# STRATA PLAN OF LOT 4 SECTION 21 TOWNSHIP 2 N.W.D. PLAN LMP 10698

STRATA PLAN LMS 1364

SCALE 1 : 500

10 5 0 10 20 30 40

ALL DISTANCES ARE IN METRES

DEPOSITED AND REGISTERED IN THE LAND TITLE OFFICE AT NEW WESTMINSTER, B.C. THIS 2 DAY OF MAY ,1994.

REGISTRAR

Pg. 52.

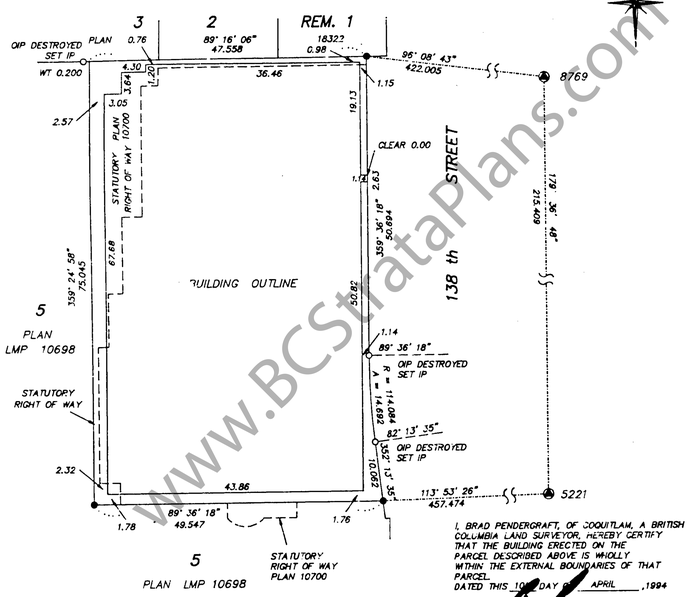
## CITY OF SURREY

THIS PLAN LIES WITHIN THE GREATER VANCOUVER REGIONAL DISTRICT

INTEGRATED AREA No. 1 SURREY

THIS PLAN SHOWS GROUND LEVEL MEASURED DISTANCES. PRIOR TO COMPUTATION OF U.T.M. COORDINATES MULTIPLY BY COMBINED FACTOR OF 0.99959695

BEARINGS ARE GRID BEARINGS DERIVED FROM MONUMENTS 5221 AND 8769




I, BRAD PENDERGRAFT, OF COQUITLAM, A BRITISH COLUMBIA LAND SURVEYOR, HEREBY CERTIFY THAT THE BUILDING ERECTED ON THE PARCEL DESCRIBED ABOVE IS WHOLLY WITHIN THE EXTERNAL BOUNDARIES OF THAT PARCEL.
DATED THIS 10th DAY OF APRIL ,1994

B.C.L.S.

I, BRAD PENDERGRAFT, OF COQUITLAM, A BRITISH COLUMBIA LAND SURVEYOR, HEREBY CERTIFY THAT THE BUILDING SHOWN IN THIS STRATA PLAN HAS NOT AS OF THE 10th DAY OF APRIL ,1994 BEEN PREVIOUSLY OCCUPIED.
DATED THIS 10th DAY OF APRIL ,1994

B.C.L.S.

### LEGEND

L.C.P. DENOTES LIMITED COMMON PROPERTY
(C) DENOTES COMMON PROPERTY
S.L. DENOTES STRATA LOT
A DENOTES AREA
$m^2$ DENOTES SQUARE METRES
sq ft DENOTES SQUARE FEET
(B) DENOTES BALCONY, L.C.P. APPURTENANT TO ADJACENT STRATA LOT
(P) DENOTES PATIO, L.C.P. APPURTENANT TO ADJACENT STRATA LOT
▲ DENOTES CONTROL MONUMENT FOUND
● DENOTES STANDARD IRON POST FOUND
○ DENOTES IRON POST SET

THE ADDRESS FOR SERVICE OF DOCUMENTS ON THE STRATA CORPORATION IS :
THE OWNERS, STRATA PLAN LMS 1364
# 300 – 2055 152nd STREET, WHITE ROCK B.C. V4A 4N7

CIVIC ADDRESS OF PROPERTY:
7505 – 138th STREET, SURREY B.C.

