

Strata Property Act

FORM B

INFORMATION CERTIFICATE

The Owners, Strata Plan VR-2192 certify that the information contained in this certificate with respect to Strata Lot 9 (unit 219) is correct as of the date of this certificate.

[Attach a separate sheet if the space on this form is insufficient].

- (a) Monthly strata fees payable by the owner of the strata lot described above. \$402.37 (plus applicable taxes)
- (b) Any amount owing to the strata corporation by the owner of the strata lot described above (other than an amount paid into court, or to the strata corporation in trust under section 114 of the Strata Property Act). \$NIL
- (c) Are there any agreements under which the owner of the strata lot described above takes responsibility for expenses relating to alterations to the strata lot, the common property or the common assets?
No (that the strata corporation is aware of)
- (d) Any amount that the owner of the strata lot described above is obligated to pay in the future for a special levy that has already been approved. \$NIL
- (e) Any amount by which the expenses of the strata corporation for the current fiscal year are expected to exceed the expenses budgeted for the fiscal year. \$NIL
- (f) Amount in the contingency reserve fund minus expenditures which have already been approved but not yet taken from the fund [as of Mar. 31, 2010]. \$43,000.50
- (g) Are there any amendments to the bylaws that are not yet filed in the land title office?
No (that the strata corporation is aware of)
- (h) Are there any resolutions passed by a ¾ vote or unanimous vote that are required to be filed in the land title office but have not yet been filed in the land title office?
No (that the strata corporation is aware of)
- (i) Has notice been given for any resolutions, requiring a ¾ vote or unanimous vote or dealing with an amendment to the bylaws, that have not yet been voted on?
No (that the strata corporation is aware of)
- (j) Is the strata corporation party to any court proceeding or arbitration, and are there any judgments or orders against the strata corporation?
No (that the strata corporation is aware of)
- (k) Have any notices or work orders been received by the strata corporation that remain outstanding for the strata corporation, the common property or the common assets?
No (that the strata corporation is aware of)
- (l) The number of strata lots in the strata plan that are rented Sixteen (16) that the strata corporation is aware of

Date: [May 17, 2010]

C & C PROPERTY GROUP LTD.

Per:

Jeffrey Chambers, Strata Manager

Balance Sheet (Accrual)
1433 Lonsdale Ave - (vr2192)
March 2010

CASH	
Operating Bank Account	20,483.54
Fund Account	124,880.67
TOTAL CASH	145,364.21
Accounts Receivable	23,847.96
Prepaid Expenses	1,123.25
Capital Assets	210,995.68
TOTAL ASSETS	381,331.10
LIABILITIES & CAPITAL	
LIABILITIES	
Accounts Payable	4,212.54
GST Payable	2,094.46
Prepaid Maintenance Fees	2,641.21
Loan From Contingency	17,000.00
TOTAL LIABILITIES	25,948.21
CAPITAL	
CONTINGENCY FUND	
Contingency Fund OB	12,330.75
Contingency Fund Curr. Approp.	625.03
Contingency Fund Interest	44.72
Transfer In/Out of Contingency	30,000.00
TOTAL CONTINGENCY FUND	43,000.50
HVAC REPLACEMENT FUND	
HVAC Replacement Fund O/B	29,074.26
TOTAL HVAC REPLACEMENT FUND	29,074.26
BUILDING IMPROVEMENT FUND	
Building Fund OB	53,096.71
TOTAL BUILDING FUND	53,096.71
BALANCE IN FUNDS	125,171.47
OPERATING FUND	
Operating Fund OB	221,565.05
Operating Fund Transfer	3,447.87
Retained Earnings	5,198.50
TOTAL OPERATING FUND	230,211.42
TOTAL CAPITAL	355,382.89
TOTAL LIABILITIES & CAPITAL	381,331.10

