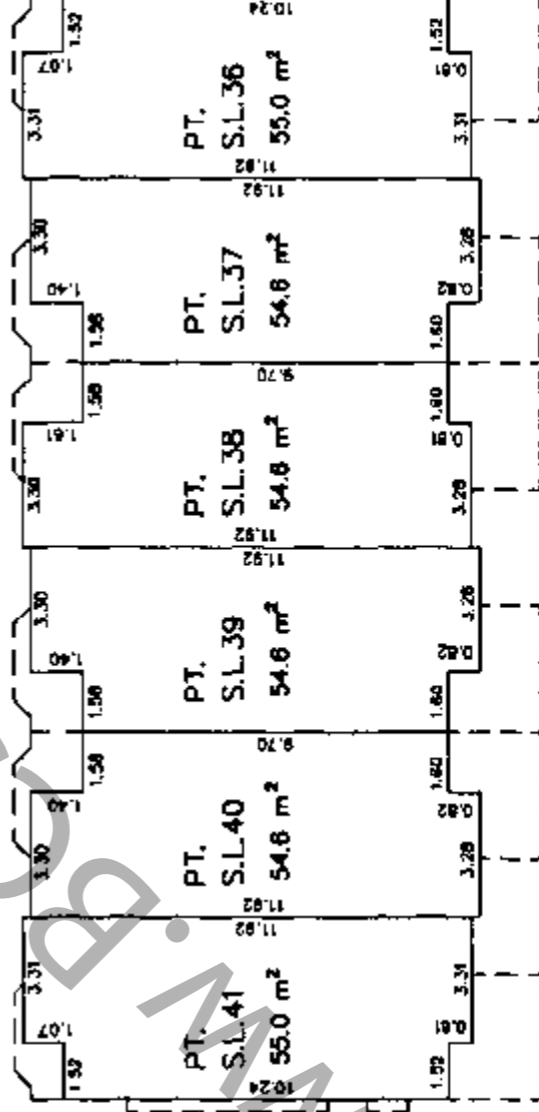
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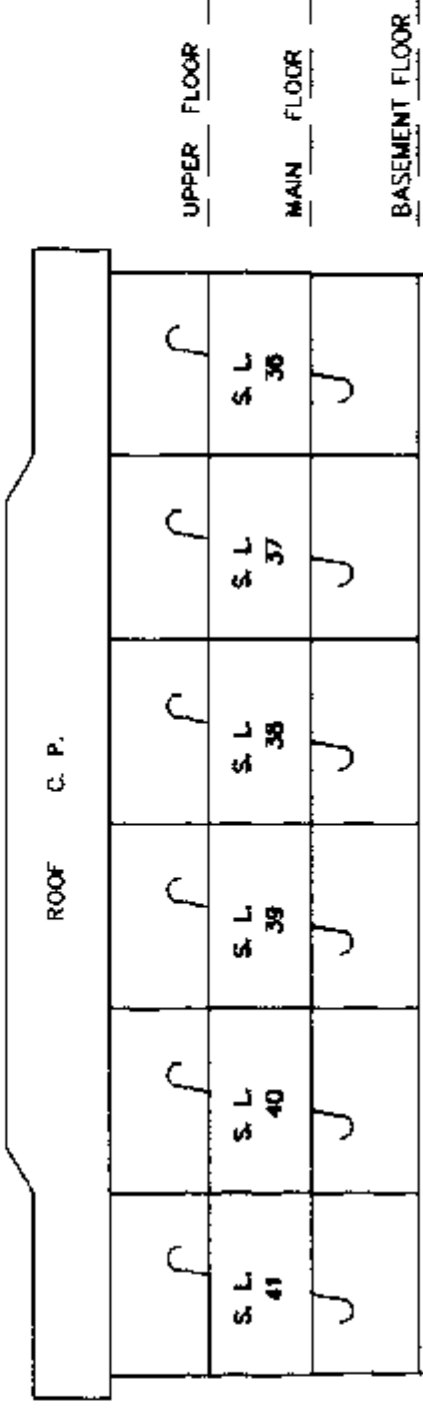
MAIN FLOOR



UPPER FLOOR



SECTION A - A'



MATSON, PECK & TOPLISS
 SURVEYORS AND ENGINEERS
 210 8171 COOK ROAD
 RICHMOND, B.C. V6Y 3T8
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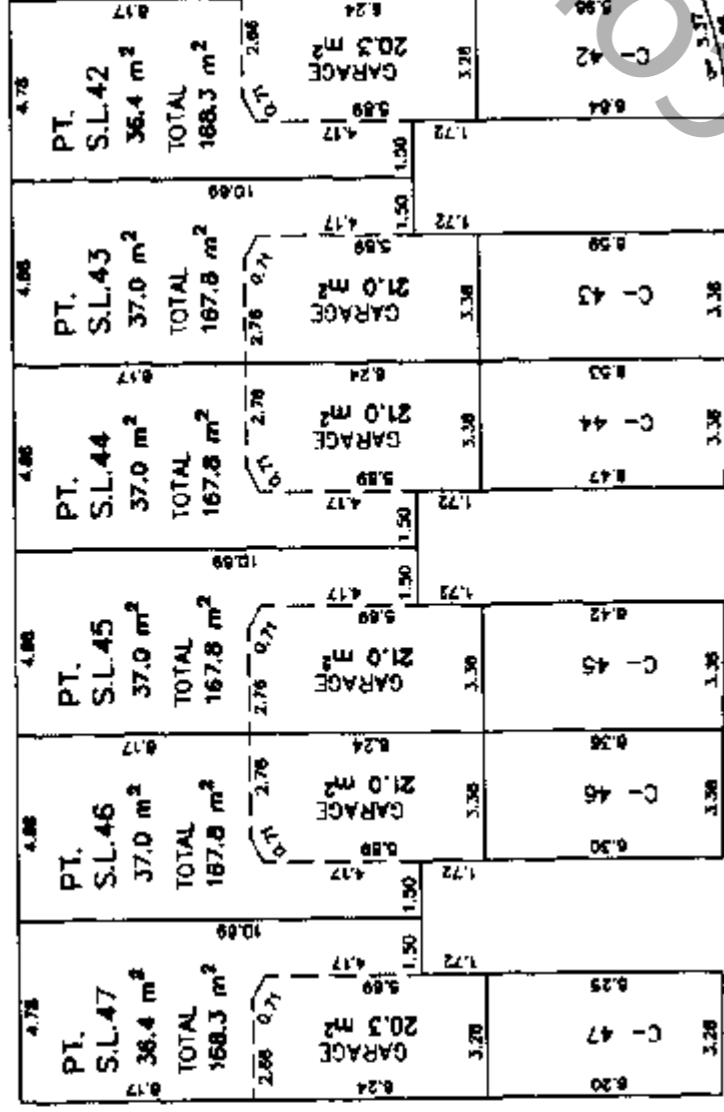
JOB NO. 5 - 12260 - 2

DATE Aug. 30/01. WPN B.C.L.S.

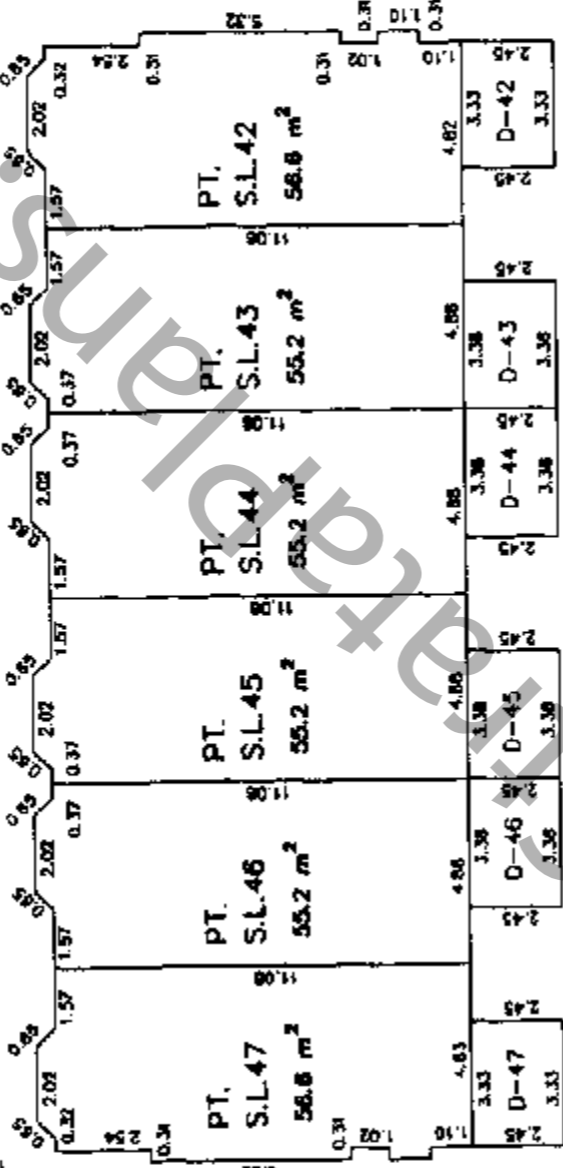
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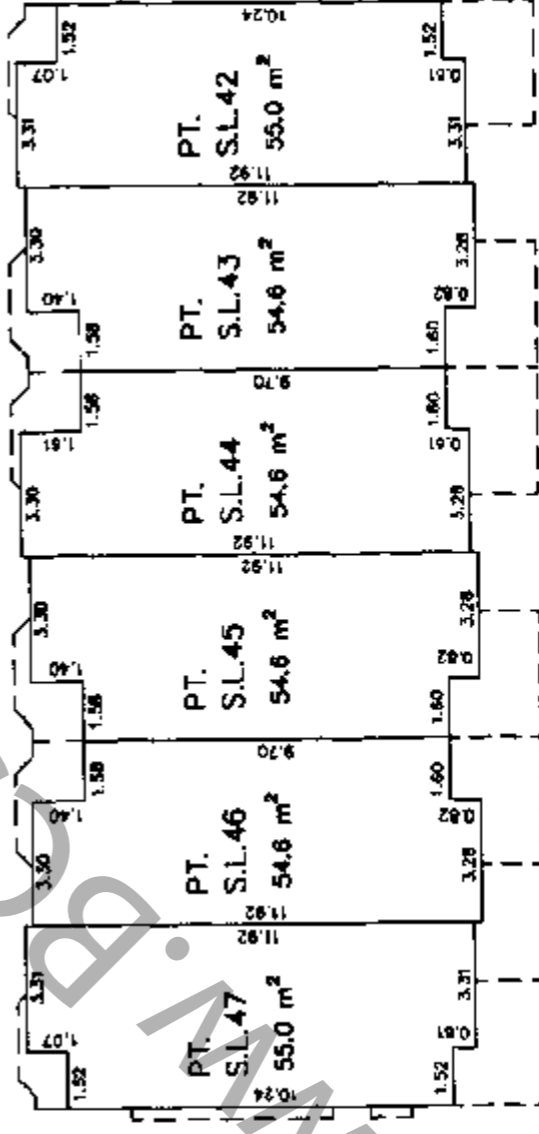
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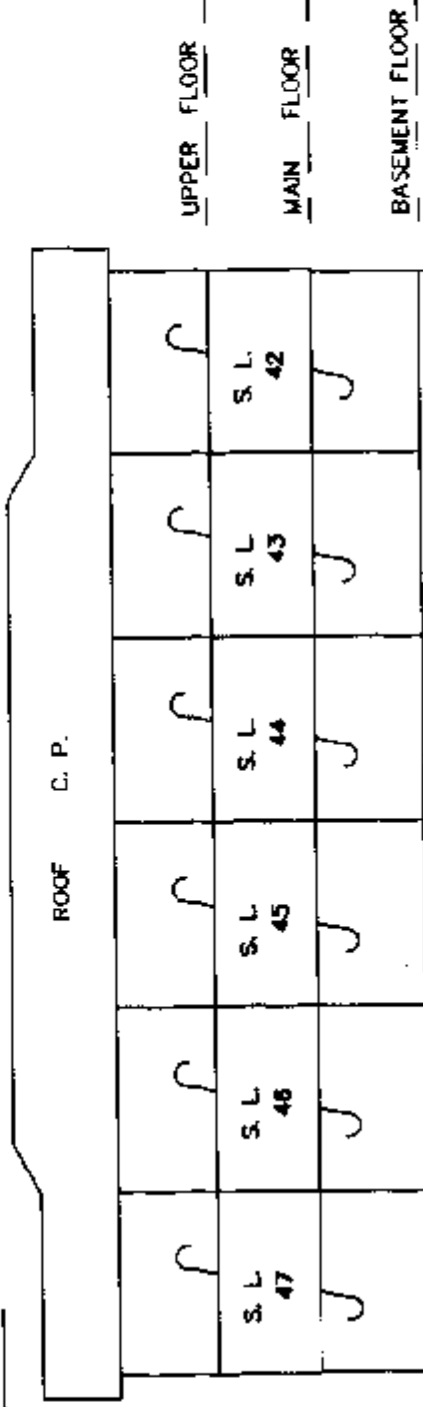
MAIN FLOOR



UPPER FLOOR



SECTION A - A'



MATSON, PECK & TOPLISS
 SURVEYORS AND ENGINEERS
 210-8171 COOK ROAD
 RICHMOND, B.C. V6Y 3T6
 (ph) 270-9331
 (fax) 270-4137

JOB NO. S - 12260 - 2

DATE Aug 30/01 VP B.C.L.S.

SCALE 1:200

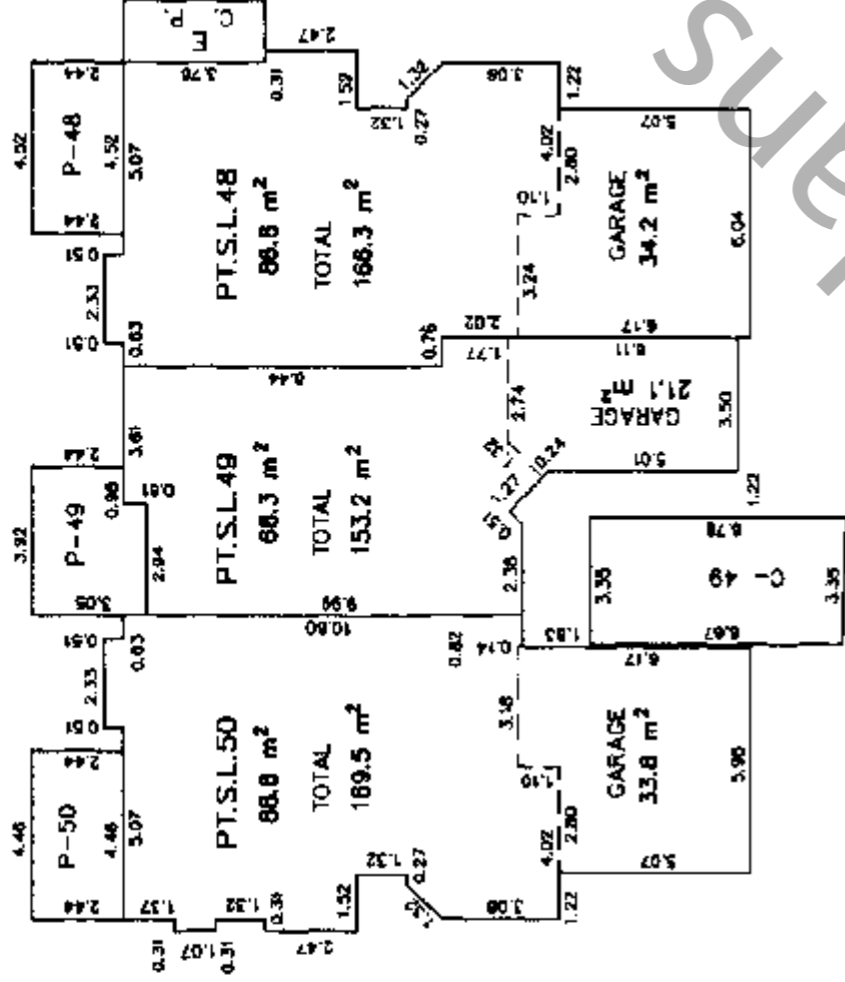


PHASE 2

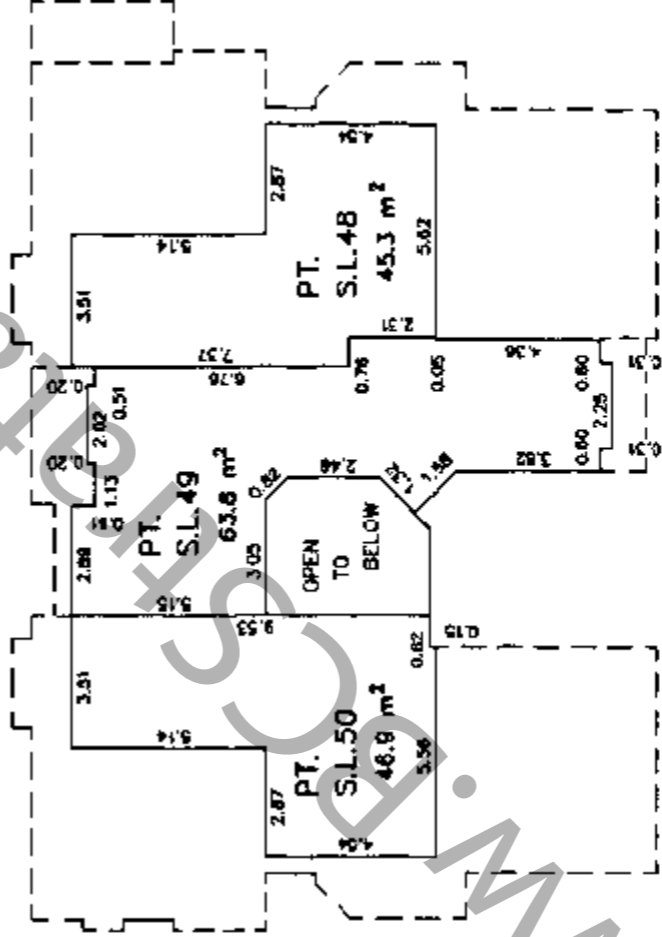
STRATA PLAN LMS4142



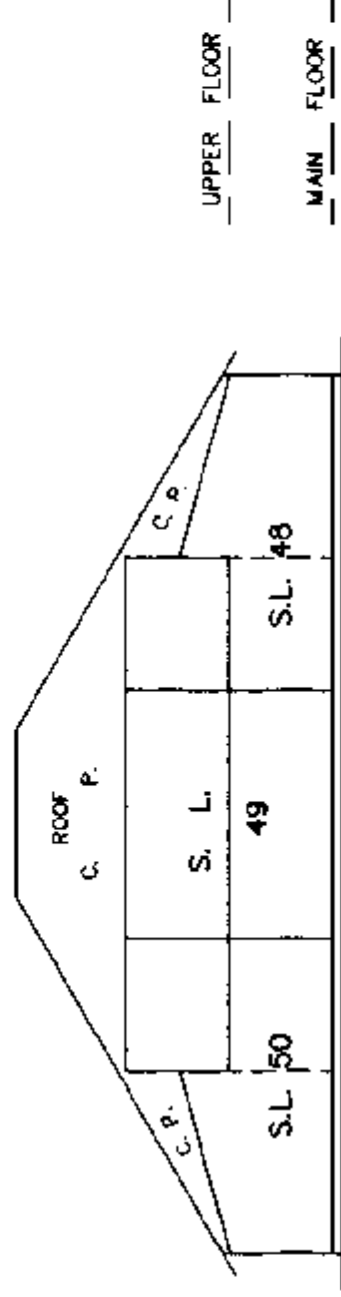
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UPPER FLOOR



