

# STRATA PLAN LMS 2419

## STRATA PLAN OF PARCEL 1 BLOCK 27, D.L. 192, GP. 1, N.W.D., PLAN LMP24569

CITY OF VANCOUVER  
B.C.G.S. 92G.025



SCALE 1 : 750 DISTANCES ARE METRIC

LEGEND :

- SL DENOTES STRATA LOT
- m<sup>2</sup> DENOTES SQUARE METRES
- DENOTES COMMON PROPERTY
- DENOTES PATIO BEING LIMITED COMMON PROPERTY FOR EXCLUSIVE USE OF ADJOINING STRATA LOT
- (P-B) DENOTES PATIO BEING LIMITED COMMON PROPERTY FOR EXCLUSIVE USE OF STRATA LOT 6 (TYPICAL)
- ⊖ DENOTES BALCONY BEING LIMITED COMMON PROPERTY FOR EXCLUSIVE USE OF ADJOINING STRATA LOT
- (B-17) DENOTES BALCONY BEING LIMITED COMMON PROPERTY FOR EXCLUSIVE USE OF STRATA LOT 17 (TYPICAL)
- ELEV. DENOTES ELEVATOR
- VEST. DENOTES VESTIBULE
- ELEC. DENOTES ELECTRICAL
- MECH. DENOTES MECHANICAL
- MACH. DENOTES MACHINE
- GARB. DENOTES GARBAGE

THIS PLAN SHOWS GROUND - LEVEL MEASURED DISTANCES PRIOR TO COMPUTATION OF UTM CO-ORDINATES MULTIPLY BY COMBINED FACTOR 0.99958997.

GRID BEARINGS ARE DERIVED FROM OBSERVATIONS BETWEEN CONTROL MONUMENTS OCM V-3421 AND OCM V-3477

INTEGRATED SURVEY AREA No.31, CITY OF VANCOUVER

LEGEND

- DENOTES OLD CONTROL MONUMENT
- DENOTES OLD IRON POST FOUND
- DENOTES IRON POST SET
- DENOTES OLD LEAD PLUG FOUND
- WT DENOTES WITNESS
- m<sup>2</sup> DENOTES SQUARE METRES

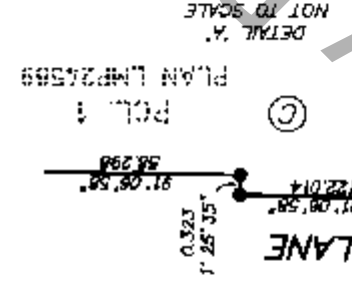
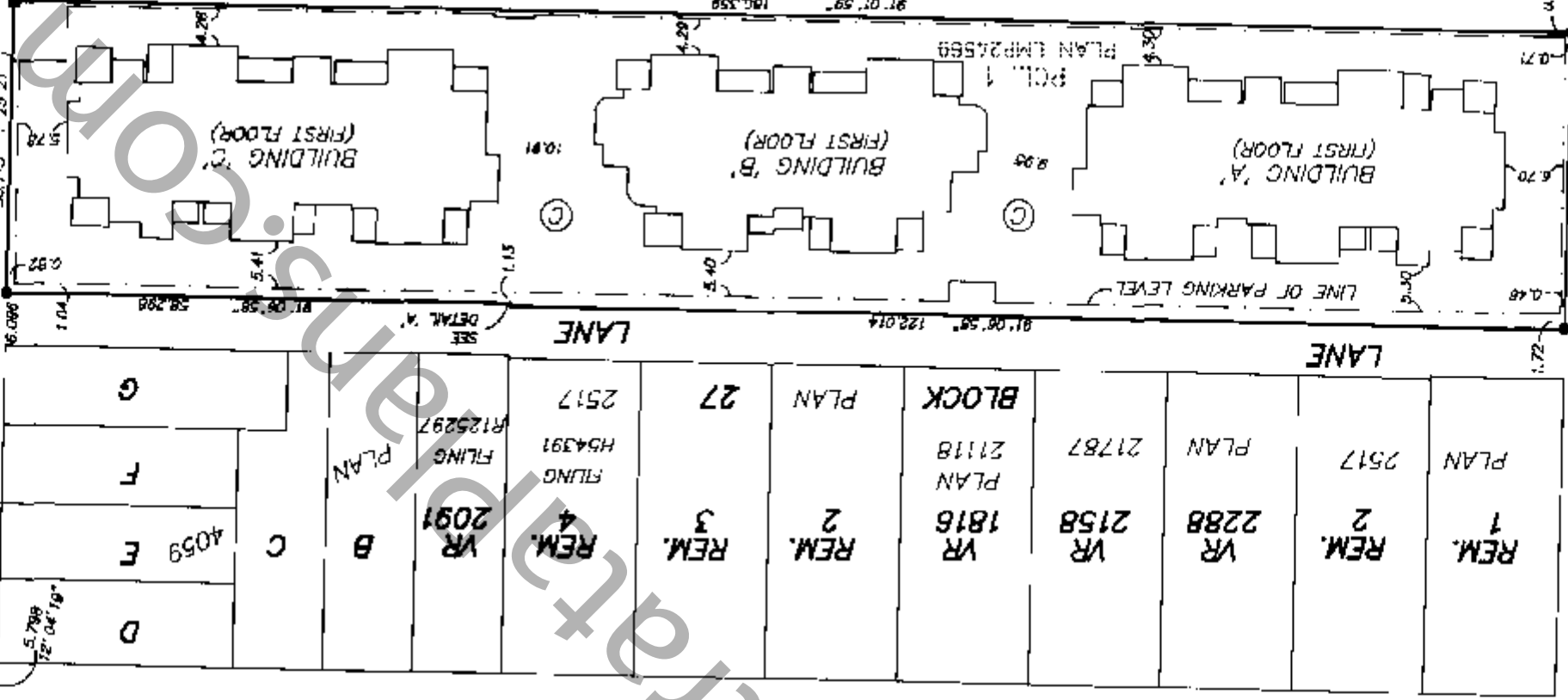
NOTE: FOR BUILDING DIMENSIONS SEE SHEET 6

WEST 3rd AVENUE

WEST 4th AVENUE

BAYSWATER STREET

BALACLAVA STREET



I, D.J. DYCK OF LANGLEY, B.C. 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 SURREY, B.C. THIS 6th DAY OF MAY, 1996

B.C.L.S.

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

THE OWNERS, STRATA PLAN LMS 2419 c/o 1669 SPADINA PLACE "For mailing address of the Strata Corporation VANCOUVER, B.C. V6Z 1R6 Search the Strata Plan General Index."

THIS PLAN LIES WITHIN THE GREATER VANCOUVER REGIONAL DISTRICT

DEPOSITED AND REGISTERED IN THE LAND TITLE OFFICE AT NEW WESTMINSTER B.C. THIS 22 DAY OF MAY 1996

ASSISTANT SURVEYOR  
DEPUTY REGISTRAR

BK 154242 - BK154362

CIVIC ADDRESS :  
2983, 3023, 3083 WEST 4th AVENUE,  
VANCOUVER, B.C.

