

EAGLESON PROPERTIES LTD.

INCOME STATEMENT

For the 12 Months Ending JUNE 30, 2024

709 - Strata Plan VR 1607

YEAR END JUNE 2023/24

	Current Actual	YTD Actual	YTD BUDGET	VARIANCE	ANNUAL BUDGET
INCOME			12 MONTHS		2023/24 APPROVED BUDGET
Strata Fees	4,466.50	53,598.00	53,598.00	-	53,598.00
Strata Fees -ADJUSTMENT:JULY-OCT 2023	-	-	-	-	-
Income - Interest	-	-	2,500.00	2,500.00	2,500.00
Other Income - Dividends (Shares)	-	-	-	-	-
Other Income - Surplus or Deficit	-	-	-	-	-
Other Income - Form Fees, etc.	-	-	-	-	-
Other Income - EV	6.28	81.80	-	-	-
Bylaw Violations	-	-	-	81.80	-
Special Levy	-	-	-	-	-
Transfer from CRF to OPERATING a/c***To eliminate Negative Balance	-	3,961.19	-	-	-
	-	-	-	3,961.19	-
TOTAL INCOME	4,472.78	57,640.99	56,098.00	1,542.99	56,098.00
GENERAL EXPENSES					
Management Fee	315.00	3,780.00	3,780.00	-	3,780.00
Administration (Photocopy & Postage)	-	259.94	-	259.94	-
Office Supplies	-	-	-	-	-
Legal/ Professional Fees	-	-	500.00	500.00	500.00
Annual Review Fee	-	556.50	556.50	-	556.50
Storage Fee	-	-	-	-	-
T2 Tax Filing	-	-	417.50	417.50	417.50
Insurance (Accrued)	1,249.92	14,552.33	14,900.00	347.67	14,900.00
Insurance Appraisal (Accrued)	22.60	248.60	275.00	26.40	275.00
Bank Charges	10.10	44.11	75.00	30.89	75.00
WorksafeBC	-	-	-	-	-
Total GENERAL EXPENSES	1,597.62	19,441.48	20,504.00	1,062.52	20,504.00
BUILDING EXPENSES					
Electricity	107.09	514.67	1,000.00	485.33	1,000.00
Gas	107.84	2,107.92	3,000.00	892.08	3,000.00
City Utilities - Water & Sewer	-	2,364.69	2,350.00	14.69	2,350.00
City Utilities - Fireline	564.00	830.00	350.00	480.00	350.00
City Utilities - Street Cleaning	168.00	245.00	150.00	95.00	150.00
Garbage - Waste Removal	188.37	4,731.31	6,100.00	1,368.69	6,100.00
R&M - Building Repairs	-	8,173.53	2,000.00	6,173.53	2,000.00
R&M - Plumbing	-	-	-	-	-
R&M - Snow Removal & Salt	-	26.39	-	26.39	-
R&M - Fire Protection	-	473.90	600.00	126.10	600.00
R&M - Gardening & Pruning	136.38	3,081.57	2,200.00	881.57	2,200.00
R&M - Hard Landscaping	-	1,753.50	1,300.00	453.50	1,300.00
Total BUILDING EXPENSES	1,271.68	24,302.48	19,050.00	5,252.48	19,050.00
RESERVE FUNDS					
Contingency Reserve	1,378.67	16,544.00	16,544.00	0.00	16,544.00
Prior Year-Transfer to CRF	-	-	-	-	-
Total RESERVE FUNDS	1,378.67	16,544.00	16,544.00	0.00	16,544.00
TOTAL EXPENSES	4,247.96	60,287.96	56,098.00	4,189.96	56,098.00
NET INCOME <LOSS>	224.82	2,646.97	-	-	-

SK YNE

EAGLESON PROPERTIES LTD.
BALANCE SHEET
For the 12 Months Ending JUNE 30, 2024
709 - Strata Plan VR 1607
YEAR END JUNE 2023/24

YTD Actual

ASSETS:

Bank - Vancity SHARES	\$	758.22
Bank - Operating Account	\$	1,360.24
Bank - Contingency Reserve Fund	\$	29,076.77
Bank - Investments - G. I. C - 2.90% 30 - Day Cashable 1	\$	5,000.00
Bank - Investments - G. I. C - 2.90% 30 - Day Cashable 2	\$	5,000.00
Bank - Investments - G. I. C - 2.90% 30 - Day Cashable 3	\$	5,000.00
Bank - Investments - G. I. C - 2.90% 30 - Day Cashable 4	\$	5,000.00
Bank - Investments- G. I. C - 3% 90 - Day Cashable 1	\$	10,000.00
Bank -Investments - G. I. C - 3% 90 - Day Cashable 2	\$	10,000.00
Bank - Investments - G. I.C- 5% Non-Redeemable 1	\$	25,000.00
Bank - Investments - G. I.C- 5% Non-Redeemable 2	\$	25,000.00
Bank - Vancity Membership Fee	-\$	5.00
Accounts Receivable	\$	-
Prepaid Insurance	\$	6,249.59
Prepaid Insurance Appraisal	\$	565.15
Prepaid Expenses	\$	-
Total Current Assets	\$	<u>128,004.97</u>
TOTAL ASSETS	\$	<u>128,004.97</u>

LIABILITIES:

Accounts Payable	\$	1,183.38
Prepaid Strata Fees	\$	1,314.52
TOTAL LIABILITIES	\$	<u>2,497.90</u>

EQUITY

Contribution to SPECIAL LEVY	\$	-
Retained Earnings	\$	128,154.04
Current Year Income(Loss)	-\$	<u>2,646.97</u>
TOTAL EQUITY	\$	<u>125,507.07</u>
TOTAL LIABILITIES & EQUITY	\$	<u>128,004.97</u>