SECTION A - A'

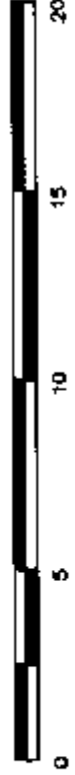


MATSON, PECK & TOPLISS
SURVEYORS AND ENGINEERS
210-8171 COOK ROAD
RICHMOND, B.C. V6Y 3T8
(ph) 270-9331
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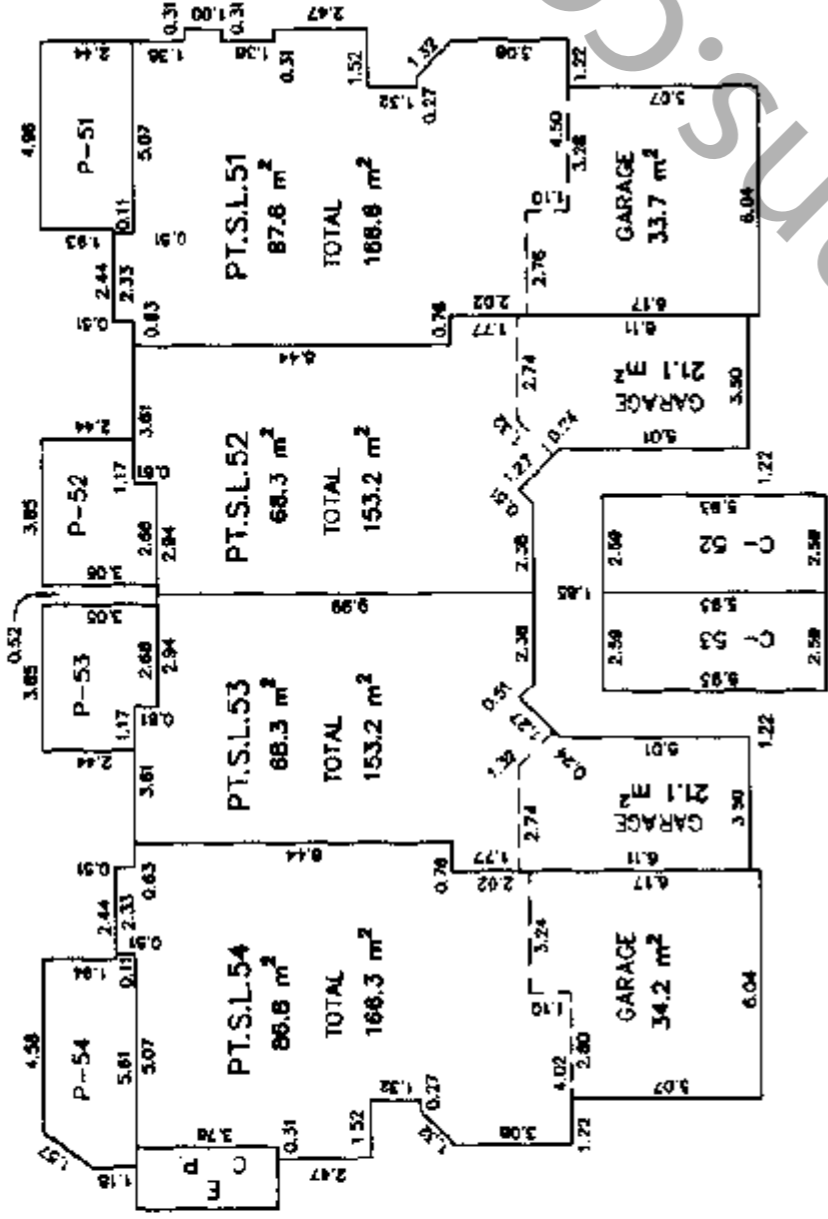
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DATE Aug. 30/01. JPN R.C.L.S.

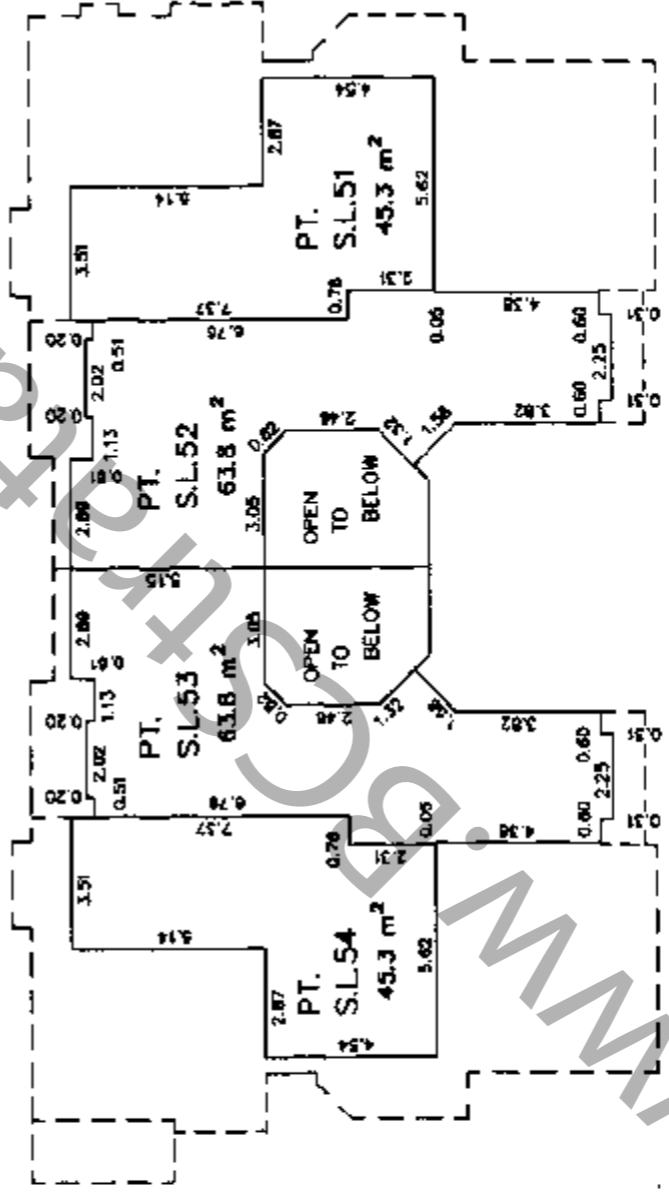
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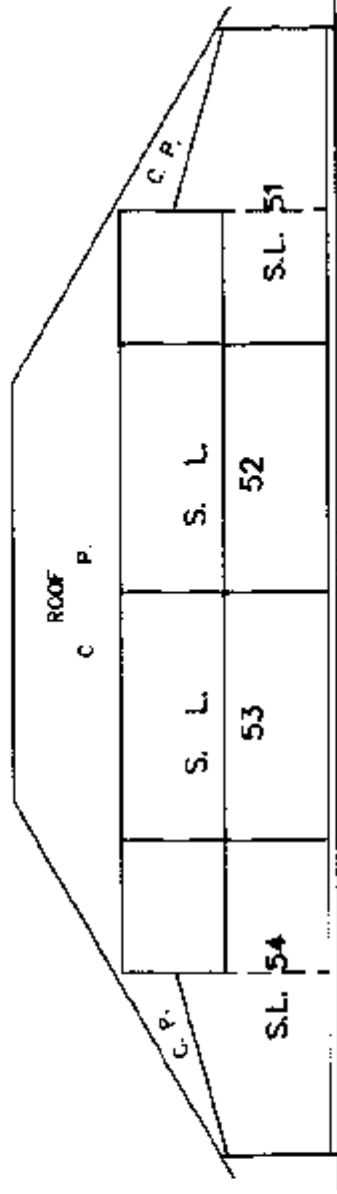
MAIN FLOOR



UPPER FLOOR

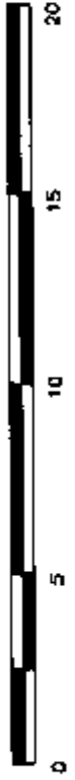


SECTION A - A'

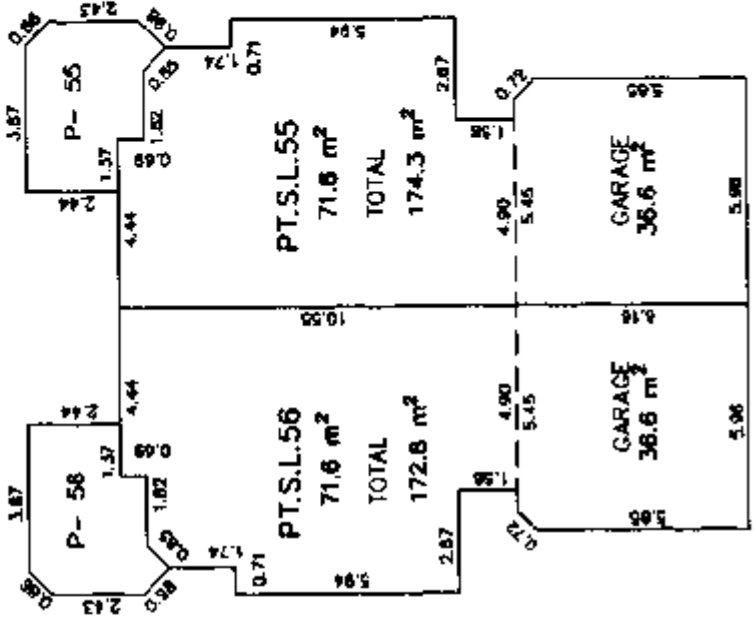


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SCALE 1:200



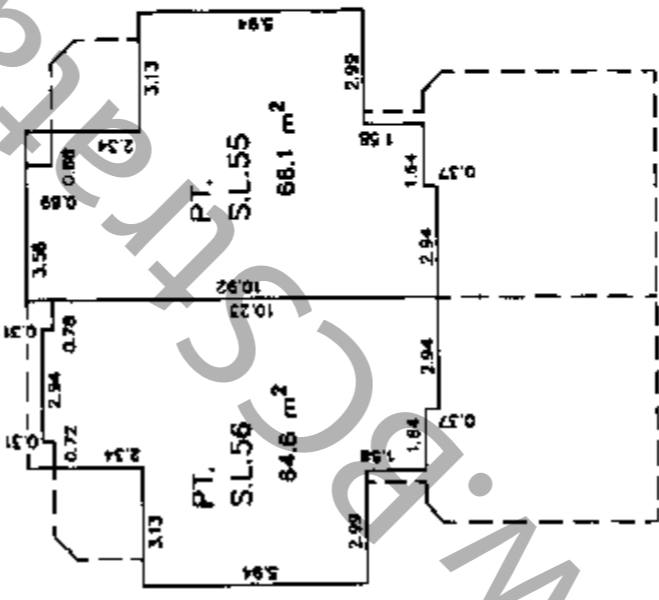
MAIN FLOOR



A

A'

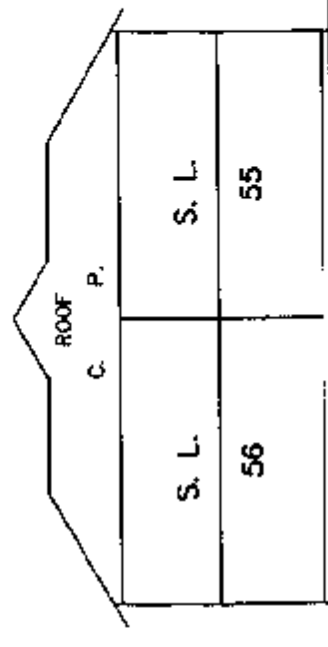
UPPER FLOOR



A

A'

SECTION A - A'



UPPER FLOOR

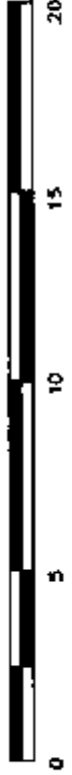
MAIN FLOOR

MATSON, PECK & TOPLISS
 SURVEYORS AND ENGINEERS
 210-8171 COOK ROAD
 RICHMOND, B.C. V8Y 3T8
 (ph) 270-9331
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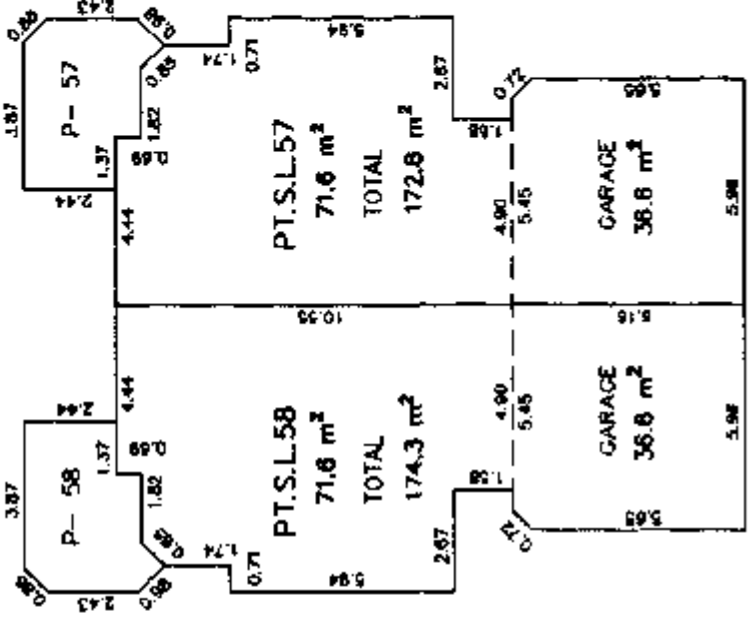
JOB NO. S - 12260 - 2

DATE Aug. 30/01 MPM B.C.L.S.

SCALE 1:200



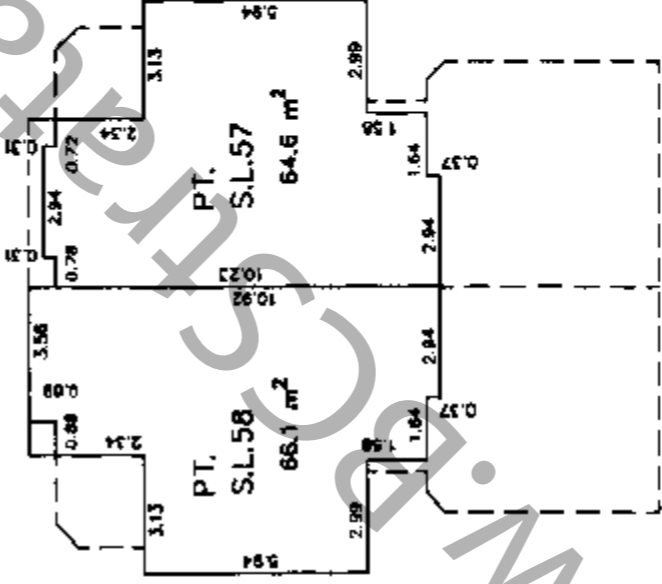
MAIN FLOOR



A

A'

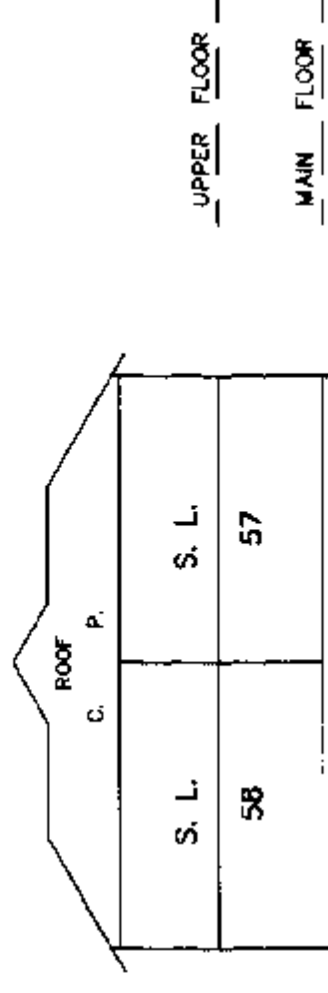
UPPER FLOOR



A

A'

SECTION A - A'

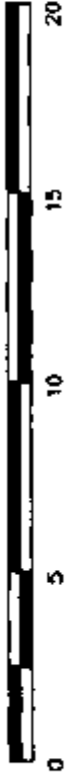


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 SURVEYORS AND ENGINEERS
 210-8171 COOK ROAD
 RICHMOND, B.C. V6Y 3T8
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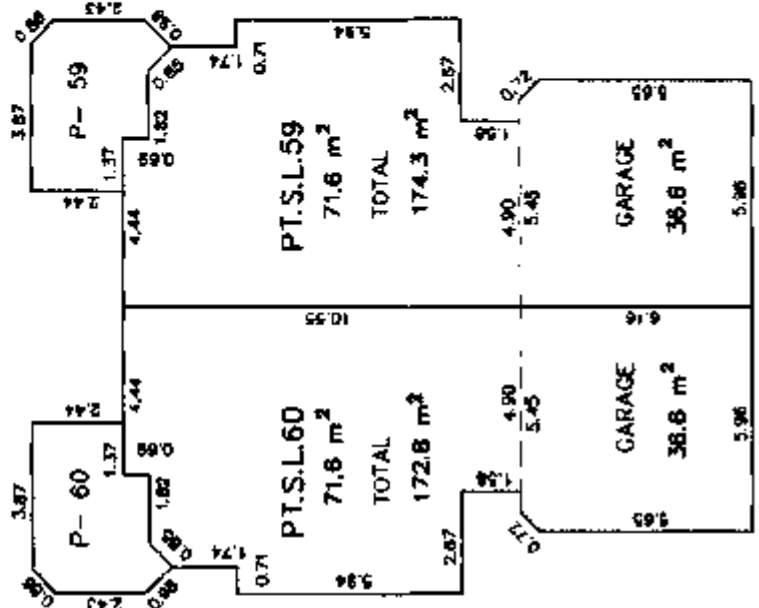
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DATE Aug 30/01 WPK B.C.L.S.

