

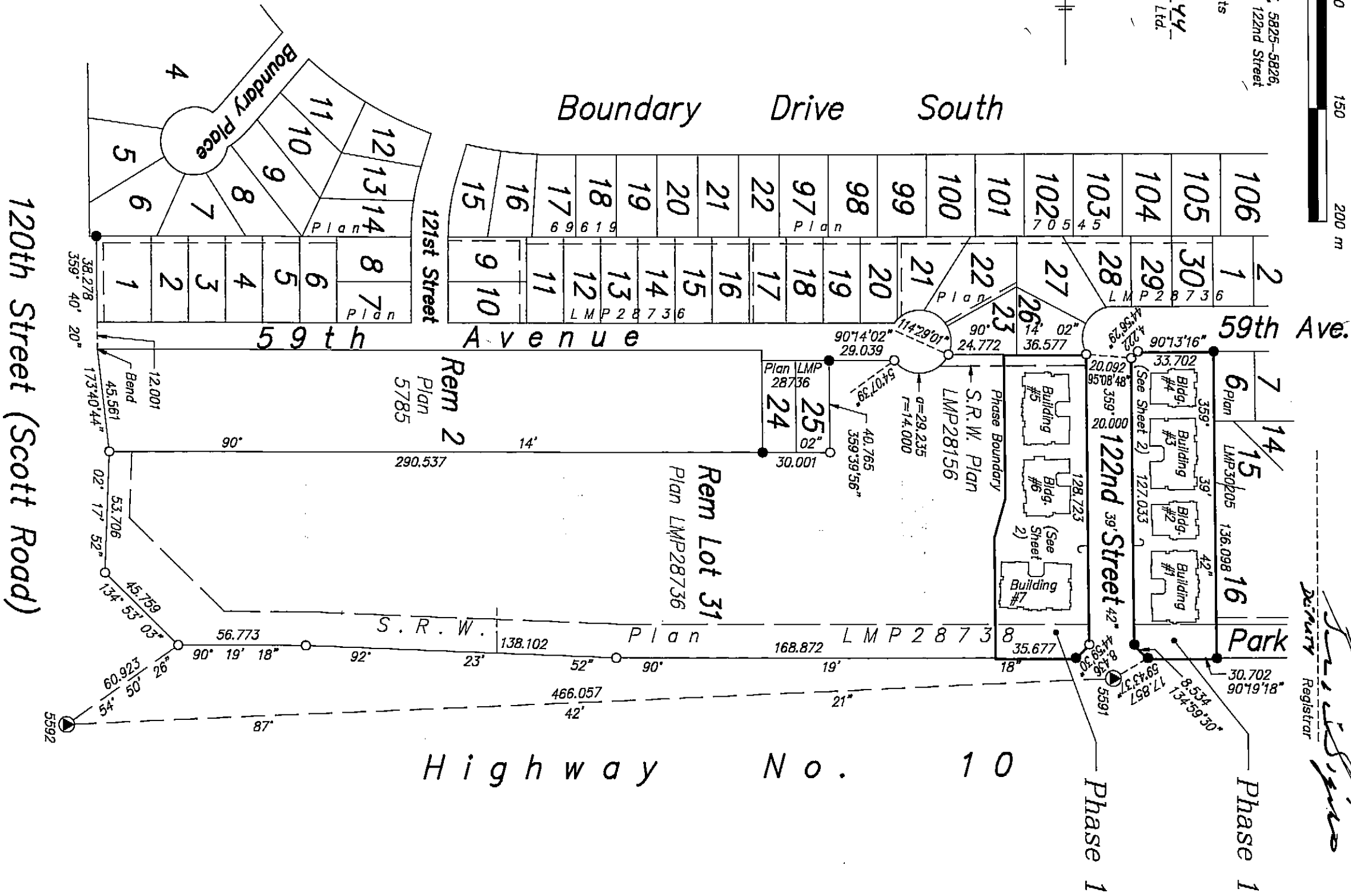
# Strata Plan Of Part Of Lot 31 Sec 7 Tp 2 N.W.D. Plan LMP28736

# Strata Plan LMS 3144 Phase 1

City Of Surrey  
This Plan Lies Within The Greater Vancouver Regional District  
SCALE 1 : 2000



Civic Address:  
5810-5812, 5814, 5816, 5820-5823, 5825-5826,  
5828-5833, 5835-5836, & 5838 - 122nd Street  
Surrey, B.C.  
Address For Service Of Documents  
On The Strata Corporation Is:  
The Owners, Strata Plan LMS 3144,  
Lakewood Boundary Development Ltd.,  
201-7795-128th Street  
Surrey, B.C.  
V3W 4E6



I, L. Achtemichuk, of Surrey, B.C. A British Columbia Land Surveyor,  
Hereby Certify:  
1. That The Buildings Erected On The Parcel Described Above Is Wholly  
Within The External Boundaries Of That Parcel

Dated At Surrey, B.C. This 21st Day Of January 1998

B.C.L.S.

Hol & Associates

Professional Land Surveyors

Suite 111 - 12827 - 78th Avenue, Surrey, BC

Tel: 591-9770

Filer: A734ST

MH 1-6-17202

### Legend:

Grid Bearings Are Derived from Observations Between Control Monuments 5592 & 5591  
All Distances Are In Metres And Decimals Thereof.

- W/S..... Window Seat (Pt. of S.L.)
- AT..... Area Total
- S.L..... Strata Lot
- Pt..... Part
- ..... Standard Iron Post Found
- ..... Standard Iron Post Set
- ..... Standard Lead Plug Found
- ..... Standard Lead Plug Set
- ⊙..... Standard Control Monument
- ⊙..... Garage Limited Common Property Of Adjacent Strata Lot
- ⊙..... Common Property
- ⊙..... Deck Limited Common Property Of Adjacent Strata Lot
- ⊙..... Patio
- ⊙..... Fireplace
- ⊙..... Arc
- ⊙..... Radius

Deposited And Registered In The Land  
Title Office At New Westminster, B.C.  
This 3 Day Of MAR 1998  
*Deputy Registrar*

Foundation  
Dimensions

Strata Plan LMS 3144  
Phase 1

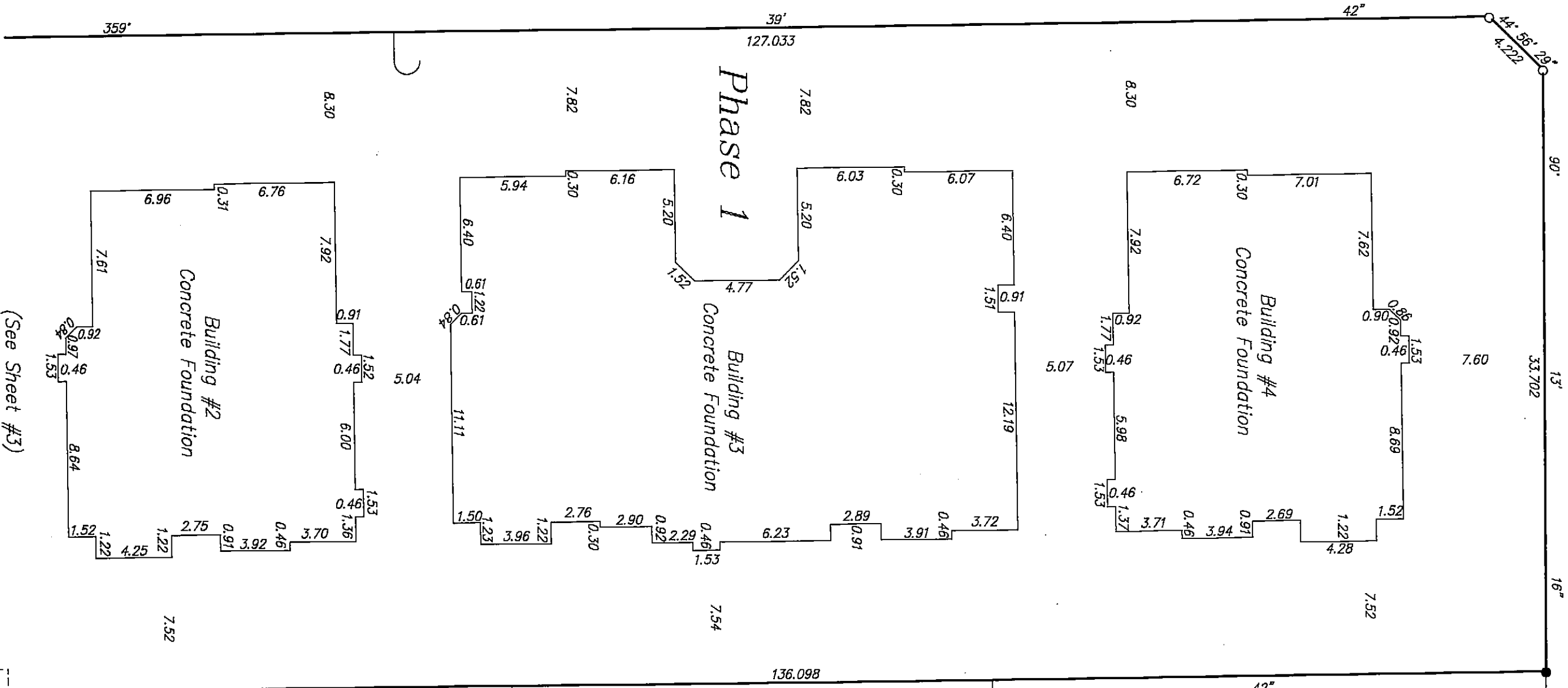
First Sheet, Sheet 2 Of 19 Sheets

SCALE 1 : 250



122nd Street

59th Avenue



(See Sheet #3)

Plan

LMP 30205

16

15

6

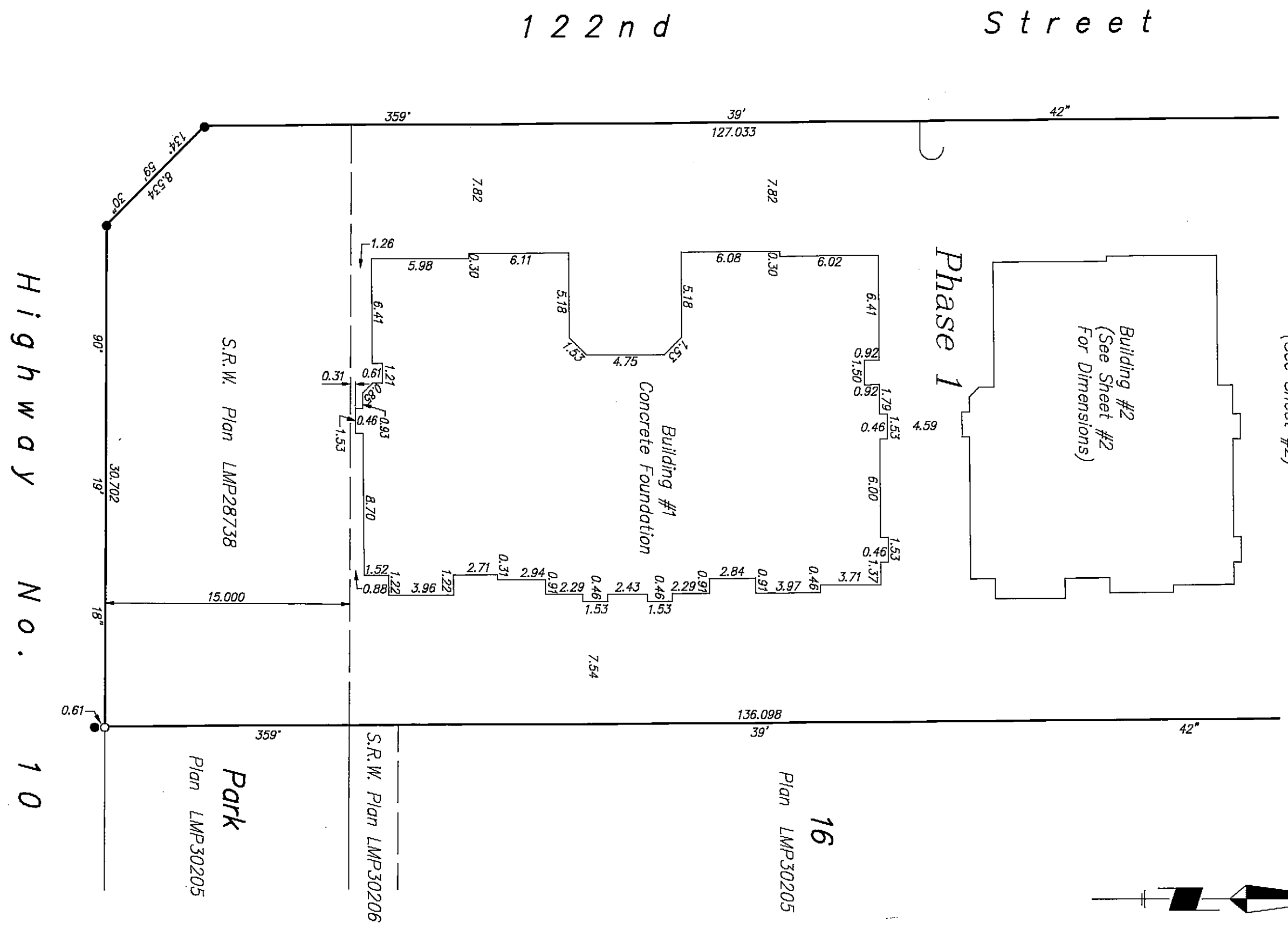
L. Achtemichuk 21st January 1998  
B.C.L.S.

Foundation  
Dimensions

Strata Plan LMS\_3144 -  
Phase 1

First Sheet, Sheet 3 Of 19 Sheets

SCALE 1 : 250



Highway No. 10

S.R.W. Plan LMP28738

Park  
Plan LMP30205

S.R.W. Plan LMP30206

16  
Plan LMP30205

*[Signature]*  
 B.C.L.S.  
 L. Achtemichuk 21st January 1998





Strata Plan LMS\_3144  
Phase 1

Second Sheet, Sheet 6 Of 19 Sheets

Condominium Act

S. L. No.	Sheet No.	Form 1	Form 2
		Schedule Of Unit Entitlement	Schedule Of Interest Upon Destruction
S. L. 1	8,15	176	289
S. L. 2	8,15	184	287
S. L. 3	8,15	185	287
S. L. 4	8,15	201	315
S. L. 5	9,15	179	297
S. L. 6	9,15	202	317
S. L. 7	10,16	177	279
S. L. 8	10,16	182	269
S. L. 9	10,16	182	269
S. L. 10	10,16	201	297
S. L. 11	11,15	200	317
S. L. 12	11,15	182	297
S. L. 13	12,16	180	302
S. L. 14	12,16	179	289
S. L. 15	12,16	181	289
S. L. 16	12,16	201	319
S. L. 17	13,17	203	327
S. L. 18	13,17	186	289
S. L. 19	13,17	182	299
S. L. 20	14,17	200	313
S. L. 21	14,17	183	285
S. L. 22	14,17	183	285
S. L. 23	14,17	200	313
Aggregate		4329	6830

Accepted As To Forms 1 And 2  
This 26 Day Of Feb 1998

*[Signature]*  
Superintendent Of Real Estate

*[Signature]*  
B.C.L.S.  
L. Achterrichuk 21st January 1998

Strata Plan LMS\_3144 -  
Phase 1

The Registered Owner Of Covenants BK186423 And BK186648  
Hereby Consents To The Deposit Of The Strata Plan LMS\_3144


New Development Certificate

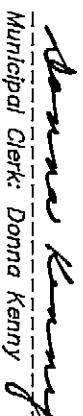
I, L. Achtemichuk, A British Columbia Land Surveyor  
Hereby Certify That The Building Shown In This Strata  
Plan Has Not, As Of The 21 Day Of Jan 1998  
Been Previously Occupied.

Dated At Surrey, British Columbia,  
This 21 Day Of Jan 1998

  
B.C.L.S.

The City Of Surrey

  
Mayor: Douglas McCallum

  
Municipal Clerk: Donna Kenny

Witness As To Both Signatures

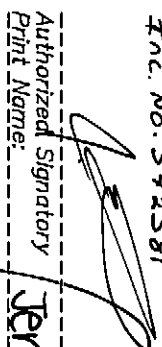
Print Name: \_\_\_\_\_

Address: \_\_\_\_\_

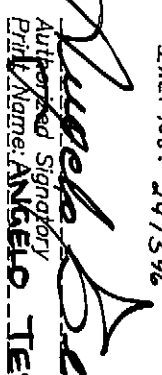
Occupation: \_\_\_\_\_

\_\_\_\_\_

Lakewood Boundary Development Ltd.  
Inc. No. 542581

  
Authorized Signatory  
Print Name: JENNY LUKING

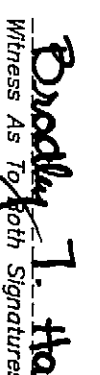
A & G Construction Ltd.  
Inc. No. 247596

  
Authorized Signatory  
Print Name: ANGELA BEATA

Authorized Signatory

Authorized Signatory

  
Witness As To Both Signatures  
Print Name: STACEY STEW

  
Witness As To Both Signatures  
Print Name: BRADLEY T. HARA

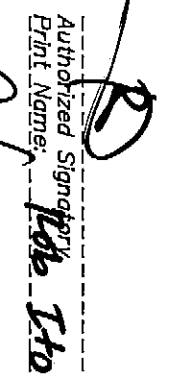
Address: #201-7795 128th St. SRY  
Occupation: SECRETARY

Address: 301-440 NANAIMO VCR  
Occupation: LAWYER

A & G Rentals Ltd. Inc. No. 76260

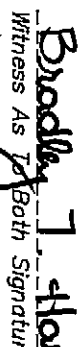
HongKong Bank Of Canada


  
Authorized Signatory  
Print Name: ANGELA BEATA

  
Authorized Signatory  
Print Name: Tak Hagan

Authorized Signatory

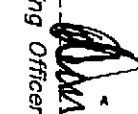
Authorized Signatory

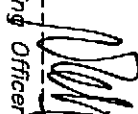
  
Witness As To Both Signatures  
Print Name: BRADLEY T. HARA

  
Witness As To Both Signatures  
Print Name: JANICE CARTER

Address: 301-440 NANAIMO VCR  
Occupation: LAWYER

Address: 11445 HEATH CR DEVA  
Occupation: BANKER

"Approved As Phase 1 Of A 4 Phase  
Strata Plan Under The Condominium Act".  
This 21 Day Of January 1998  
  
Approving Officer - Ministry Of Transportation  
And Highways

"Approved As Phase 1 Of A 4 Phase  
Strata Plan Under The Condominium Act".  
This 21 Day Of January 1998  
  
Approving Officer - City Of Surrey

B.C.L.S.  
L. Achtemichuk 21st January 1998

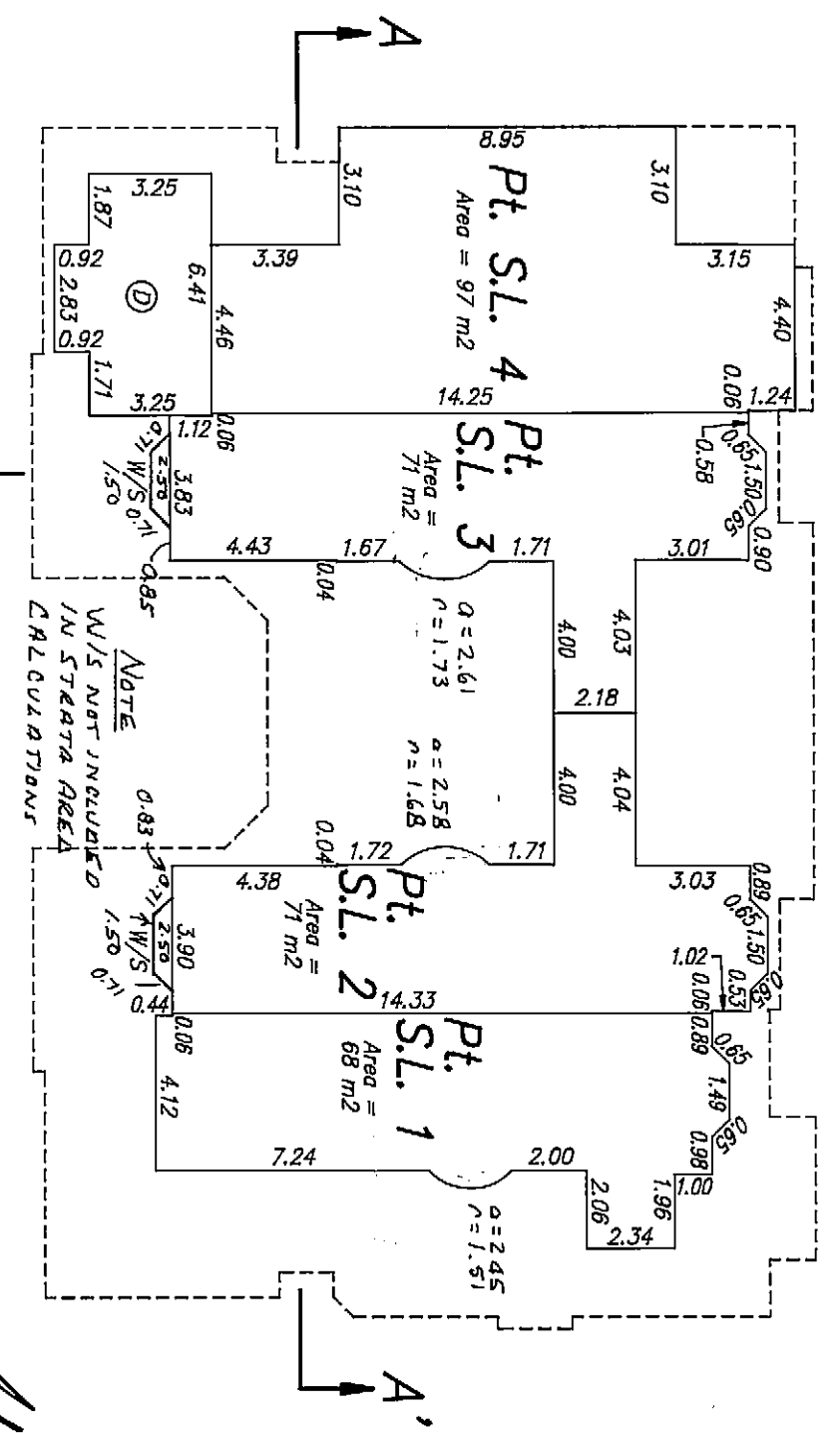
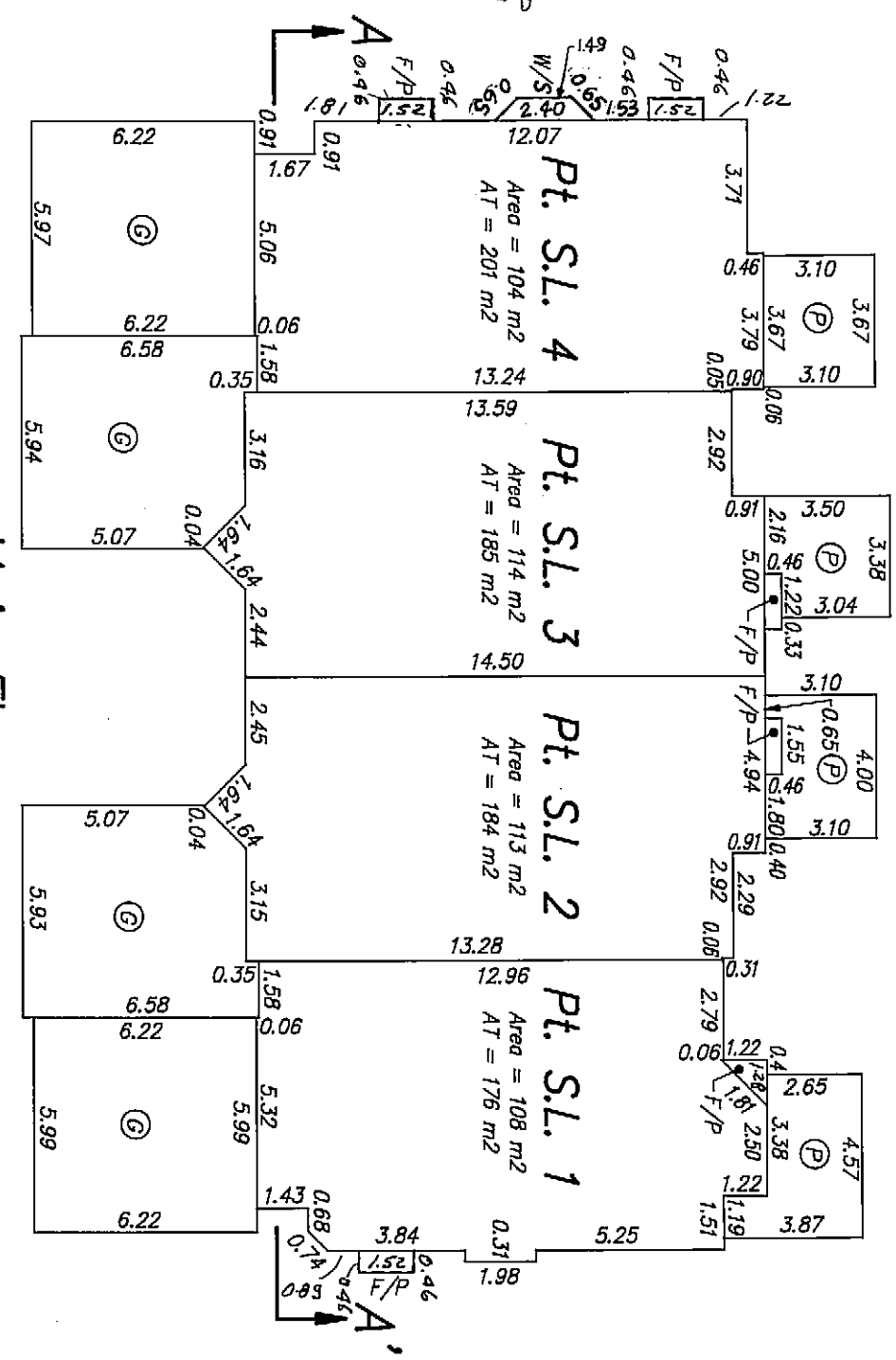
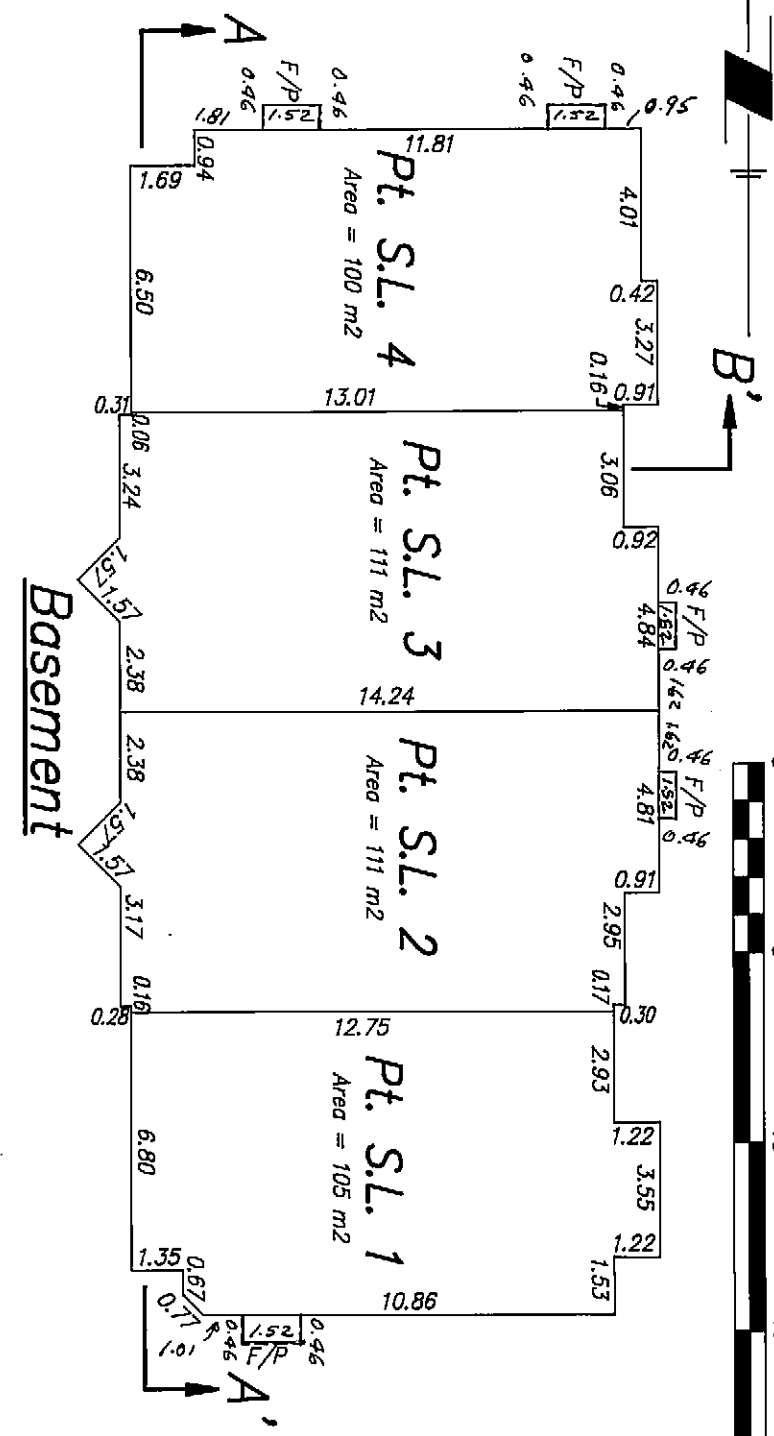
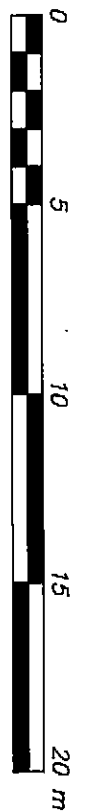
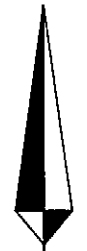
MH-1-6-17202

Floor Plans  
Building #1

Strata Plan LMS\_3144  
Phase 1

Sheet 8 Of 19 Sheets

SCALE 1 : 200



B.C.L.S.  
L. Achtemichuk  
21st January 1998

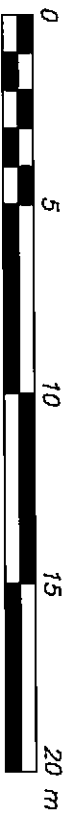
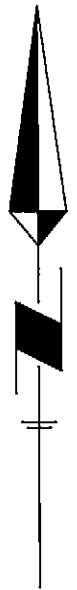




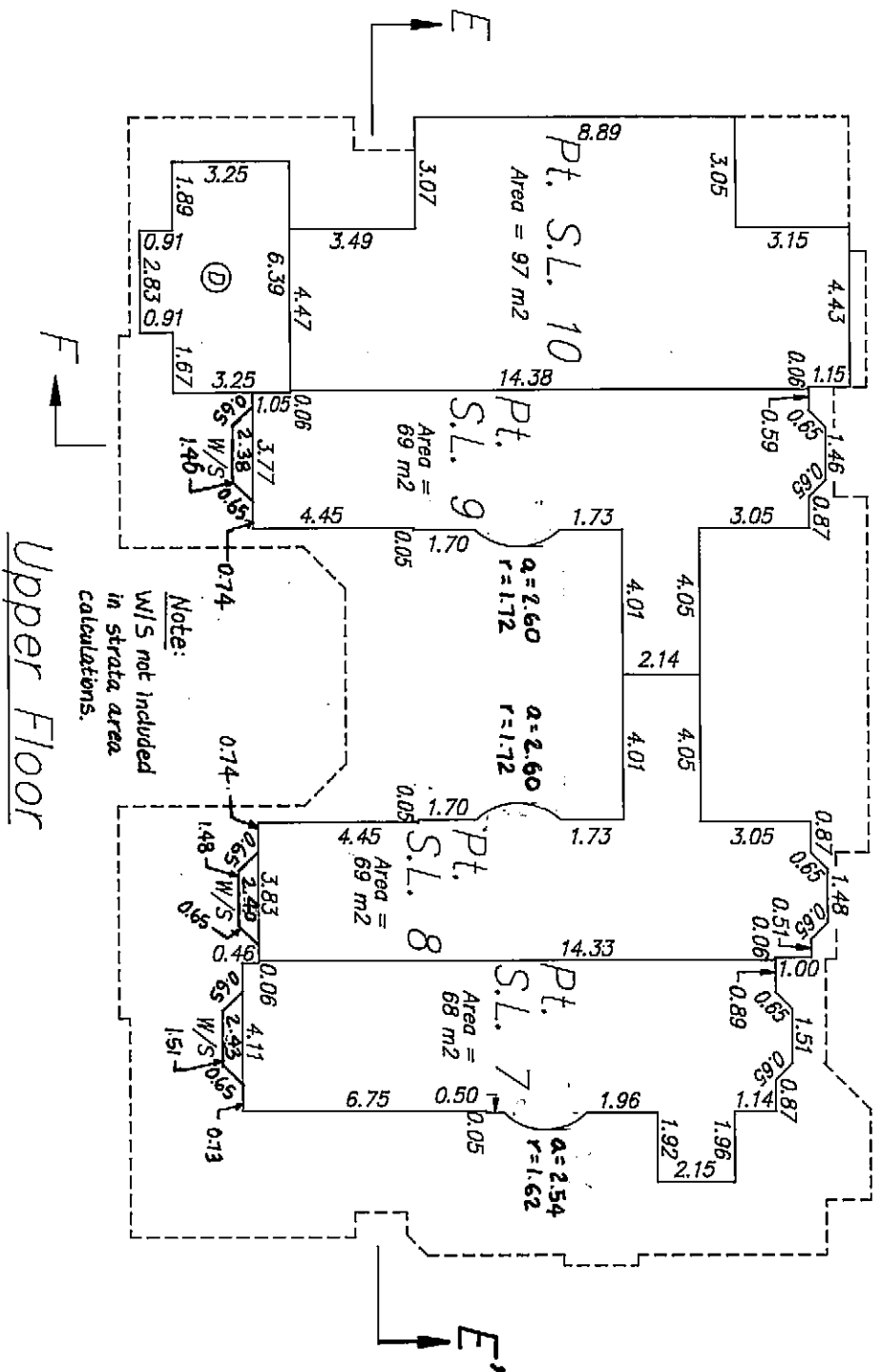
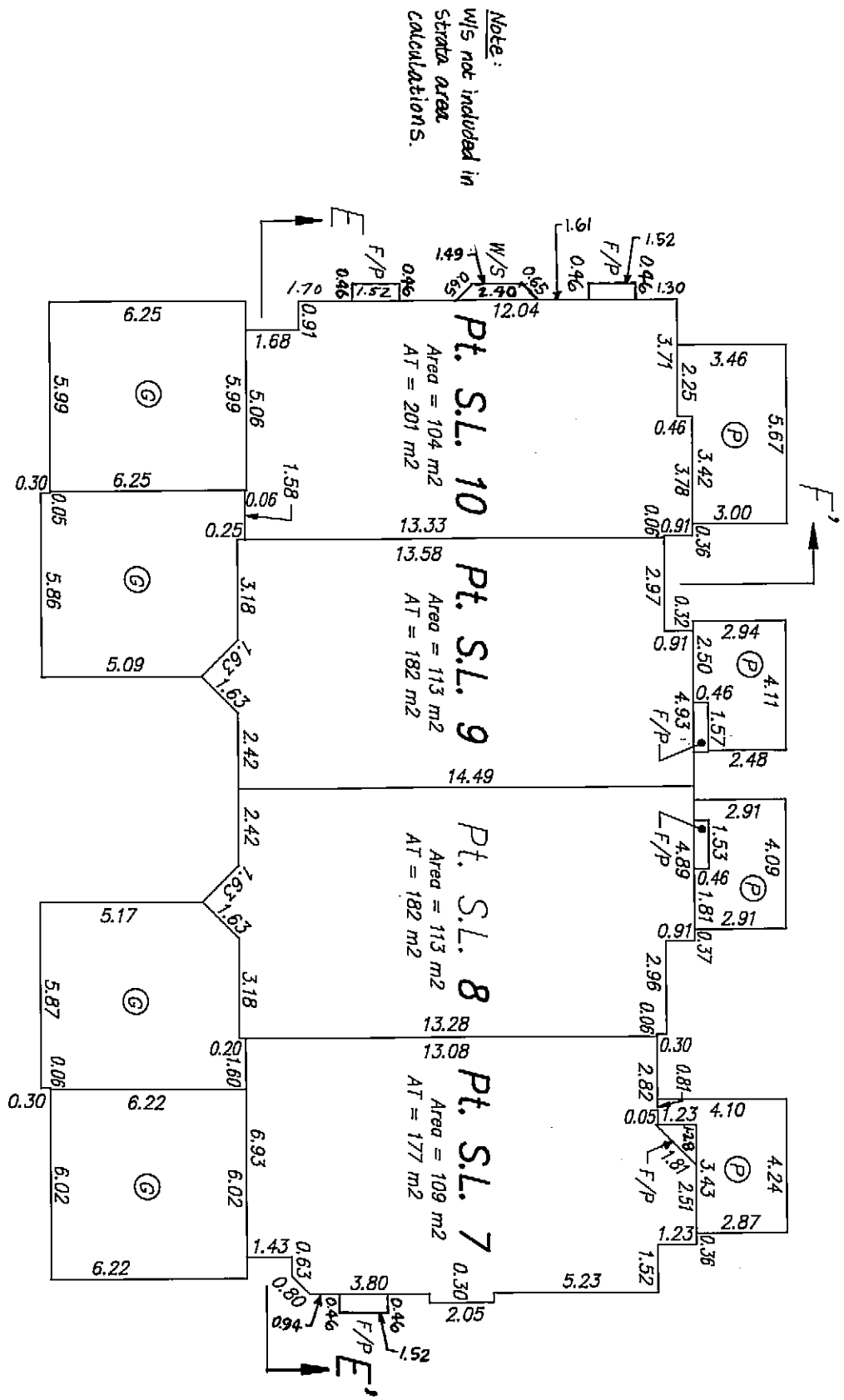
Floor Plans  
Building #3

Strata Plan LMS 3144  
Phase 1

Sheet 10 Of 19 Sheets



SCALE 1 : 200

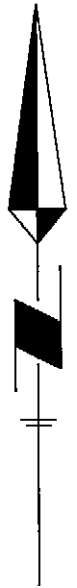


L. Achtemichuk 21st January 1998

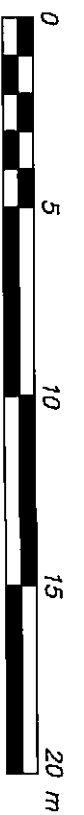
Floor Plans  
Building #4

Strata Plan LMS\_3144  
Phase 1

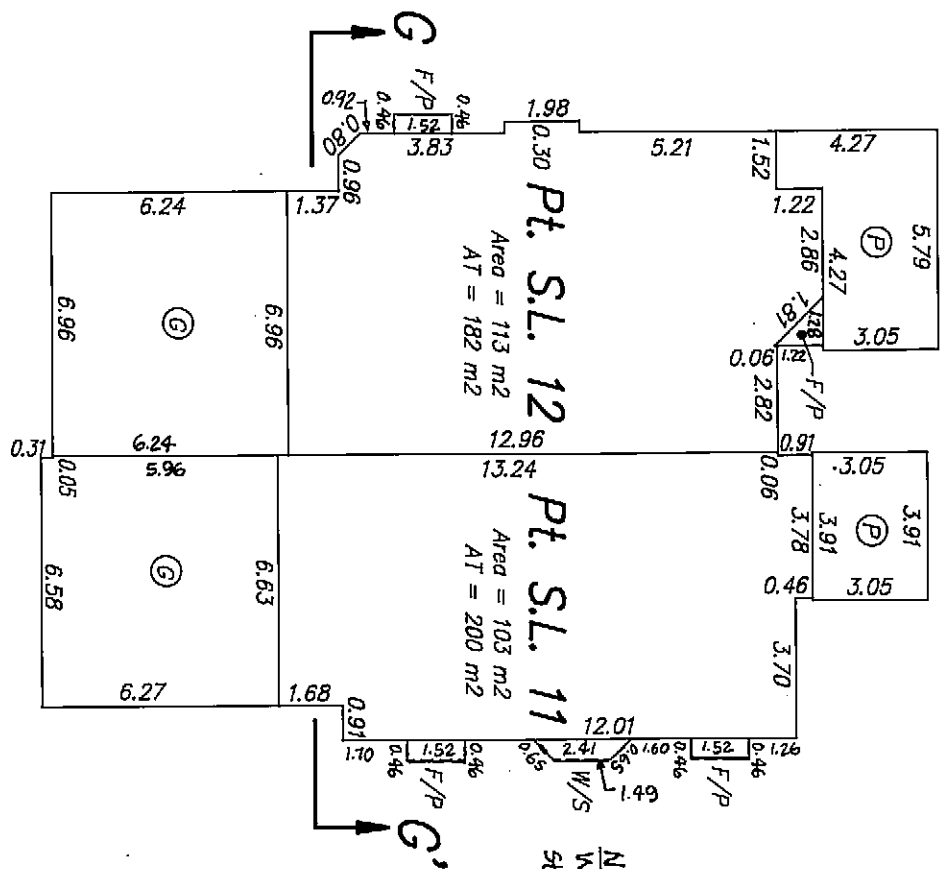
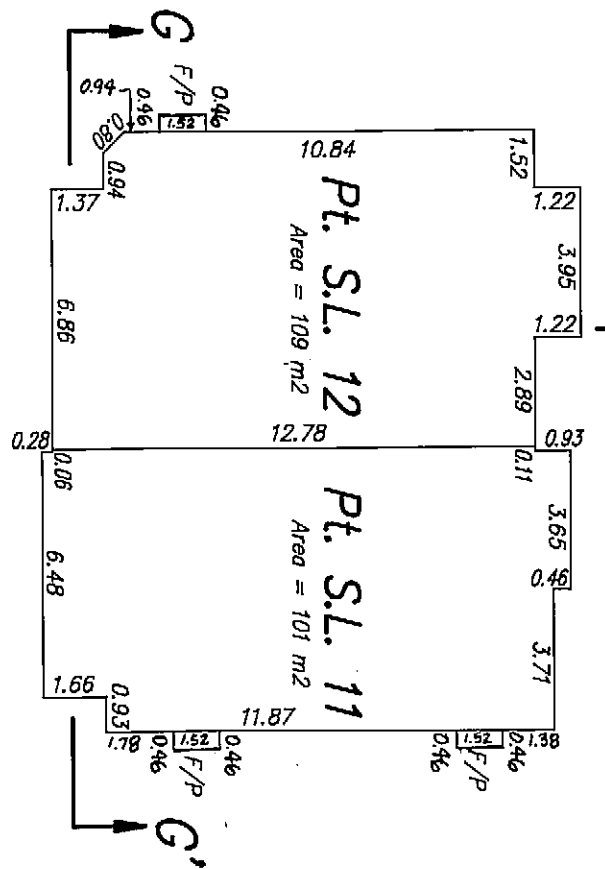
Sheet 11 Of 19 Sheets



H'

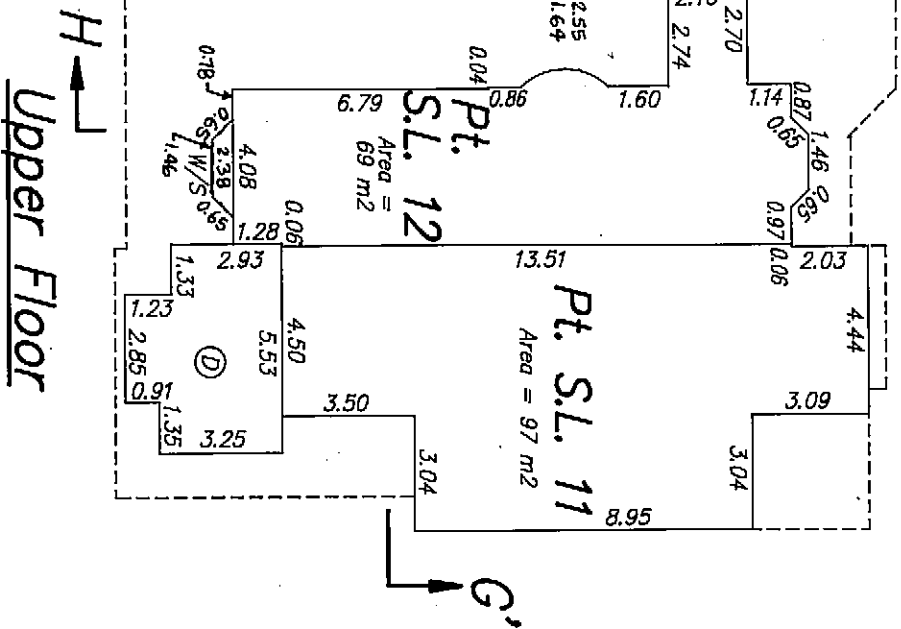


SCALE 1 : 200



Note:  
W/S not included in  
strata area calculations.

Note:  
W/S not included  
in strata area  
calculations.

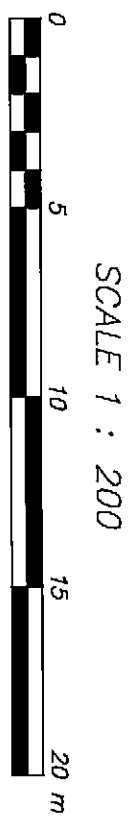


L. Achtemichuk  
21st January 1998  
B.C.L.S.

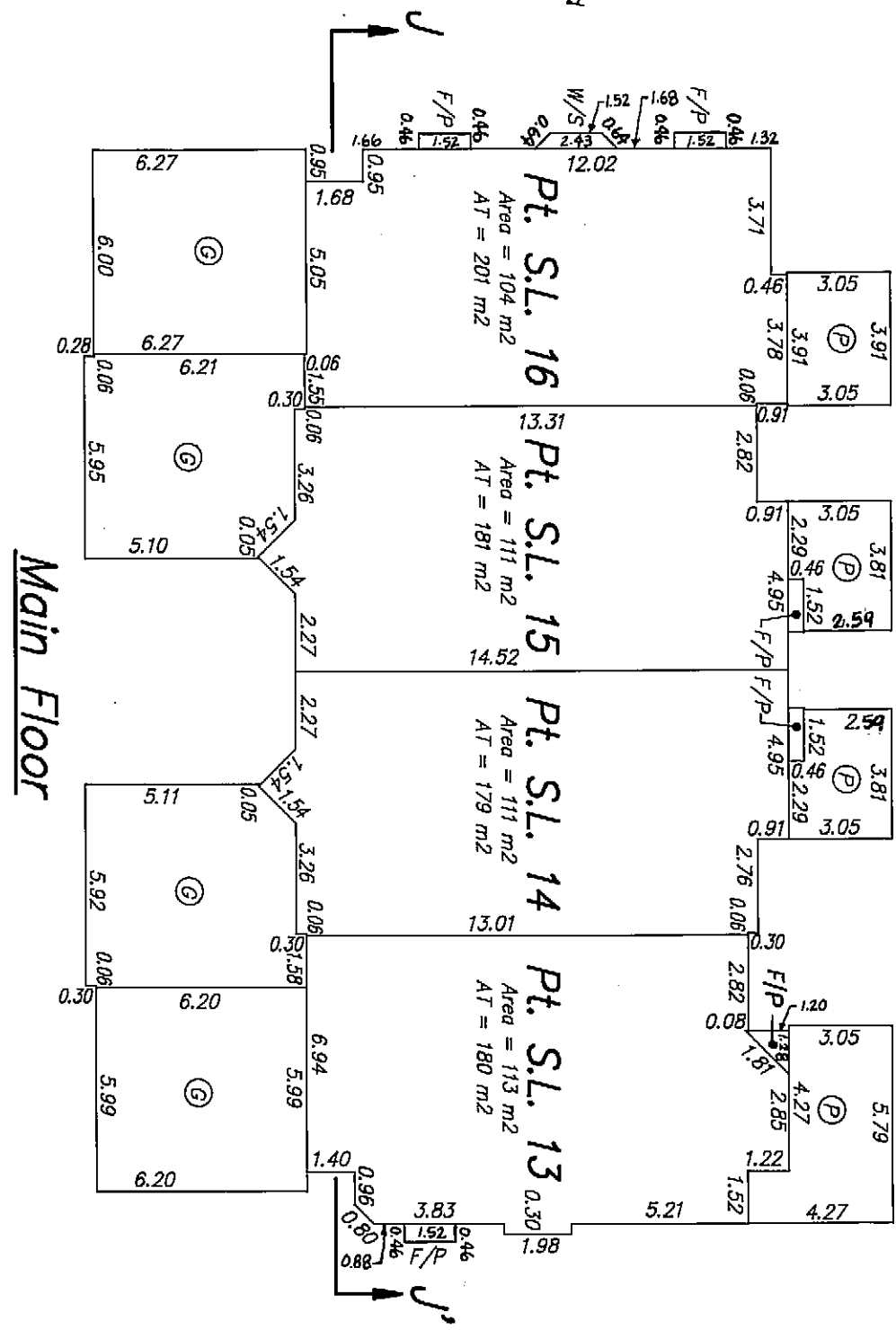
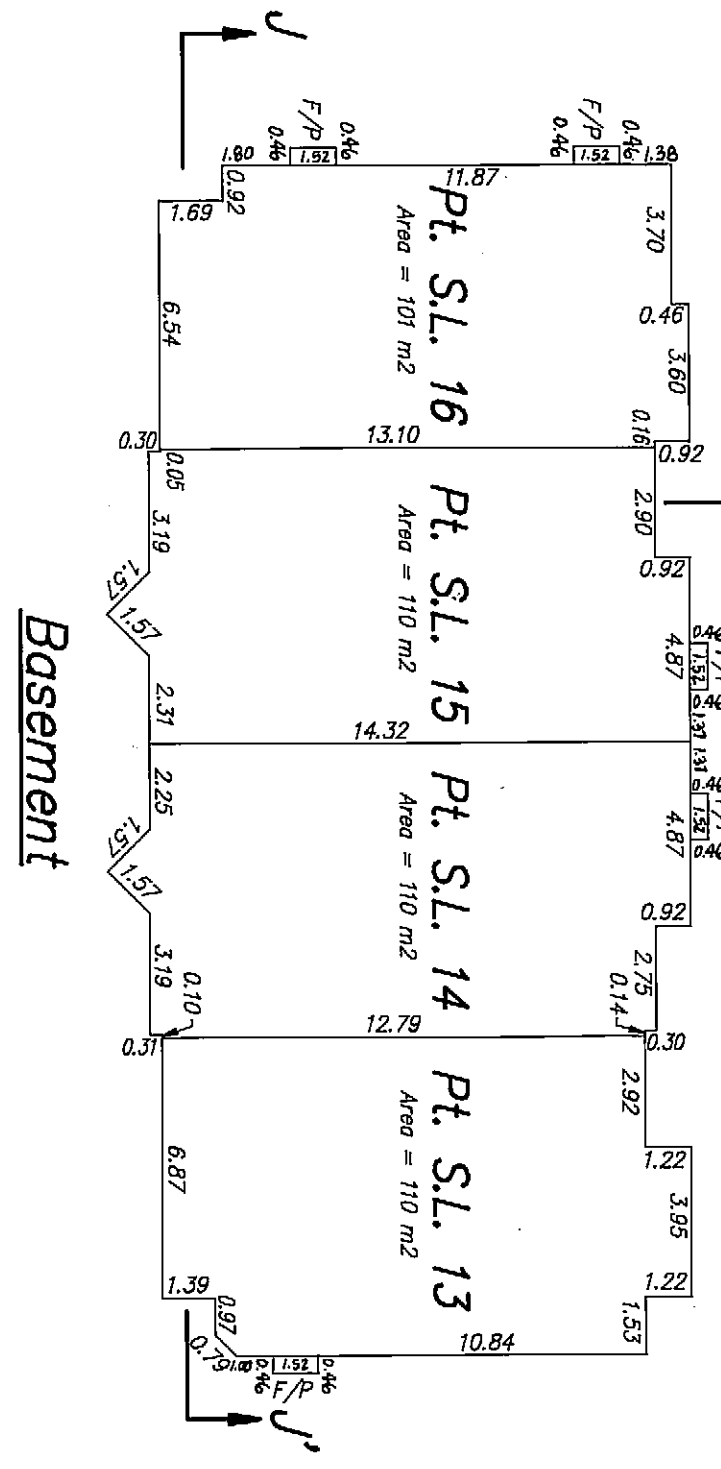
Floor Plans  
Building #5

Strata Plan LMS\_3144  
Phase 1

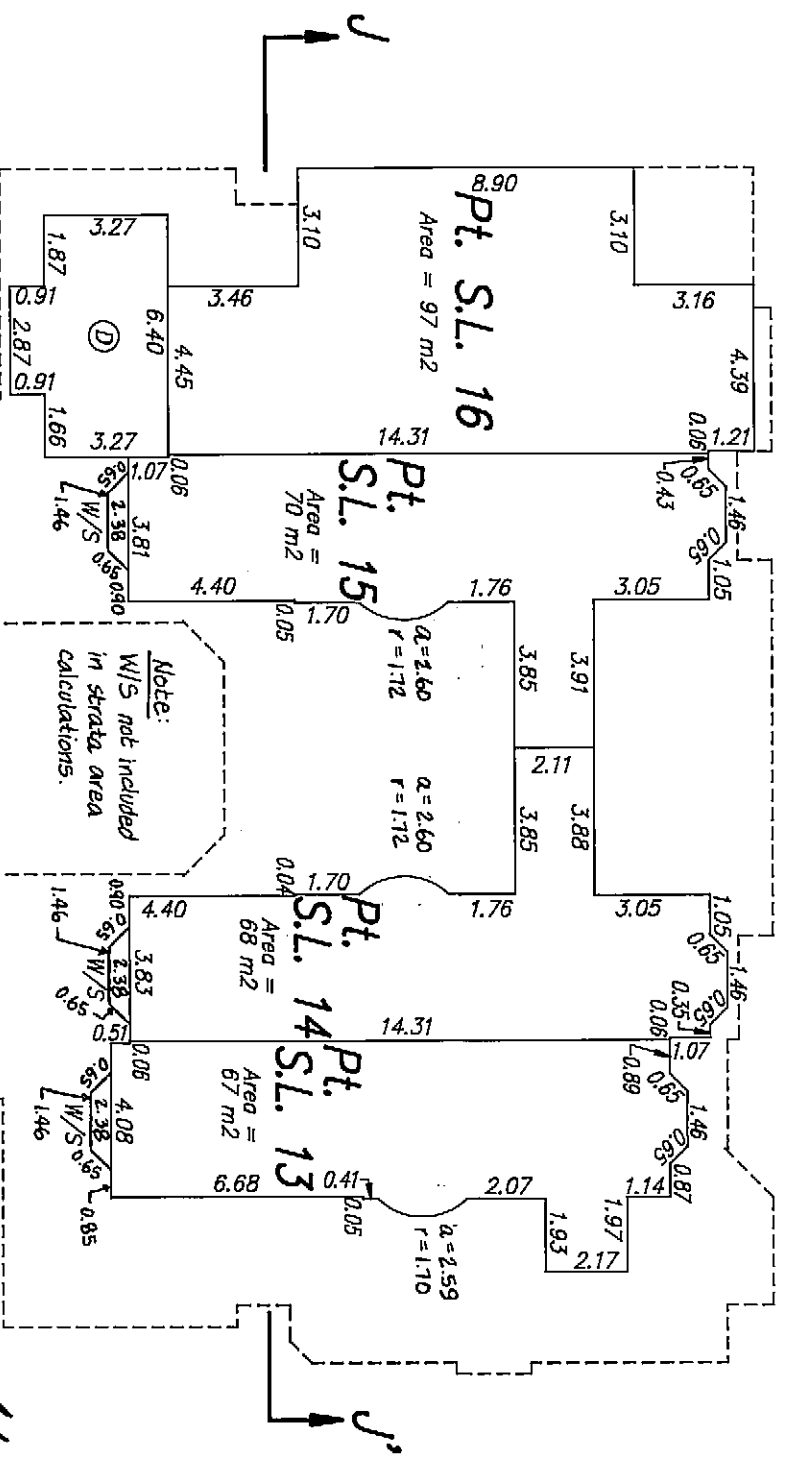
Sheet 12 of 19 Sheets



SCALE 1 : 200



Note:  
w/s not included  
in strata area  
calculations.