SK

Monthly A/R Summary

Building: 709 : 1251-1263 W 7th Avenue

Unit	Tenant	Opening Balance	Charge Description	Charge Amount	Payment Received	Current Balance
1	Grant and Kim Ewing (1251)	\$0.00	Strata Fees for PID# 709	\$738.38		
			*** Total ***	\$738.38	(\$1,476.76)	(\$738.38)
01	Patricia Vanderflaes (1253)	\$0.01	Strata Fees for PID# 709	\$582.93		
			*** Total ***	\$582.93	(\$582.93)	\$0.01
001	Tessie Lowe (1255)	(\$607.97)	Strata Fees for PID# 709	\$607.96		
			*** Total ***	\$607.96	(\$607.96)	(\$607.97)
0001	Noriko Horiguchi (1257)	(\$607.89)	Strata Fees for PID# 709	\$607.96		
			*** Total ***	\$607.96	\$0.00	\$0.07
00001	Jerry Thomas (1259)	\$25.50	EV Electrical Consumption	\$6.28		
			Strata Fees for PID# 709	\$607.96		
			*** Total ***	\$614.24	(\$607.96)	\$31.78
000001	Nancy Holme (1261)	\$0.00	Strata Fees for PID# 709	\$582.93		
			*** Total ***	\$582.93	(\$582.93)	\$0.00
0000001	Peggy Smyth (1263)	(\$738.41)	Strata Fees for PID# 709	\$738.38		
			*** Total ***	\$738.38	\$0.00	(\$0.03)
		(\$1,928.76)		\$4,472.78	(\$3,858.54)	(\$1,314.52)

** Totals for Building:

INSURANCE BREAKDOWN

Month

\$ 12,246.00

December	\$ 1,020.50
January	\$ 1,020.50
February	\$ 1,020.50
March	\$ 1,020.50
April	\$ 1,020.50
May	\$ 1,020.50
June	\$ 1,020.50

Year 2022/23

July	\$ 1,020.50
August	\$ 1,020.50
September	\$ 1,020.50
October	\$ 1,020.50
November	\$ 1,020.50

\$ 13,927.00

-\$ 140.08

December	1,160.58
January	1,160.58
February	1,160.58
March	1,160.58
April	1,160.58
May	1,160.58
June	1,160.58

July	1,160.58
August	1,160.58
September	1,160.58
October	1,160.58
November	1,160.58

\$ 14,999.00

December	1,249.92
January	1,249.92
February	1,249.92
March	1,249.92
April	1,249.92
May	1,249.92
June	1,249.92

14,552.33

July	1,249.92
August	1,249.92
September	1,249.92
October	1,249.92
November	1,249.92

INSURANCE BREAKDOWN

Month

\$ 813.75

Year 2023/24

August	\$ 22.60
September	\$ 22.60
October	\$ 22.60
November	\$ 22.60
December	\$ 22.60
January	\$ 22.60
February	\$ 22.60
March	\$ 22.60
April	\$ 22.60
May	\$ 22.60

June	\$ 22.60	248.65
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Year 2024/25

July	\$ 22.60
August	\$ 22.60
September	\$ 22.60
October	\$ 22.60
November	\$ 22.60
December	\$ 22.60
January	\$ 22.60
February	\$ 22.60
March	\$ 22.60
April	\$ 22.60
May	\$ 22.60
June	\$ 22.60

Year 2025/26

July	\$ 22.60
August	\$ 22.60
September	\$ 22.60
October	\$ 22.60
November	\$ 22.60
December	\$ 22.60
January	\$ 22.60
February	\$ 22.60
March	\$ 22.60
April	\$ 22.60
May	\$ 22.60
June	\$ 22.60
July	\$ 22.60

Selected General Ledger Detail

Description	Batch #	Processed	Type	Src	Reference	Post Date	Debit	Credit
Building: 709 : 1251-1263 W 7th Avenue								
709.1030.452 Bank - VanCity Operating Account								
Grant and Kim Ewing (1251)	36518	04-Jun-2024	RMRp	A/R	DCR# 254	01-Jun-2024	7,915.10	
Patricia Vanderflaes (1253)	36519	04-Jun-2024	RMRp	A/R	DCR# 255	02-Jun-2024	738.38	
Nancy Holme (1261)	36475	04-Jun-2024	RMRp	A/R	DCR# 253	03-Jun-2024	582.93	
Jerry Thomas (1259)	36520	04-Jun-2024	RMRp	A/R	DCR# 256	03-Jun-2024	582.93	
Loan Repayment for Insurance - 2nnd payment	36521	04-Jun-2024	NJE	J/E		04-Jun-2024	607.96	10,000.00
BC Hydro	36668	17-Jun-2024	CW	A/P	C# 264	17-Jun-2024		107.09
FortisBC - Natural Gas	36668	17-Jun-2024	CW	A/P	C# 265	17-Jun-2024		107.84
Maple Leaf Disposal Ltd	36668	17-Jun-2024	CW	A/P	C# 266	17-Jun-2024		188.37
Grant and Kim Ewing (1251)	36800	28-Jun-2024	RRg	A/R	DCR# 257	28-Jun-2024	738.38	
Tessie Lowe (1255)	36906	04-Jul-2024	RMRp	A/R	DCR# 263	30-Jun-2024	607.96	
Service Charges	36842	02-Jul-2024	NJE	J/E		30-Jun-2024		6.50
Service Charges	36842	02-Jul-2024	NJE	J/E		30-Jun-2024		3.60
Transaction Totals:							3,858.54	10,413.40
Ending Balance:							1,360.24	

Building Totals

Beginning Balance:	7,915.10
Transaction Debit / Credit Amounts:	3,858.54
Ending Balance:	1,360.24



VANAS11000_6237232 E D 16300 46030
 EAGLESON PROPERTIES ITF STRATA
 CORP VR1607
 201-2940 MAIN STREET
 VANCOUVER BC V5T 3G3

JULY 01, 2024

My relationship number(s)
 91268349

My branch
 DOWNTOWN
 898 WEST PENDER ST.
 VANCOUVER BC V6C 1J8
 T 604 877 7000 TOLL-FREE 1 888 VANCITY
 vancity.com

My accounts

STATEMENT PERIOD: 01 JUN 2024 to 30 JUN 2024



DAILY BANKING

ACCOUNT SUMMARY	OPENING BALANCE ON 01 JUN 2024	TOTAL WITHDRAWALS	TOTAL DEPOSITS	CLOSING BALANCE ON 30 JUN 2024
INDEPENDENT BUSINESS ACCOUNT #100084835930	7,915.10	10,413.40	3,858.54	1,360.24
TOTAL NUMBER OF CHEQUES 3				

INDEPENDENT BUSINESS ACCOUNT #100084835930

DATE	DESCRIPTION	WITHDRAWALS	DEPOSITS	BALANCE
	OPENING BALANCE			7,915.10
01 JUN	ETRANSFER CREDIT (GRANTEWING)		738.38	8,653.48
02 JUN	ETRANSFER CREDIT (PATRICIAVANDERFLAES)		582.93	9,236.41
03 JUN	ETRANSFER CREDIT (JEROMEWTHOMAS)		607.96	9,844.37
03 JUN	CHEQUE DEPOSIT-BRANCH		582.93	10,427.30
04 JUN	FUNDS TRANSFER-ONLINE TO REL#91268601 (\$10,000.00) (LOAN REPAYMENT FOR INSURANC)	10,000.00		427.30
21 JUN	CHEQUE CLEARED #266	188.37		238.93
21 JUN	CHEQUE CLEARED #265	107.84		131.09
22 JUN	CHEQUE CLEARED #264	107.09		24.00
28 JUN	ETRANSFER CREDIT (GRANTEWING)		738.38	762.38

Together, we are a financial force for change.

