

14 54  
**LAND TITLE ACT**  
**FORM C**  
Section 233  
 OFFICE OF THE REGISTRAR  
 PROVINCE OF BRITISH COLUMBIA  
**GENERAL INSTRUMENT - PART 1**

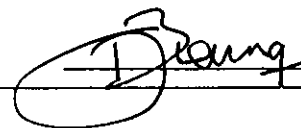
99 APR 12 14 54  
 LAND TITLE OFFICE  
 NEW WESTMINSTER VANCOUVER

BN088093

(This area for Land Title Office use)

1. APPLICATION: (Name, address, phone number and signature of applicant, applicant's solicitor or agent)

Glenn Leung, McCarthy Tétrault  
 1300 - 777 Dunsmuir Street, Vancouver, B.C. V7Y 1K2  
 Phone: 643-7100 Client No.: 010452



2. PARCEL IDENTIFIER(S) AND LEGAL DESCRIPTION(S) OF LAND: \* (PID) (LEGAL DESCRIPTION)

SEE SCHEDULE

3. NATURE OF INTEREST: \* DESCRIPTION SEE SCHEDULE

DOCUMENT REFERENCE (page and paragraph)

PERSON ENTITLED TO INTEREST

4. TERMS: Part 2 of this instrument consists of (select one only):

- (a) Filed Standard Charge Terms  D.F. Number:
- (b) Express Charge Terms  Annexed as Part 2
- (c) Release  There is no Part 2 of this instrument

29 99/04/12 14:53:57 02 NW 136446  
 CHARGE \$110.00

A selection of (a) includes any additional or modified terms referred to in Item 7 or in a schedule annexed to this instrument. If (c) is selected, the charge described in Item 3 is released or discharged as a charge on the land described in Item 2.

5. TRANSFEROR(S): \* SEE SCHEDULE

02 99/06/07 14:45:07 01 NW 148177  
 DEFECT / WITHDR \$30.00

6. TRANSFEREE(S): (including postal address(es) and postal code(s))\* SEE SCHEDULE

7. ADDITIONAL or MODIFIED TERMS: \* Nil

8. EXECUTION(S): \*\* This instrument creates, assigns, modifies, enlarges, discharges or governs the priority of the interest(s) described in Item 3 and the Transferor(s) and every other signatory agree to be bound by this instrument, and acknowledge(s) receipt of a true copy of the filed standard charge terms, if any.

USE BLACK INK ONLY

Execution Date

USE BLACK INK ONLY

Officer Signature(s)



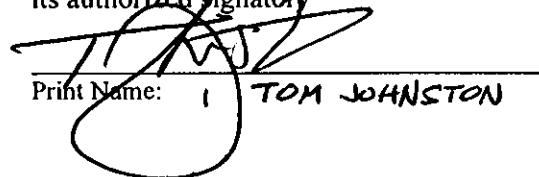
**RUSSELL G. BENSON**  
 Barrister & Solicitor  
 1300 - 777 DUNSMUIR STREET  
 VANCOUVER, B.C. V7Y 1K2  
 (604) 643-7101

Y	M	D
99	4	9

Transferor/Borrower/Party Signature(s)

(as owner of Strata Lots 1-207)

455322 BRITISH COLUMBIA LTD. by its authorized signatory



Print Name: TOM JOHNSTON

OFFICER CERTIFICATION: Your signature constitutes a representation that you are a solicitor, notary public or other person authorized by the Evidence Act, R.S.B.C. 1996, c. 124, to take affidavits for use in British Columbia and certifies the matters set out in Part 5 of the Land Title Act as they pertain to the execution of this instrument.

- \* If space insufficient, enter "SEE SCHEDULE" and attach schedule in Form E.
- \*\* If space in any box insufficient, continue executions on additional page(s) in Form D.

**LAND TITLE ACT  
FORM D**

**EXECUTIONS CONTINUED**

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**USE BLACK INK ONLY**

Officer Signature(s)



**RUSSELL G. BENSON**  
*Barrister & Solicitor*  
1300 - 777 DUNSMUIR STREET  
VANCOUVER, B.C. V7Y 1K2  
(604) 643-7101

Execution Date

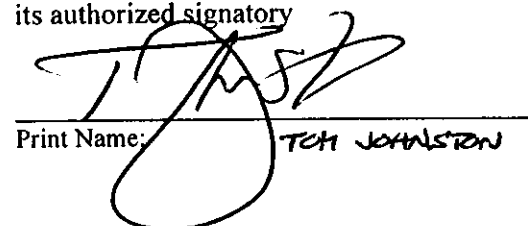
Y	M	D
99	4	9

**USE BLACK INK ONLY**

Transferor/Borrower/Party  
Signature(s)

*(as owner of Strata Lot 208)*

**455322 BRITISH COLUMBIA LTD.** by  
its authorized signatory



Print Name: **TOM JOHNSTON**

**OFFICER CERTIFICATION:**

Your signature constitutes a representation that you are a solicitor, notary public and other person authorized by the Evidence Act, R.S.B.C. 1996, c.124, to take affidavit for use in British Columbia and certifies the matters set out in Part 5 of the Land Title Act as they pertain to the execution of this instrument.