DYCK AND ASSOCIATES  
208 - 6846 - KING GEORGE HIGHWAY  
SURREY, B. C. V3W 4Z9  
594-7527 FAX 594-7932

STRATA PLAN LMS 2419

CONDOMINIUM ACT

LOT No.	SHEET No.	FORM 1		FORM 2		FORM 3	
		SCHEDULE OF UNIT ENTITLEMENT UNIT ENTITLEMENT	SCHEDULE OF INTEREST UPON DESTRUCTION INTEREST UPON DESTRUCTION	SCHEDULE OF INTEREST UPON DESTRUCTION INTEREST UPON DESTRUCTION	SCHEDULE OF VOTING RIGHTS No OF VOTES	CIVIC ADDRESS SUITE No.	
1	7	840	236				
2	7	835	242				
3	7	628	176				
4	7	859	220				
5	7	859	220				
6	7	634	170				
7	7	603	176				
8	7	603	198				
9	7	634	187				
10	7	630	187				
11	7	630	187				
12	7	840	231				
13	7	835	236				
14	7	628	176				
15	7	859	220				
16	7	859	220				
17	7	634	170				
18	7	603	170				
19	7	603	187				
20	7	634	181				
21	7	634	181				
22	7	634	181				
23	8	840	242				
24	8	835	247				
25	8	628	181				
26	8	652	176				
27	8	802	264				
28	8	652	176				
29	8	634	170				
30	8	603	176				
31	8	603	192				
32	8	634	187				
33	8	634	187				
34	8	634	187				
35	8	840	264				
36	8	835	269				
37	8	628	187				
38	8	652	187				
39	8	652	187				
40	8	634	187				
41	8	603	187				
42	8	603	203				
43	8	634	203				
44	8	634	203				
45	8	634	203				

*[Signature]*  
MAY 6, 1996  
FILE: 96-2162

STRATA PLAN LMS 2419

CONDOMINIUM ACT

LOT No.	SHEET No.	FORM 1	FORM 2	FORM 3	CIVIC ADDRESS SUITE No.
		SCHEDULE OF UNIT ENTITLEMENT	SCHEDULE OF INTEREST UPON DESTRUCTION	SCHEDULE OF VOTING RIGHTS	
		UNIT ENTITLEMENT	INTEREST UPON DESTRUCTION	No OF VOTES	
46	10	634	192		
47	10	835	247		
48	10	829	231		
49	10	859	220		
50	10	851	220		
51	10	829	231		
52	10	634	187		
53	10	814	247		
54	10	829	231		
55	10	859	231		
56	10	859	231		
57	10	929	231		
58	10	814	247		
59	10	834	247		
60	11	634	192		
61	11	814	253		
62	11	829	236		
63	11	652	181		
64	11	813	247		
65	11	652	181		
66	11	829	236		
67	11	814	253		
68	11	834	247		
69	11	634	203		
70	11	814	269		
71	11	829	247		
72	11	652	187		
73	11	813	258		
74	11	652	192		
75	11	829	247		
76	11	814	269		
77	11	634	269		

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MAY 6, 1996  
FILE: 96-2162

STRATA PLAN LMS 2419

CONDOMINIUM ACT

LOT No.	SHEET No.	FORM 1	FORM 2	FORM 3	C/MC ADDRESS SUITE No.
		SCHEDULE OF UNIT ENTITLEMENT UNIT ENTITLEMENT	SCHEDULE OF INTERESTS UPON DESTRUCTION INTEREST UPON DESTRUCTION	SCHEDULE OF VOTING RIGHTS No OF VOTES	
78	13	630	192		
79	13	630	192		
80	13	634	192		
81	13	603	203		
82	13	603	192		
83	13	634	176		
84	13	859	220		
85	13	859	220		
86	13	628	176		
87	13	835	247		
88	13	821	247		
89	13	634	187		
90	13	634	187		
91	13	634	187		
92	13	603	192		
93	13	603	181		
94	13	634	176		
95	13	859	231		
96	13	859	231		
97	13	628	176		
98	13	835	247		
99	13	821	247		
100	14	634	192		
101	14	634	192		
102	14	634	192		
103	14	603	198		
104	14	603	187		
105	14	634	181		
106	14	652	181		
107	14	813	264		
108	14	652	181		
109	14	628	181		
110	14	835	253		
111	14	821	253		
112	14	634	203		
113	14	634	203		
114	14	634	203		
115	14	603	209		
116	14	603	198		
117	14	634	192		
118	14	652	187		
119	14	652	192		
120	14	628	187		
121	14	835	269		
122	14	821	269		
AGGREGATE		87,022	25,649		

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STRATA PLAN LMS 2419

CONDOMINIUM ACT

OWNER:

POLYGON DELANO DEVELOPMENT LIMITED  
(INC. NO. 430217)

[Signature]  
AUTHORIZED SIGNATORY MICHAEL ANDRAN

[Signature]  
AUTHORIZED SIGNATORY RALF SCHMIDTKE  
Ruby Morrison  
WITNESS RUBY MERRIHAN

PAJIEL CO-ORDINATOR  
OCCUPATION OF WITNESS

1800 SPYGLASS PLACE, VANCOUVER  
ADDRESS OF WITNESS

MORTGAGEE:

THE BANK OF NOVA SCOTIA

[Signature]  
AUTHORIZED SIGNATORY R. YERGEN  
Vice President

[Signature]  
AUTHORIZED SIGNATORY  
WITNESS Angela Jones

[Signature]  
OCCUPATION OF WITNESS  
4401-110 W. Georgia St. Vancouver  
ADDRESS OF WITNESS

I, THE UNDERSIGNED DO SOLEMNLY DECLARE THAT  
1.) I, THE UNDERSIGNED AM THE DULY AUTHORIZED  
AGENT OF THE OWNER - DEVELOPER  
2.) THE STRATA PLAN IS ENTIRELY FOR RESIDENTIAL USE  
I MAKE THIS SOLEMN DECLARATION CONSCIOUSLY  
BELIEVING IT TO BE TRUE AND KNOWING THAT IT IS OF  
THE SAME FORCE AND EFFECT AS IF MADE UNDER OATH

[Signature] RALF SCHMIDTKE  
DECLARED BEFORE ME AT VANCOUVER B.C.  
THIS 10 DAY OF MAY 1996

[Signature] COLIN J. McIVER  
A COMMISSIONER FOR MAKING AFFIDAVITS WITHIN  
THE PROVINCE OF BRITISH COLUMBIA  
FRANK & BERTY  
BARTISTES, SOLICITORS  
1500 - 1010 WEST GEORGIA ST.  
VANCOUVER, B.C.

ACCEPTED AS TO FORMS 1, 2, AND 3  
THIS 15 DAY May 1996  
[Signature]  
SUPERINTENDENT OF REAL ESTATE

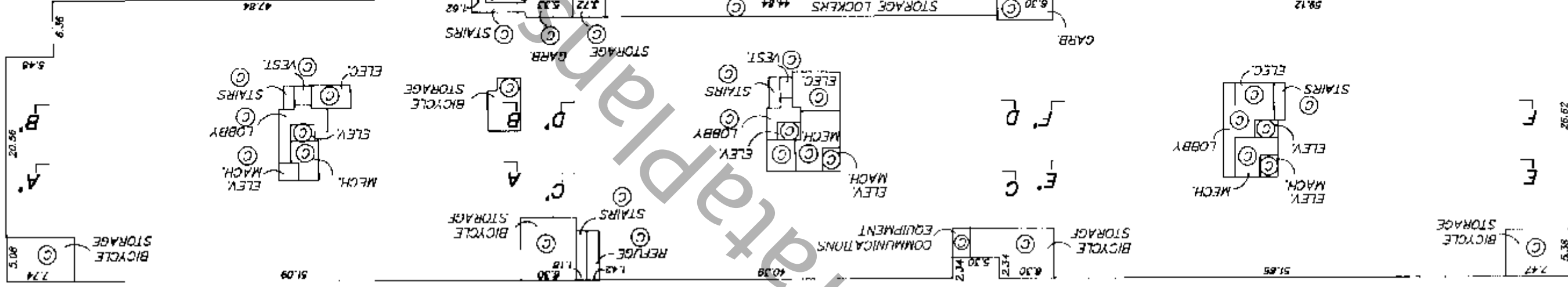
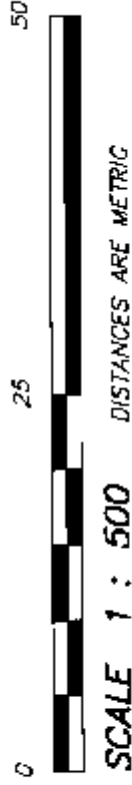
I, D. JOYCK OF LANGLEY, B.C. A BRITISH  
COLUMBIA LAND SURVEYOR HEREBY CERTIFY  
THAT THE BUILDINGS SHOWN IN THIS  
STRATA PLAN HAVE NOT AS OF  
THE 6th DAY OF MAY, 1996  
BEEN PREVIOUSLY OCCUPIED