SCALE 1:200



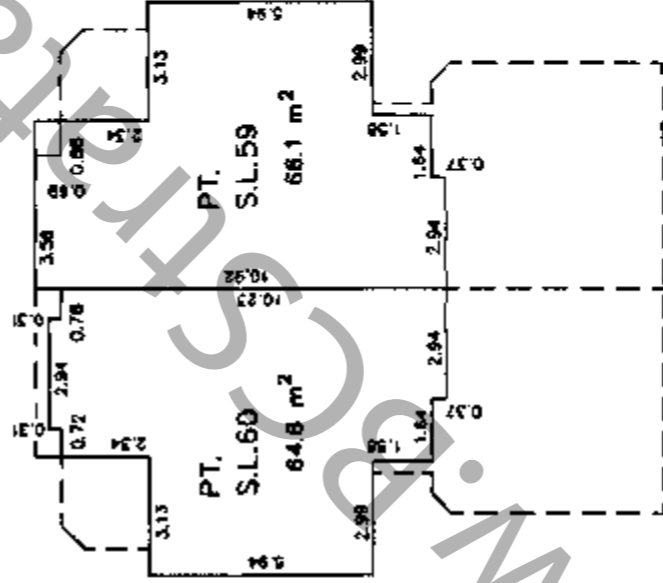
MAIN FLOOR



A

A'

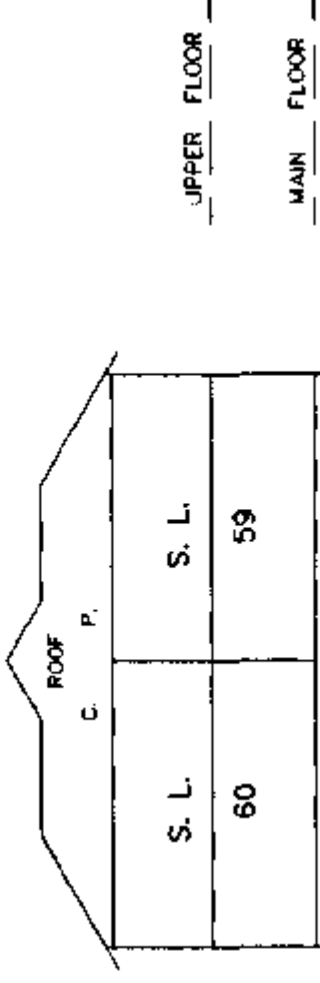
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A

A'

SECTION A - A'

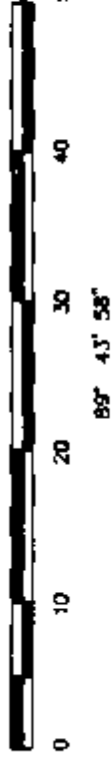


MATSON, PECK & TOPLISS
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 (tel) 270-9331
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JOB NO. S - 12260 - 2

DATE Aug. 30/01 NPN B.C.L.S.

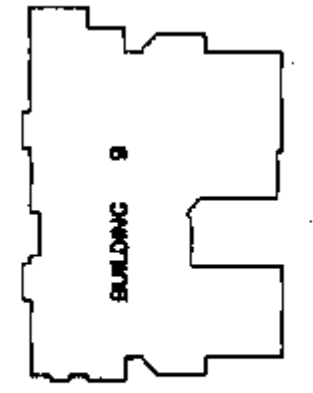
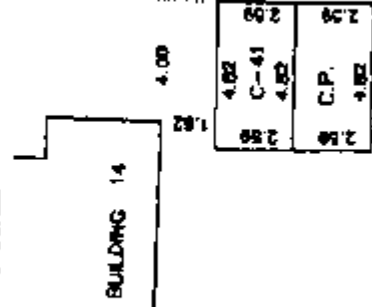
SCALE 1:500



PLAN 297 62353
 89° 43' 58" 50.424



DETAIL NOT TO SCALE

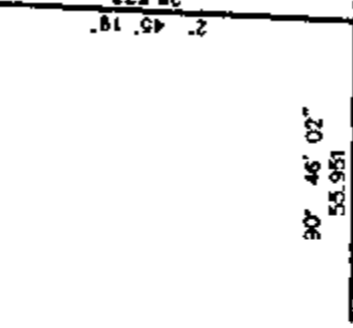


REM. 1

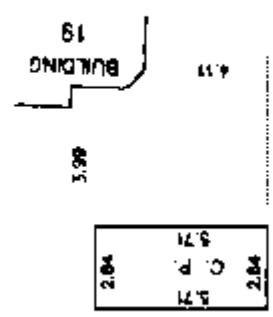
PLAN LMP30432

STRATA PLAN
 LMS4142

C-41 C.P.



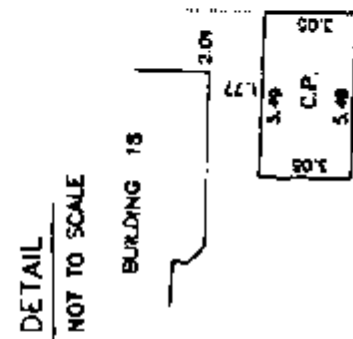
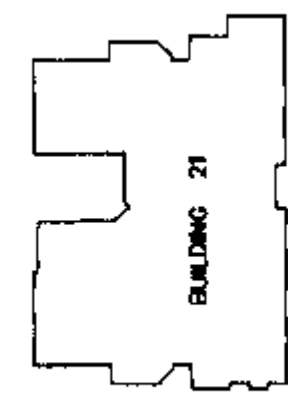
DETAIL NOT TO SCALE



PHASING BOUNDARY

PHASE 1

PHASE 2



175.446
 89° 57' 00"

LANE

PLAN 7 17401

152nd STREET

DETAIL NOT TO SCALE



WATSON, PECK & TOPLISS
 SURVEYORS AND ENGINEERS
 210-8171 COOK ROAD
 RICHMOND, B.C. V6Y 3T8
 (PH) 270-9331
 (FAX) 270-4137

JOB NO. S - 12260 - 2

DATE Aug 30/01. WPN B.C.L.S.

STRATA PLAN OF PART OF LOT 1 EXCEPT:

PHASE 3
STRATA PLAN LMS4142
EXCEPT: PHASE TWO STRATA PLAN LMS4142, SECTION 34 TOWNSHIP 2 NWD PLAN LMP38432.

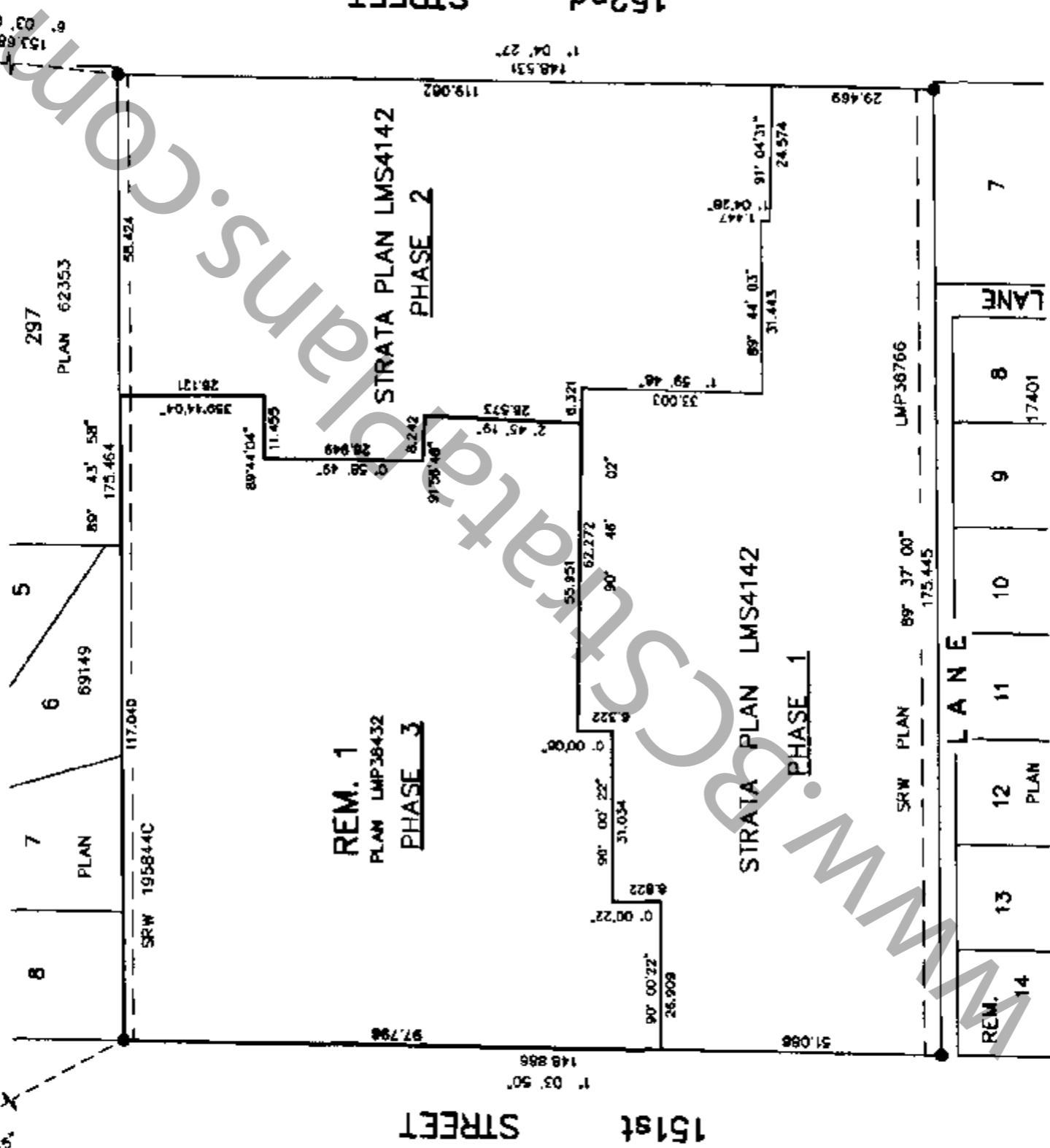
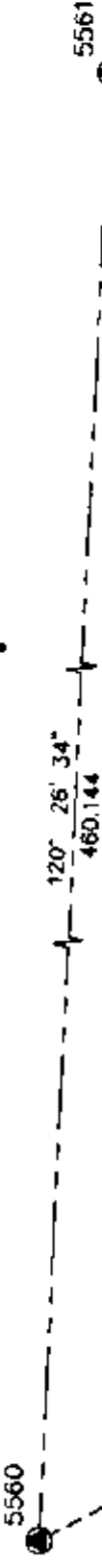
B.C.G.S. 92G.016

CITY OF SURREY

SCALE 1:1000



THIS PLAN LIES WITHIN THE GREATER VANCOUVER REGIONAL DISTRICT.



CIVIC ADDRESS :
8888 151st STREET
SURREY, B.C.

NAME OF DEVELOPMENT :
CARLINGWOOD

MATSON, PECK & TOPLISS
SURVEYORS AND ENGINEERS
210-8171 COOK ROAD
RICHMOND, B.C. V6Y 3T8
(ph) 270-9331
(fax) 270-4137
CAD FILE: 12260SHEET1.FLX

JOB NO. 5 - 12260 - 3

The address for service of documents on the Strata Corporation is :

The Owners
Strata Plan LMS 4142
c/o Suite 2248 - Commerce Parkway
Richmond, B.C.
V6V 3A1

I, WILLIAM P. WONG, of Burnaby, B.C., 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 Richmond, B.C.

This 4th day of July, 2002.

W.P. Wong
B.C.L.S. (#697)

SCALE 1:250



PHASE 3

STRATA PLAN

LMS4142

LEGEND:

ALL DIMENSIONS ARE METRIC.

GRID BEARINGS ARE DERIVED FROM OBSERVATIONS BETWEEN CONTROL MONUMENTS 5560 AND 5561, NAD 83 (CSRS) INTEGRATED SURVEY AREA NO. 1, SURREY.

THIS PLAN SHOWS GROUND LEVEL MEASURED DISTANCES. PRIOR TO COMPUTATION OF U.T.M. CO-ORDINATES MULTIPLY BY MEAN COMBINED FACTOR 0.99959115

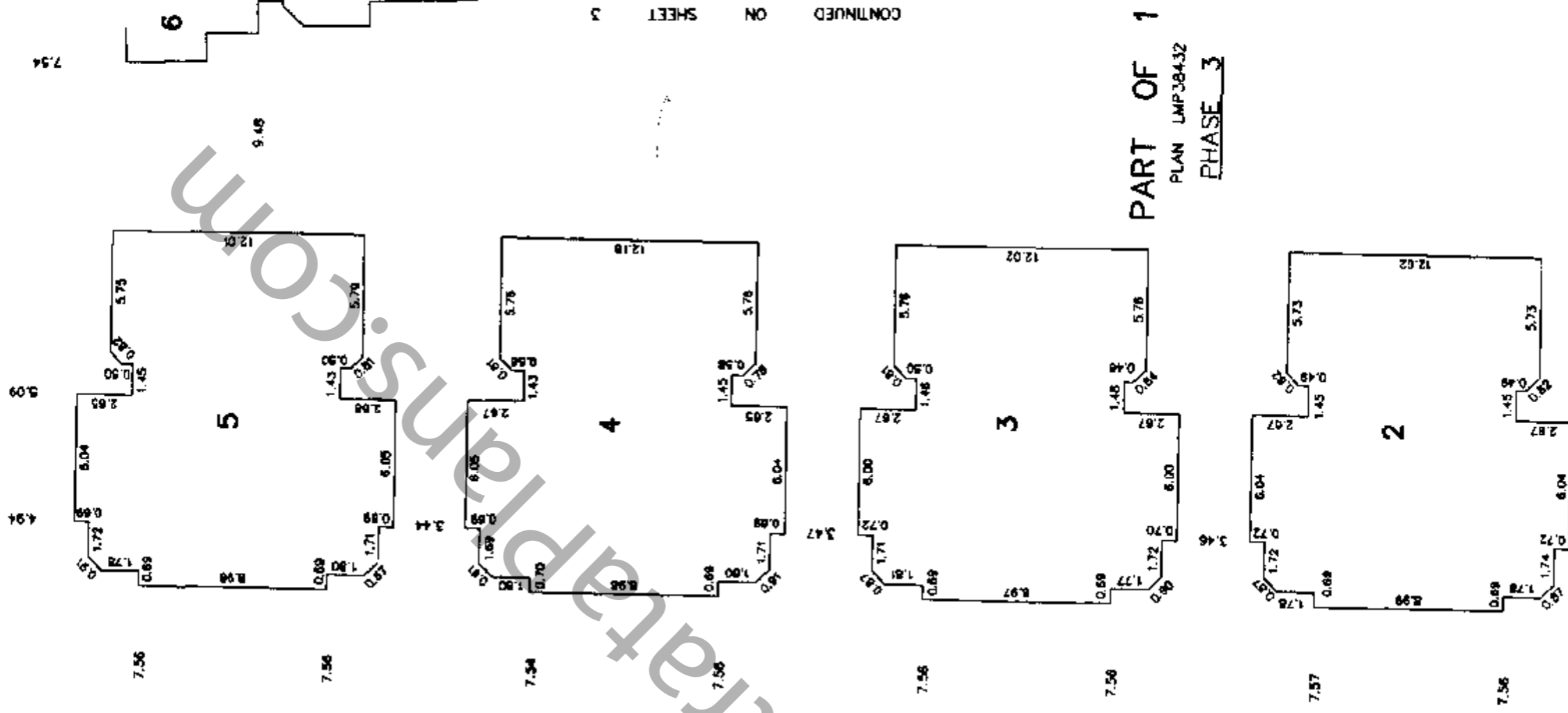
- - CONTROL MONUMENT FOUND
- - IRON POST FOUND
- m² - SQUARE METRES
- S.L. - STRATA LOT
- PT. - PART STRATA LOT
- C.P. - COMMON PROPERTY
- P - PATIO
- C - PARKING STALL

NOTE: PATIOS AND PARKING STALLS ARE LIMITED COMMON PROPERTY FOR USE OF THE STRATA LOTS INDICATED. (EXAMPLE: C-89, P-90).

STREET

151st

146.886
97.798



PART OF 1
PLAN LMP38432
PHASE 3

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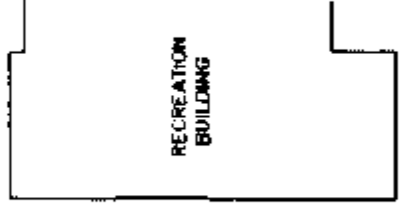
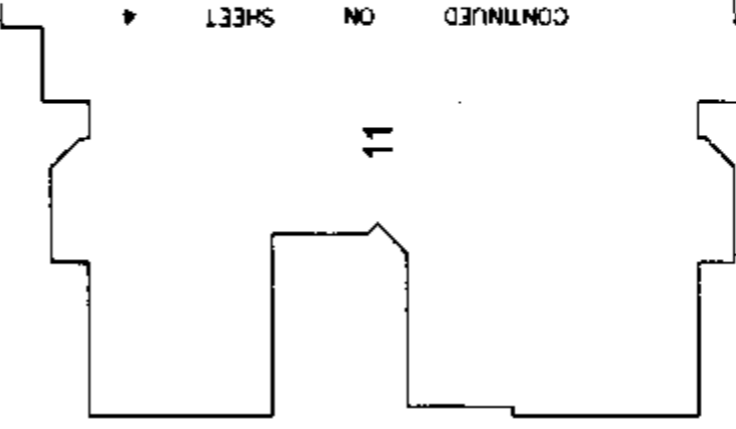
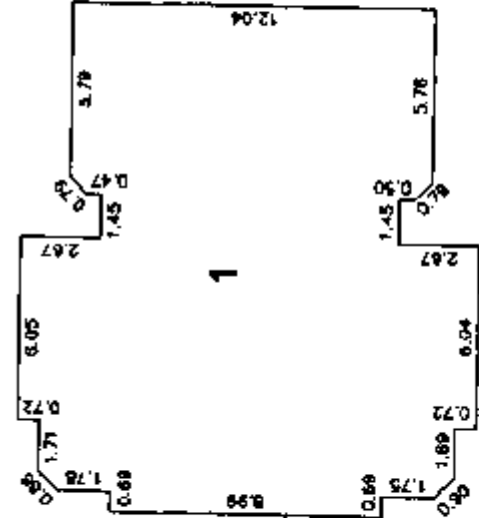
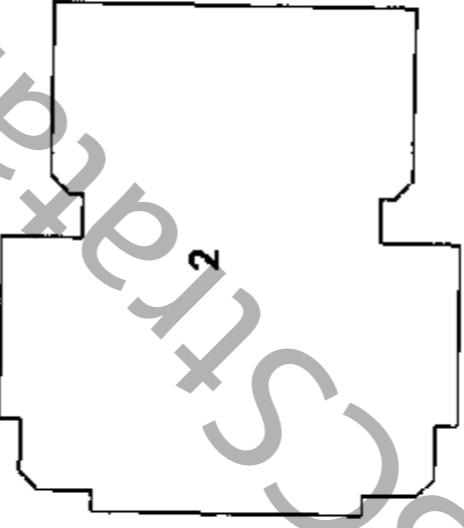
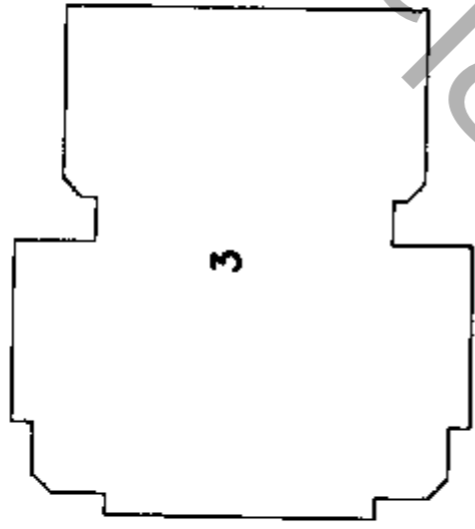
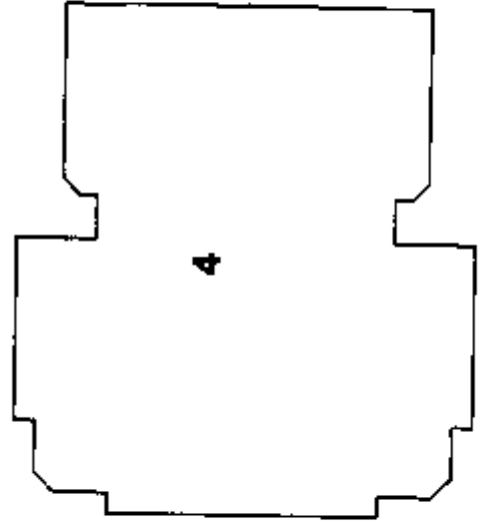
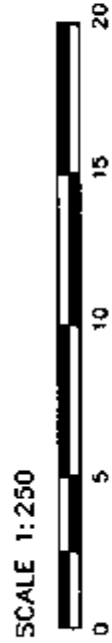
MATSON, PECK & TOPLISS
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 (ph) 270-9331
 (fax) 270-4137
 CAD FILE: 12260SHEET2.FLX

