

THE CORPORATION OF THE CITY OF BRAMPTON

BY-LAW NUMBER 73-74

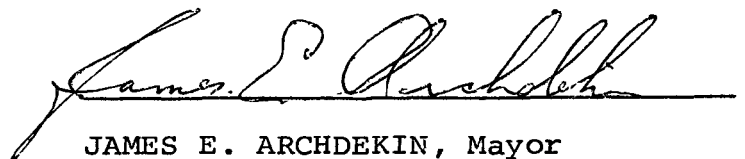
A By-law to authorize the Mayor
and the Clerk to execute an
Indenture conveying lands to
Hughey Holdings Limited.

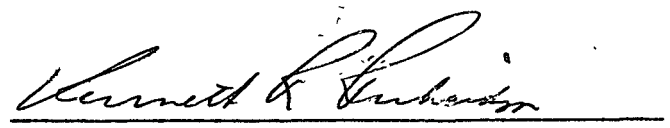
WHEREAS the Council of the Corporation of the City of Brampton
deem it expedient to transfer by Quit Claim Deed certain lands;

NOW THEREFORE the Council of the Corporation of the City of
Brampton ENACTS as follows:

1. That the lands being composed of all those portions of
Lots G, H, and I and part of unopened Ann Street lying
to the south of the right-of-way of the Canadian
National Railway and situate on the northerly side of
California Street in the said City of Brampton as shown
on Chisholm Miller's Plan of Block Forty-one in the
said City of Brampton filed in the Registry Office for
the Registry Division of Peel (No. 43) as Plan Number
BR-3, are authorized to be conveyed to Hughey Holdings
Limited and the Mayor and the Clerk authorized to
execute the Indenture attached hereto as Schedule "A".

READ A FIRST, SECOND and THIRD TIME and PASSED in Open Council
this 12th day of August, 1974.


JAMES E. ARCHDEKIN, Mayor


KENNETH R. RICHARDSON, Clerk

Quit Claim Deed

T H I S I N D E N T U R E

made in duplicate the NINTH day of SEPTEMBER
one thousand nine hundred and SEVENTY-FOUR

B E T W E E N

THE CORPORATION OF THE CITY OF BRAMPTON

hereinafter called the Party

of the First Part

- and -

HUGHEY HOLDINGS LIMITED, a Company incorporated
under the laws of the Province of Ontario

hereinafter called the Party

of the Second Part

WITNESSETH that the said party of the first part for and in consideration of other good and valuable consideration and the sum of TWO-----(\$2.00)-----Dollars of lawful money of Canada, to it in hand paid by the said party of the second part, at or before the sealing and delivery of these presents (the receipt whereof is hereby by it acknowledged) has granted, released and quitted claim and by these presents Doth Grant, Release and QUIT CLAIM unto the said party of the second part its successors and assigns for ever. All the estate, right, title, interest, claim and demand whatsoever both at law and in equity or otherwise howsoever and whether in possession or expectancy of it the said party of the first part of, in, to, or out of All and Singular that certain parcel or tract of land and premises situate, lying and being, as per Schedule "A" annexed hereto.

IN THE MATTER OF SUBSECTION 3 OF SECTION 5 OF
THE LAND SPECULATION TAX ACT, 1974

AFFIDAVIT

1. Kenneth R. Richardson of the City of
(print name)

Brampton, Municipal Clerk,
(print address)

MAKE OATH AND SAY THAT:

1. I verily believe that the disposition of designated land evidenced in the attached instrument or writing is exempt from the tax imposed by subsection 1 of section 2 of the above Act by virtue of the disposition being:

a disposition of designated land by a municipality

describe
nature of
disposition

as provided for by section 4, clause B,
subclause _____ of the above Act.

2. ~~I am the transferor making the disposition referred to in paragraph 1 hereof. Since the acquisition of my interest in the designated land that is referred to in paragraph 1 hereof and that is being disposed of to the transferee named in the attached instrument or writing, no disposition with respect to such designated land has occurred prior to the disposition to the said transferee.~~

delete
this
paragraph
if in-
applicable

3. I am authorized in writing by the transferor making the disposition referred to in paragraph 1 hereof to make this affidavit. Since the acquisition of the interest of the transferor in the designated land that is referred to in paragraph 1 hereof and that is being disposed of to the transferee named in the attached instrument or writing, no disposition with respect to such designated land has occurred prior to the disposition to the said transferee.

delete
this
paragraph
if in-
applicable

Sworn before me)
in the CITY)
of BRAMPTON)
this 3rd)
day of SEPT 19 74)

Kenneth Richardson

J. H. [Signature]
A Commissioner, etc.

SCHEDULE "A"

ALL AND SINGULAR that certain parcel or tract of land and premises, situate, lying and being in the City of Brampton, in the Regional Municipality of Peel and Province of Ontario, formerly in the Town of Brampton and County of Peel, and being composed of Part of LOTS G, H and I, and Part of Ann Street, according to Plan of Subdivision of Part of LOT SIX, Concession One, East of Hurontario Street by Chisholm Miller, P.L.S., dated April 20th, 1852, and referred to as Plan BR-3, in the said City of Brampton, the boundaries of which said parcel may be described as follows;

