

MARTIN JOLDERSMA
Barrister & Solicitor

159 Currie Road
P.O. Box 279, Dutton
Ontario N0L 2P0

Telephone (519) 762-2882
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November 17, 2009

VIA FAX 519-785-0644

Municipality of West Elgin
P.O. Box 490
Rodney, ON
N0L 2C0

Attention: Norma Bryant

Dear Ms. Bryant:

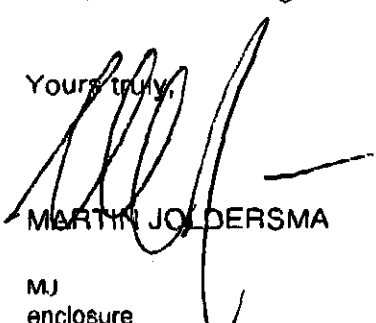
**RE: West Lorne Holdings Ltd. transfer of Road Allowance
Parts 2 and 3, Reference Plan 11R-9125**

Enclosed are:

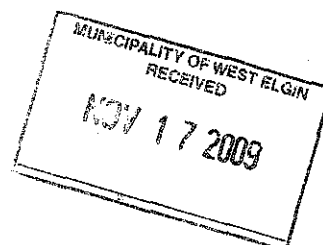
1. Transfer for the road allowance, being Parts 2 and 3, Plan 11R-9125, receipted as CT50435 on November 16, 2009.
2. Clear execution search.
3. Abstract showing clear title to the lands acquired by the Municipality. There are no encumbrances.

I look forward to the receipt in due course of a by-law assuming the said parcel as a public road, which I will register on title.

Yours truly,


MARTIN JOLDERSMA

MJ
enclosure



CERTIFICATE #:
NO DE CERTIFICAT:
12057790-1596950B

CLEAR CERTIFICATE / CERTIFICAT LIBRE

SHERIFF OF /
SHERIF DE: COUNTY OF ELGIN (ST. THOMAS)

DATE OF CERTIFICATE /
DATE DU CERTIFICAT : 2009-11-16

THIS CERTIFIES THAT THERE ARE NO WRITS OF EXECUTION, EXTENT OR CERTIFICATES OF LIEN IN MY HANDS AT THE TIME OF SEARCHING AGAINST THE REAL AND PERSONAL PROPERTY OF:

JE CERTIFIE, PAR LA PRESENTE, NE PAS AVOIR DE BREF D'EXECUTION,
NI DE CERTIFICAT DE PRIVILEGE, NI D'ORDONNANCE EN MA POSSESSION
AU MOMENT DE LA RECHERCHE VISANT LES BIENS MEUBLES OU IMMEUBLES DE:

SURNAME / NOM GIVEN NAME(S) / PRENUM(S)

(COMPANY/SOCIETE) WEST LORNE HOLDINGS LTD.

CAUTION TO PARTY REQUESTING SEARCH:
ENSURE THAT THE ABOVE INDICATED NAME IS THE SAME AS THE NAME SEARCHED.
THIS NAME WILL REMAIN CLEAR UNTIL THE CLOSE OF BUSINESS THIS DATE.

AVERTISSEMENT A LA PARTIE QUI DEMANDE LA RECHERCHE:
ASSUREZ-VOUS QUE LE NOM INDIQUE CI-DESSUS EST LE MEME QUE CELUI QUI
EST RECHERCHE. CET ETAT DEMEURE VALABLE JUSQU'A LA FIN DE LA JOURNEE
DE TRAVAIL.

CHARGE FOR THIS CERTIFICATE /
FRAIS POUR CE CERTIFICAT : \$11.00

SEARCHER REFERENCE /
REFERENCE CONCERNANT L'AUTEUR DE LA DEMANDE:

LRO # 11 Transfer

Received as CT50435 on 2009 11 16 at 16:20

The applicant(s) hereby applies to the Land Registrar.

yyyy mm dd Page 1 of 2

Properties

PIN 35113 - 006A LT Interest/Estate Fee Simple ☒ Split
Description PART OF PCL 64-1 SEC 199; PT LT 64 PL 199 WEST LORNE PT 1 11R4362,
DESIGNATED AS PARTS 2 AND 3. PLAN 11R-9125, WEST ELGIN
Address WEST LORNE

Consideration

Consideration \$ 0.00

Transferor(s)

The transferor(s) hereby transfers the land to the transferee(s).

Name WEST LORNE HOLDINGS LTD
Address for Service 4680 Avenue Road
London, ON
N6N 1E7

I, ANTONIO SANTOS, have the authority to bind the corporation.

This document is not authorized under Power of Attorney by this party.

Transferee(s)

Capacity

Share

Name THE CORPORATION OF THE MUNICIPALITY OF WEST
ELGIN
Address for Service P.O. Box 490
Rodney, ON
N0L 2C0

Statements

The land is being acquired or disposed of by the Crown in Right of Ontario or the Crown in Right of Canada, including any Crown corporation, or any agency, board or commission of the Crown; or a municipal corporation.