SOUKUP LAND SURVEYING INC.
201 – 8484 162nd STREET
SURREY, B.C. V4N 1B4
TEL 597 6161 FAX 597 0259
FILE: 4101S1



## CONDOMINIUM ACT

STRATA PLAN LMS 1364

| LOT NO. | SHEET NO. | FORM 1 SCHEDULE OF UNIT ENTITLEMENT | FORM 2 SCHEDULE OF INTEREST UPON DESTRUCTION | FORM 3 SCHEDULE OF VOTING RIGHTS |
|---|---|---|---|---|
| | | UNIT ENTITLEMENT | INTEREST UPON DESTRUCTION | NUMBER OF VOTES |
| 1 | 5 | 860 | 100 | 1 |
| 2 | 5 | 786 | 100 | 1 |
| 3 | 5 | 927 | 103 | 1 |
| 4 | 5 | 895 | 100 | 1 |
| 5 | 5 | 895 | 100 | 1 |
| 6 | 5 | 619 | 77 | 1 |
| 7 | 5 | 928 | 103 | 1 |
| 8 | 5 | 928 | 103 | 1 |
| 9 | 5 | 888 | 100 | 1 |
| 10 | 5 | 895 | 100 | 1 |
| 11 | 5 | 895 | 100 | 1 |
| 12 | 5 | 886 | 100 | 1 |
| 13 | 5 | 789 | 102 | 1 |
| 14 | 5 | 877 | 100 | 1 |
| 15 | 6 | 871 | 102 | 1 |
| 16 | 6 | 878 | 102 | 1 |
| 17 | 6 | 953 | 105 | 1 |
| 18 | 6 | 895 | 102 | 1 |
| 19 | 6 | 895 | 102 | 1 |
| 20 | 6 | 779 | 90 | 1 |
| 21 | 6 | 928 | 105 | 1 |
| 22 | 6 | 928 | 105 | 1 |
| 23 | 6 | 888 | 102 | 1 |
| 24 | 6 | 895 | 102 | 1 |
| 25 | 6 | 895 | 102 | 1 |
| 26 | 6 | 886 | 102 | 1 |
| 27 | 6 | 876 | 104 | 1 |
| 28 | 6 | 876 | 104 | 1 |
| 29 | 6 | 686 | 82 | 1 |
| 30 | 7 | 871 | 105 | 1 |
| 31 | 7 | 878 | 105 | 1 |
| 32 | 7 | 953 | 108 | 1 |
| 33 | 7 | 895 | 105 | 1 |
| 34 | 7 | 895 | 105 | 1 |
| 35 | 7 | 779 | 93 | 1 |
| 36 | 7 | 928 | 108 | 1 |
| 37 | 7 | 928 | 108 | 1 |
| 38 | 7 | 888 | 105 | 1 |
| 39 | 7 | 895 | 105 | 1 |
| 40 | 7 | 895 | 105 | 1 |
| 41 | 7 | 886 | 105 | 1 |
| 42 | 7 | 876 | 107 | 1 |
| 43 | 7 | 876 | 107 | 1 |
| 44 | 7 | 686 | 85 | 1 |
| 45 | 8 | 899 | 110 | 1 |
| 46 | 8 | 953 | 110 | 1 |
| 47 | 8 | 895 | 108 | 1 |
| 48 | 8 | 895 | 108 | 1 |
| 49 | 8 | 876 | 90 | 1 |
| 50 | 8 | 895 | 108 | 1 |
| 51 | 8 | 895 | 108 | 1 |
| 52 | 8 | 886 | 108 | 1 |
| 53 | 8 | 899 | 110 | 1 |
| 54 | 8 | 686 | 88 | 1 |
| AGGREGATE | | 45905 | 5503 | 54 |