DATE July 4/02 WPN B.C.L.S.(#697)

FIRST SHEET, SHEET 3 OF 20 SHEETS

PHASE 3

STRATA PLAN LMS4142



PART OF 1

PLAN LMP38432

PHASE 3

151st STREET

97.758
148.886
50'

14.46

10.07

31.034
90° 00' 22"

PHASING
BOUNDARY

26.909
90° 00' 22"

91.088

STRATA PLAN
LMS4142

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JOB NO. S - 12260 - 3

30

DATE

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B.C.L.S.(#697)

WWW.BCStrataPlans.com

CONTINUED ON SHEET



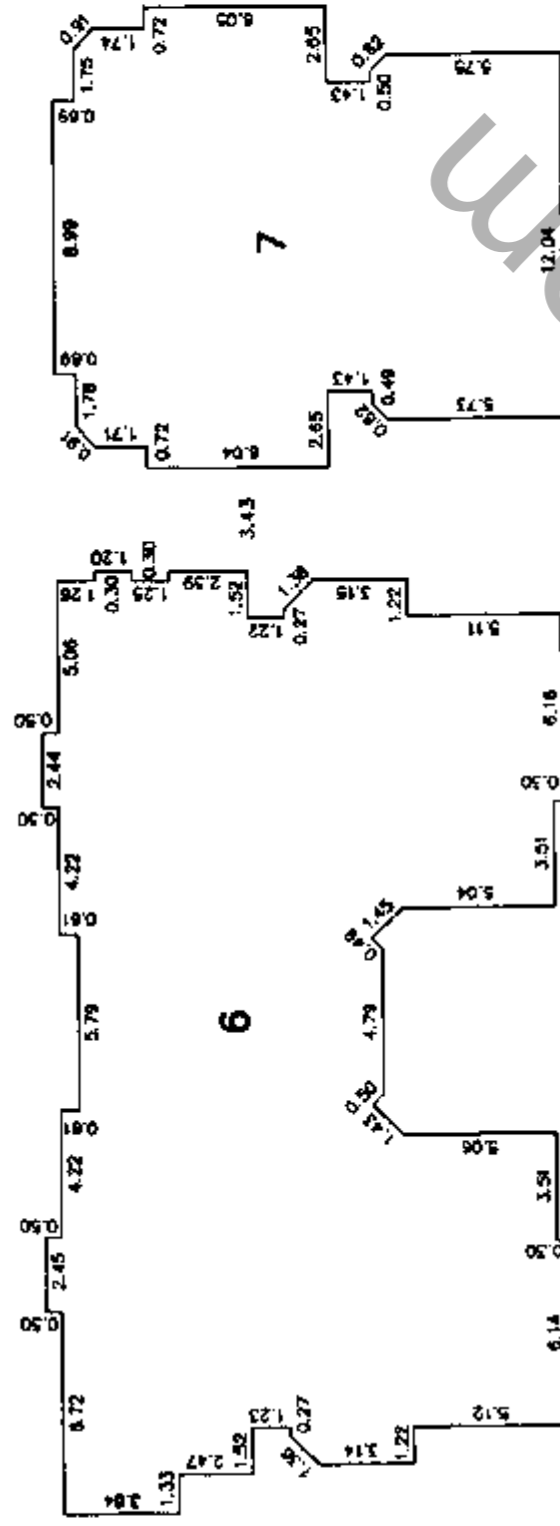
89' 43' 58" 175.464 (PROPERTY LINE) 117.040

PHASE 3 STRATA PLAN LMS4142

7.24

7.24

7.24

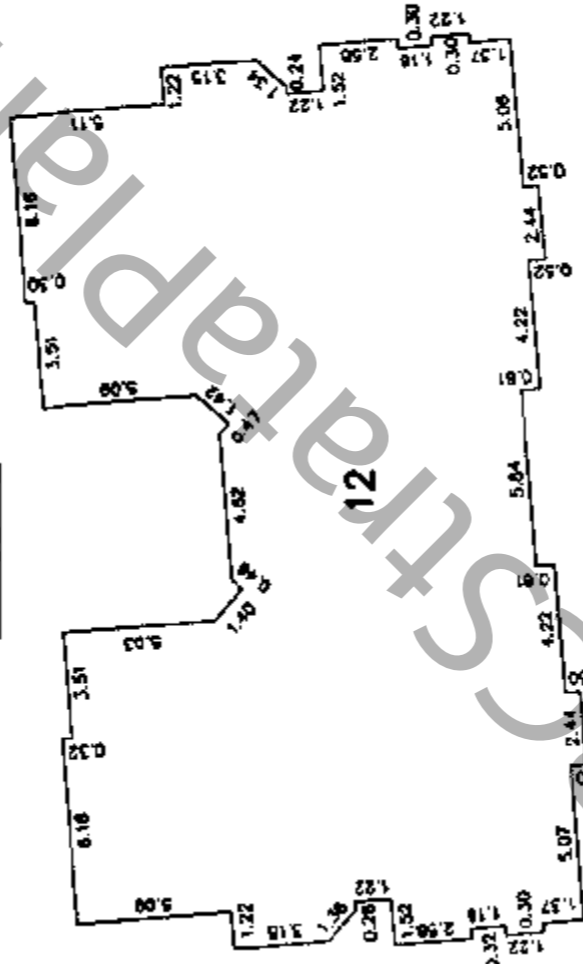


PART OF 1

PLAN LMP38432

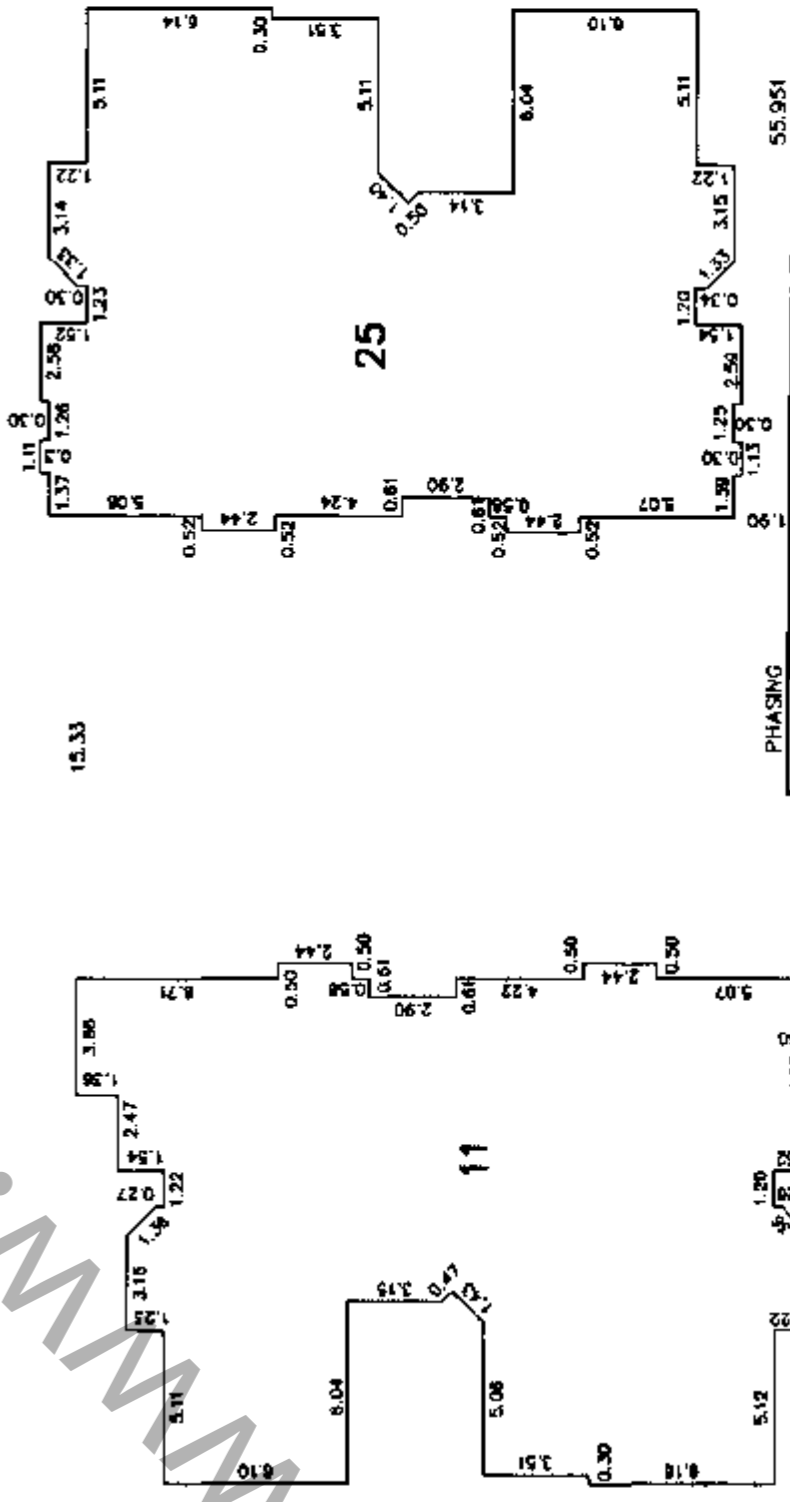
PHASE 3

8.21



13

CONTINUED ON SHEET 3



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STRATA PLAN LMS4142

31.034

90' 00' 22"

DATE July 04/02. WPN B.C.L.S. (#597)

JOB NO. S - 12260 - 3

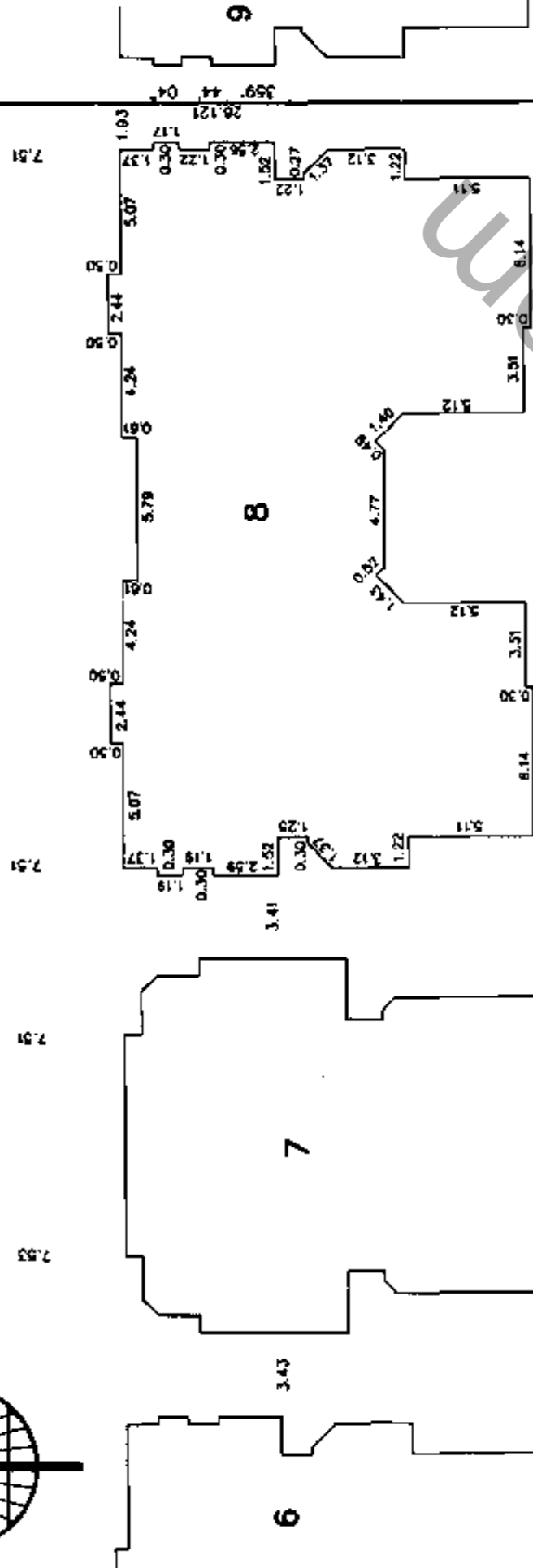
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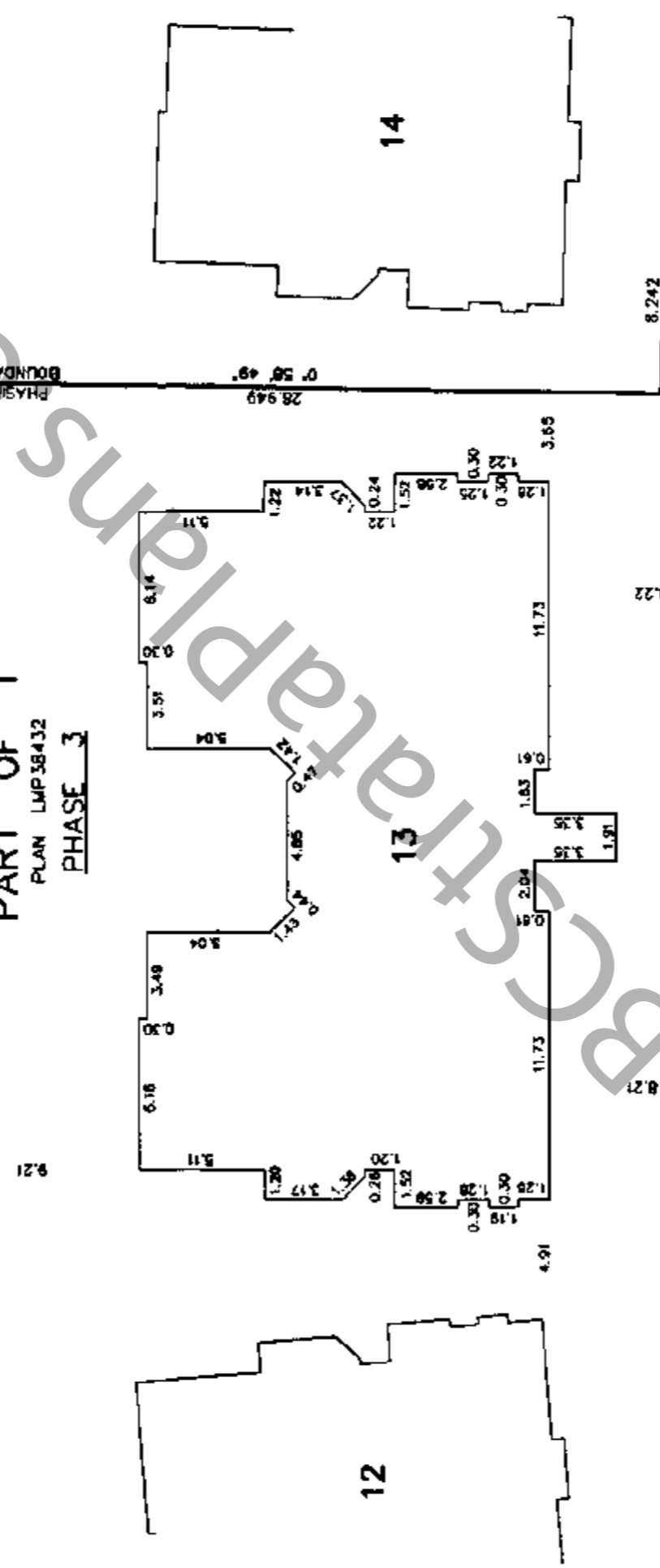
PHASE 3