Note:  
w/s not included  
in strata area  
calculations.

Upper Floor

B.C.L.S.  
L. Achtemichuk 21st January 1998

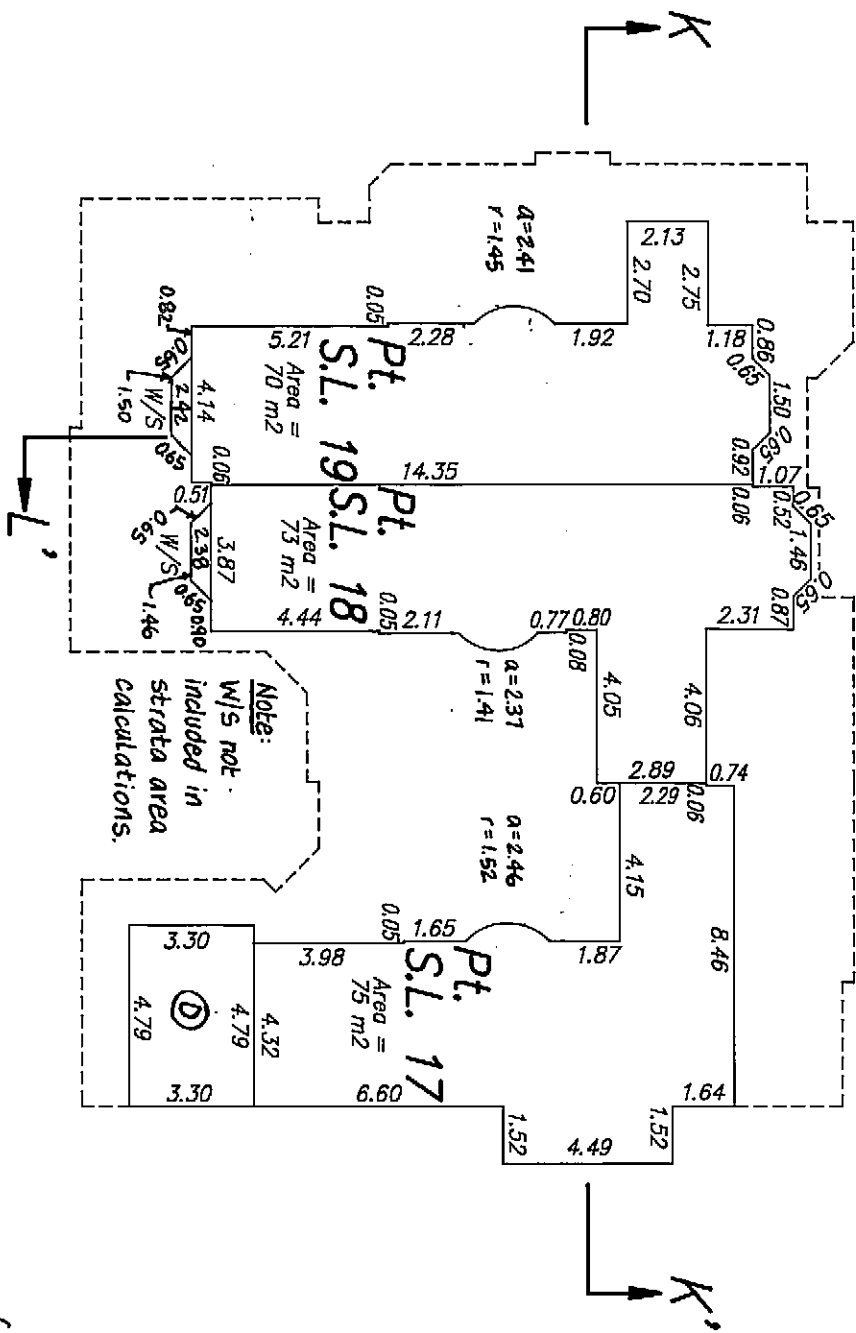
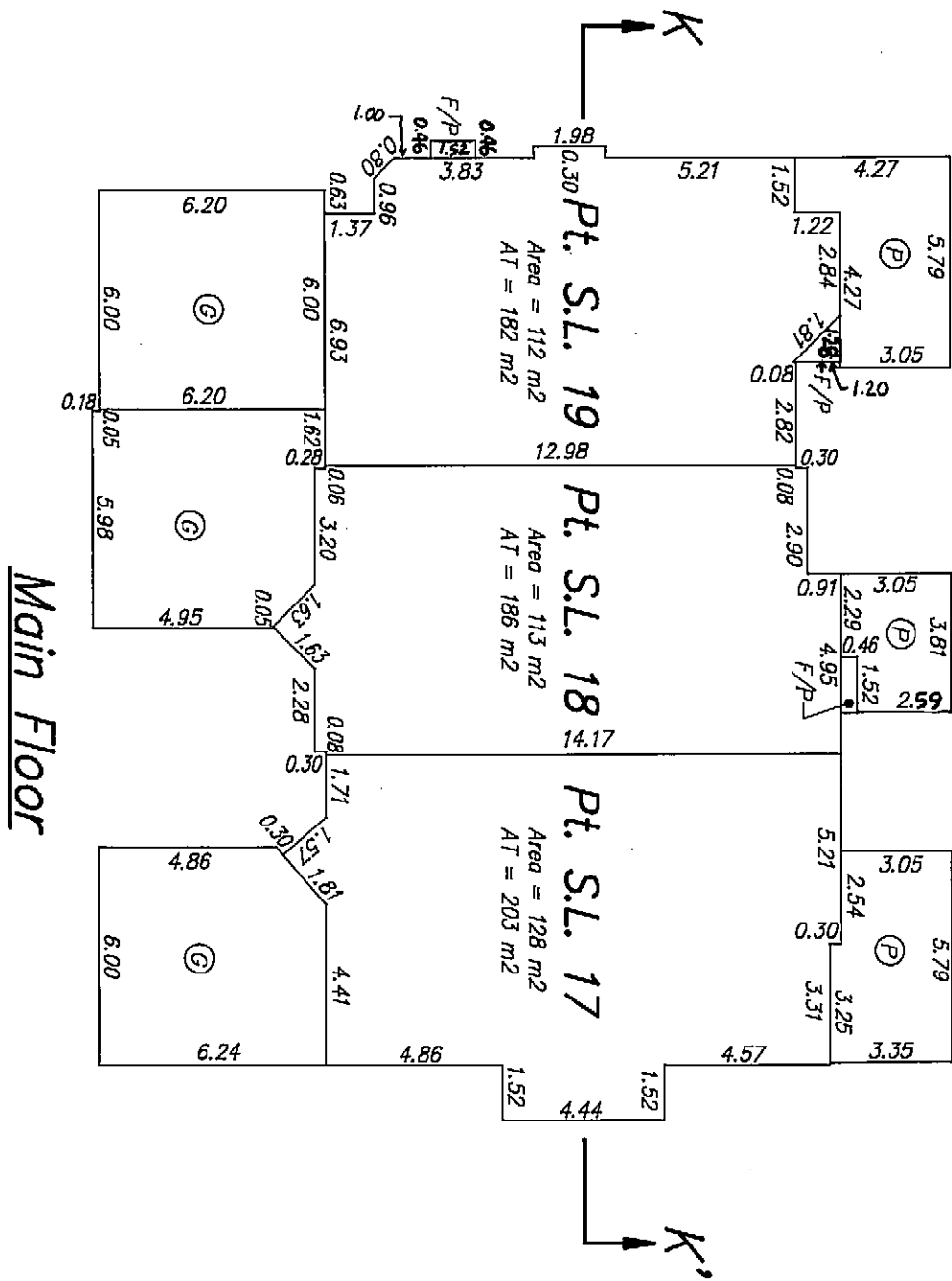
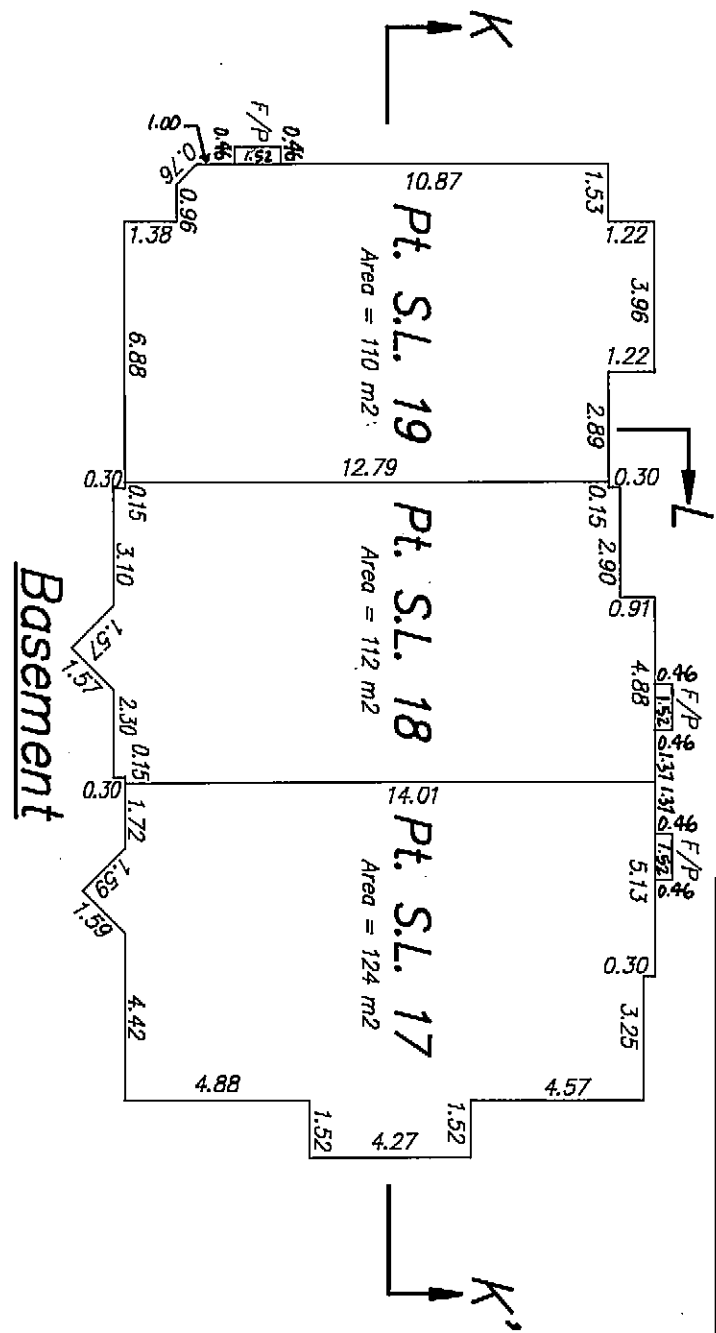
Floor Plans  
Building #6

Strata Plan LMS\_3144  
Phase 1

SCALE 1 : 200



Sheet 13 Of 19 Sheets



B.G.L.S.  
Achterichuk 21st January 1998

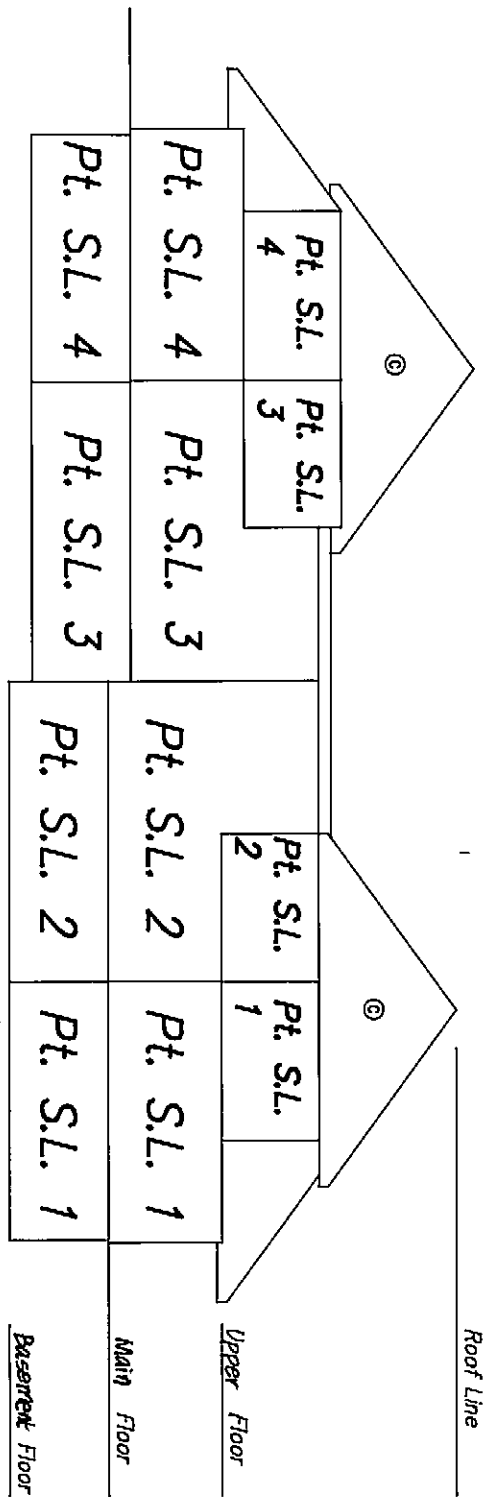


Sections

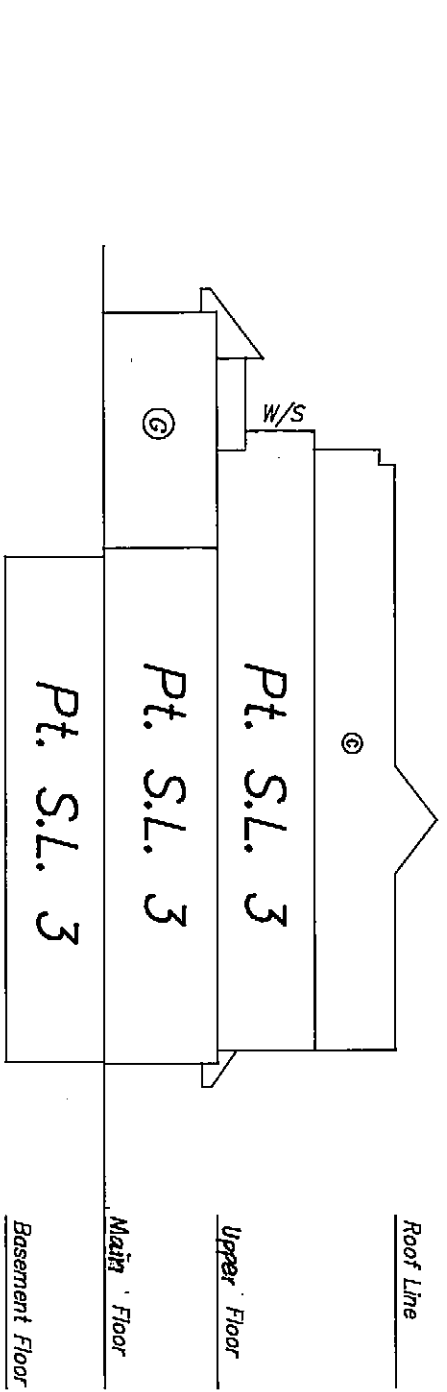
Strata Plan LMS\_3144  
Phase 1

Sheet 15 of 19 Sheets

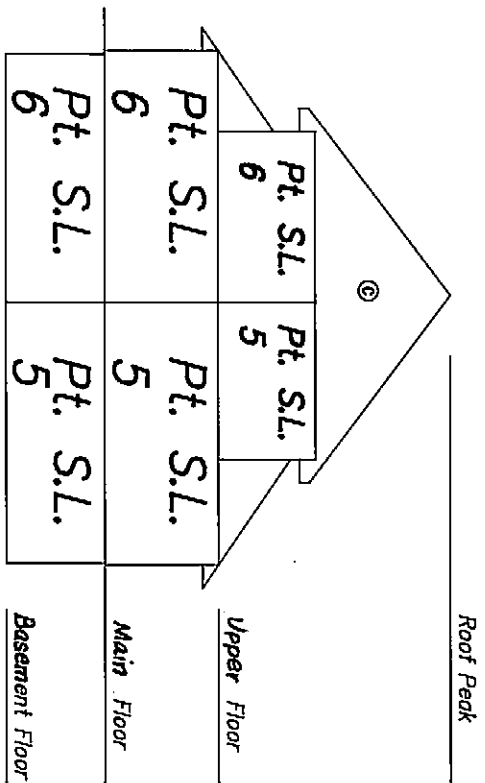
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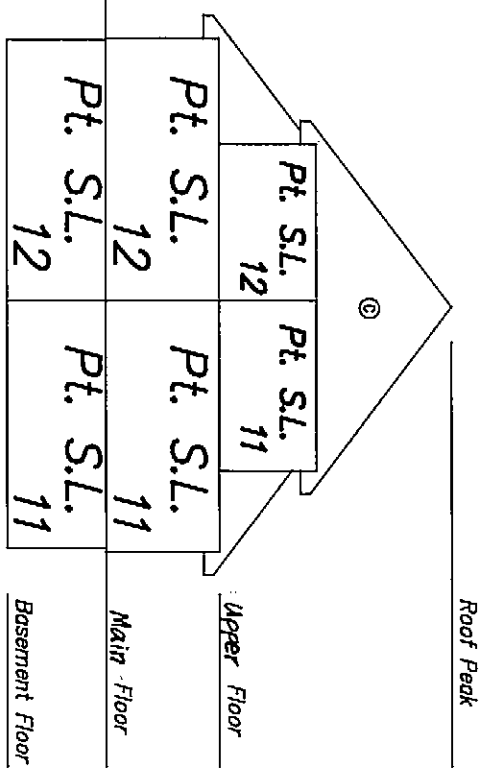
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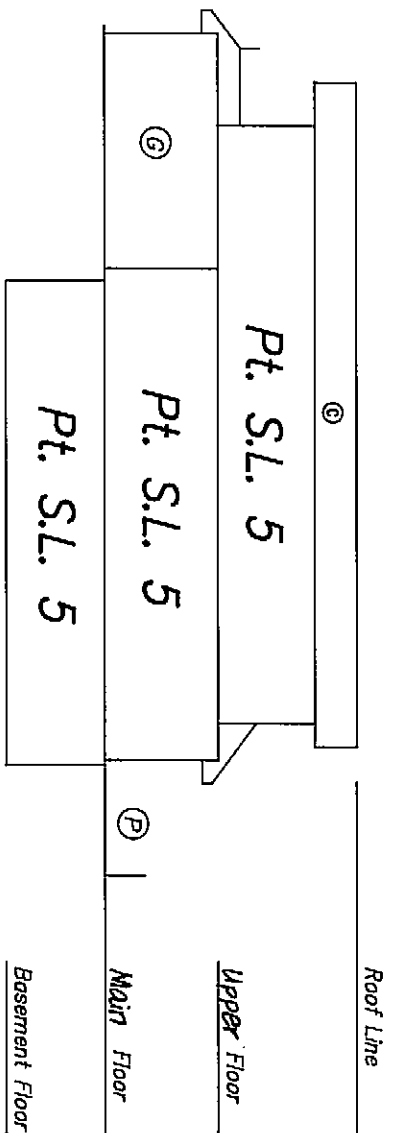
Section B-B'



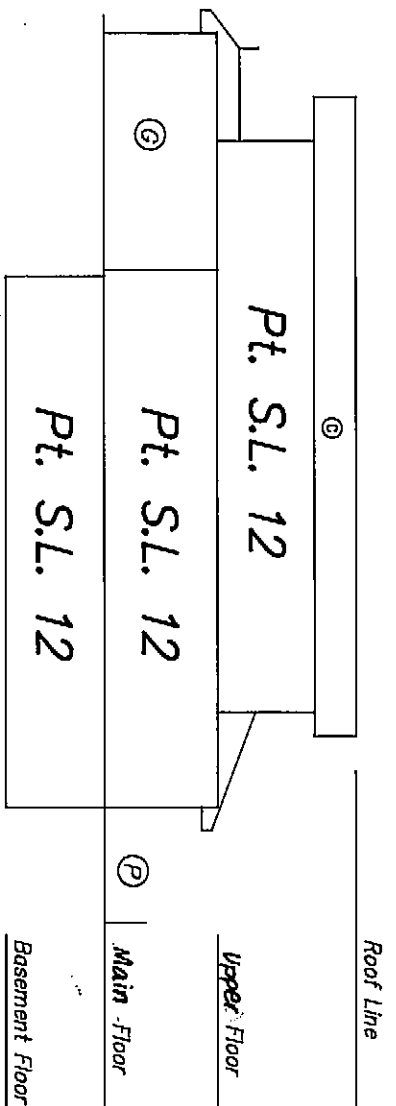
Section C-C'



Section G-G'



Section D-D'



Section H-H'

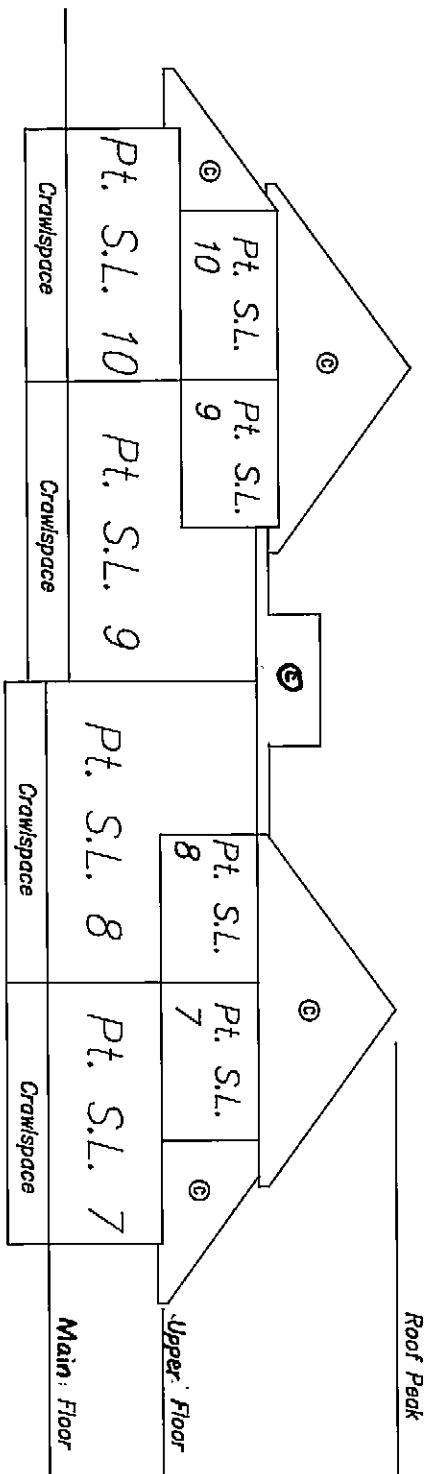
L. Achtemihuk 21st January 1998

B.C.L.S.

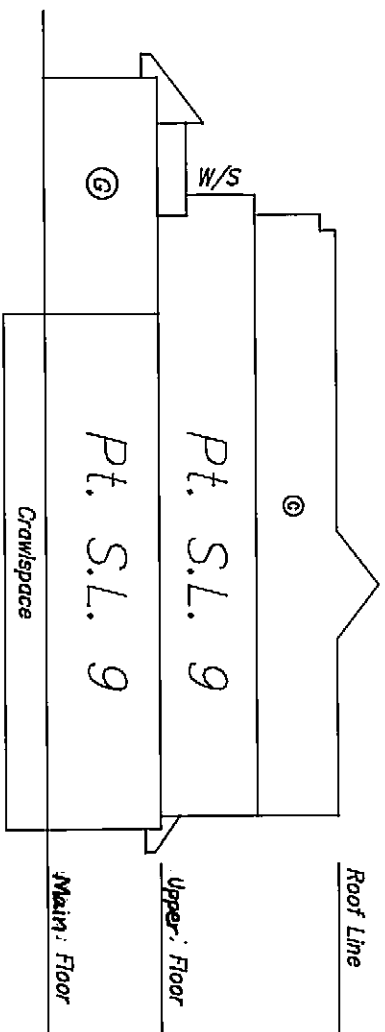
Sections

Strata Plan LMS\_3144  
Phase 1

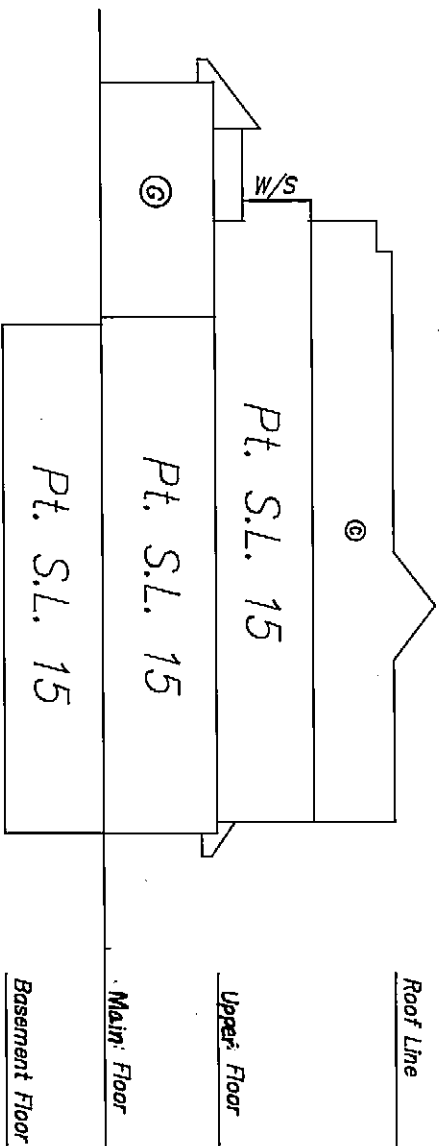
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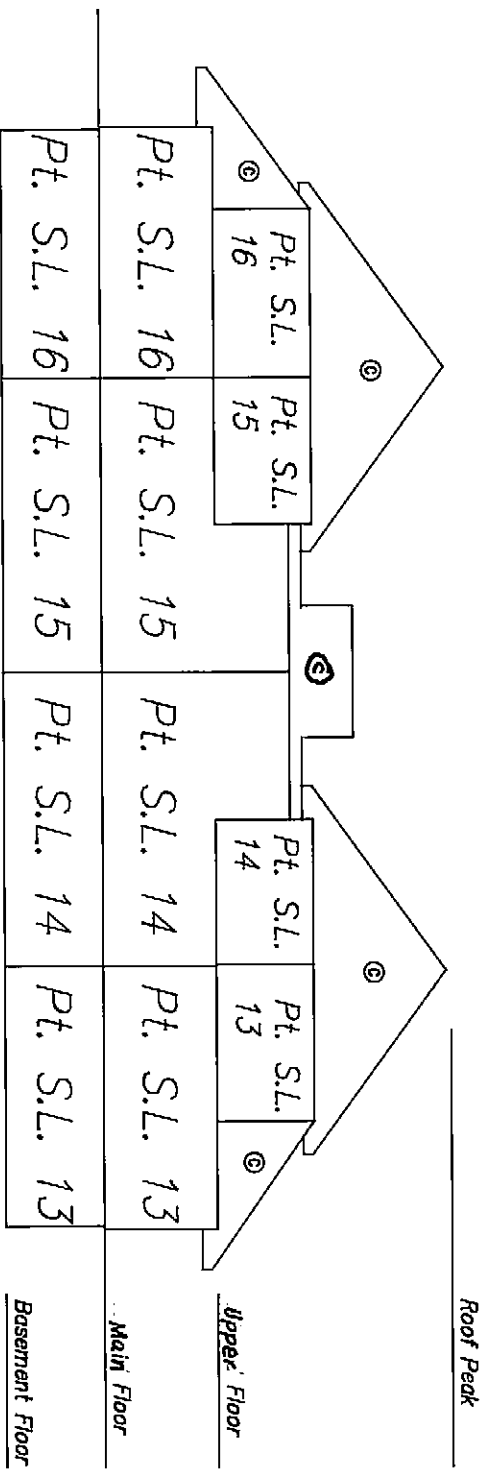
Section E-E'



Section F-F'



Section I-I'



Section J-J'

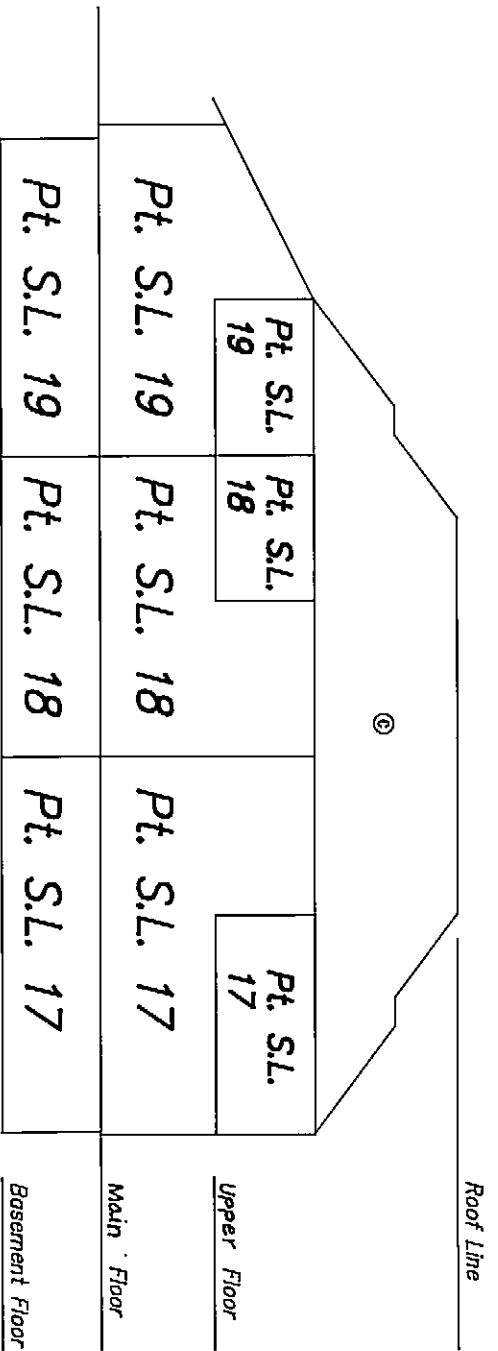
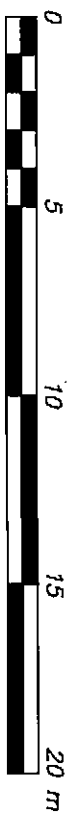
*[Signature]*  
 B.C.L.S.  
 L. Achtemichuk 21st January 1998



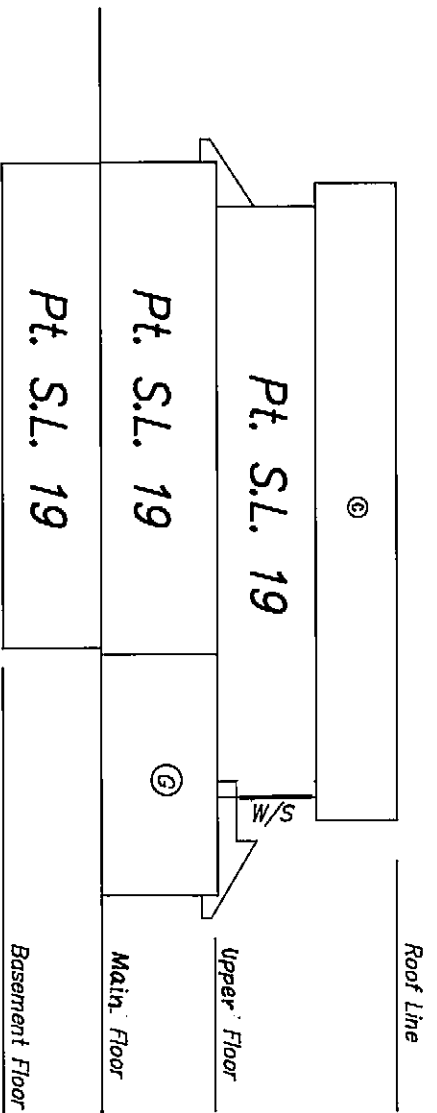
Sections

# Strata Plan LMS\_3144 - Phase 1

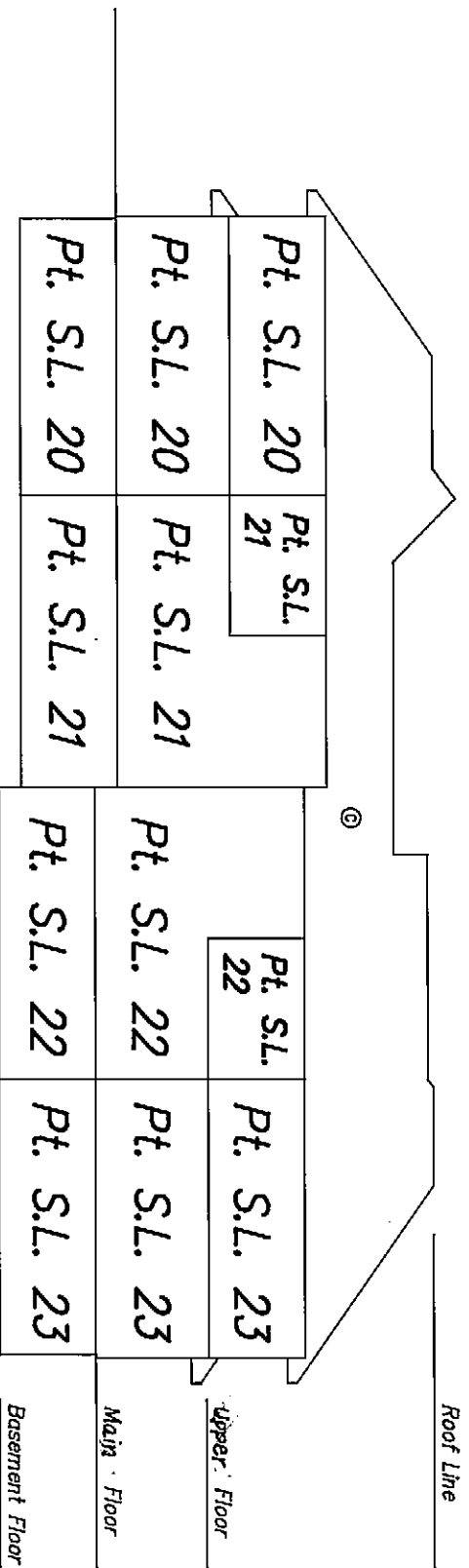
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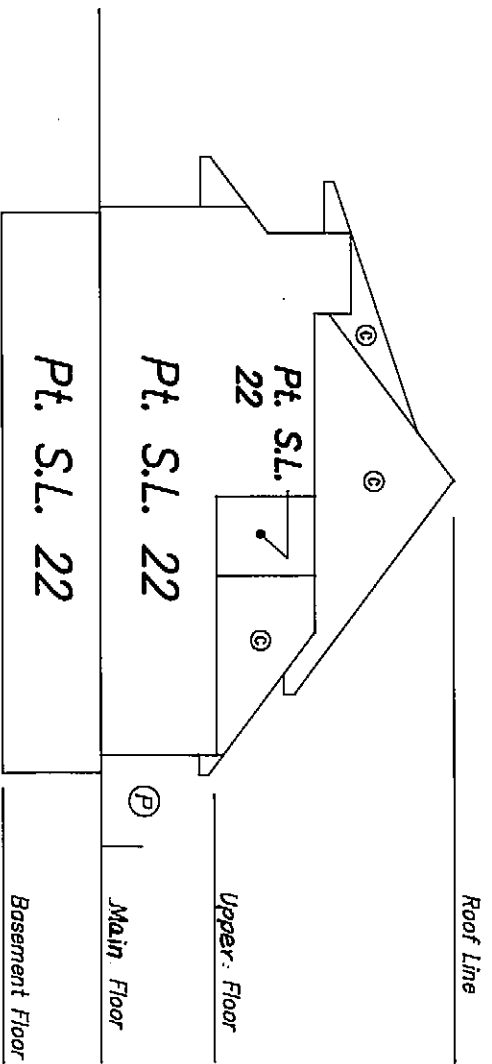
Section K-K'



Section L-L'



Section M-M'



Section N-N'

*[Signature]*  
 B.C.L.S.  
 L. Achtemichuk 21st January 1998





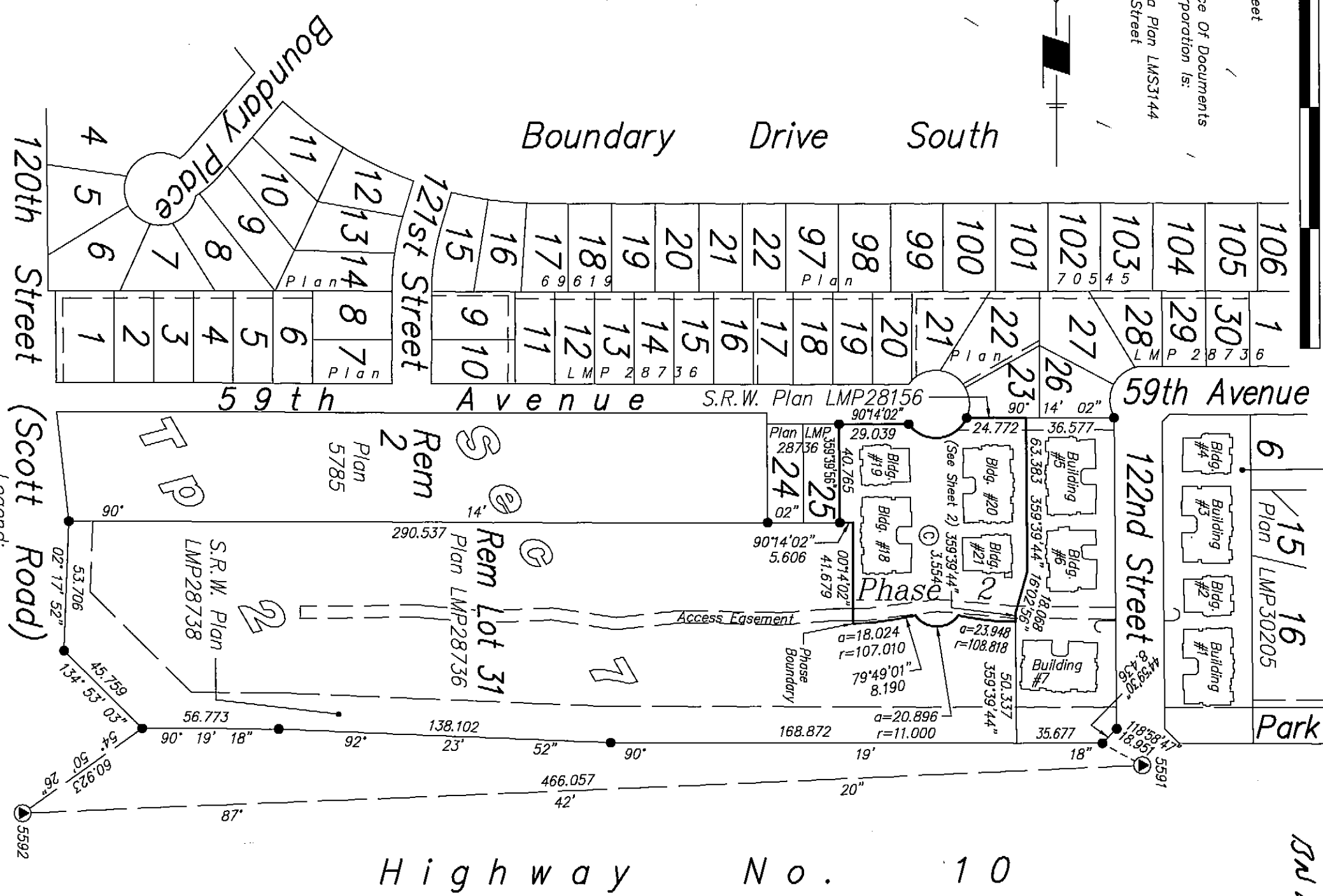
**Strata Plan Of Part Of Lot 31 (Except Firstly Phase One Strata Plan LMS3144) Sec 7 Tp 2 N.W.D. Plan LMP28736**  
**B.C.G.S. 92G.016**  
*Form E - BM 68049*  
*BN 118546*

City Of Surrey  
 This Plan Lies Within The Greater Vancouver Regional District  
 SCALE 1 : 2000



Civic Address:  
 5811 - 122nd Street  
 Surrey, B.C.

Address For Service Of Documents  
 On The Strata Corporation Is:  
 The Owners, Strata Plan LMS3144  
 201-7795-128th Street  
 Surrey, B.C.  
 V3W 4E6



Phase 1  
 LMS3144

*A. Small*  
 Registrar

Deposited And Registered In The Land  
 Title Office At New Westminster, B.C.  
 This Day Of MAY 1999

Plan LMS3144  
 Phase 2

I, L. Achtemichuk, Of Surrey, B.C. A British Columbia Land Surveyor,  
 Hereby Certify:  
 1. That The Building Erected On The Parcel Described Above Is Wholly  
 Within The External Boundaries Of That Parcel.

Dated At Surrey, B.C. This 2nd Day Of March 1999

*L. Achtemichuk*  
 B.C.L.S.

Hol & Associates

Professional Land Surveyors

Suite 111 - 12827 - 76th Avenue, Surrey, BC

Tel: 591-9770

File: A734512

**Legend:**  
 This Plan Lies Within The Greater Vancouver Regional District  
 Integrated Survey Area No. 1, Surrey, MAB83 (CSRS)  
 This Plan Shows Ground Level Measured Distances  
 Prior To Computation Of U.T.M. Coordinates. Multiply By Combined Factor 0.9995957  
 Grid Bearings Are Derived From Observations Between Control Monuments 5592 & 5591  
 All Distances Are In Metres And Decimals Thereof.

- W/S..... Window Seat (Pt. Of S.L.)
- AT..... Area Total
- S.L..... Strata Lot
- Pt..... Part
- ①..... Deck
- ②..... Patio
- F/P..... Fireplace
- Flue
- ③..... Common Property
- ④..... Standard Iron Post Found
- ⑤..... Standard Lead Plug Found
- ⑥..... Limited Common Property Of Adjacent Strata Lot
- ⑦..... Standard Control Monument
- a..... Area
- r..... Radius
- ⑧..... Garage Limited Common Property Of Adjacent Strata Lot

MH 1-6-18025



Strata Plan LMS3144  
Phase 2

Second Sheet, Sheet 3 of 10 Sheets

Condominium Act

S. L. No.	Sheet No.	Form 1	Form 2
		Schedule Of Unit Entitlement	Schedule Of Interest Upon Destruction
S. L. 24	5,9	203	319
S. L. 25	5,9	210	309
S. L. 26	5,9	211	309
S. L. 27	5,9	202	319
S. L. 28	6,10	202	319
S. L. 29	6,10	183	299
S. L. 30	7,10	182	299
S. L. 31	7,10	207	309
S. L. 32	7,10	207	309
S. L. 33	7,10	202	319
S. L. 34	8,10	202	319
S. L. 35	8,10	202	319
Aggregate		2413	3748

Accepted As To Forms 1 And 2.  
This Day Of April, 1999

Superintendent Of Real Estate

B.C.L.S.  
L. Achtemichuk 2nd March 1999

MH 1-6-18025

# Strata Plan LMS3144 Phase 2

The Registered Owner Of Covenants BK186423  
And BK185648 Hereby Consents To The Deposit  
Of The Phase II Strata Plan LMS3144

The City Of Surrey

*Deborah L. McCallum*  
Mayor: Douglas McCallum

*Donna Kenny*  
Municipal Clerk: Donna Kenny

~~Witness As To Both Signatures~~

~~Print Name:~~

~~Address:~~

~~Occupation:~~

Owners :  
Lakewood Boundary Development Ltd.  
Inc # 545581

*Serry Luking*  
Authorized Signatory  
Print Name: Serry Luking

Authorized Signatory

Print Name:

*Michelle Hansen*  
Witness As To Both Signatures  
Print Name: Michelle Hansen

Address #201-7795-128th St, Surrey, BC

Occupation Executive Assistant

Mortgagee :  
Hongkong Bank Of Canada

*Rob Ito*  
Authorized Signatory  
Print Name: Rob Ito

*Carol Seear*  
Authorized Signatory  
Print Name: Carol Seear

*Jimmy Lo*  
Witness As To Both Signatures  
Print Name: Jimmy Lo  
Manager

Address Jimmy Lo 101 W Broadway  
Personal Financial Services Van BC  
Occupation 152 YCL

601 WEST BROADWAY 999  
VANCOUVER, B C V5Z 4C2

*L. Achtemichuk*  
B.C.L.S.  
2nd March 1999

MH 1-6-18025

Statutory Declaration  
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 Conscientiously  
Believing It To Be True And Knowing That It Is Of  
The Same Force And Effect As If Made Under Oath

*Serry Luking*  
Declared Before Me At RICHMOND  
In The Province Of British Columbia 1999  
This 5th Day Of MARCH

Commissioner For Taking Affidavits Within  
The Province Of British Columbia MAURICE LAMBERT  
500 North Tower 5811 Comely Rd. Richmond B.C.  
V6X 3M1

### New Development Certificate

I, L. Achtemichuk, A British Columbia Land Surveyor  
Hereby Certify That The Building Shown In This Strata  
Plan Has Not, As Of The 2nd Day Of March 1999,  
Been Previously Occupied.

Dated At Surrey, British Columbia,  
This 2nd Day Of March 1999

*L. Achtemichuk*  
B.C.L.S.

Approved As Phase 2 Of A 7 Phase  
Strata Plan Under The Condominium Act,  
This 20th Day Of April, 1999

*W. Douglas*  
Approving Officer - City Of Surrey

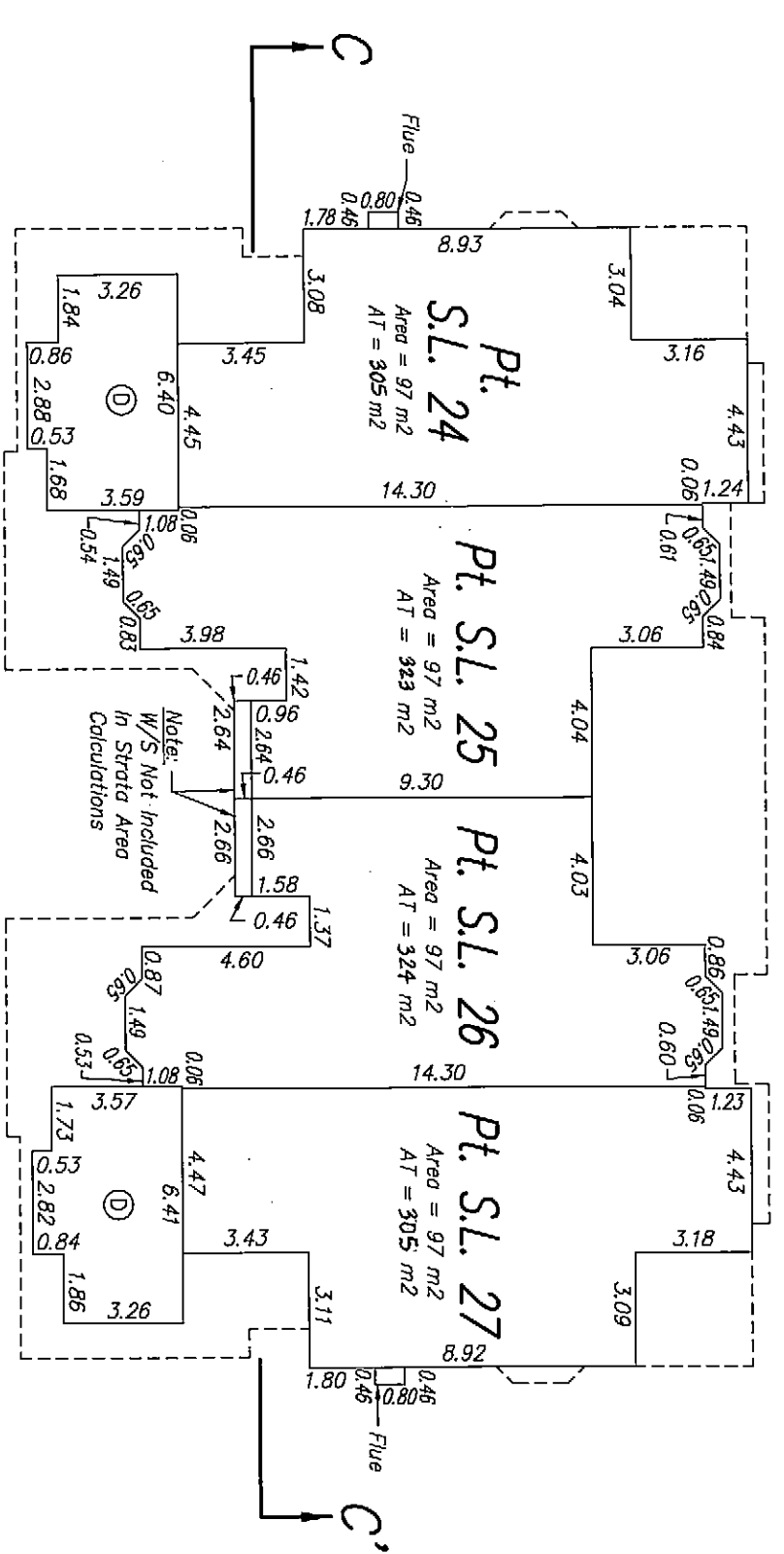
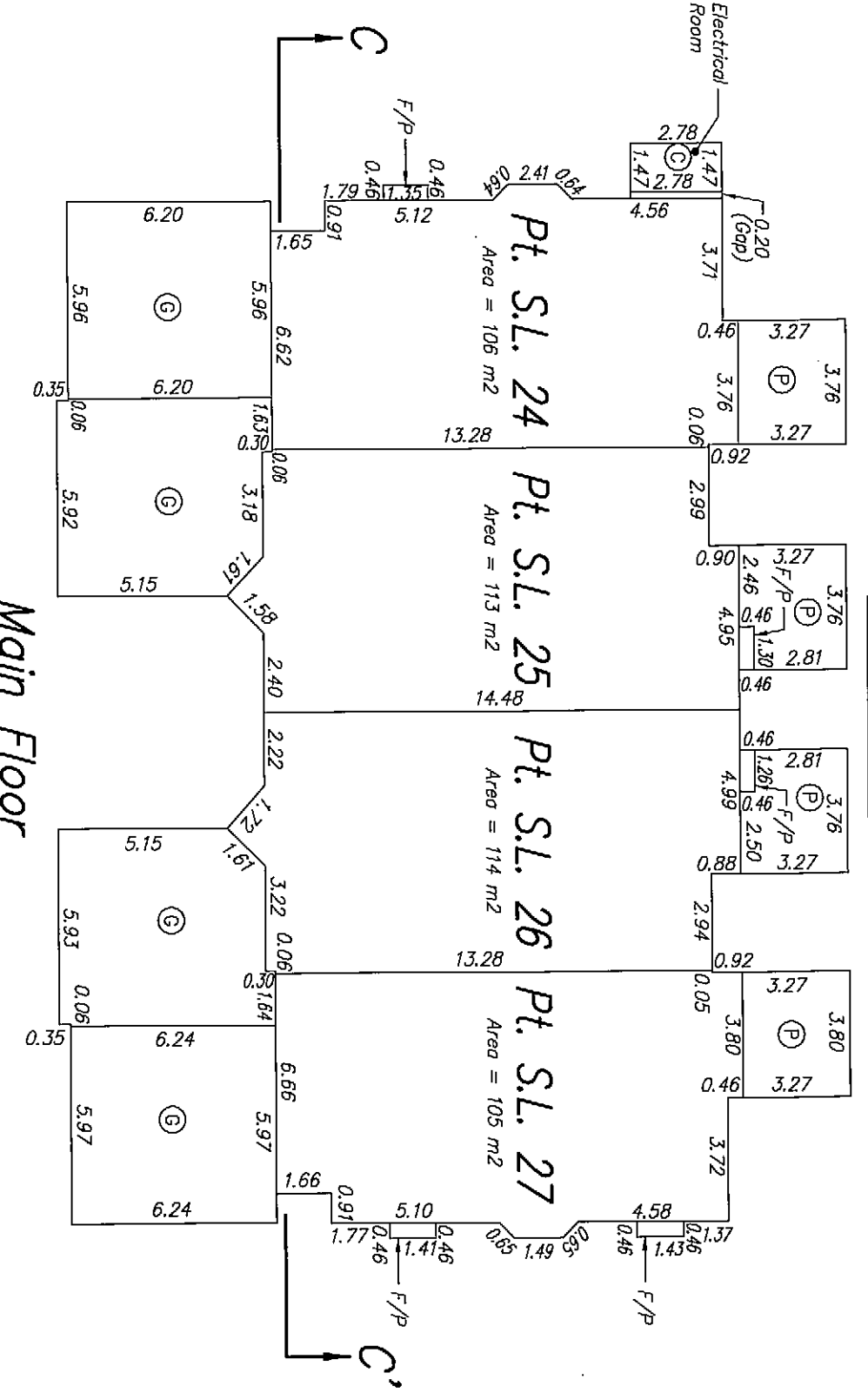
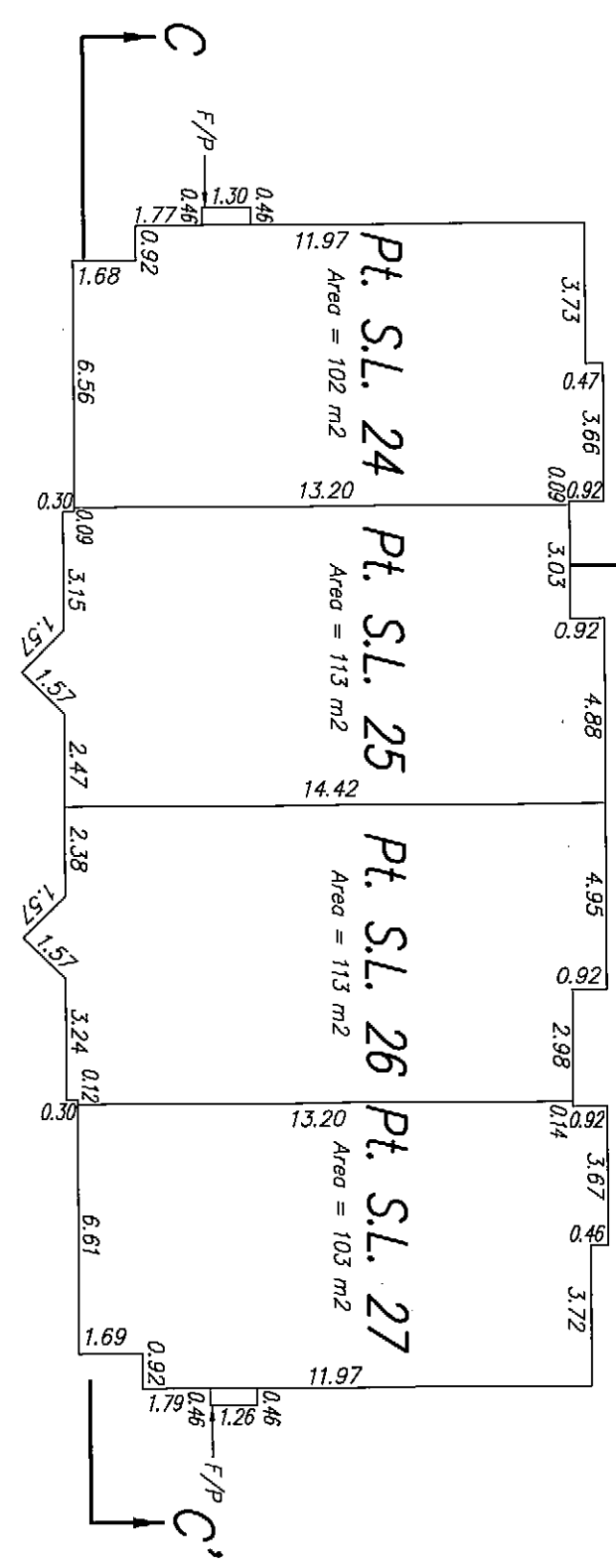
Approved As Phase 2 Of A 7 Phase  
Strata Plan Under The Condominium Act,  
This 13th Day Of April, 1999

*Donna Kenny*  
Approving Officer - Ministry Of Transportation And Highways

Floor Plans  
Building #18

Strata Plan LMS3144  
Phase 2

SCALE 1 : 200



Note:  
Basements, Window Seats And Garages  
Are Part Of The Strata Units But Are  
Not Included In The Area Calculations  
For Unit Entitlement.