DATED AT SURREY, B.C.  
THIS 6th DAY OF MAY, 1996  
[Signature]  
B.C.L.S.

STRATA PLAN LMS 2419



FLOOR PLAN  
BASEMENT



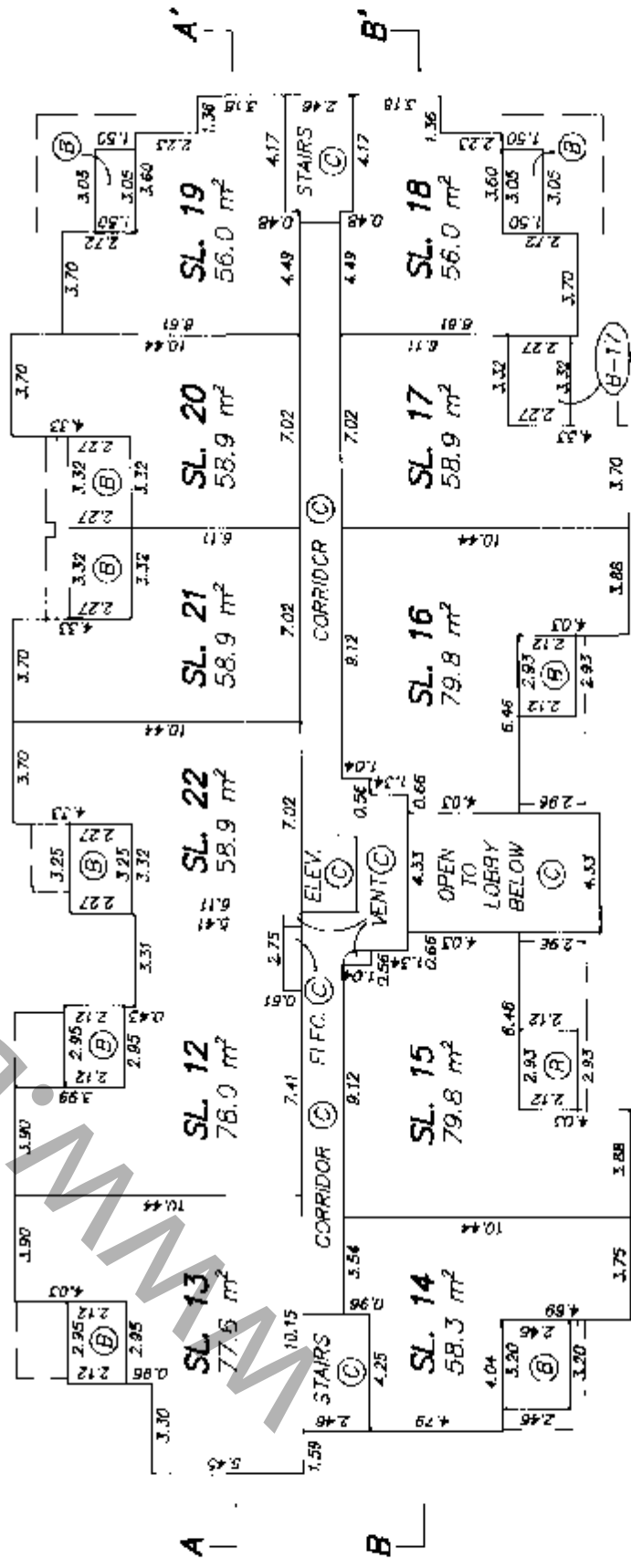
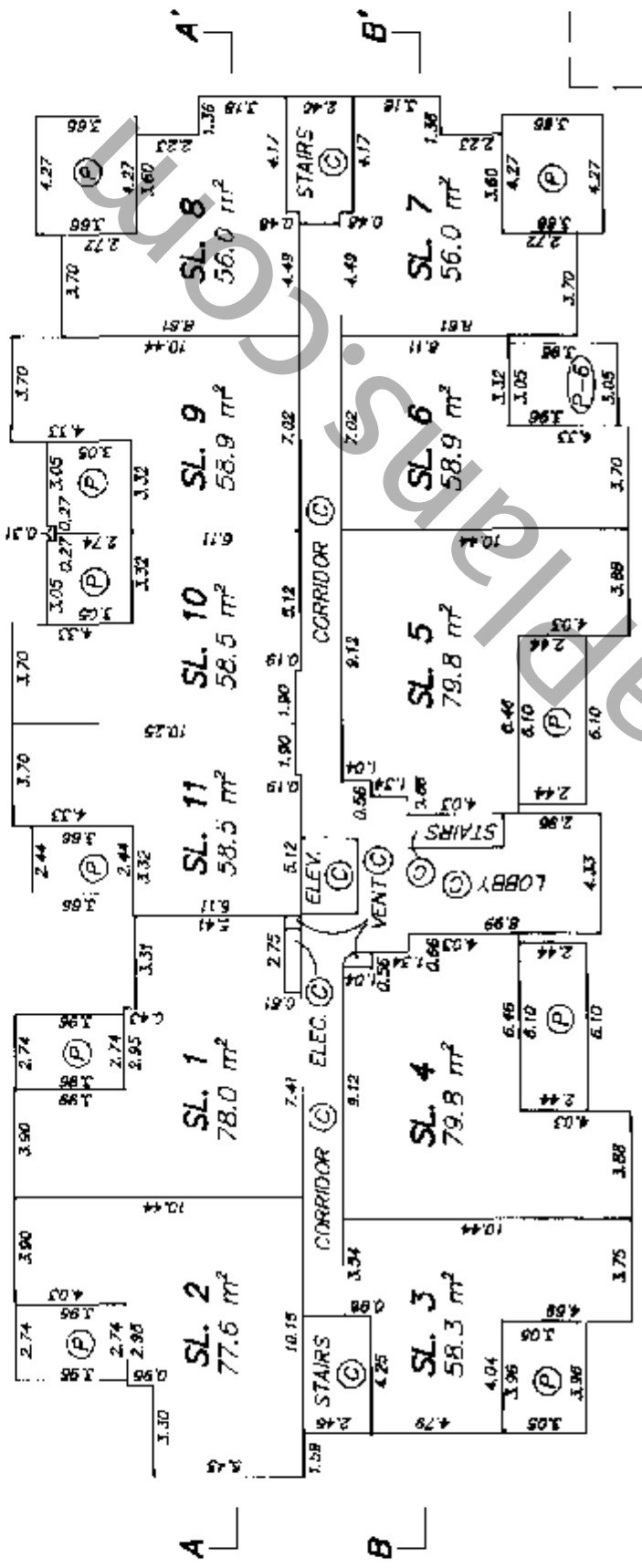
MAY 6, 1996  
FILE: 96-2162