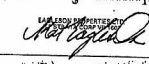
INDEPENDENT BUSINESS ACCOUNT #100084835930 (CONT.)

DATE	DESCRIPTION	WITHDRAWALS	DEPOSITS	BALANCE
30 JUN	ETRANSFER CREDIT (MELANIETERESELOWE)		607.96	1,370.34
30 JUN	CHARGES APPLIED TO ACCOUNT (PER ITEM FEES)	3.60		1,366.74
30 JUN	CHARGES APPLIED TO ACCOUNT (PERIODIC FLAT FEE)	6.50		1,360.24

Please review your statement and report any errors or omissions to us within 30 days of the statement date. If we don't hear from you within 30 days, this statement will be considered correct.

CLEARED CHEQUES
INDEPENDENT BUSINESS ACCOUNT #100084835930


DATE CLEARED: 20 JUN
 CHEQUE # 265 \$107.84

EAGLESON PROPERTIES LTD. IIF STRATA CORP VR 1007 20-288 MAIN ST VANCOUVER BC V6T 3G3 TEL: (604) 879-1070		VANCOUVER CITY SAVINGS CREDIT UNION DOWNTOWN COMMUNITY BRANCH 505 HASTINGS STREET VANCOUVER, B.C. V6C 1J6	000265 265
One Hundred Seven Dollars and Eighty Four Cents			
PAY TO THE ORDER OF FortisBC - Natural Gas PO Box 6666 Station Terminal Vancouver, BC V6B 6M9		June 17, 2024 \$ *****107.84	PER 
000265 ⑆16300⑆809⑆ 100084835930⑆			

DATE CLEARED: 20 JUN
 CHEQUE # 265 \$107.84

06202024 VR9140C 421121 0036 0305700	Endorsement - Signature or Stamp Endossement - Signature ou timbre	FORTISBC ENERGY TD
BACKVERSO		

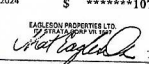
DATE CLEARED: 20 JUN
 CHEQUE # 266 \$188.37

EAGLESON PROPERTIES LTD. IIF STRATA CORP VR 1007 20-288 MAIN ST VANCOUVER BC V6T 3G3 TEL: (604) 879-1070		VANCOUVER CITY SAVINGS CREDIT UNION DOWNTOWN COMMUNITY BRANCH 505 HASTINGS STREET VANCOUVER, B.C. V6C 1J6	000266 266
One Hundred Eighty Eight Dollars and Thirty Seven Cents			
PAY TO THE ORDER OF Maple Leaf Disposal Ltd		June 17, 2024 \$ *****188.37	PER 
000266 ⑆16300⑆809⑆ 100084835930⑆			

DATE CLEARED: 20 JUN
 CHEQUE # 266 \$188.37

DSPACC: 1124015 DSPTR: 00010-003 ITMSEQ: 64 LOC: Location 006MLD	Printer ID# 1021 ID d'imprimeur 1021
BACKVERSO	

DATE CLEARED: 21 JUN
 CHEQUE # 264 \$107.09

EAGLESON PROPERTIES LTD. IIF STRATA CORP VR 1007 20-288 MAIN ST VANCOUVER BC V6T 3G3 TEL: (604) 879-1070		VANCOUVER CITY SAVINGS CREDIT UNION DOWNTOWN COMMUNITY BRANCH 505 HASTINGS STREET VANCOUVER, B.C. V6C 1J6	000264 264
One Hundred Seven Dollars and Nine Cents			
PAY TO THE ORDER OF BC Hydro P.O. Box 8910 Vancouver, BC V6B 4N1		June 17, 2024 \$ *****107.09	PER 
000264 ⑆16300⑆809⑆ 100084835930⑆			

DATE CLEARED: 21 JUN
 CHEQUE # 264 \$107.09

06212024 VR1096C 511855 0004 1205483	Endorsement - Signature or Stamp Endossement - Signature ou timbre	BC HYDRO WITH CHEQUE 8660 1597148 00060 001
BACKVERSO		

Images shown above represent official copies of the original documents as processed by our institution. Inclusion of images in the statement does not guarantee items have been honoured.

Selected General Ledger Detail

Post Year/Month From: 2024-June
To: 2024-June

11-Jul-2024

Page 1

Description	Batch #	Processed	Type	Srce	Reference	Post Date	Debit	Credit
Building: 709 : 1251-1263 W 7th Avenue 709.1040.453 Bank - VanCity Contingency Account								
Loan Repayment for Insurance - 2nd payment								
	36521		04-Jun-2024	NJE	J/E			
Beginning Balance:							19,076.77	
04-Jun-2024							10,000.00	
Transaction Totals:							10,000.00	0.00
Ending Balance:							29,076.77	
Building Totals								
Beginning Balance:							19,076.77	
Transaction Debit / Credit Amounts:							10,000.00	0.00
Ending Balance:							29,076.77	