STRATA PLAN LMS4142

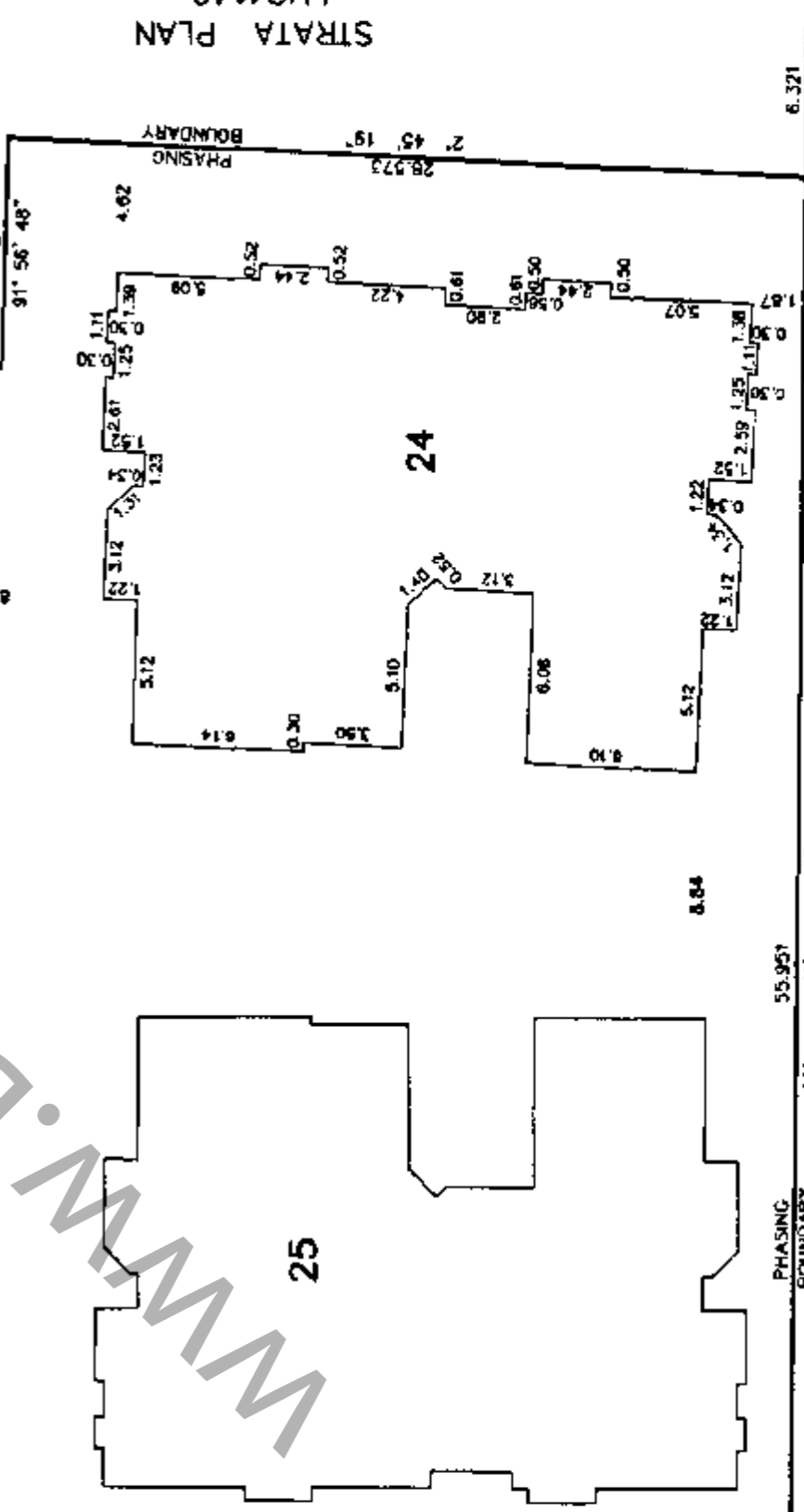
89' 43" 58"
175.464 (PROPERTY LINE)
117.040



PART OF 1 PLAN LMP38432 PHASE 3



STRATA PLAN LMS4142



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STRATA PLAN
 LMS4142

DATE July 04/02 WPN B.C.L.S.(#697)

PHASE 3
STRATA PLAN LMS4142

CONDOMINIUM ACT.

| LOT NO. | SHEET NO. | FORM 1 | | FORM 2 | | FORM 3 | |
|-----------|-----------|------------------------------|---------------------------|---------------------------------------|---------------------------|--------|--|
| | | SCHEDULE OF UNIT ENTITLEMENT | INTEREST UPON DESTRUCTION | SCHEDULE OF INTEREST UPON DESTRUCTION | SCHEDULE OF VOTING RIGHTS | | |
| 61 | 8 | 132 | 191 | 191 | 1 | | |
| 62 | 8 | 132 | 188 | 188 | 1 | | |
| 63 | 8 | 132 | 188 | 188 | 1 | | |
| 64 | 8 | 132 | 191 | 191 | 1 | | |
| 65 | 9 | 136 | 201 | 201 | 1 | | |
| 66 | 9 | 136 | 201 | 201 | 1 | | |
| 67 | 10 | 132 | 191 | 191 | 1 | | |
| 68 | 10 | 132 | 188 | 188 | 1 | | |
| 69 | 10 | 132 | 188 | 188 | 1 | | |
| 70 | 10 | 132 | 191 | 191 | 1 | | |
| 71 | 11 | 136 | 212 | 212 | 1 | | |
| 72 | 11 | 136 | 211 | 211 | 1 | | |
| 73 | 12 | 136 | 212 | 212 | 1 | | |
| 74 | 12 | 136 | 211 | 211 | 1 | | |
| 75 | 13 | 136 | 206 | 206 | 1 | | |
| 76 | 13 | 136 | 211 | 211 | 1 | | |
| 77 | 14 | 136 | 212 | 212 | 1 | | |
| 78 | 14 | 136 | 211 | 211 | 1 | | |
| 79 | 15 | 136 | 209 | 209 | 1 | | |
| 80 | 15 | 138 | 204 | 204 | 1 | | |
| 81 | 16 | 133 | 192 | 192 | 1 | | |
| 82 | 16 | 132 | 188 | 188 | 1 | | |
| 83 | 16 | 136 | 192 | 192 | 1 | | |
| 84 | 17 | 133 | 187 | 187 | 1 | | |
| 85 | 17 | 133 | 188 | 188 | 1 | | |
| 86 | 17 | 137 | 195 | 195 | 1 | | |
| 87 | 18 | 137 | 195 | 195 | 1 | | |
| 88 | 18 | 133 | 188 | 188 | 1 | | |
| 89 | 18 | 132 | 188 | 188 | 1 | | |
| 90 | 19 | 132 | 191 | 191 | 1 | | |
| 91 | 19 | 132 | 188 | 188 | 1 | | |
| 92 | 19 | 132 | 186 | 186 | 1 | | |
| 93 | 19 | 132 | 191 | 191 | 1 | | |
| 94 | 20 | 132 | 191 | 191 | 1 | | |
| 95 | 20 | 132 | 188 | 188 | 1 | | |
| 96 | 20 | 132 | 186 | 186 | 1 | | |
| 97 | 20 | 132 | 189 | 189 | 1 | | |
| AGGREGATE | | 13255 | 18164 | 18164 | 97 | | |

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JOB NO. S - 12260 - 3

DATE July 4/02 WPN B.C.L.S.(#697)

PHASE 3

STRATA PLAN

LMS4142

CONDOMINIUM ACT.

STATUTORY DECLARATION

I/ WE the undersigned do solemnly declare that

- (1) I/ WE the undersigned are/are the owner-developer or 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 Vancouver, B.C. this 11th day of July, 2002.

[Signature]
A commissioner for taking affidavits within B.C.
Florence Wong

[Signature]
Nelson Chan
[Signature]
Ken Wong

CERTIFICATE OF APPROVAL
SECTION 8 (2)

Approved as PHASE 3 of a 3 phase strata plan under the Condominium Act.

Dated at Surrey, B.C. this 10th day of July, 2002

[Signature]
Approving Officer for the CITY OF SURREY
NICHOLAS LAI

The CITY OF SURREY, the holder of covenants BM173866, BM173867, BM176242 and 81120759, hereby consent to the deposit of this plan.

Dated this 10th day of July, 2002 A.D.
Execution Date

The CITY OF SURREY
[Signature]
Mayor: BOVEY McCALLUM

[Signature]
Acting City Clerk: MARGARET JONES

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(fax) 270-4137
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JOB NO. 5 - 12260 - 3

Accepted on to forms 1, 2 and 3 this 15 day of JULY, 2002

[Signature]
for SUPERINTENDENT OF REAL ESTATE

SIGNATURES

WITNESSES : [Signature]
WITNESS as to both Florence Wong and Ken Wong
Sole actor.
OCCUPATION 728 - 650 W. 41ST Ave
ADDRESS Vancouver B.C.

OWNER : [Signature]
FLIFFWOOD TOWNHOUSE PROPERTIES INC.
(INC. NO. 544089)
[Signature]
Nelson Chan AUTHORIZED SIGNATORY
[Signature]
Ken Wong AUTHORIZED SIGNATORY

MORTGAGEE : [Signature]
HSC BANK CANADA
HONGKONG BANK OF CANADA
by its lawful attorneys : [Signature]
AUTHORIZED SIGNATORY
[Signature]
AUTHORIZED SIGNATORY
[Signature]
AUTHORIZED SIGNATORY

[Signature]
WITNESS as to both
BORNEIER
OCCUPATION 2337 KINGS AVENUE
ADDRESS WEST VANCOUVER, BC

DATE July 4/02 [Signature] B.C.L.S.(#697)

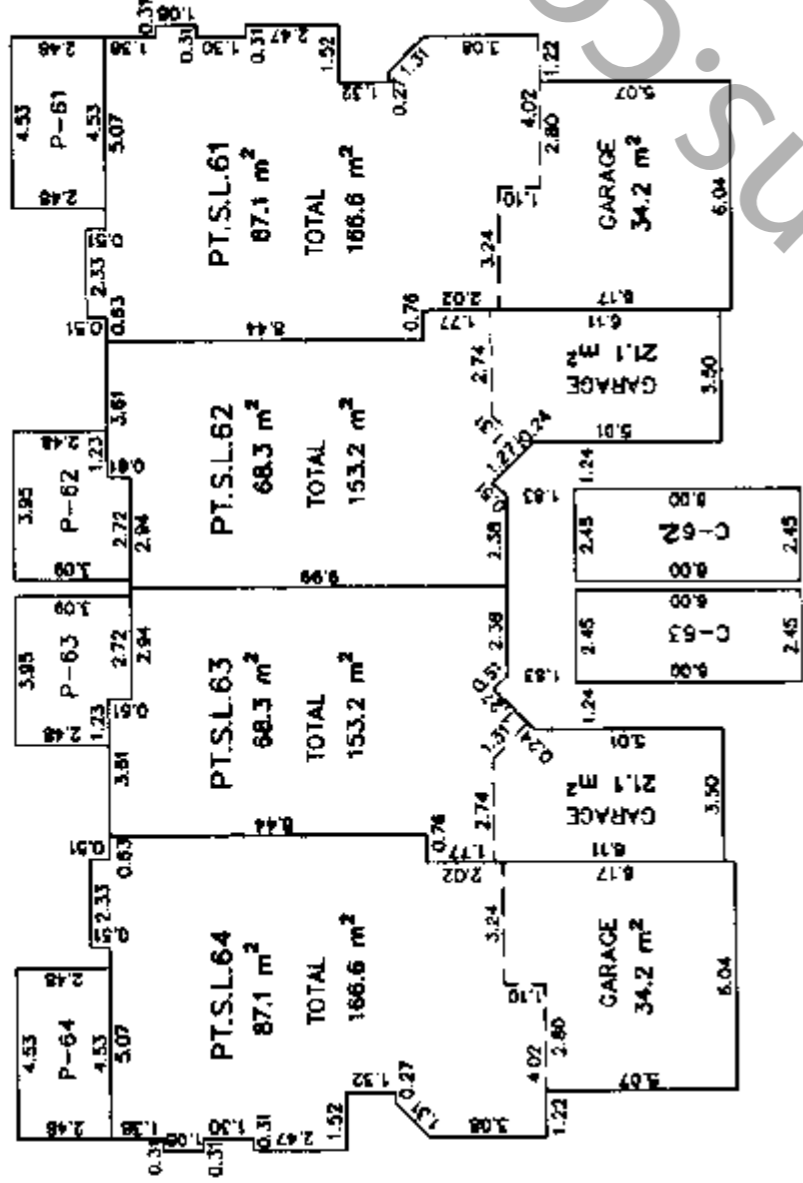
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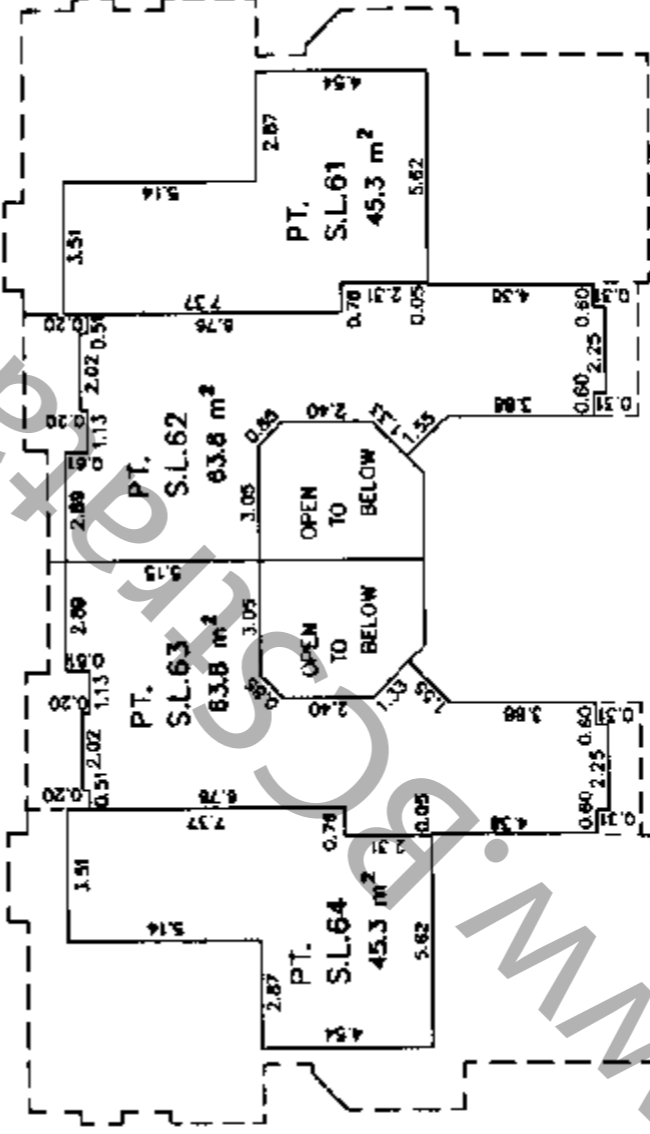
PHASE 3

STRATA PLAN LMS4142

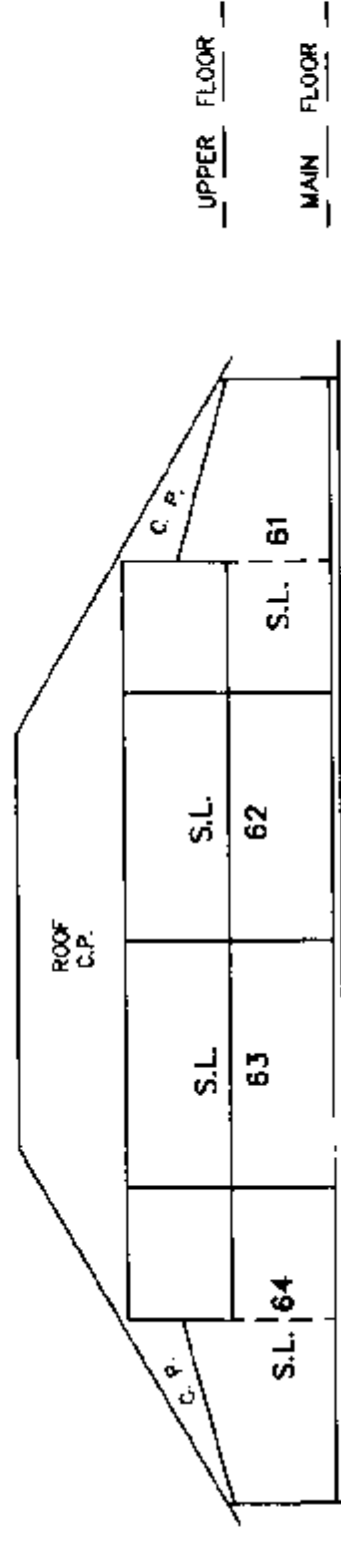
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UPPER FLOOR



SECTION A - A'



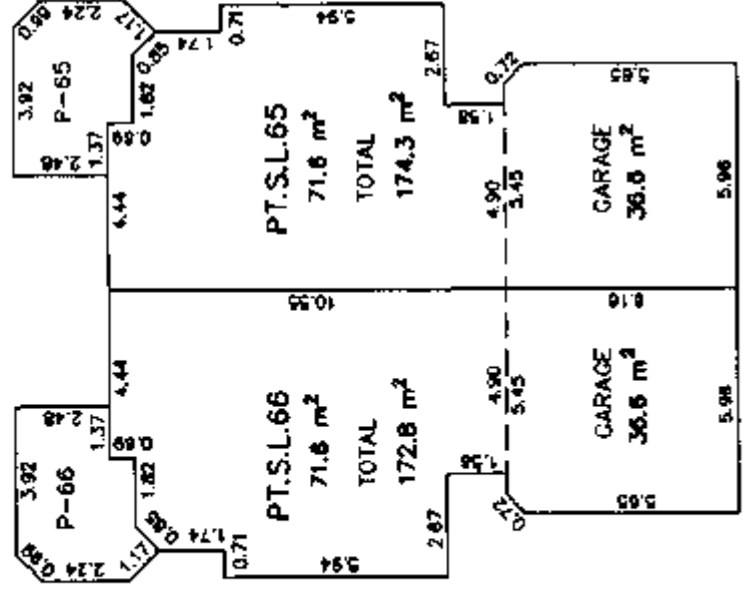
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 CAD FILE: 122603-SHEET8.FLX

JOB NO. S - 12260 - 3

DATE July 4/02 WPK B.C.L.S.(#897)



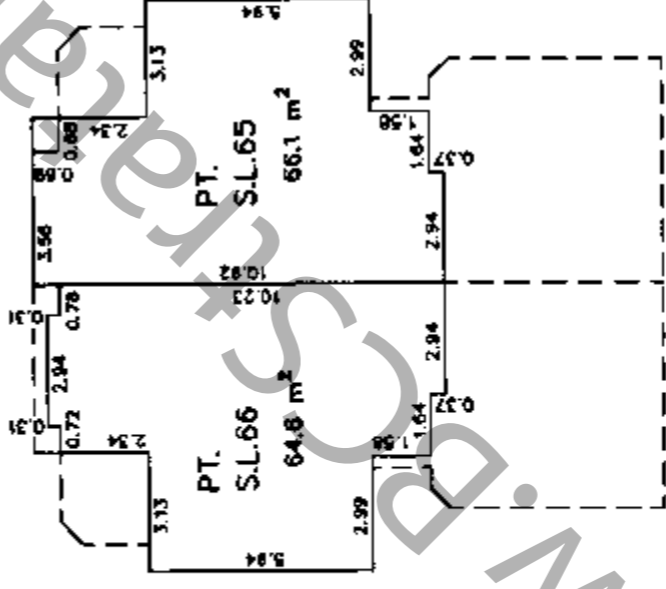
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A

A'

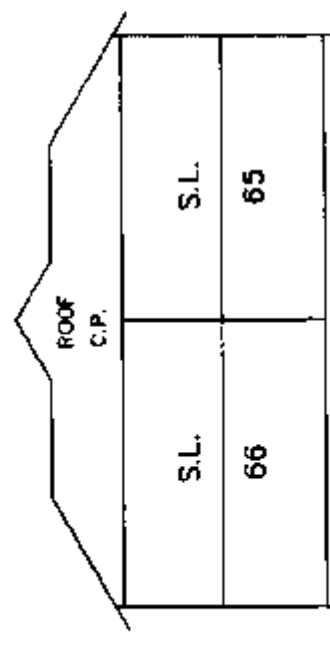
UPPER FLOOR



A

A'

SECTION A - A'