FLOOR PLANS  
BUILDING 'C'

STRATA PLAN LMS 2419



SCALE 1:250 DISTANCES ARE METRIC

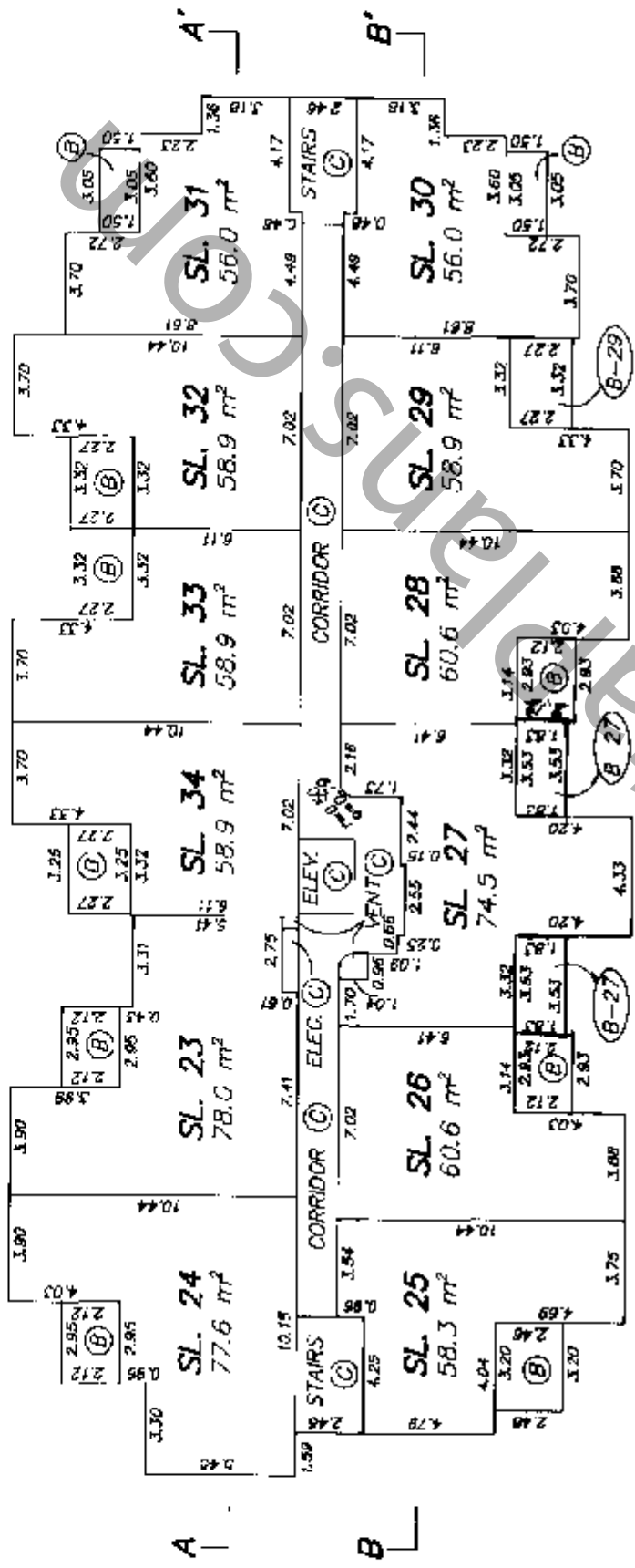


FLOOR PLANS  
BUILDING 'C'