DATED THIS 10th DAY OF APRIL ,1994

B.C.L.S.
FILE: 4101S2



## CONDOMINIUM ACT

STRATA PLAN LMS 1364

OWNER
ALLDRITT DEVELOPMENT GROUP INC.
(INC. NO. 426565)

NAME: D. BRADLEY

NAME:

MORTGAGEE
MRS [redacted] TRUST COMPANY
(REG. NO. [redacted] A34958)

NAME: E. Marchand

NAME: MARIA HERNANDEZ-DUDDS

WITNESS
NAME: SHERI GALLAGHER
1840 196 ST LANGLEY, B.C.
ADDRESS OF WITNESS
STAFF ACCOUNTANT
OCCUPATION OF WITNESS

WITNESS
NAME: ELLEEN DEYEN
586 BALLIOL ST, TOR.
ADDRESS OF WITNESS
FUNDING OFFICER
OCCUPATION OF WITNESS

### STATUTORY DECLARATION

I / WE THE UNDERSIGNED DO SOLEMNLY DECLARE THAT
[1] I / WE THE UNDERSIGNED AM / ARE THE OWNER – DEVELOPER OR ( IN THE ALTERNATE ) 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
IN THE PROVINCE OF BRITISH COLUMBIA
THIS DAY OF ,1994

NAME:

A COMMISSIONER FOR TAKING AFFIDAVITS WITHIN THE PROVINCE OF BRITISH COLUMBIA

ACCEPTED AS TO FORMS 1,2 ~~AND 3~~
DATED THIS 27 DAY OF April ,1994.

for SUPERINTENDENT OF REAL ESTATE

DATED THIS 10th DAY OF APRIL ,1994

B.C.L.S.
FILE: 4101S3

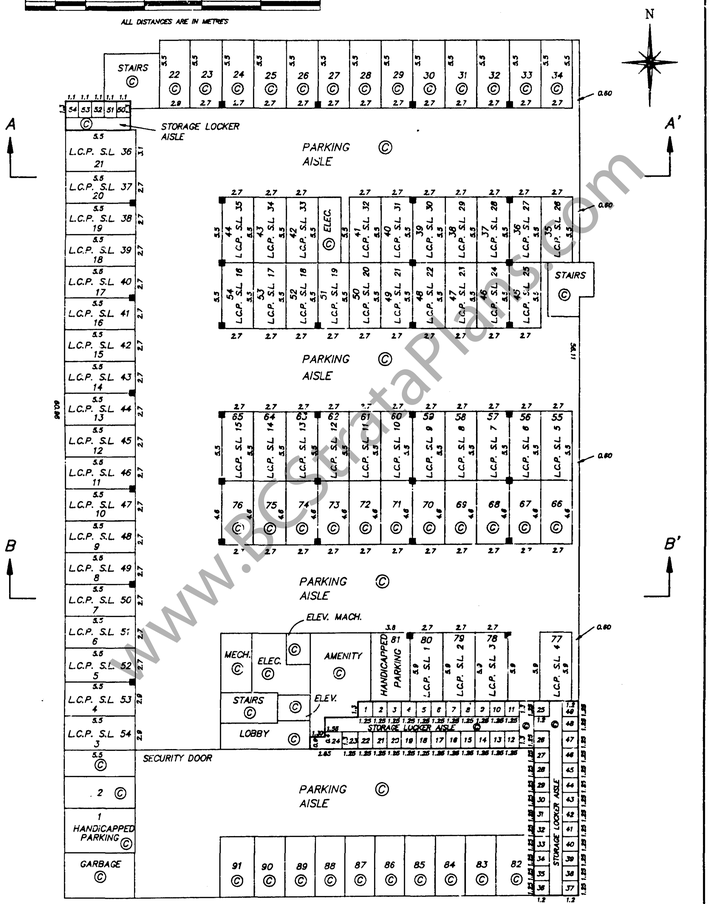
www.BCStrataPlans.com

## PARKING LEVEL

STRATA PLAN LMS 1364

SCALE 1 : 250

ALL DISTANCES ARE IN METRES




NOTES:

L.C.P. PARKING STALLS ARE DEFINED BY DIMENSIONS SHOWN AND ARE REFERRED TO CONCRETE PILLARS AND EXTERIOR WALLS

■ DENOTES CONCRETE PILLAR

DENOTES DENOTES TYPICAL STORAGE LOCKER L.C.P. S.L. 37

DATED THIS 10th DAY OF APRIL 1984

B.C.L.S.

