

PROPERTY DESCRIPTION: BLOCK 127, PLAN 59M434; TOWN OF PELHAM

PROPERTY REMARKS: FOR THE PURPOSE OF THE QUALIFIER THE DATE OF REGISTRATION OF ABSOLUTE TITLE IS 2008/12/16 & 2015/11/24.

ESTATE/QUALIFIER:
FEE SIMPLE
LT ABSOLUTE PLUS

RECENTLY:
SUBDIVISION FROM 64063-0257

PIN CREATION DATE:
2016/12/09

OWNERS' NAMES
THE CORPORATION OF THE TOWN OF PELHAM

CAPACITY SHARE
ROWN

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
<p>** PRINTOUT INCLUDES ALL DOCUMENT TYPES AND DELETED INSTRUMENTS SINCE 2016/12/09 **</p> <p>**SUBJECT TO SUBSECTION 44(1) OF THE LAND TITLES ACT, EXCEPT PARAGRAPHS 3 AND 14 AND *</p> <p>** PROVINCIAL SUCCESSION DUTIES AND EXCEPT PARAGRAPH 11 AND ESCHEATS OR FORFEITURE **</p> <p>** TO THE CROWN UP TO THE DATE OF REGISTRATION WITH AN ABSOLUTE TITLE. **</p>						
RO730992	1997/08/14	NOTICE		*** DELETED AGAINST THIS PROPERTY ***		
59M434	2016/12/01	PLAN SUBDIVISION				C
SN492730	2016/12/02	TRANSFER	\$1	RIVER REALTY DEVELOPMENT (1976) INC.	THE CORPORATION OF THE TOWN OF PELHAM	C
59R15828	2017/05/04	PLAN REFERENCE				C
SN522773	2017/08/16	DISCHARGE INTEREST		*** COMPLETELY DELETED *** ENBRIDGE GAS DISTRIBUTION INC.		
REMARKS: RO730992.						

NOTE: ADJOINING PROPERTIES SHOULD BE INVESTIGATED TO ASCERTAIN DESCRIPTIVE INCONSISTENCIES, IF ANY, WITH DESCRIPTION REPRESENTED FOR THIS PROPERTY.
NOTE: ENSURE THAT YOUR PRINTOUT STATES THE TOTAL NUMBER OF PAGES AND THAT YOU HAVE PICKED THEM ALL UP.

PROPERTY DESCRIPTION: BLOCK 4, PLAN 59M432; SUBJECT TO AN EASEMENT IN GROSS OVER PT BLK 4, PL 59M432 BEING PT 4 ON 59R15695 AS IN SN489306; TOWN OF PELHAM

PROPERTY REMARKS:

ESTATE/QUALIFIER:
FEE SIMPLE
ABSOLUTE

RECENTLY:
SUBDIVISION FROM 64063-0271

PIN CREATION DATE:
2016/11/10

OWNERS' NAMES
THE CORPORATION OF THE TOWN OF PELHAM

CAPACITY SHARE
ROWN

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
** PRINTOUT INCLUDES ALL DOCUMENT TYPES AND DELETED INSTRUMENTS SINCE 2016/11/10 **						
SN296361	2010/10/22	CHARGE		*** DELETED AGAINST THIS PROPERTY *** FONTHILL GARDENS INC.	MERIDIAN CREDIT UNION LIMITED	
REMARKS: CARRIED IN ERROR DELETED BY CN 2016.11.29						
SN299440	2010/11/24	CHARGE		*** DELETED AGAINST THIS PROPERTY *** FONTHILL GARDENS INC.	MERIDIAN CREDIT UNION LIMITED	
REMARKS: CARRIED IN ERROR DELETED BY CN 2016.11.29						
59M432	2016/11/02	PLAN SUBDIVISION				C
59R15695	2016/11/04	PLAN REFERENCE				C
SN489304	2016/11/04	NOTICE	\$1	THE CORPORATION OF THE TOWN OF PELHAM FONTHILL GARDENS INC.		C
REMARKS: SUBDIVISION AGREEMENT						
SN489306	2016/11/04	TRANSFER EASEMENT	\$1	THE CORPORATION OF THE TOWN OF PELHAM	HYDRO ONE NETWORKS INC.	C

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PROPERTY DESCRIPTION: BLOCK 130, PLAN 59M434; TOWN OF PELHAM

PROPERTY REMARKS: FOR THE PURPOSE OF THE QUALIFIER THE DATE OF REGISTRATION OF ABSOLUTE TITLE IS 2008/12/16 & 2015/11/24.