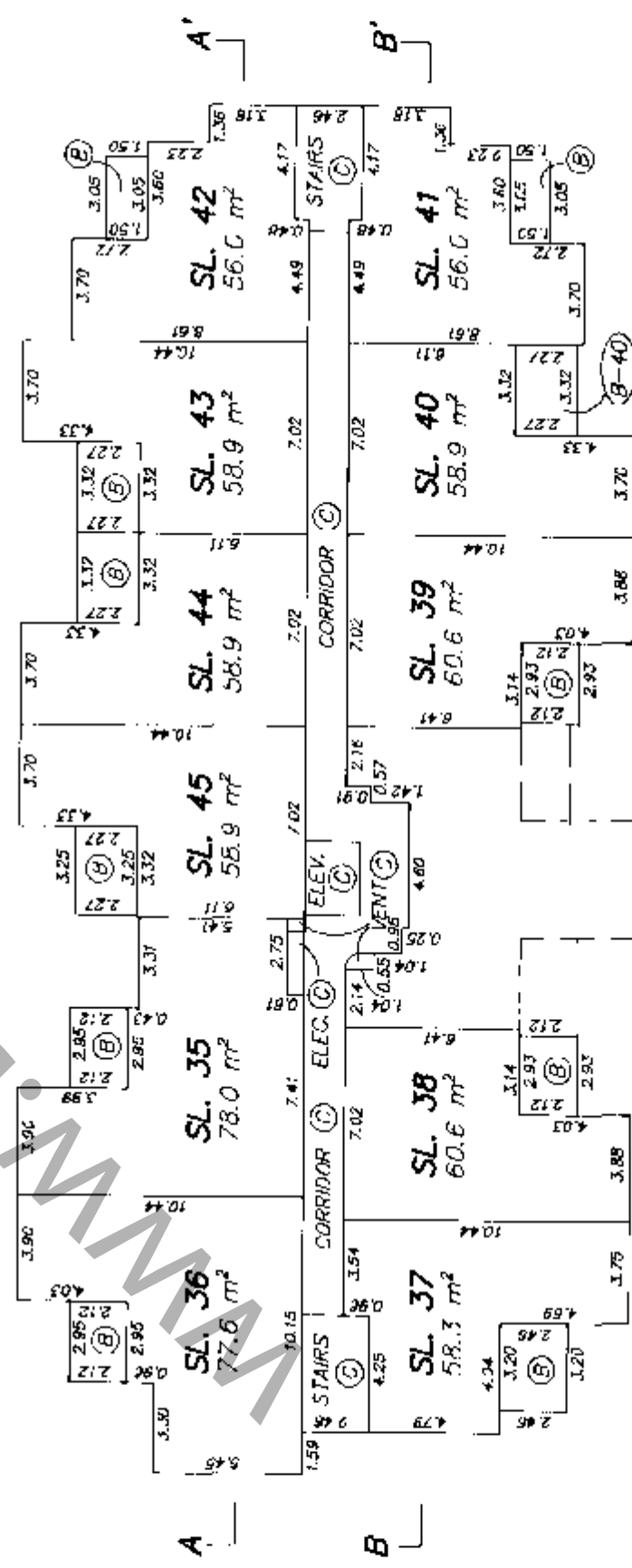
STRATA PLAN LMS 24-19



SCALE 1:250  
DISTANCES ARE METRIC



THIRD FLOOR



FOURTH FLOOR

MAY 6, 1996  
FILE: 96-2162



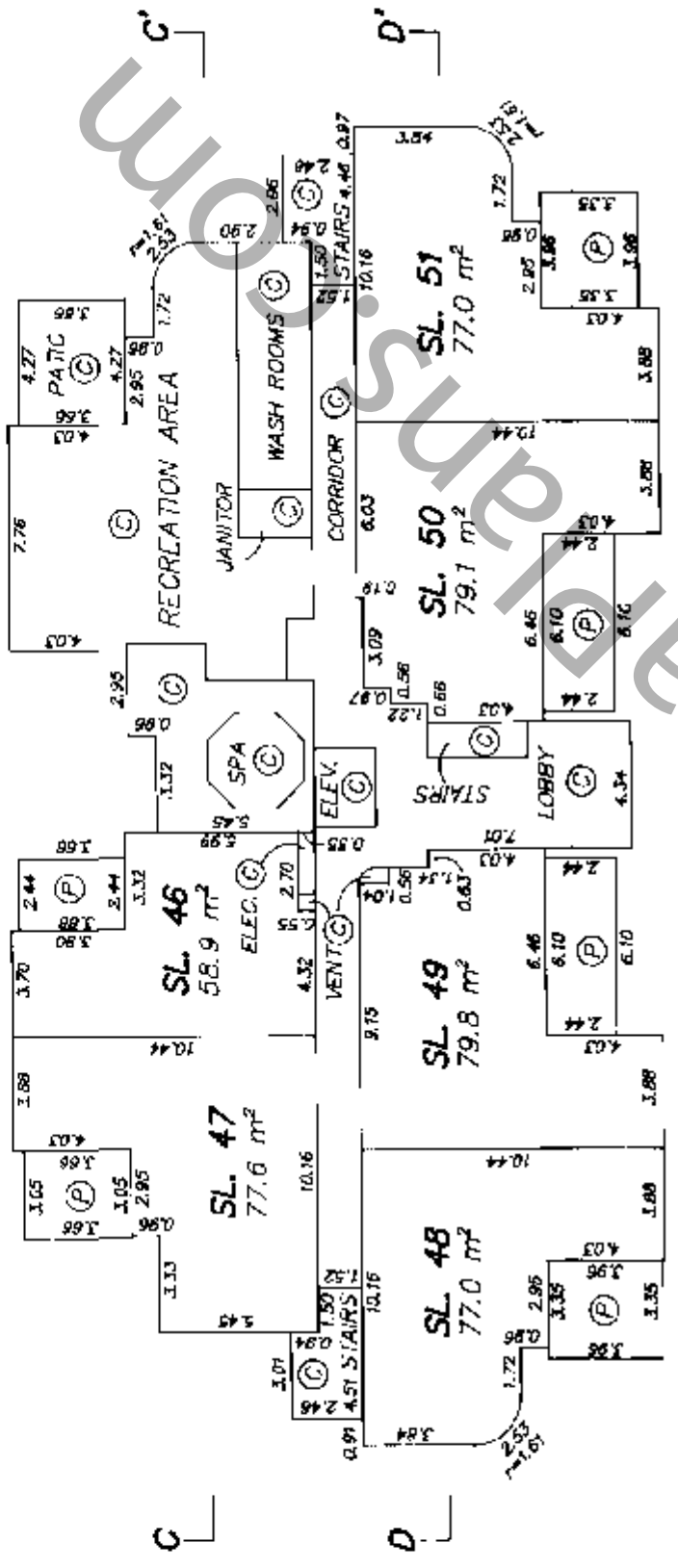


FLOOR PLANS  
BUILDING 'B'

