



## LAND TITLE SEARCH RESULT

### REAL ESTATE BOARD OF GREATER VANCOUVER

**FROM:** Real Estate Board of Greater Vancouver  
2433 Spruce St.  
Vancouver, British Columbia  
V3T 4W4

**Telephone:** (604) 730-3010  
**Facsimile:** (604) 730-3100

**Requested by:** MLS Department

**Page Count:** 12 (including this page)

**Date:** Monday, April 10, 2017

**Transaction:** 46599-0021

**Your Reference:** Don Butt

**MLS:** R2154410

RE/MAX Sabre Realty Group

(O): 604-942-0606, (F): 604-942-9533

**Route:**

**Listing Address:** 66 3295 SUNNYSIDE ROAD , VILLAGE OF ANMORE  
(as entered by REBGV)

For Your Information:

The Registered Owner address shown on the title may not reflect the legal address of the property. It is the mailing address of the owner for tax billing purposes.

NEW WESTMINSTER LAND TITLE OFFICE

TITLE NO: CA3781857

FROM TITLE NO: CA1637667

APPLICATION FOR REGISTRATION RECEIVED ON: 16 JUNE, 2014

ENTERED: 18 JUNE, 2014

REGISTERED OWNER IN FEE SIMPLE:

ZACHARIAH CAMERON ESSERY, GOVERNMENT EMPLOYEE

NANCY NAVJOT KAUR ESSERY, CITY WORKER

7083 - 144B STREET

SURREY, BC

V3S 8H4

AS JOINT TENANTS

TAXATION AUTHORITY:

VILLAGE OF ANMORE

DESCRIPTION OF LAND:

PARCEL IDENTIFIER: 028-077-156

STRATA LOT 66 SECTION 20 TOWNSHIP 39 NEW WESTMINSTER DISTRICT

STRATA PLAN BCS3635

TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM V

LEGAL NOTATIONS:

TO THE COMMON PROPERTY IS ANNEXED EASEMENT BB1121886 OVER STRATA LOTS 1 TO 92 STRATA PLAN BCS3635

HERETO IS ANNEXED RESTRICTIVE COVENANT BB1121889 OVER STRATA LOTS 20 TO 32, 85, 91 AND 92 STRATA PLAN BCS3635

HERETO IS ANNEXED EASEMENT AA81286 OVER (PLAN 74485) LOT 12 EXCEPT; PART SUBDIVIDED BY PLAN 74483, PLAN 3350 MODIFIED BY BB401815 PART FORMERLY LOT A PLAN 86219

HERETO IS ANNEXED EASEMENT BB1220100 OVER THAT PART OF LOT 9, PLAN BCP39932 AND LOT 1 PLAN BCP42742 INCLUDED IN PLAN BCP42743

HERETO IS ANNEXED EASEMENT BB1220101 OVER THAT PART OF LOT 2, PLAN BCP42742 INCLUDED IN PLAN BCP42743

HERETO IS ANNEXED EASEMENT BB1220106 OVER LOT 9 PLAN BCP39932 AND

LOT 1 PLAN BCP42742

HERETO IS ANNEXED EASEMENT BB1220108 OVER LOT 2 PLAN BCP42742

HERETO IS ANNEXED RESTRICTIVE COVENANT BB1672463 OVER STRATA LOT 65  
STRATA PLAN BCS3635

HERETO IS ANNEXED RESTRICTIVE COVENANT BB1672467 OVER STRATA LOT 45  
STRATA PLAN BCS3635

HERETO IS ANNEXED RESTRICTIVE COVENANT BB1672469 OVER STRATA LOT 46  
STRATA PLAN BCS3635

HERETO IS ANNEXED EASEMENT AA83288 OVER (PLAN 74485) SOUTH 15 CHAINS  
OF THE EAST 10 CHAINS OF THE SOUTH WEST QUARTER SECTION 29  
TOWNSHIP 39 EXCEPT: THAT PORTION SHOWN ON PLAN 8163 NEW WESTMINSTER  
DISTRICT  
MODIFIED BY BB401816  
PART FORMERLY LOT A PLAN 86219 AND LOT B PLAN 86219 EXCEPT  
PLAN BCP12331