Selected General Ledger Detail

Post Year/Month From: 2024-June
To: 2024-June

11-Jul-2024
Page 1

Description	Batch #	Processed Type	Sice Reference	Post Date	Debit	Credit
Building: 709 : 1251-1263 W 7th Avenue						
709.1041.1040			G. I. C - 2.90% 30 - Day Cashable 1(M21/8/2024)		5,000.00	
				Beginning Balance:		5,000.00
				Transaction Totals:		
				Ending Balance:		5,000.00
709.1042.1040			G. I. C - 2.90% 30 - Day Cashable 2 (M21/8/2024)		5,000.00	
				Beginning Balance:		5,000.00
				Transaction Totals:		
				Ending Balance:		5,000.00
709.1043.1040			G. I. C - 2.90% 30 - Day Cashable 3 (M21/8/2024)		5,000.00	
				Beginning Balance:		5,000.00
				Transaction Totals:		
				Ending Balance:		5,000.00
709.1044.1040			G. I. C - 2.90% 30 - Day Cashable 4 M21/8/2024		5,000.00	
				Beginning Balance:		5,000.00
				Transaction Totals:		
				Ending Balance:		5,000.00
709.1045.1040			G. I. C - 3% 90 - Day Cashable 1 (M21/8/2024)		10,000.00	
				Beginning Balance:		10,000.00
				Transaction Totals:		
				Ending Balance:		10,000.00
709.1046.1040			G. I. C - 3% 90 - Day Cashable 2 (M21/8/2024)		10,000.00	
				Beginning Balance:		10,000.00
				Transaction Totals:		
				Ending Balance:		10,000.00
709.1047.1040			G. I.C- 5% Non-Redeemable 1 (Matures 21 Aug		25,000.00	
				Beginning Balance:		25,000.00
				Transaction Totals:		
				Ending Balance:		25,000.00
709.1048.1040			G. I.C- 5% Non-Redeemable 2 (Matures 21 Aug		25,000.00	
				Beginning Balance:		25,000.00
				Transaction Totals:		
				Ending Balance:		25,000.00
Building Totals					90,000.00	
			Transaction Debit / Credit Amounts:		90,000.00	
			Ending Balance:		90,000.00	

JULY 01, 2024

VANAS11000_6237232 E D 16300 46032
 EAGLESON PROPERTIES ITF STRATA
 CORP VR1607
 201-2940 MAIN STREET
 VANCOUVER BC V5T 3G3

My relationship number(s)
 91268601

My branch
 DOWNTOWN
 898 WEST PENDER ST.
 VANCOUVER BC V6C 1J8
 T 604 877 7000 TOLL-FREE 1 888 VANCITY
 vancity.com

My accounts

STATEMENT PERIOD: 01 JUN 2024 to 30 JUN 2024



DAILY BANKING

ACCOUNT SUMMARY	OPENING BALANCE ON 01 JUN 2024	TOTAL WITHDRAWALS	TOTAL DEPOSITS	CLOSING BALANCE ON 30 JUN 2024
INDEPENDENT BUSINESS ACCOUNT #100084886032 (CONTINGENCY ACCOUNT)	19,076.77	0.00	10,000.00	29,076.77
TOTAL NUMBER OF CHEQUES 0				

INDEPENDENT BUSINESS ACCOUNT #100084886032 (CONTINGENCY ACCOUNT)

DATE	DESCRIPTION	WITHDRAWALS	DEPOSITS	BALANCE
	OPENING BALANCE			19,076.77
04 JUN	FUNDS TRANSFER-ONLINE FROM REL #91268349 (\$10,000.00) (LOAN REPAYMENT FOR INSUR)		10,000.00	29,076.77

INVESTMENTS

TERM DEPOSITS

DATE	DESCRIPTION	WITHDRAWALS	DEPOSITS	BALANCE
	#100092610301 CASHABLE 30 DAY LOCKOUT (IN TRUST FOR THE OWNERS, SP VR 1607) 12 MONTH TERM INITIAL DEPOSIT: 21AUG2023 \$5,000.00 MATURITY DATE: 21AUG2024 INTEREST RATE: 2.900% INTEREST IS COMPOUNDED AT MATURITY OPENING BALANCE			5,000.00

Unless we hear from you, we'll renew this term deposit for the same length of time at the posted interest rate on maturity date.

! You have a term deposit maturing.

Together, we are a financial force for change.

TERM DEPOSITS (CONT.)

DATE	DESCRIPTION	WITHDRAWALS	DEPOSITS	BALANCE
	#100092610343 CASHABLE 30 DAY LOCKOUT (IN TRUST FOR THE OWNERS, SP VR 1607) 12 MONTH TERM INITIAL DEPOSIT: 21AUG2023 \$5,000.00 MATURITY DATE: 21AUG2024 INTEREST RATE: 2.900% INTEREST IS COMPOUNDED AT MATURITY OPENING BALANCE			5,000.00
Unless we hear from you, we'll renew this term deposit for the same length of time at the posted interest rate on maturity date.				
	#100092610350 CASHABLE 30 DAY LOCKOUT (IN TRUST FOR THE OWNERS, SP VR 1607) 12 MONTH TERM INITIAL DEPOSIT: 21AUG2023 \$5,000.00 MATURITY DATE: 21AUG2024 INTEREST RATE: 2.900% INTEREST IS COMPOUNDED AT MATURITY OPENING BALANCE			5,000.00
Unless we hear from you, we'll renew this term deposit for the same length of time at the posted interest rate on maturity date.				
	#100092610509 CASHABLE 30 DAY LOCKOUT (IN TRUST FOR THE OWNERS, SP VR 1607) 12 MONTH TERM INITIAL DEPOSIT: 21AUG2023 \$5,000.00 MATURITY DATE: 21AUG2024 INTEREST RATE: 2.900% INTEREST IS COMPOUNDED AT MATURITY OPENING BALANCE			5,000.00
Unless we hear from you, we'll renew this term deposit for the same length of time at the posted interest rate on maturity date.				
	#100092610517 CASHABLE 90 DAY LOCKOUT (IN TRUST FOR THE OWNERS, SP VR 1607) 12 MONTH TERM INITIAL DEPOSIT: 21AUG2023 \$10,000.00 MATURITY DATE: 21AUG2024 INTEREST RATE: 3.000% INTEREST IS COMPOUNDED AT MATURITY OPENING BALANCE			10,000.00
Unless we hear from you, we'll renew this term deposit for the same length of time at the posted interest rate on maturity date.				
	#100092610533 CASHABLE 90 DAY LOCKOUT (IN TRUST FOR THE OWNERS, SP VR 1607) 12 MONTH TERM INITIAL DEPOSIT: 21AUG2023 \$10,000.00 MATURITY DATE: 21AUG2024 INTEREST RATE: 3.000% INTEREST IS COMPOUNDED AT MATURITY OPENING BALANCE			10,000.00
Unless we hear from you, we'll renew this term deposit for the same length of time at the posted interest rate on maturity date.				
	#100092610558 NON-REDEEMABLE ANNUAL TERM (IN TRUST FOR THE OWNERS, SP VR 1607) 12 MONTH TERM INITIAL DEPOSIT: 21AUG2023 \$25,000.00 MATURITY DATE: 21AUG2024 INTEREST RATE: 5.000% INTEREST IS COMPOUNDED ANNUALLY OPENING BALANCE			25,000.00
Unless we hear from you, we'll renew this term deposit for the same length of time at the posted interest rate on maturity date.				
	#100092610616 NON-REDEEMABLE ANNUAL TERM (IN TRUST FOR THE OWNERS, SP VR 1607) 12 MONTH TERM INITIAL DEPOSIT: 21AUG2023 \$25,000.00 MATURITY DATE: 21AUG2024 INTEREST RATE: 5.000% INTEREST IS COMPOUNDED ANNUALLY OPENING BALANCE			25,000.00