PREMISING that the Southeasterly limits of Lots G, H, and I, being also the Northwesterly limit of California Street, has a bearing of North 45 degrees 22 minutes 20 seconds East, and relating all bearings herein thereto;

COMMENCING at an iron bar found planted marking the intersection of the Southwesterly limit of Ann Street, with the Northwesterly limit of California Street, being also the most Easterly angle of Lot One, according to the said Plan BR-3;

THENCE North 45 degrees 22 minutes 20 seconds East, along the said Northwesterly limit of California Street, being also along the Southeasterly limit of Lots G, H, and I, 131.29 feet, more or less, to an iron bar planted marking the intersection of the last said limit with the Southerly limit of the Canadian National Railways right-of-way;

THENCE South 74 degrees 26 minutes 00 seconds West, along the last said limit 149.65 feet, more or less, to the intersection of the said limit with the Southwesterly limit of Ann Street;

THENCE South 44 degrees 16 minutes 00 seconds East, along the last said limit 72.68 feet, more or less, to the point of commencement.

AND WHICH said parcel is shown on a Plan of Survey by McLean, McMurchy & Biason, Ontario Land Surveyors, dated February 28th, 1974, bearing reference number 73-6660.

PROVINCE OF ONTARIO

*For place of residence insert appropriate County, District, Regional Municipality, etc

I/WE of the in the*

To Wit:

Strike out words and parts not applicable and initial

in the within instrument named, make oath and say that at the time of the execution of the within instrument.

1. I/WE of the full age of eighteen years;

2. And that

who also executed the within instrument of the full age of eighteen years;

3. I was legally married to the person named therein as my wife/husband;

4. I was unmarried/divorced/widower.

SWORN before me at the of in the*

this day of 19

A Commissioner for taking Affidavits, etc.

NOTE: If Attorney, substitute in space provided "I am Attorney for (State name) one of the parties named therein and he/she was of the full age of eighteen years"

Amended, May, 1971

In The Matter of The Land Transfer Tax Act

PROVINCE OF ONTARIO

*For place of residence insert appropriate County, District, Regional Municipality, etc.

I, of the in the* To Wit:

make oath and say:

- 1. I am named in the within (or annexed) transfer.
2. I have a personal knowledge of the facts stated in this affidavit.
3. (1) The Total Consideration for this transaction has been allocated as follows:
(a) Land, buildings, fixtures and goodwill
(b) Chattels—items of tangible personal property
Total consideration
(2) The true consideration for the transfer or conveyance for Land Transfer Tax purposes is as follows:
(a) Monies paid in cash
(b) Property transferred in exchange (Detail Below)
(c) Securities transferred to the value of (Detail Below)
(d) Balances of existing encumbrances with interest owing at date of transfer
(e) Monies secured by mortgage under this transaction
(f) Liens, legacies, annuities and maintenance charges to which transfer is subject
(g) Other (Detail Below)
Total Consideration (should agree with 3(1) (a)
4. If consideration is nominal, is the transfer for natural love and affection?
5. If so, what is the relationship between Grantor and Grantee?
6. Other remarks and explanations (if necessary)

All blanks must be filled in

SWORN before me at the

of

this day of 19

(signature)

A Commissioner, etc.

I,
of the
*

To Wit:

(Occupation)

make oath and say:

1. THAT I was personally present and did see the within or annexed Instrument and a duplicate thereof duly signed, sealed and executed by _____ of the parties thereto.
2. THAT the said Instrument and duplicate were executed by the said part _____ at the _____ of
3. THAT I know the said part
4. THAT I am a subscribing witness to the said Instrument and duplicate.

SWORN before me at the _____ in the*

this _____ day of _____ 19 _____

A Commissioner for taking Affidavits, etc.

*For place of residence insert appropriate County, District, Regional Municipality, etc.

I,
of the
*

To Wit:

(Occupation)

make oath and say:

1. THAT I was personally present and did see the within or annexed Instrument and a duplicate thereof duly signed, sealed and executed by _____ of the parties thereto.
2. THAT the said Instrument and duplicate were executed by the said part _____ at the _____ of
3. THAT I know the said part
4. THAT I am a subscribing witness to the said Instrument and duplicate.

SWORN before me at the _____ in the*

this _____ day of _____

A Commissioner for taking Affidavits, etc.

1974

SEPTEMBER 9th

THE CORPORATION OF THE
CITY OF BRAMPTON

TO

HUGHEY HOLDINGS LIMITED

Address: 16 California Street
BRAMPTON, Ontario

Quit Claim Deed

Dye & Durham Co. Limited, 76 Richmond Street East, Toronto

ATLIN, GOLDENBERG, COHEN,
GAMBLE & ARMEL
Barristers & Solicitors
Suite 916
120 Adelaide St. West
Toronto, Ontario
M5H 1T1