FILE: 01155

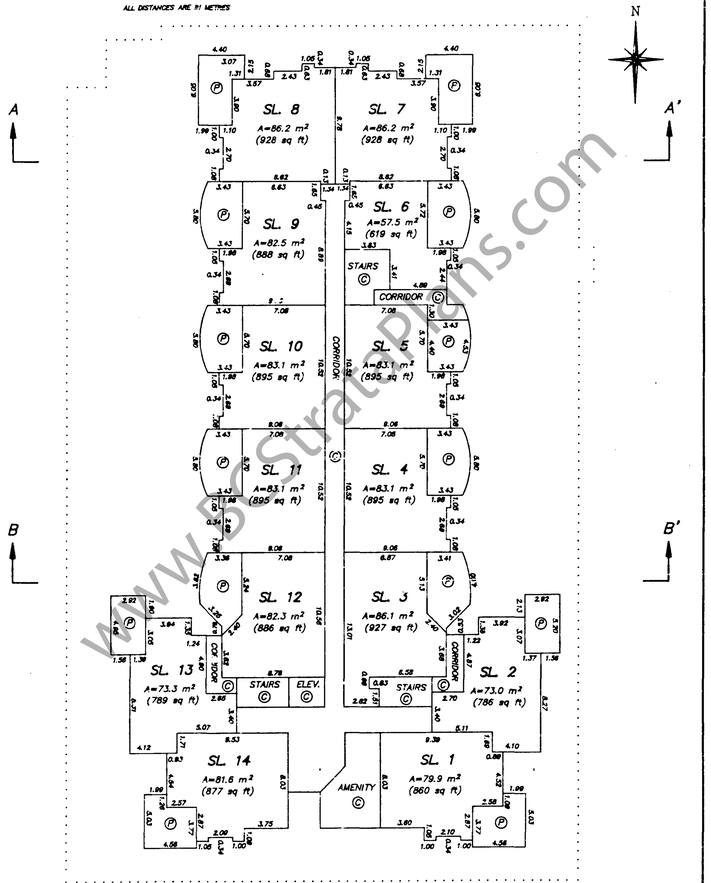


## GROUND FLOOR

STRATA PLAN LMS 1364

SCALE 1 : 250

ALL DISTANCES ARE IN METRES




DATED THIS 10th DAY OF APRIL 1984

B.C.L.S.