**LAND TITLE ACT  
FORM E****SCHEDULE**

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ENTER THE REQUIRED INFORMATION IN THE SAME ORDER AS THE INFORMATION MUST APPEAR ON THE FREEHOLD TRANSFER FORM, MORTGAGE FORM OR GENERAL DOCUMENT FORM.

**2. PARCEL IDENTIFIER(S) AND LEGAL DESCRIPTION(S) OF LAND:\***  
(PID) (LEGAL DESCRIPTION)

024-470-449	Strata Lot 1, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-457	Strata Lot 2, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-465	Strata Lot 3, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-473	Strata Lot 4, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-481	Strata Lot 5, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-490	Strata Lot 6, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-503	Strata Lot 7, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-511	Strata Lot 8, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-520	Strata Lot 9, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-538	Strata Lot 10, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-546	Strata Lot 11, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-554	Strata Lot 12, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-562	Strata Lot 13, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-571	Strata Lot 14, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-589	Strata Lot 15, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-597	Strata Lot 16, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-601	Strata Lot 17, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-619	Strata Lot 18, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-627	Strata Lot 19, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-635	Strata Lot 20, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-643	Strata Lot 21, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-651	Strata Lot 22, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-660	Strata Lot 23, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-678	Strata Lot 24, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-686	Strata Lot 25, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-694	Strata Lot 26, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-708	Strata Lot 27, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-716	Strata Lot 28, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-724	Strata Lot 29, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-732	Strata Lot 30, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-741	Strata Lot 31, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-759	Strata Lot 32, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-767	Strata Lot 33, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-775	Strata Lot 34, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-783	Strata Lot 35, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-791	Strata Lot 36, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-805	Strata Lot 37, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-813	Strata Lot 38, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-821	Strata Lot 39, District Lot 541, Group 1, NWD, Strata Plan LMS3851

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FORM E**

SCHEDULE (con't)

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024-470-830	Strata Lot 40, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-848	Strata Lot 41, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-856	Strata Lot 42, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-864	Strata Lot 43, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-872	Strata Lot 44, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-881	Strata Lot 45, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-899	Strata Lot 46, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-902	Strata Lot 47, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-911	Strata Lot 48, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-929	Strata Lot 49, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-937	Strata Lot 50, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-945	Strata Lot 51, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-953	Strata Lot 52, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-961	Strata Lot 53, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-970	Strata Lot 54, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-988	Strata Lot 55, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-470-996	Strata Lot 56, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-003	Strata Lot 57, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-011	Strata Lot 58, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-020	Strata Lot 59, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-038	Strata Lot 60, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-046	Strata Lot 61, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-054	Strata Lot 62, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-062	Strata Lot 63, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-071	Strata Lot 64, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-089	Strata Lot 65, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-097	Strata Lot 66, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-101	Strata Lot 67, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-119	Strata Lot 68, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-127	Strata Lot 69, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-135	Strata Lot 70, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-143	Strata Lot 71, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-151	Strata Lot 72, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-160	Strata Lot 73, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-178	Strata Lot 74, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-186	Strata Lot 75, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-194	Strata Lot 76, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-208	Strata Lot 77, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-216	Strata Lot 78, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-224	Strata Lot 79, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-232	Strata Lot 80, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-241	Strata Lot 81, District Lot 541, Group 1, NWD, Strata Plan LMS3851