ESTATE/QUALIFIER:
FEE SIMPLE
LT ABSOLUTE PLUS

RECENTLY:
SUBDIVISION FROM 64063-0257

PIN CREATION DATE:
2016/12/09

OWNERS' NAMES
THE CORPORATION OF THE TOWN OF PELHAM

CAPACITY SHARE
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SN522773	2017/08/16	DISCHARGE INTEREST		*** COMPLETELY DELETED *** ENBRIDGE GAS DISTRIBUTION INC.		
REMARKS: RO730992.						

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PROPERTY DESCRIPTION: BLOCK 14, PLAN 59M432; TOWN OF PELHAM

PROPERTY REMARKS:

ESTATE/QUALIFIER:
FEE SIMPLE
ABSOLUTE

RECENTLY:
SUBDIVISION FROM 64063-0271

PIN CREATION DATE:
2016/11/10

OWNERS' NAMES
THE CORPORATION OF THE TOWN OF PELHAM

CAPACITY SHARE
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** PRINTOUT INCLUDES ALL DOCUMENT TYPES AND DELETED INSTRUMENTS SINCE 2016/11/10 **						
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REMARKS: CARRIED IN ERROR DELETED BY CN 2016.11.29						
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59M432	2016/11/02	PLAN SUBDIVISION				C
SN489304	2016/11/04	NOTICE	\$1	THE CORPORATION OF THE TOWN OF PELHAM FONTHILL GARDENS INC.		C
REMARKS: SUBDIVISION AGREEMENT						

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PROPERTY DESCRIPTION: BLOCK 132, PLAN 59M434; TOWN OF PELHAM

PROPERTY REMARKS: FOR THE PURPOSE OF THE QUALIFIER THE DATE OF REGISTRATION OF ABSOLUTE TITLE IS 2008/12/16 & 2015/11/24.