FILE: 01155

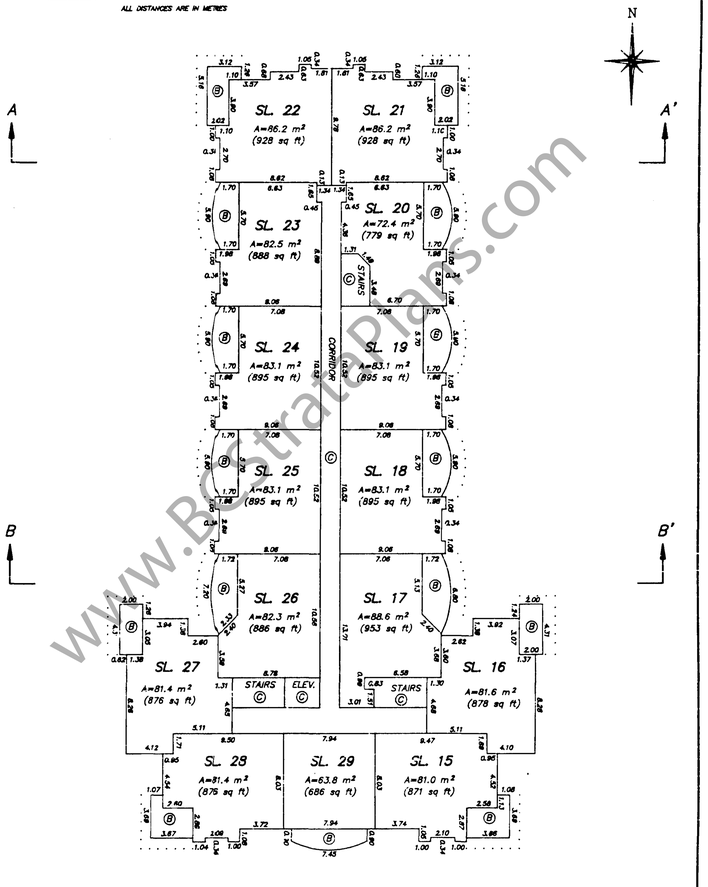


## SECOND FLOOR

STRATA PLAN LMS 1364

SCALE 1 : 250

ALL DISTANCES ARE IN METRES




DATED THIS 10th DAY OF APRIL 1984

B.C.L.S.

FILE: 01158

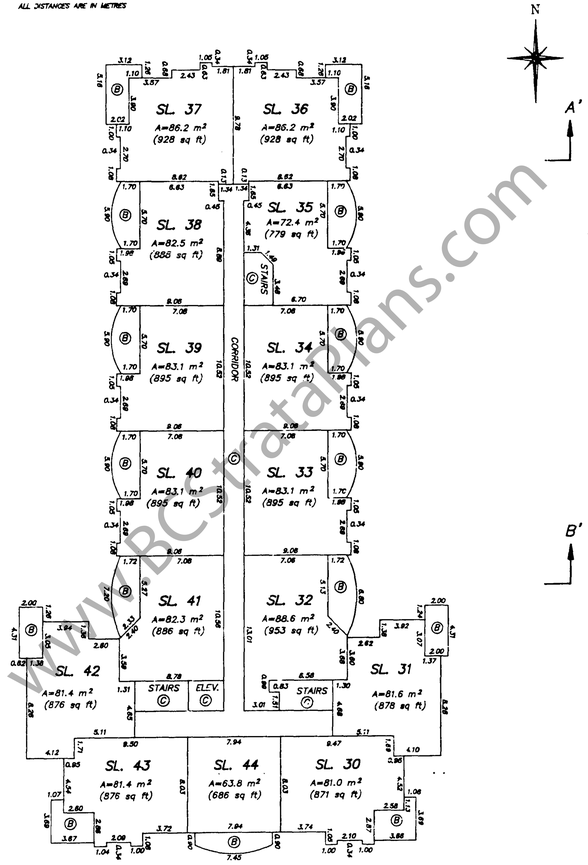
www.BCStrataPlans.com

## THIRD FLOOR

STRATA PLAN LMS 1364

SCALE 1 : 250

ALL DISTANCES ARE IN METRES




DATED THIS 10th DAY OF APRIL, 1984

B.C.L.S.