UPPER FLOOR

MAIN FLOOR

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JOB NO. S - 12260 - 3

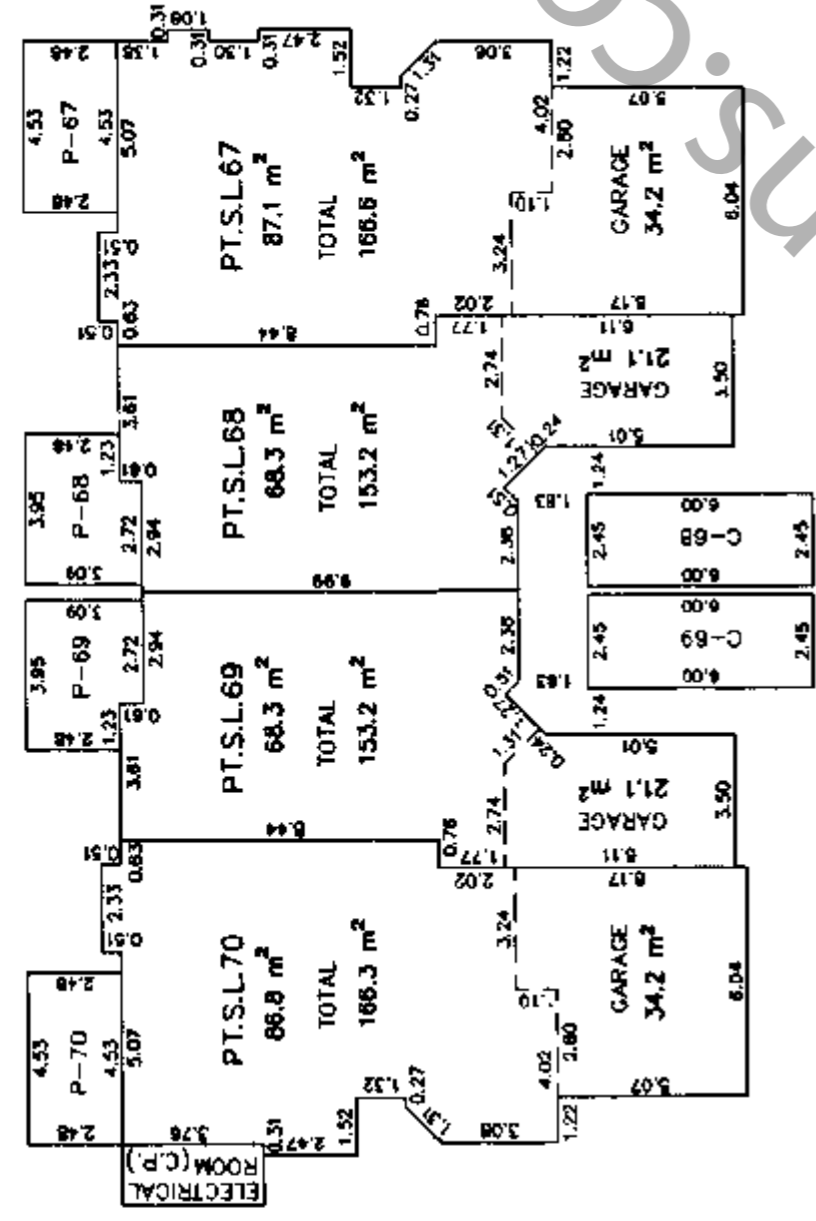
DATE July 4/02 WPA B.C.L.S.(#697)

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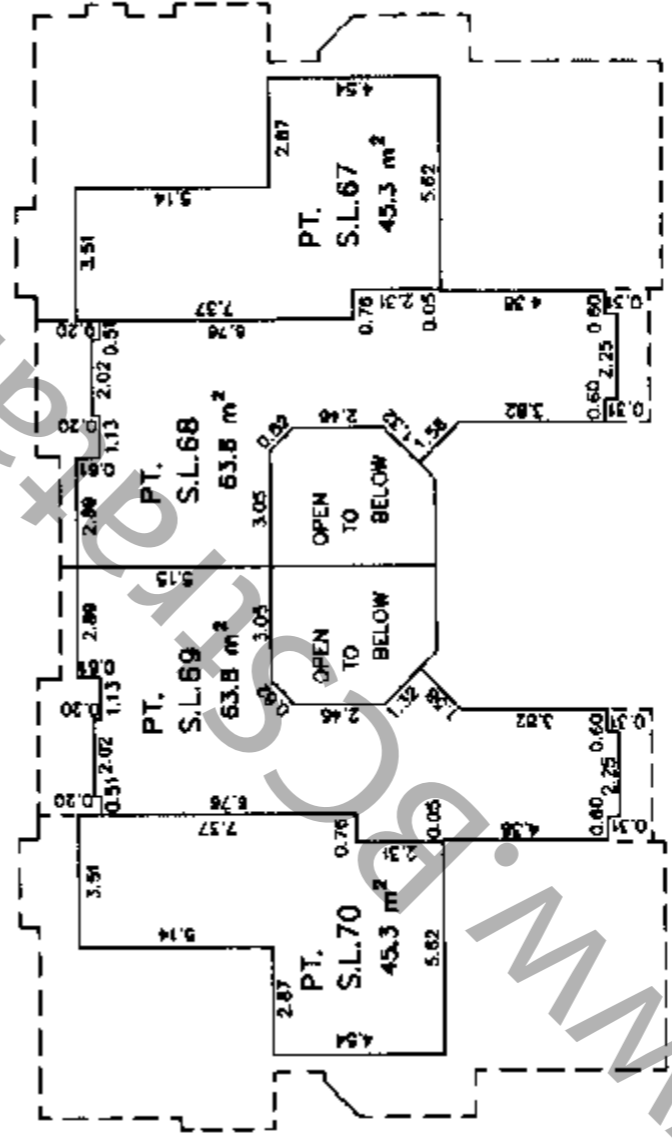
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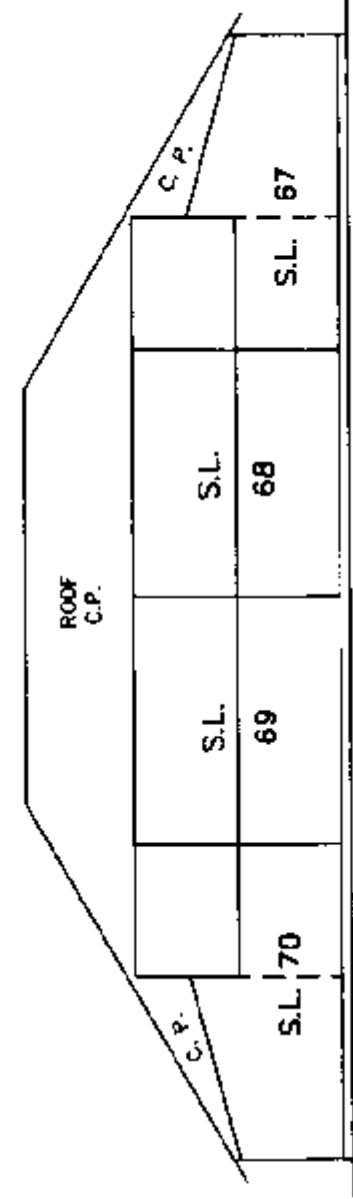
MAIN FLOOR



UPPER FLOOR



SECTION A - A'

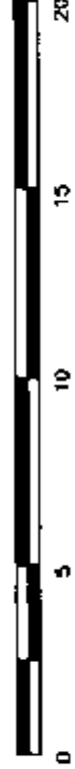


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 CAD FILE: 12260SHEET10.FLX

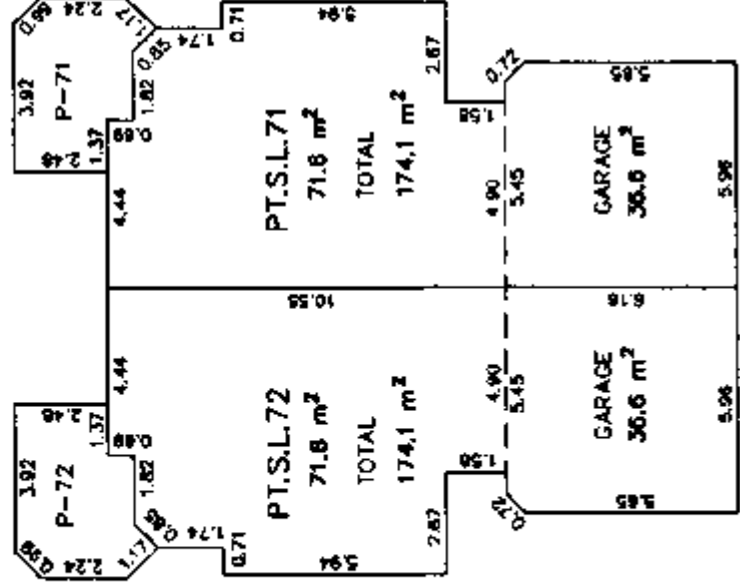
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DATE July 4/02. WPK B.C.L.S.(#697)

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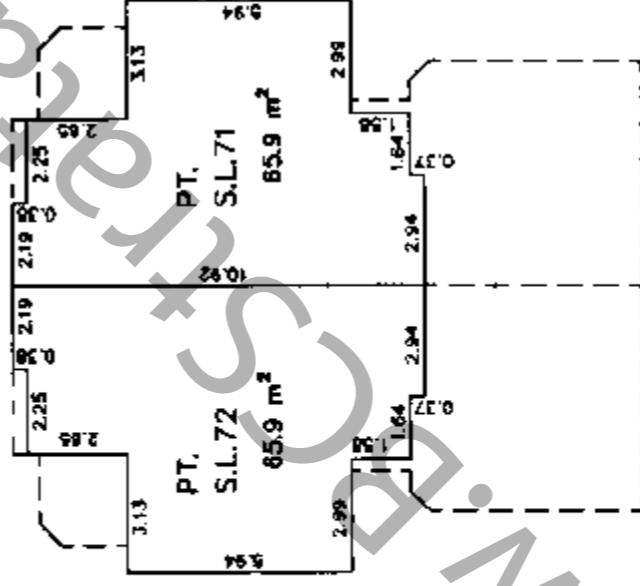
MAIN FLOOR



A

A'

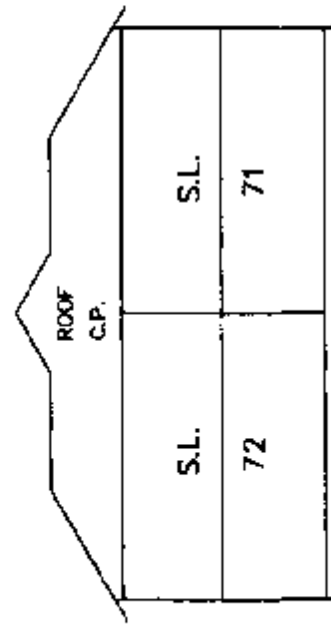
UPPER FLOOR



A

A'

SECTION A - A'



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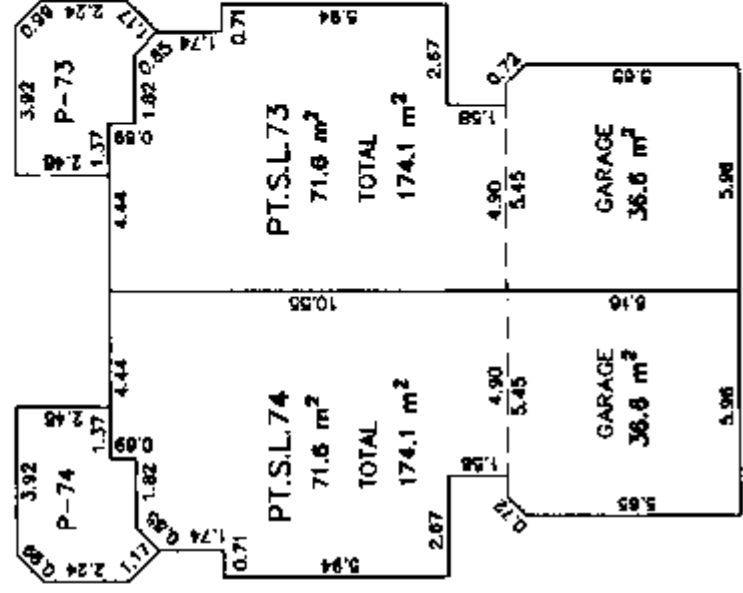
DATE July 4/02 WPH B.C.L.S. (#697)

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STRATA PLAN LMS4142

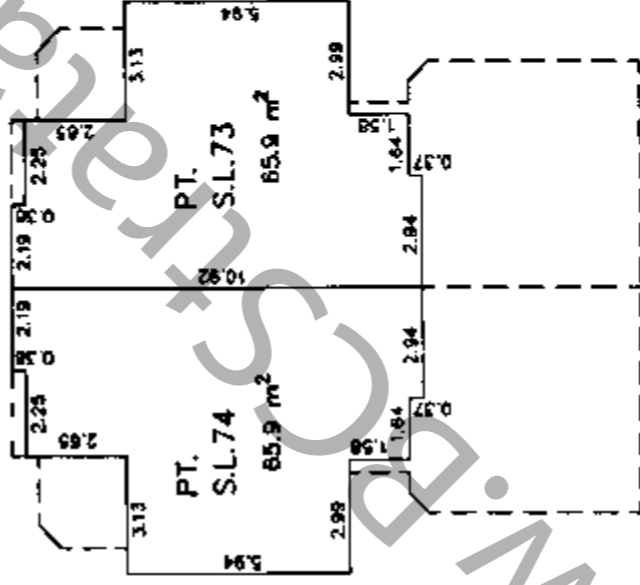
MAIN FLOOR



A

A'

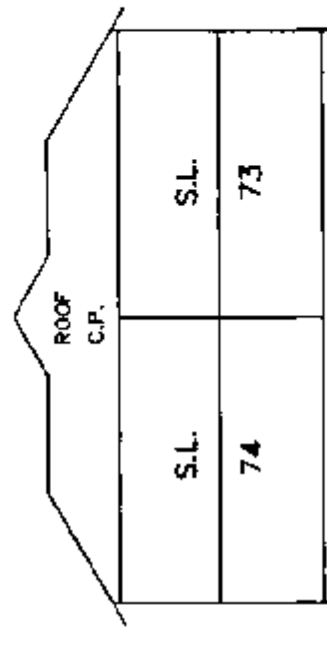
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A

A'

SECTION A - A'



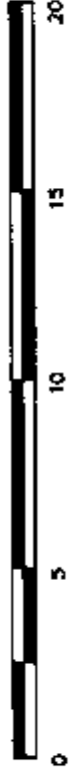
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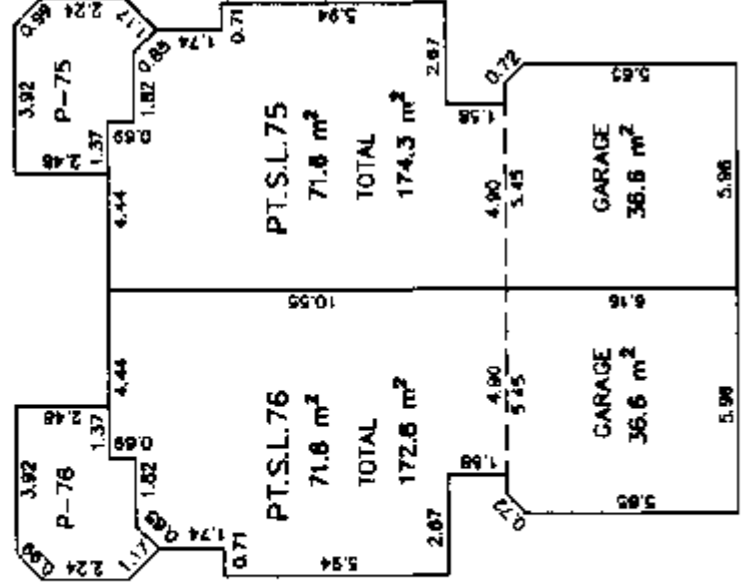
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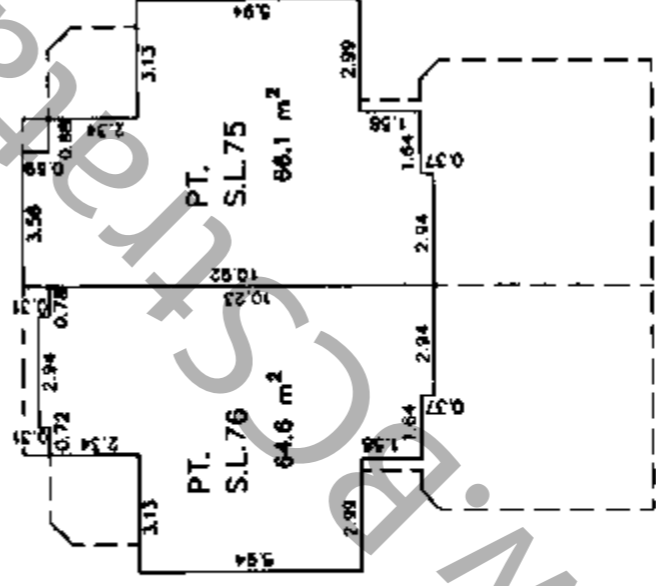
MAIN FLOOR



A

A'

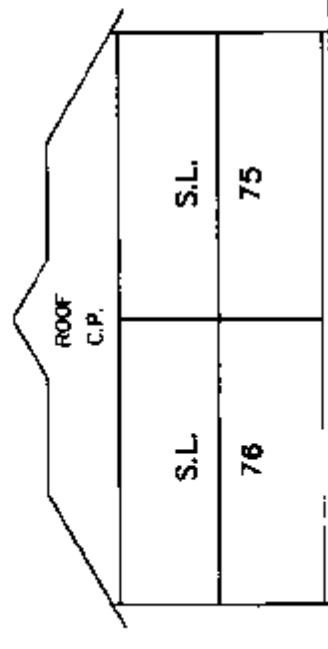
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A

A'

SECTION A - A'