Note:  
W/S Not Included  
In Strata Area  
Calculations

L. Achtemichuk  
B.C.L.S.  
2nd March 1999  
MH 1-6-18025

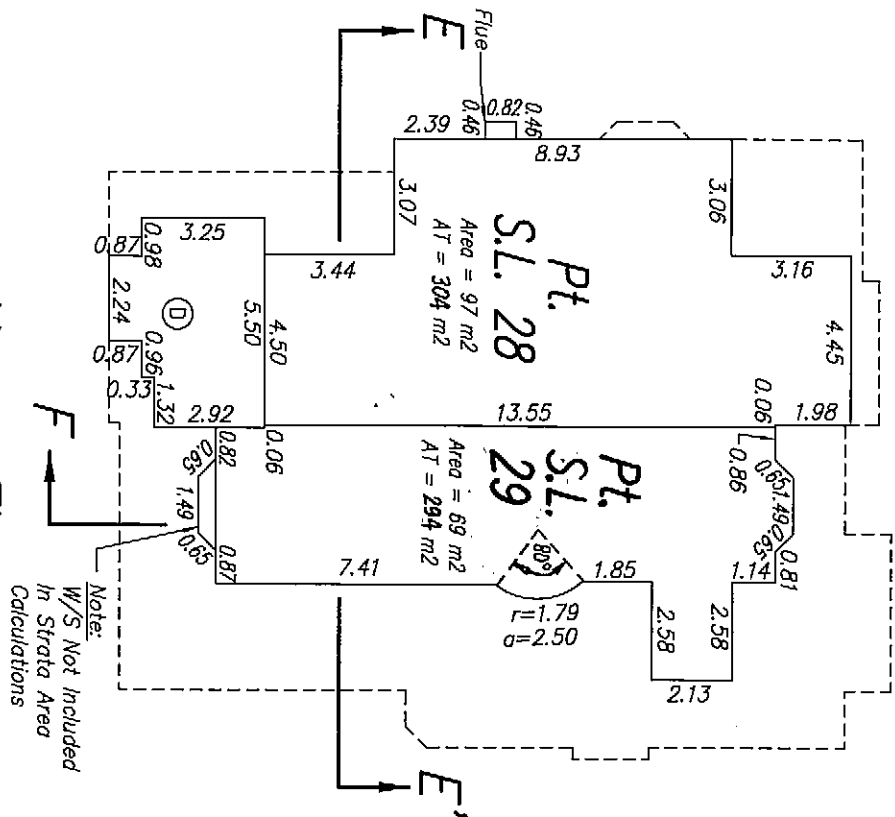
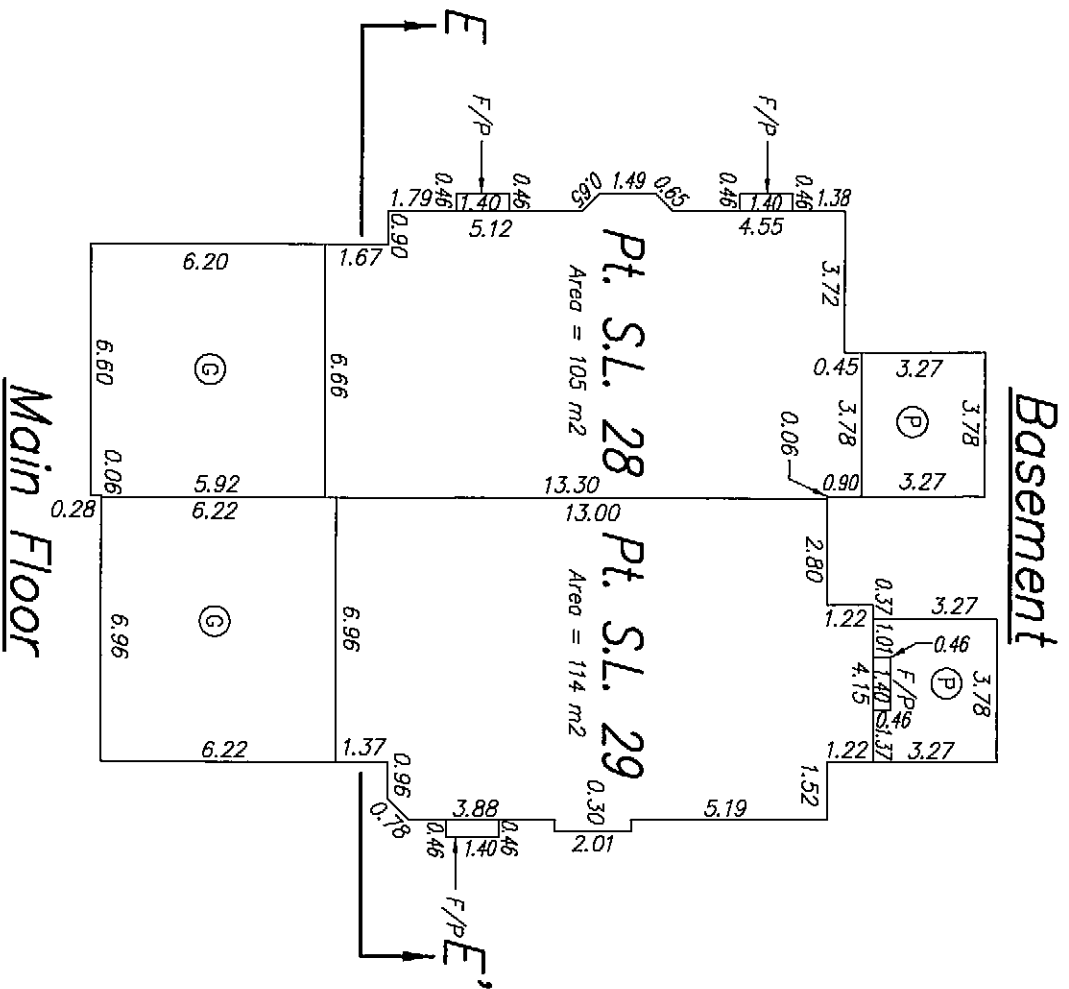
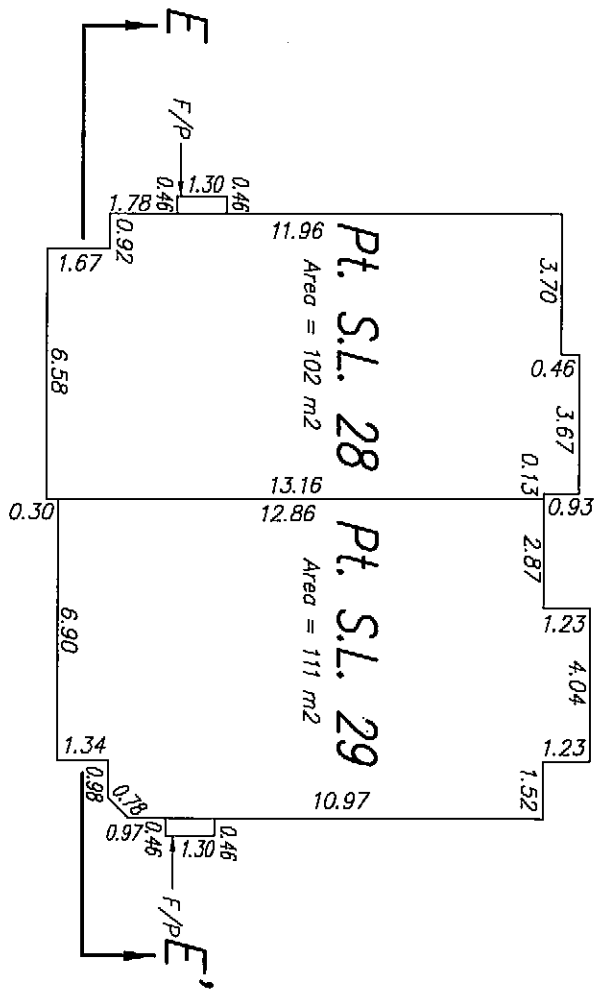


Floor Plans  
Building #19

Strata Plan LMS3144  
Phase 2

SCALE 1 : 200

Sheet 6 Of 10 Sheets



**Note:**  
Basements, Window Seats And Garages  
Are Part Of The Strata Units But Are  
Not Included In The Area Calculations  
For Unit Entitlement.

**Note:**  
W/S Not Included  
In Strata Area  
Calculations

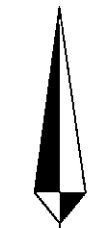
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L. Achtemlichuk  
B.C.L.S.  
2nd March 1999

MH 1-6-18025

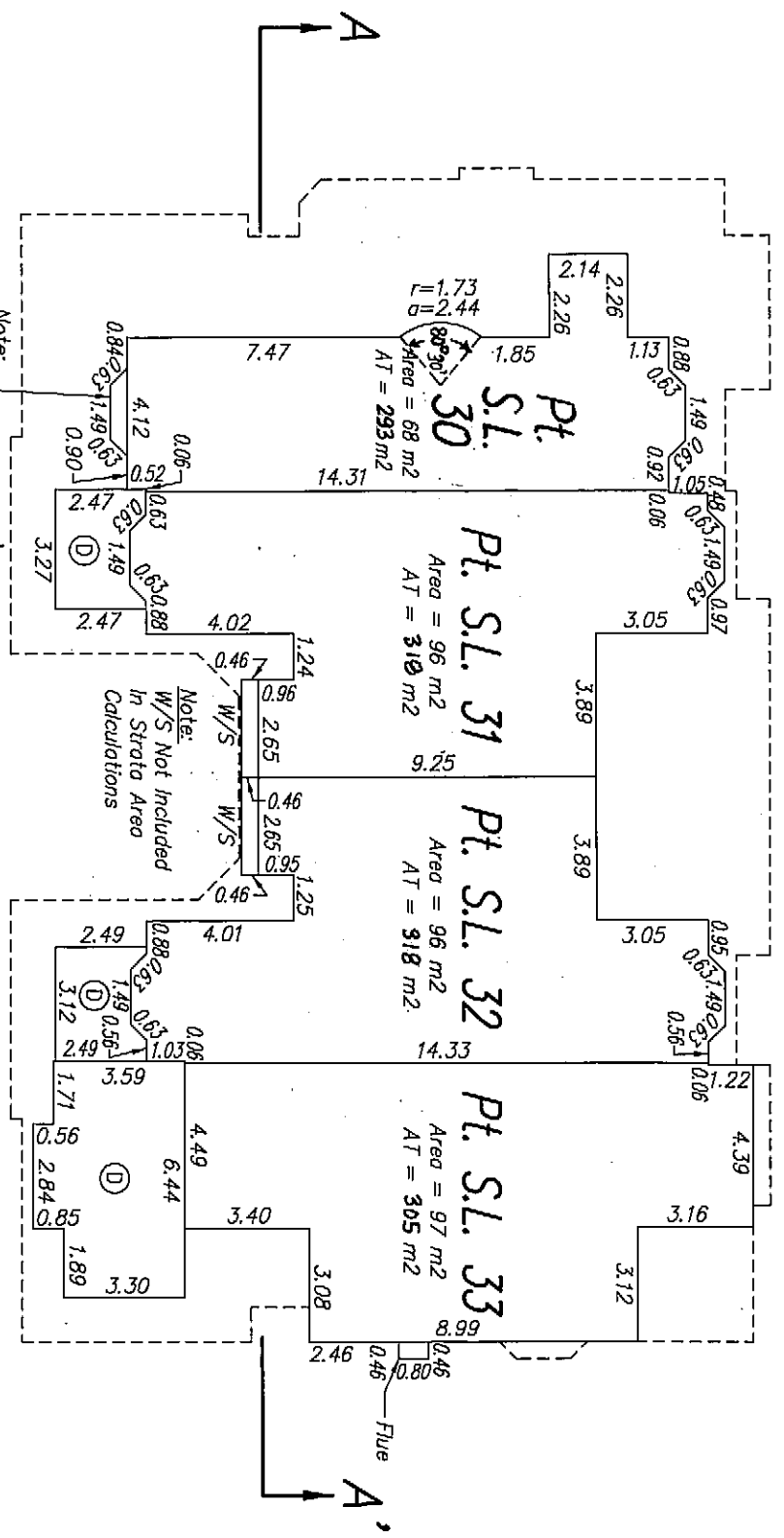
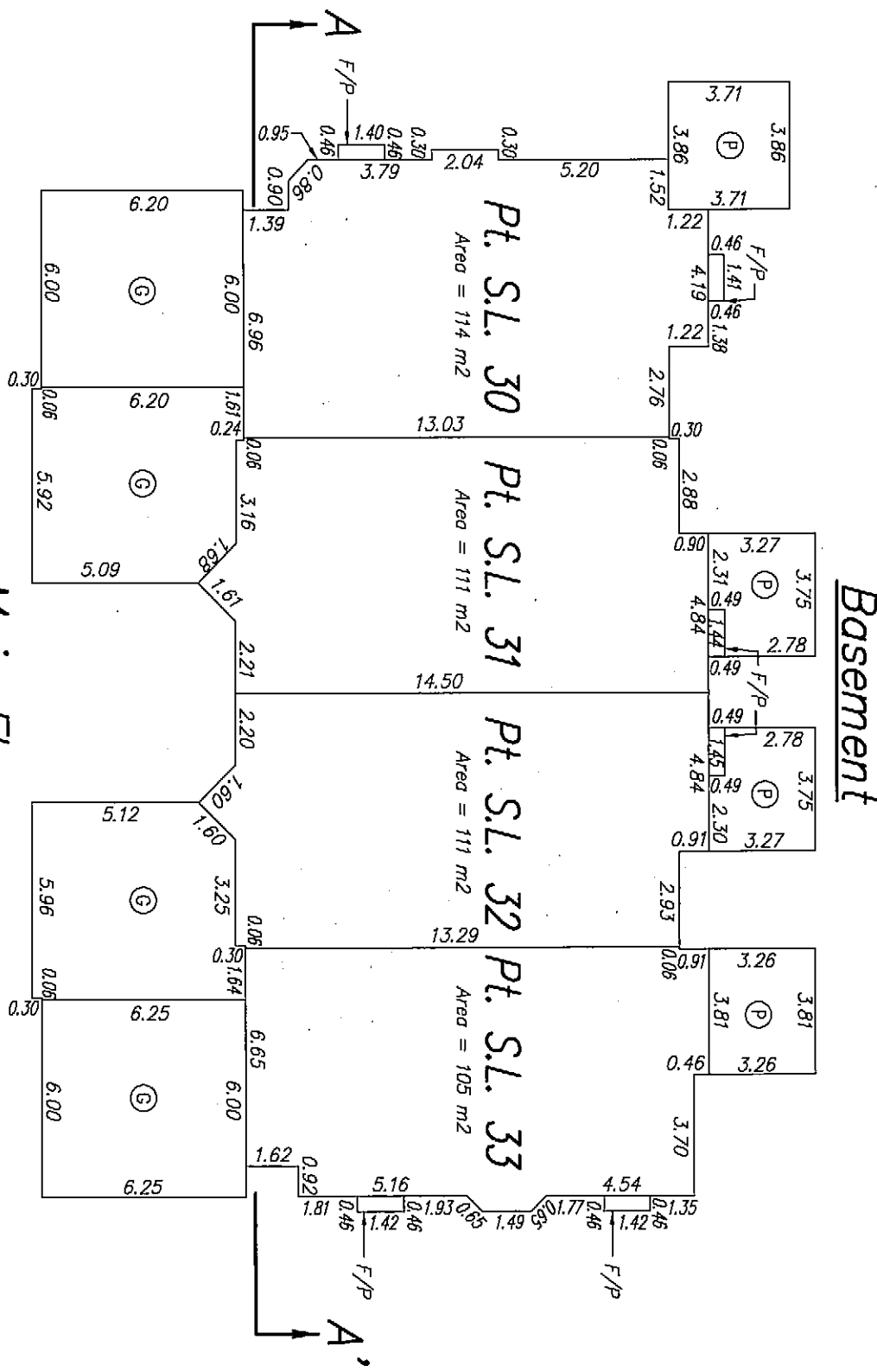
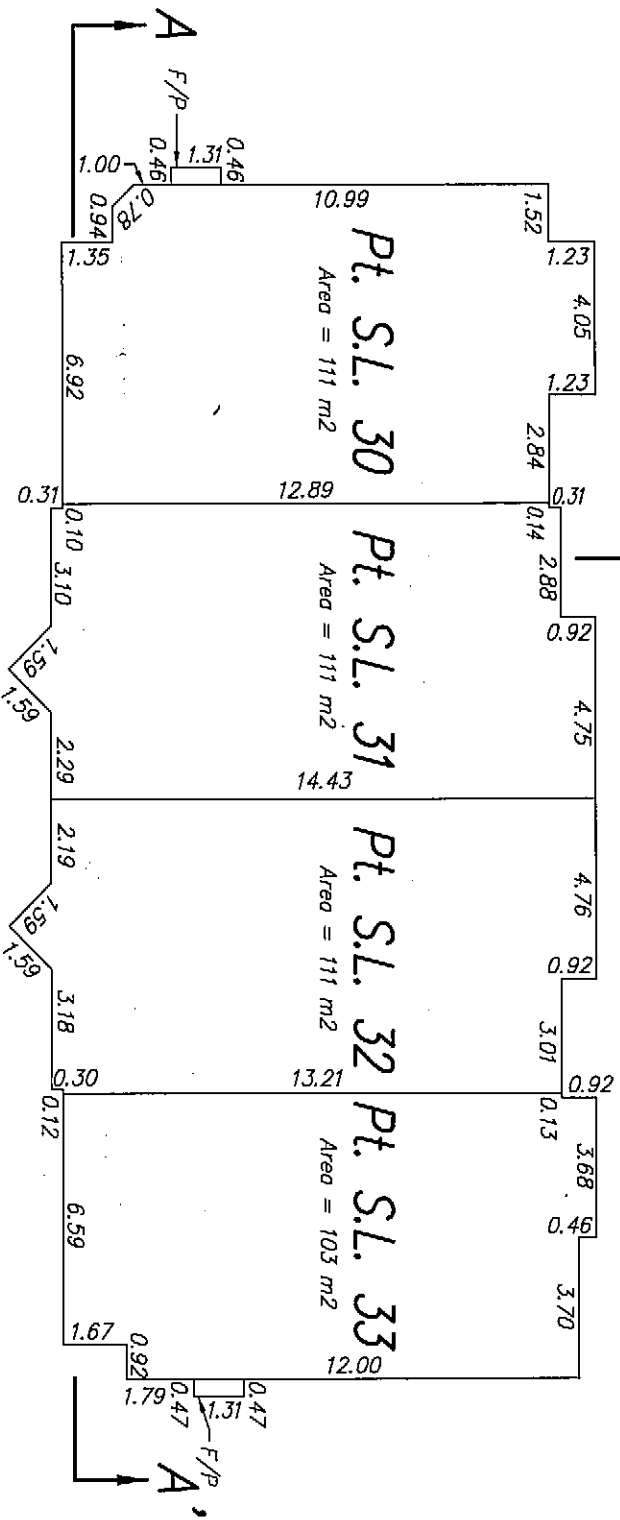
Floor Plans  
Building #20

Strata Plan LMS3144  
Phase 2

SCALE 1 : 200



Sheet 7 Of 10 Sheets



**Note:**  
Basements, Window Seats And Garages  
Are Part Of The Strata Units But Are  
Not Included In The Area Calculations  
For Unit Entitlement.

**Note:**  
W/S Not Included  
In Strata Area  
Calculations

**Note:**  
W/S Not Included  
In Strata Area  
Calculations

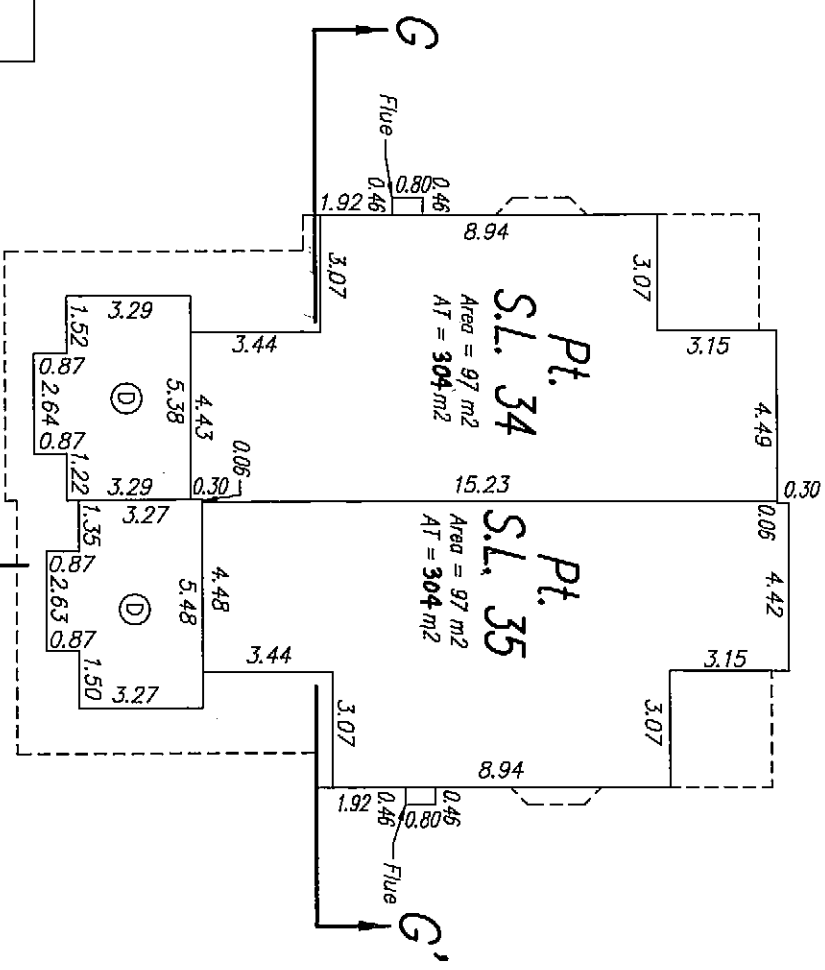
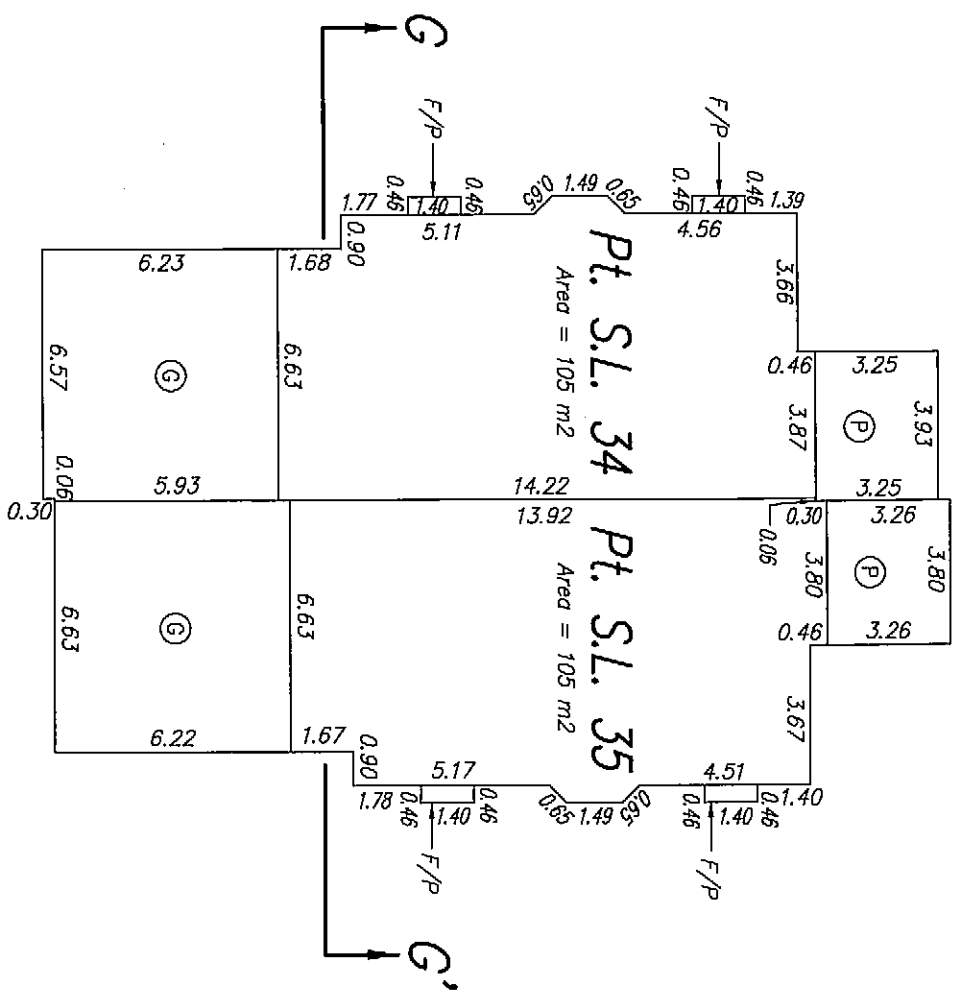
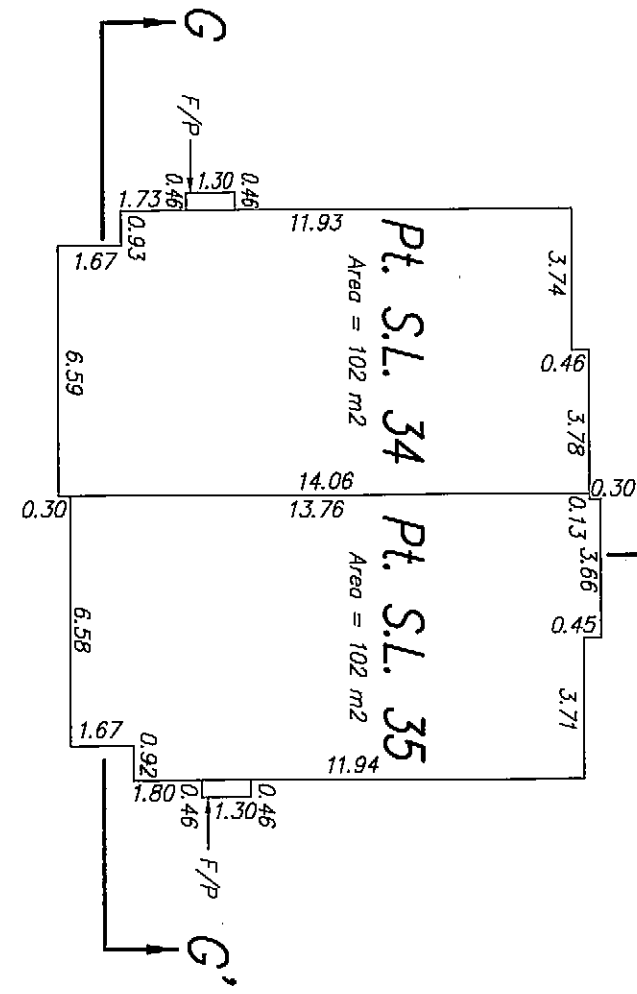
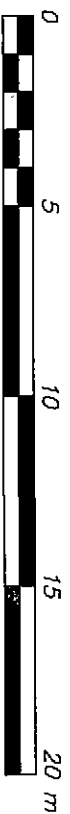
L. Achtemichuk  
B.C.L.S.  
2nd March 1999

MH 1-6-18025

Floor Plans  
Building #21

Strata Plan LMS3144  
Phase 2

SCALE 1 : 200



**Note:**  
Basements, Window Seats And Garages  
Are Part Of The Strata Units But Are  
Not Included In The Area Calculations  
For Unit Entitlement.

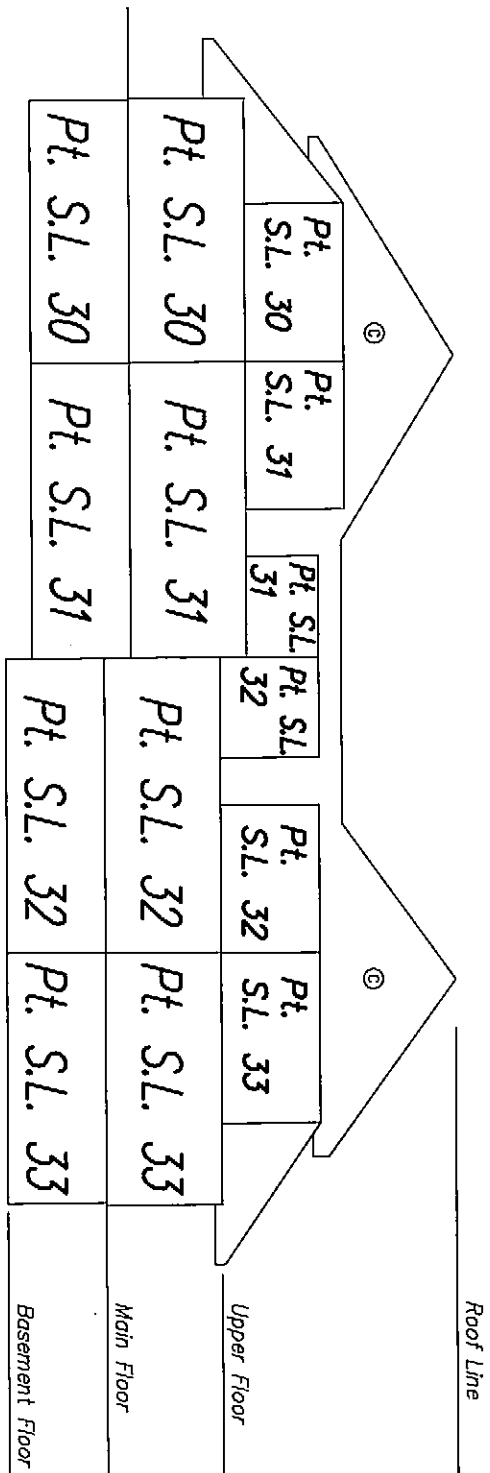
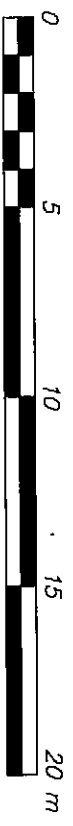
*L. Achtemichuk*  
B.C.L.S.  
2nd March 1999

MHI-6-18025

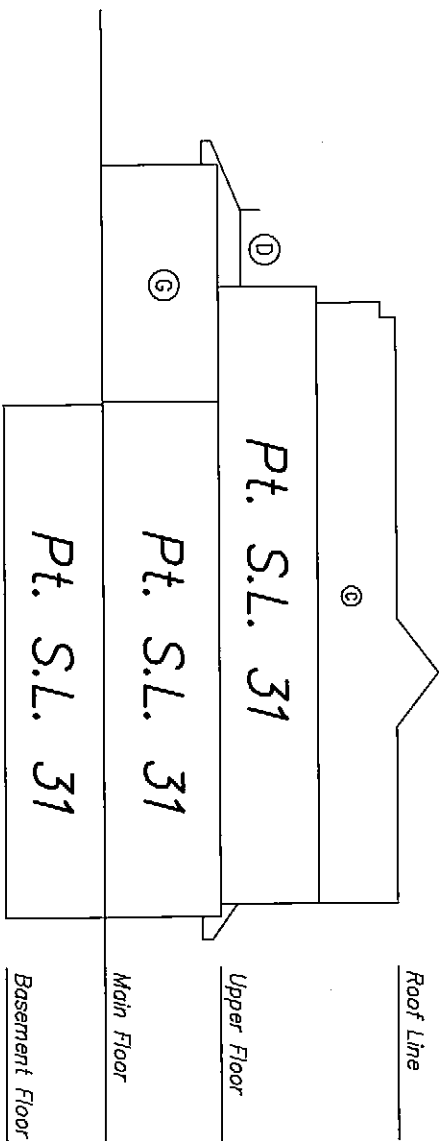
Sections

Strata Plan LMS3144  
Phase 2

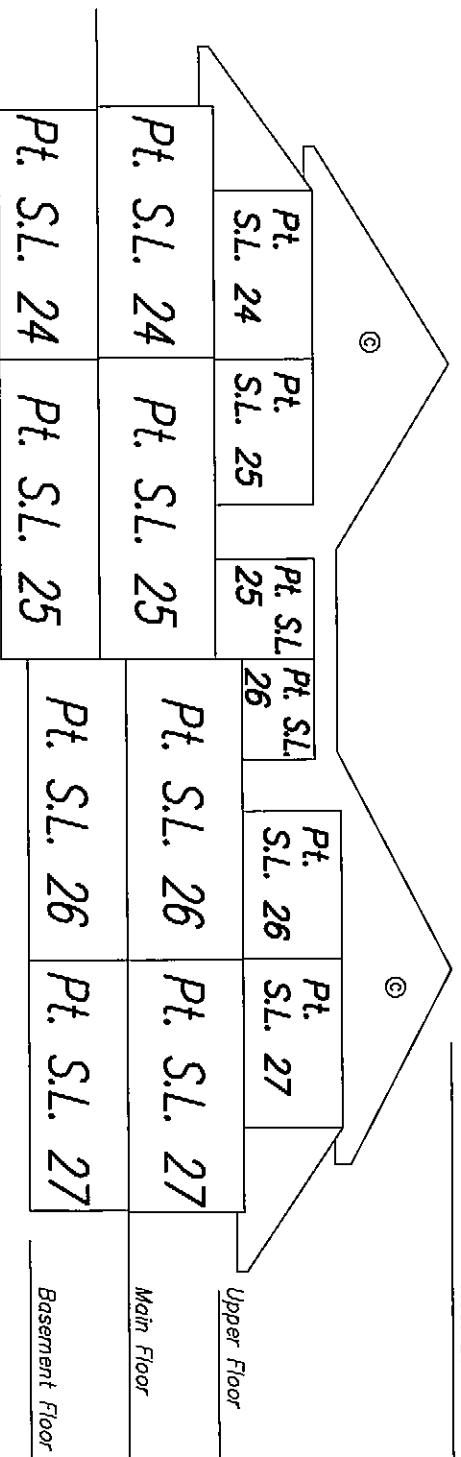
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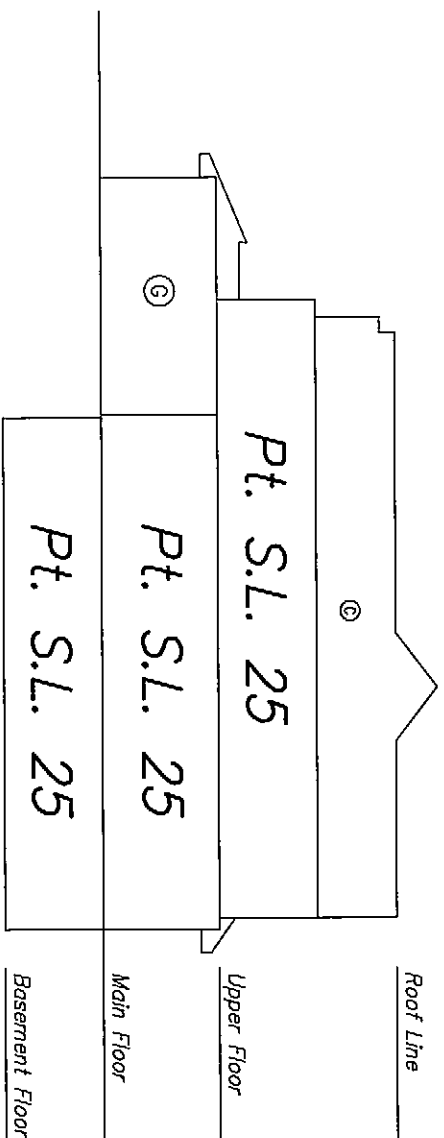
Section A-A'



Section B-B'



Section C-C'



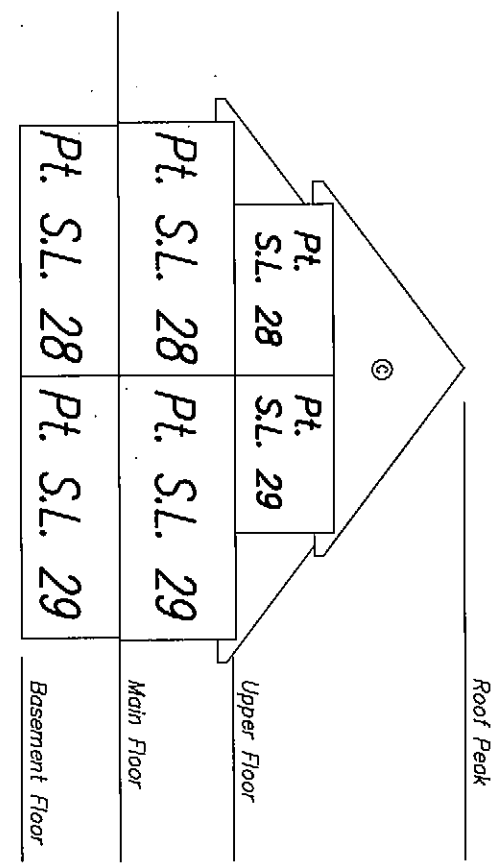
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*[Signature]*  
 B.C.L.S.  
 L. Achternichuk 2nd March 1999

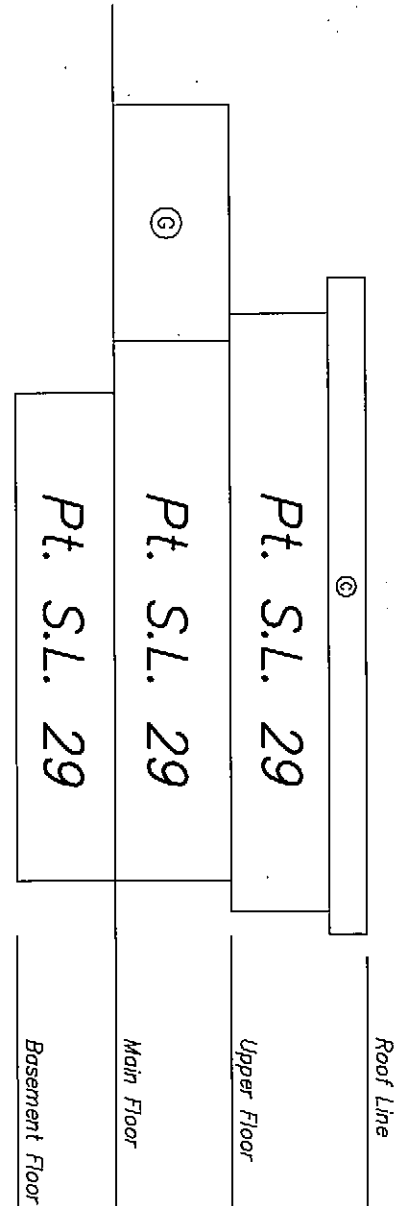
Sections

Strata Plan LMS3144  
Phase 2

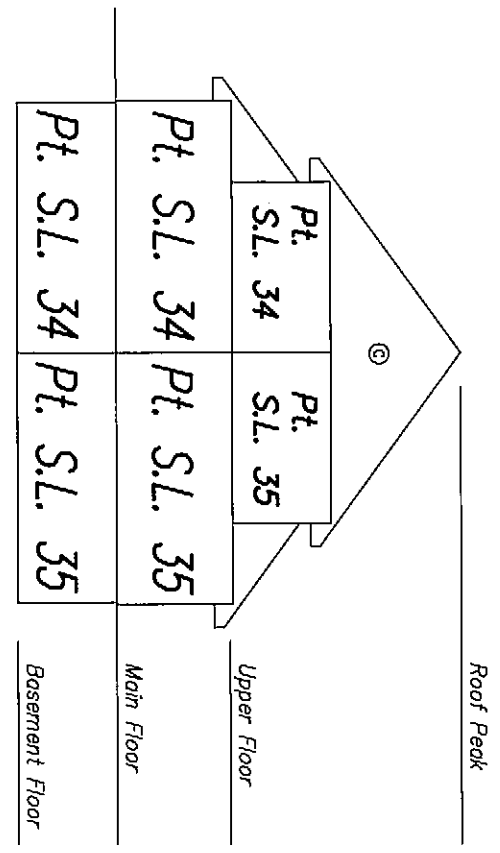
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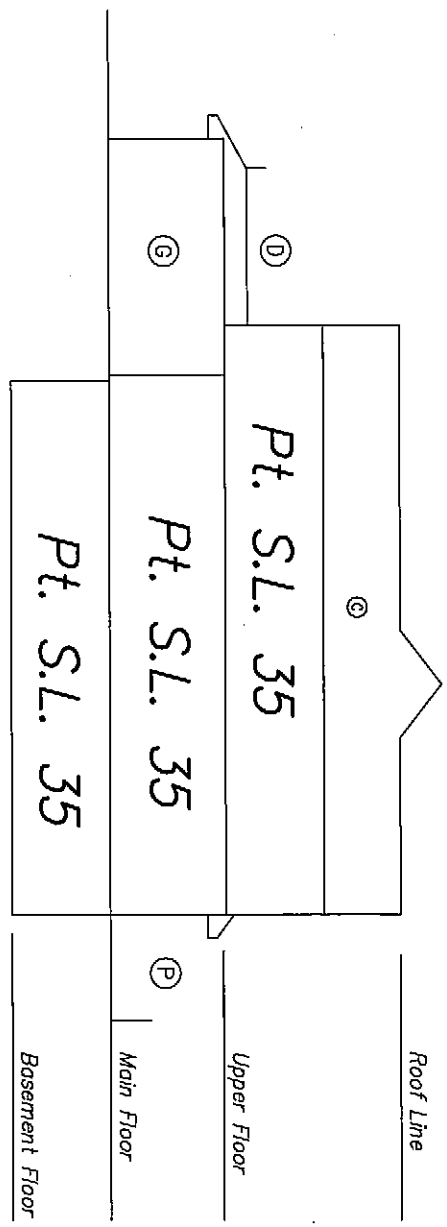
Section E-E'




Section F-F'



Section G-G'



Section H-H'

  
 L. Achtemichuk  
 B.C.L.S.  
 2nd March 1999

MH 1-6-18025

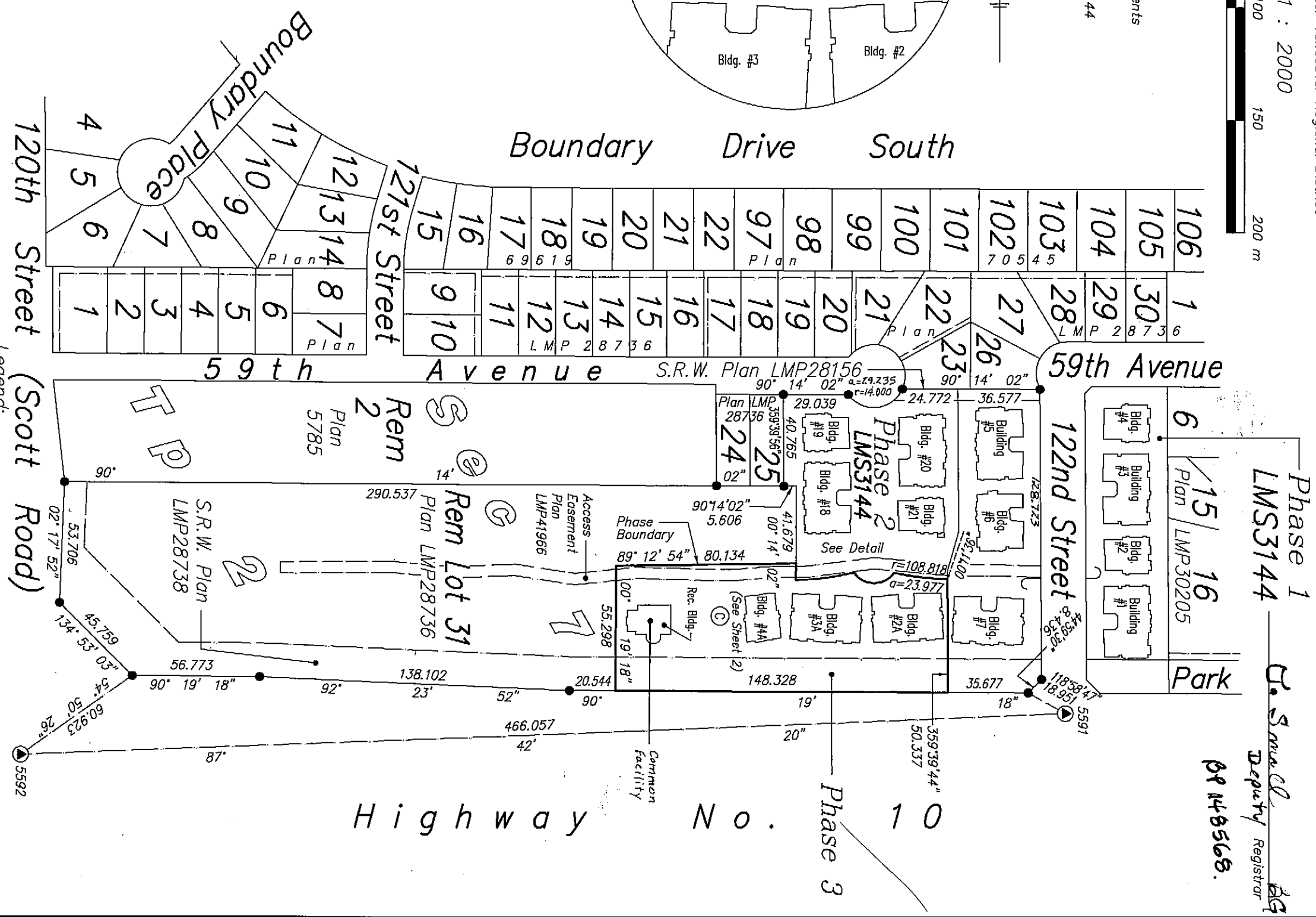
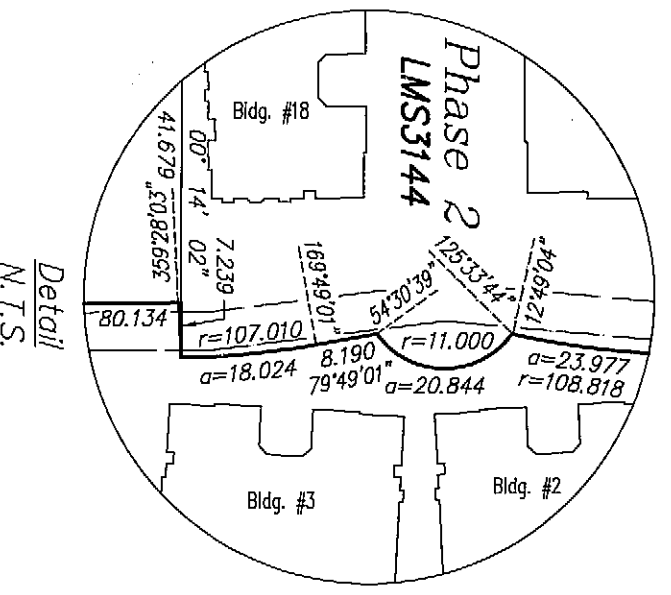
Strata Plan Of Part Of Lot 31 (Except: Firstly Phase One Strata Plan LMS3144, Secondly Phase Two Strata Plan LMS3144) Sec 7 Tp 2 N.W.D. Plan LMP28736  
 B.C.G.S. 92G.016  
 City Of Surrey  
 This Plan Lies Within The Greater Vancouver Regional District

SCALE 1 : 2000



Civic Address:  
 5811 - 122nd Street  
 Surrey, B.C.

Address For Service Of Documents  
 On The Strata Corporation Is:  
 The Owners, Strata Plan LMS3144  
 201-7795-128th Street  
 Surrey, B.C.  
 V3W 4E6



I, L. Ahtemichuk, Of Surrey, B.C. A British Columbia Land Surveyor,  
 Hereby Certify:  
 1. That The Building Erected On The Parcel Described Above Is Wholly  
 Within The External Boundaries Of That Parcel.

Legend:  
 This Plan Lies Within The Greater Vancouver Regional District  
 Integrated Survey Area No. 1, Surrey, NAD83 (CSRS)  
 This Plan Shows Ground Level Measured Distances  
 Prior To Computation Of U.T.M. Coordinates. Multiply By Combined Factor 0.99995957  
 Grid Bearings Are Derived From Observations Between Control Monuments 5592 & 5591  
 All Distances Are In Metres And Decimals Thereof.

Dated At Surrey, B.C. This 25<sup>th</sup> Day Of April, 2000  
 [Signature]  
 B.C.L.S.

- AT — Area Total
- SL — Strata Lot
- Pt — Part
- Ⓛ — Deck
- Ⓟ — Patio
- F/P — Fireplace
- Flue
- Ⓢ — Common Property
- Ⓣ — Standard Iron Post Found
- Ⓤ — Standard Lead Plug Found
- Ⓥ — Standard Control Monument
- Ⓦ — Area
- r — Radius
- ⓐ — Garage Limited Common Property Of Adjacent Strata Lot

Hol & Associates Professional Land Surveyors Suite 111 - 12827 - 76th Avenue, Surrey, BC Tel: 591-9770 Fax: A734513

MMH 1-6-18492



Strata Plan LMS3144  
Phase 3

Second Sheet, Sheet 3 of 10 Sheets

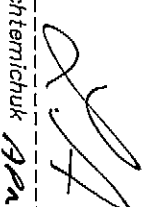
Condominium Act

S. L. No.	Sheet No.	Form 1		Form 2	
		Schedule Of Unit Entitlement	Unit Entitlement	Schedule Of Interest Upon Destruction	Interest Upon Destruction
S. L. 36	5,9		202		309
S. L. 37	5,9		213		299
S. L. 38	5,9		213		299
S. L. 39	5,9		202		309
S. L. 40	6,9		202		309
S. L. 41	6,9		213		299
S. L. 42	6,9		213		299
S. L. 43	6,9		202		309
S. L. 44	7,10		201		309
S. L. 45	7,10		203		309
Aggregate			2064		3050

Accepted As To Forms 1 And 2  
This 23<sup>rd</sup> Day Of June, 2006

Superintendent Of Real Estate



  
L. Achtemichuk  
B.C.L.S.  
April 25/06

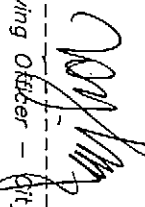


Strata Plan LMS3144  
Phase 3

The Registered Owner Of Covenants BK186423  
And BK185648 Hereby Consents To The Deposit  
Of The Phase III Strata Plan LMS3144

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

This 12<sup>th</sup> Day Of July, 2000

  
Approving Officer - City Of Surrey

Statutory Declaration

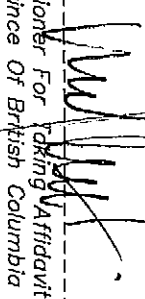
I, The Undersigned, Do Solemnly Declare That

- 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 Conscientiously  
Believing It To Be True And Knowing That It Is Of  
The Same Force And Effect As If Made Under Oath



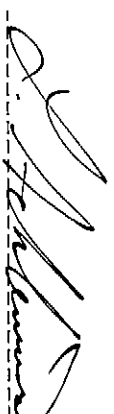
Declared Before Me At Richmond  
In The Province Of British Columbia  
This 12<sup>th</sup> Day Of July, 2000

  
Commissioner For Taking Affidavits Within  
The Province Of British Columbia

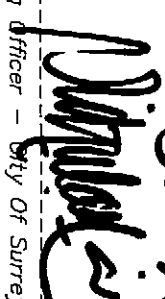
New Development Certificate

I, L. Achtemichuk, A British Columbia Land Surveyor  
Hereby Certify That The Building Shown In This Strata  
Plan Has Not, As Of The 25 Day Of April, 2000  
Been Previously Occupied.

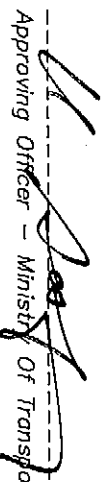
Dated At Surrey, British Columbia,  
This 25 Day Of April, 2000

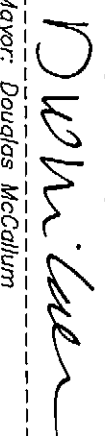
  
B.C.L.S.