FILE: 01S7

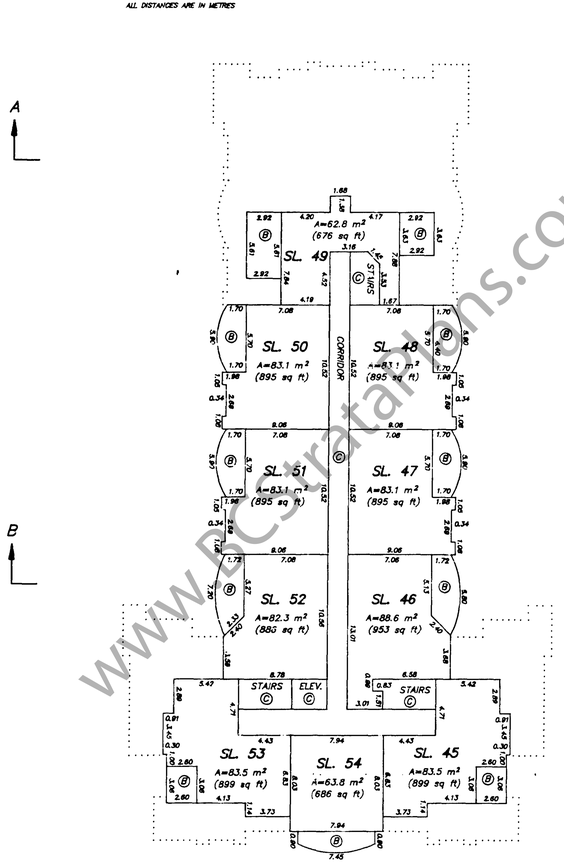


## FOURTH FLOOR

STRATA PLAN LMS 1364

SCALE 1 : 250

ALL DISTANCES ARE IN METRES




DATED THIS 10th DAY OF APRIL, 1984

B.C.L.S.

FILE: 01S8

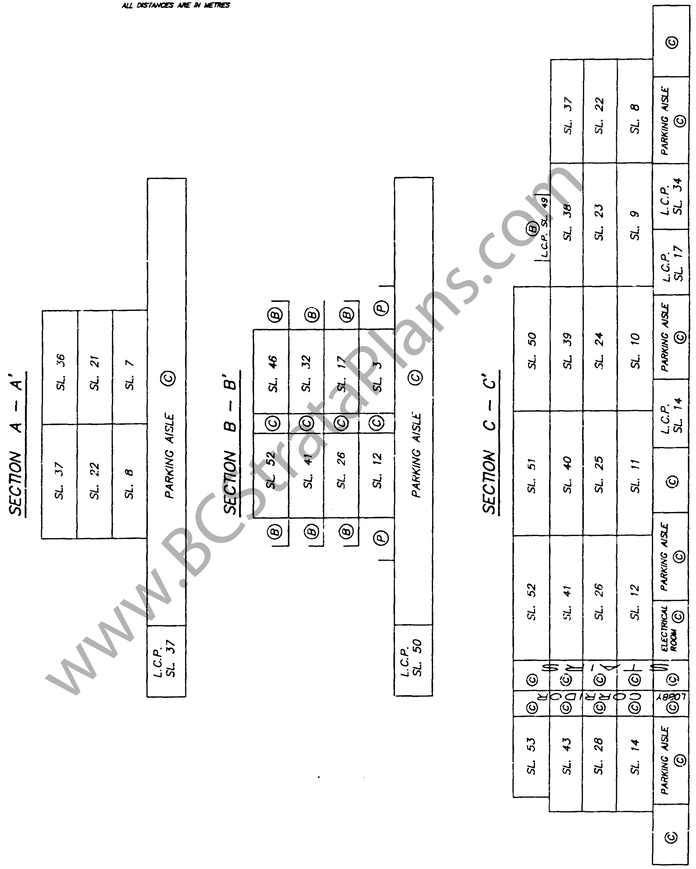


## SECTIONS

STRATA PLAN LMS 1364

SCALE 1 : 250

ALL DISTANCES ARE IN METRES




DATED THIS 10th DAY OF APRIL, 1984

B.C.L.S.

FILE: 01S9

www.BCStrataPlans.com

STRATA PLAN LMS 1364

## RECORD OF BY-LAWS AND ORDERS, ETC.

| FILING | | DOCUMENT | |
|---|---|---|---|
| NUMBER | DATE | DATE | NATURE AND PARTICULARS |

DATED THIS 10TH DAY OF APRIL 1998

B.C.L.S.

