SKETCH PLAN OF LOT BOUNDARIES FROM LAND TITLE OFFICE RECORDS FOR:
LOT A DISTRICT LOTS 1 AND 86 PLAN 48840 EXCEPT PART IN PLANS VIP56846, VIP70719 & VIP79699; LOT B, DISTRICT LOT 86, PLAN 38643; AND LOT C, DISTRICT LOT 86, PLAN 38643 EXCEPT PART IN PLAN VIP52642, ALL IN NEWCASTLE DISTRICT.

DRAFT - LEGAL BUILD UP IN PROCESS
APPLICATION FOR REGISTRATION RECEIVED ON:  14 MARCH, 2008
ENTERED:  20 MARCH, 2008

REGISTERED OWNER IN FEE SIMPLE:
BAYNES SOUND INVESTMENTS LTD., INC.NO. BC0800395
#701 - 17665 - 66A AVENUE
SURREY, BC
V3S 2A7

TAXATION AUTHORITY:
PORT ALBERNI ASSESSMENT AREA
DEEP BAY WATERWORKS DISTRICT

DESCRIPTION OF LAND:
P ARCEL IDENTIFIER: 014-471-523
LOT A DISTRICT LOTS 1 AND 86  NEWCASTLE DISTRICT PLAN 48840
EXCEPT PART IN PLANS VIP56846, VIP70719 AND VIP79699

LEGAL NOTATIONS:

DISTRICT LOT 86, SUBJECT TO EXCEPTIONS AND RESERVATIONS CONTAINED IN
CROWN GRANT FILED DD 50306N SEE PROVISO IN CROWN GRANT DD 50306N,
RE: DL86

HERETO IS ANNEXED RESTRICTIVE COVENANT EX129308 OVER LOT 1, PLAN
VIP79699

HERETO IS ANNEXED RESTRICTIVE COVENANT EX37840 OVER LOT 6, PLAN
VIP56846

CHARGES, LIENS AND INTERESTS:

CHARGE NUMBER   DATE    TIME

EXCEPTIONS AND RESERVATIONS
M76300
REGISTERED OWNER OF CHARGE:
ESQUIMALT AND NANAIMO RAILWAY COMPANY
M76300
REMARKS: A.F.B. 9.693.7434A; SECTION 172(3); ALL EXCEPT
PART IN DISTRICT LOT 1; DD 50306N; FOR ACTUAL
DATE AND TIME OF REGISTRATION SEE ORIGINAL GRANT
FROM ESQUIMALT AND NANAIMO RAILWAY COMPANY

UNDERSURFACE RIGHTS
D23415    1975-01-27  08:10
REGISTERED OWNER OF CHARGE:
HER MAJESTY THE QUEEN IN RIGHT OF THE PROVINCE OF
BRITISH COLUMBIA
D23415
REMARKS: ALL EXCEPT PART IN DISTRICT LOT
86, NEWCASTLE DISTRICT, ASSIGNMENT OF DD 183773I
AND 379783I, SEE 325230G

COVENANT
L64437     1982-09-22  08:50
REGISTERED OWNER OF CHARGE:
HER MAJESTY THE QUEEN IN RIGHT OF THE PROVINCE OF BRITISH COLUMBIA
L64437
REMARKS: PART IN PLAN 38644, SECTION 215 L.T.A.

COVENANT
L64438     1982-09-22  08:50
REGISTERED OWNER OF CHARGE:
HER MAJESTY THE QUEEN IN RIGHT OF THE PROVINCE OF BRITISH COLUMBIA
L64438
REMARKS: SECTION 215 L.T.A.; INTER ALIA

UNDERSURFACE RIGHTS
S115594     1987-10-30  15:01
REGISTERED OWNER OF CHARGE:
BAYNES SOUND INVESTMENTS LTD.
INCORPORATION NO. BC0800395
CA1792941
REMARKS: TRANSFER OF 300456G, REC'D 10/11/1964 ASSIGNMENT
OF 133221I (SEE 212167G) PART IN DISTRICT LOT 86,
NEWCASTLE DISTRICT (FIRECLAY) DD 351785I

COVENANT
EP35286     2000-05-08  09:11
REGISTERED OWNER OF CHARGE:
THE CROWN IN RIGHT OF BRITISH COLUMBIA
REGIONAL DISTRICT OF NANAIMO
EP35286
REMARKS: INTER ALIA

COVENANT
EP35296     2000-05-08  09:13
REGISTERED OWNER OF CHARGE:
THE CROWN IN RIGHT OF BRITISH COLUMBIA
EP35296

STATUTORY RIGHT OF WAY
EP35302     2000-05-08  09:15
REGISTERED OWNER OF CHARGE:
REGIONAL DISTRICT OF NANAIMO
EP35302
REMARKS: PART IN PLAN VIP70722

EASEMENT
EX129310     2005-10-11  14:44
REMARKS: INTER ALIA
APPURTENANT TO LOT 1, PLAN VIP79699

MORTGAGE
CA1575134     2010-05-26  09:25
REGISTERED OWNER OF CHARGE:
FIRST WEST CREDIT UNION
INCORPORATION NO. FI156  
CA1575134  
REMARKS: INTER ALIA

ASSIGNMENT OF RENTS  
CA1575135  2010-05-26  09:25  
REGISTERED OWNER OF CHARGE:  
FIRST WEST CREDIT UNION  
INCORPORATION NO. FI156  
CA1575135  
REMARKS: INTER ALIA

"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 ***
APPLICATION FOR REGISTRATION RECEIVED ON: 14 MARCH, 2008
ENTERED: 20 MARCH, 2008