Signed By

Martin Joldersma 159 Currie Road acting for Signed 2009 11 13
Dutton
N0L 1J0 Transferror(s)

Tel 5197622882

Fax 5197622880

I have the authority to sign and register the document on behalf of all parties to the document.

Martin Joldersma 159 Currie Road acting for Signed 2009 11 13
Dutton
N0L 1J0 Transferee(s)

Tel 5197622882

Fax 5197622880

I have the authority to sign and register the document on behalf of all parties to the document.

Submitted By

MARTIN JOLDERSMA 159 Currie Road 2009 11 16
Dutton
N0L 1J0

Tel 5197622882

Fax 5197622880

LRO # 11 **Transfer**

Received as CT50435 on 2009 11 16 at 16:20

The applicant(s) hereby applies to the Land Registrar.

yyyy mm dd Page 2 of 2

Fees/Taxes/Payment

Statutory Registration Fee	\$60.00
Provincial Land Transfer Tax	\$0.00
Total Paid	\$60.00

LAND TRANSFER TAX STATEMENTS

In the matter of the conveyance of: 35113 - 0068 PART OF PCL 64-1 SEC 189; PT LT 64 PL 199 WEST LORNE PT 1 11R4362, DESIGNATED AS PARTS 2 AND 3, PLAN 11R-9125, WEST ELGIN

BY: WEST LORNE HOLDINGS LTD.
TO: THE CORPORATION OF THE MUNICIPALITY OF WEST ELGIN % (all PINs)

1. MARTIN JOLDERSMA

- I am
- ☐ (a) A person in trust for whom the land conveyed in the above-described conveyance is being conveyed;
 - ☐ (b) A trustee named in the above-described conveyance to whom the land is being conveyed;
 - ☐ (c) A transferee named in the above-described conveyance;
 - ☒ (d) The authorized agent or solicitor acting in this transaction for THE CORPORATION OF THE MUNICIPALITY OF WEST ELGIN described in paragraph(s) (c) above.
 - ☐ (e) The President, Vice-President, Manager, Secretary, Director, or Treasurer authorized in act for _____ described in paragraph(s) () above.
 - ☐ (f) A transferee described in paragraph () and am making these statements on my own behalf and on behalf of _____ who is my spouse described in paragraph () and as such, I have personal knowledge of the facts herein deposed to.

3. The total consideration for this transaction is allocated as follows:

(a) Monies paid or to be paid in cash	0.00
(b) Mortgages (i) assumed (show principal and interest to be credited against purchase price)	0.00
(ii) Given Back to Vendor	0.00
(c) Property transferred in exchange (detail below)	0.00
(d) Fair market value of the land(s)	0.00
(e) Liens, legacies, annuities and maintenance charges to which transfer is subject	0.00
(f) Other valuable consideration subject to land transfer tax (detail below)	0.00
(g) Value of land, building, fixtures and goodwill subject to land transfer tax (total of (a) to (f))	0.00
(h) VALUE OF ALL CHATTELS - items of tangible personal property	0.00
(i) Other considerations for transaction not included in (g) or (h) above	0.00
(j) Total consideration	0.00

4.

Explanation for nominal considerations.

g) Transfer to a municipality pursuant to subdivision or development agreement, condominium approval or other municipal purposes: TRANSFER OF LANDS FOR PUBLIC ROAD ALLOWANCE

5. The land is not subject to an encumbrance

PROPERTY Information Record

A. Nature of Instrument: Transfer
LRO 11 Registration No. CT50435 Date: 2009/11/16

B. Property(s): PIN 35113 - 0068 Address WEST LORNE Assessment Roll No

C. Address for Service. P.O. Box 490
Rodney, ON
N0L 2C0

D. (i) Last Conveyance(s). PIN 35113 - 0068 Registration No. LT43345
(ii) Legal Description for Property Conveyed. Same as in last conveyance? Yes ☐ No ☒ Not known ☐

E. Tax Statements Prepared By: Martin Joldersma
159 Currie Road
Dutton N0L 1J0

PROPERTY DESCRIPTION: PCL 64-1 SEC 159; PT 17 64 PC 196 WEST LORNE PT 1 1184362; WEST ELGIN

PROPERTY REMARKS

ESTATE/QUALIFIER

F2B SIMPLE
ABSOLUTE

RECENTLY:

FIRST CONVERSION FROM BOOK

21W CREATION DATE:

2006/03/27

OWNERS' NAMES

WEST LORNE HOLDINGS LTD.

CAPACITY SHARE

BENO

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CYRD
** PRINTOUT INCLUDES ALL DOCUMENT TYPES, DELETED INSTRUMENTS NOT INCLUDED. **						
1184362	1999/07/17	PLAN REFERENCE				C
LT43345	2002/11/15	TRANSFER	\$54,600		WEST LORNE HOLDINGS LTD	C
1186125	2009/11/12	PLAN REFERENCE				C
CTSC435	2009/11/16	TRANSFER		WEST LORNE HOLDINGS LTD	THE CORPORATION OF THE MUNICIPALITY OF WEST ELGIN	