Unless we hear from you, we'll renew this term deposit for the same length of time at the posted interest rate on maturity date.

JULY 01, 2024

91268601

DOWNTOWN
898 WEST PENDER ST.
VANCOUVER BC V6C 1J8
T 604 877 7000 TOLL-FREE 1 888 VANCITY
vancity.com



TERM DEPOSITS (CONT.)

DATE	DESCRIPTION	WITHDRAWALS	DEPOSITS	BALANCE
	TOTAL TERMS			90,000.00

Please review your statement and report any errors or omissions to us within 30 days of the statement date. If we don't hear from you within 30 days, this statement will be considered correct.

General Ledger Detail

Description	Batch #	Processed Type	Src	Reference	Post Date	Debit	Credit
Bank - VanCity SHARES							
Building: 709 : 1251-1263 W 7th Avenue							
709.1000						758.22	
					Beginning Balance:		758.22
					Transaction Totals:		
					Ending Balance:	758.22	
Bank - VanCity Operating Account							
709.1030.452							
Grant and Kim Ewing (1251)	36518	04-Jun-2024	RMRp	A/R DCR# 254	01-Jun-2024	7,915.10	
Patricia Vanderflaes (1253)	36519	04-Jun-2024	RMRp	A/R DCR# 255	02-Jun-2024	738.38	
Nancy Holme (1261)	36475	04-Jun-2024	RMRp	A/R DCR# 253	03-Jun-2024	582.93	
Jerry Thomas (1259)	36520	04-Jun-2024	RMRp	A/R DCR# 256	03-Jun-2024	582.93	
Loan Repayment for Insurance - 2nnd payment	36521	04-Jun-2024	NJE	J/E	04-Jun-2024	607.96	
BC Hydro	36668	17-Jun-2024	CW	A/P C# 264	17-Jun-2024		10,000.00
FortisBC - Natural Gas	36668	17-Jun-2024	CW	A/P C# 265	17-Jun-2024		107.09
Maple Leaf Disposal Ltd	36668	17-Jun-2024	CW	A/P C# 266	17-Jun-2024		107.84
Grant and Kim Ewing (1251)	36800	28-Jun-2024	RRg	A/R DCR# 257	28-Jun-2024	738.38	
Tessie Lowe (1255)	36906	04-Jul-2024	RMRp	A/R DCR# 263	30-Jun-2024	607.96	
Service Charges	36842	02-Jul-2024	NJE	J/E	30-Jun-2024		6.50
Service Charges	36842	02-Jul-2024	NJE	J/E	30-Jun-2024		3.60
					Transaction Totals:	3,858.54	10,413.40
					Ending Balance:	1,360.24	
Bank - VanCity Contingency Account							
709.1040.453							
Loan Repayment for Insurance - 2nnd payment	36521	04-Jun-2024	NJE	J/E	04-Jun-2024	19,076.77	
					Beginning Balance:		10,000.00
					Transaction Totals:	10,000.00	
					Ending Balance:	29,076.77	0.00
G. I. C - 2.90% 30 - Day Cashable 1 (M21/8/2024)							
709.1041.1040							
					Beginning Balance:		5,000.00
					Transaction Totals:		
					Ending Balance:	5,000.00	
G. I. C - 2.90% 30 - Day Cashable 2 (M21/8/2024)							
709.1042.1040							
					Beginning Balance:		5,000.00
					Transaction Totals:		
					Ending Balance:	5,000.00	
G. I. C - 2.90% 30 - Day Cashable 3 (M21/8/2024)							
709.1043.1040							
					Beginning Balance:		5,000.00
					Transaction Totals:		
					Ending Balance:	5,000.00	
G. I. C - 2.90% 30 - Day Cashable 4 M21/8/2024							
709.1044.1040							
					Beginning Balance:		5,000.00
					Transaction Totals:		
					Ending Balance:	5,000.00	
G. I. C - 3% 90 - Day Cashable 1 (M21/8/2024)							
709.1045.1040							
					Beginning Balance:		10,000.00