THIS TITLE MAY BE AFFECTED BY A PERMIT UNDER PART 29 OF THE MUNICIPAL  
ACT, SEE BL58362 EXPIRES N/A

HERETO IS ANNEXED EASEMENT CA2964922 OVER PART OF LOT B  
PLAN 86219 EXCEPT PART IN PLANS BCP12331 AND BCP42742  
SHOWN ON PLAN EPP20530

CHARGES, LIENS AND INTERESTS:

NATURE OF CHARGE

CHARGE NUMBER	DATE	TIME
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COVENANT

AA81278	1987-05-08	10:42
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REGISTERED OWNER OF CHARGE:

HER MAJESTY THE QUEEN IN RIGHT OF THE PROVINCE OF BRITISH COLUMBIA  
AA81278

REMARKS: INTER ALIA

INCLUDES INDEMNITY UNDER SECTION 215 (2)(A) L.T.A.  
PART FORMERLY LOT A PLAN 86219 AND LOT B,  
PLAN 86219 EXCEPT PLAN 12331

EASEMENT

AA81286	1987-05-08	10:45
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REMARKS: INTER ALIA

PLAN 74485  
APPURTENANT TO LOT 1 PLAN 74483  
MODIFIED BY BB401815

EASEMENT

AA83288 1987-05-08 10:45  
REMARKS: INTER ALIA  
PLAN 74485  
APPURTENANT TO LOT 1 PLAN 74483  
(SEE AA81286)  
MODIFIED BY BB401816

EASEMENT

BW330899 2004-07-20 10:40  
REMARKS: INTER ALIA  
PLAN BCP13759  
APPURTENANT TO LOT 1 PLAN BCP12331

MODIFICATION

BB401815 2007-05-22 09:21  
REMARKS: INTER ALIA  
MODIFICATION OF AA81286

MODIFICATION

BB401816 2007-05-22 09:21  
REMARKS: INTER ALIA  
MODIFICATION OF AA83288

COVENANT

BB1220209 2009-11-03 09:22  
REGISTERED OWNER OF CHARGE:  
VILLAGE OF ANMORE  
BB1220209  
REMARKS: INTER ALIA

COVENANT

BB1220217 2009-11-03 09:23  
REGISTERED OWNER OF CHARGE:  
VILLAGE OF ANMORE  
BB1220217  
REMARKS: INTER ALIA

EQUITABLE CHARGE

BB1220218 2009-11-03 09:23  
REGISTERED OWNER OF CHARGE:

THE OWNERS, STRATA PLAN BCS3635

BB1220218

REMARKS: INTER ALIA

EQUITABLE CHARGE

BB1220219 2009-11-03 09:23

REGISTERED OWNER OF CHARGE:

VILLAGE OF ANMORE

BB1220219

REMARKS: INTER ALIA

EASEMENT

BB1121886 2009-11-19 14:05

REMARKS: INTER ALIA

APPURTENANT TO THE COMMON PROPERTY STRATA  
PLAN BCS3635

COVENANT

BB1672465 2010-06-29 11:55

REMARKS: APPURTENANT TO STRATA LOTS 45, 46, AND 65  
STRATA PLAN BCS3635

MORTGAGE

CA5494542 2016-09-11 21:15

REGISTERED OWNER OF CHARGE:

ROYAL BANK OF CANADA

CA5494542

'CAUTION - CHARGES MAY NOT APPEAR IN ORDER OF PRIORITY. SEE SECTION 28, L.T.A.'

