

**Properties**

PIN 37215 - 0278 LT Interest/Estate Fee Simple  
Description LT 22 CON 5 NDR BENTINCK; S/T EXECUTION 99-0000099, IF ENFORCEABLE; S/T  
EXECUTION 99-0000143, IF ENFORCEABLE; WEST GREY  
Address HANOVER

**Consideration**

Consideration \$601,100.00

**Transferor(s)**

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

Name THE CORPORATION OF THE MUNICIPALITY OF WEST GREY  
Address for Service 402813 Grey Rd 4  
RR 2  
Durham ON N0G 1R0

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

This document is being authorized by a municipal corporation Kerri Mighton, CPA, CGA, AMCT, Director of Finance/Treasurer.

**Transferee(s)****Capacity****Share**

Name TREMBLE, DONALD  
Date of Birth 1962 07 31  
Address for Service 550 George St.  
PO Box 656  
Durham ON N0G 1R0

**Statements**

Schedule: See Schedules

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**

Jeffrey Frank Oberman 350 Davis Drive, PO Box 95501 acting for Signed 2019 10 22  
Newmarket Transferor(s)  
L3Y 2N6

Tel

Fax 905-853-5885

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

Jeffrey Frank Oberman 350 Davis Drive, PO Box 95501 acting for Signed 2019 10 22  
Newmarket Transferee(s)  
L3Y 2N6

Tel

Fax 905-853-5885

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

**Submitted By**

REALTAX INC. 350 Davis Drive, PO Box 95501 2019 10 22  
Newmarket  
L3Y 2N6

Tel

Fax 905-853-5885

**Fees/Taxes/Payment**

Statutory Registration Fee \$64.40  
Provincial Land Transfer Tax \$8,497.00  
Total Paid \$8,561.40

LRO # 16 Transfer

Received as GY177631 on 2019 10 22 at 14:02

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

yyyy mm dd Page 2 of 5

**File Number**

Transferor Client File Number :

42 05 280 006 04300 0000 GYWG18-19

**LAND TRANSFER TAX STATEMENTS**

In the matter of the conveyance of: 37215 - 0278 LT 22 CON 5 NDR BENTINCK; S/T EXECUTION 99-0000099, IF ENFORCEABLE;  
S/T EXECUTION 99-0000143, IF ENFORCEABLE; WEST GREY

BY: THE CORPORATION OF THE MUNICIPALITY OF WEST GREY

TO: TREMBLE, DONALD

**1. TREMBLE, DONALD**

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 \_\_\_\_\_ described in paragraph(s) ( ) above.
- ☐ (e) The President, Vice-President, Manager, Secretary, Director, or Treasurer authorized to 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.

**2. I have read and considered the definition of "single family residence" set out in subsection 1(1) of the Act. The land being conveyed herein:**  
contains at least one and not more than two single family residences.**3. The total consideration for this transaction is allocated as follows:**

(a) Monies paid or to be paid in cash	\$601,100.00
(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))	\$601,100.00
(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	\$601,100.00

**6. Other remarks and explanations, if necessary.**

1. The information prescribed for the purposes of section 5.0.1 of the Land Transfer Tax Act is required to be provided for this conveyance. The information cannot be provided electronically prior to the time of the registration, but will be provided in paper form and submitted directly to the Ministry of Finance. The reason for the delay is that the transfer/deed is prepared and registered by the Treasurer of the transferring municipality as required by section 379(5)(b) of the Municipal Act, 2001. The electronic form for the prescribed information requires that it be filled out by the solicitor for the transferee. The Treasurer is not the solicitor for the transferee. The prescribed information will therefore be provided by the purchaser in paper form and submitted directly to the Minister of Finance.

2. The transferee(s) has read and considered the definitions of "designated land", "foreign corporation", "foreign entity", "foreign national", "specified region" and "taxable trustee" as set out in subsection 1(1) of the Land Transfer Tax Act. The transferee(s) declare that this conveyance is not subject to additional tax as set out in subsection 2(2.1) of the Act because:

3. (a) This is not a conveyance of land that is located within the "specified region".