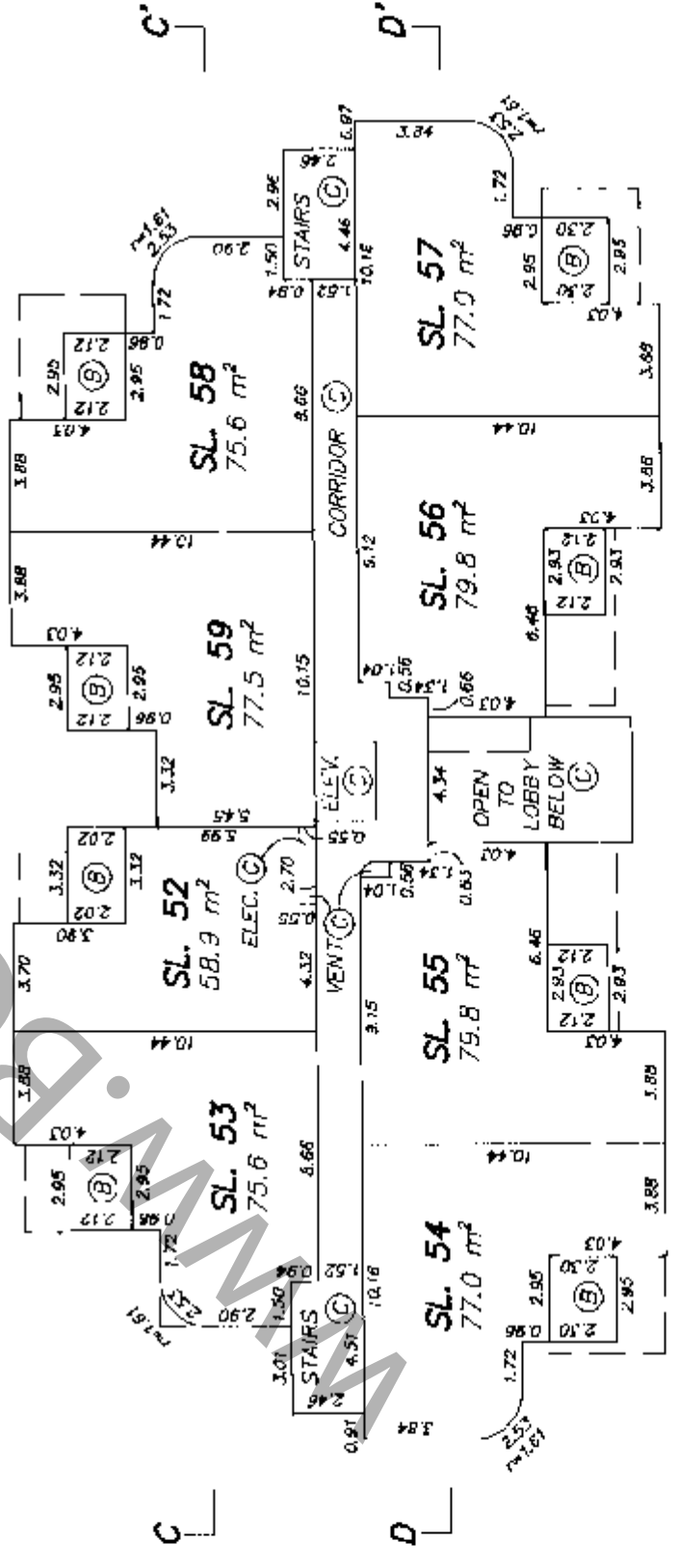
STRATA PLAN LMS 2419



SCALE 1:250 DISTANCES ARE METRIC



FIRST FLOOR



SECOND FLOOR

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MAY 6, 1996  
FILE: 96-2162

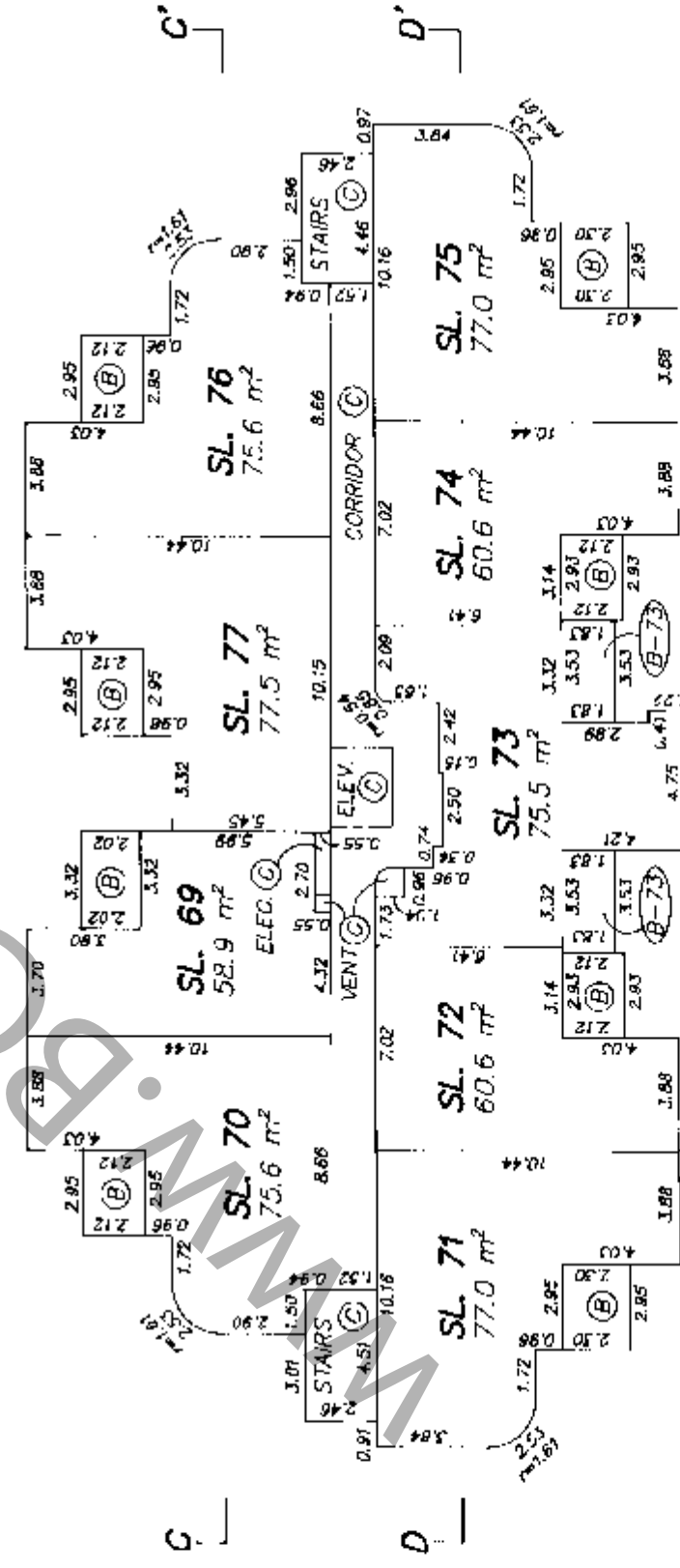
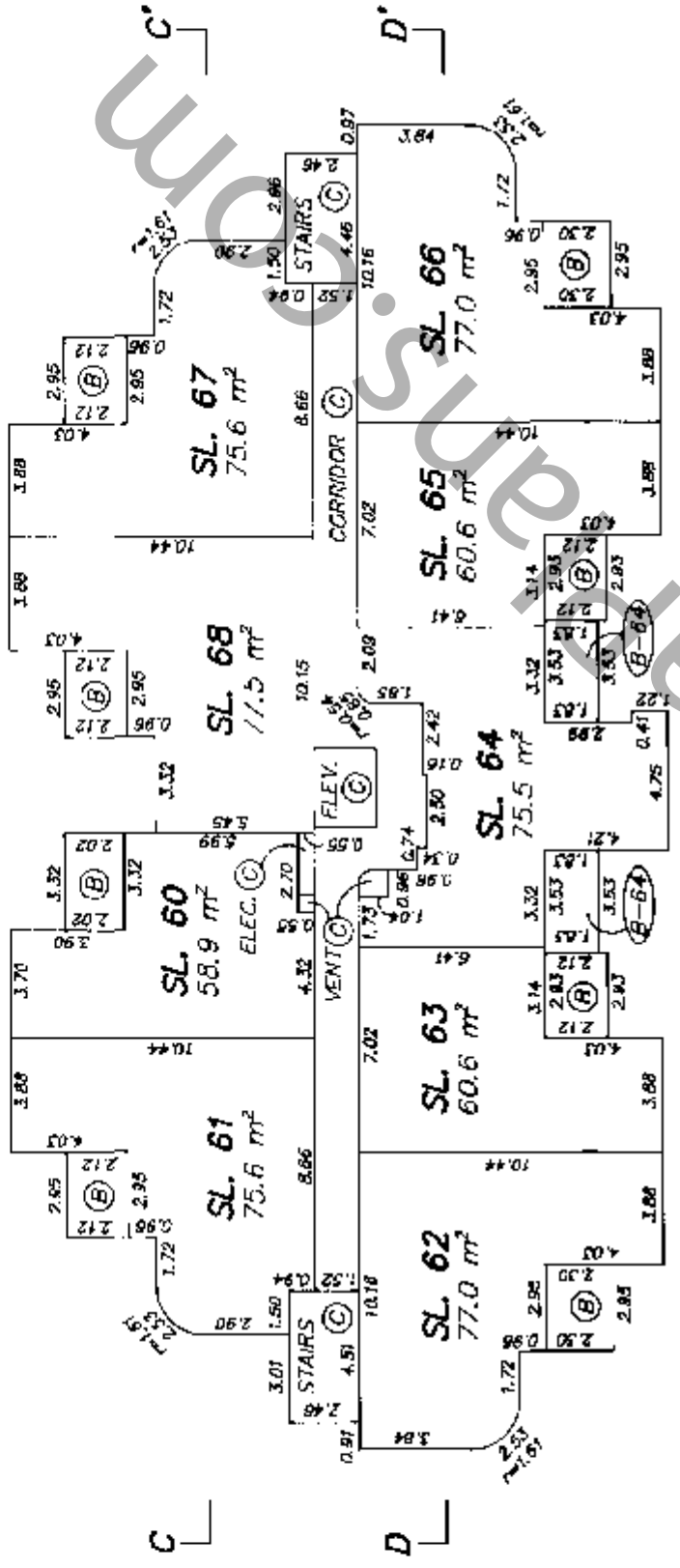
FLOOR PLANS  
BUILDING 'B'

STRATA PLAN LMS 2419



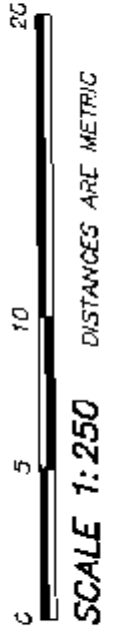
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SCALE 1:250 DISTANCES ARE METRIC



STRATA PLAN LMS 2419

SECTIONS BUILDING 'B'



SECTION C - C'

BASEMENT				PARKING (C)	
FIRST FLOOR	SL. 47	SL. 46	SPA (C)	RECREATION AREA (C)	
SECOND FLOOR	SL. 53	SL. 52	SL. 59	SL. 58	
THIRD FLOOR	SL. 61	SL. 60	SL. 68	SL. 67	
FOURTH FLOOR	SL. 70	SL. 69	SL. 77	SL. 76	

SECTION D - D'