DUPLICATE INDEFEASIBLE TITLE: NONE OUTSTANDING

TRANSFERS: NONE

PENDING APPLICATIONS: NONE

\*\*\* CURRENT INFORMATION ONLY - NO CANCELLED INFORMATION SHOWN \*\*\*

NEW WESTMINSTER LAND TITLE OFFICE

COMMON PROPERTY STRATA PLAN: BCS3635

TRANSFERS: NONE

LEGAL NOTATIONS:

TO THE COMMON PROPERTY IS ANNEXED EASEMENT BB1121886 OVER  
STRATA LOTS 1 TO 92 STRATA PLAN BCS3635

HERETO IS ANNEXED EASEMENT AA81286 OVER (PLAN 74485) LOT 12 EXCEPT;  
PART SUBDIVIDED BY PLAN 74483, PLAN 3350  
MODIFIED BY BB401815  
PART FORMERLY LOT A PLAN 86219

HERETO IS ANNEXED EASEMENT BB1220100 OVER THAT PART OF LOT 9,  
PLAN BCP39932 AND LOT 1 PLAN BCP42742 INCLUDED IN PLAN BCP42743

HERETO IS ANNEXED EASEMENT BB1220101 OVER THAT PART OF LOT 2,  
PLAN BCP42742 INCLUDED IN PLAN BCP42743

HERETO IS ANNEXED EASEMENT BB1220106 OVER LOT 9 PLAN BCP39932 AND  
LOT 1 PLAN BCP42742

HERETO IS ANNEXED EASEMENT BB1220108 OVER LOT 2 PLAN BCP42742

HERETO IS ANNEXED EASEMENT AA83288 OVER (PLAN 74485) SOUTH 15 CHAINS  
OF THE EAST 10 CHAINS OF THE SOUTH WEST QUARTER SECTION 29  
TOWNSHIP 39 EXCEPT: THAT PORTION SHOWN ON PLAN 8163 NEW WESTMINSTER  
DISTRICT  
MODIFIED BY BB401816  
PART FORMERLY LOT A PLAN 86219 AND LOT B PLAN 86219 EXCEPT  
PLAN BCP12331

THIS TITLE MAY BE AFFECTED BY A PERMIT UNDER PART 29 OF THE MUNICIPAL  
ACT, SEE BL58362           EXPIRES N/A

'PPSA NOTICE, SEE DF BJ17173'  
EXPIRES N/A

**CHARGES, LIENS AND INTERESTS:**

**NATURE OF CHARGE**

CHARGE NUMBER	DATE	TIME
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**COVENANT**

AA81278	1987-05-08	10:42
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**REGISTERED OWNER OF CHARGE:**

HER MAJESTY THE QUEEN IN RIGHT OF THE PROVINCE OF BRITISH COLUMBIA  
AA81278

**REMARKS: INTER ALIA**

INCLUDES INDEMNITY UNDER SECTION 215 (2)(A) L.T.A.  
PART FORMERLY LOT A PLAN 86219 AND LOT B,

PLAN 86219 EXCEPT PLAN 12331

COVENANT

AA81284 1987-05-08 10:44

REGISTERED OWNER OF CHARGE:

HER MAJESTY THE QUEEN IN RIGHT OF THE PROVINCE OF BRITISH COLUMBIA

AA81284

REMARKS: INTER ALIA

L.T.A. SECTION 215

AS TO PART FORMERLY LOT 12 EXCEPT: PART SUBDIVIDED

BY PLAN 74483; PLAN 3350

EASEMENT

AA81286 1987-05-08 10:45

REMARKS: INTER ALIA

PLAN 74485

APPURTENANT TO LOT 1 PLAN 74483

MODIFIED BY BB401815

EASEMENT

AA83288 1987-05-08 10:45

REMARKS: INTER ALIA

PLAN 74485

APPURTENANT TO LOT 1 PLAN 74483

(SEE AA81286)