UPPER FLOOR

MAIN FLOOR

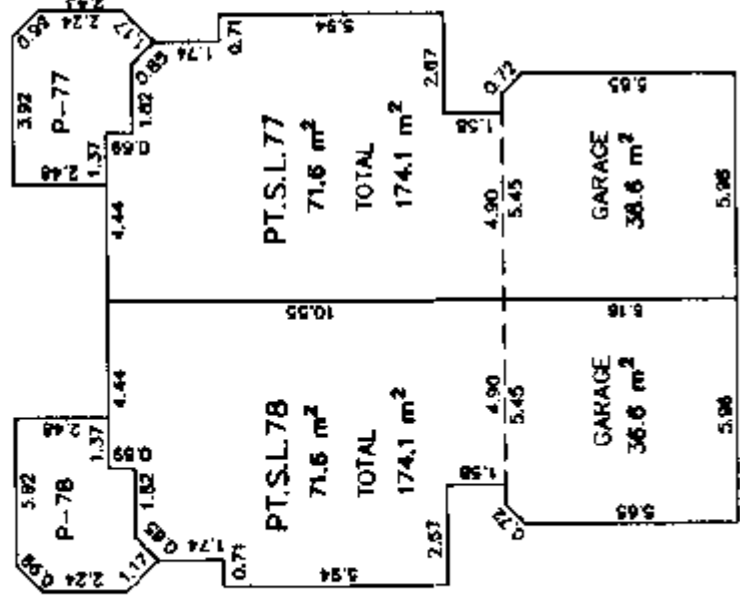
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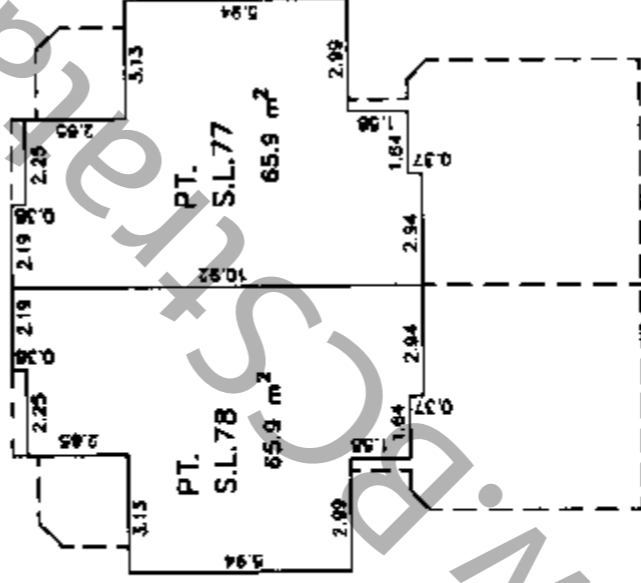
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A

A'

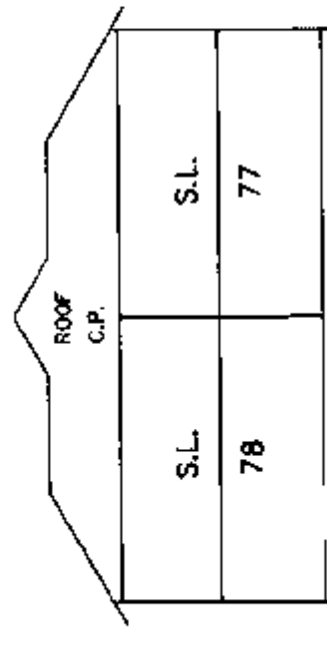
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A

A'

SECTION A - A'

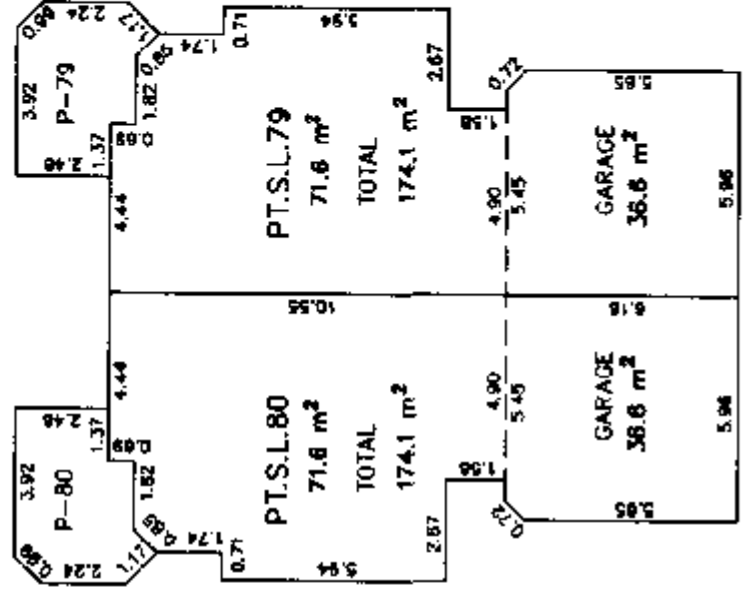


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SCALE 1:200



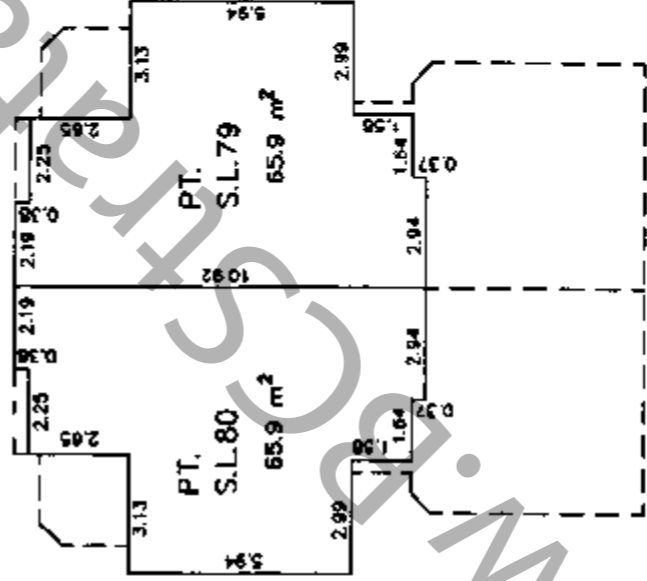
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A

A'

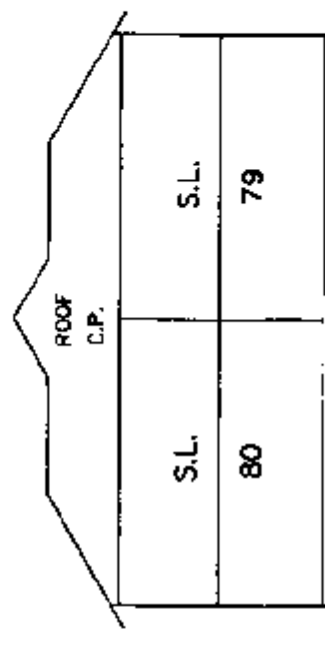
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A

A'

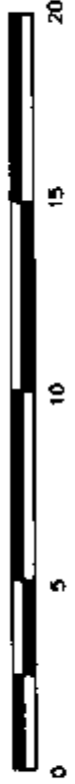
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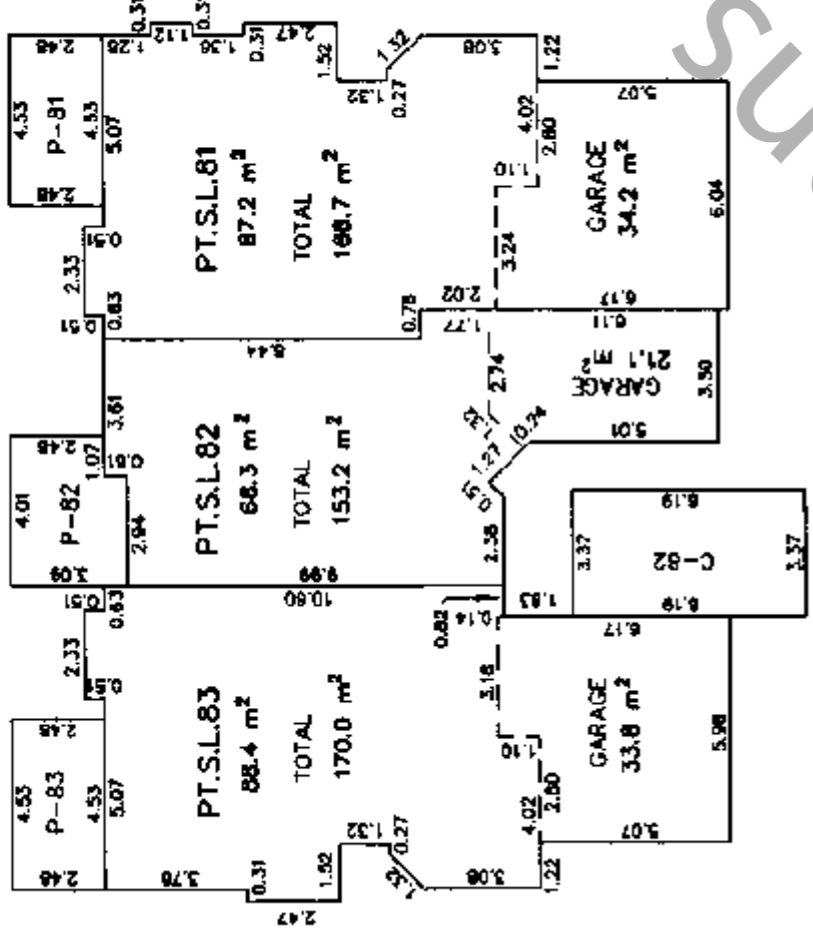
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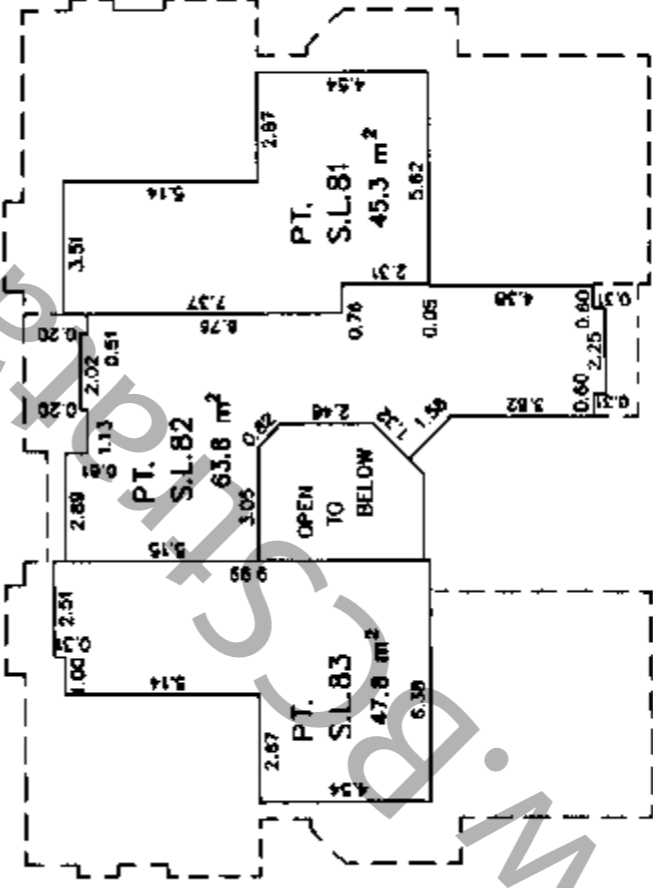
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A

A'

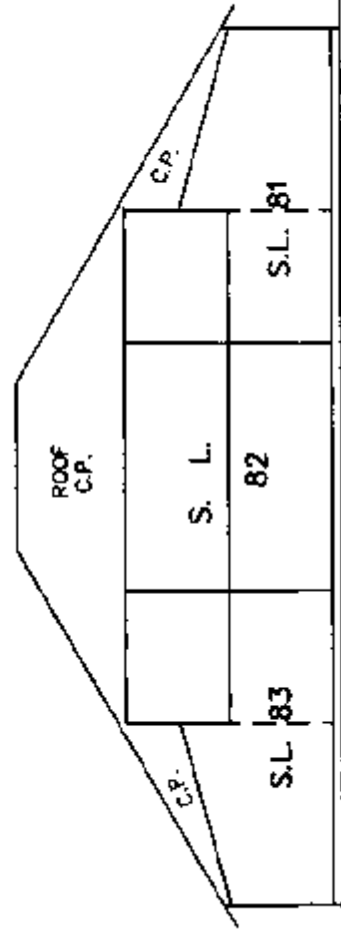
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A

A'

SECTION A - A'

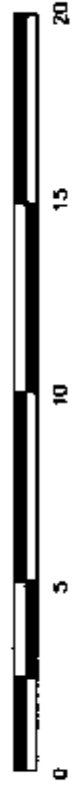


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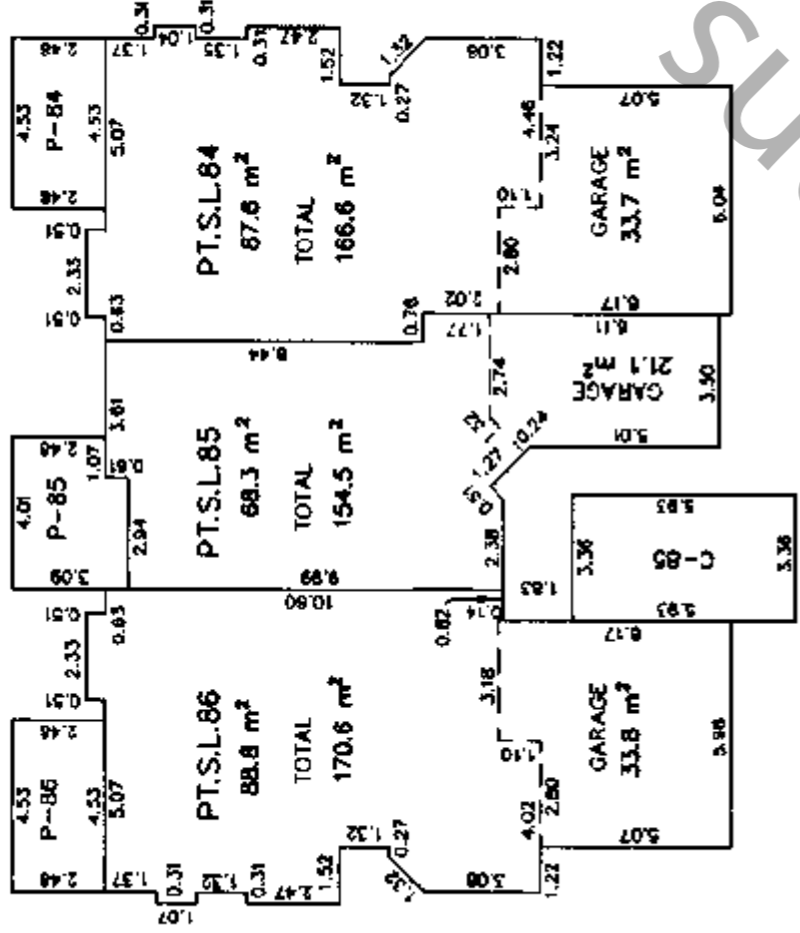
JOB NO. S - 12260 - 3

DATE July 4/02 WPTW B.C.L.S.(#697)

SCALE 1:200



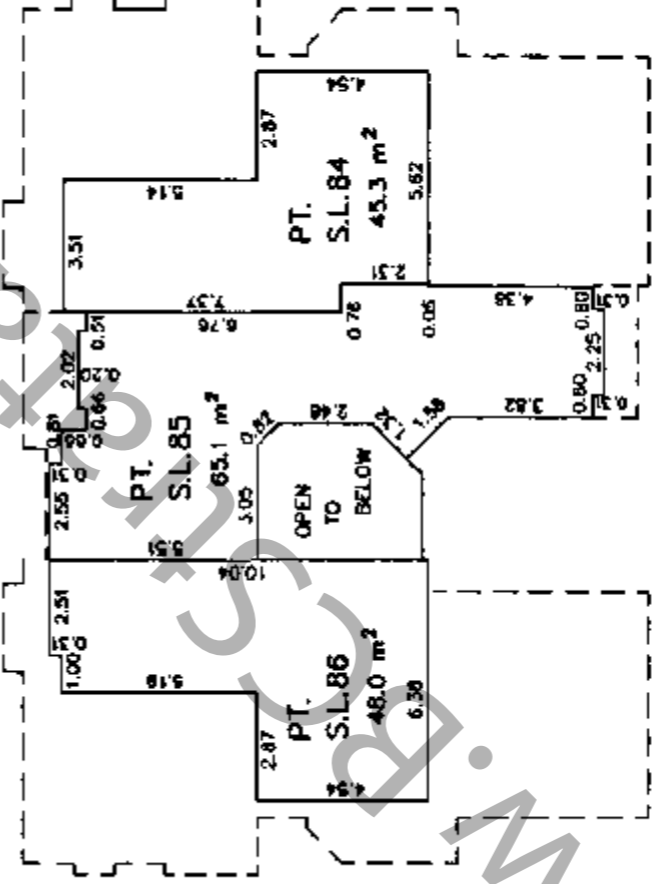
MAIN FLOOR



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A'

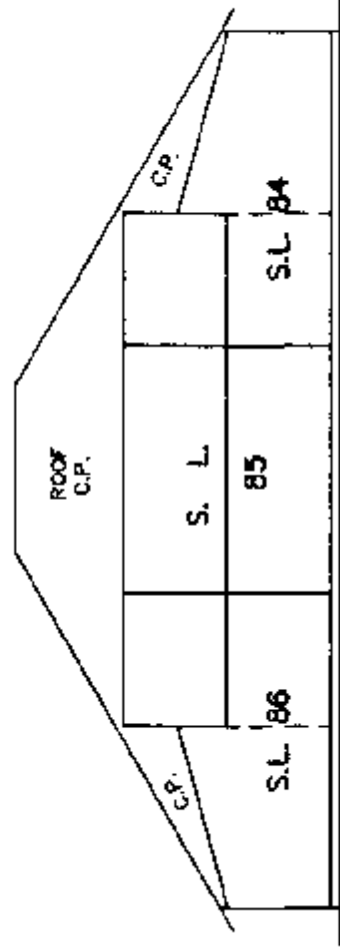
UPPER FLOOR



A

A'

SECTION A - A'



UPPER FLOOR

MAIN FLOOR

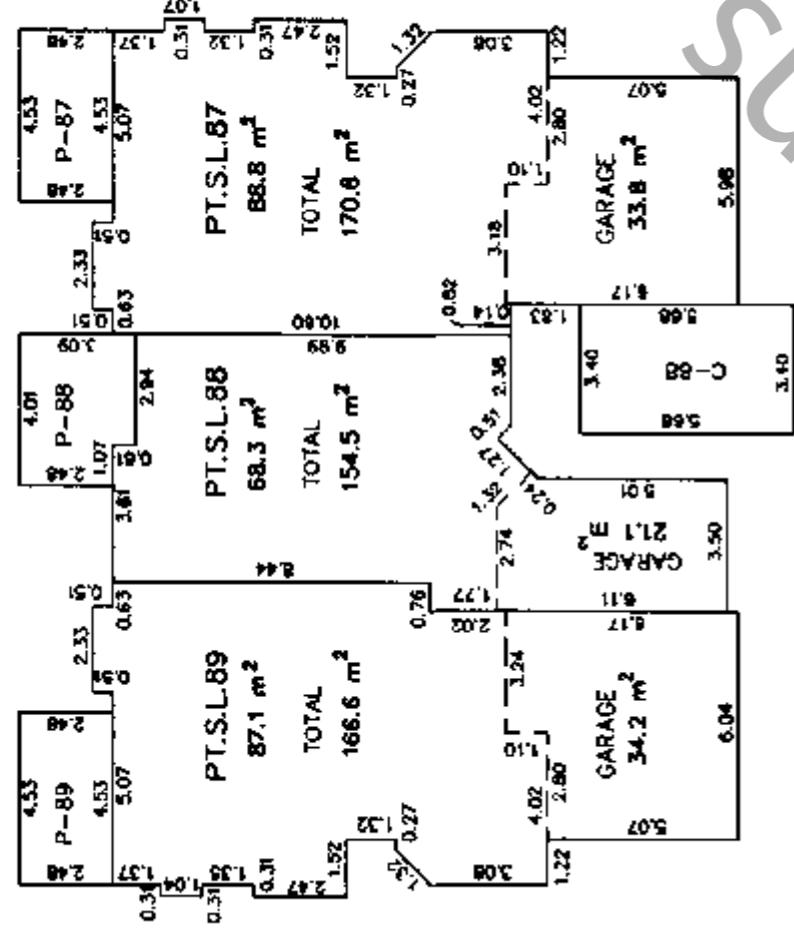
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DATE July 9/02. WPK B.C.L.S.(#697)