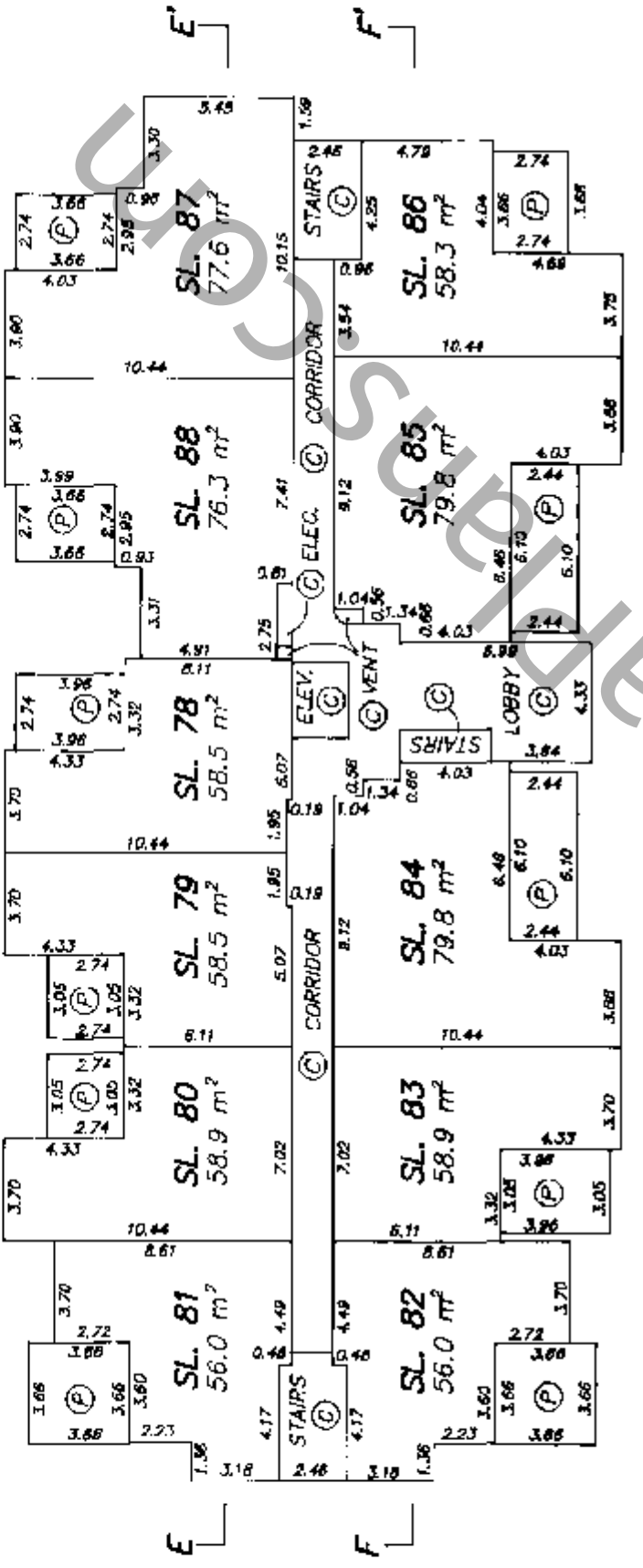
BASEMENT				PARKING (C)		ELEC. (C)		PARKING (C)	
FIRST FLOOR	SL. 48	SL. 49	LOBBY (C)		STAIRS (C)	LOBBY (C)		SL. 50	SL. 51
SECOND FLOOR	SL. 54	SL. 55	LOBBY (C)		LOBBY (C)		SL. 56	SL. 57	
THIRD FLOOR	SL. 62	SL. 63	SL. 64	SL. 65	SL. 66				
FOURTH FLOOR	SL. 71	SL. 72	SL. 73	SL. 74	SL. 75				

*[Signature]*  
MAY 6, 1996  
FILE: 96-2162

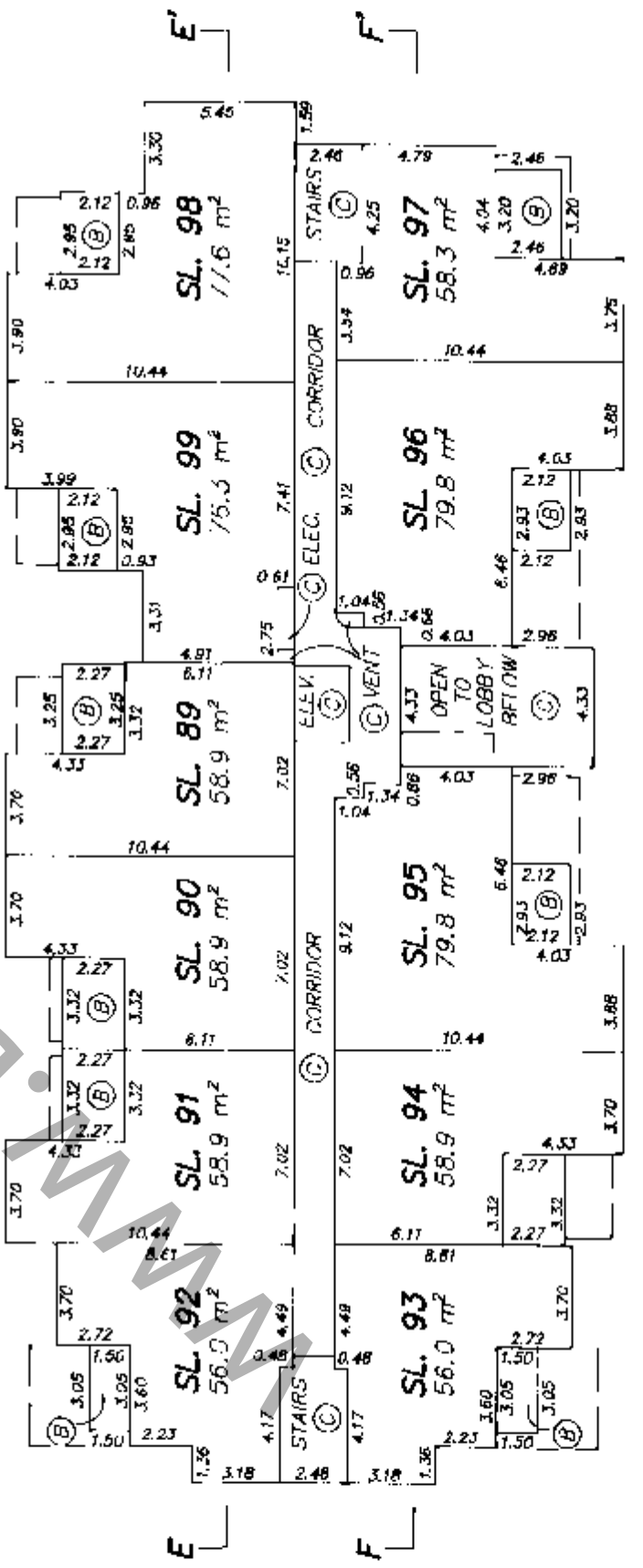
FLOOR PLANS  
BUILDING 'A'