MODIFIED BY BB401816

EASEMENT

BW330899 2004-07-20 10:40

REMARKS: INTER ALIA

PLAN BCP13759

APPURTENANT TO LOT 1 PLAN BCP12331

MODIFICATION

BB401815 2007-05-22 09:21

REMARKS: INTER ALIA

MODIFICATION OF AA81286

MODIFICATION

BB401816 2007-05-22 09:21

REMARKS: INTER ALIA

MODIFICATION OF AA83288

COVENANT

BB1029915 2008-12-05 11:34

REGISTERED OWNER OF CHARGE:

VILLAGE OF ANMORE

BB1029915

REMARKS: INTER ALIA

MODIFIED BY BB940267

PART FORMERLY THE SOUTH 15 CHAINS OF THE EAST 10

CHAINS OF THE SOUTH WEST QUARTER SECTION 29

TOWNSHIP 39 EXCEPT PLAN 8163 AND LOT B PLAN 86219

EXCEPT PLAN BCP12331

COVENANT

BB1029916 2008-12-05 11:34

REGISTERED OWNER OF CHARGE:

VILLAGE OF ANMORE

BB1029916

REMARKS: INTER ALIA

PART FORMERLY THE SOUTH 15 CHAINS OF THE EAST 10

CHAINS OF THE SOUTH WEST QUARTER SECTION 29

TOWNSHIP 39 EXCEPT PLAN 8163 AND LOT B PLAN 86219

EXCEPT PLAN BCP12331

PRIORITY AGREEMENT

BB1029917 2008-12-05 11:35

REMARKS: GRANTING BB1029915 PRIORITY OVER BB420317 AND

BB420318 AS REGISTERED ON THE STRATA LOTS

PRIORITY AGREEMENT

BB1029918 2008-12-05 11:36

REMARKS: GRANTING BB1029916 PRIORITY OVER BB420317 AND

BB420318 AS REGISTERED ON THE STRATA LOTS

MODIFICATION

BB940267 2009-05-15 10:24

REMARKS: INTER ALIA

MODIFICATION OF BB1029915

PRIORITY AGREEMENT

BB940268 2009-05-15 10:24

REMARKS: GRANTING BB940267 PRIORITY OVER BB420317 AND

BB420318 AS REGISTERED ON THE STRATA LOTS

COVENANT

BB817715 2009-10-02 15:03

REGISTERED OWNER OF CHARGE:

THE CROWN IN RIGHT OF BRITISH COLUMBIA



BB817715

REMARKS: PART FORMERLY THE SOUTH 15 CHAINS OF THE EAST 10  
CHAINS OF THE SOUTH WEST QUARTER SECTION 29  
TOWNSHIP 39 EXCEPT PLAN 8163 AND LOT B PLAN 86219  
EXCEPT PLAN BCP12331

PRIORITY AGREEMENT

BB817716 2009-10-02 15:03

REMARKS: GRANTING BB817715 PRIORITY OVER BB420317 AND  
BB420318 AS REGISTERED ON THE STRATA LOTS

STATUTORY RIGHT OF WAY

BB1220091 2009-11-03 09:17

REGISTERED OWNER OF CHARGE:  
VILLAGE OF ANMORE  
BB1220091

REMARKS: PART IN PLAN BCP42743

PRIORITY AGREEMENT

BB1220092 2009-11-03 09:17

REMARKS: INTER ALIA  
GRANTING BB1220091 PRIORITY OVER BB420317 EXTENDED  
BY BB1220078 AND BB1220082 AND BB420318 EXTENDED  
BY BB1220079 AND BB1220083 AS REGISTERED ON THE  
STRATA LOTS

STATUTORY RIGHT OF WAY

BB1220096 2009-11-03 09:18

REGISTERED OWNER OF CHARGE:  
VILLAGE OF ANMORE  
BB1220096

REMARKS: PART IN PLAN BCP42743

PRIORITY AGREEMENT

BB1220097 2009-11-03 09:18

REMARKS: GRANTING BB1220096 PRIORITY OVER BB420317 EXTENDED  
BY BB1220078 AND BB1220082 AND BB420318 EXTENDED  
BY BB1220079 AND BB1220083 AS REGISTERED ON THE  
STRATA LOTS