ESTATE/QUALIFIER: FEE SIMPLE
LT ABSOLUTE PLUS

RECENTLY: SUBDIVISION FROM 64063-0257

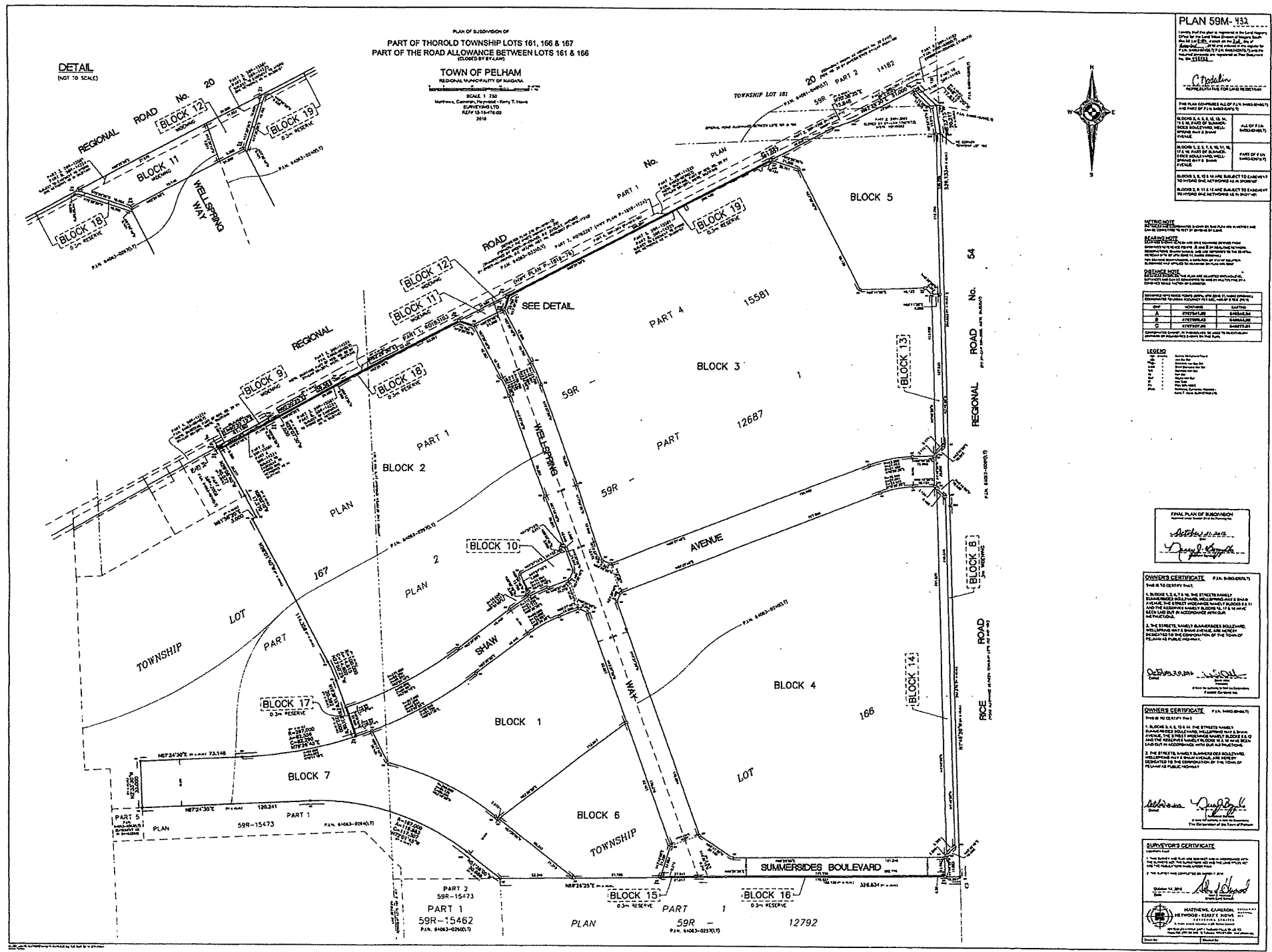
PIN CREATION DATE: 2016/12/09

OWNERS' NAMES THE CORPORATION OF THE TOWN OF PELHAM

CAPACITY SHARE ROWN

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/CHKD																																			
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This document has not been submitted and may be incomplete.

Properties

PIN	64063 - 0275 LT	Interest/Estate	Easement	<input checked="" type="checkbox"/> Add Easement
Description	SERVIENT LANDS: BLOCK 4, PLAN 59M432; TOWN OF PELHAM			
Address	FONTHILL			
PIN	64063 - 0285 LT	Interest/Estate	Easement	<input checked="" type="checkbox"/> Add Easement
Description	SERVIENT LANDS: BLOCK 14, PLAN 59M432; TOWN OF PELHAM			
Address	FONTHILL			
PIN	64063 - 0423 LT	Interest/Estate	Easement	<input checked="" type="checkbox"/> Add Easement
Description	SERVIENT LANDS: BLOCK 127, PLAN 59M434; TOWN OF PELHAM			
Address	FONTHILL			
PIN	64063 - 0426 LT	Interest/Estate	Easement	<input checked="" type="checkbox"/> Add Easement
Description	SERVIENT LANDS: BLOCK 130, PLAN 59M434; TOWN OF PELHAM			
Address	FONTHILL			
PIN	64063 - 0428 LT	Interest/Estate	Easement	<input checked="" type="checkbox"/> Add Easement
Description	SERVIENT LANDS: BLOCK 132, PLAN 59M434; TOWN OF PELHAM			
Address	FONTHILL			

Consideration

Consideration \$ 5.00

Transferor(s)

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

Name THE CORPORATION OF THE TOWN OF PELHAM
Acting as a company
Address for Service P.O. Box 400
20 Pelham Town Square
Fonthill, ON
L0S 1E0

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

This document is being authorized by a municipal corporation Dave Augustyn, Mayor & Nancy J. Bozzato, Clerk.