Approved As Phase 3 Of A 7 Phase  
Strata Plan Under The Condominium Act.  
This 19<sup>th</sup> Day Of June, 2000

  
Approving Officer - City Of Surrey

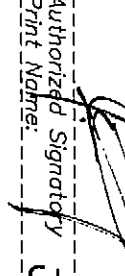
**NICHOLAS LAI**  
Approved As Phase 3 Of A 7 Phase  
Strata Plan Under The Condominium Act.  
This 08 Day Of July, 2000

  
Approving Officer - Ministry Of Transportation And Highways

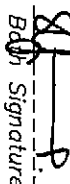
The City Of Surrey  
  
Mayor: Douglas McCallum  
Municipal Clerk: Donna Kenny

~~Witness As To Both Signatures of City Clerk  
Print Name:  
Address:  
Occupation:~~

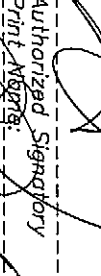
Owners:  
Lakewood Boundary Development Ltd.

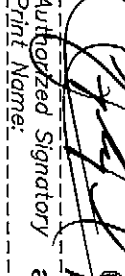
  
Authorized Signatory  
Print Name: Jerry Luking

Authorized Signatory  
Print Name: \_\_\_\_\_

  
Witness As To Both Signatures  
Print Name: Stacey Jarwood  
Address: #201-1795 128th St, Sry, B.C.  
Occupation: Executive Assistant

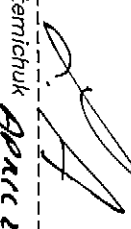
Mortgagee:  
Hongkong Bank Of Canada

  
Jim Hayes  
Manager  
Commercial Banking

  
G.D. (Garry) Segal  
Assistant Vice President  
and Manager

Witness As To Both Signatures

Print Name: Jimmy Lo  
Manager's  
Personal Financial Services  
Occupation: \_\_\_\_\_  
601 WEST BROADWAY 890  
VANCOUVER, B.C. V6Z 4A2

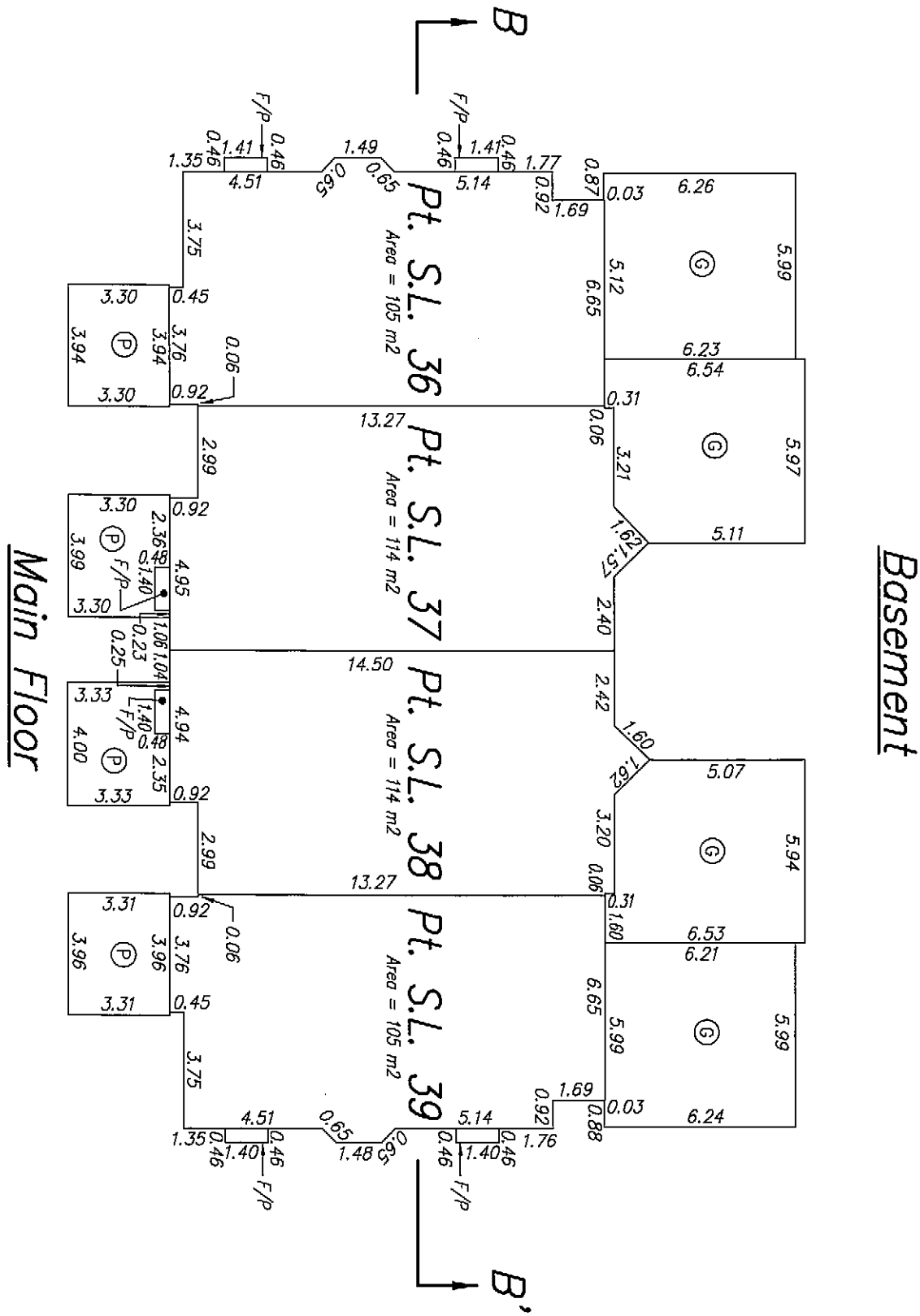
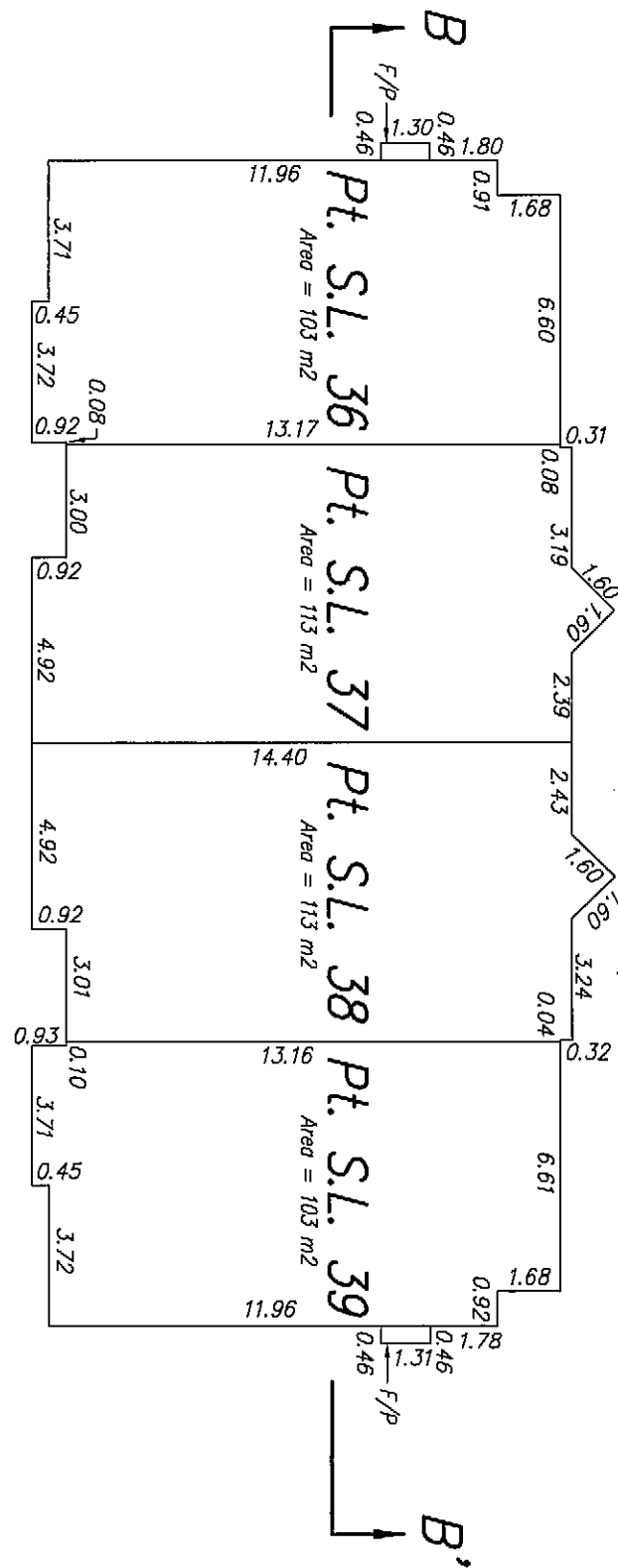
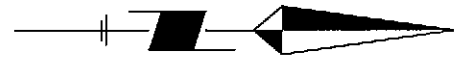
  
L. Achtemichuk  
B.C.L.S.

MH 1-6-18492

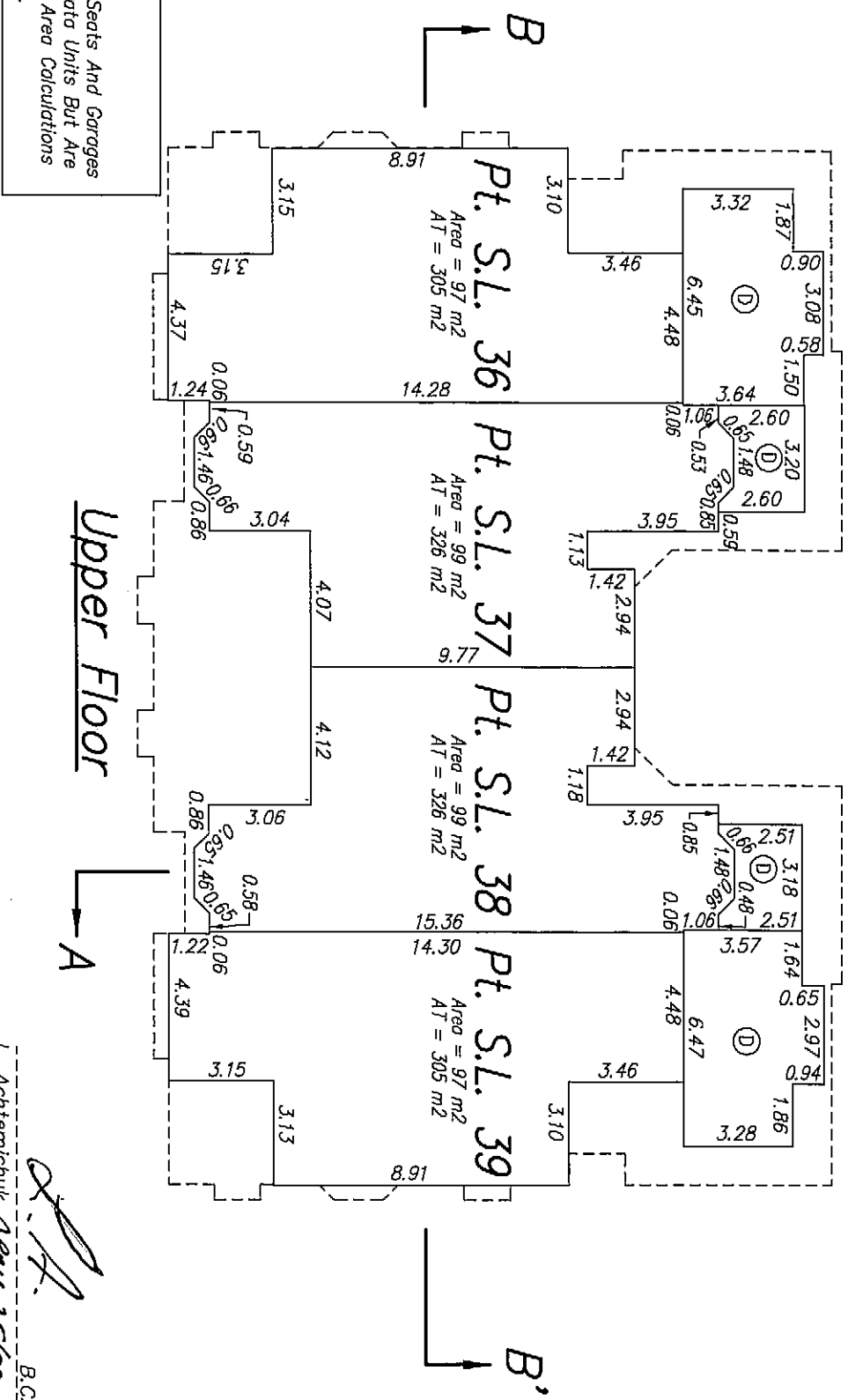
Floor Plans  
Building #2A

Strata Plan LMS3144  
Phase 3

SCALE 1 : 200



**Note:**  
Basements, Window Seats And Garages  
Are Part Of The Strata Units But Are  
Not Included In The Area Calculations  
For Unit Entitlement.

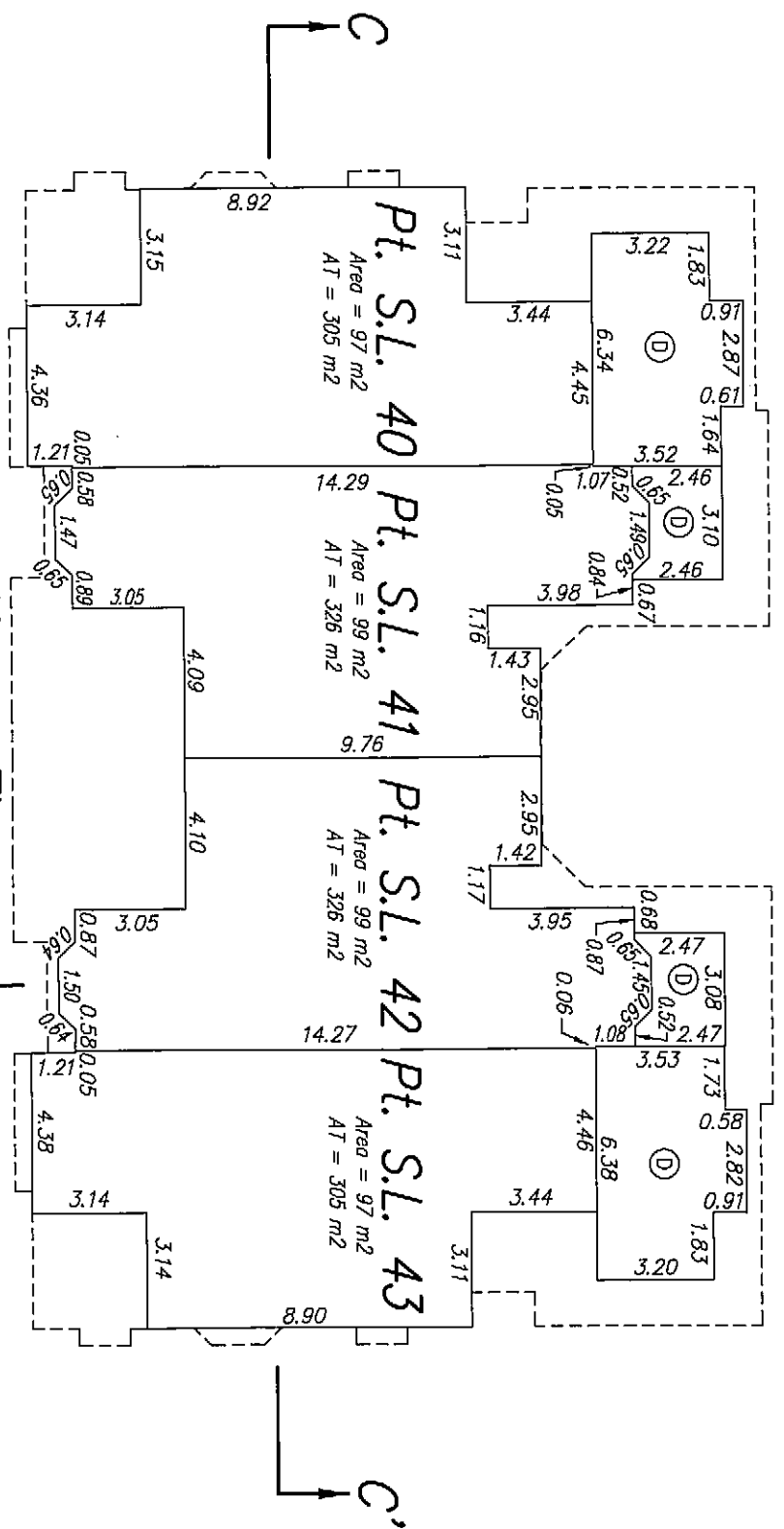
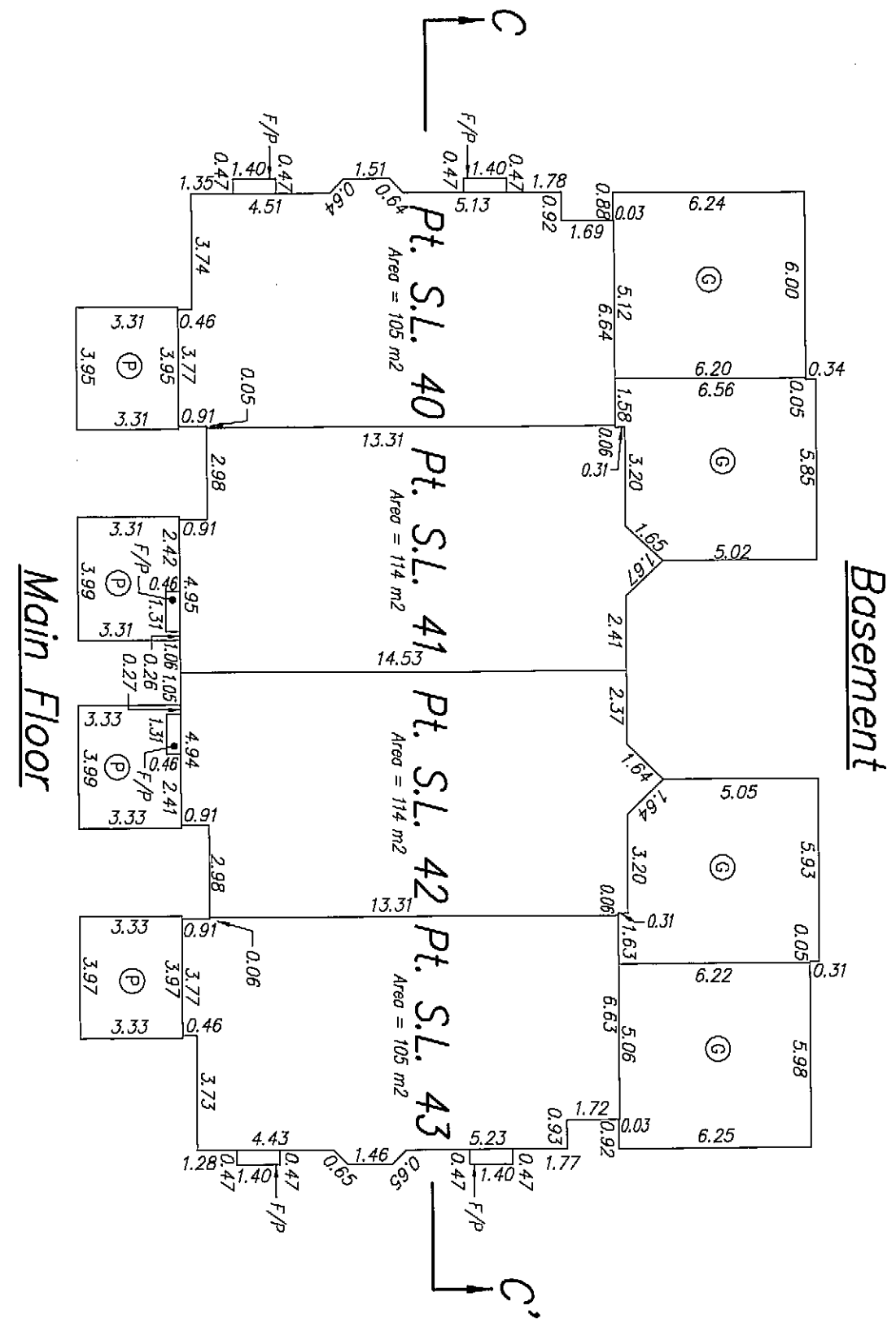
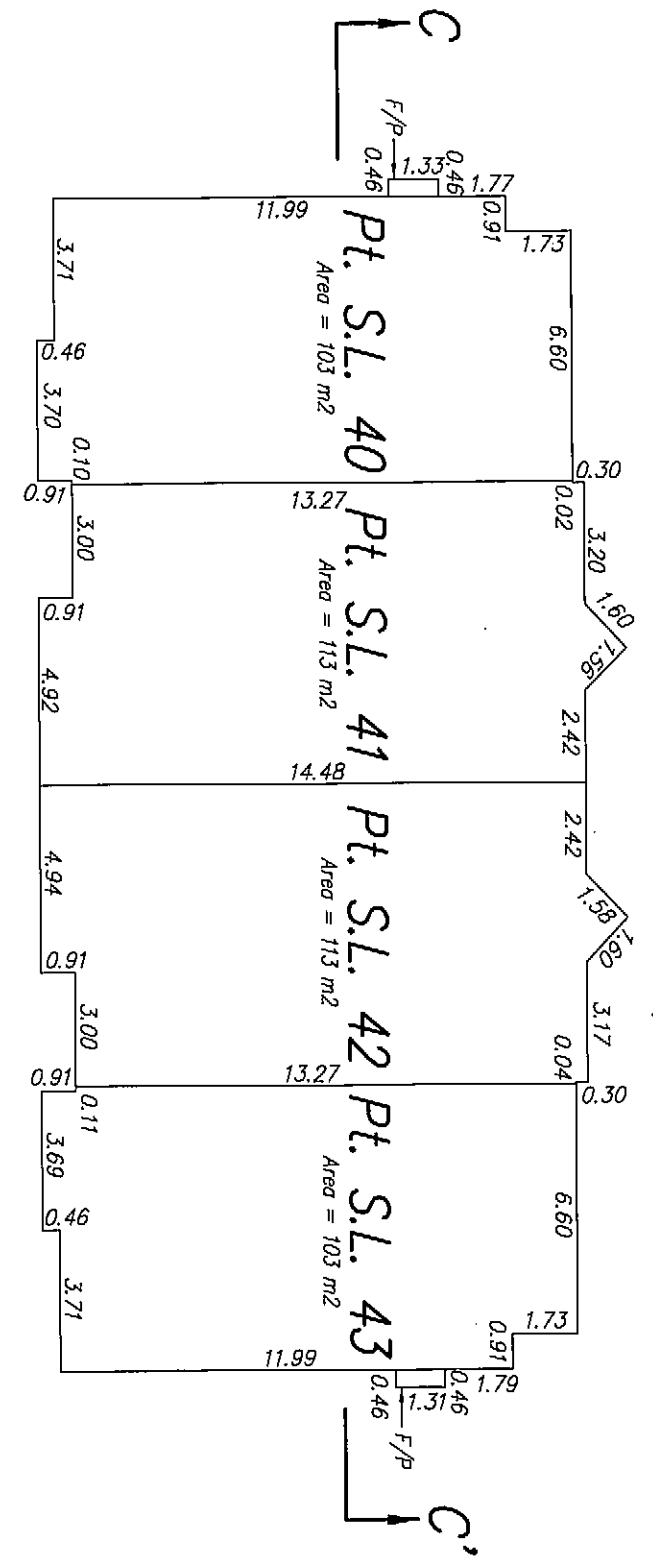
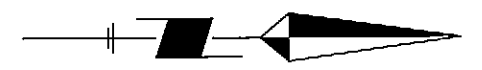
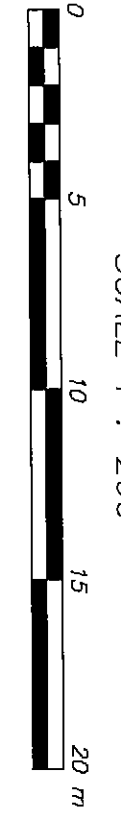


L. Achtemichuk A.A.I.C. 25/00  
B.C.L.S.

Floor Plans  
Building #3A

Strata Plan LMS3144  
Phase 3

SCALE 1 : 200



**Note:**  
Basements, Window Seats And Garages  
Are Part Of The Strata Units But Are  
Not Included In The Area Calculations  
For Unit Entitlement.

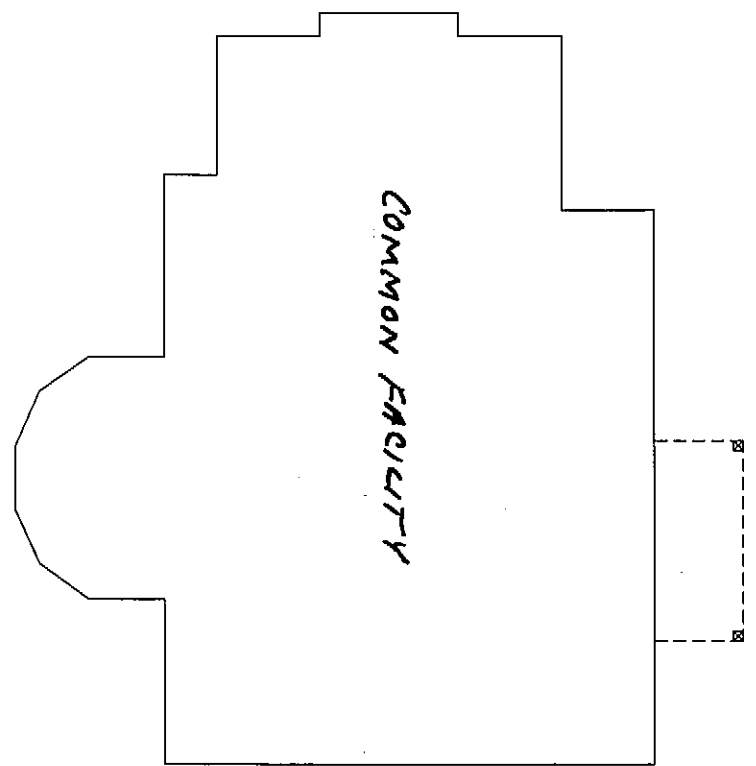
L. Achtemichuk  
B.C.L.S.  
APAC 25/00



Floor Plans  
Recreation Building

Strata Plan LMS3144  
Phase 3

SCALE 1 : 200



Main Floor

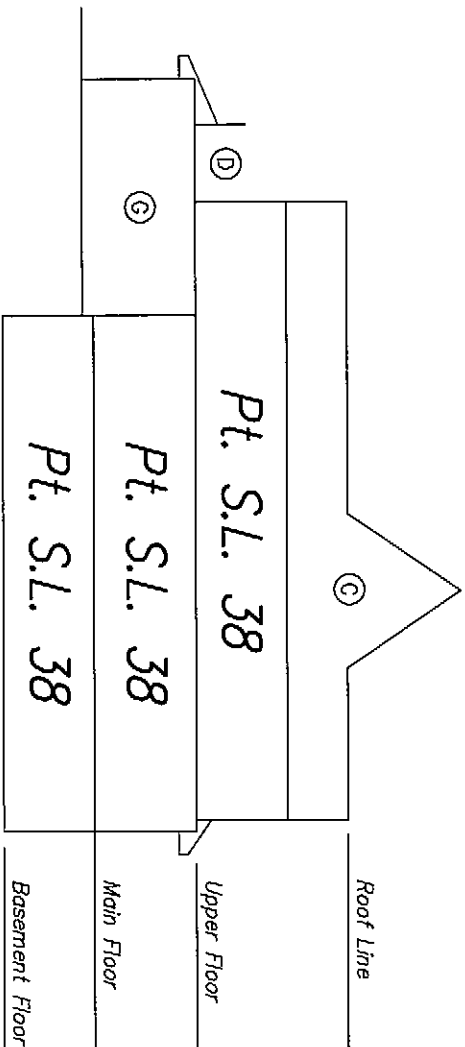
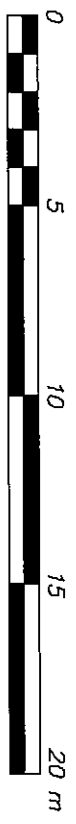
Note:  
 Basements, Window Seats And Garages  
 Are Part Of The Strata Units But Are  
 Not Included In The Area Calculations  
 For Unit Entitlement.

*[Signature]*  
 L. Achtemichuk *APN 25100*  
 B.C.L.S.

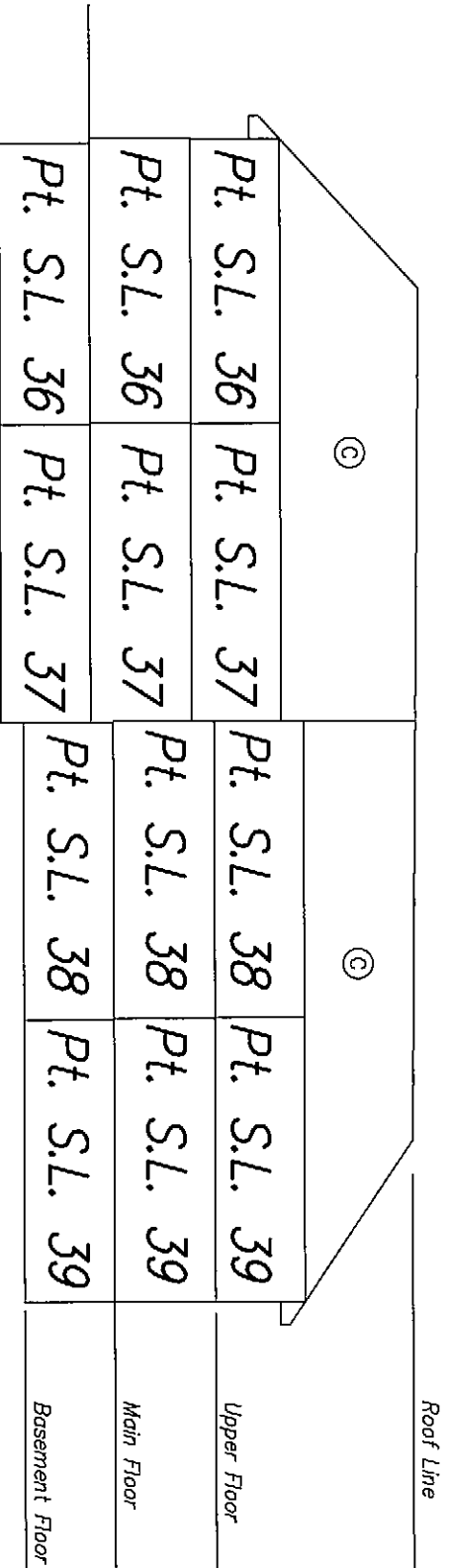
Sections

Strata Plan LMS3144  
Phase 3

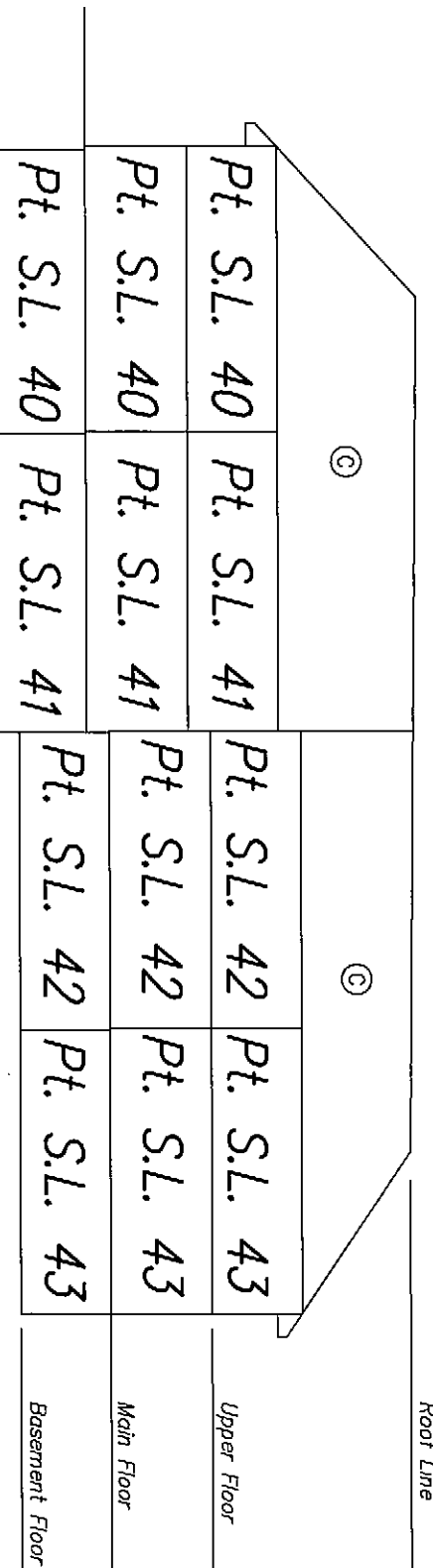
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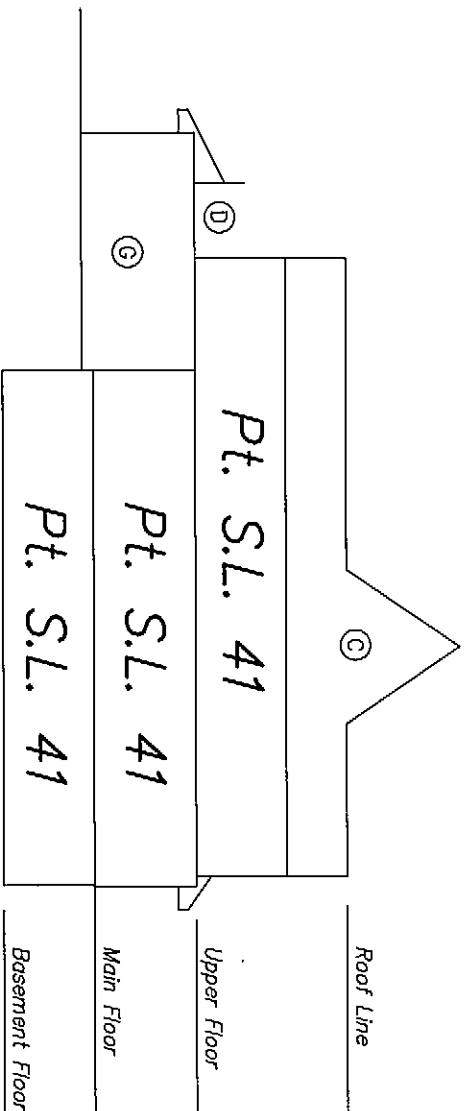
Section A-A'  
Building #2A



Section B-B'  
Building #2A



Section C-C'  
Building #3A



Section D-D'  
Building #3A

*[Signature]*  
B.C.L.S.  
L. Achtemichuk Apr 25/00

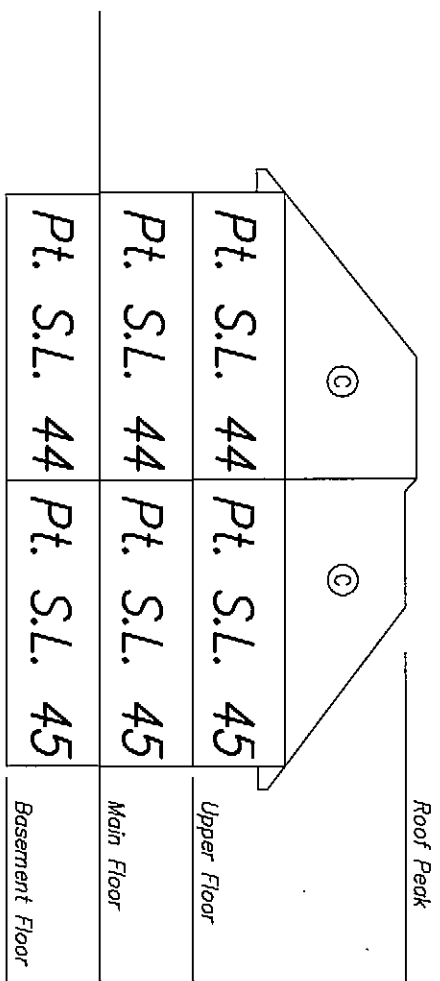
Sections

Strata Plan LMS3144  
Phase 3

SCALE 1 : 200



Sheet 10 Of 10 Sheets



Section F-F'

Building #4A



Section E'-E'

Building #4A

L. Achtemichuk

B.C.L.S.

APR 25 2010

**Strata Plan Of Part Of Lot 31**  
**Sec 7 Tp 2 N.W.D. Plan LMP28736**  
 B.C.G.S. 92G.016

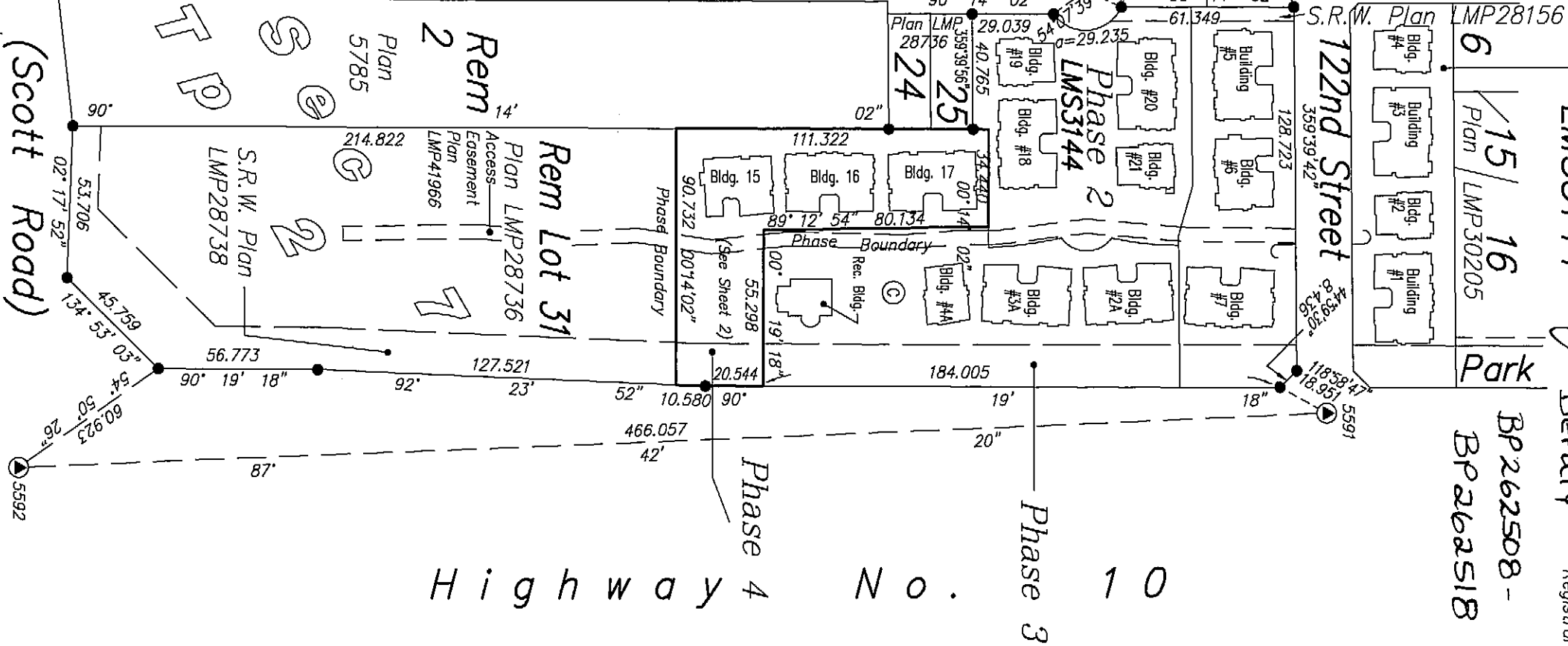
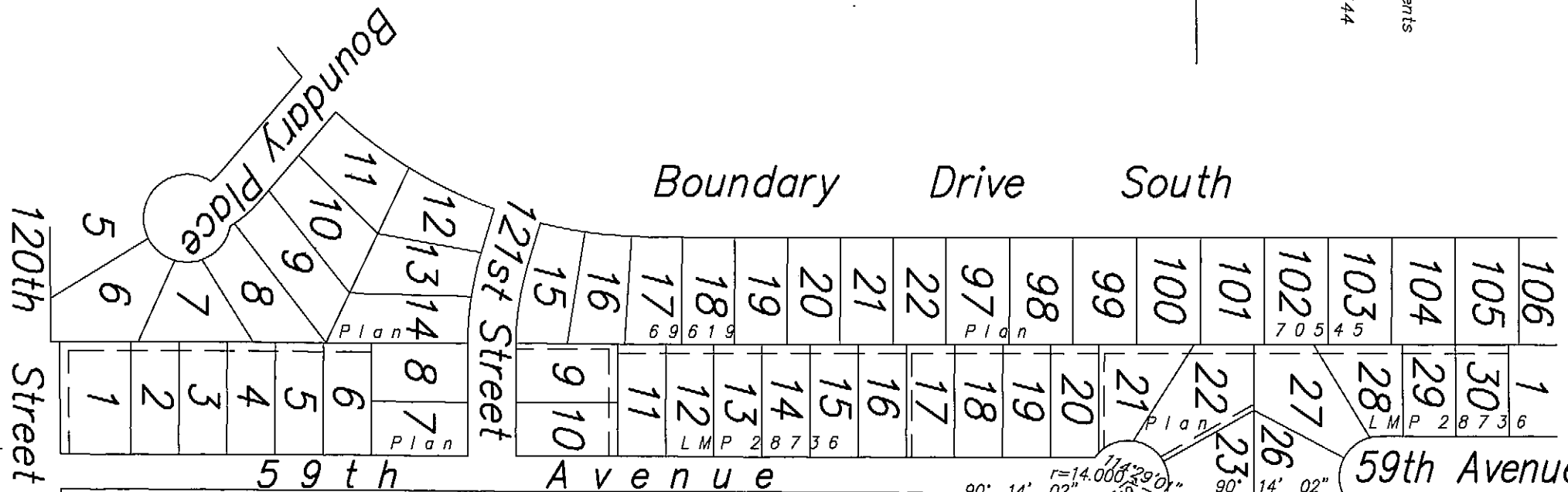
SCALE 1 : 2000



City Of Surrey  
 Civic Address:  
 5811 - 122nd Street  
 Surrey, B.C.

Address For Service Of Documents  
 On The Strata Corporation Is:

The Owners, Strata Plan LMS3144  
 201-7795-128th Street  
 Surrey, B.C.  
 V3W 4E6



**Plan LMS3144**  
**Phase 4**

Deposited And Registered In The Land  
 Title Office At New Westminster B.C.  
 This 31st Day Of OCTOBER 2000.

*J. Small*  
 DEPUTY Registrar

BP 262508 -  
 BP 262518

I, L. Achtemichuk, of Surrey, B.C. A British Columbia Land Surveyor,  
 Hereby Certify:  
 1. That The Building Erected On The Parcel Described Above Is Wholly  
 Within The External Boundaries Of That Parcel.

Dated At Surrey, B.C. This 21 Day Of September, 2000

B.C.L.S.

- Legend:**  
 This Plan Lies Within The Greater Vancouver Regional District  
 Integrated Survey Area No. 1, Surrey, NAD83 (CSRS)  
 This Plan Shows Ground Level Measured Distances  
 Prior To Computation Of U.T.M. Coordinates. Multiply By Combined Factor 0.9995957  
 Grid Bearings Are Derived From Observations Between Control Monuments 5592 & 5591  
 All Distances Are In Metres And Decimals Thereof.
- AT ..... Area Total
  - S.L. .... Strata Lot
  - Pt. .... Part
  - ① ..... Deck
  - ② ..... Patio
  - F/P ..... Fireplace
  - Flue
  - ③ ..... Common Property
  - ④ ..... Standard Iron Post Found
  - ⑤ ..... Standard Lead Plug Found
  - ⑥ ..... Standard Control Monument
  - ⑦ ..... Garage Limited Common Property Of Adjacent Strata Lot
  - ⑧ ..... Common Property
  - ⑨ ..... Standard Iron Post Found
  - ⑩ ..... Standard Lead Plug Found
  - ⑪ ..... Standard Control Monument
  - a = Area
  - r = Radius

**Hol & Associates**

Professional Land Surveyors

Suite 111 - 12827 - 78th Avenue, Surrey, BC

Tel: 591-9770

File: A734S14

MH 1-G-18635



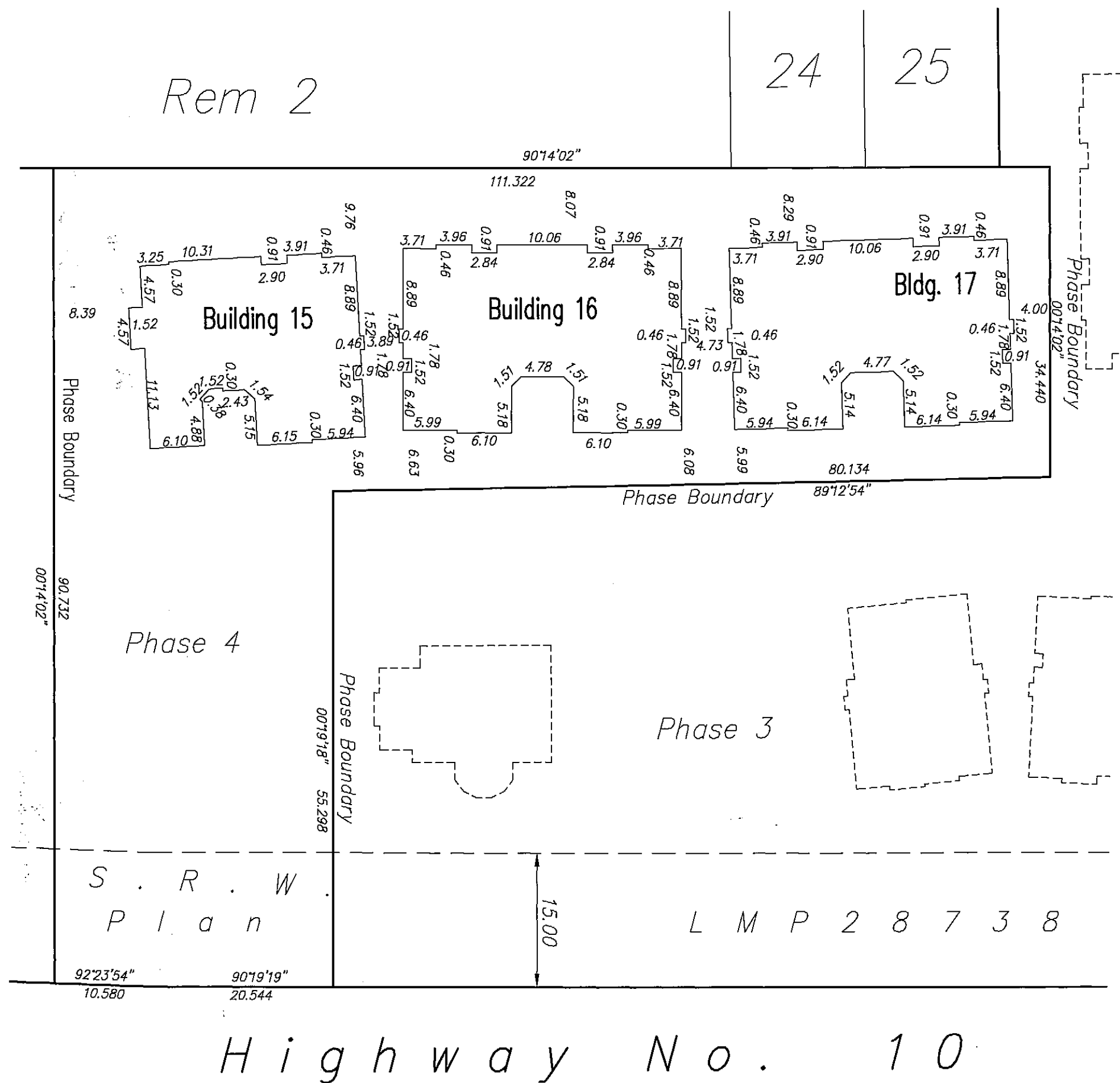
Foundation  
Dimensions

Strata Plan LMS3144  
Phase 4

FIRST SHEET Sheet 2 of 9 Sheets



SCALE 1 : 500



Rem 2

24 25

Building 15

Building 16

Bldg. 17

Phase 4

Phase 3

S . R . W  
P l a n

L M P 2 8 7 3 8

Highway No. 10


Rem 31

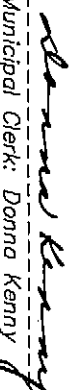
L. Achtemichuk  
B.C.L.S.  
Sept 21, 2000

# Strata Plan LMS3144 Phase 4

The Registered Owner Of Covenants BK186423  
And BK185648 Herby Consents To The Deposit  
Of The Phase 4 Strata Plan LMS3144

The City Of Surrey

  
Mayor: Douglas McCallum

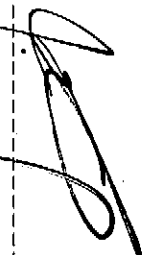
  
Municipal Clerk: Donna Kenny

### Statutory Declaration

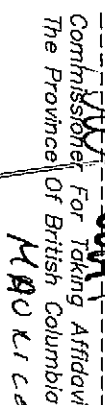
I, The Undersigned, Do Solemnly Declare That

- 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 Conscientiously Believing It To Be True And Knowing That It Is Of The Same Force And Effect As If Made Under Oath

  
Jerry Lukins

Declared Before Me At  
In The Province Of British Columbia  
This 14 Day Of October, 2000

  
Commissioner For Taking Affidavits Within  
The Province Of British Columbia  
MADRID LAMARCA

### New Development Certificate

I, L. Achtemichuk, A British Columbia Land Surveyor  
Hereby Certify That The Building Shown In This Strata  
Plan Has Not, As Of The 14 Day Of August, 2000  
Been Previously Occupied.

Dated At Surrey, British Columbia,  
This 21 Day Of September, 2000

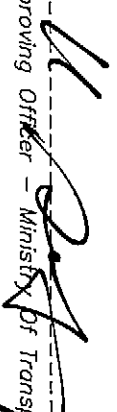
  
B.C.L.S.

Approved As Phase 4 Of A Phase  
Strata Plan Under The Condominium Act,  
This 6th Day Of October, 2000

  
Approving Officer - City Of Surrey

NICHOLAS LAI

Approved As Phase 4 Of A Phase  
Strata Plan Under The Condominium Act,  
This 27 Day Of Sept., 2000

  
Approving Officer - Minister Of Transportation And Highways

~~Witness As To Both Signatures~~


~~Print Name:~~

~~Address:~~

~~Occupation:~~

Owners :  
Lakewood Boundary Development Ltd.