STRATA PLAN LMS 2419



FIRST FLOOR



SECOND FLOOR

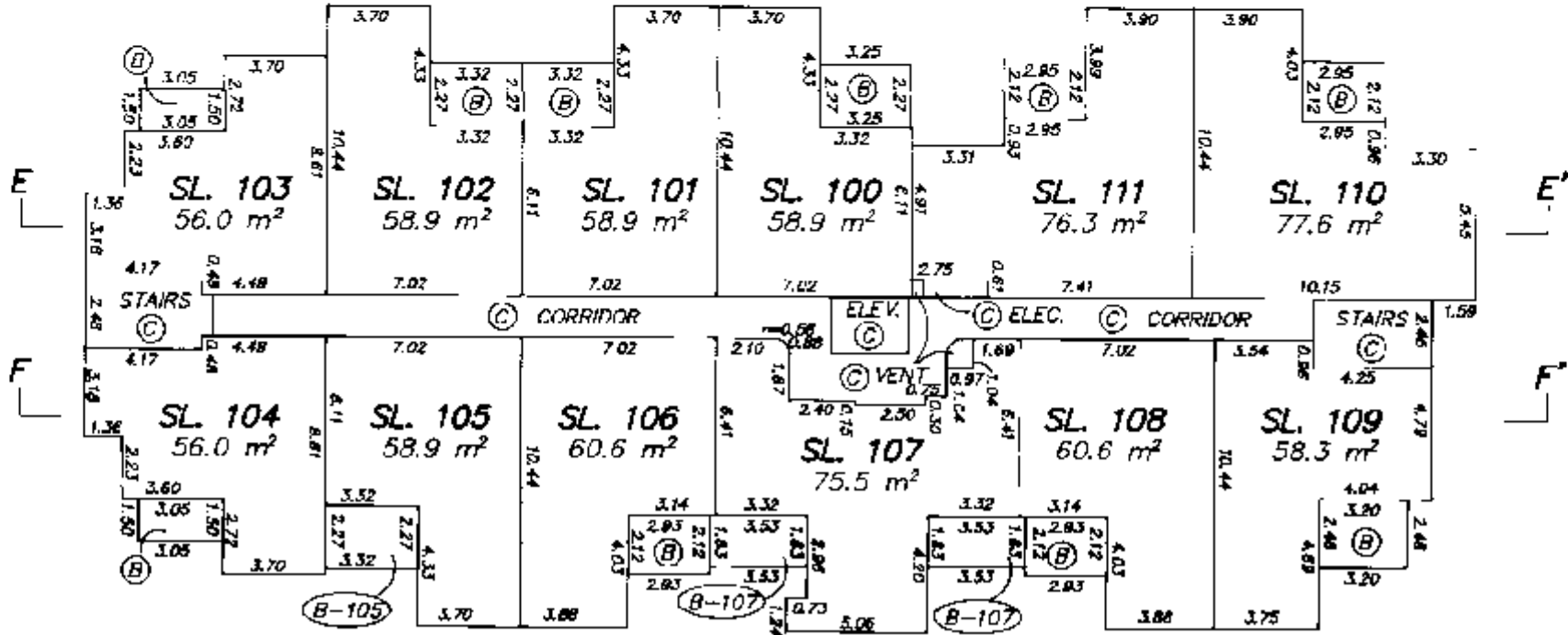
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FLOOR PLANS  
BUILDING 'A'

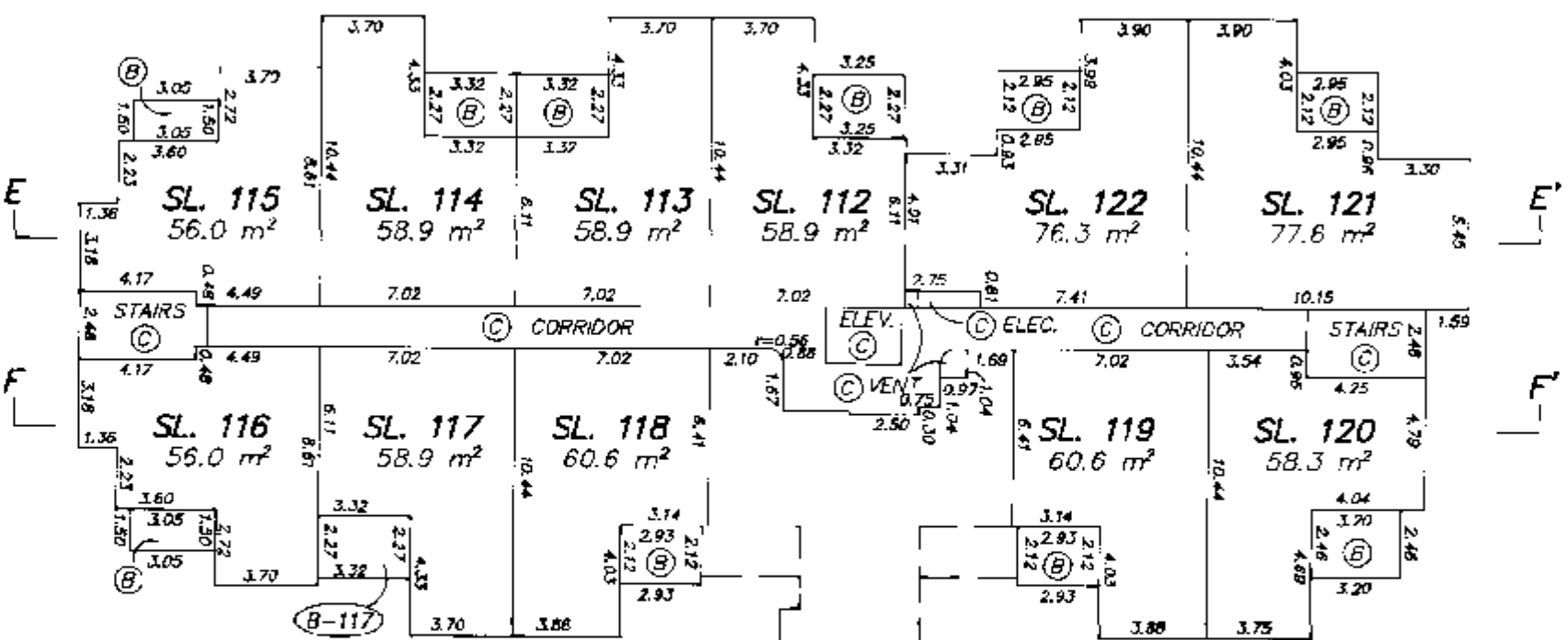
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SCALE 1:250 DISTANCES ARE METRIC



STRATA PLAN LMS 2419



THIRD FLOOR

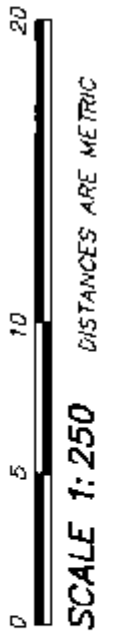


FOURTH FLOOR

MAY 6, 1996  
FILE: 96-2162

SECTIONS  
BUILDING 'A'

STRATA PLAN LMS 2419



SECTION F - E

FOURTH FLOOR	SL. 115	SL. 114	SL. 113	SL. 112	SL. 122	SL. 121
THIRD FLOOR	SL. 103	SL. 102	SL. 101	SL. 100	SL. 111	SL. 110
SECOND FLOOR	SL. 92	SL. 91	SL. 90	SL. 89	SL. 99	SL. 98
FIRST FLOOR	SL. 81	SL. 80	SL. 79	SL. 78	SL. 88	SL. 87
BASEMENT	PARKING		ELEV. MACH.	MECH.	PARKING	

LOBBY

SECTION F - F

FOURTH FLOOR	SL. 116	SL. 117	SL. 118	SL. 119	SL. 120
THIRD FLOOR	SL. 104	SL. 105	SL. 106	SL. 107	SL. 108
SECOND FLOOR	SL. 93	SL. 94	SL. 95	SL. 96	SL. 97
FIRST FLOOR	SL. 82	SL. 83	SL. 84	SL. 85	SL. 86
BASEMENT	PARKING		STAIRS	ELEC.	PARKING

LOBBY

*Handwritten signature*





