

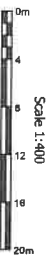
Lot B
Plan 32646

Lot A
Plan 32646

Remainder
Lot 147
Plan 719

NOTE:
Other Buildings existing on the property that are not shown on this certificate.

The intended plot size of this plan is 432mm (17 inches) in width by 280mm (11 inches) in height (B Size) when plotted at a scale of 1:400



JUNIPER AVENUE

BRITISH COLUMBIA LAND SURVEYOR'S CERTIFICATE
OF LOCATION OF GARAGE FOUNDATION ON
LOT A, DL 103S, SDYD, PLAN 32646

Civic Address: 203 JUNIPER AVENUE, KALEDEN, BC
Jurisdiction: Regional District of Okanagan-Similkameen
PID: 003-351-033

Purpose of this Certificate:

This certificate is prepared for mortgage and building inspection purposes and shows the location of the surveyed structures and features with respect to the registered land title office records of that land. Unregistered interests on this property have not been included, considered or researched.

This document shows the relative location of the surveyed structures and features with respect to the boundaries of the parcel described above. This document may not be used to define property corners or property boundaries.

CORE Geomatics accepts no responsibility for and hereby disclaim all obligations and liabilities for damages including, but not limited to, direct, indirect special, and consequential damages arising out of or in connection with any direct or indirect use or reliance upon the plan beyond its intended use.

Encroachments:

- The improvements are entirely within the boundaries of the property.
- No visible encroachments exist on the property from improvements situated on an adjoining property.

Notes:

Distances shown are in metres and this plan shows horizontal ground-level distances unless otherwise specified.

Offset dimensions are to the exterior finished walls of the structures shown as of this date of this certificate.

Lot dimensions are derived from land titles records for Plan 32647.

Property referenced on Certificate of Title (PID 003-351-033) Dated : January 23rd, 2025.

This property is subject to the following non-financial charges and interests which may affect the positioning of structures on the property:

Locations of the structure(s) certified correct according to a field survey completed on May 30th, 2025.

Jeremy H.
Jeremy Park, BCLS #886

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Revision 0

No.	Original Issue	Date
0	Original Issue	02/08/2025
PC: JW	DR: AM	CH: RW
File: 25-0051-00	Dwg: 25-0051 - Lot Certificate - Rev0	

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