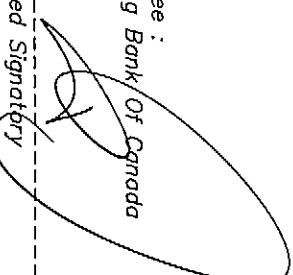
Authorized Signatory  
Print Name: JERRY LUKINS

  
Witness As To Both Signatures

Print Name: LARRY ACCIARRI

Address: 17093-61A Ave Sny  
Occupation: Accountant

Mortgagee :  
Hongkong Bank Of Canada

  
Authorized Signatory  
Print Name: Jim Hayes  
Manager  
Commercial Banking

  
Authorized Signatory  
Print Name: GEORGE HUI  
Account-Manager


Witness As To Both Signatures

Print Name: JIMMY LO

Address: Manager  
Personal Financial Services

Occupation:

**WSPC BANK CANADA**  
801 West Broadway  
Vancouver, B.C. V5Z 4C2  
1 0090

  
L. Achtemichuk  
B.C.L.S.  
Sept 21, 2000

MH 1-6-18635

Strata Plan LMS3144  
Phase 4

Second Sheet, Sheet 4 Of 9 Sheets

Condominium Act

S. L. No.	Sheet No.	Form 1	Form 2
		Schedule Of Unit Entitlement	Schedule Of Interest Upon Destruction
S. L. 46	5 & 9	202	329
S. L. 47	5 & 9	205	309
S. L. 48	5 & 9	201	319
S. L. 49	6 & 8	202	319
S. L. 50	6 & 8	214	309
S. L. 51	6 & 8	214	309
S. L. 52	6 & 8	202	319
S. L. 53	7 & 8	202	319
S. L. 54	7 & 8	214	309
S. L. 55	7 & 8	214	309
S. L. 56	7 & 8	202	319
Aggregate		2272	3469

Accepted As To Forms 1 And 2  
This 30 Day Of October 2000

Superintendent Of Real Estate

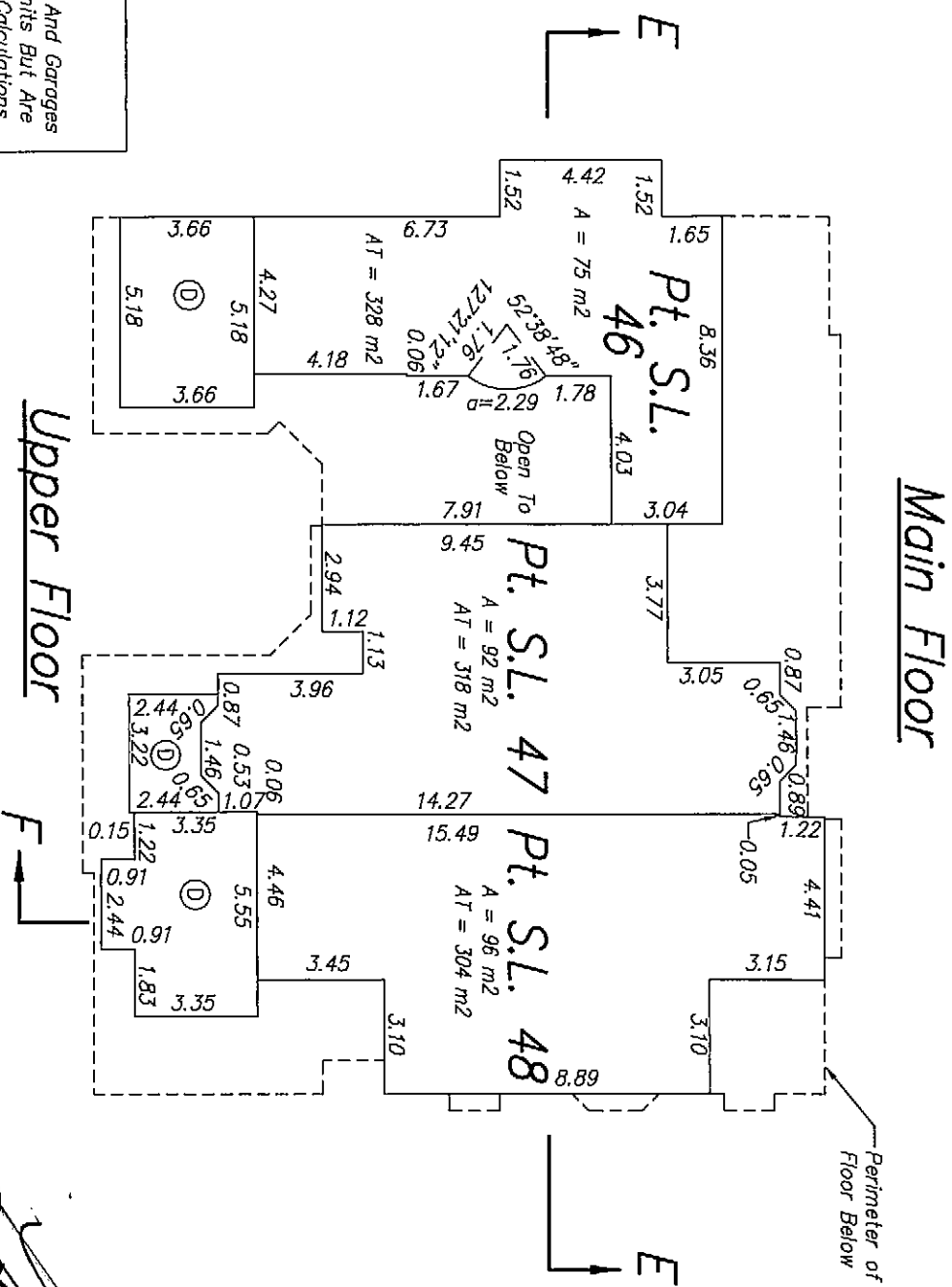
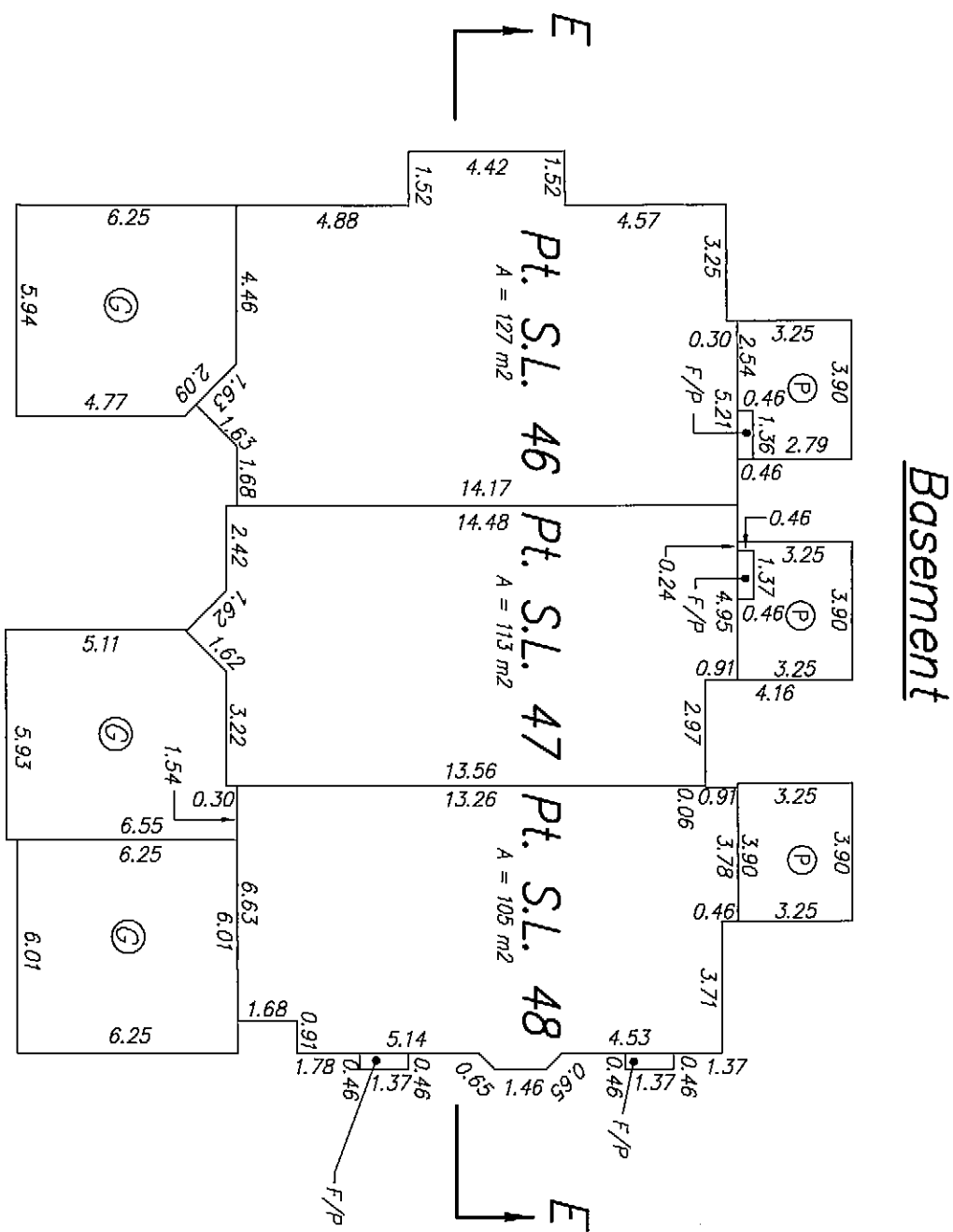
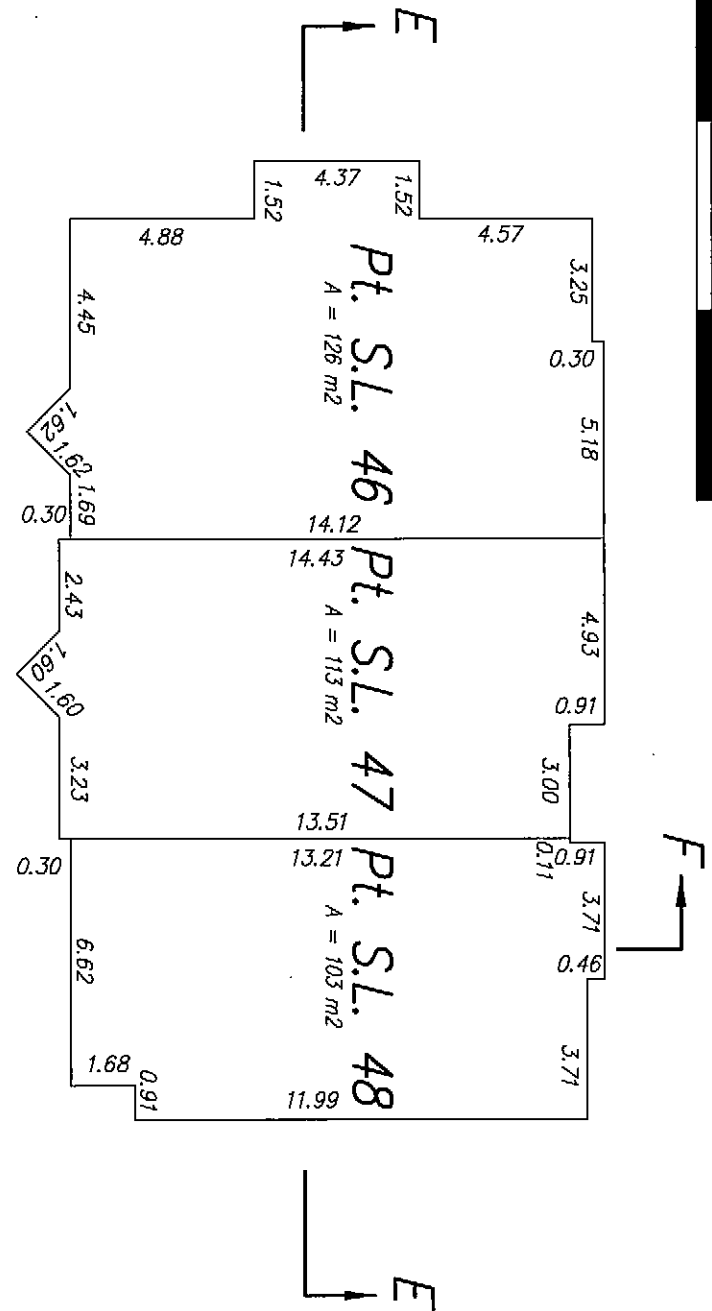
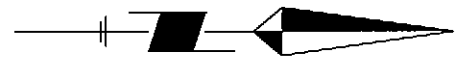
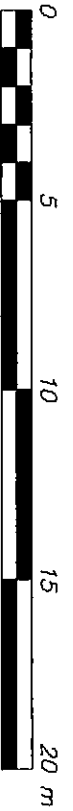
L. Achternichuk 21 September, 2000

B.C.L.S.

Floor Plans  
Building 15  
SCALE 1 : 200

Strata Plan LMS3144  
Phase 4

Sheet 5 of 9 Sheets

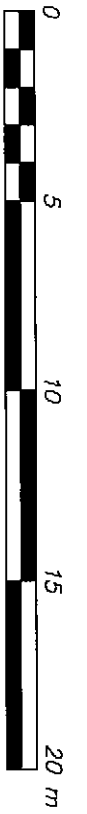


**Note:**  
Basements, Window Seats And Garages  
Are Part Of The Strata Units But Are  
Not Included In The Area Calculations  
For Unit Entitlement.

L. Achtemichuk  
B.C.L.S.  
21st Sept 2000

Floor Plans Building #16  
Strata Plan LMS3144  
Phase 4

SCALE 1 : 200

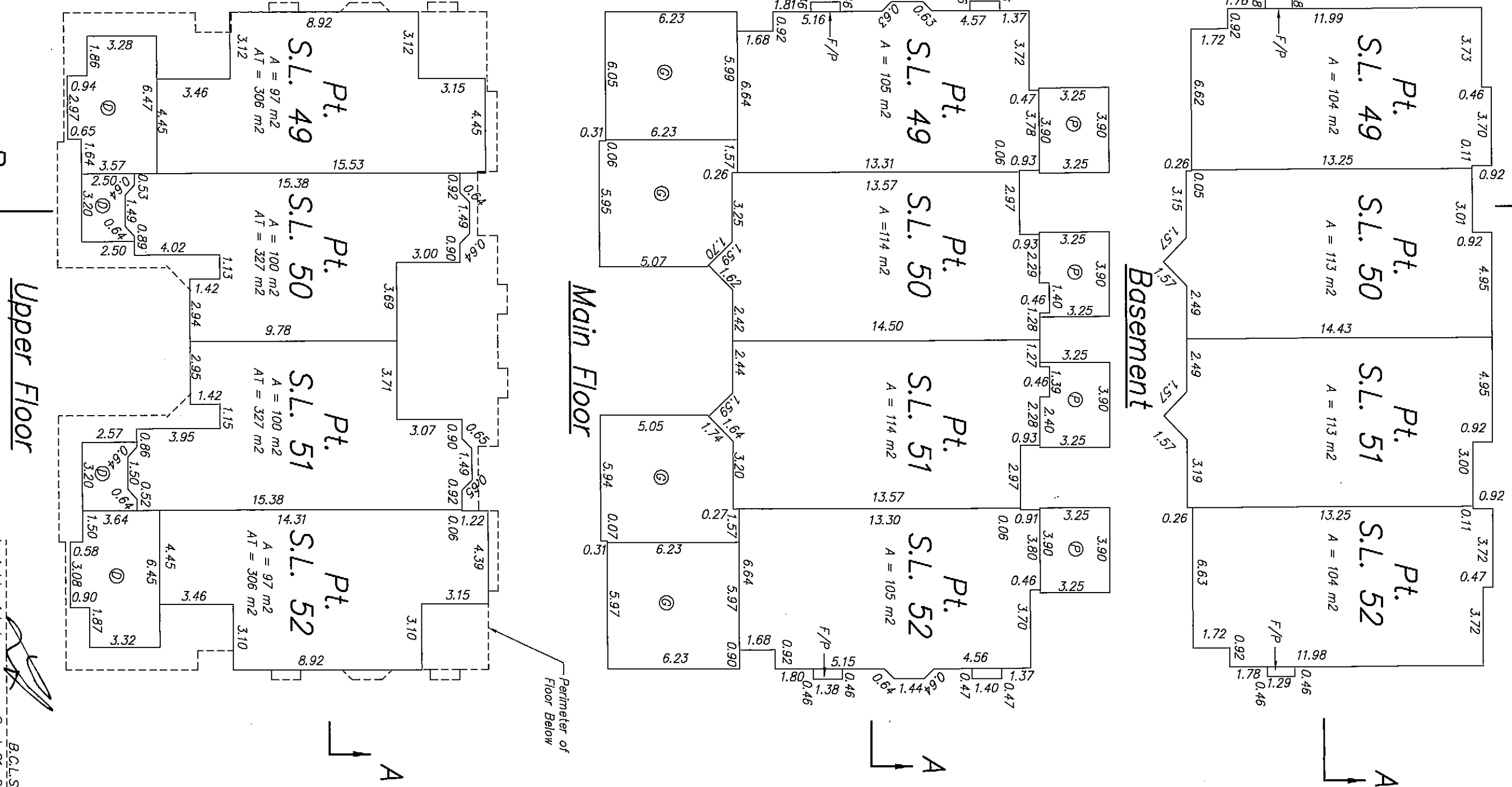


**Basement**

**Main Floor**

**Upper Floor**

**Note:**  
Basements, Window Seats And Garages  
Are Part Of The Strata Units But Are  
Not Included In The Area Calculations  
For Unit Entitlement.

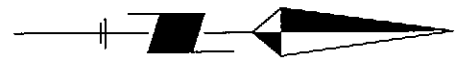
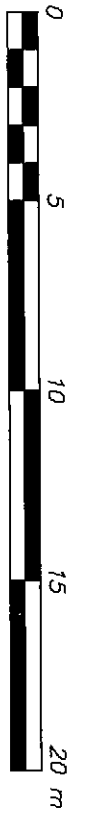


Perimeter of  
Floor Below

Floor Plans Building #17

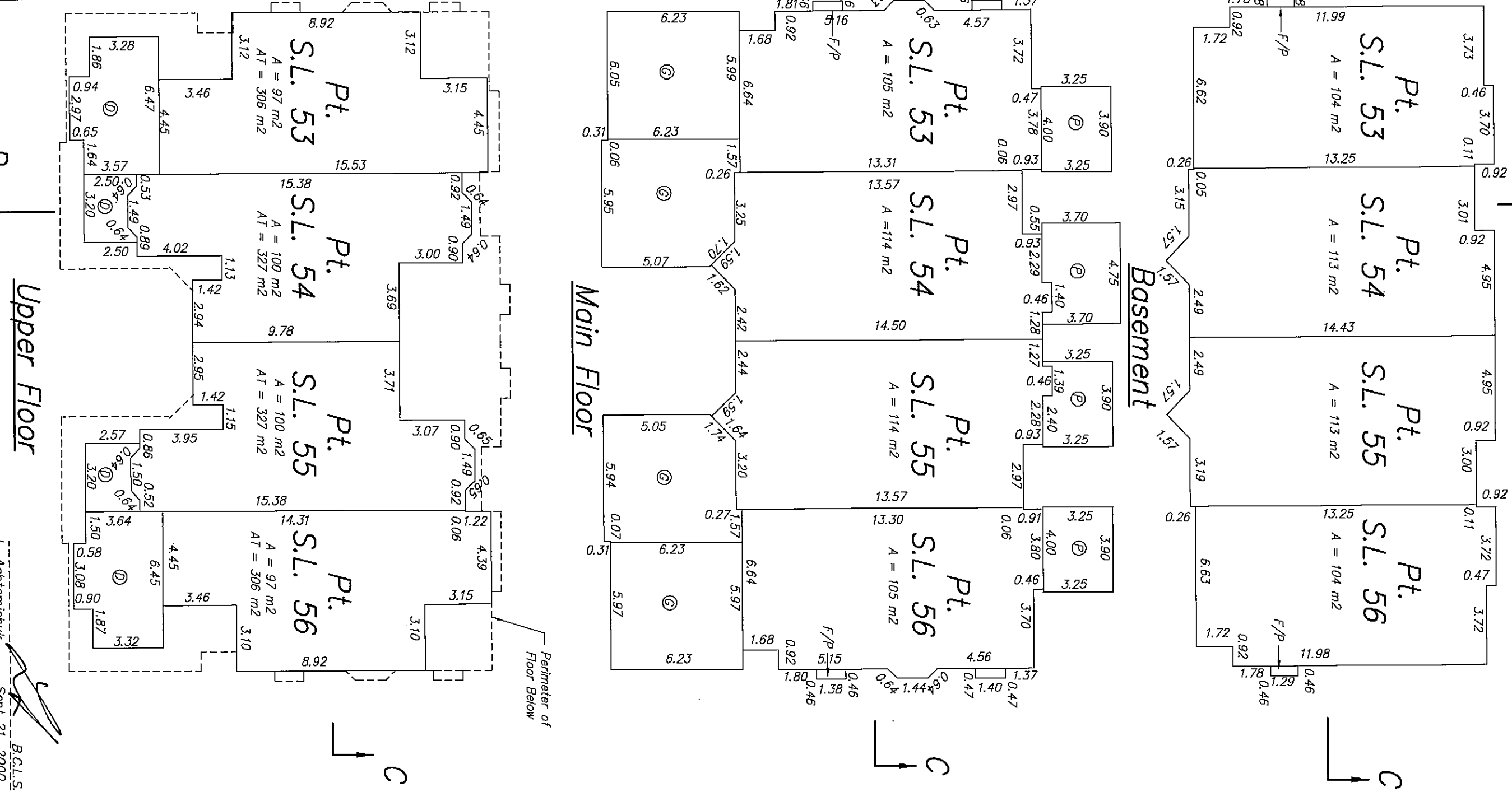
Strata Plan LMS3144  
Phase 4

Sheet 2 of 9 Sheets



Basement

Main Floor



Note:  
Basements, Window Seats And Garages  
Are Part Of The Strata Units But Are  
Not Included In The Area Calculations  
For Unit Entitlement.

Upper Floor

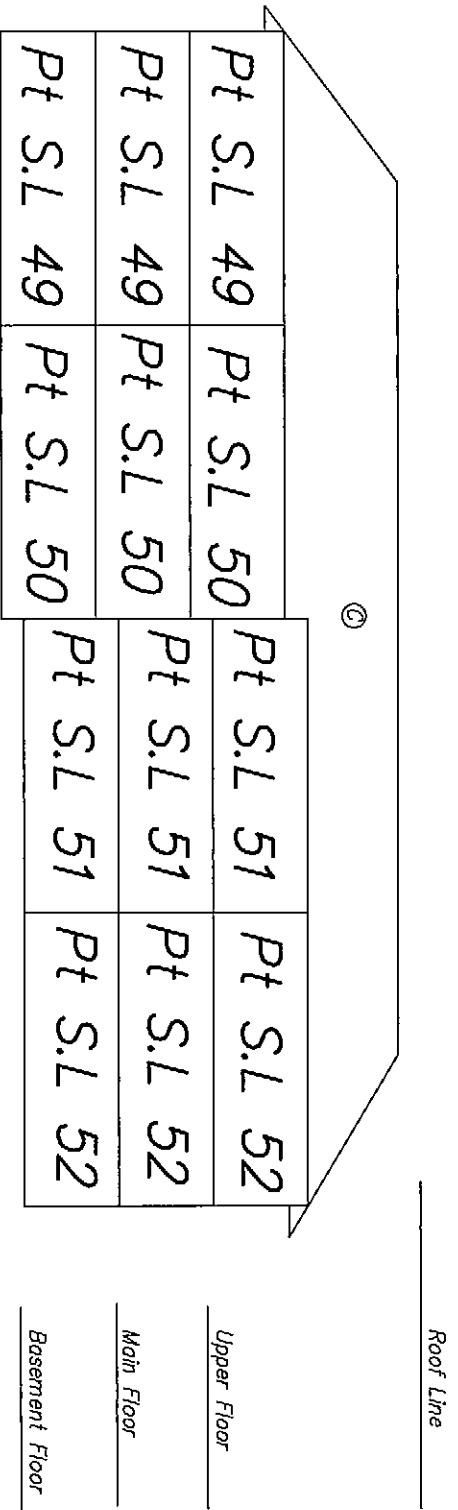
Perimeter of  
Floor Below

L. Achtemichuk  
Sept 21, 2000  
B.C.L.S.

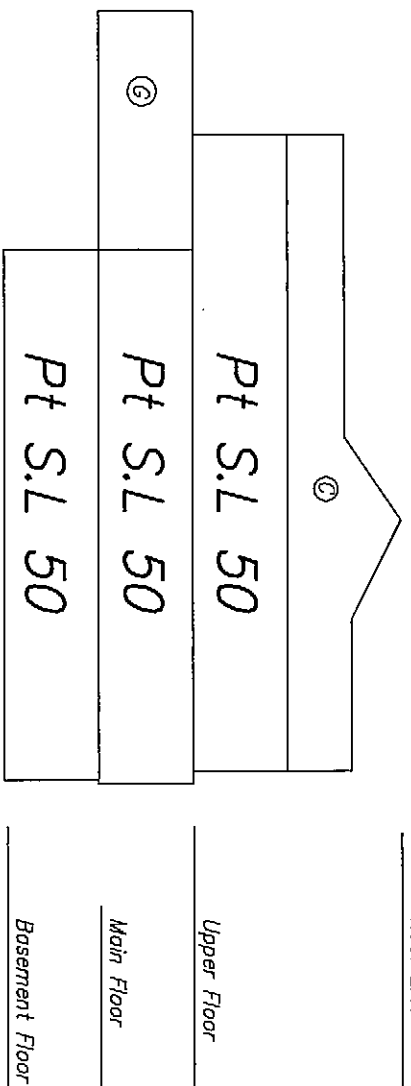
Sections

Strata Plan LMS3144  
Phase 4

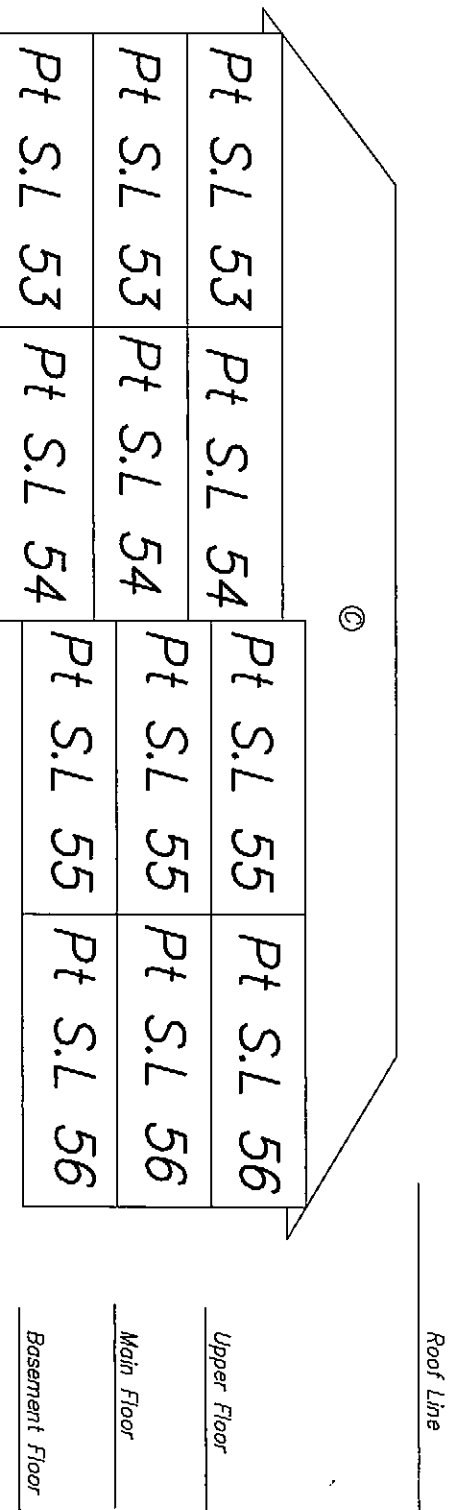
SCALE 1 : 200



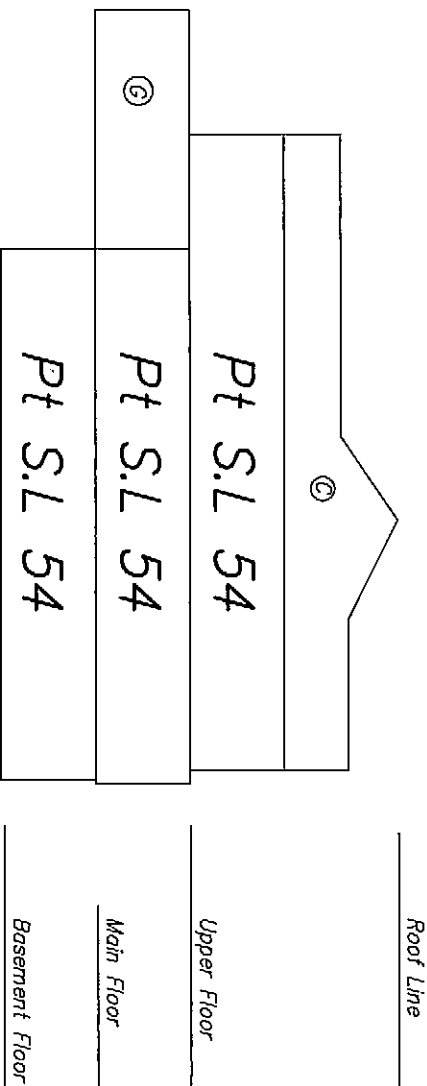
Section A-A  
Building #16



Section B-B  
Building #16



Section C-C  
Building #17



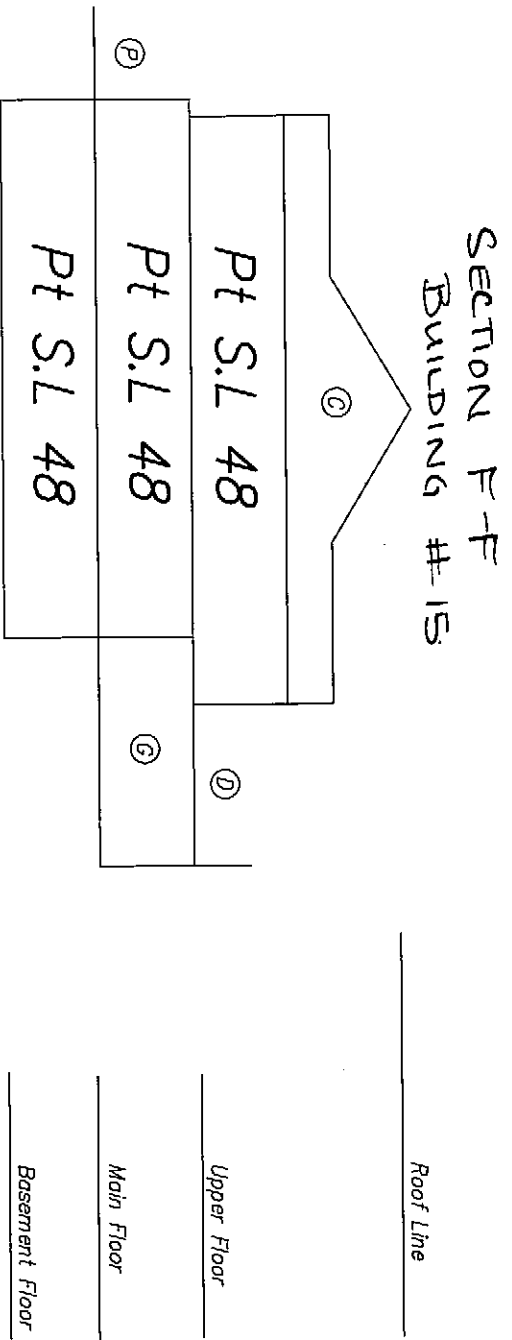
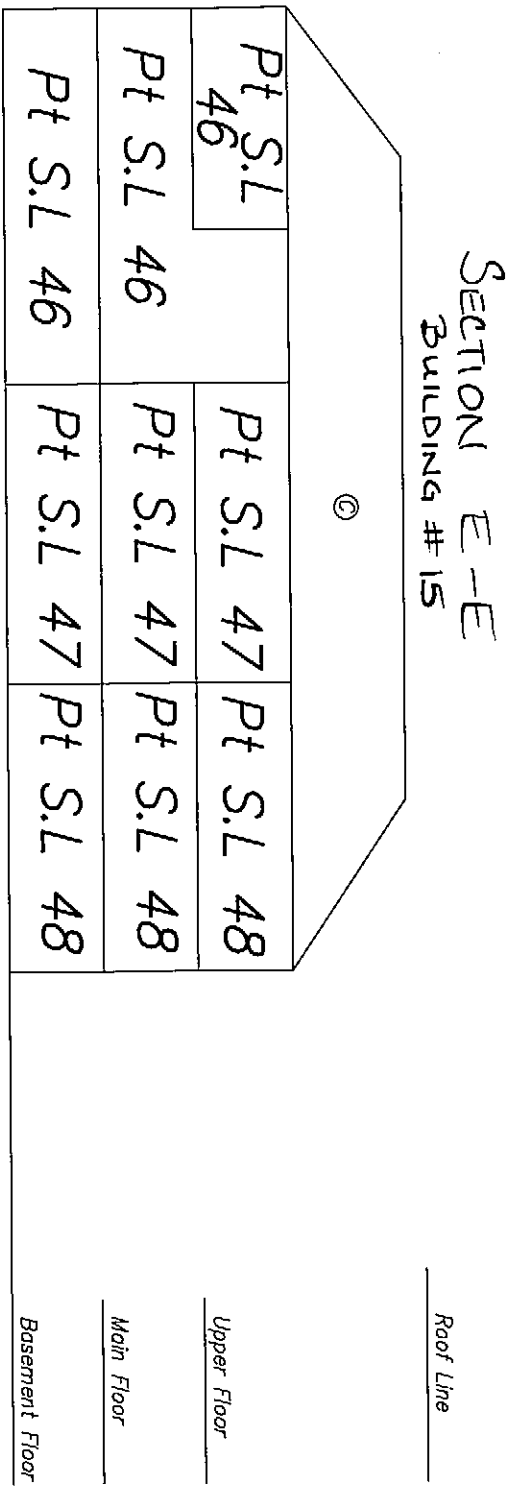
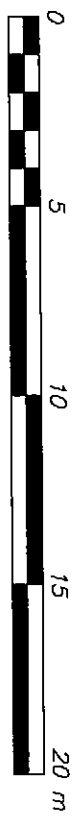
Section D-D  
Building #17


B.C.L.S.  
L. Achternichuk  
Sept 21, 2000

Sections

Strata Plan LMS3144  
Phase 4

SCALE 1 : 200



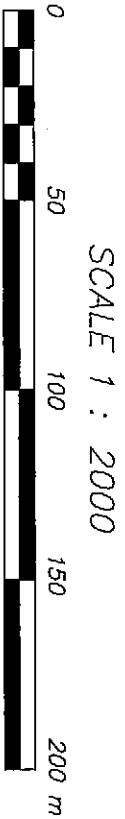
  
L. Achtemichuk  
B.C.L.S.  
Sept 21, 2000



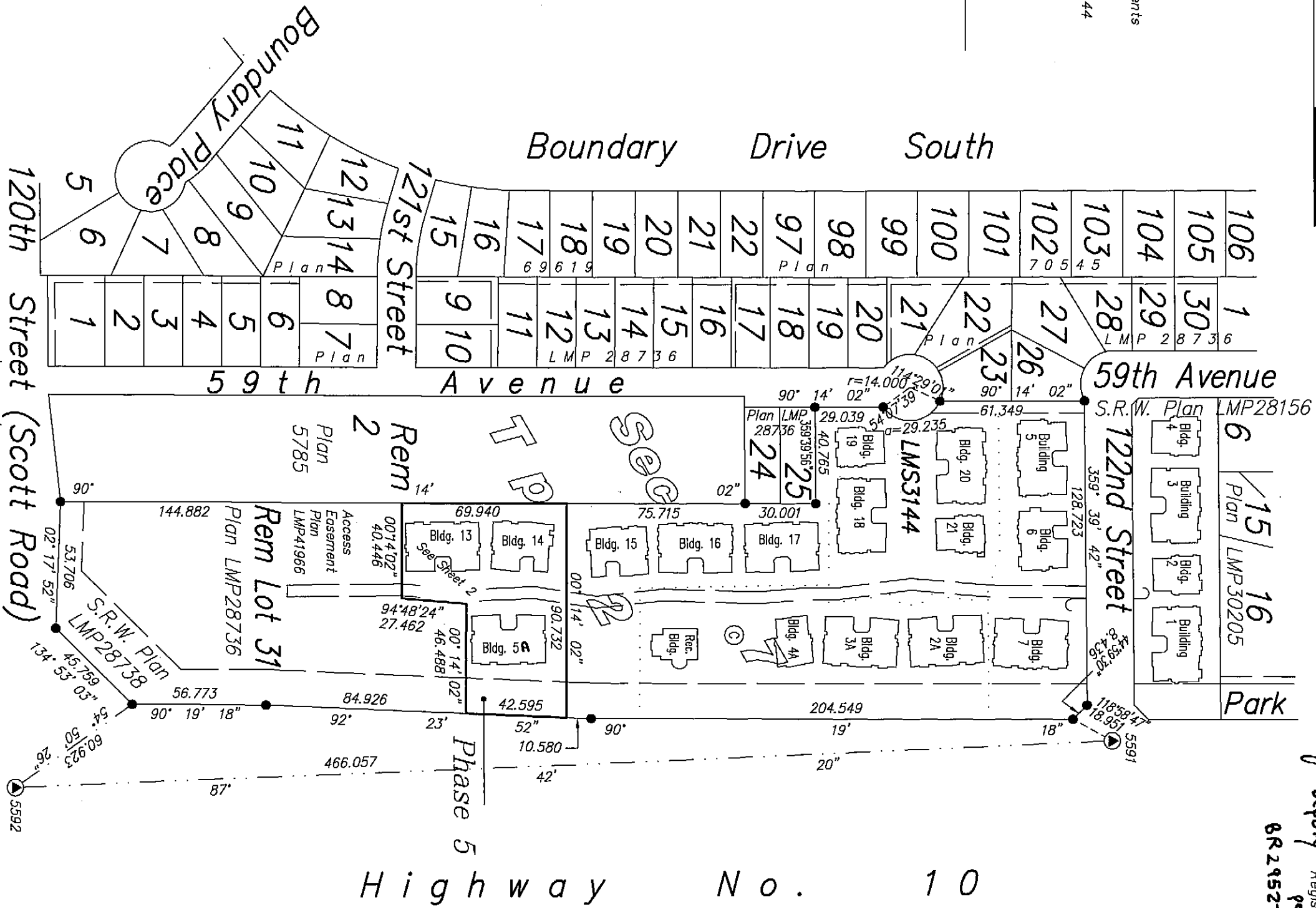
Strata Plan Of Part Of Lot 31  
Sec 7 Tp 2 N.W.D. Plan LMP28736  
B.C.G.S. 92G.016

Plan LMS3144  
Phase 5

Sheet 1 Of 9 Sheets



City Of Surrey  
Civic Address:  
5811 - 122nd Street  
Surrey, B.C.  
Address For Service Of Documents  
On The Strata Corporation Is:  
The Owners, Strata Plan LMS3144  
201-7795-128th Street  
Surrey, B.C.  
V3W 4E6



Deposited And Registered In The Land  
Title Office At  
New Westminster, B.C.  
This 5th Day Of November 2001

*J. Small*  
Deputy Registrar  
6R295271

I, L. Achtemichuk, of Surrey, B.C. A British Columbia Land Surveyor,  
Hereby Certify:  
1. That The Building Erected On The Parcel Described Above Is Wholly  
Within The External Boundaries Of That Parcel.

Legend:  
This Plan Lies Within The Greater Vancouver Regional District  
Integrated Survey Area No. 1, Surrey, MAD83 (CSRS)  
This Plan Shows Ground Level Measured Distances  
Prior To Computation Of U.T.M. Coordinates. Multiply By Combined Factor 0.9995957  
All Bearings Are Derived From Observations Between Control Monuments 5592 & 5591  
All Distances Are In Metres And Decimals Thereof.

Dated At Surrey, B.C. This 21 Day Of September, 2001  
*L. Achtemichuk*  
B.C.L.S.

- AT — Area Total
- SL — Strata Lot
- Pt — Part
- ⊙ — Deck
- ⊕ — Patio
- F/P — Fireplace
- Flue
- ⊙ — Garage Limited Common Property Of Adjacent Strata Lot
- ⊙ — Common Property
- — Standard Iron Post Found
- — Standard Lead Plug Found
- ⊕ — Standard Control Monument
- ⊙ = Area
- r = Radius

Hol & Associates Professional Land Surveyors  
Suite 111 - 12827 - 76th Avenue, Surrey, BC  
Tel: 591-9770  
File: A734S15

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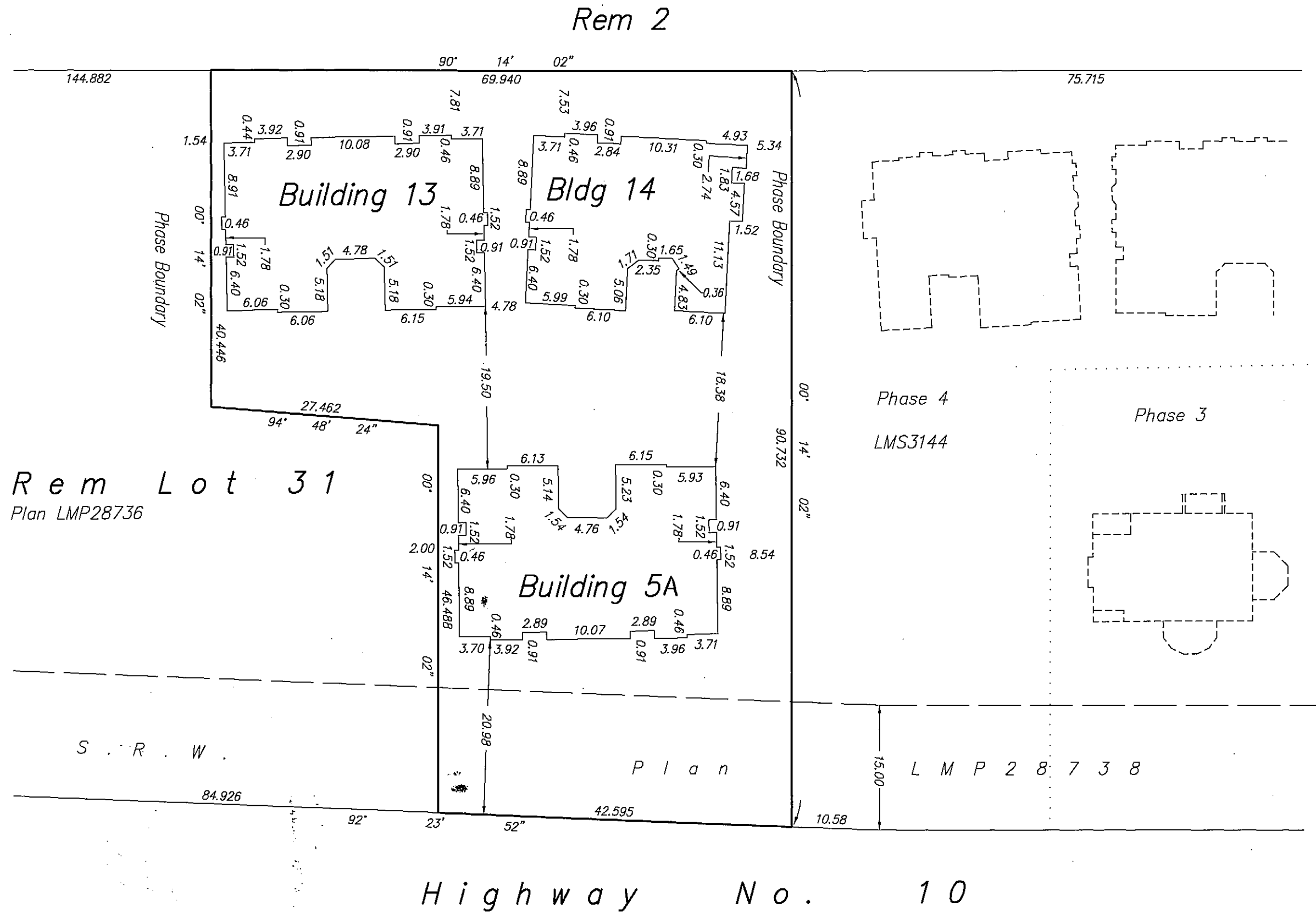
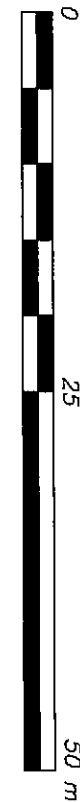
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Foundation  
Dimensions

Strata Plan LMS3144  
Phase 5



SCALE 1 : 500



L. Ahtemichuk  
  
 B.C.L.S.  
 Sept 21, 2001

Sheet 2 Of 9 Sheets

# Strata Plan LMS3144 Phase 5

The Registered Owner Of Covenants BK186423  
And BK185648 Hereby Consents To The Deposit  
Of The Phase 5 Strata Plan LMS3144

The City Of Surrey  
*Douglas McCallum*  
Mayor: Douglas McCallum

*Margaret Jones*  
Acting Municipal Clerk ~~Dorinda Keay~~ Margaret Jones

### Statutory Declaration

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 Conscientiously Believing It To Be True And Knowing That It Is Of The Same Force And Effect As If Made Under Oath

*[Signature]*  
Declared Before Me At Richmond  
In The Province Of British Columbia  
This 10 Day Of October  
*[Signature]*  
Commissioner For Taking Affidavits Within  
The Province Of British Columbia

### New Development Certificate

I, L. Achtemichuk, A British Columbia Land Surveyor  
Hereby Certify That The Building Shown In This Strata  
Plan Has Not, As Of The 21 Day Of September, 2001  
Been Previously Occupied.

Dated At Surrey, British Columbia,  
This 21 Day Of September, 2001

*[Signature]*  
B.C.L.S.

Approved As Phase 5 Of A Phase  
Strata Plan Under The Condominium Act.  
This 24<sup>th</sup> Day Of October, 2001

*[Signature]*  
Approving Officer — City Of Surrey

NICHOLAS LAI

Approved As Phase 5 Of A Phase  
Strata Plan Under The Condominium Act.  
This 10<sup>th</sup> Day Of Oct. 2001

*[Signature]*  
Approving Officer — Ministry Of Transportation ~~And Highways~~

~~Witness As To Both Signatures~~  
~~Print Name:~~  
~~Address~~  
~~Occupation~~

Owners :  
Lakewood Boundary Development Ltd.

*[Signature]*  
Authorized Signatory  
Print Name: Stephan Luking

Authorized Signatory  
Print Name:

*[Signature]*  
Witness As To Both Signatures  
Print Name: Stacey Jarwood

Address: #201-7795 128th Street  
Occupation: Administrator

Mortgagee :  
~~HSBC Bank Of Canada~~  
**HSBC Bank Canada**  
Authorized Signatory  
Print Name: *[Signature]*  
Jim Hayes  
Manager  
Commercial Banking

*[Signature]*  
Authorized Signatory  
Print Name: COY Mr. Bailey  
Account Manager, Commercial Banking

Witness As To Both Signatures  
Print Name: Beant Gill

Address: Beant Gill  
A COMMISSIONER FOR TAKING AFFIDAVITS  
Occupation: FOR THE STRATA PLAN

HSBC BANK CANADA  
601 West Broadway  
Vancouver, B.C. V5Z 4C2  
Canada 10090

*[Signature]*  
L. Achtemichuk  
B.C.L.S.  
Sept 21, 2001

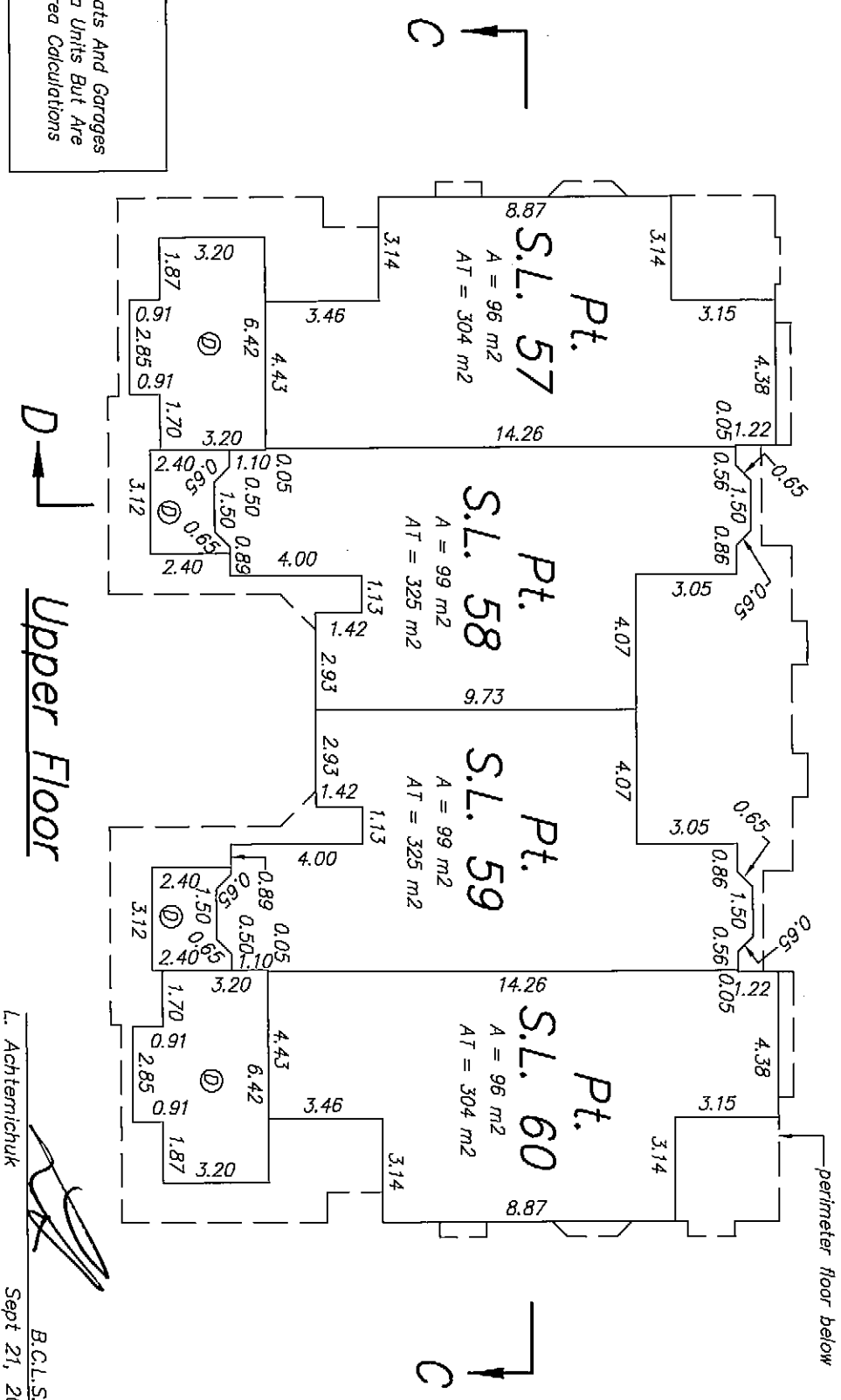
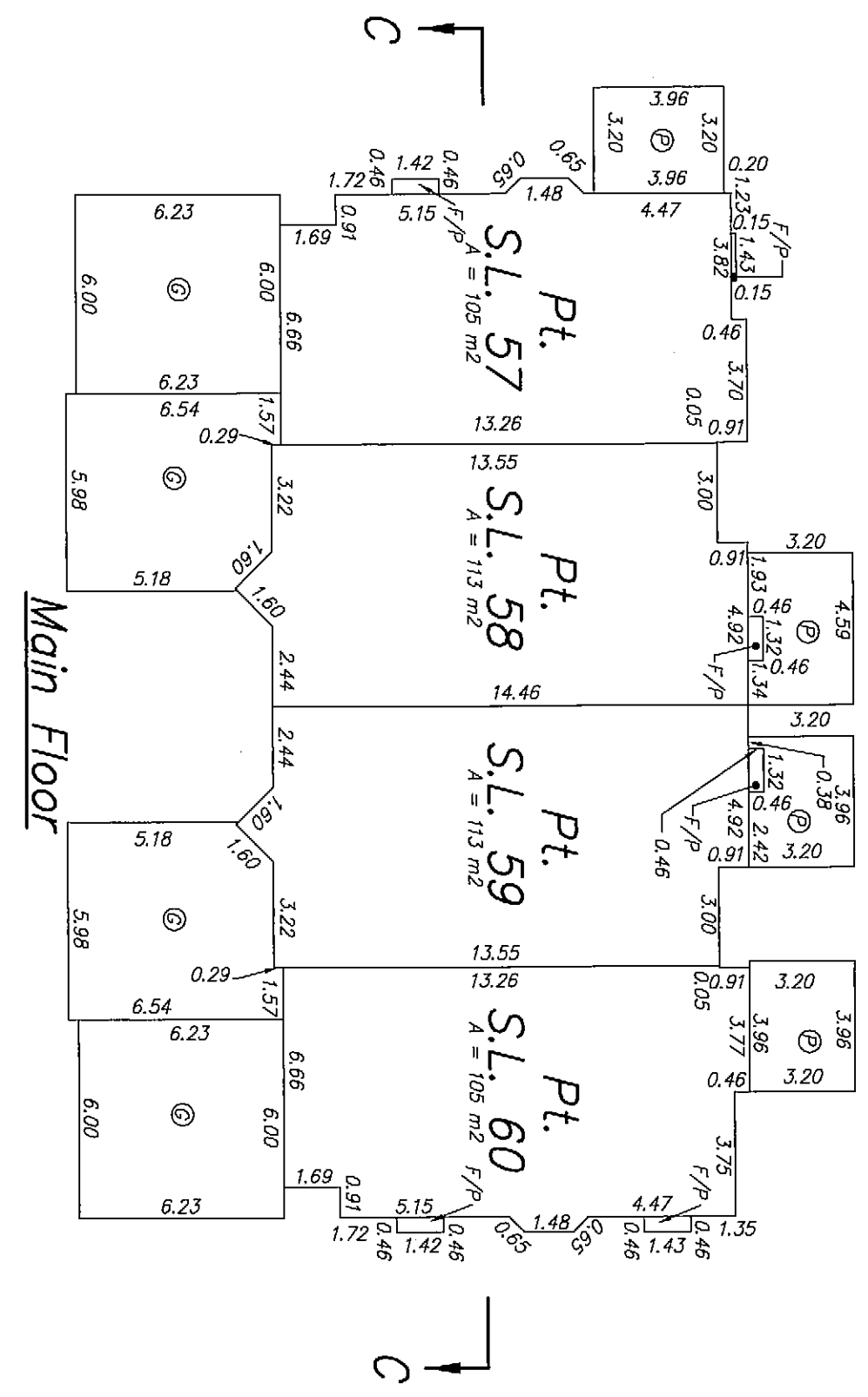
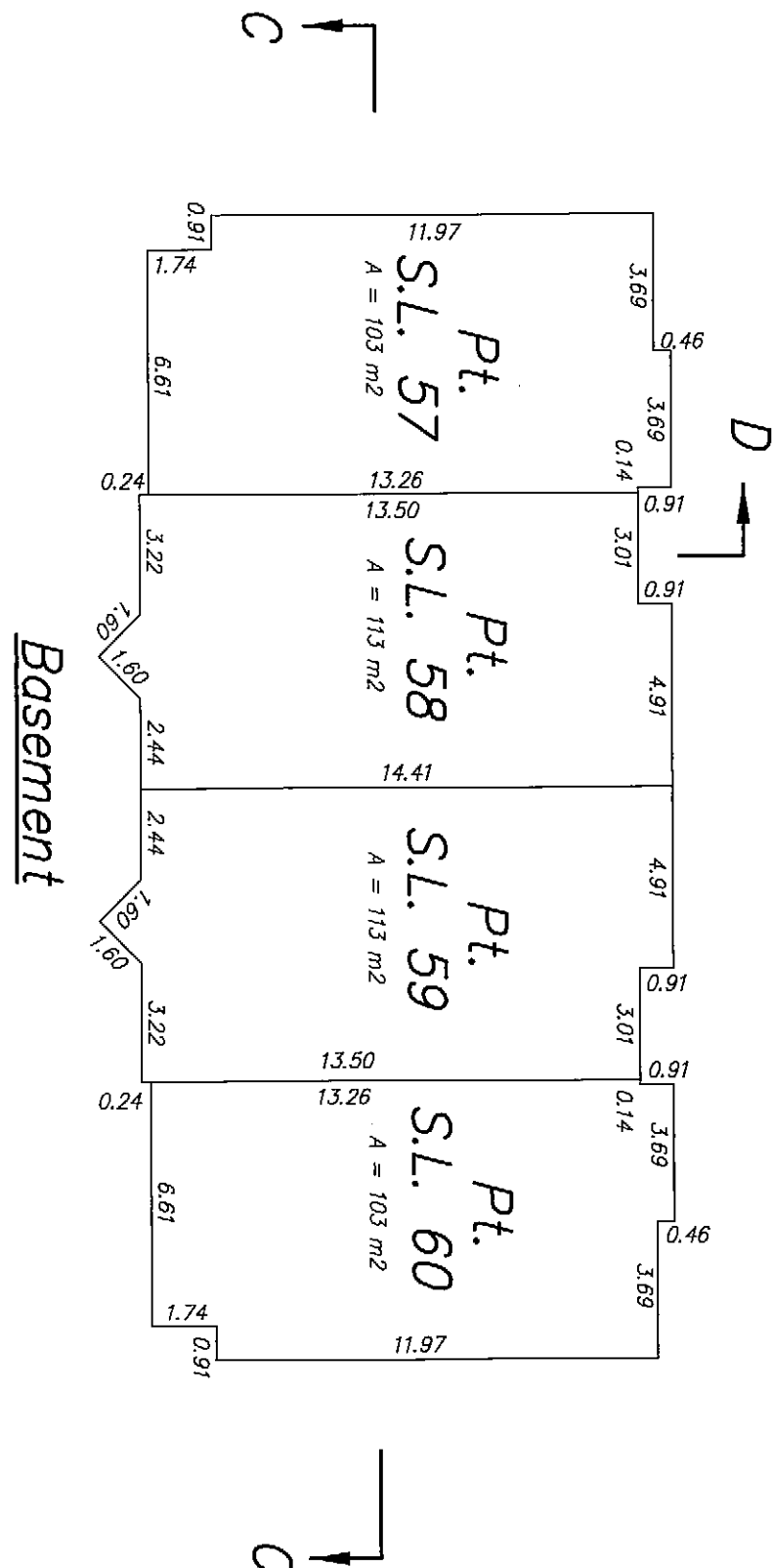
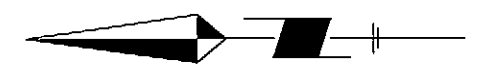