FILE: 01S10



STRATA PLAN LMS 1364

## DEALINGS AFFECTING THE COMMON PROPERTY

| REGISTRATION | | DOCUMENT | |
|---|---|---|---|
| NUMBER | DATE | DATE | NATURE AND PARTICULARS |
| HERETO IS ANNEXED EASEMENT J32083C OVER PART (REFERENCE PLAN 25174) OF LOT 6 OF THE NORTH WEST QUARTER OF SECTION 21 TOWNSHIP 2 PLAN 9510 | | | |
| HERETO IS ANNEXED EASEMENT BG198986 OVER (PLAN LMP10700) LOT 1 PLAN LMP10698 | | | |
| HERETO IS ANNEXED EASEMENT BG198987 OVER (PLAN LMP10700) LOT 2 PLAN LMP10698 | | | |
| HERETO IS ANNEXED EASEMENT BG198988 OVER (PLAN LMP10700) LOT 3 PLAN LMP10698 | | | |
| HERETO IS ANNEXED EASEMENT BG198990 OVER (PLAN LMP10700) LOT 5 PLAN LMP10698 | | | |
| HERETO IS ANNEXED EASEMENT BG198989 OVER (PLAN LMP10700) LOT 6 PLAN LMP10698 | | | |
| HERETO IS ANNEXED EASEMENT BG199000 OVER (PLAN LMP10700) LOT 5 PLAN LMP10698 | | | |
| HERETO IS ANNEXED EASEMENT BG199001 OVER (PLAN LMP10700) LOT 5 PLAN LMP10698 | | | |
| HERETO IS ANNEXED EASEMENT BG199002 OVER (PLAN LMP10700) LOT PLAN LMP10698 | | | |
| HERETO IS ANNEXED EASEMENT BG199009 OVER (PLAN LMP10700) LOT 5 PLAN LMP10698 | | | |
| THIS TITLE MAY BE AFFECTED BY A PERMIT UNDER PART 29 OF THE MUNICIPAL ACT. SEE BG214544 (EXPIRES N/A) | | | |
| PERSONAL PROPERTY SECURITY ACT NOTICE SEE BA154221 (EXPIRES 01-03-1998) | | | |
| BG54282 | 16-02-1993 | | STATUTORY RIGHT OF WAY BRITISH COLUMBIA HYDRO AND POWER AUTHORITY INTER ALIA |
| BG54283 | 16-02-1993 | | STATUTORY RIGHT OF WAY BRITISH COLUMBIA TELEPHONE COMPANY (=A18011) INTER ALIA |
| BG198966 | 08-06-1993 | | STATUTORY RIGHT OF WAY THE CORPORATION OF THE DISTRICT OF SURREY PLAN LMP10700 INTER ALIA |
| BG198976 | 08-06-1993 | | COVENANT THE CORPORATION OF THE DISTRICT OF SURREY SEC 215 L.T.A. INTER ALIA |

CONT'D SHEET 11A

DATED THIS 10TH DAY OF APRIL 1998

B.C.L.S.

FILE: 01S11



STRATA PLAN LMS 1364

## DEALINGS AFFECTING THE COMMON PROPERTY

| REGISTRATION | | DOCUMENT | |
|---|---|---|---|
| NUMBER | DATE | DATE | NATURE AND PARTICULARS |
| BG198980 | 08-06-1993 | | COVENANT THE CORPORATION OF THE DISTRICT OF SURREY SECTION 215 L.T.A. INTER ALIA |
| BG198984 | 08-06-1993 | | COVENANT THE CORPORATION OF THE DISTRICT OF SURREY SECTION 215 L.T.A. INTER ALIA |
| BG198989 | 08-06-1993 | | EASEMENT PLAN LMP10700 APPURTENANT TO LOTS 1, 2, 3, 5 AND 6 PLAN LMP10698 INTER ALIA |
| BG198991 | 08-06-1993 | | COVENANT THE CORPORATION OF THE DISTRICT OF SURREY SECTION 215 L.T.A. INTER ALIA |
| BG199003 | 08-06-1993 | | COVENANT THE CORPORATION OF THE DISTRICT OF SURREY SECTION 215 L.T.A. INTER ALIA |

DATED THIS 10TH DAY OF APRIL 1998

B.C.L.S.

FILE: 01S11

www.BCStrataPlans.com