General Ledger Detail

To: 2024-June

Description	Batch #	Processed Type	Src	Reference	Post Date	Debit	Credit
<i>continued from previous page</i>							
709.1045.1040	G. I. C - 3% 90	- Day Cashable 1 (M21/8/2024)					
Transaction Totals:							
Ending Balance:						10,000.00	
709.1046.1040	G. I. C - 3% 90	- Day Cashable 2 (M21/8/2024)					
Transaction Totals:						10,000.00	
Ending Balance:						10,000.00	
709.1047.1040	G. I.C- 5% Non-Redeemable 1 (Matures 21 Aug						
Transaction Totals:						25,000.00	
Ending Balance:						25,000.00	
709.1048.1040	G. I.C- 5% Non-Redeemable 2 (Matures 21 Aug						
Transaction Totals:						25,000.00	
Ending Balance:						25,000.00	
709.1090.008	Bank - Vancity Membership Fee						5.00
Transaction Totals:							5.00
Ending Balance:							5.00
709.1100	Accounts Receivable						
Grant and Kim Ewing (1251)	36500	03-Jun-2024	BMc	A/R 14131		0.00	
Patricia Vanderflaes (1253)	36500	03-Jun-2024	BMc	A/R 14132		738.38	
Tessie Lowe (1255)	36500	03-Jun-2024	BMc	A/R 14133		582.93	
Noriko Horiguchi (1257)	36500	03-Jun-2024	BMc	A/R 14134		607.96	
Jerry Thomas (1259)	36500	03-Jun-2024	BMc	A/R 14135		607.96	
Jerry Thomas (1259)	36500	03-Jun-2024	BMc	A/R 14135		6.28	
Nancy Holme (1261)	36500	03-Jun-2024	BMc	A/R 14136		607.96	
Peggy Smyth (1263)	36500	03-Jun-2024	BMc	A/R 14137		582.93	
Grant and Kim Ewing (1251)	36518	04-Jun-2024	RMRp	A/R DCR# 254		738.38	
Patricia Vanderflaes (1253)	36519	04-Jun-2024	RMRp	A/R DCR# 255			738.38
Nancy Holme (1261)	36475	04-Jun-2024	RMRp	A/R DCR# 253			582.93
Jerry Thomas (1259)	36520	04-Jun-2024	RMRp	A/R DCR# 256			607.96
Grant and Kim Ewing (1251)	36800	28-Jun-2024	RRg	A/R DCR# 257			738.38
Tessie Lowe (1255)	36906	04-Jul-2024	RMRp	A/R DCR# 263			607.96
Prepaid Strata Fees - adjustment	37006	12-Jul-2024	NJE	J/E			614.24
Transaction Totals:						4,472.78	4,472.78
Ending Balance:						0.00	
709.1310	Prepaid Insurance						
Insurance (Accrued) - July 2024 portion	37005	12-Jul-2024	NJE	J/E		7,499.51	
Transaction Totals:						0.00	1,249.92
Ending Balance:						6,249.59	1,249.92

General Ledger Detail

To: 2024-June

Description	Batch #	Processed	Type	Src	Reference	Post Date	Debit	Credit
<i>continued from previous page</i>								
709.3200 Peggy Smyth (1263)	36500	03-Jun-2024	BMc	A/R	14137	01-Jun-2024	0.00	738.38
						Transaction Totals:		4,466.50
						Ending Balance:		26,799.00
709.3650 Jerry Thomas (1259)	36500	03-Jun-2024	BMc	A/R	14135	01-Jun-2024	0.00	75.52
						Transaction Totals:		6.28
						Ending Balance:		6.28
709.4130 Maple Leaf Disposal Ltd	36995	12-Jul-2024	INV	A/P	# 588148	11-Jun-2024	1,177.25	188.37
						Transaction Totals:	188.37	0.00
						Ending Balance:	1,365.62	
709.4270 R&M - Fire & Safety						Beginning Balance:	473.90	
						Transaction Totals:		
						Ending Balance:	473.90	
709.4400 BC Hydro	36995	12-Jul-2024	INV	A/P	# 331 4660 001	01-Jun-2024	222.52	107.09
						Transaction Totals:	107.09	0.00
						Ending Balance:	329.61	
709.4420 FortisBC - Natural Gas	36995	12-Jul-2024	INV	A/P	# 6435 47	01-Jun-2024	1,341.71	107.84
						Transaction Totals:	107.84	0.00
						Ending Balance:	1,449.55	
709.4440 Utilities - Water						Beginning Balance:	715.46	
						Transaction Totals:		
						Ending Balance:	715.46	
709.4450 City of Vancouver	36995	12-Jul-2024	INV	A/P	# 5073 029	14-Jun-2024	0.00	564.00
						Transaction Totals:	564.00	0.00
						Ending Balance:	564.00	
709.4460 City of Vancouver	36995	12-Jul-2024	INV	A/P	# 5073 029	14-Jun-2024	0.00	168.00
						Transaction Totals:	168.00	0.00
						Ending Balance:	168.00	

General Ledger Detail

Description	Batch #	Processed	Type	Src	Reference	Post Date	Debit	Credit
709.4520 Greyrock Property Grooming Ltd.	36995	12-Jul-2024	INV	A/P	# 14051			
						Beginning Balance:	417.36	
						18-Jun-2024	136.38	
						Transaction Totals:	136.38	0.00
						Ending Balance:	553.74	
709.4550 Outside Mtce - Power Washing						Beginning Balance:	441.00	
						Transaction Totals:		
						Ending Balance:	441.00	
709.5040 Eagleson Properties Limited.	36995	12-Jul-2024	INV	A/P	# MF - (709)			
						Beginning Balance:	1,575.00	
						01-Jun-2024	315.00	
						Transaction Totals:	315.00	0.00
						Ending Balance:	1,890.00	
709.7400 Insurance Appraisal (Accrued) - July 2024 portion	37005	12-Jul-2024	NJE	J/E				
						Beginning Balance:	113.00	
						30-Jun-2024	22.60	
						Transaction Totals:	22.60	0.00
						Ending Balance:	135.60	
709.7500 Insurance (Accrued) - July 2024 portion	37005	12-Jul-2024	NJE	J/E				
						Beginning Balance:	6,249.60	
						30-Jun-2024	1,249.92	
						Transaction Totals:	1,249.92	0.00
						Ending Balance:	7,499.52	
709.9020 Service Charges Service Charges	36842 36842	02-Jul-2024 02-Jul-2024	NJE NJE	J/E J/E				
						Beginning Balance:	0.00	
						30-Jun-2024	6.50	
						30-Jun-2024	3.60	
						Transaction Totals:	10.10	0.00
						Ending Balance:	10.10	
709.9600 Contingency Reserve - July 2024 portion	37005	12-Jul-2024	NJE	J/E				
						Beginning Balance:	6,983.87	
						30-Jun-2024	1,378.67	
						Transaction Totals:	1,378.67	0.00
						Ending Balance:	8,362.54	
Building Totals						Beginning Balance:	0.00	
						Transaction Debit / Credit Amounts:	23,596.83	23,596.83
						Ending Balance:	0.00	

EAGLESON PROPERTIES LTD.