4. The transferee(s) declare that they will keep at their place of residence in Ontario (or at their principal place of business in Ontario) such documents, records and accounts in such form and containing such information as will enable an accurate determination of the taxes payable under the Land Transfer Tax Act for a period of at least seven years.

5. The transferee(s) agree that they or the designated custodian will provide such documents, records and accounts in such form and containing such information as will enable an accurate determination of the taxes payable under the Land Transfer Tax Act, to the Ministry of Finance upon request.

**PROPERTY Information Record**

A. Nature of Instrument: Transfer  
LRO 16 Registration No. GY177631 Date: 2019/10/22

B. Property(s): PIN 37215 - 0278 Address HANOVER Assessment 4205280 -  
Roll No 006043000000

C. Address for Service: 550 George St.  
PO Box 656  
Durham ON N0G 1R0

D. (i) Last Conveyance(s): PIN 37215 - 0278 Registration No. GS152877  
(ii) Legal Description for Property Conveyed: Same as in last conveyance? Yes ☒ No ☐ Not known ☐

E. Tax Statements Prepared By: Jeffrey Frank Oberman  
350 Davis Drive, PO Box 95501  
Newmarket L3Y 2N6

**School Tax Support (Voluntary Election)**

1. All individual transferees wish to vote for English-Public.

**Additional Property Identifier(s) and/or Other Information**

By virtue of the *Municipal Act, 2001*, the registration of this tax deed vests in the transferee an estate in fee simple in the land described in this document, together with all rights, privileges and appurtenances and free from all estates and interests except:

- (i) easements and restrictive covenants that run with the land;
- (ii) any estates and interests of the Crown in right of Canada or in right of Ontario, other than an estate or interest in the land that,
  - (A) is vested in the Crown in right of Ontario because of and escheat or forfeiture as a result of the dissolution of a corporation, or
  - (B) is vested in the Crown in right of Ontario as a result of the death of an individual who did not have any lawful heirs, and
- (iii) any interest or title acquired by adverse possession by abutting landowners before registration of this tax deed

The registration of this tax deed vests in the transferee any interest in or title to adjoining land acquired by adverse possession before the registration of this tax deed if the person originally acquiring the interest or title did so as a consequence of possession of the land described in this tax deed.

**Statement**

I, Kerri Mighton, CPA, CGA, AMCT, Director of Finance/Treasurer of The Corporation of the Municipality of West Grey, hereby verify that:

- (i) a tax arrears certificate was registered under section 373 of the *Municipal Act, 2001* as Instrument No. GY157863 with respect to the land at least one year before the said land was advertised for sale;
- (ii) notices were sent and statutory declarations were made in substantial compliance with the applicable provisions of the *Municipal Act, 2001* and the regulations under that Act;
- (iii) the cancellation price was not paid within one year following the date of the registration of the tax arrears certificate;
- (iv) there was no subsisting extension agreement when the land was advertised for sale; and
- (v) the land was advertised for sale in substantial compliance with the *Municipal Act, 2001* and the regulations under that Act.

Municipality or Board

Signature(s)

Date of Signature

THE CORPORATION OF THE MUNICIPALITY  
OF WEST GREY

  
Kerri Mighton, CPA, CGA, AMCT  
Director of Finance/Treasurer  
Treasurer or Authorized Officer or  
Employee of the Municipality or Board

Y	M	D
2019	10	16

Street address and Municipality in which the land is located or, if there is no street address, the location of the land:  
382063 Concession 4 NDR

**Legal Description of the Land**

PIN 37215-0278(LT); Lot 22 Concession 5 NDR Bentinck; S/T executions 99-0000099 and 99-0000143, if enforceable:  
West Grey

Roll No. 42 05 280 006 04300 0000  
File No. GYWG18-19

**Additional Property Identifier(s) and/or Other Information**

Execution search completed on 22-Oct-2019 for TREMBLE, TERRY ROGER

Execution search No. 37993415-0459064B produced the following writs of execution number(s) listed below.

Writ No 99-0000099 against TREMBLE, TERRY in favour of ONTARIO LEGAL AID PLAN;

Writ No 99-0000143 against TREMBLE, TERRY in favour of ONTARIO LEGAL AID PLAN;