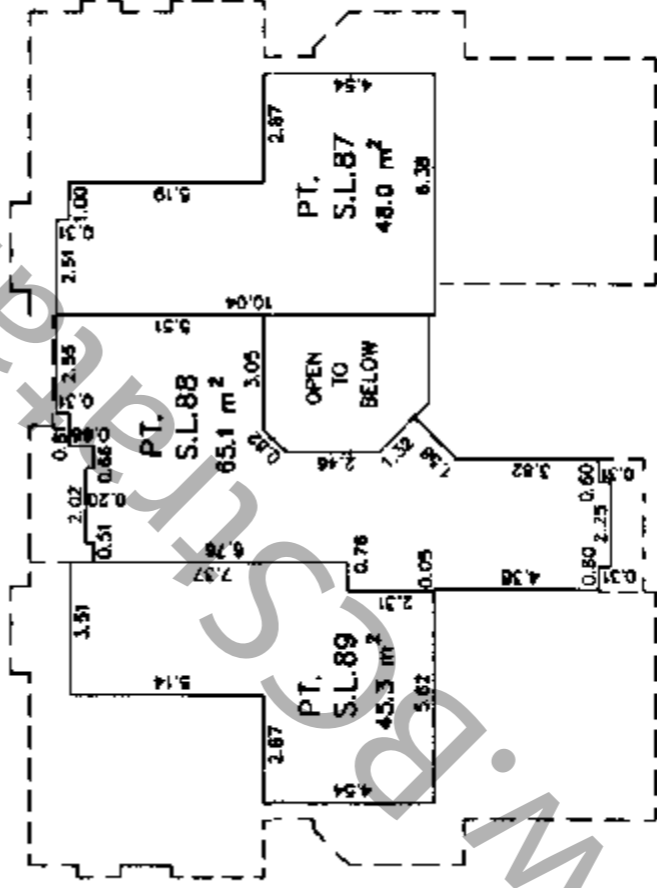
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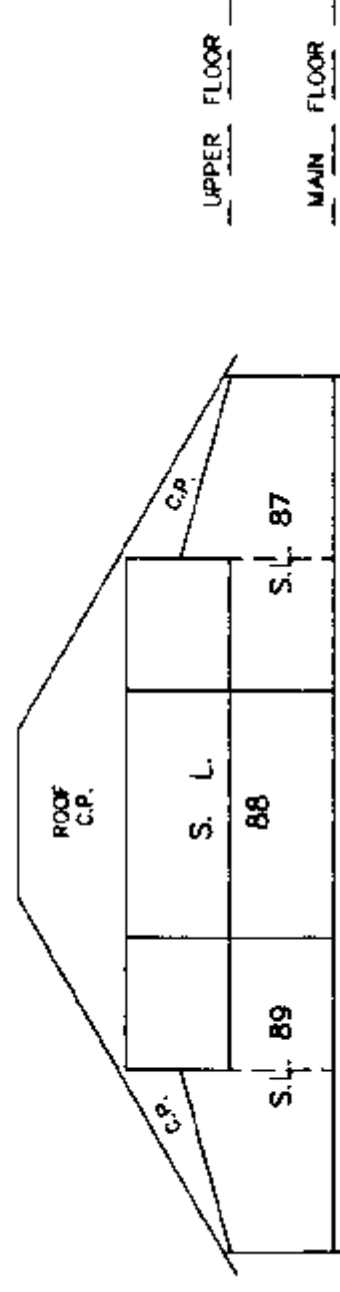
MAIN FLOOR



UPPER FLOOR



SECTION A - A'



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 CAD FILE: 12260SHEET18.FLX

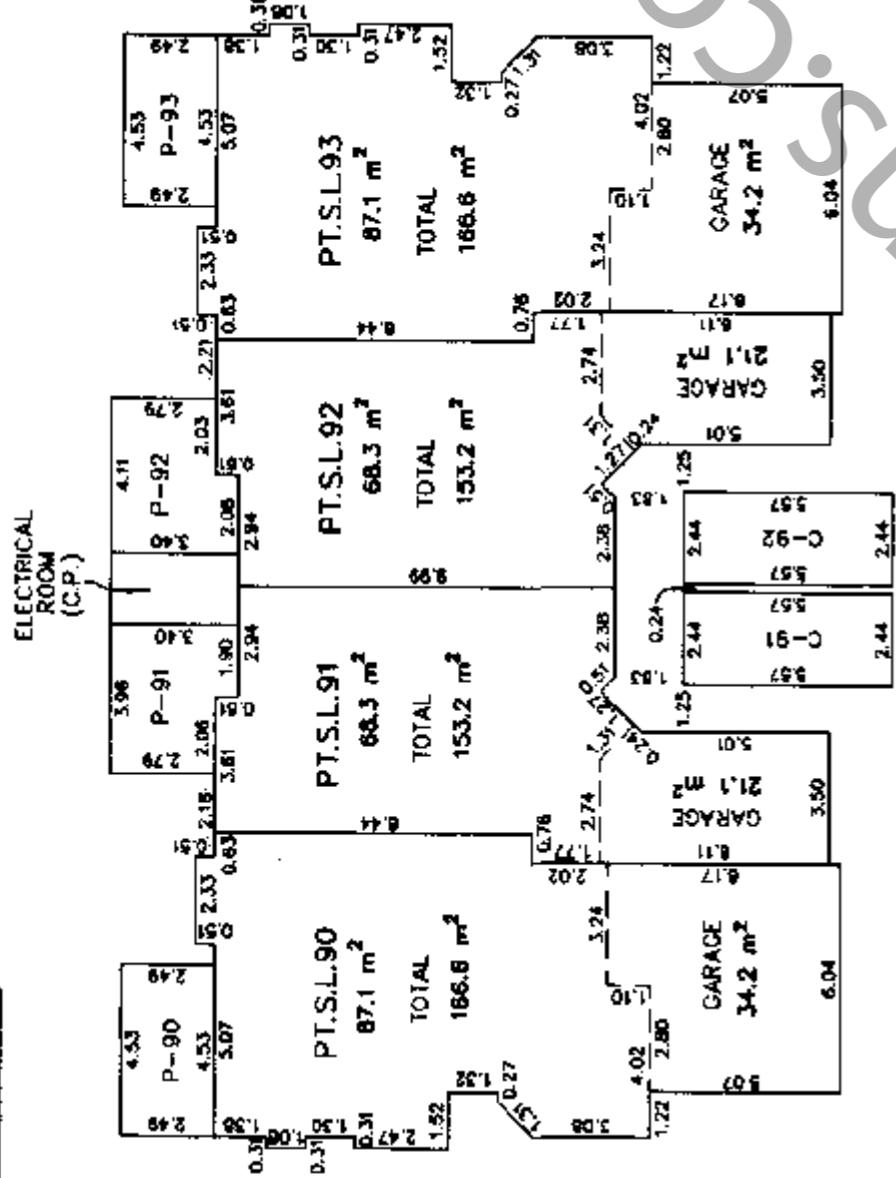
JOB NO. 5 - 12260 - 3

DATE July 4/02. WPA B.C.L.S. (#697)

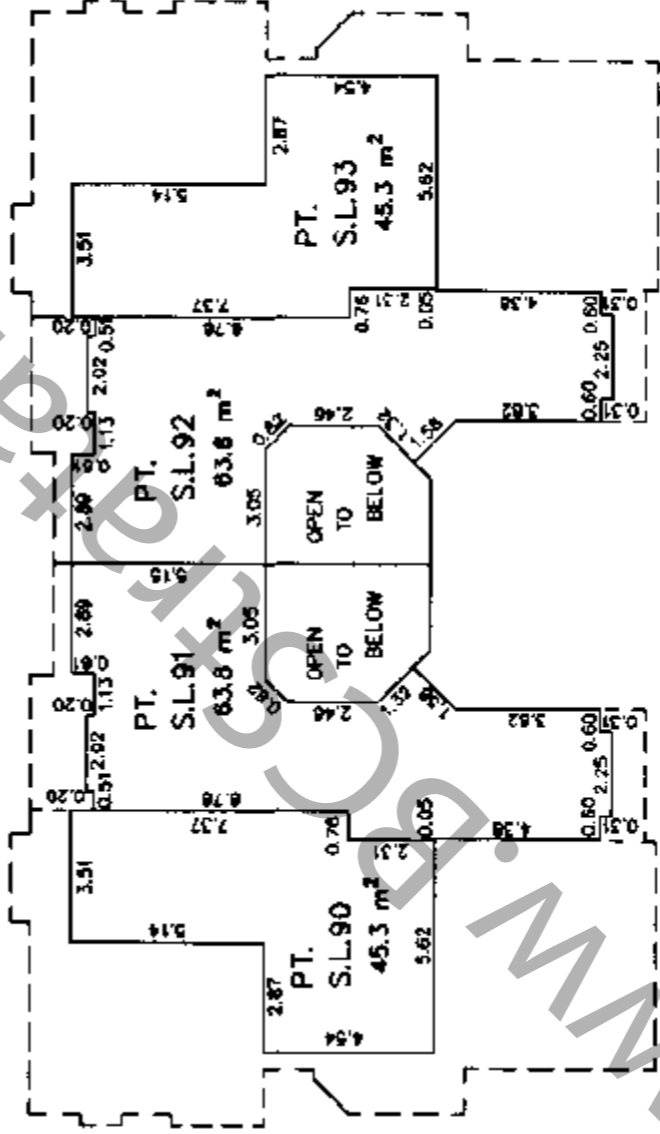
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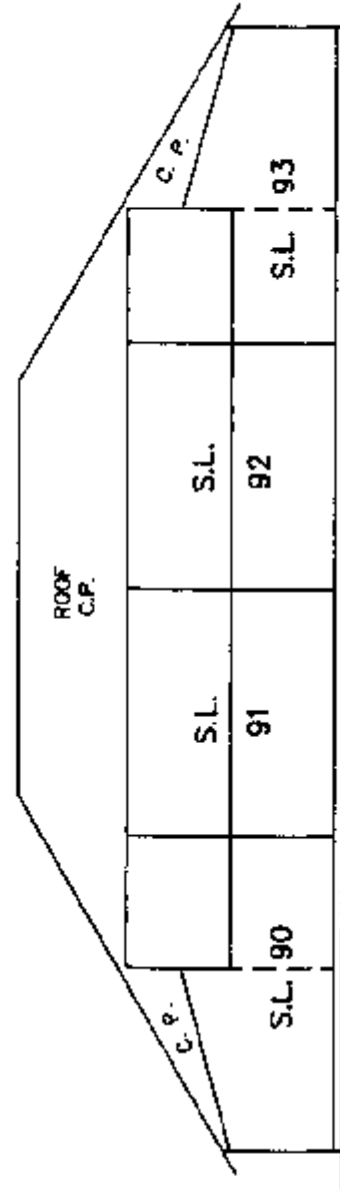
MAIN FLOOR



UPPER FLOOR



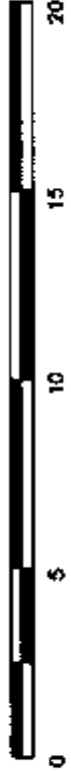
SECTION A - A'



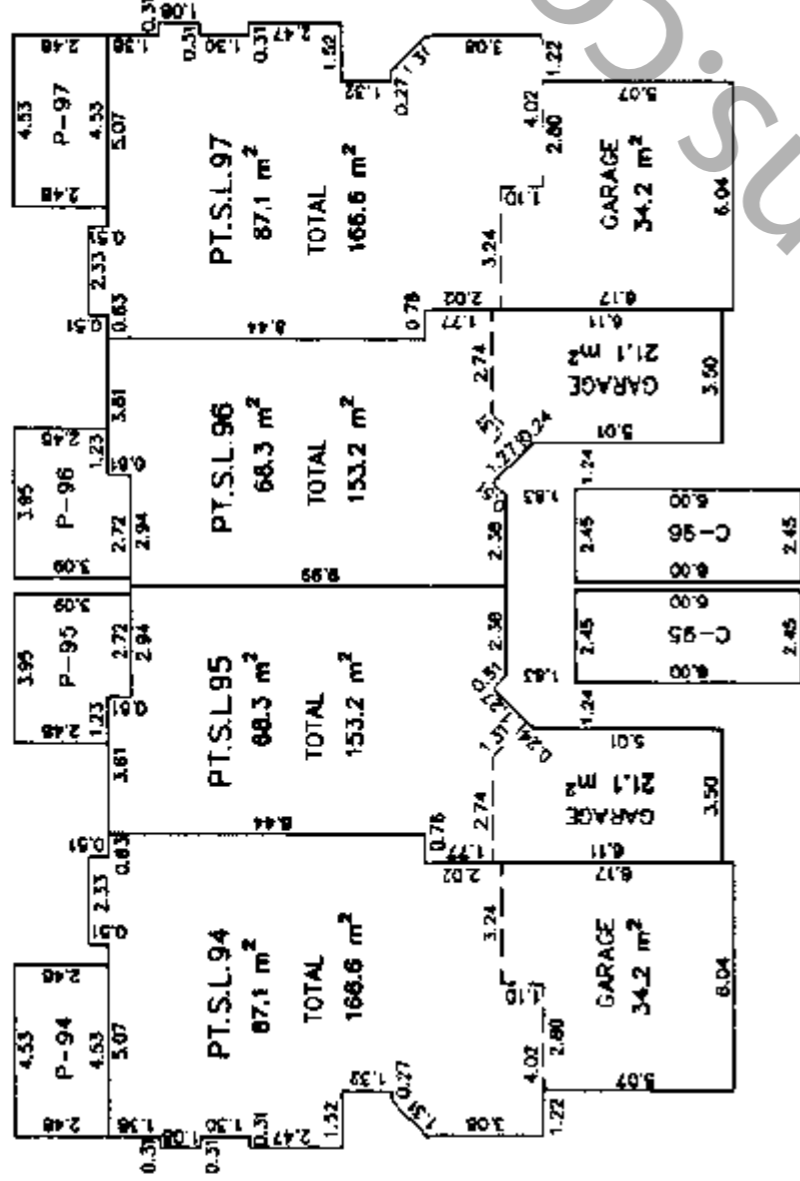
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 CAD FILE: 12260SHEET19.FLX

JOB NO. S - 12260 - 3

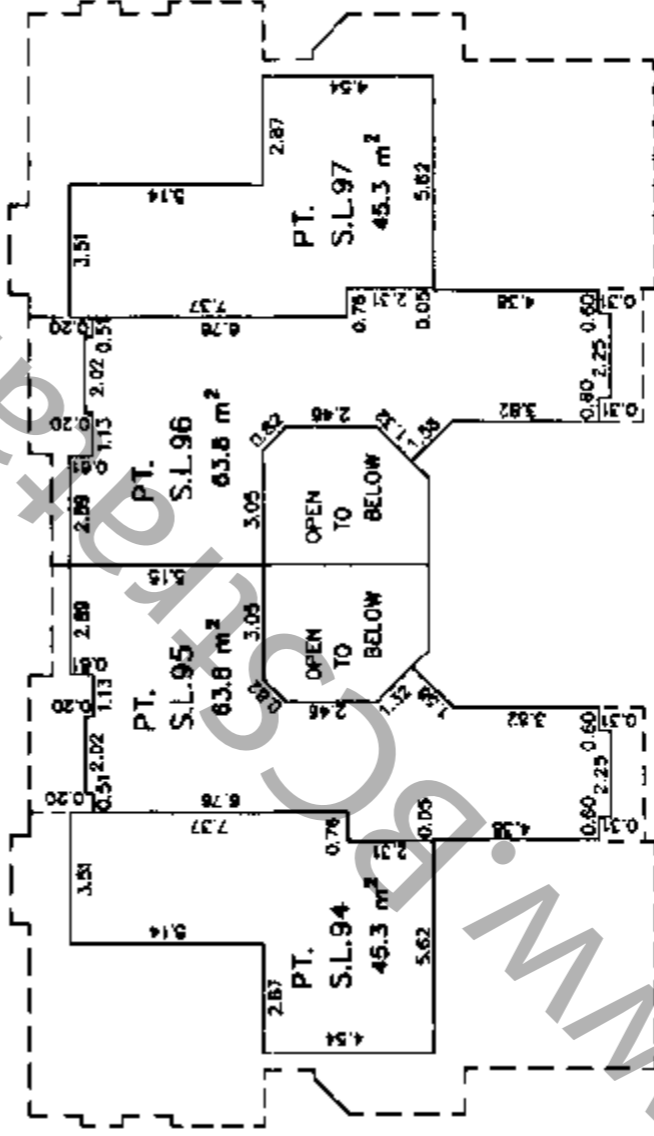
DATE July 4/02. *HPW* B.C.L.S. (#897)



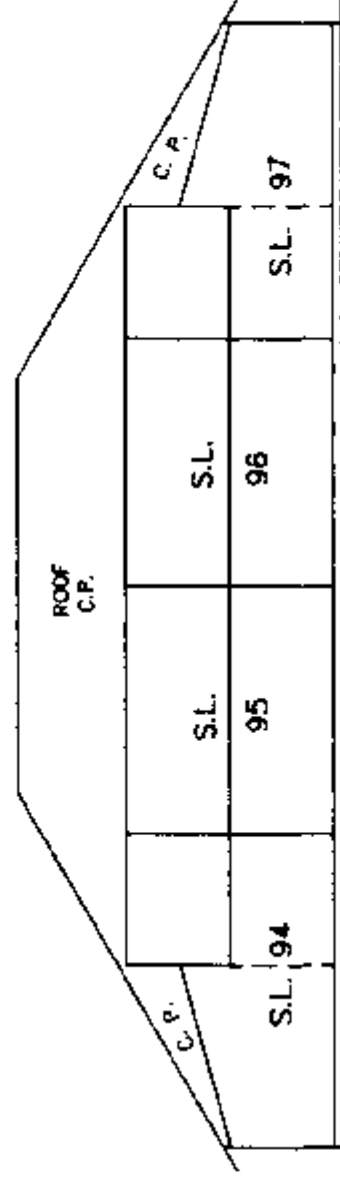
MAIN FLOOR



UPPER FLOOR



SECTION A - A'



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DATE *July 4/02* *MPW*
 B.C.L.S.(#697)



A

A'

A

A'

UPPER FLOOR

MAIN FLOOR