201 - 2940 Main Street
 Vancouver, British Columbia V5T 3G3

Statement of Account

Date: June 30, 2024

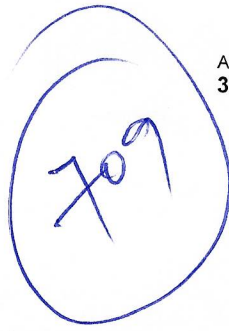
Telephone: (604) 879-1070 Fax: (604) 879-1007

Strata Corp VR1607 - GENERAL ACCOUNT
 1251 - 1263 W 7th Avenue
 Vancouver, BC V6H 1B7

Statement Printed: 12-Jul-24

Page 1

	Date	Reference	Debits	Credits	Balance
Building: 709 : 1251-1263 W 7th Avenue					
Plus: Receipts					
		Account Number: 709.1030		Opening Balance:	\$7,915.10
Grant and Kim Ewing (1251) Payment Received - Thank You	01-Jun-24	DCR# 254		738.38	
Patricia Vanderflaes (1253) Payment Received - Thank You	02-Jun-24	DCR# 255		582.93	
Nancy Holme (1261) Payment Received - Thank you	03-Jun-24	DCR# 253		582.93	
Jerry Thomas (1259) Payment Received - Than You	03-Jun-24	DCR# 256		607.96	
Grant and Kim Ewing (1251) Payment Received - Thank You	28-Jun-24	DCR# 257		738.38	
Tessie Lowe (1255) Payment Received - Thank You	30-Jun-24	DCR# 263		607.96	
		Receipt Totals:		3,858.54	
Less: Disbursements					
BC Hydro : Electricity Bill - June 4, 2024 (709)	17-Jun-24	C# 264	107.09		
FortisBC - Natural Gas : Natural Gas Bill - JUNE 3, 2024 (709)	17-Jun-24	C# 265	107.84		
Maple Leaf Disposal Ltd : Garbage Removal (709)	17-Jun-24	C# 266	188.37		
		Disbursement Totals:	403.30		
Journal Entry Details:					
Loan Repayment for Insurance - 2nnd payment	04-Jun-24		10,000.00		
Service Charges	30-Jun-24		10.10		
		Journal Entry Totals:	10,010.10		
Account Totals / Closing Balance:			10,413.40	3,858.54	\$1,360.24
		Available for Distribution:	1,360.24		
Current Period Distribution @ 100.000000%					\$1,360.24



Your bill highlights

Your bill for Mar 29, 2024 to May 31, 2024

- ✔ Your bill includes the B.C. Electricity Affordability Credit. This credit is based on your electricity use from April 1, 2023 through March 31, 2024 and will be applied on your bills through March 31, 2025. To learn more, including how the credit amount is calculated, visit bchydro.com/billcredit.
- ✔ Thank you for your payment of \$103.66 on Apr 19, 2024.
- To track your electricity usage, visit bchydro.com/login.

Total Due

\$107.09

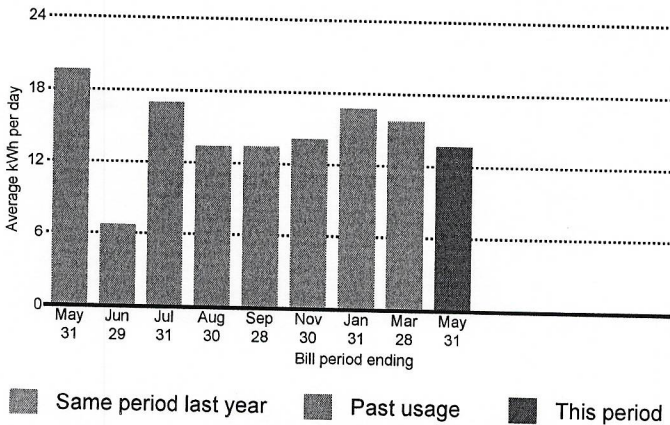
Due by Jun 26, 2024

Turn for bill details →

Your electricity usage over time

\$1.59

average daily
cost of electricity
this bill period



Did you know?

You used a total of 47 kWh from Mar 29, 2024 to May 31, 2024.

Use our online tracking tools to view your detailed electricity use by the month, week, day or even hour – up to the previous day. Visit bchydro.com/login.

Ways to pay your bill

We offer several options for you to pay your bill.



bchydro.com/login – direct withdrawal from your bank account through MyHydro



Auto-pay – have your bills paid automatically from your bank account



Online banking – visit your bank's website or pay in person at your local branch



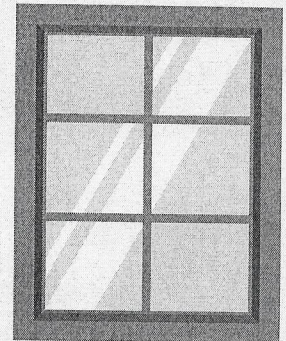
Credit card – pay through Paymentus, a third party service provider that charges a service fee

For more information, visit bchydro.com/payments.

Seal up those gaps

Apply draftproofing to drafty gaps around windows and doors to prevent heat loss in the winter, and heat gain in the summer.

Get more tips at bchydro.com/hometips



Meter reading information

Energy

Meter number 7028947

Starting Mar 29, 2024..... 8916
Ending Mar 31, 2024..... 8963
Difference..... 47

47 kWh used over 3 days

Meter number 7028947

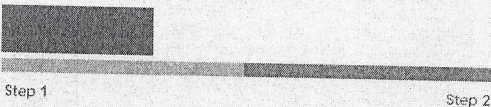
Starting Apr 1, 2024..... 8963
Ending Apr 17, 2024..... 9235
Difference..... 272

272 kWh used over 17 days

Meter number 7024307

Starting Apr 18, 2024..... 0
Ending May 31, 2024..... 558
Difference..... 558

558 kWh used over 44 days



You're charged the Step 1 price for electricity up to a certain threshold in each billing period, and a higher Step 2 price for all electricity use beyond that threshold. This billing period you stayed in the lower Step 1 price. You were 543 kWh below your Step 2 threshold of 1,420 kWh this billing period.

* Your account has been billed based on estimated electricity use. The estimate is based on previous electricity use at your address.

Your next meter reading is on or around Jul 30, 2024.

Go paperless

Get access to your account online. To get started, visit bchydro.com/gopaperless.

Maintaining your account

If we receive your payment after the due date, you may be charged a late payment fee. To learn more about your account with BC Hydro, visit bchydro.com/customerservicerules.

Privacy

Protecting your personal information is an obligation we take seriously. For more information, visit bchydro.com/privacy.

GST Registration # R121454151

Have a question?

Visit bchydro.com/gethelp
Call us at 1 800 BCHYDRO (1 800 224 9376).