# Floor Plans - Building 5A

# Strata Plan LMS3144 Phase 5

Sheet 5 Of 9 Sheets

SCALE 1 : 200



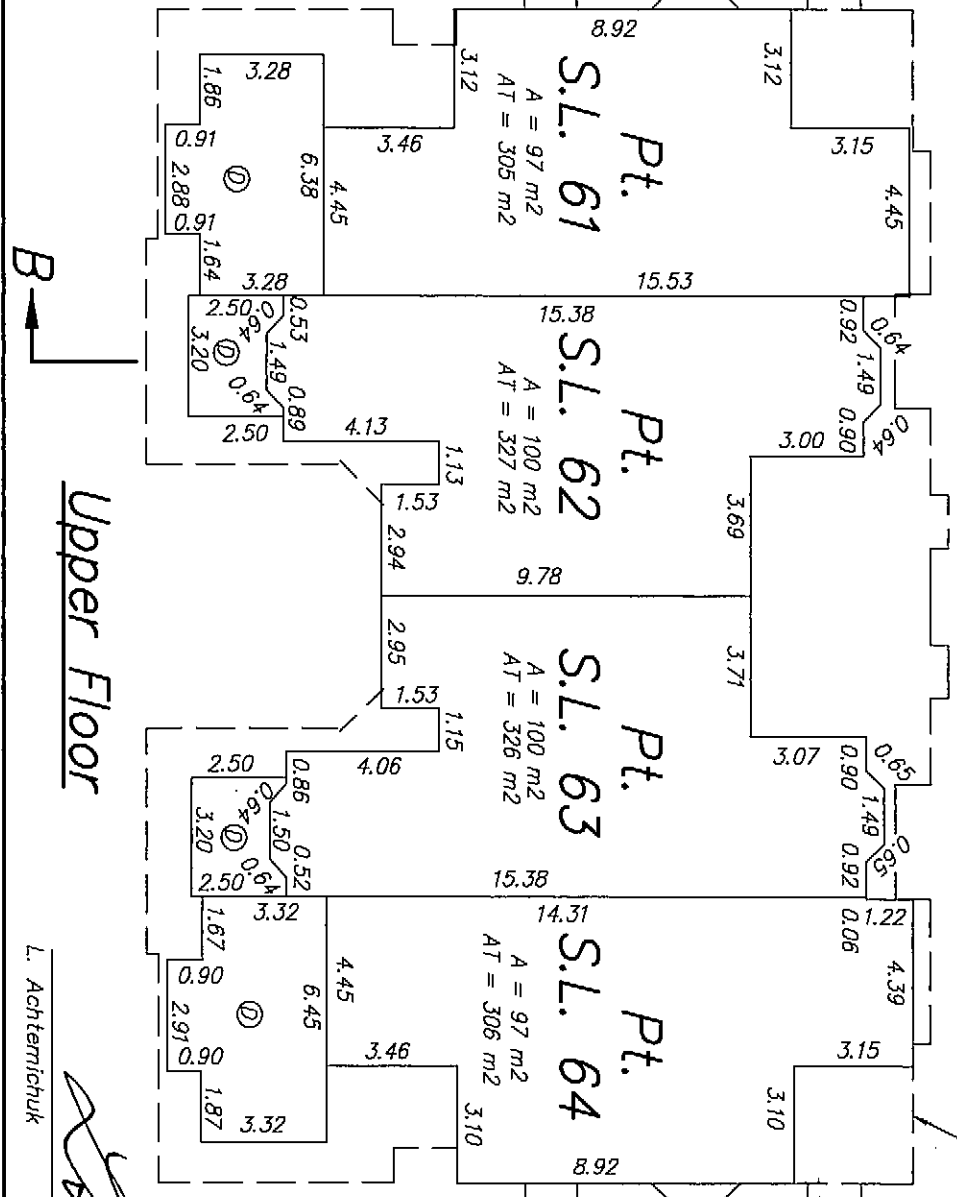
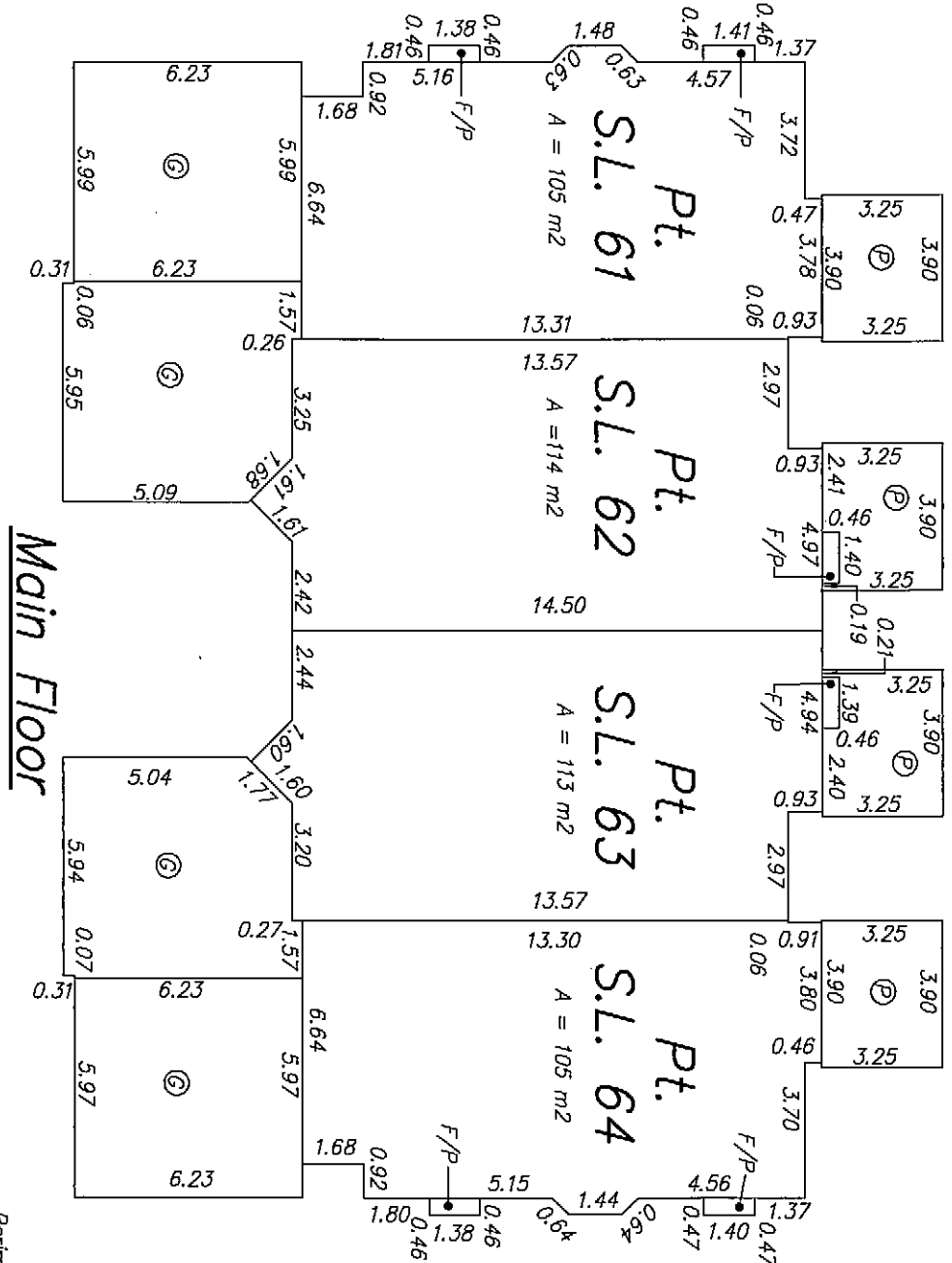
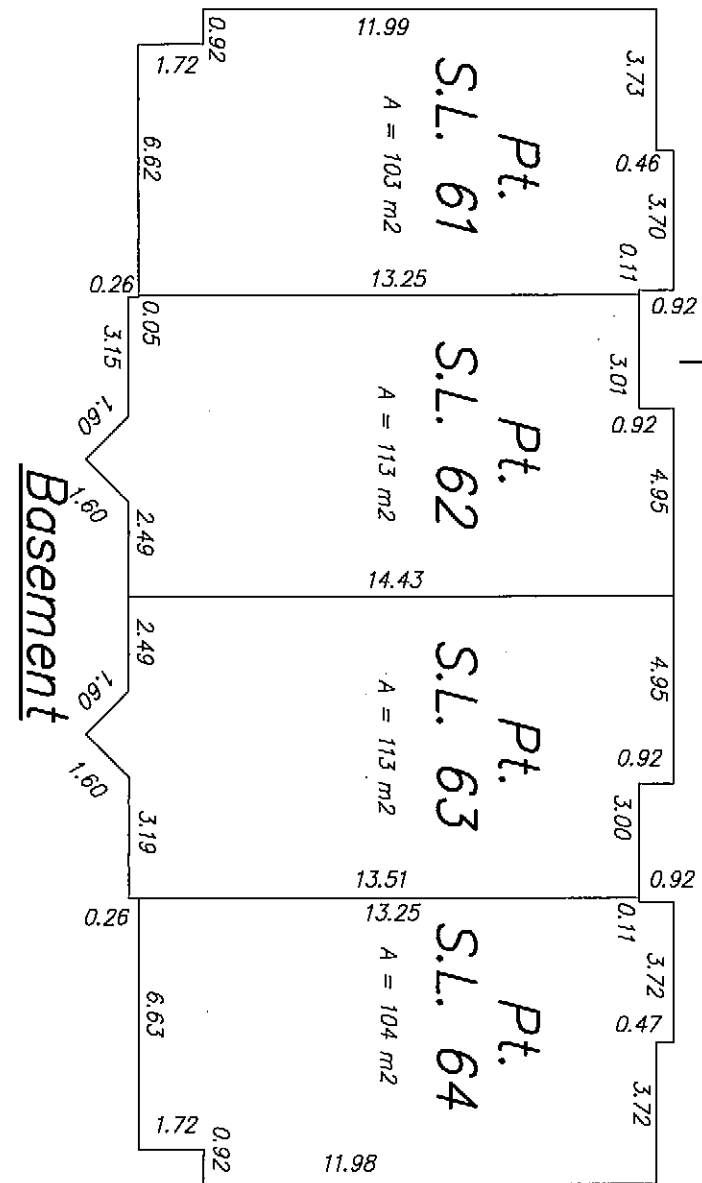
**Note:**  
Basements, Window Seats And Garages  
Are Part Of The Strata Units But Are  
Not Included In The Area Calculations  
For Unit Entitlement.

L. Achtemrichuk  
B.C.L.S.  
Sept 21, 2001

# Floor Plans - Building 13

# Strata Plan LMS3144 Phase 5

Sheet 6 Of 9 Sheets



**Note:**  
Basements, Window Seats And Garages  
Are Part Of The Strata Units But Are  
Not Included In The Area Calculations  
For Unit Entitlement.

Perimeter of  
Floor Below

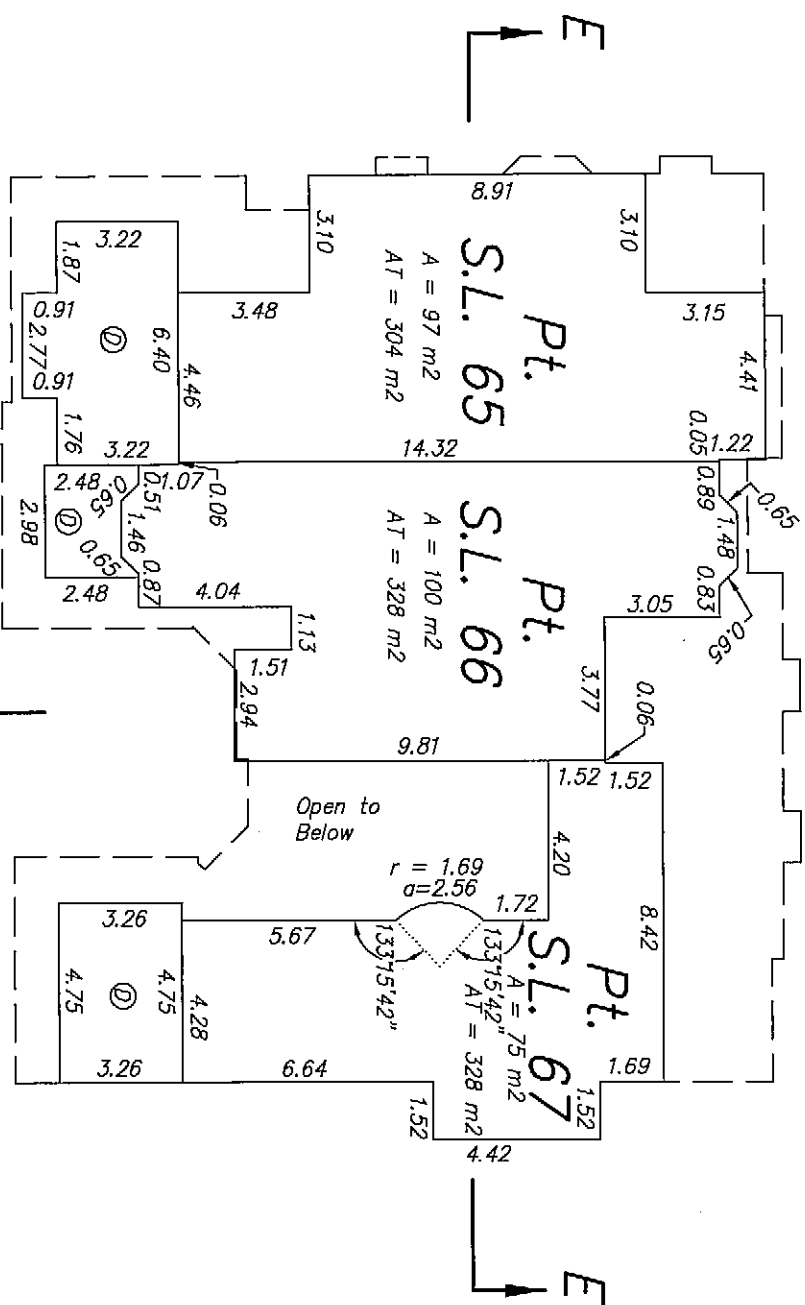
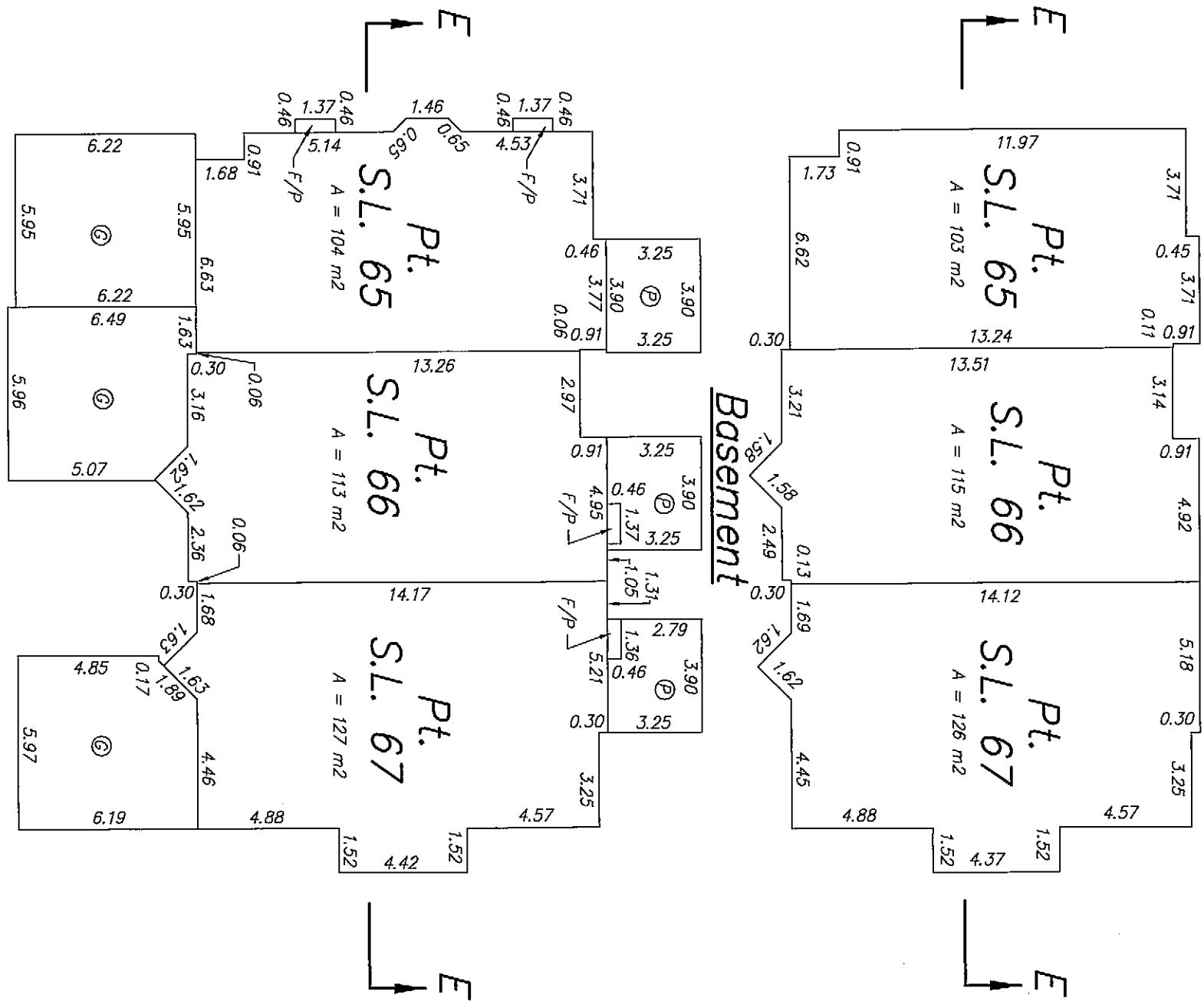
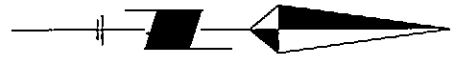
L. Achtemichuk

B.C.L.S.  
Sept 21, 2001

# Floor Plans - Building 14

# Strata Plan LMS3144 Phase 5

Sheet 7 of 9 Sheets



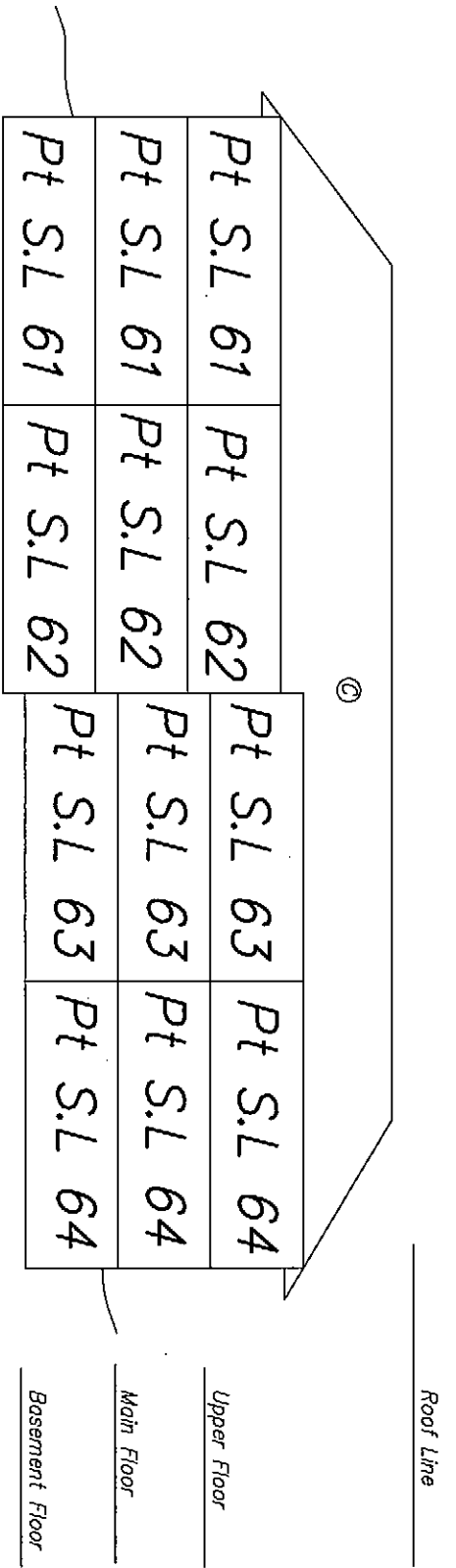
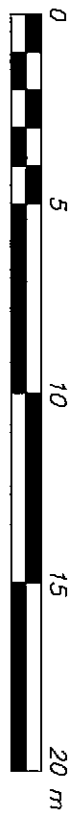
**Note:**  
Basements, Window Seats And Garages  
Are Part Of The Strata Units But Are  
Not Included In The Area Calculations  
For Unit Entitlement.

L. Achtemichuk  
B.C.L.S.  
Sept 21, 2001

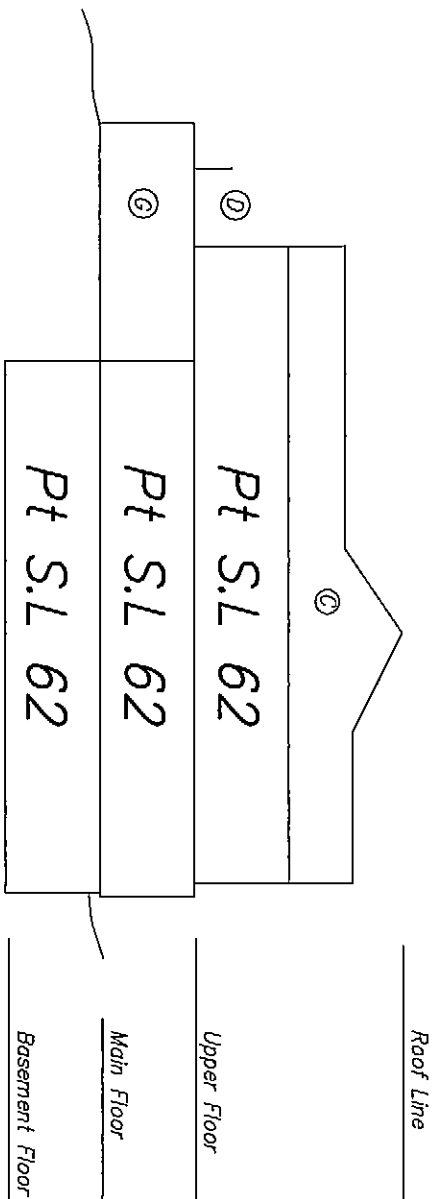
Sections

Strata Plan LMS3144  
Phase 5

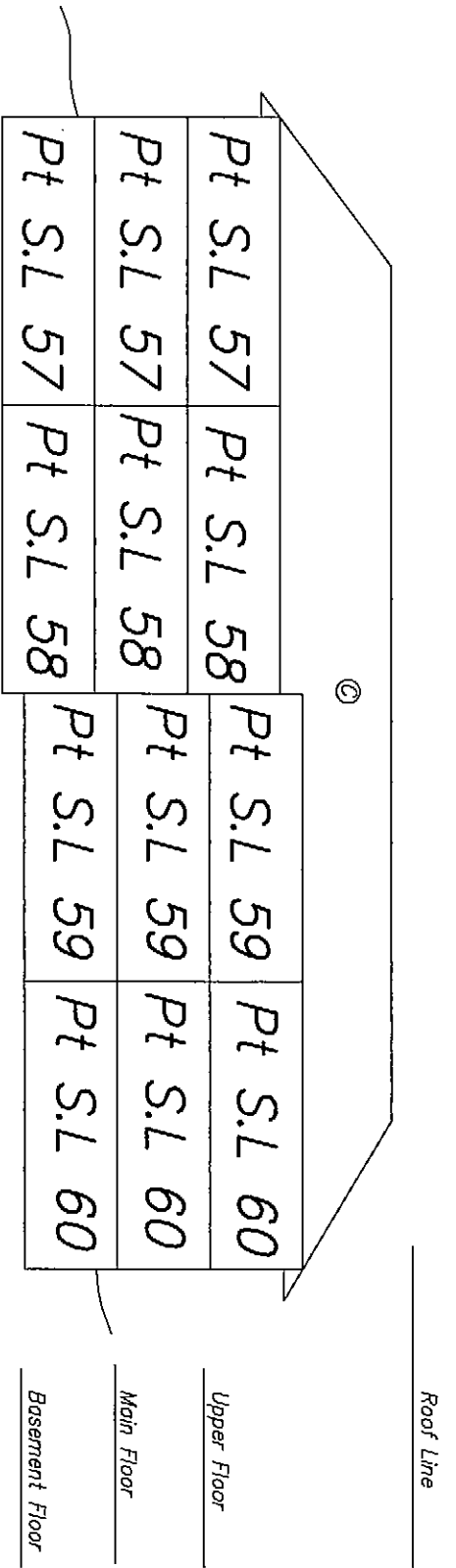
SCALE 1 : 200



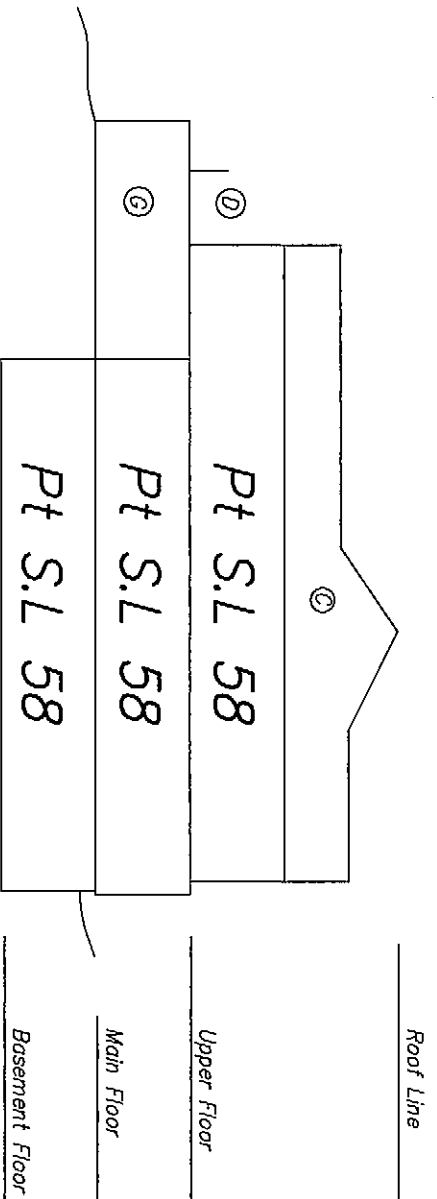
Section A-A  
Building #13



Section B-B



Section C-C  
Building #5



Section D-D

L. Achtemichuk

Sept 21, 2001

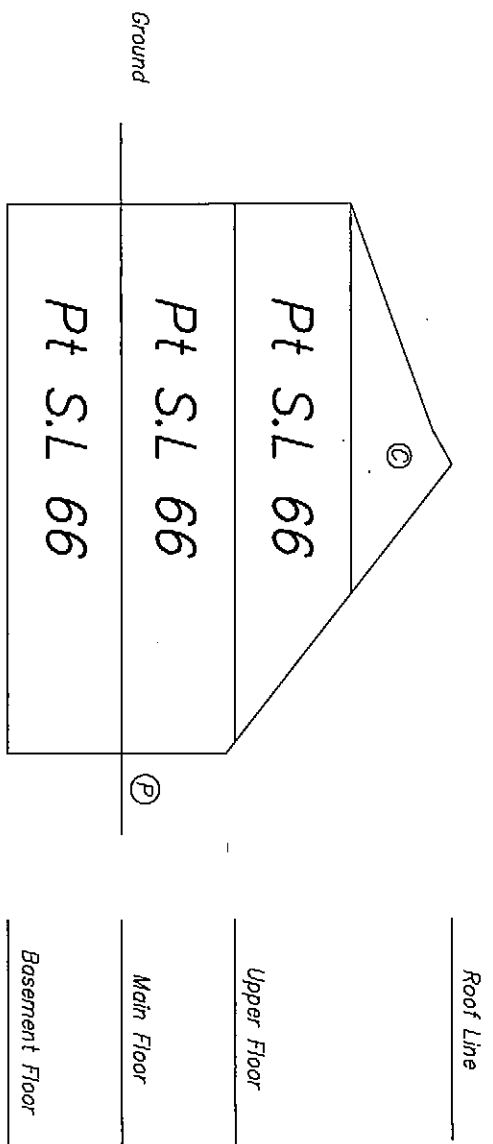
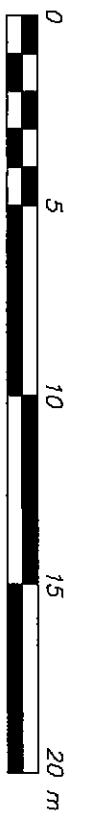
B.C.L.S.



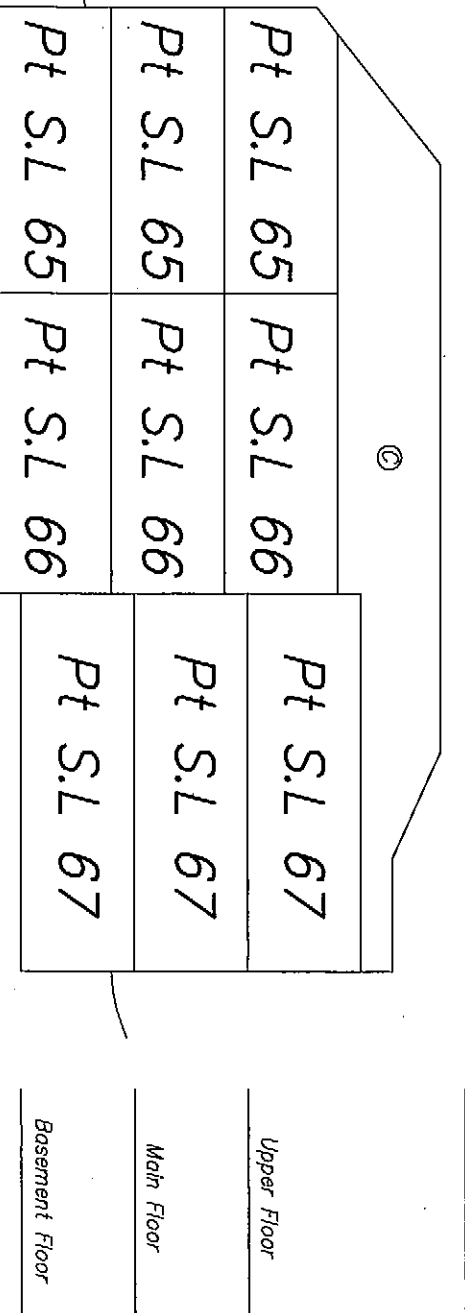
Sections

Strata Plan LMS3144  
Phase 5

SCALE 1 : 200



Section F-F  
Building #14



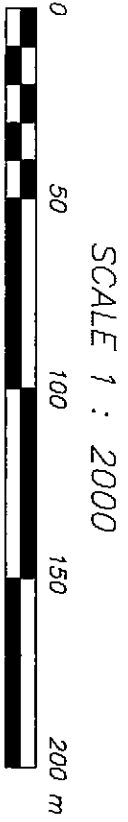
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L. Achternichuk

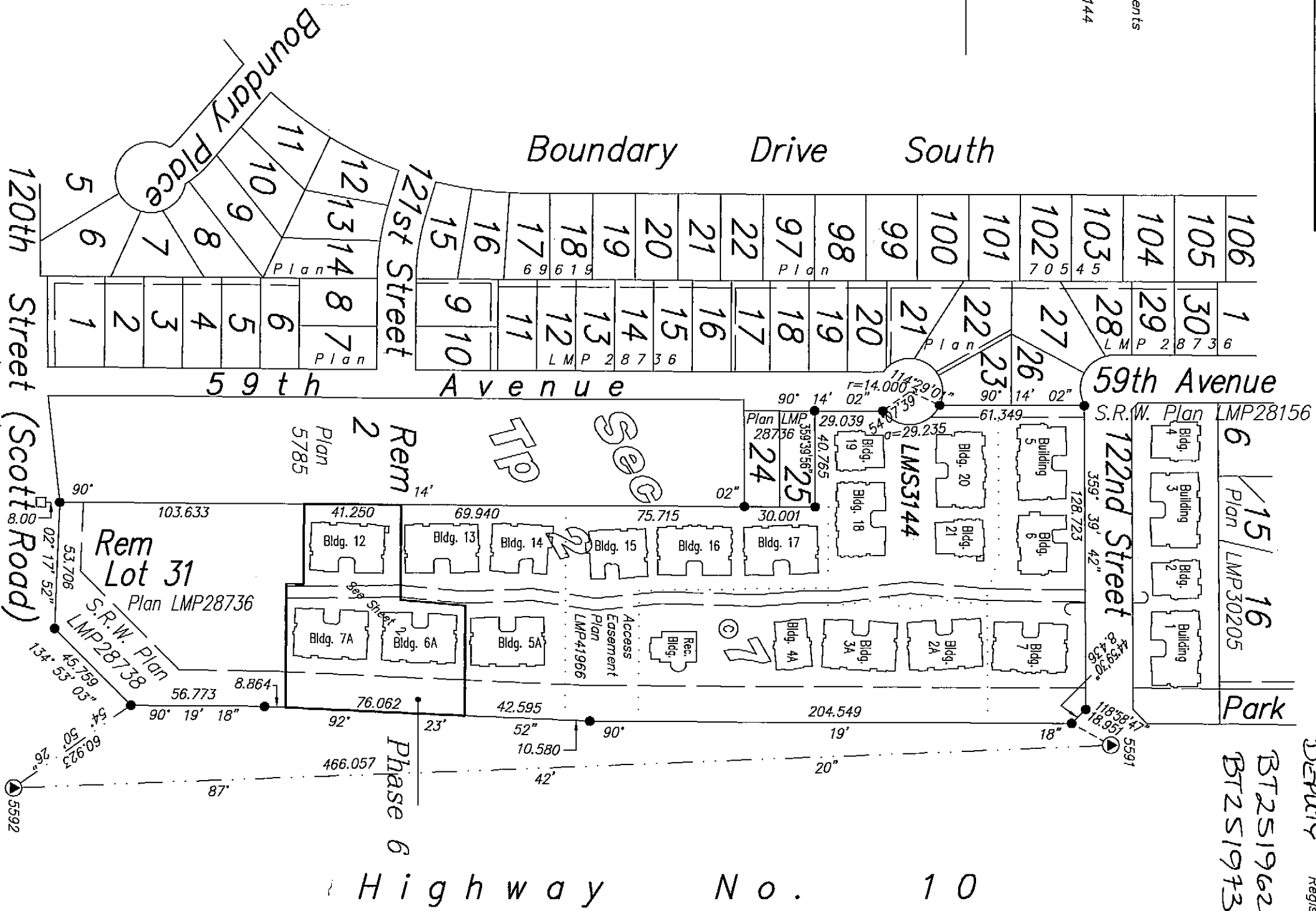
Sept 21, 2001

B.C.L.S.

Strata Plan Of Part Of Lot 31  
Sec 7 Tp 2 N.W.D. Plan LMP28736  
B.C.G.S. 92G.016



City Of Surrey  
Civic Address:  
5811 - 122nd Street  
Surrey, B.C.  
Address For Service Of Documents  
On The Strata Corporation Is:  
The Owners, Strata Plan LMS3144  
201-7795-128th Street  
Surrey, B.C.  
V3W 4E6



Deposited And Registered In The Land  
Title Office At New Westminster, B.C.  
This 16th Day Of July, 2002

B. Biggs / DS.  
DEPUTY Registrar

BT251962-  
BT251973

I, L. Achtemichuk, of Surrey, B.C. A British Columbia Land Surveyor,  
Hereby Certify:  
1. That The Building Erected On The Parcel Described Above Is Wholly  
Within The External Boundaries Of That Parcel.

Legend:  
This Plan Lies Within The Greater Vancouver Regional District  
Integrated Survey Area No. 1, Surrey, NAD83 (CSRS)  
This Plan Shows Ground Level Measured Distances  
Prior To Computation Of U.T.M. Coordinates. Multiply By Combined Factor 0.9985957  
Grid Bearings Are Derived From Observations Between Control Monuments 5592 & 5591  
All Distances Are In Metres And Decimals Thereof.

Dated At Surrey, B.C. This 14th Day Of June, 2002  
  
B.C.L.S.

- AT — Area Total
- SL — Strata Lot
- Pt. — Part
- ⊙ — Deck
- ⊕ — Patio
- F/P — Fireplace
- Flue
- ⊙ — Garage Limited Common Property Of Adjacent Strata Lot
- ⊙ — Common Property
- — Standard Iron Post Found
- — Standard Lead Plug Found
- — Standard Lead Plug Set
- ⊙ — Standard Control Monument
- r = Radius

C:\DATA\67345t6.dwg Fri Jun 14 12:47:50 2002

Rem 2

Foundation  
Dimensions

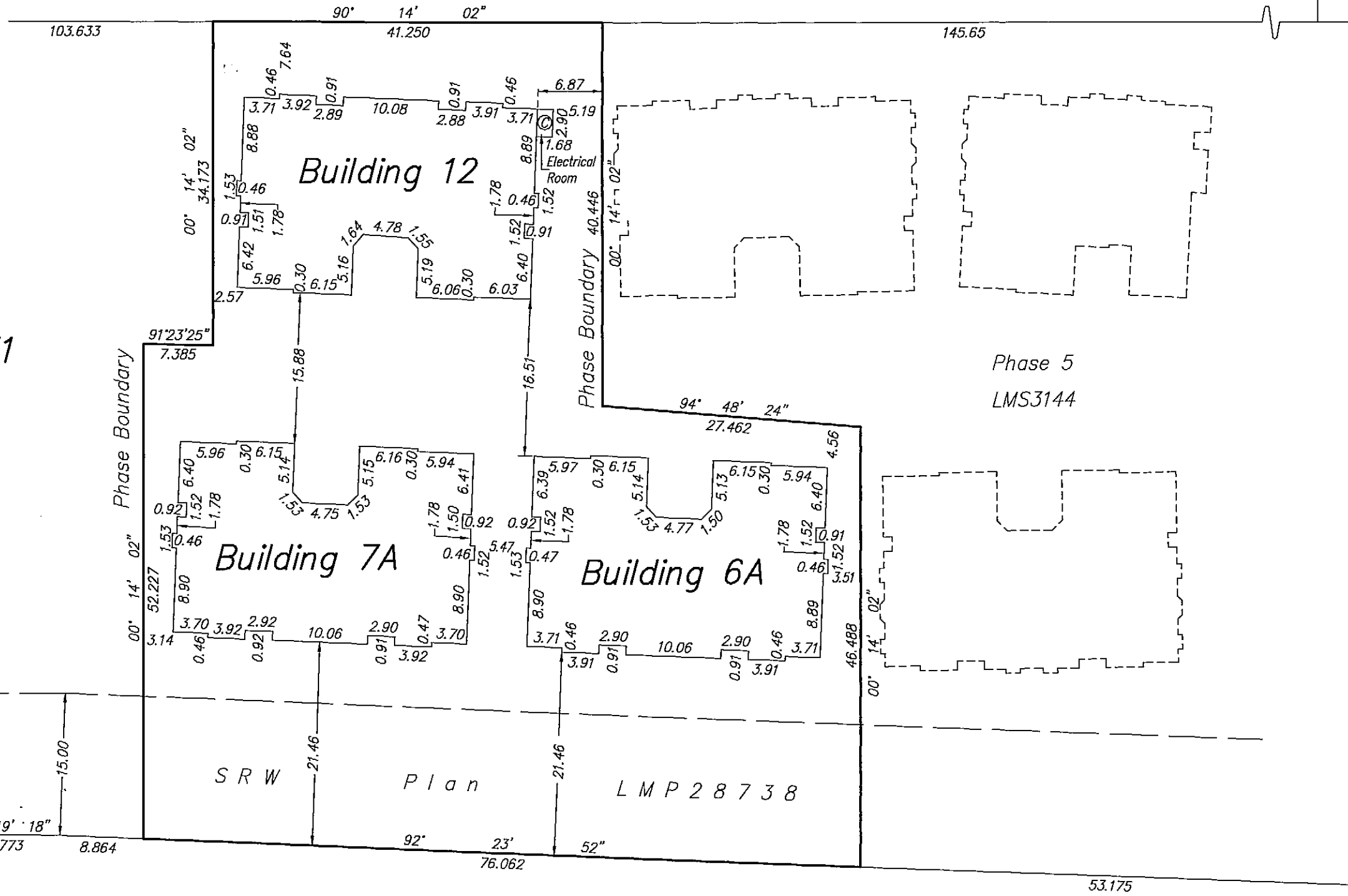
Strata Plan LMS3144  
Phase 6



SCALE 1 : 500



Sheet 2 Of 9 Sheets



Rem Lot 31  
Plan LMP28736

Phase 5  
LMS3144

SRW Plan LMP28738

Highway No. 10

L. Achtemichuk  
B.C.L.S.  
June 14, 2002

# Strata Plan LMS3144 Phase 6

The Registered Owner Of Covenants BK186423  
And BK185648 Hereby Consents To The Deposit  
Of The Phase 6 Strata Plan LMS3144

The City Of Surrey  
*D. McCallum*  
Mayor: Douglas McCallum

Acting  
Municipal Clerk: *Barbara Kenny* MAREE JONES

### Statutory Declaration

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 Conscientiously Believing It To Be True And Knowing That It Is Of The Same Force And Effect As If Made Under Oath

*[Signature]*  
Declared Before Me At Richmond  
In The Province Of British Columbia  
This 17<sup>th</sup> Day Of June  
*[Signature]*  
Commissioner For Taking Affidavits Within  
The Province Of British Columbia

### New Development Certificate

I, L. Achtemichuk, A British Columbia Land Surveyor Hereby Certify That The Building Shown In This Strata Plan Has Not, As Of The 14th Day Of June, 2002 Been Previously Occupied.

Dated At Surrey, British Columbia,  
This 14th Day Of June, 2002

*[Signature]*  
B.C.L.S.

Approved As Phase 6 Of A  
Strata Plan Under The Condominium Act.  
This 9th Day Of July, 2002

*[Signature]*  
Approving Officer - City Of Surrey

NICHOLAS LAI

Approved As Phase 6 Of A  
Strata Plan Under The Condominium Act.  
This 25th Day Of June 2002

*[Signature]*  
Approving Officer - Ministry Of Transportation And Highways

~~Witness As To Both Signatures~~  
~~Print Name:~~  
~~Address~~  
~~Occupation~~

Owners :  
Lakewood Boundary Development Ltd.

Authorized Signatory  
Print Name: *[Signature]* Jeffy Luking

Authorized Signatory  
Print Name:

*[Signature]*  
Witness As To Both Signatures  
Print Name: Stacey Yarwood

Address 201-7795 128th Street  
Occupation Executive Assistant

Mortgagee :  
Hongkong Bank Of Canada  
Jim Hayes  
Manager  
Commercial Banking

Authorized Signatory  
Print Name: *[Signature]*

Authorized Signatory  
Print Name: *[Signature]* Kim Belts

Witness As To Both Signatures

Print Name: *[Signature]* KIM BELTS  
Address 401 WEST BROMSBURY  
Occupation SECRETARY

*[Signature]*  
B.C.L.S.  
L. Achtemichuk June 14, 2002

MH 01-006-1979B


Strata Plan LMS3144  
Phase 6


Sheet 4 of 9 Sheets

Condominium Act

S. L. No.	Sheet No.	Form 1	Form 2
		Schedule Of Unit Entitlement	Schedule Of Interest Upon Destruction
S. L. 68	5 & 9	201	309
S. L. 69	5 & 9	212	299
S. L. 70	5 & 9	212	299
S. L. 71	5 & 9	201	309
S. L. 72	6 & 8	201	309
S. L. 73	6 & 8	212	299
S. L. 74	6 & 8	212	299
S. L. 75	6 & 8	201	309
S. L. 76	7 & 8	202	319
S. L. 77	7 & 8	214	309
S. L. 78	7 & 8	213	309
S. L. 79	7 & 8	202	319
Aggregate		2483	3688

Accepted As To Forms 1 And 2  
This 12TH Day Of JULY, 2002

  
FOR Superintendent of Real Estate

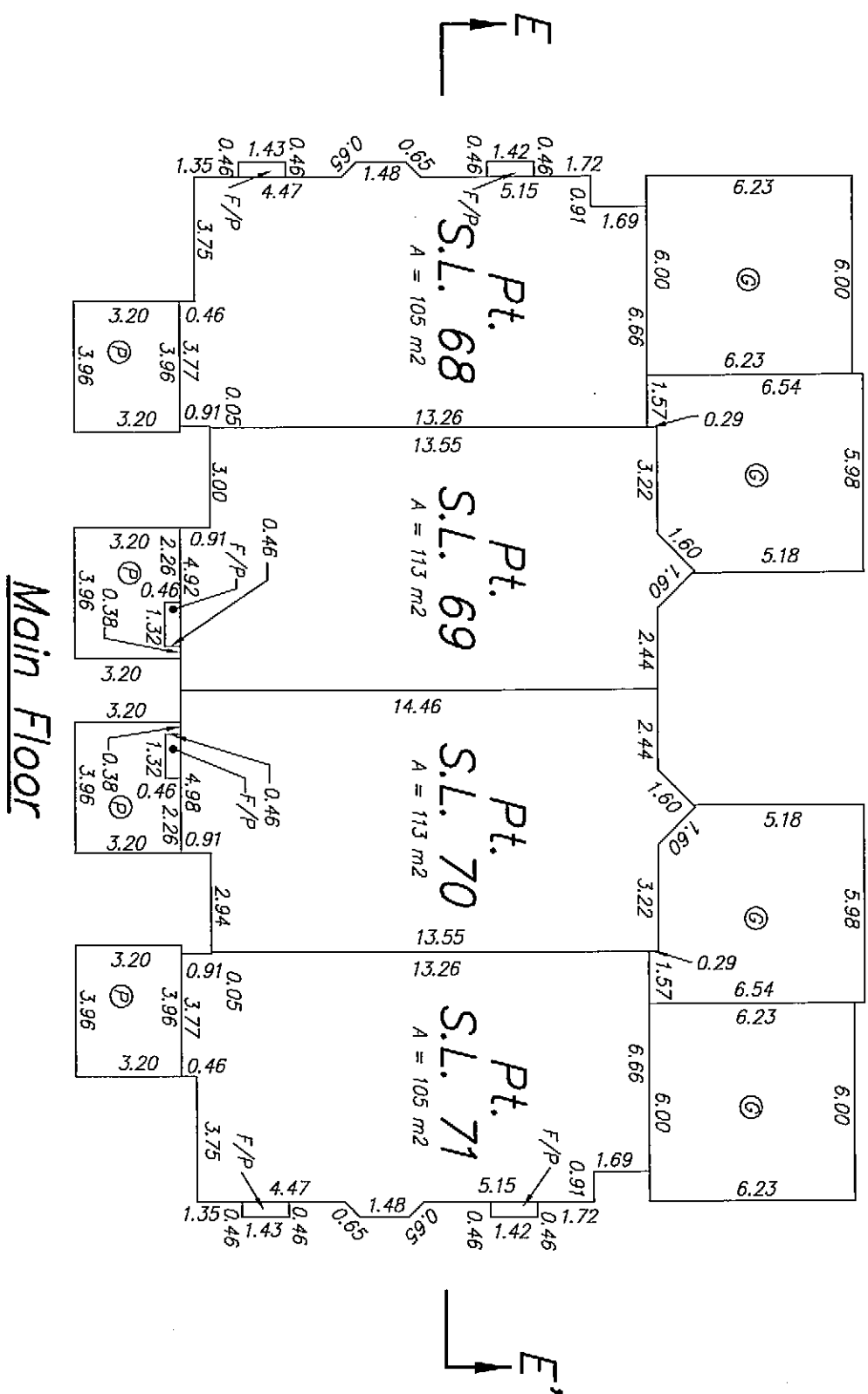
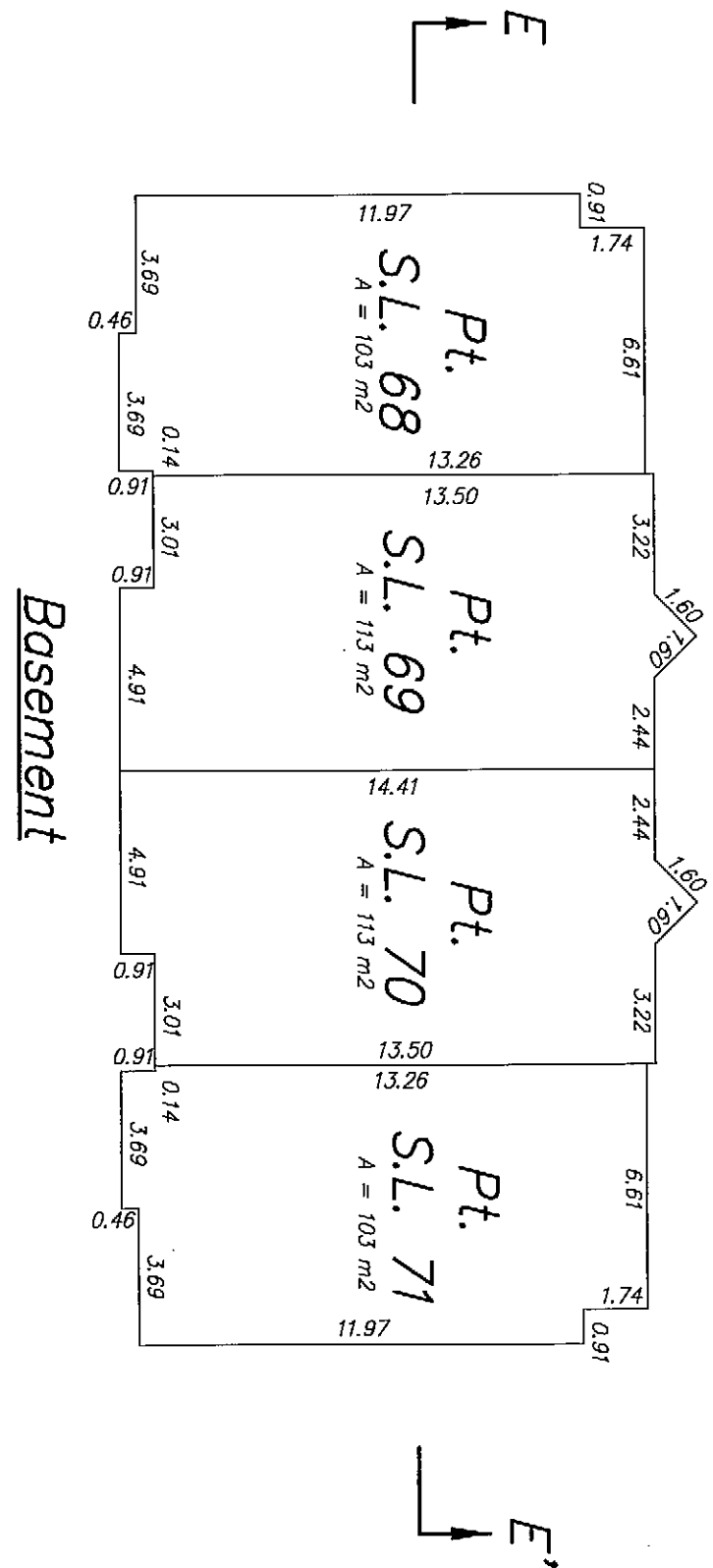
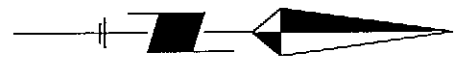
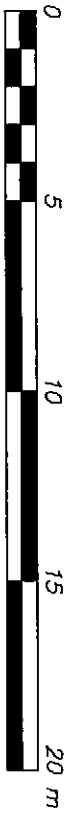
  
L. Achtemichuk June 14, 2002  
B.C.L.S.

# Floor Plans - Building 6A

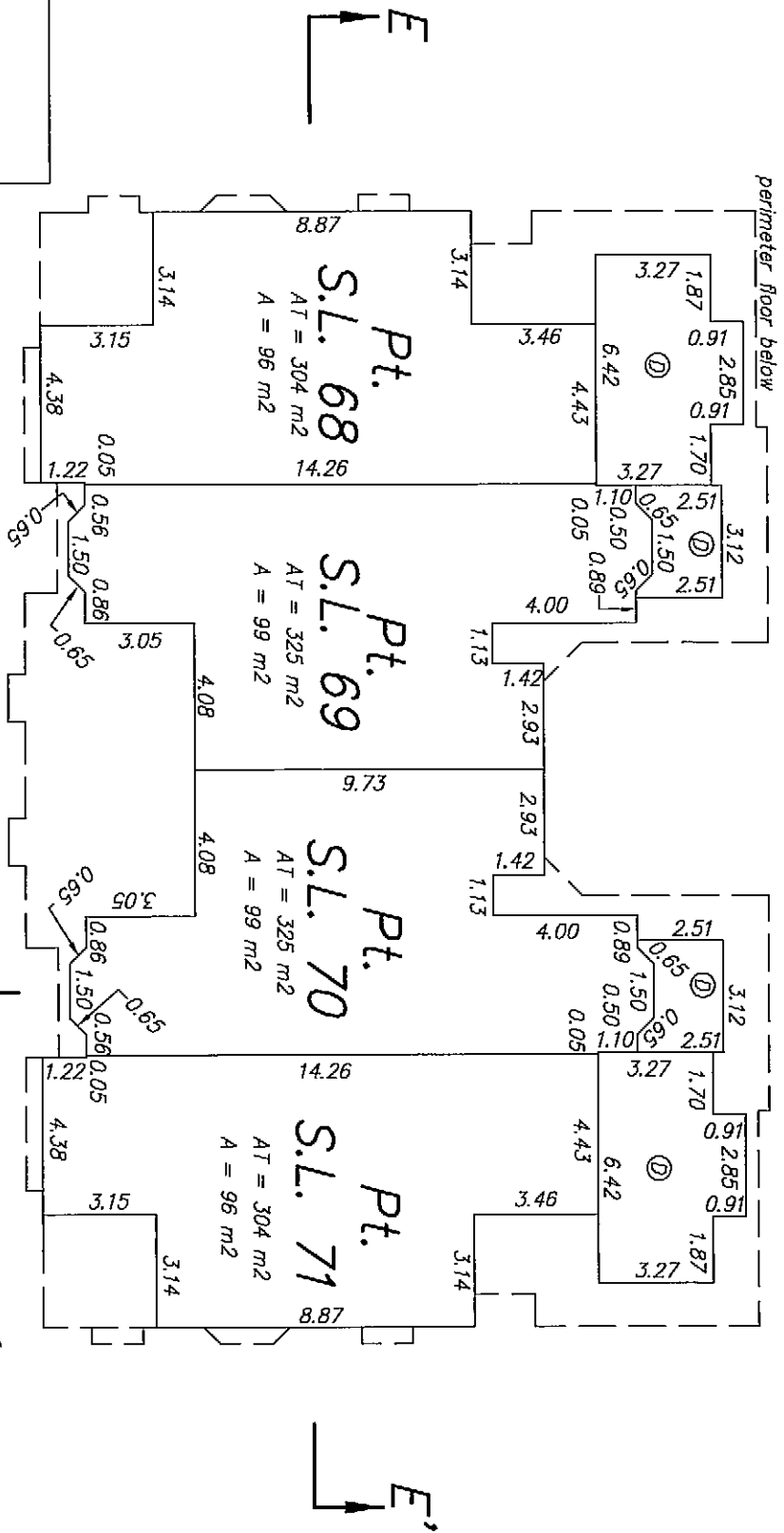
# Strata Plan LMS3144 Phase 6

Sheet 5 Of 9 Sheets

SCALE 1 : 200



**Note:**  
Basements, Window Seats And Garages  
Are Part Of The Strata Units But Are  
Not Included In The Area Calculations  
For Unit Entitlement.