Transferee(s)	Capacity	Share
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Name HYDRO ONE NETWORKS INC.
Acting as a company
Address for Service 185 Clegg Road
Markham, ON
L6G 1B7

Statements

Schedule: See Schedules

Calculated Taxes

Provincial Land Transfer Tax \$0.00

File Number

Transferee Client File Number : 83691635-4-19748

LAND TRANSFER TAX STATEMENTS

In the matter of the conveyance of:	64063 - 0275	SERVIENT LANDS: BLOCK 4, PLAN 59M432; TOWN OF PELHAM
	64063 - 0285	SERVIENT LANDS: BLOCK 14, PLAN 59M432; TOWN OF PELHAM
	64063 - 0423	SERVIENT LANDS: BLOCK 127, PLAN 59M434; TOWN OF PELHAM
	64063 - 0426	SERVIENT LANDS: BLOCK 130, PLAN 59M434; TOWN OF PELHAM
	64063 - 0428	SERVIENT LANDS: BLOCK 132, PLAN 59M434; TOWN OF PELHAM

BY:	THE CORPORATION OF THE TOWN OF PELHAM
TO:	HYDRO ONE NETWORKS INC. % (all PINs)

1. JAMES INNES MCINTOSH IV

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 HYDRO ONE NETWORKS INC. described in paragraph(s) (c) 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 deposited to.

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

(a) Monies paid or to be paid in cash5.00

(b) Mortgages (i) assumed (show principal and interest to be credited against purchase price)0.00

(i) Given Back to Vendor0.00

(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 subject0.00

(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))5.00

(h) VALUE OF ALL CHATTELS - items of tangible personal property0.00

(i) Other considerations for transaction not included in (g) or (h) above0.00

(j) Total consideration5.00

4.

Explanation for nominal considerations:

o) Transfer of easement or right of way for no consideration.

5. The land is not subject to an encumbrance

6. Other remarks and explanations, if necessary.

1. The information prescribed for purposes of section 5.0.1 of the Land Transfer Tax Act is not required to be provided for this conveyance.

2. Other remarks & explanations: The Non-Resident Speculation Tax does not apply to this Transfer because it is an easement.

PROPERTY Information Record			
A. Nature of Instrument		Transfer Easement	Date:
B. Property(s):	LRO 59	Registration No.	
	PIN 64063 - 0275	Address	Assessment Roll No -
		FONTHILL	
	PIN 64063 - 0285	Address	Assessment Roll No -
		FONTHILL	
	PIN 64063 - 0423	Address	Assessment Roll No -
		FONTHILL	
	PIN 64063 - 0426	Address	Assessment Roll No -
		FONTHILL	
	PIN 64063 - 0428	Address	Assessment Roll No -
		FONTHILL	
C. Address for Service:		185 Clegg Road Markham, ON L6G 1B7	
D. (i) Last Conveyance(s):	PIN 64063 - 0275	Registration No.	
	PIN 64063 - 0285	Registration No.	
	PIN 64063 - 0423	Registration No.	
	PIN 64063 - 0426	Registration No.	

LAND TRANSFER TAX STATEMENTS

D. (i) Last Conveyance(s): PIN 64063 - 0428 Registration No.

(ii) Legal Description for Property Conveyed : Same as in last conveyance? Yes ☐ No ☒ Not known ☐

INTEREST / ESTATE TRANSFERRED - EASEMENT IN GROSS

1. The Transferor hereby grants to Hydro One Networks Inc. (herein called the "Transferee"), its successors and assigns, the exclusive, perpetual rights, easements, rights of way, covenants, agreements and privileges as herein set out in, through, under, over, across, along and upon that portion of the lands being **BLOCKS 4 & 14, PLAN 59M432 & BLOCKS 127, 130 & 132, PLAN 59M434; TOWN OF PELHAM**, (the "Strip"):