Bill details

PREVIOUS BILLING PERIOD

Previous bill..... \$103.66
Payment received Apr 19, 2024..... -\$103.66

BALANCE FORWARD

\$0.00

ELECTRICITY CHARGES

Based on Residential Tiered Rate 1101

Mar 29, 2024 to Mar 31, 2024

Basic Charge 3 days x \$0.2117 /day..... \$0.64*

ENERGY CHARGES

Step 1: 47 kWh x \$0.0975 /kWh..... \$4.58*

Step 2: 0 kWh x \$0.1408 /kWh..... \$0.00

Deferral account rate rider -1.0%..... -\$0.05*

Apr 1, 2024 to May 31, 2024

Basic Charge 61 days x \$0.2253 /day..... \$13.74*

ENERGY CHARGES

Step 1: 830 kWh x \$0.1097 /kWh..... \$91.05*

Step 2: 0 kWh x \$0.1408 /kWh..... \$0.00

Deferral account rate rider -2.5%..... -\$2.62*

Trade income rate rider -2.3%..... -\$2.41*

Apr 15, 2024 to May 31, 2024

B.C. Electricity affordability credit..... -\$3.09

TAXES ON ELECTRICITY CHARGES

* GST 5% on \$104.93..... \$5.25

ELECTRICITY CHARGES SUBTOTAL

\$107.09

TOTAL DUE

\$107.09

Your meter reading

Meter number: RCT1515002 Point of delivery: 482549
This bill actual reading: 215 (Jun 3, 2024)
Last bill actual reading: 162 (May 2, 2024)
Conversion factor: 0.1177179

To calculate your usage, visit fortisbc.com/yourmeter

News to know

The Customer Choice Program allows you to choose a fixed-term, fixed-rate contract with an independent gas marketer or purchase natural gas from FortisBC at a variable rate. Know your options and compare rates at fortisbc.com/choice.

We've got rebates



Insulate your space
We've got rebates on attic, wall and basement insulation.
fortisbc.com/insulation



Instant rebate on thermostats
Save up to \$100 on select thermostats to help reduce your energy costs.
fortisbc.com/thermostat

What is a gigajoule?

A gigajoule (GJ) is a measure of energy. One GJ of natural gas can:



Heat water for 23 baths*

**In a 300 L capacity bathtub filled two-thirds full.*



Reduce your usage: choose a high-efficiency water heater when upgrading.

Ways to pay your bill

Account number: 643547



With your financial institution

Pay online, by phone or in person.
Consider a Pre-authorized Payment Plan and avoid late fees.



By credit card

Make payments by phone or over a secure website. For details, visit fortisbc.com/creditcard.



Mail a cheque to:

FortisBC - Natural gas
PO Box 6666 Station Terminal
Vancouver, BC V6B 6M9

Please note:

Overdue accounts - will incur a 1.5% per month late payment charge (19.56% per annum).

Disconnection of service - avoid disconnection by paying the overdue balance immediately and the current charges by due date shown.

FortisBC Energy Inc. provides you with natural gas and piped propane and operates in accordance with BC's privacy legislation. Visit fortisbc.com to learn more.
FortisBC Energy Inc. does business as FortisBC. FortisBC uses the FortisBC name and logo under license from Fortis Inc.
FortisBC acknowledges and respects Indigenous People in Canada, on whose Traditional Territories we all live and work. FortisBC is committed to Reconciliation with indigenous Peoples and is guided by our Statement of Indigenous Principles, which can be found at fortisbc.com/indigenousprinciples.

INVOICE



MAPLE LEAF DISPOSAL

20378 Langley Bypass, Langley, BC V3A 5E7

Invoice Number: 588148
Invoice Date: 2024-05-31
Invoice Amount: \$188.37
Account Name: STRATA CORPORATION VR 1607 C/O EAGLE...
Account Number: 74501
Terms: NET 45 DAYS
Current Balance: \$188.37
Last Payment: \$188.37
Last Payment Date: 2024-05-15

STRATA CORPORATION VR 1607 C/O EAGLESON PROPERTIES LTD

201-2940 MAIN STREET, VANCOUVER, BC V5T 3G3

1263 WEST 7TH AVENUE, VANCOUVER (BUILDING 1251 to 1263)

Table with 2 columns: Description and Amount. Rows include 'MONTHLY CHARGE FOR FE GARBAGE COLLECTION' (\$79.00) and 'MONTHLY CHARGE FOR ORGANICS COLLECTION' (\$75.00).

To Portable Toilets and RV Customers:

As temperatures fall close to or below freezing, we have to find a way to prevent liquid wastes from freezing. All the liquid waste removed from the restroom(s) or trailer(s) must be treated with an Antifreeze. Antifreeze is environmentally safe and therefore recommended for winterizing the units. In addition, we apply de-icing salt (MgCl2) solutions or crystals as well. This is a proactive measure. Unfortunately, there is a cost associated to winterizing the units, and some of those costs will be passed to the portable toilets and RV customers. You will see a small winterization fee during the winter season on your invoices.

Summary table with 2 columns: Description and Amount. Rows include Diesel Surcharge (\$21.94), Carbon Tax Recovery (\$3.46), Subtotal (\$179.40), GST 5.00% (\$8.97), PST 7.00% (\$0.00), and Invoice Amount (\$188.37).

Form with fields: Property ID # 709, Sub acct # Garbage, Project ID #, Approval, Date 06/11, Notes.

FOR YOUR CONVENIENCE, WE ACCEPT VISA, MASTERCARD, DEBIT, CHEQUE OR ONLINE PAYMENY. IF YOU WOULD LIKE TO SET UP PRE-AUTHORIZED CREDIT CARD PAYMENTS PLEASE CALL OUR CREDIT DEPARTMENT AT 604-533-4993, MONDAY - FRIDAY 9:00AM - 5:00PM OR EMAIL ACCOUNTING@MAPLELEAFDISPOSAL.COM. WE WILL BE HAPPY TO ASSIST YOU.

MAPLE LEAF DISPOSAL IS NOW ABLE TO ACCEPT ONLINE PAYMENTS, PLEASE CLICK THIS LINK TO PAY YOUR INVOICE.

BALANCES OUTSTANDING AFTER 30 DAYS ARE SUBJECT TO A SERVICE CHARGE OF 2% (26.824% ANNUALLY).

Maple Leaf Disposal Ltd. 20378 Langley Bypass, Langley, BC V3A 5E7 Tel:604-533-4993 Fax:604-533-1015 GST#134055771