STATUTORY RIGHT OF WAY

BB1220207 2009-11-03 09:21

REGISTERED OWNER OF CHARGE:  
VILLAGE OF ANMORE  
BB1220207

REMARKS: PART IN PLAN BCP42744

STATUTORY RIGHT OF WAY

BB1220208 2009-11-03 09:22

REGISTERED OWNER OF CHARGE:

CITY OF ABBOTSFORD

BB1220208

REMARKS: PART IN PLAN BCP42744

COVENANT

BB1220215 2009-11-03 09:22

REGISTERED OWNER OF CHARGE:

VILLAGE OF ANMORE

BB1220215

REMARKS: INTER ALIA

PRIORITY AGREEMENT

BB1220216 2009-11-03 09:22

REMARKS: GRANTING BB1220215 PRIORITY OVER BB420317 EXTENDED  
BY BB1220078 AND BB1220082 AND BB420318 EXTENDED  
BY BB1220079 AND BB1220083 AS REGISTERED ON THE  
STRATA LOTS

UNDERSURFACE AND OTHER EXC & RES

BB1089371 2009-11-17 15:23

REGISTERED OWNER OF CHARGE:

THE CROWN IN RIGHT OF BRITISH COLUMBIA

BB1089371

REMARKS: INTER ALIA

SECTION 50 LAND ACT SEE BB1220068 AND SECTION 35  
COMMUNITY CHARTER  
RIGHT OF RESUMPTION CANCELLED, SEE BB1220070,  
2009-11-03  
PART FORMERLY CLOSED ROAD PLAN BCP42741

EASEMENT

CA2964920 2013-01-23 14:38

REMARKS: APPURTENANT TO LOT B PLAN 86219

EXCEPT PART IN PLANS BCP12331 AND BCP42742

EASEMENT

CA2964921 2013-01-23 14:38

REMARKS: PART MARKED PRIVATE ROAD ON PLAN EPP20530

APPURTENANT TO LOT B PLAN 86219

EXCEPT PART IN PLANS BCP12331 AND BCP42742

STATUTORY RIGHT OF WAY

CA4935691 2016-01-19 09:48

REGISTERED OWNER OF CHARGE:

SHAW CABLESYSTEMS LIMITED

INCORPORATION NO. A0075382

CA4935691

COVENANT

CA5096004 2016-04-07 15:45

REGISTERED OWNER OF CHARGE:

VILLAGE OF ANMORE

CA5096004

'CAUTION - CHARGES MAY NOT APPEAR IN ORDER OF PRIORITY. SEE SECTION 28, L.T.A.'

CORRECTIONS: NONE

\*\*\* CURRENT INFORMATION ONLY - NO CANCELLED INFORMATION SHOWN \*\*\*

PARCEL IDENTIFIER (PID): 028-077-156

SHORT LEGAL DESCRIPTION:S/BCS3635/////66

MARG:

TAXATION AUTHORITY:

1 VILLAGE OF ANMORE

FULL LEGAL DESCRIPTION: CURRENT

STRATA LOT 66 SECTION 20 TOWNSHIP 39 NEW WESTMINSTER DISTRICT  
STRATA PLAN BCS3635

TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT  
ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM V

MISCELLANEOUS NOTES:

POSTING PLAN EPP28113

ASSOCIATED PLAN NUMBERS:

PLAN BCP13759

SUBDIVISION PLAN BCP12331

SUBDIVISION PLAN BCP42742

BARELAND STRATA PLAN BCS3635

SUBDIVISION PLAN NWP12331

SUBDIVISION PLAN NWP3350

SUBDIVISION PLAN NWP74483

PLAN NWP74485

SUBDIVISION PLAN NWP86219

EASEMENT PLAN EPP20530

POSTING PLAN EPP28113

AFB/IFB: MN: Y PE: 0 SL: 1 TI: 1