- (a) To erect, maintain, operate, repair, replace, relocate, upgrade, reconstruct and remove at any time and from time to time, an electrical transmission line or lines and communication line or lines consisting of **all necessary poles and all necessary anchors** with all necessary guys, braces, wires, cables, padmount equipment, if applicable, underground cable and associated material and equipment (all or any of which works are herein called the "Line");
- (b) To enter on and erect, maintain and use such gates as the Transferee may from time to time consider necessary in any fences which are now or may hereafter be installed on the Strip by the Transferor;
- (c) To enter on and mark the location of the Line under the Strip by suitable markers, but said markers when set in the ground shall be placed in fences or other locations which will not interfere with any reasonable use the Transferor shall make of the Strip;
- (d) (i) To enter on and selectively cut trees and shrubs on the Strip and to keep it clear of all trees, shrubs and brush which may interfere with the safe operation and maintenance of the Line;
(ii) To cut, prune and remove, if necessary, trees located outside the Strip whose condition renders them liable to interfere with the safe operation and maintenance of the Line;
- (e) To conduct engineering and legal surveys in, on and over the Strip;
- (f) To clear the Strip and keep it clear of all buildings, structures or other obstructions of any nature whatsoever (including swimming pools and wading pools) including removal of any materials which in the opinion of the Transferee are hazardous to the Line. Notwithstanding the foregoing, in all cases where in the sole discretion of the Transferee the safe operation and maintenance of the Line is not endangered or interfered with, the Transferor from time to time or the person or persons entitled thereto, may with prior written approval of the Transferee, at the Transferor's own expense construct and maintain roads, lanes, walks, drains, sewers, water pipes, oil and gas pipelines and fences (not to exceed 2 metres in height) on or under the Strip or any portion thereof, provided that prior to commencing any such installation, the Transferor shall give to the Transferee 30 days' notice in writing so as to enable the Transferee to have a representative inspect the site and be present during the performance of the work and that the Transferor complies with any instructions that may be given by such representative in order that such work may be carried out in such a manner as not to endanger, damage or interfere with the Line. For clarity, the Transferor agrees it shall not, without the Transferee's consent in writing, change or permit the change of the existing configuration, grade or elevation of the Strip and the Transferor further agrees that no excavation or opening or work which may disturb or interfere with the existing surface of the Strip shall be done or made unless consent therefore in writing has been obtained from Transferee;
- (g) To enter on, to exit from and to pass and repass at any and all times in, over, along, upon, across, through and under the Strip and so much of the Lands as may be reasonably necessary, at all reasonable times, for the Transferee and its respective officers, employees, workers, permittees, servants, agents, contractors, subcontractors, with or without vehicles, supplies, machinery, plant, material and equipment of all purposes necessary or convenient to the exercise and enjoyment of the said Rights and easement subject to payment by the Transferee of compensation for any crop or other physical damage only to the Land caused by the exercise of this right of entry and passageway; and
- (h) To remove, relocate and reconstruct the Line on or under the Strip, subject to payment by the Transferee of additional compensation for any damage caused thereby.

2. This Transfer of Easement shall be subject to the *Planning Act*, R.S.O. 1990, c. P. 13, as amended.
3. This Transfer of Easement is given for the purpose of an electricity distribution or electricity transmission line within the meaning of Part VI of the *Ontario Energy Board Act*, 1998, S.O. 1998, c. 15, Sched B, as amended.
4. The Transferor agrees that notwithstanding any rule of law or equity, the works installed by the Transferee shall at all times remain the property of the Transferee, notwithstanding that such works are or may become annexed or affixed to the Strip and shall at any time and from time to time be removable in whole or in part by Transferee.
5. No waiver of a breach or any of the covenants of this grant of Rights shall be construed to be a waiver of any succeeding breach of the same or any other covenant.
6. All covenants herein contained shall be construed to be several as well as joint where the context or the identity of the Transferor/Transferee so requires.
7. The burden and benefit of this Transfer of Easement shall run with the Strip and the works and undertaking of the Transferee and shall be binding upon and enure to the benefit of the parties hereto, and their respective heirs, executors, administrators, successors and assigns.