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024-471-259	Strata Lot 82, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-267	Strata Lot 83, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-275	Strata Lot 84, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-283	Strata Lot 85, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-291	Strata Lot 86, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-305	Strata Lot 87, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-313	Strata Lot 88, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-321	Strata Lot 89, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-330	Strata Lot 90, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-348	Strata Lot 91, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-356	Strata Lot 92, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-364	Strata Lot 93, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-372	Strata Lot 94, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-381	Strata Lot 95, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-399	Strata Lot 96, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-402	Strata Lot 97, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-411	Strata Lot 98, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-429	Strata Lot 99, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-437	Strata Lot 100, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-445	Strata Lot 101, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-453	Strata Lot 102, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-461	Strata Lot 103, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-470	Strata Lot 104, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-488	Strata Lot 105, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-496	Strata Lot 106, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-500	Strata Lot 107, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-518	Strata Lot 108, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-526	Strata Lot 109, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-534	Strata Lot 110, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-542	Strata Lot 111, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-551	Strata Lot 112, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-569	Strata Lot 113, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-577	Strata Lot 114, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-585	Strata Lot 115, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-593	Strata Lot 116, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-607	Strata Lot 117, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-615	Strata Lot 118, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-623	Strata Lot 119, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-631	Strata Lot 120, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-640	Strata Lot 121, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-658	Strata Lot 122, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-666	Strata Lot 123, District Lot 541, Group 1, NWD, Strata Plan LMS3851

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024-471-674	Strata Lot 124, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-682	Strata Lot 125, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-691	Strata Lot 126, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-704	Strata Lot 127, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-712	Strata Lot 128, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-721	Strata Lot 129, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-739	Strata Lot 130, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-747	Strata Lot 131, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-755	Strata Lot 132, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-763	Strata Lot 133, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-771	Strata Lot 134, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-780	Strata Lot 135, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-798	Strata Lot 136, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-801	Strata Lot 137, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-810	Strata Lot 138, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-828	Strata Lot 139, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-836	Strata Lot 140, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-844	Strata Lot 141, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-852	Strata Lot 142, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-861	Strata Lot 143, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-879	Strata Lot 144, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-887	Strata Lot 145, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-895	Strata Lot 146, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-909	Strata Lot 147, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-917	Strata Lot 148, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-925	Strata Lot 149, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-933	Strata Lot 150, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-941	Strata Lot 151, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-950	Strata Lot 152, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-968	Strata Lot 153, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-976	Strata Lot 154, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-984	Strata Lot 155, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-471-992	Strata Lot 156, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-000	Strata Lot 157, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-018	Strata Lot 158, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-026	Strata Lot 159, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-034	Strata Lot 160, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-042	Strata Lot 161, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-051	Strata Lot 162, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-069	Strata Lot 163, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-077	Strata Lot 164, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-085	Strata Lot 165, District Lot 541, Group 1, NWD, Strata Plan LMS3851

**LAND TITLE ACT  
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024-472-093	Strata Lot 166, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-107	Strata Lot 167, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-115	Strata Lot 168, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-123	Strata Lot 169, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-131	Strata Lot 170, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-140	Strata Lot 171, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-158	Strata Lot 172, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-166	Strata Lot 173, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-174	Strata Lot 174, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-182	Strata Lot 175, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-191	Strata Lot 176, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-204	Strata Lot 177, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-212	Strata Lot 178, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-221	Strata Lot 179, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-239	Strata Lot 180, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-247	Strata Lot 181, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-255	Strata Lot 182, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-263	Strata Lot 183, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-271	Strata Lot 184, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-280	Strata Lot 185, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-298	Strata Lot 186, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-301	Strata Lot 187, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-310	Strata Lot 188, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-328	Strata Lot 189, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-336	Strata Lot 190, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-344	Strata Lot 191, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-352	Strata Lot 192, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-361	Strata Lot 193, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-379	Strata Lot 194, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-387	Strata Lot 195, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-395	Strata Lot 196, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-409	Strata Lot 197, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-417	Strata Lot 198, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-425	Strata Lot 199, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-433	Strata Lot 200, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-441	Strata Lot 201, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-450	Strata Lot 202, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-468	Strata Lot 203, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-476	Strata Lot 204, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-484	Strata Lot 205, District Lot 541, Group 1, NWD, Strata Plan LMS3851
024-472-492	Strata Lot 206, District Lot 541, Group 1, NWD, Strata Plan LMS3851

152881/198755  
VDO\_DOCS: 774658.1

**LAND TITLE ACT  
FORM E**

SCHEDULE (con't)

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024-472-506                      Strata Lot 207, District Lot 541, Group 1, NWD, Strata Plan LMS3851  
024-472-514                      Strata Lot 208, District Lot 541, Group 1, NWD, Strata Plan LMS3851

3	NATURE OF INTEREST: * DESCRIPTION	DOCUMENT REFERENCE (page and paragraph)	PERSON ENTITLED TO INTEREST
(a)	Restrictive Covenant over Strata Lots 1-207	Page 11, section 2	Transferee (Registered Owner of Strata Lot 208, Strata Plan LMS3851)
(b)	Restrictive Covenant over Strata Lot 208	Page 11, section 3	Transferee (Registered Owner of Strata Lots 1-207, Strata Plan LMS3851)