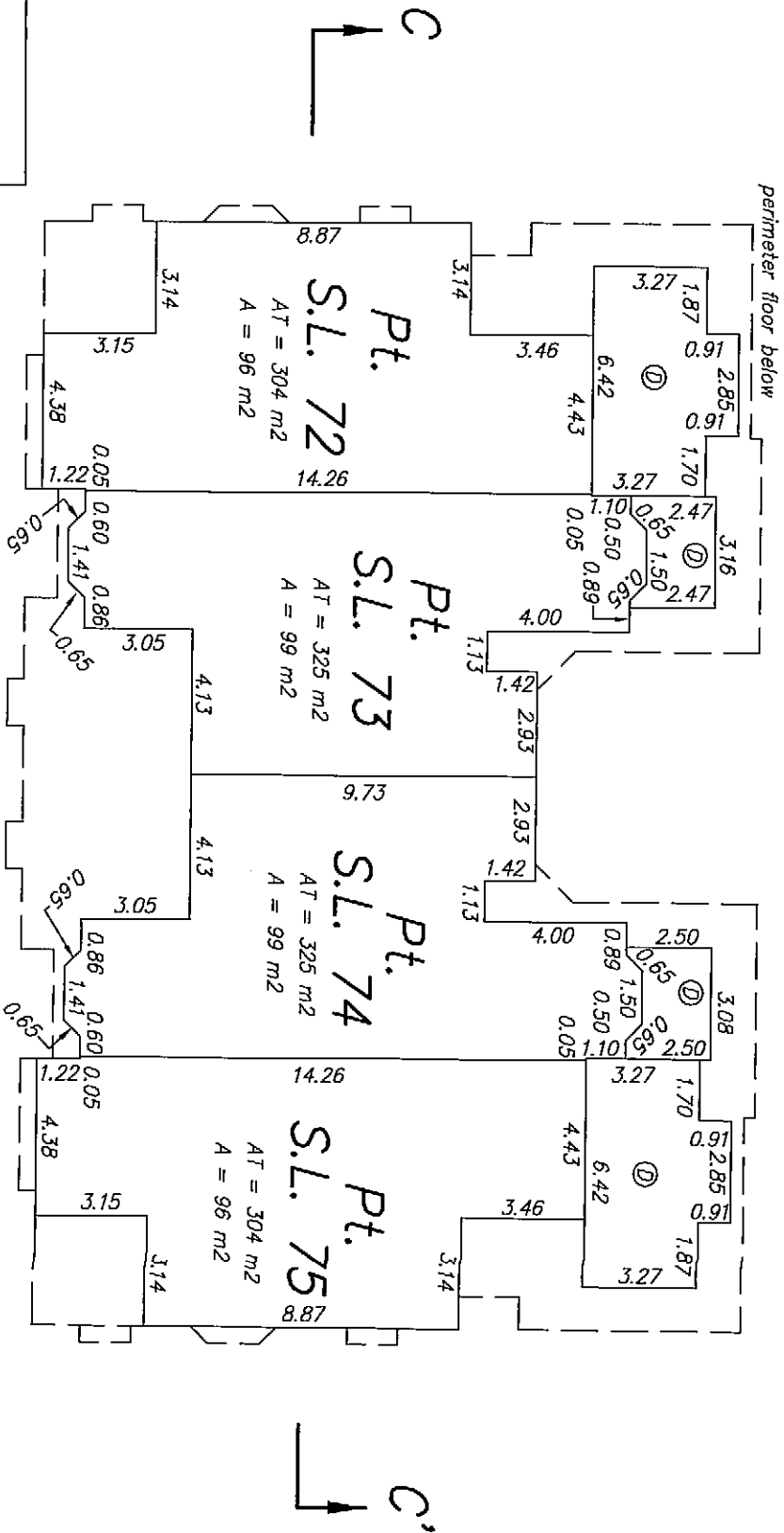
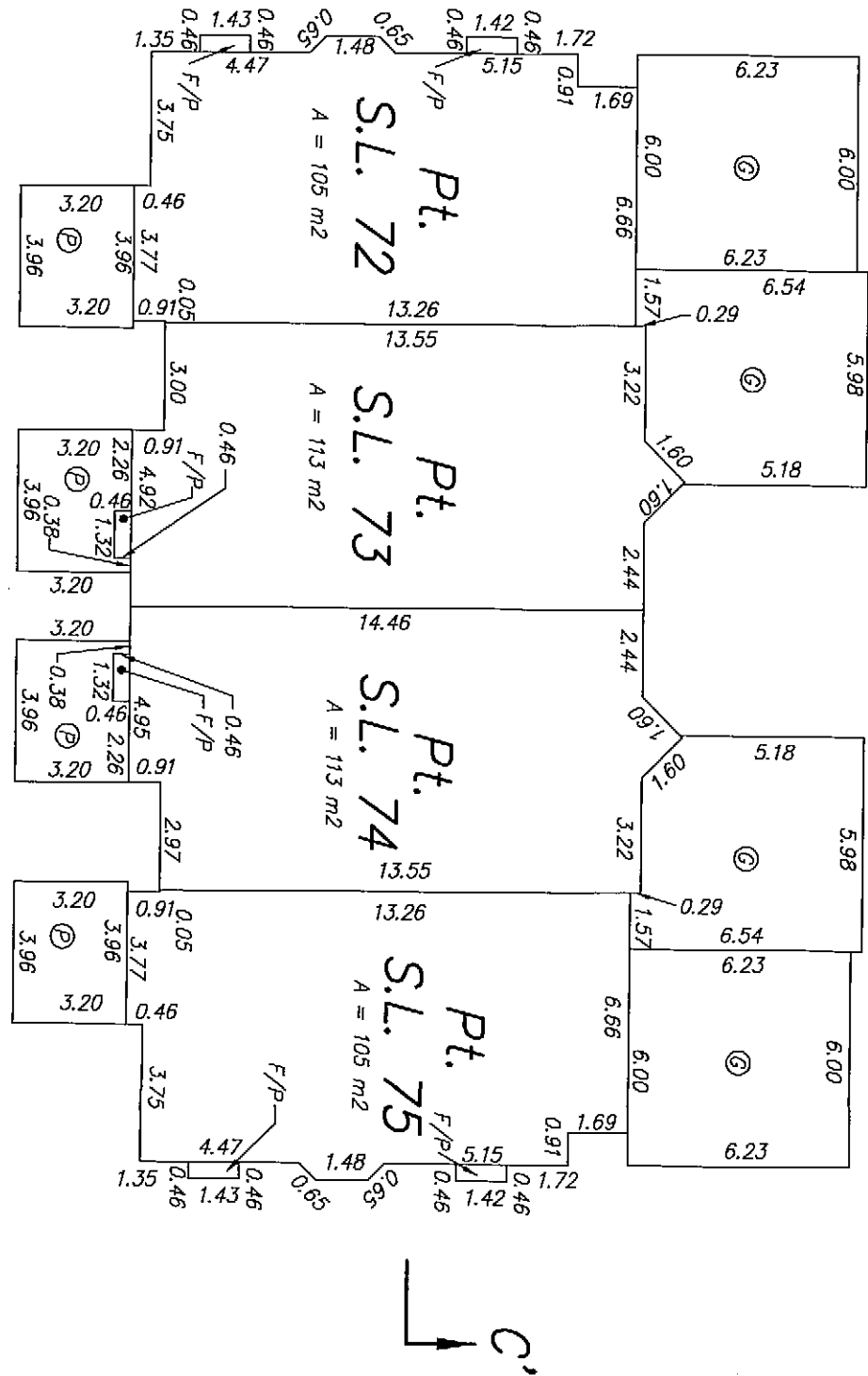
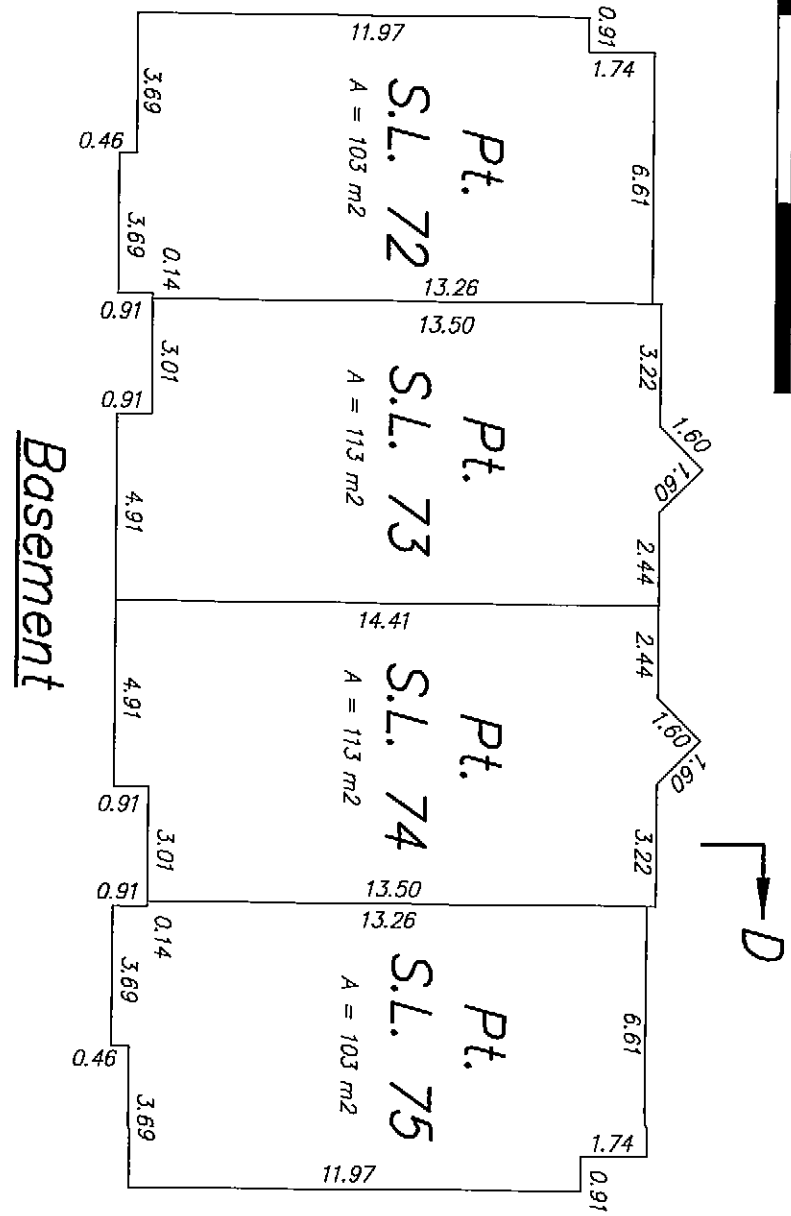
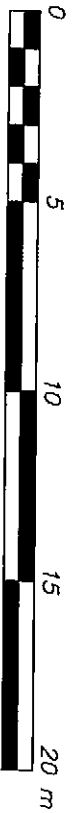
L. Achtemichuk  
B.C.L.S.  
June 14, 2002

# Floor Plans - Building 7A

# Strata Plan LMS3144 Phase 6

Sheet 6 Of 9 Sheets

SCALE 1 : 200



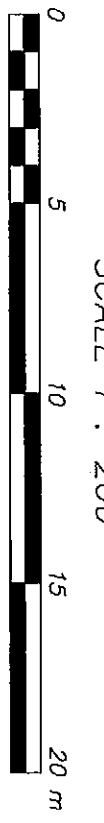
**Note:**  
Basements, Window Seats And Garages  
Are Part Of The Strata Units But Are  
Not Included In The Area Calculations  
For Unit Entitlement.

L. Achtemichuk  
June 14, 2002  
B.C.L.S.

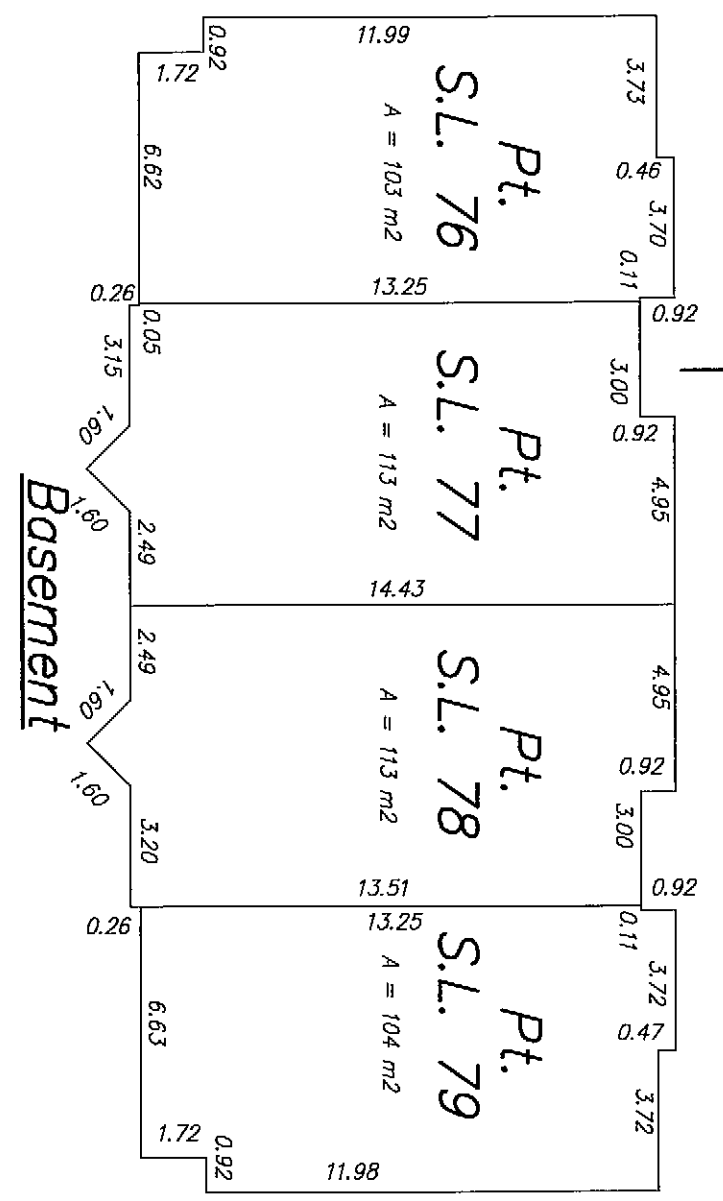
# Floor Plans - Building 12

# Strata Plan LMS3144 Phase 6

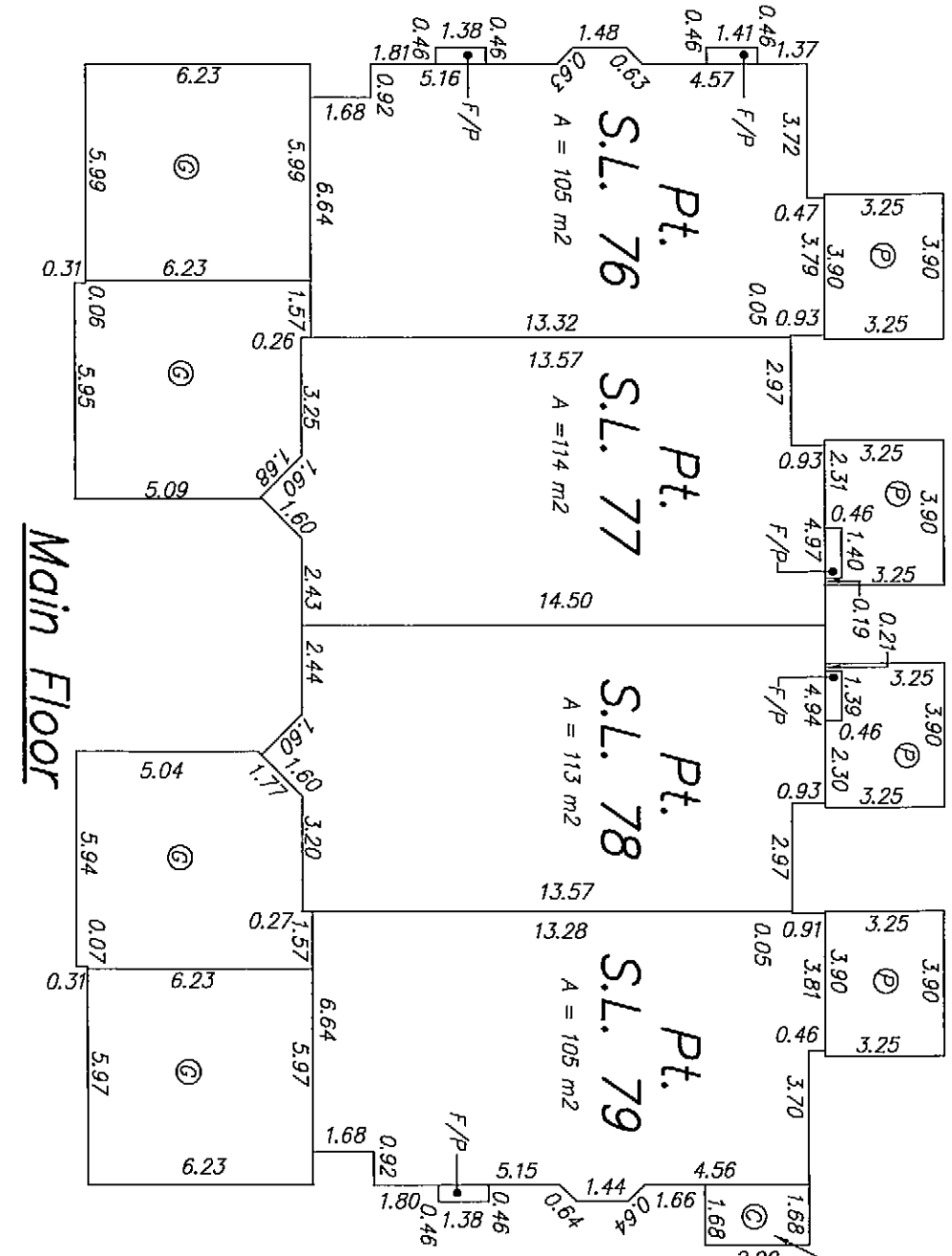
SCALE 1 : 200



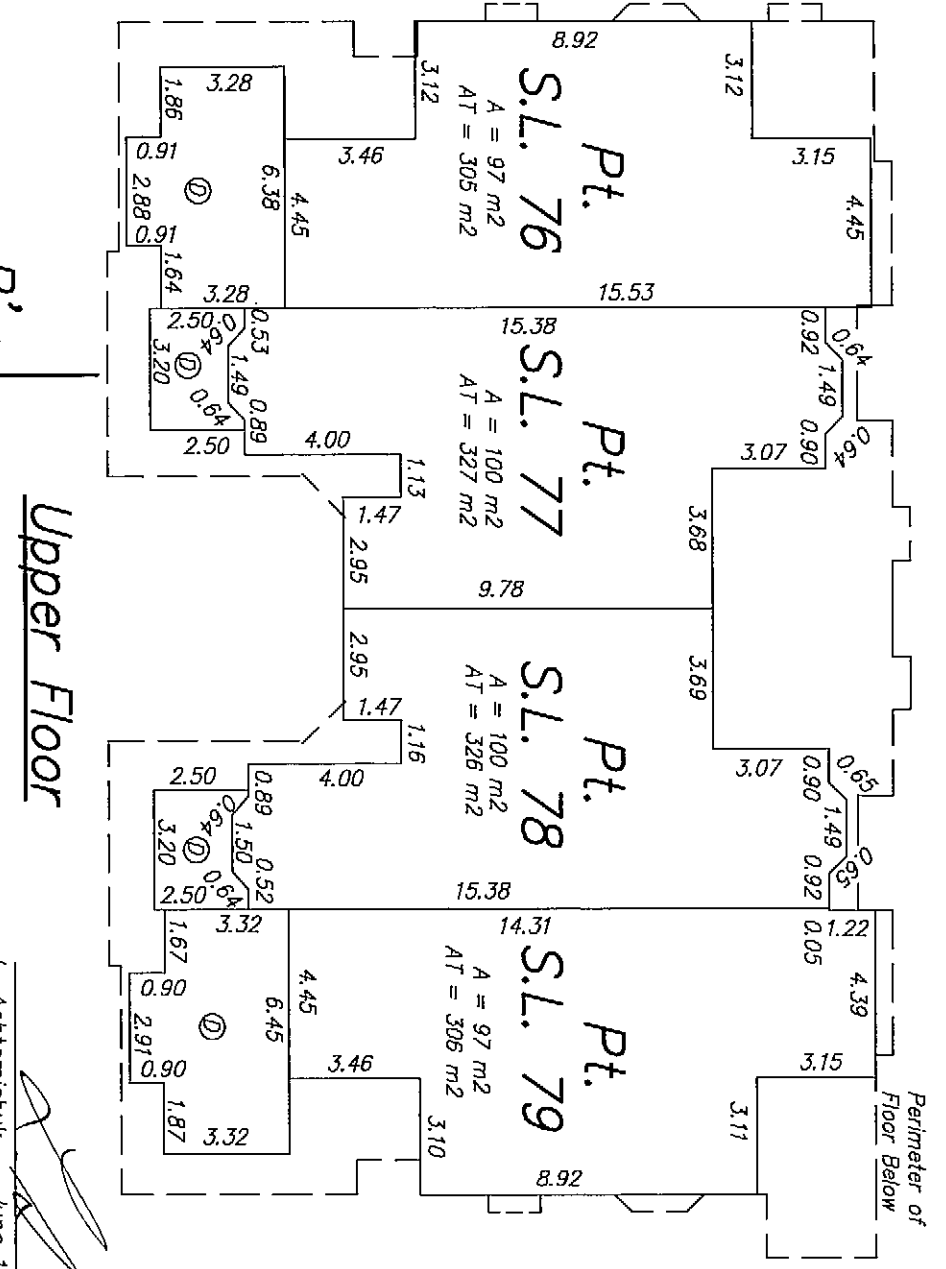
## Basement



## Main Floor



## Upper Floor



**Note:**  
Basements, Window Seats And Garages  
Are Part Of The Strata Units But Are  
Not Included In The Area Calculations  
For Unit Entitlement.

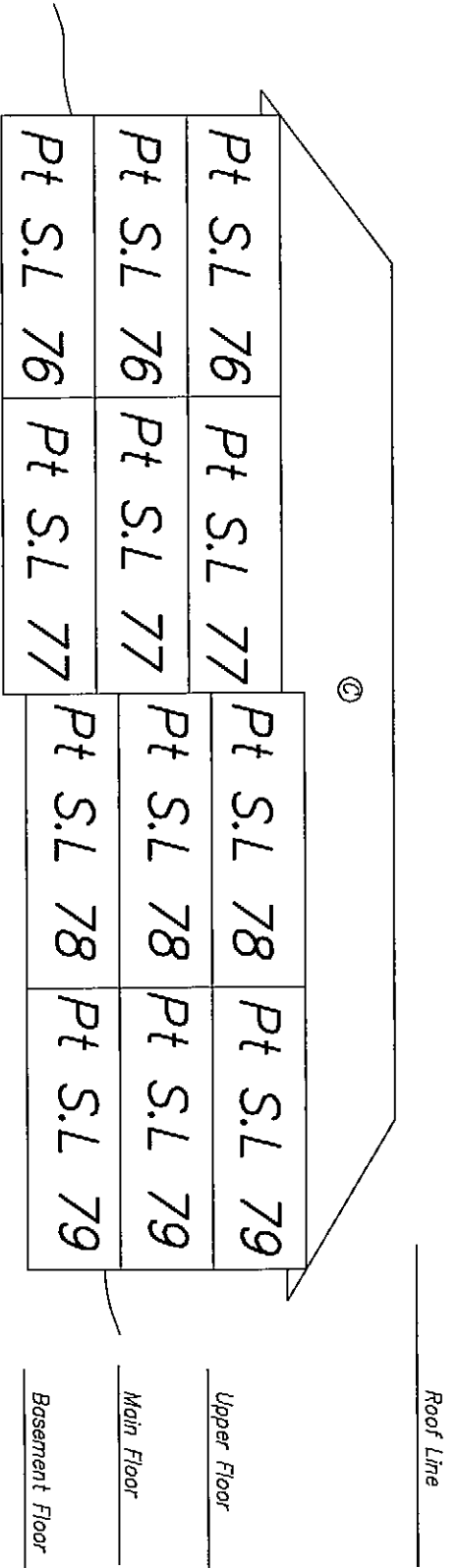
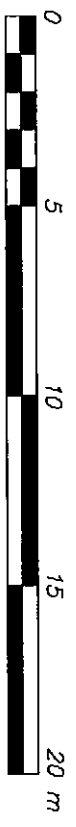
L. Achtemichuk  
June 14, 2002  
B.C.L.S.



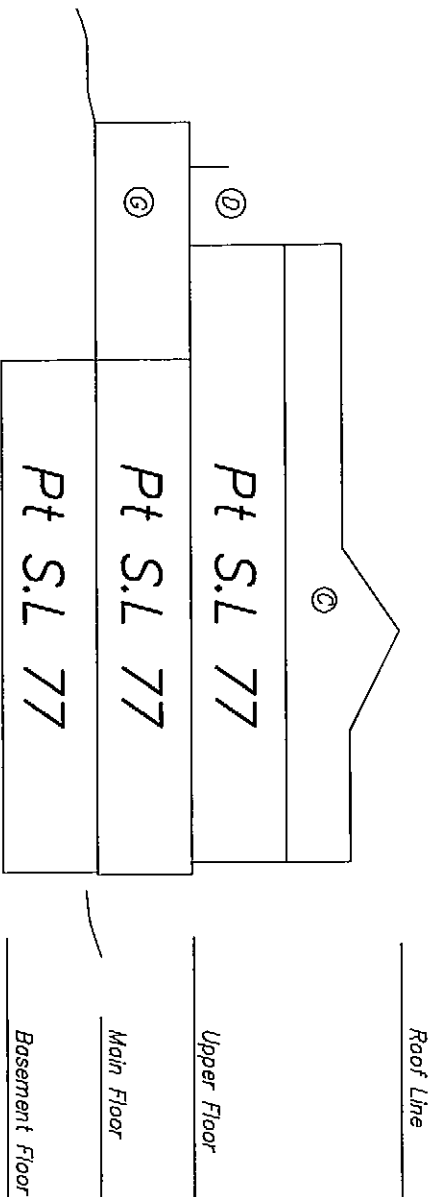
Sections

Strata Plan LMS3144  
Phase 6

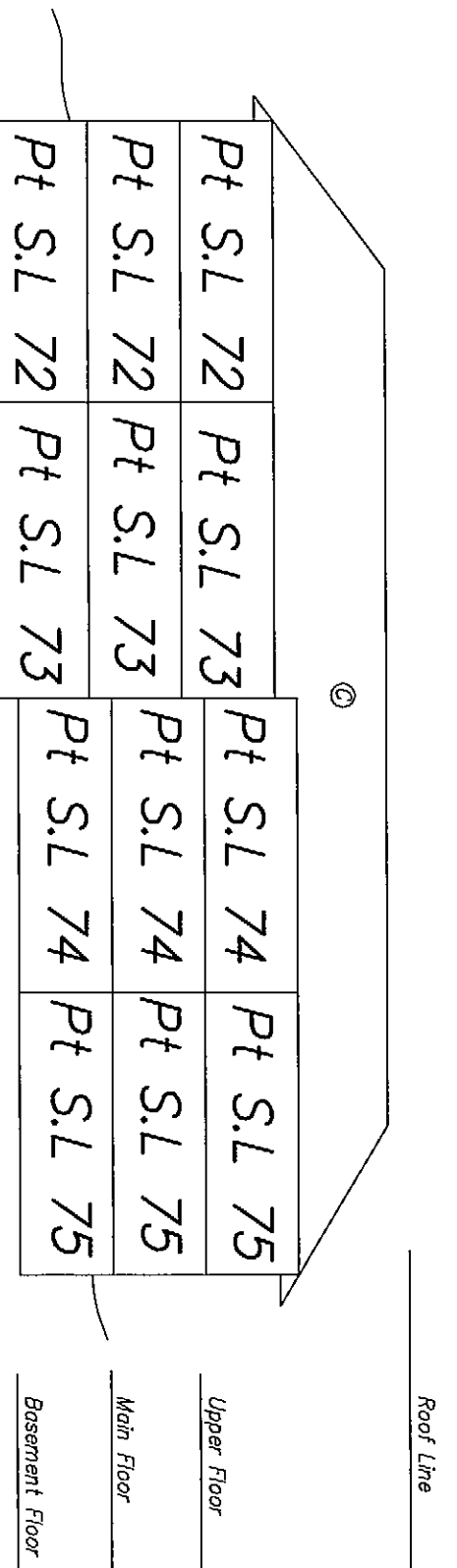
SCALE 1 : 200



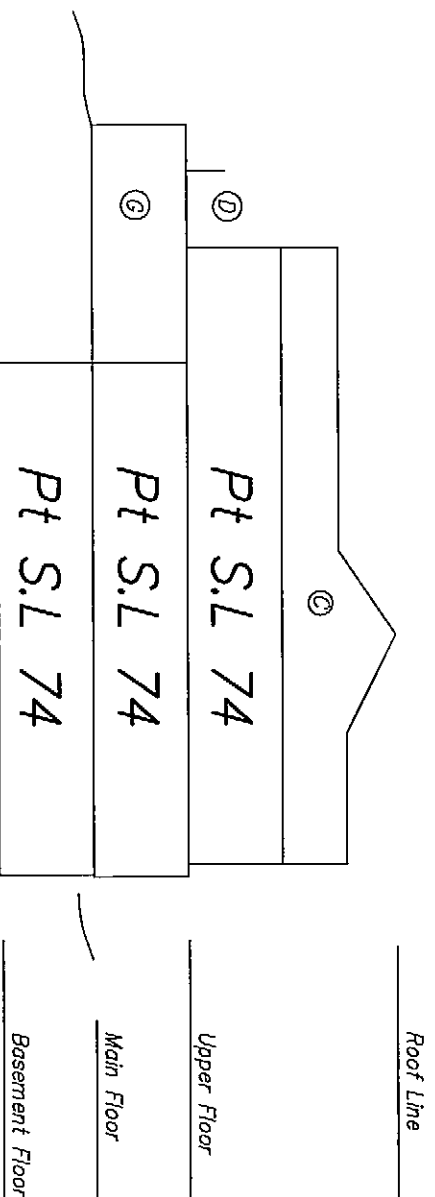
Section A-A'  
Building #12




Section B-B'



Section C-C'  
Building #7 A



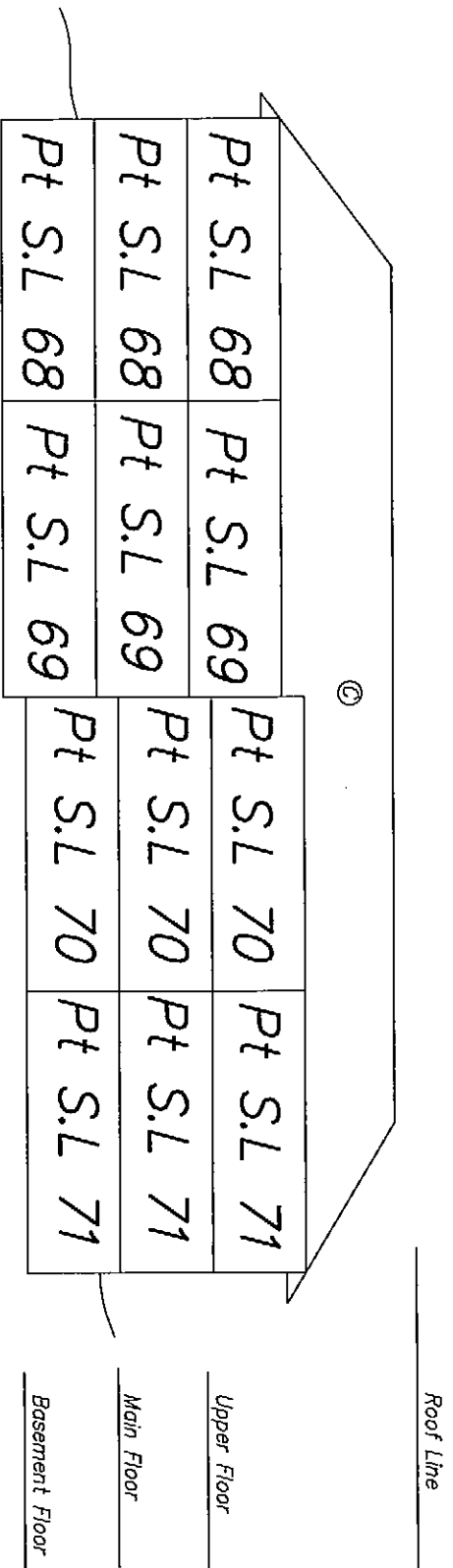
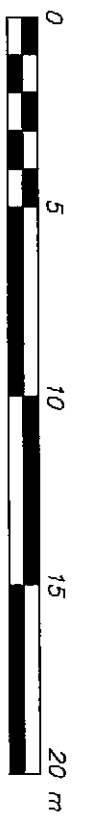
Section D-D'

  
 L. Achtemichuk  
 June 14, 2002  
 B.C.L.S.

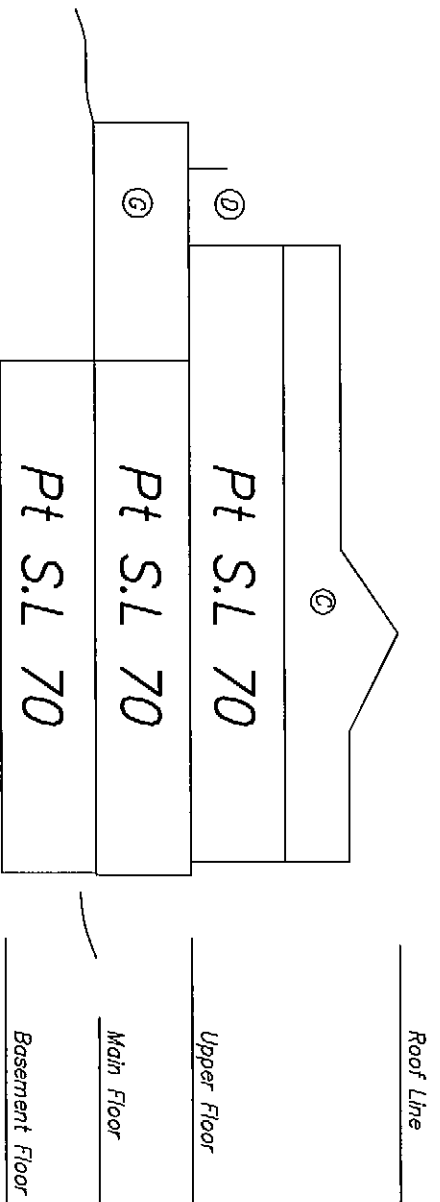
Sections

Strata Plan LMS3144  
Phase 6


SCALE 1 : 200



Section E-E'  
Building #6 A



Section F-F'

  
 B.C.L.S.  
 L. Achtemichuk June 14, 2002

**Strata Plan Of Lot 31 Except:**

Firstly: Phase One Strata Plan LMS3144  
 Secondly: Phase Two Strata Plan LMS3144  
 Thirdly: Phase Three Strata Plan LMS3144  
 Fourthly: Phase Four Strata Plan LMS3144  
 Fifthly: Phase Five Strata Plan LMS3144  
 Sixthly: Phase Six Strata Plan LMS3144

Sec 7 Tp 2 N.W.D. Plan LMP28736  
 B.C.G.S. 92G.016

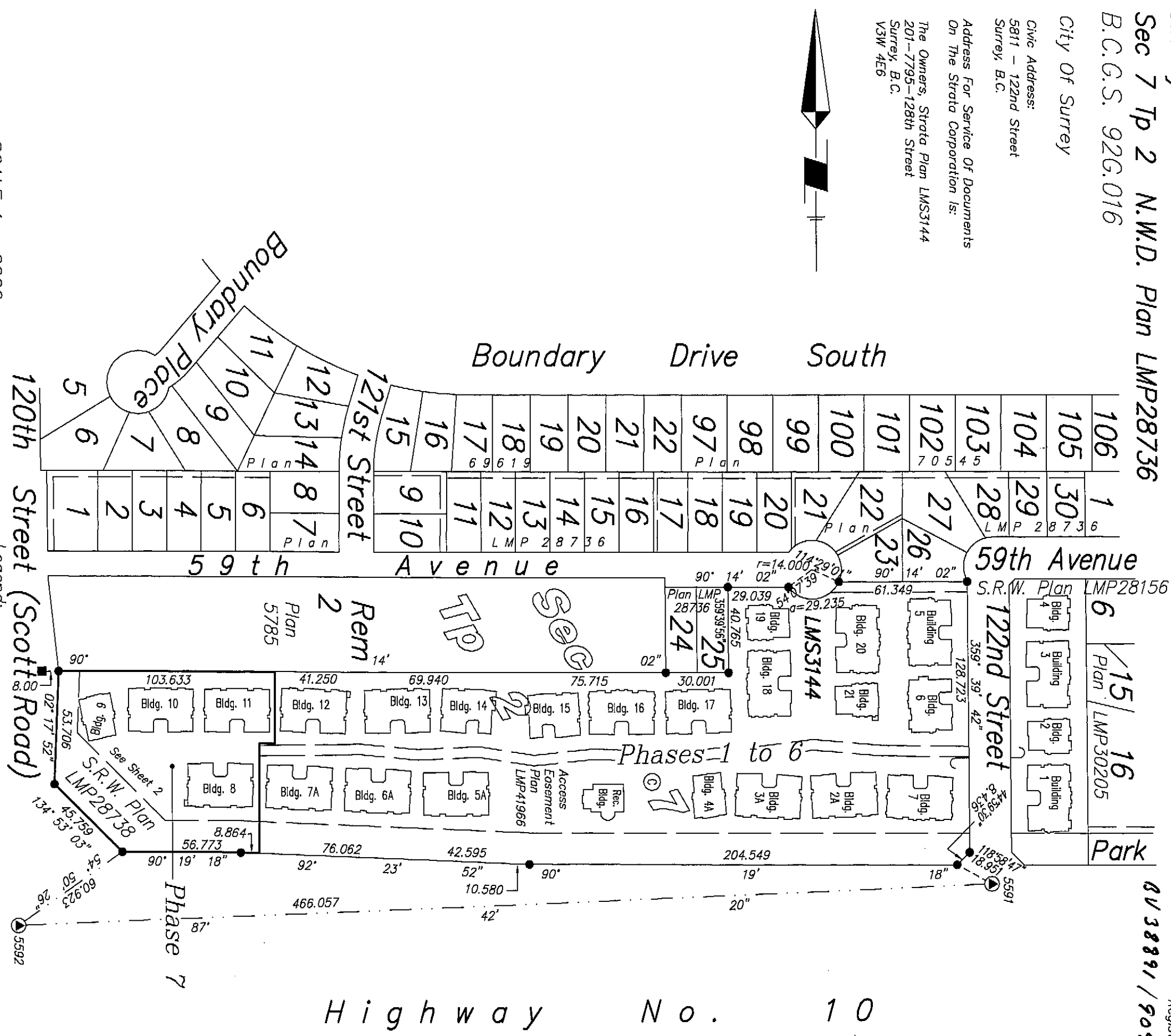
City Of Surrey  
 Civic Address:  
 5811 - 122nd Street  
 Surrey, B.C.

Address For Service Of Documents  
 On The Strata Corporation Is:  
 The Owners, Strata Plan LMS3144  
 201-7795-128th Street  
 Surrey, B.C.  
 V3W 4E6

Plan LMS3144  
 Phase 7

Deposited And Registered In The Land  
 Title Office At New Westminster, B.C.  
 This 3 Day Of Feb 2003

*B. Ruggeri*  
 Registrar  
 BV 38891/904



1. Donald Smith, Of North Vancouver, B.C.  
 A British Columbia Land Surveyor, Hereby Certifies:  
 1. That The Building Erected On The Parcel Described Above Is Wholly  
 Within The External Boundaries Of That Parcel.  
 Dated At Surrey, B.C. This 23rd Day Of December, 2002

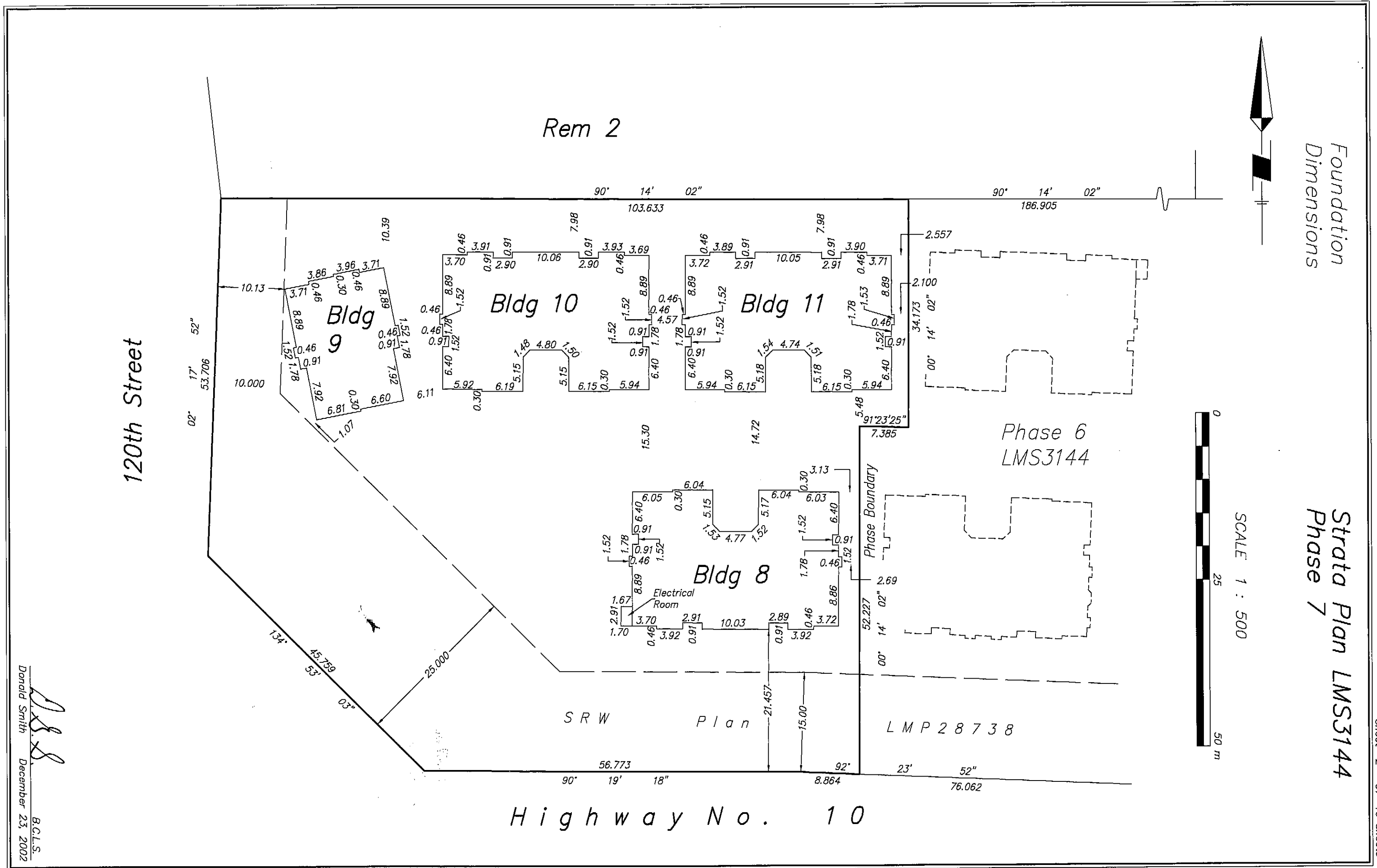
*D. Smith*  
 B.C.L.S.

**Legend:**  
 This Plan Lies Within The Greater Vancouver Regional District  
 Integrated Survey Area No. 1, Surrey, NAD83 (CSRS)  
 This Plan Shows Ground Level Measured Distances  
 Prior To Computation Of U.T.M. Coordinates. Multiply By Combined Factor 0.99995957  
 Grid Bearings Are Derived From Observations Between Control Monuments 5592 & 5591  
 All Distances Are In Metres And Decimals Thereof.

- AT — Area Total
- S.L. — Strata Lot
- Pt. — Part
- ⊙ — Deck
- ⊕ — Patio
- F/P — Fireplace
- Flue
- ⊙ — Garage
- ⊙ — Limited Common Property Of Adjacent Strata Lot
- ⊙ — Common Property
- — Standard Iron Post Found
- — Standard Lead Plug Found
- ⊙ — Standard Control Monument
- d = Area
- r = Radius

Hol & Associates Professional Land Surveyors Suite 111 - 12827 - 76th Avenue, Surrey, BC Tel: 591-9770 File: A7345T7

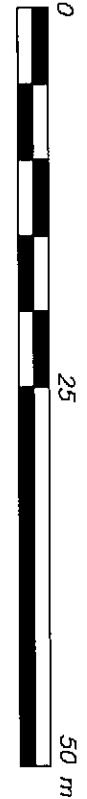
MOT 01-006-20280

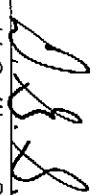


Foundation Dimensions

Strata Plan LMS3144 Phase 7

SCALE 1 : 500




  
 Donald Smith  
 December 23, 2002  
 B.C.L.S.

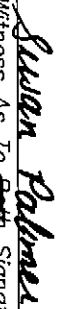
Sheet 2 of 10 Sheets

# Strata Plan LMS3144 Phase 7

The Registered Owner Of Covenants BK186423  
And BK185648 Hereby Consents To The Deposit  
Of The Phase 7 Strata Plan LMS3144

The City Of Surrey  
  
Mayor: Douglas McCallum


~~Municipal Clerk: Margaret Jones~~  
MARGARET JONES  
City

  
Susan Palmer  
Witness As To ~~Both~~ Signatures of A/City Clerk  
Print Name: Susan Palmer  
Address: 1445-56 Ave, Surrey, B.C.  
Occupation: Assistant City Clerk

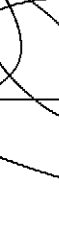
Owners:  
Lakewood Boundary Development Ltd.

  
Authorized Signatory  
Print Name: Jerry Lukins

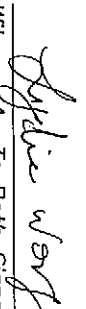
Authorized Signatory  
Print Name:

  
Witness As To Both Signatures  
Print Name: Stacey Yarwood  
Address: 201-7795 128th Street  
Occupation: Executive Assistant


Mortgagee:  
Hongkong Bank Of Canada HSBC Bank Canada

  
Authorized Signatory  
Print Name: Jim Hayes  
Manager  
Commercial Banking

  
Authorized Signatory  
Print Name: K.M. Betts  
Assistant Vice President  
& Manager

  
Witness As To Both Signatures  
Print Name: Lydia Wong  
A COMMISSIONER FOR TAKING AFFIDAVITS  
FOR BRITISH COLUMBIA



Address: 601 WEST BROADWAY 834  
VANCOUVER, B.C. V9Z 4R5

  
Donald Smith  
B.C.L.S.  
December 23, 2002

### Statutory Declaration

- 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 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 British Columbia  
This 20th Day Of December 2002  
  
Commissioner For Taking Affidavits Within  
The Province Of British Columbia

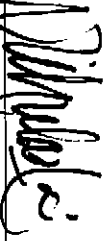
### New Development Certificate

I, Donald Smith, A British Columbia Land Surveyor Hereby Certify That The Building Shown In This Strata Plan Has Not, As Of The 28th Day Of November, 2002 Been Previously Occupied.


Dated At Surrey, British Columbia,  
This 23rd Day Of December, 2002

  
B.C.L.S.

Approved As Phase 7 Of A 7 Phase  
Strata Plan Under The Condominium Act.  
This 24th Day Of January, 2003

  
Approving Officer - City Of Surrey  
NICHOLAS LAI

Approved As Phase 7 Of A 7 Phase  
Strata Plan Under The Condominium Act.  
This 20th Day Of Jan. 2003

  
Approving Officer - Ministry Of Transportation And Highways

Strata Plan LMS3144  
Phase 7

Sheet 4 of 10 Sheets

Condominium Act

S. L. No.	Sheet No.	Form 1	Form 2
		Schedule Of Unit Entitlement	Schedule Of Interest Upon Destruction
S. L. 80	5 & 9	202	309
S. L. 81	5 & 9	211	299
S. L. 82	5 & 9	211	299
S. L. 83	5 & 9	202	309
S. L. 84	6 & 10	202	309
S. L. 85	6 & 10	202	319
S. L. 86	7 & 9	202	319
S. L. 87	7 & 9	215	309
S. L. 88	7 & 9	215	309
S. L. 89	7 & 9	202	319
S. L. 90	8 & 10	202	319
S. L. 91	8 & 10	213	309
S. L. 92	8 & 10	213	309
S. L. 93	8 & 10	202	319
Aggregate		2894	4356

Accepted As To Forms 1 And 2  
This 30<sup>TH</sup> Day Of JANUARY, 2003.