REGISTERED OWNER IN FEE SIMPLE:
BAYNES SOUND INVESTMENTS LTD., INC.NO. BC0800395
#701 - 17665 - 66A AVENUE
SURREY, BC
V3S 2A7

TAXATION AUTHORITY:
PORT ALBERNI ASSESSMENT AREA
DEEP BAY WATERWORKS DISTRICT

DESCRIPTION OF LAND:
PARCEL IDENTIFIER: 000-982-059
LOT B, DISTRICT LOTS 1 AND 86, NEWCASTLE DISTRICT, PLAN 38643

LEGAL NOTATIONS:
DISTRICT LOT 86, SUBJECT TO EXCEPTIONS AND RESERVATIONS CONTAINED IN
CROWN GRANT FILED DD 50306N SEE PROVISO IN CROWN GRANT DD 50306N,
RE: DL86

CHARGES, LIENS AND INTERESTS:
NATURE OF CHARGE
CHARGE NUMBER DATE TIME

EXCEPTIONS AND RESERVATIONS
M76300
REGISTERED OWNER OF CHARGE:
ESQUIMALT AND NANAIMO RAILWAY COMPANY
M76300
REMARKS: A.F.B. 9.693.7434A
SECTION 172(3)
ALL EXCEPT PART IN DISTRICT LOT 1, NEWCASTLE
DISTRICT, DD 50306N
FOR ACTUAL DATE AND TIME OF REGISTRATION
SEE ORIGINAL GRANT FROM E & N RAILWAY COMPANY
FOR ACTUAL DATE AND TIME OF REGISTRATION SEE
ORIGINAL GRANT FROM E & N RAILWAY COMPANY

COVENANT
L64438 1982-09-22 08:50
REGISTERED OWNER OF CHARGE:
HER MAJESTY THE QUEEN IN RIGHT OF THE PROVINCE OF BRITISH COLUMBIA
L64438
REMARKS: SECTION 215 L.T.A.
INTER ALIA

EASEMENT
EX129310 2005-10-11 14:44
REMARKS: INTER ALIA
APPURTENANT TO LOT 1, PLAN VIP79699

MORTGAGE
CA1575134  2010-05-26  09:25
REGISTERED OWNER OF CHARGE:
FIRST WEST CREDIT UNION
INCORPORATION NO. FI156
CA1575134
REMARKS: INTER ALIA

ASSIGNMENT OF RENTS
CA1575135  2010-05-26  09:25
REGISTERED OWNER OF CHARGE:
FIRST WEST CREDIT UNION
INCORPORATION NO. FI156
CA1575135
REMARKS: INTER ALIA

"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 ***
APPLICATION FOR REGISTRATION RECEIVED ON:  14 MARCH, 2008
ENTERED:  20 MARCH, 2008

REGISTERED OWNER IN FEE SIMPLE:
BAYNES SOUND INVESTMENTS LTD., INC.NO. BC0800395
#701 - 17665 - 66A AVENUE
SURREY, BC
V3S 2A7

TAXATION AUTHORITY:
PORT ALBERNI ASSESSMENT AREA
DEEP BAY WATERWORKS DISTRICT

DESCRIPTION OF LAND:
PARCH IDENTIFIER: 000-982-067
LOT C, DISTRICT LOT 86, NEWCASTLE DISTRICT, PLAN 38643
EXCEPT THAT PART IN PLAN VIP52642

LEGAL NOTATIONS:
DISTRICT LOT 86, SUBJECT TO EXCEPTIONS AND RESERVATIONS CONTAINED IN
CROWN GRANT FILED DD 50306N SEE PROVISO IN CROWN GRANT DD 50306N,
RE: DL86

THIS CERTIFICATE OF TITLE MAY BE AFFECTED BY THE AGRICULTURAL LAND
COMMISSION ACT, SEE AGRICULTURAL LAND RESERVE PLAN NO. 5, DEPOSITED
26TH JULY, 1974
EXCLUDED AS TO PART BY EB40853, 18.05.88, M. H. GRISWOLD PER DN

CHARGES, LIENS AND INTERESTS:
NATURE OF CHARGE
CHARGE NUMBER   DATE    TIME

EXCEPTIONS AND RESERVATIONS
M76300
REGISTERED OWNER OF CHARGE:
ESQUIMALT AND NANAIMO RAILWAY COMPANY
M76300
REMARKS: A.F.B. 9.693.7434A
SECTION 172(3)
ALL EXCEPT PART IN DISTRICT LOT 1, NEWCASTLE
DISTRICT, DD 50306N
FOR ACTUAL DATE AND TIME OF REGISTRATION
SEE ORIGINAL GRANT FROM E & N RAILWAY COMPANY
FOR ACTUAL DATE AND TIME OF REGISTRATION SEE
ORIGINAL GRANT FROM E & N RAILWAY COMPANY

COVENANT
L64438      1982-09-22  08:50
REGISTERED OWNER OF CHARGE:
HER MAJESTY THE QUEEN IN RIGHT OF THE PROVINCE OF BRITISH COLUMBIA
L64438
REMARKS: SECTION 215 L.T.A.
    INTER ALIA

MORTGAGE
CA1575134  2010-05-26  09:25
REGISTERED OWNER OF CHARGE:
FIRST WEST CREDIT UNION
INCORPORATION NO. FI156
CA1575134
REMARKS: INTER ALIA

ASSIGNMENT OF RENTS
CA1575135  2010-05-26  09:25
REGISTERED OWNER OF CHARGE:
FIRST WEST CREDIT UNION
INCORPORATION NO. FI156
CA1575135
REMARKS: INTER ALIA

"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 ***