5. TRANSFEROR(S):\*

**455322 BRITISH COLUMBIA LTD.** (Inc. No. 455322) (as to grant of covenant in item 3(a) in its capacity as registered owner of Strata Lots 1-207) and **455322 BRITISH COLUMBIA LTD.** (Inc. No. 455322) (as to grant of covenant in item 3(b) in its capacity as registered owner of Strata Lot 208)

6. TRANSFEREE(S): (including postal address(es) and postal code(s))\*

**455322 BRITISH COLUMBIA LTD.** (Inc. No. 455322) (as to grant of covenant in item 3(a) in its capacity as registered owner of Strata Lot 208), Suite 2180 - 650 West Georgia Street, Vancouver, B.C., V6B 4N9 and **455322 BRITISH COLUMBIA LTD.** (Inc. No. 455322) (as to grant of covenant in item 3(b) in its capacity as registered owner of Strata Lots 1-207), Suite 2180 - 650 West Georgia Street, Vancouver, B.C., V6B 4N9



**LAND TITLE ACT****TERMS OF INSTRUMENT - PART 2**

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**HOTEL USE/LOBBY USE COVENANT**

THIS COVENANT dated the 9<sup>th</sup> day of April, 1999

BETWEEN:

**455322 BRITISH COLUMBIA LTD.**  
Suite 2180, 650 West Georgia Street  
Vancouver, BC V6B 4N9

(the "Hotel Lot Owner")

AND:

**455322 BRITISH COLUMBIA LTD.**  
Suite 2180, 650 West Georgia Street  
Vancouver, BC V6B 4N9

(the "Lobby Lot Owner")

WHEREAS:

A. The Hotel Lot Owner is the registered owner in fee simple of those strata lots located in Vancouver, British Columbia and legally described as:

Strata Lots 1-207  
District Lot 541  
Group 1  
New Westminster District  
Strata Plan LMS3851

(collectively, the "Hotel Lots");

B. The Lobby Lot Owner is the registered owner in fee simple of the strata lot located in Vancouver, British Columbia and legally described as:

Strata Lot 208  
District Lot 541  
Group 1  
New Westminster District  
Strata Plan LMS3851

(the "Lobby Lot");

C. The development containing the Hotel Lots and the Lobby Lot is intended to be operated as a hotel (the "Hotel"); and

D. It is desirable, for the greater benefit and enjoyment of the Hotel Lots and the Lobby Lot, that certain restrictions be placed on the use of the Hotel Lots and the Lobby Lot so as to ensure that, at all times, the Hotel Lots will be available for and operated in a collective manner as a hotel, and that the Lobby Lot will be used to provide facilities considered necessary or desirable in the operation of a hotel and accordingly, the Hotel Lot Owner and the Lobby Lot Owner have agreed to enter into this Covenant.

NOW THEREFORE THIS AGREEMENT WITNESSES THAT in consideration of the premises and the sum of \$1.00 now paid by each party hereto to the other (the receipt and sufficiency of which are hereby acknowledged), each party hereto covenants and agrees with the other as follows:

#### Definitions

1. In this Covenant, the following terms will have the following meanings:
  - 1.1 "Hotel Management System" means a hotel management system, agreement or arrangement to provide for the orderly, consistent and uniform management of the Hotel Use of the Hotel Lots and the Lobby Use of the Lobby Lot;
  - 1.2 "Hotel Use" means the use of the Hotel Lots for the purpose of carrying on the business of the commercial rental of the Hotel Lots to the public for tourists', visitors' and travellers' transient accommodation;
  - 1.3 "Lobby Use" means the use of the Lobby Lot as may be necessary or desirable in the opinion of the Lobby Lot Owner or the Manager in the operation of the Hotel Management System;
  - 1.4 "Manager" means the lessee from time to time of the Lobby Lot whose responsibility it is to manage the Hotel;
  - 1.5 "Personal Use" means the use of a Hotel Lot by the Hotel Lot Owner and its successors in title as permitted by the Manager;
  - 1.6 "Registered Owner" means the person registered in the New Westminster/Vancouver Land Title Office as owner in fee simple of a Strata Lot;

- 1.7 “Rental Management Agreement” means the hotel management and rental pool agreement entered or to be entered into by each owner of a Hotel Lot and the Manager, as such agreement may be modified, amended, superseded or replaced from time to time;
- 1.8 “Strata Plan” means Strata Plan LMS3851; and
- 1.9 “Strata Lot” means any one of the Hotel Lots or the Lobby Lot and the term “Strata Lots” means all of them.