*Pte [Signature]*  
FOR Superintendant of Real Estate

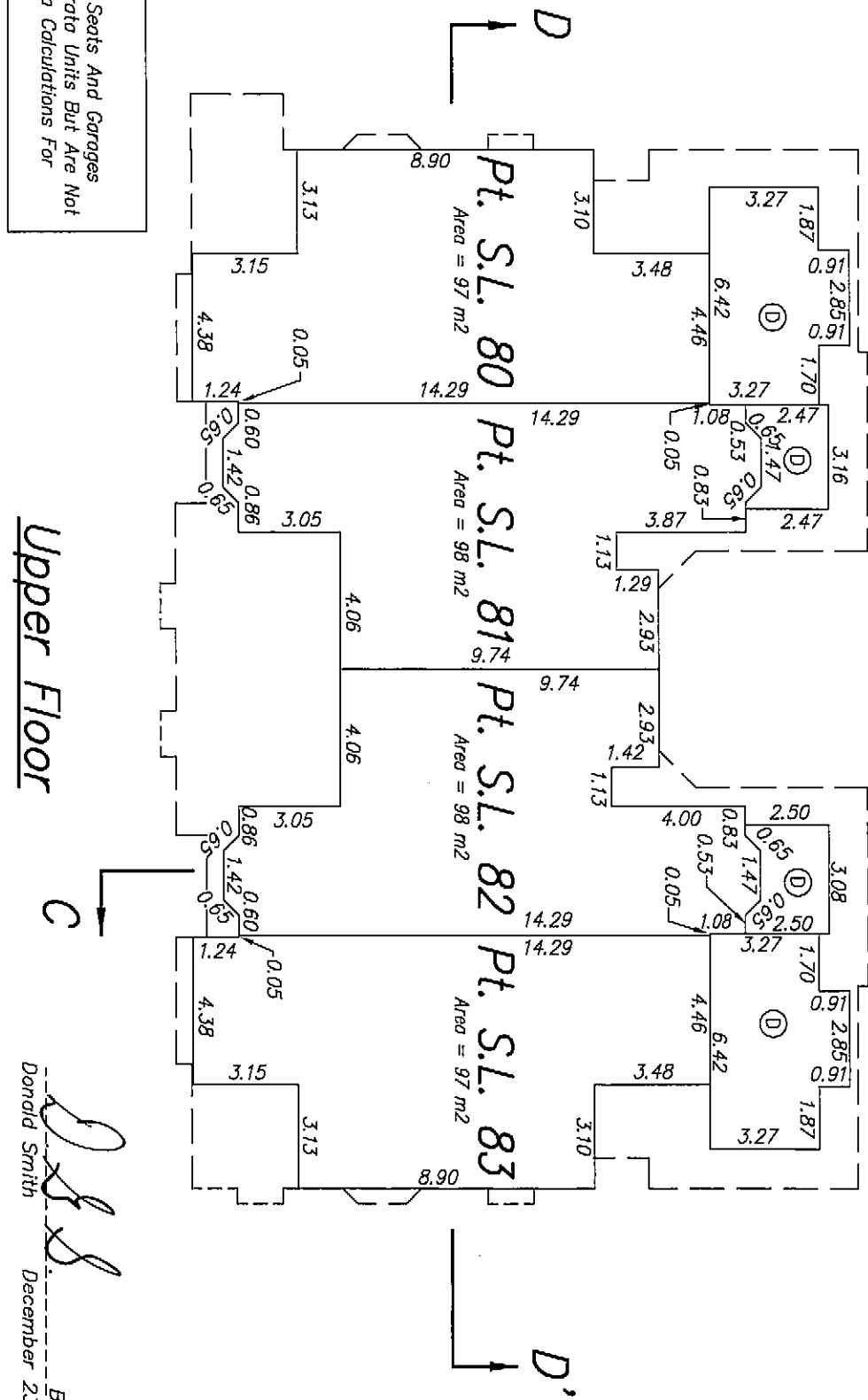
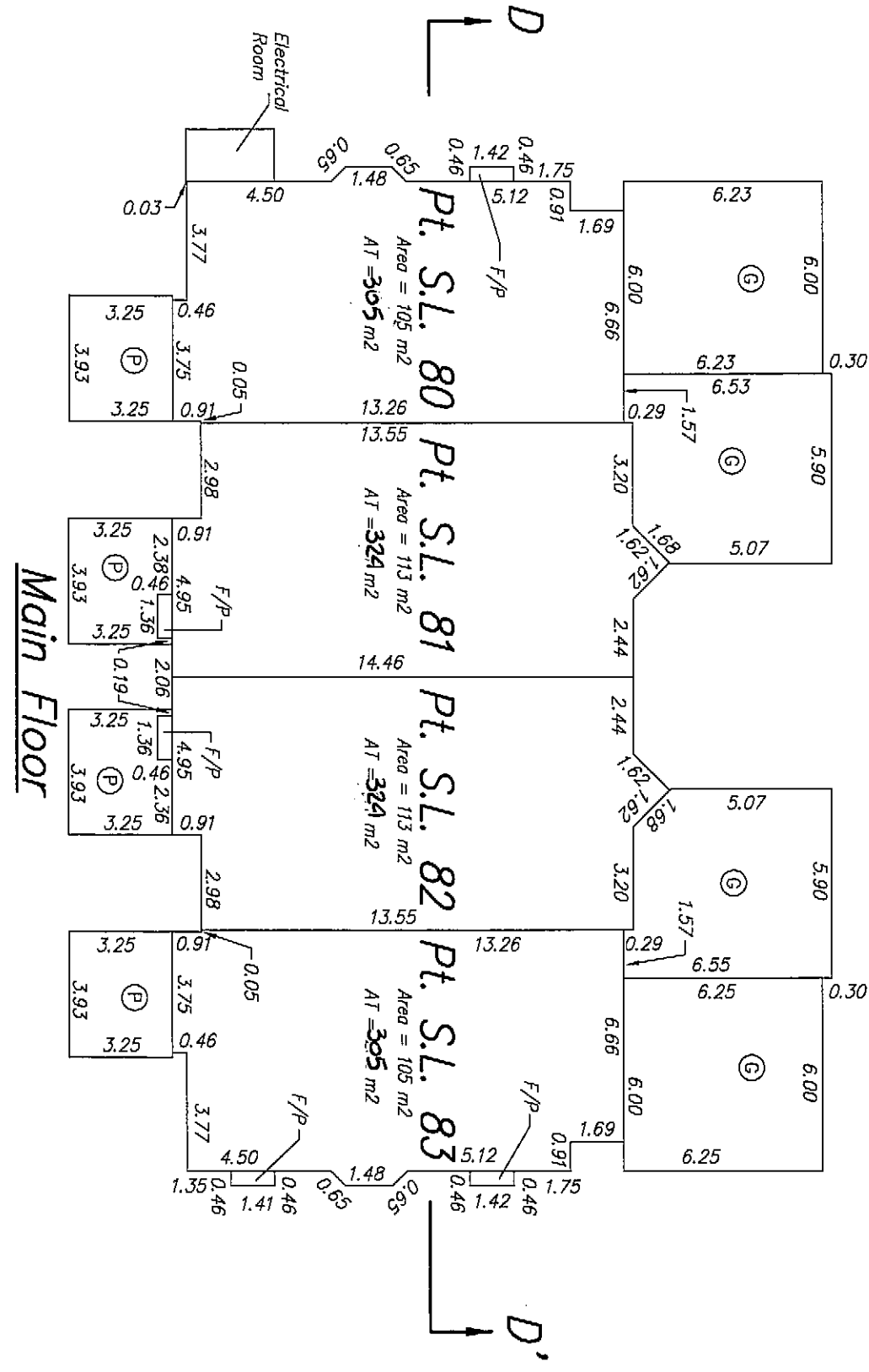
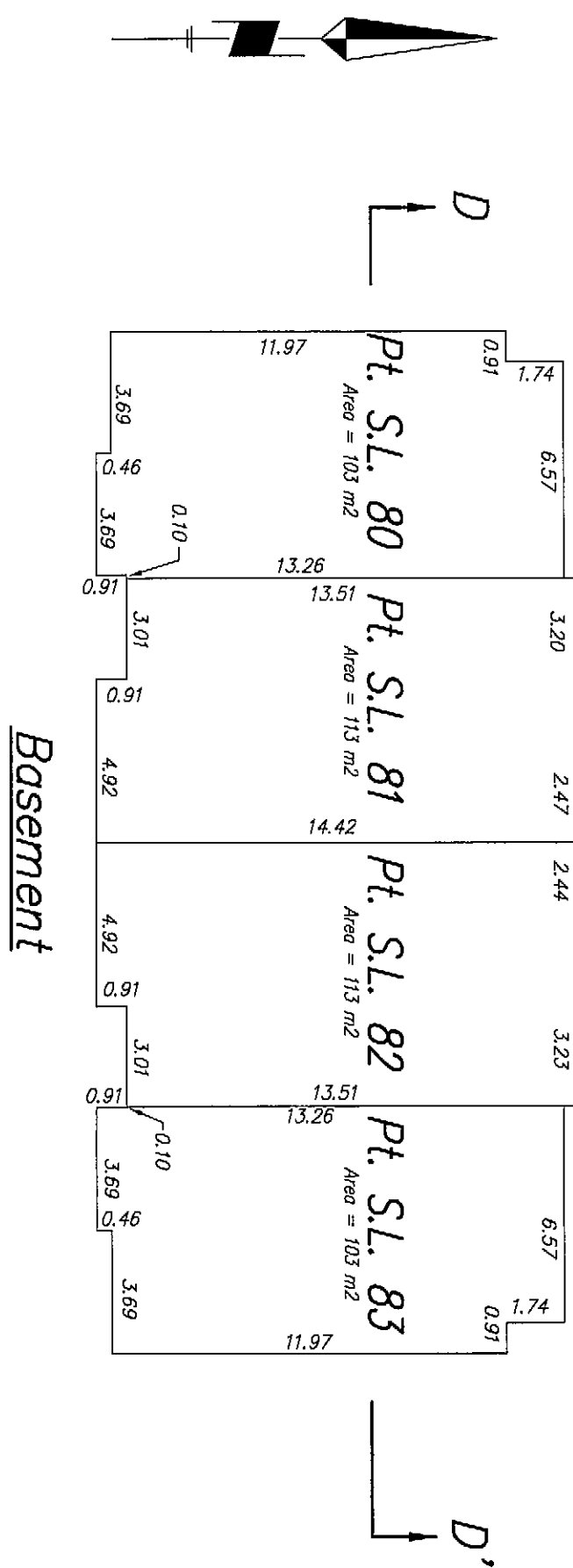
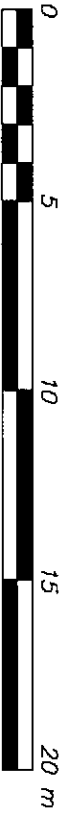
*[Signature]*  
Donald Smith  
B.C.L.S.  
December 23, 2002

Floor Plans  
Building #8

SCALE 1 : 200

Strata Plan LMS3144  
Phase 7

Sheet 5 Of 10 Sheets



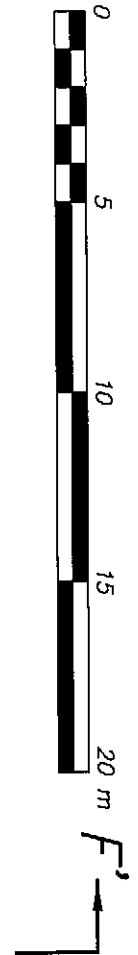
**Note:**  
Basements, Window Seats And Garages  
Are Part Of The Strata Units But Are Not  
Included In The Area Calculations For  
Unit Entitlement.

Upper Floor

Donald Smith  
B.C.L.S.  
December 23, 2002

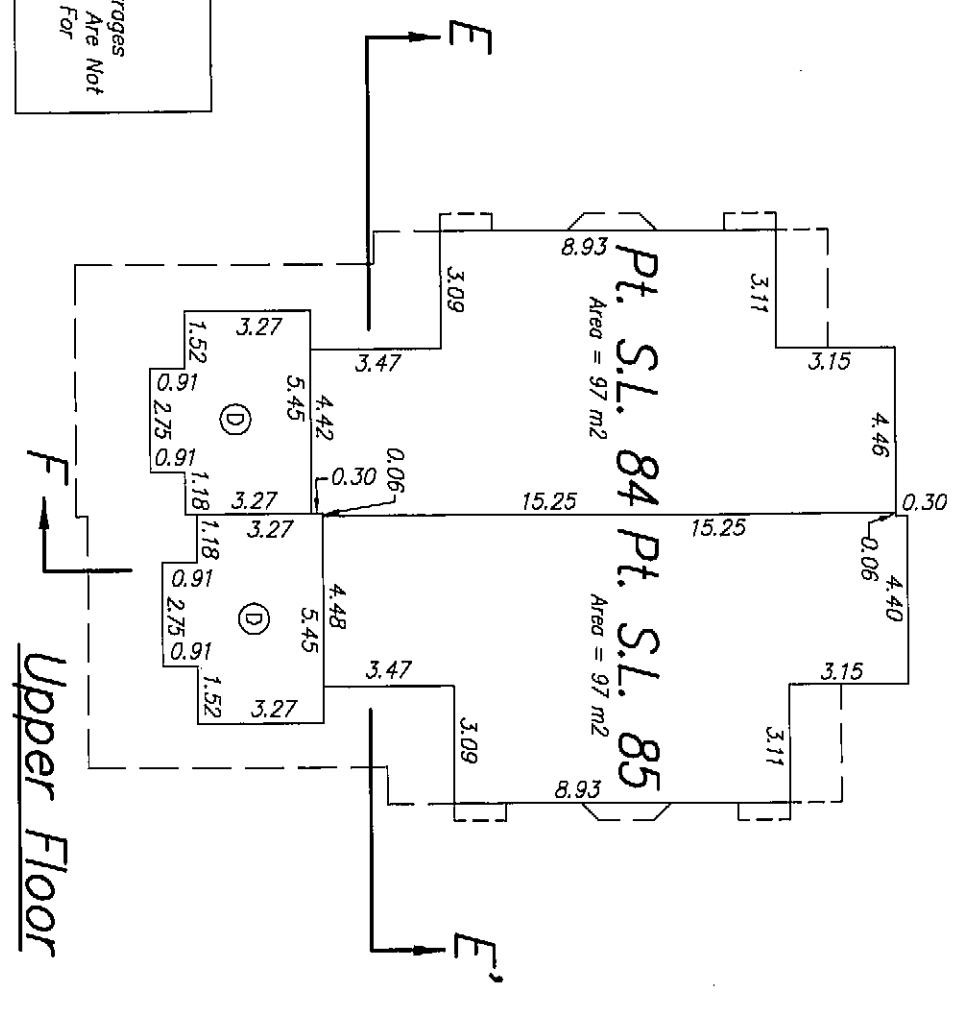
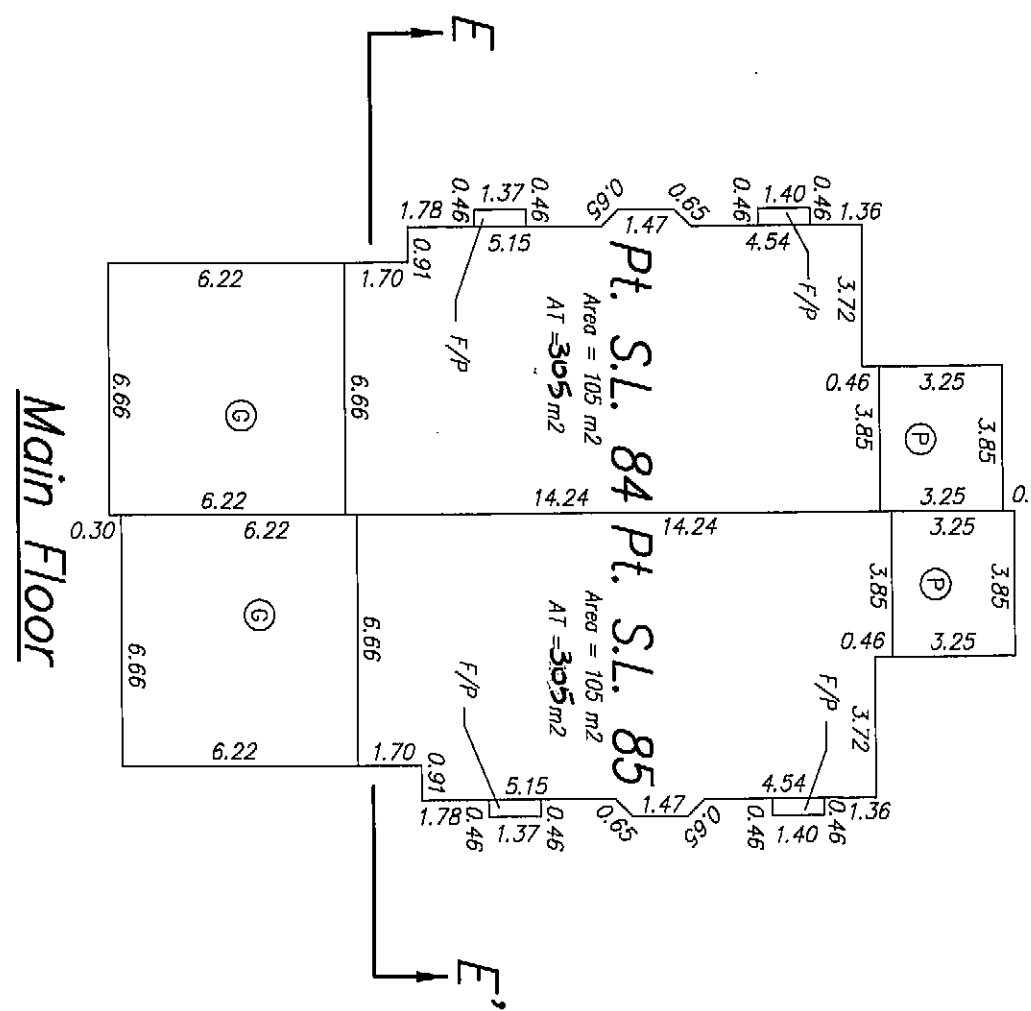
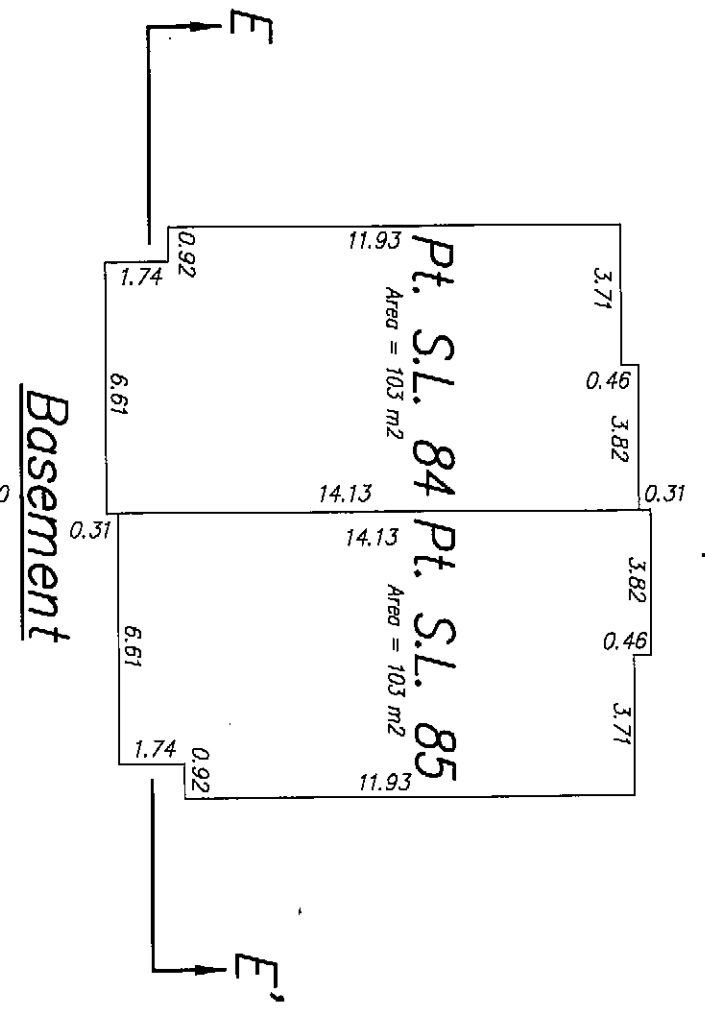
Floor Plans  
Building #9

SCALE 1 : 200




Strata Plan LMS3144  
Phase 7

Sheet 6 of 10 Sheets



Note:  
Basements, Window Seats And Garages  
Are Part Of The Strata Units But Are Not  
Included In The Area Calculations For  
Unit Entitlement.

  
Donald Smith  
B.C.L.S.  
December 23, 2002

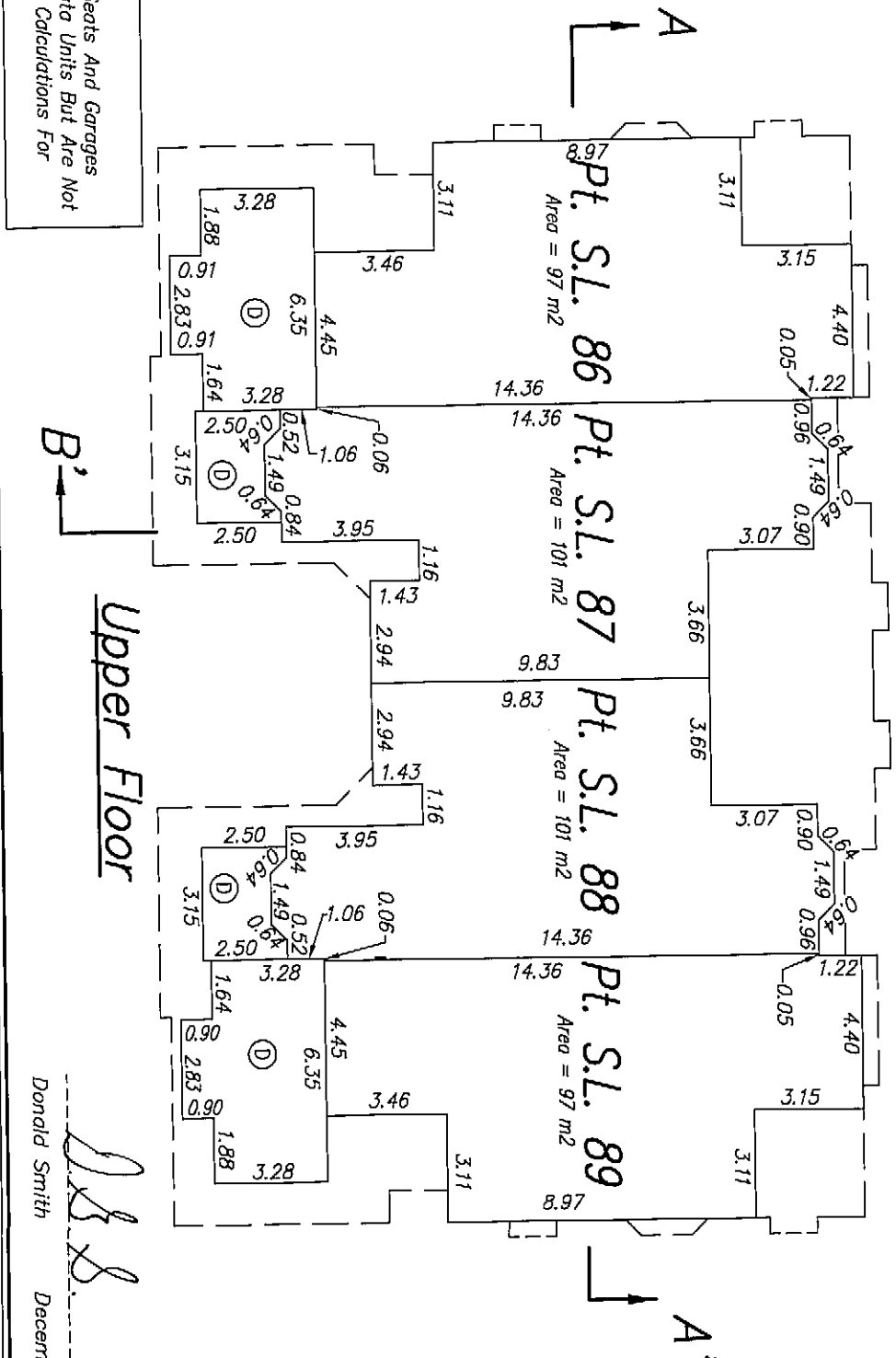
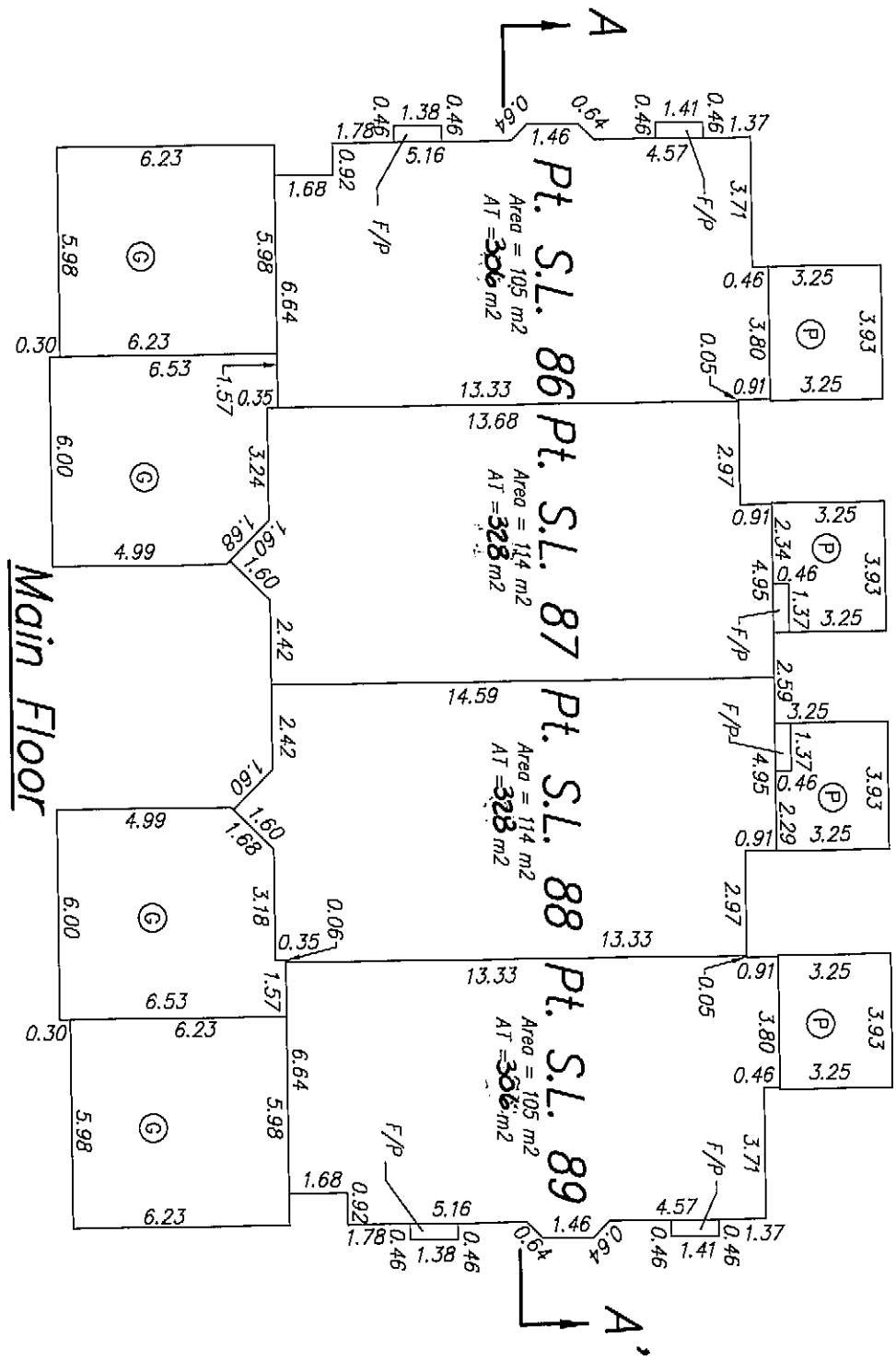
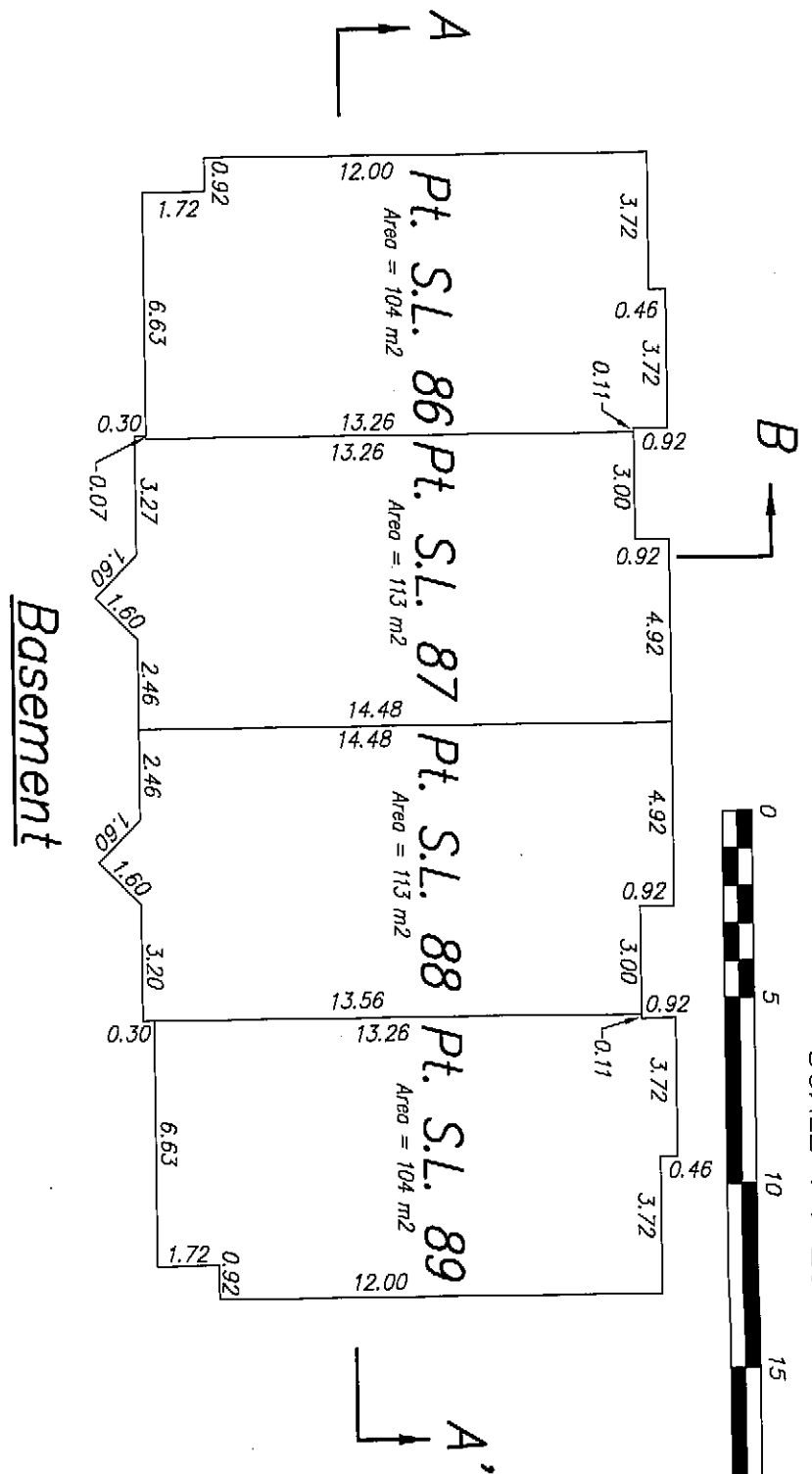
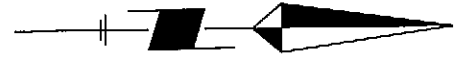
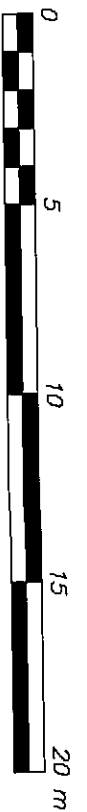


Floor Plans  
Building #10

Strata Plan LMS3144  
Phase 7

Sheet 7 Of 10 Sheets

SCALE 1 : 200



**Note:**  
Basements, Window Seats And Garages  
Are Part Of The Strata Units But Are Not  
Included In The Area Calculations For  
Unit Entitlement.

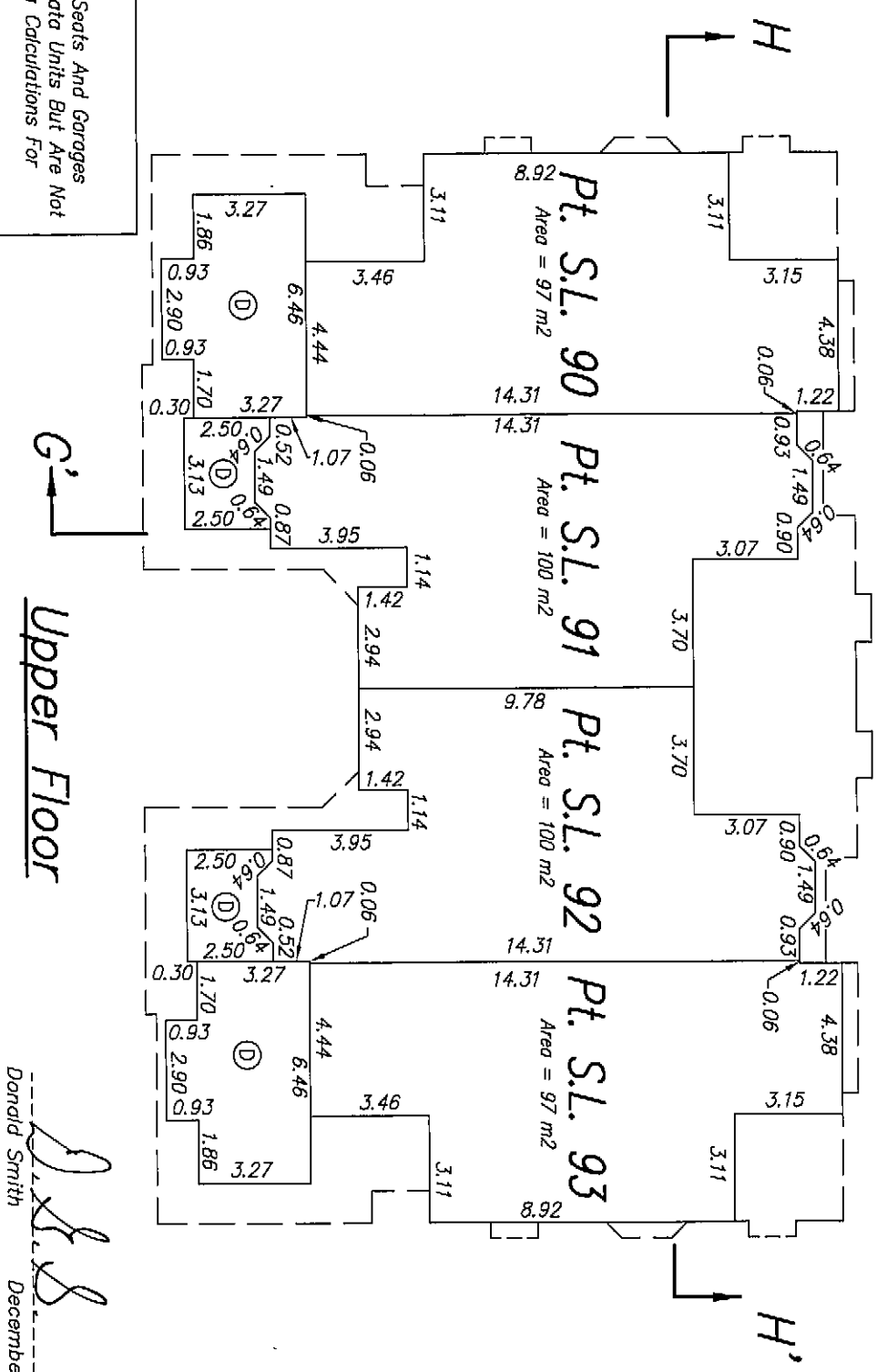
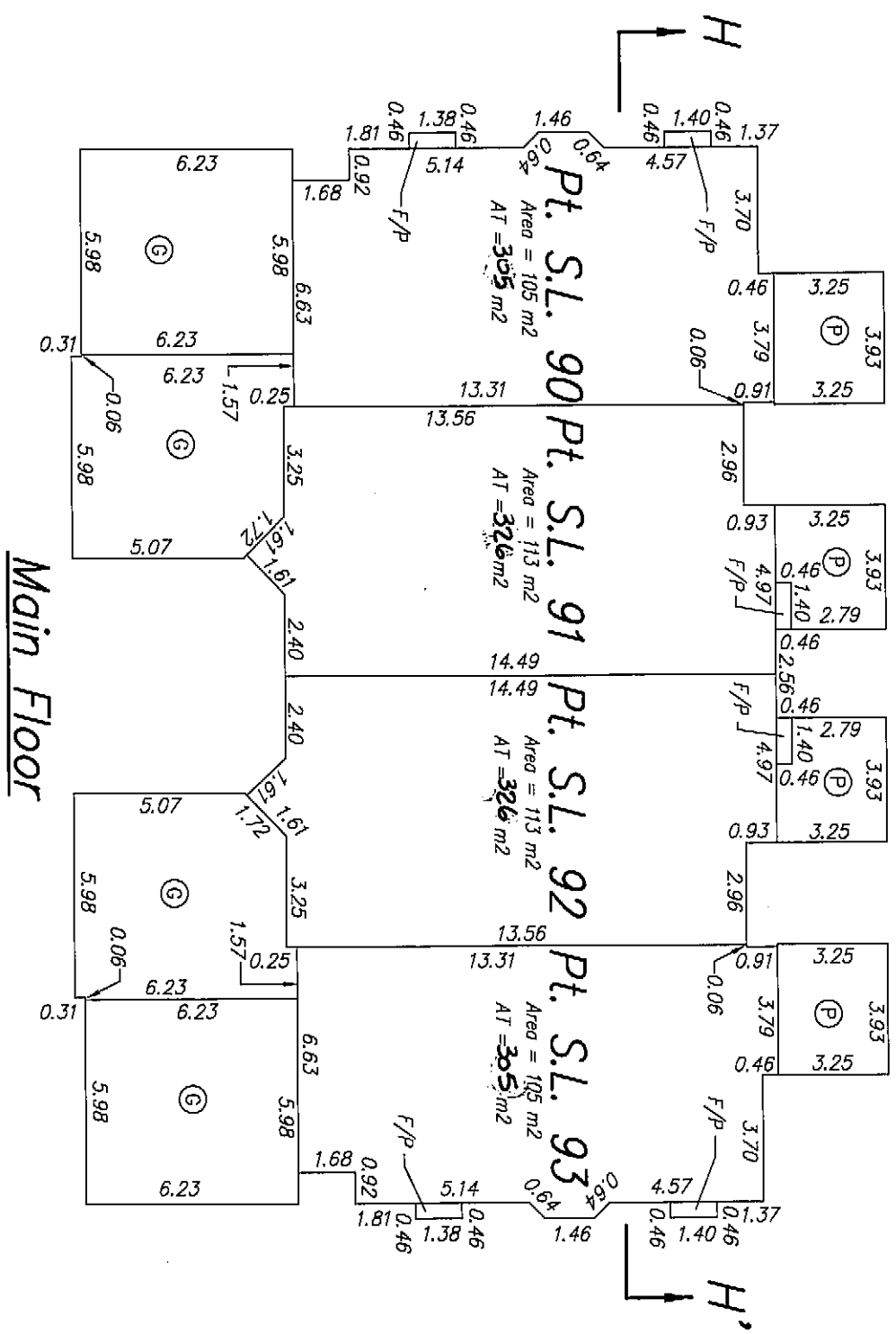
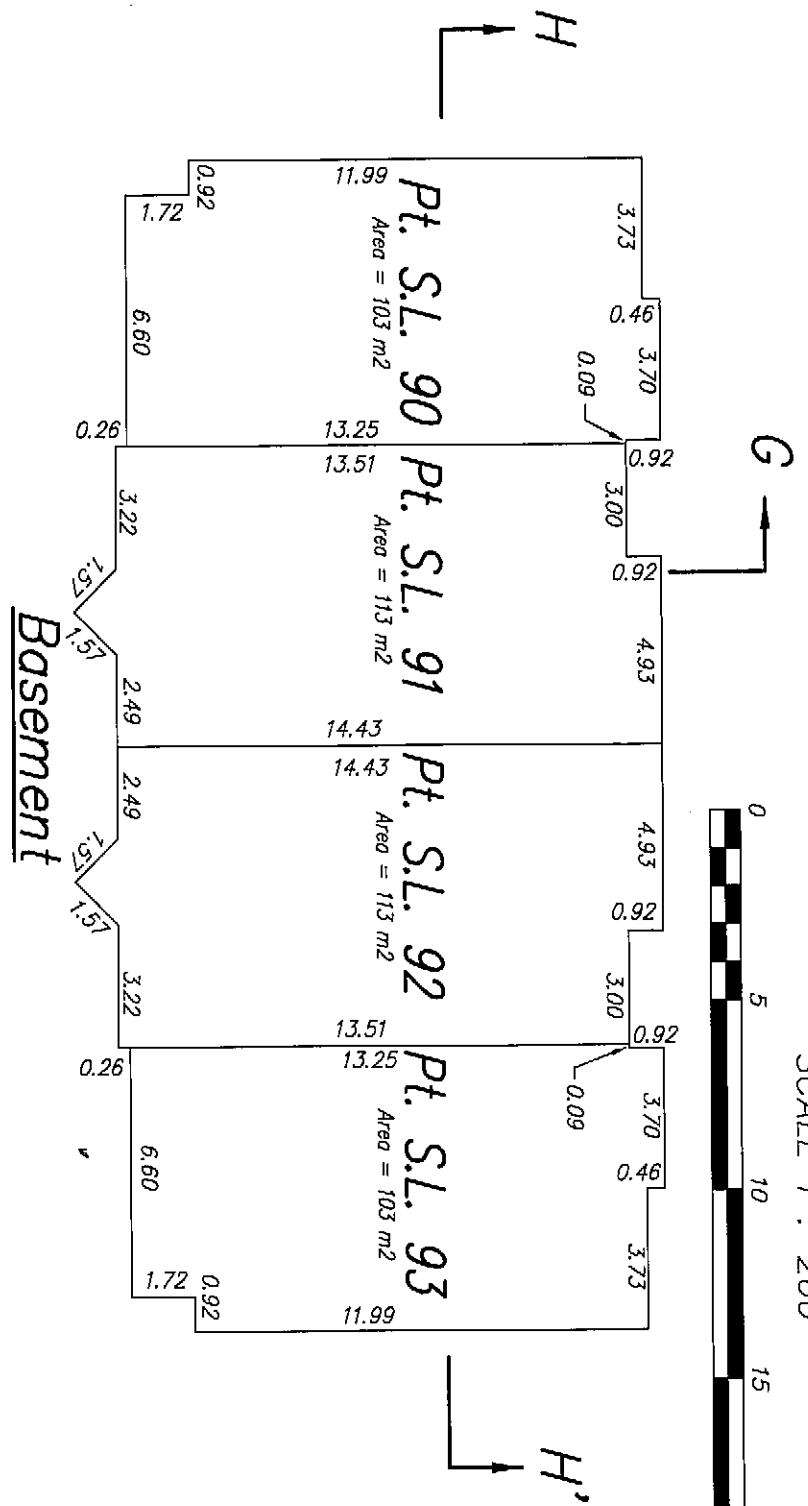
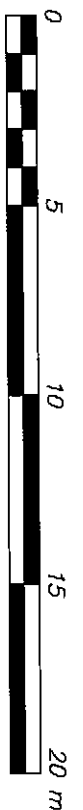
Donald Smith  
*[Signature]*  
B.C.L.S.  
December 23, 2002

Floor Plans  
Building #11

Strata Plan LMS3144  
Phase 7

Sheet 8 Of 10 Sheets

SCALE 1 : 200



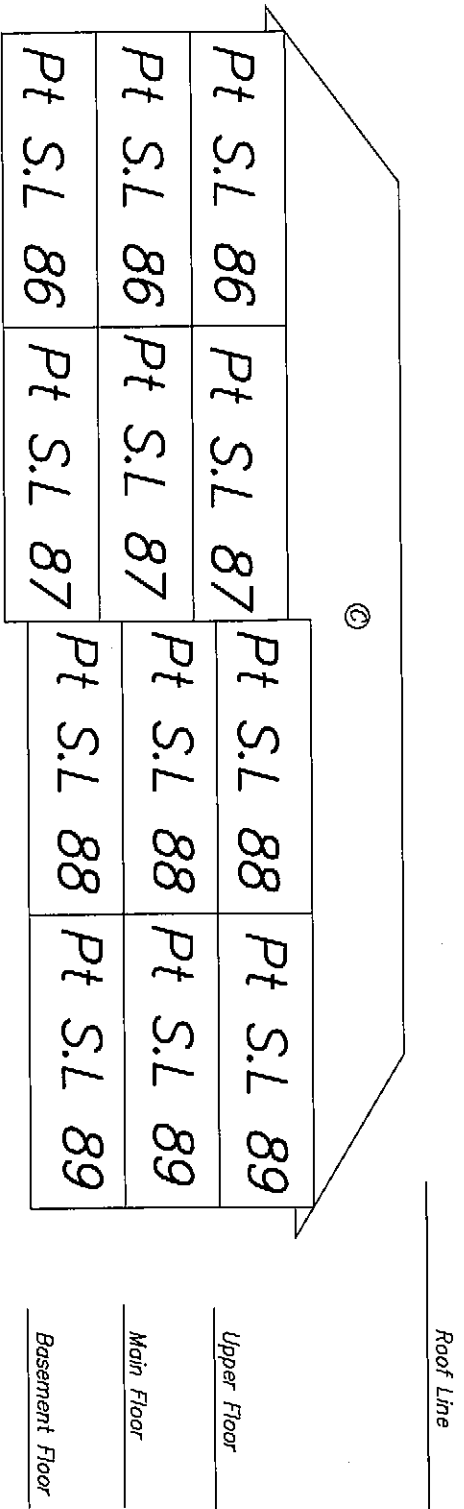
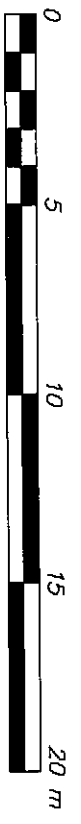
**Note:**  
Basements, Window Seats And Garages  
Are Part Of The Strata Units But Are Not  
Included In The Area Calculations For  
Unit Entitlement.

David Smith  
B.C.L.S.  
December 23, 2002

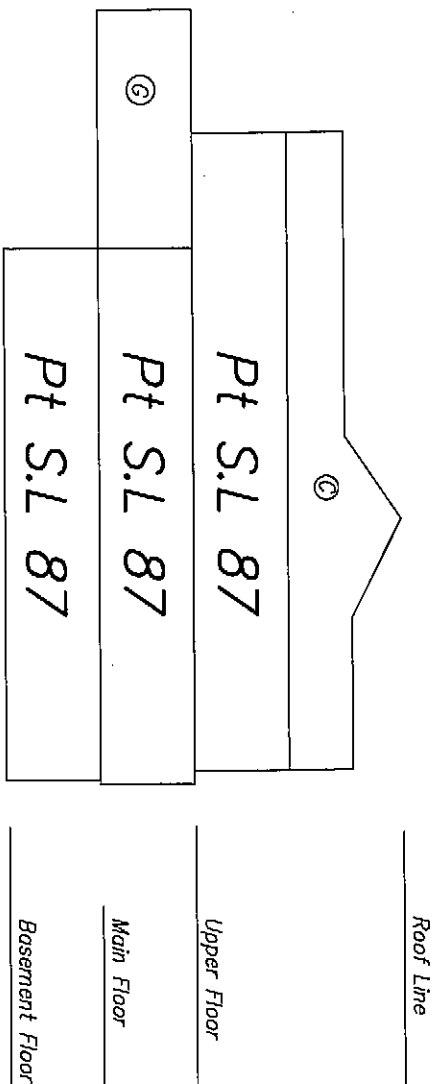
Sections

Strata Plan LMS3144  
Phase 7

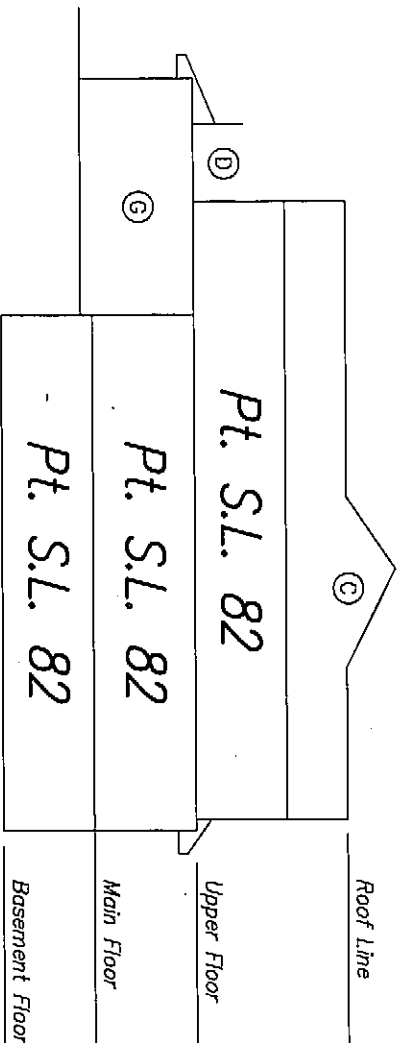
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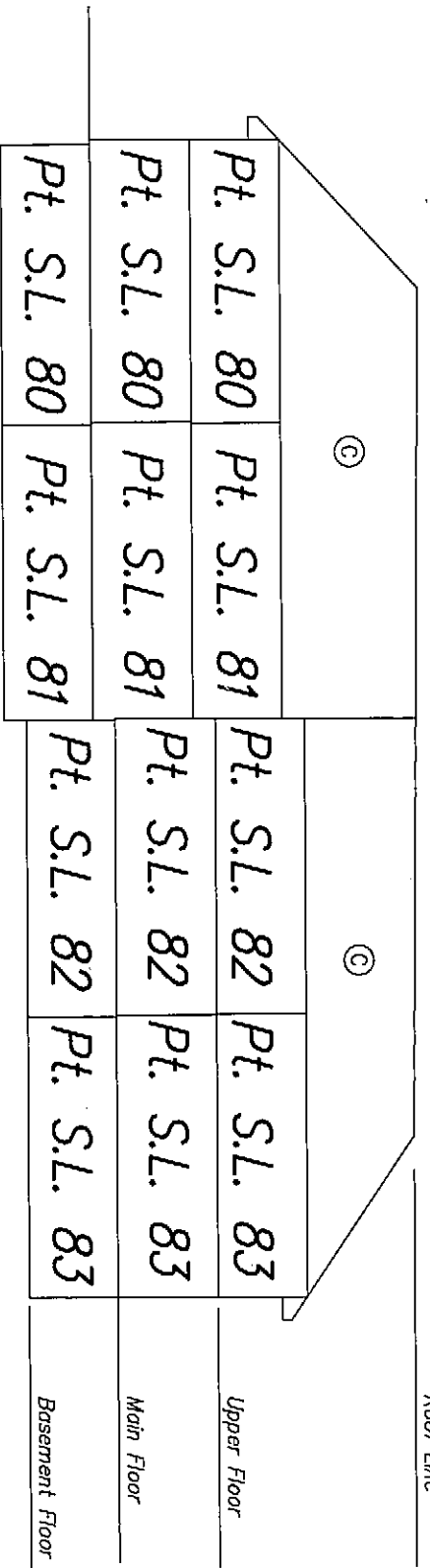
Section A-A'  
Building #10



Section B-B'  
Building #10



Section C-C'  
Building #8



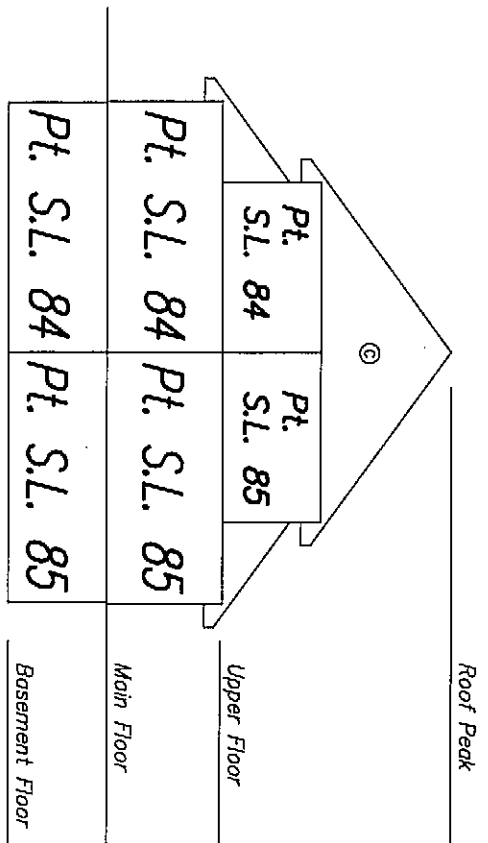
Section D-D'  
Building #8

*Donald Smith*  
Donald Smith  
December 23, 2002  
B.C.L.S.

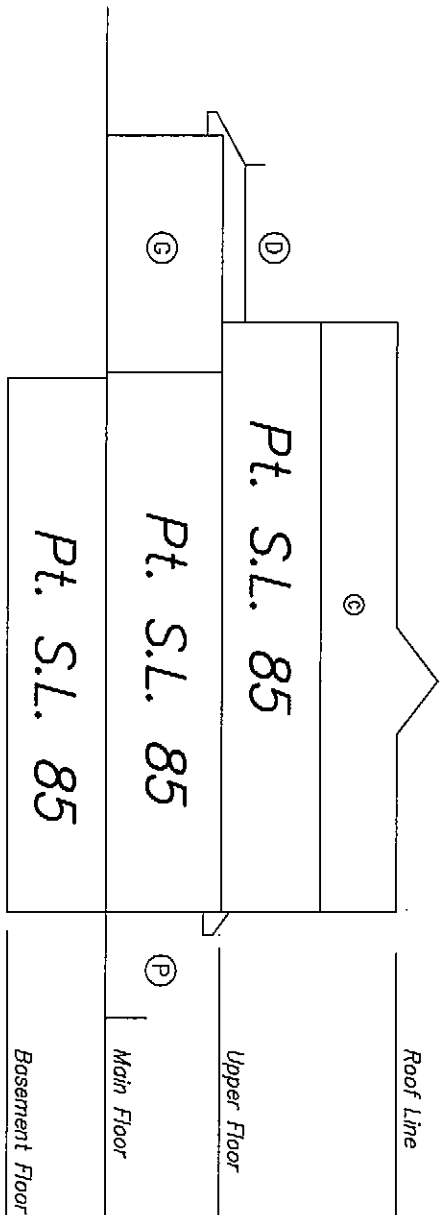
Sections

Strata Plan LMS3144  
Phase 7

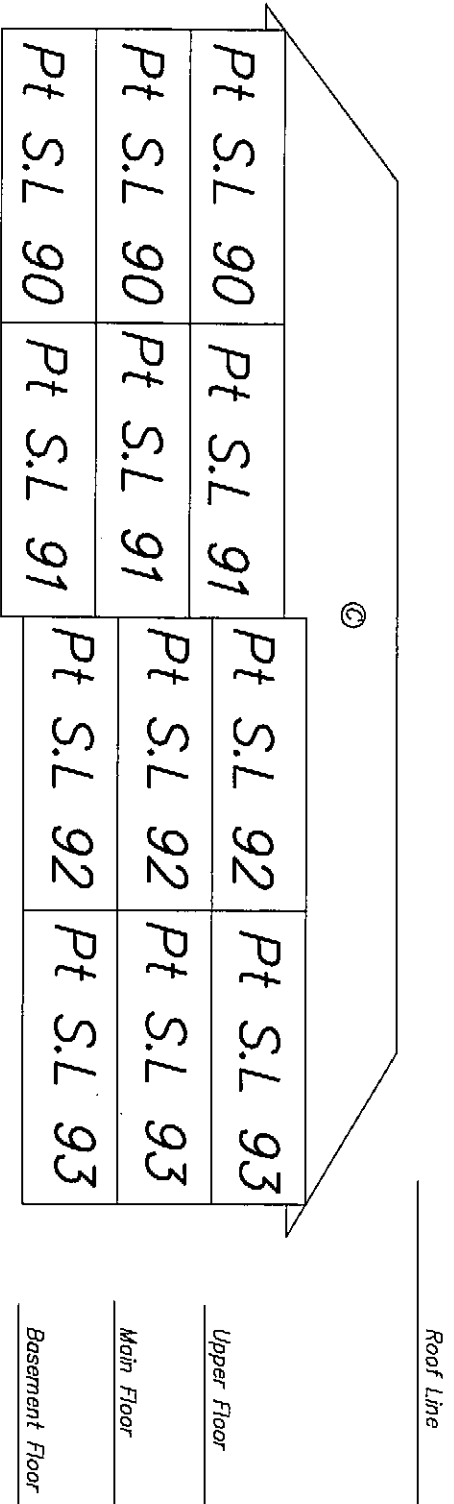
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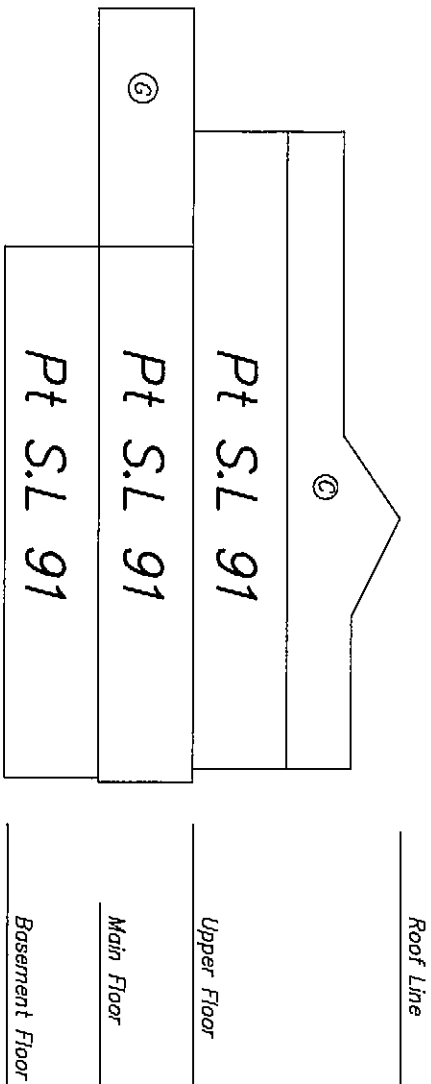
Section E-E'  
Building #9



Section F-F'  
Building #9



Section G-G'  
Building #11



Section H-H'  
Building #11

Donald Smith  
December 23, 2002

B.C.L.S.  
December 23, 2002