#### Use of Hotel Lots

2. The Hotel Lot Owner covenants and agrees, with the intent that this covenant will run with and burden each of the Hotel Lots and with the intent that this Covenant will be for the benefit of the Lobby Lot, that for so long as the Lobby Lot is used for Lobby Use, the Hotel Lot Owner will not occupy, use or permit or cause to be occupied or used, all or any portion of any Hotel Lot for any purpose whatsoever other than for Hotel Use or Personal Use, and in this regard the Hotel Lot Owner will ensure that each Hotel Lot will only be available and offered for rental to the transient public through a Hotel Management System operated by the Manager.

#### Use of Lobby Lot

3. The Lobby Lot Owner covenants and agrees, with the intent that this covenant will run with and burden the Lobby Lot and with the intent that this covenant will be for the benefit of each of the Hotel Lots, that for so long as the Hotel Lots are used for Hotel Use, the Lobby Lot Owner will not occupy, use or permit or cause to be occupied or used, all or any portion of the Lobby Lot for any purpose whatsoever other than for Lobby Use, and in this regard the Lobby Lot Owner will ensure that the Lobby Lot will only be available to the Manager for such use.

#### Postponement

4. No mortgage, assignment of rents or other security will be registered by the Registered Owner against title to a Strata Lot, including any renewals, modifications, replacements or extensions thereof (collectively, the “Security”) in priority to this Covenant.

#### General Matters

5. The Hotel Lot Owner and the Lobby Lot Owner will each do and cause to be done all things and will execute and cause to be executed all plans, documents and other instruments which may be necessary to give proper effect to the intention of this Covenant. Without limitation, the Registered Owner from time to time of any Hotel Lot will, prior to and as a condition of the sale, transfer or assignment of the Hotel Lot or any interest therein, require the purchaser, transferee or assignee to duly execute and deliver to the Manager an agreement whereby such purchaser, transferee or assignee agrees to assume the Registered Owner’s responsibilities under the Rental Management Agreement or, if required by the Manager, a new Rental Management Agreement in the Manager’s standard form from time to time.

6. No amendment to this Covenant will be valid unless in writing and executed by the parties. It is understood and agreed that the Rental Management Agreement may be modified, amended, superceded or replaced from time to time as may be permitted or required pursuant to the terms of the Rental Management Agreement. In the event that the Rental Management Agreement is so modified, amended, superceded or replaced, each of the Hotel Lot Owner and the Lobby Lot Owner will, if requested by the Manager from time to time, promptly execute an amendment to this Covenant in registrable form to reflect any amendment or modification to the Rental Management Agreement.

7. All provisions of this Covenant will be construed as covenants and should any provision, or part thereof, be held invalid or unenforceable by a court of competent jurisdiction, the invalid or unenforceable part will be severed and the invalidity or unenforceability of such provision or part thereof will not affect the validity of the remainder which will remain binding on the Hotel Lot Owner and Lobby Lot Owner and will charge the Hotel Lots and the Lobby Lot and be enforceable to the fullest extent of the law.

8. Time is of the essence of this Covenant.

9. The covenants of the grantor contained herein will be personal and binding upon the grantor only during its ownership of any interest in the Hotel Lots or part thereof or the Lobby Lot, as the case may be, but the Hotel Lots and the Lobby Lot will nevertheless be and remain at all times charged herewith, to the intent that upon the transfer of all interest of the grantor in the Hotel Lots or part thereof or the Lobby Lot, as the case may be, the grantor will be freed and discharged from the observance and performance thereafter of the covenants on its part in respect of the Hotel Lots or part thereof or the Lobby Lot, as the case may be, on its part to be observed and performed.

10. This Covenant will charge the Hotel Lots and the Lobby Lot and the burden of all the covenants herein will run with the Hotel Lots and the Lobby Lot and every part into which any Hotel Lot or the Lobby Lot may be divided or subdivided.

11. Wherever the singular or masculine is used the same will be construed as meaning the plural or the feminine or the body corporate or politic where the context or the parties hereto so require.

12. The headings are inserted for reference and convenience only and must not be used to construe or interpret the provisions hereof.

13. This Covenant will enure to the benefit of and be binding upon the parties hereto and their respective heirs, executors, administrators, successors and permitted assigns. Without limiting the foregoing, this Covenant will bind any Registered Owner from time to time of a Strata Lot to the same extent as if that Registered Owner had executed and delivered this Covenant as the act and deed of such Registered Owner.

IN WITNESS WHEREOF the parties have executed this Covenant on the Form C and Form D attached hereto.

- END OF DOCUMENT -