

AMENDMENT TO AGREEMENT OF PURCHASE AND SALE

DECORATING ALLOWANCE INCENTIVE

Between: **AMACON DEVELOPMENT (CITY CENTRE) CORP.** (the "Vendor") and

DAVIS HUY TRAN and XINH-VAN TRAN (the "Purchaser")

Suite **201** Tower **TWO** Unit **1** Level **2** (the "Unit")

It is hereby understood and agreed between the Vendor and the Purchaser that the following changes shall be made to the Agreement of Purchase and Sale executed by the Purchaser and accepted by the Vendor (the "Agreement") and, except for such changes noted below, all other terms and conditions of the Agreement shall remain the same and time shall continue to be of the essence:

1. Insert:

- (a) Provided that the Purchaser is not in default at any time under this Agreement, the Vendor agrees to credit the Purchaser with a Decorating Allowance in the amount of **Five Thousand Dollars (\$5,000.00)** on the Statement of Adjustments for Closing.
- (b) This Decorating Allowance is personal to the Purchaser, is not transferable or assignable and shall automatically terminate without notice or any further process if this Agreement (or any interest therein) or title to the Property is transferred or assigned by the Purchaser (even though the Vendor may have consented to such transfer or assignment).
- (c) Without limiting anything contained herein: (i) the provisions of the Decorating Allowance shall automatically terminate without notice or any further process if the Purchaser defaults in any of the provisions of the Agreement and notwithstanding that such default is cured or rectified; and (ii) the Vendor's obligation to provide the Decorating Allowance is conditional upon the Purchaser closing the transaction contemplated by this Agreement.

IN WITNESS WHEREOF the parties have executed this Agreement

DATED at **Mississauga, Ontario** this 21 day of August 2016.


Witness:

Purchaser: **DAVIS HUY TRAN**


Witness:

Purchaser: **XINH-VAN TRAN**

THE UNDERSIGNED hereby accepts this offer.

DATED at MISSISSAUGA this 24 day of August 2016.

AMACON DEVELOPMENT (CITY CENTRE) CORP.

PER: 

Authorized Signing Officer

I have the authority to bind the Corporation

AMENDMENT TO AGREEMENT OF PURCHASE AND SALE

Between: **AMACON DEVELOPMENT (CITY CENTRE) CORP.** (the "Vendor") and
DEPOSIT

DAVIS HUY TRAN and XINH-VAN TRAN (the "Purchaser")

Suite **201** Tower **TWO** Unit **1** Level **2** (the "Unit")

It is hereby understood and agreed between the Vendor and the Purchaser that the following changes shall be made to the above-mentioned Agreement of Purchase and Sale executed by the Purchaser and accepted by the Vendor (the "Agreement") and, except for such changes noted below, all other terms and conditions of the Agreement shall remain the same and time shall continue to be of the essence:

DELETE:

- (i) the sum of **Five Thousand (\$5,000.00)** Dollars submitted with this Agreement
- (ii) the sum of **Eight Thousand Seven Hundred Forty Five (\$8,745.00)** Dollars submitted with this Agreement (60) days following the date of execution of this Agreement by the Purchaser;

INSERT:

- (i) the sum of **Five Thousand (\$5,000.00)** Dollars submitted with this Agreement
- (ii) the sum of **Eight Thousand Seven Hundred Forty Five (\$8,745.00)** Dollars submitted with this Agreement (60) days following the date of execution of this Agreement by the Purchaser;
- (i) the sum of **Forty-One Thousand Two Hundred Thirty Five (\$41,235.00)** Dollars so as to bring the total of the deposits set out in subparagraphs 1(a)(i), (ii) and (iii) to twenty (20%) percent of the Purchase Price on the Occupancy Date (as same may be extended in accordance herewith);

Dated at **Mississauga**, Ontario this 21 day of August 2016.

SIGNED, SEALED AND DELIVERED
In the Presence of:

M. S. S. S. S.
Witness
M. S. S. S. S.
Witness

[Signature]
Purchaser - DAVIS HUY-TRAN
[Signature]
Purchaser - XINH-VAN TRAN

Accepted at Mississauga this 24 day of August 2016.

AMACON DEVELOPMENT (CITY CENTRE) CORP.

[Signature]
Part Authorized Signing Officer c/s
I have the authority to bind the Corporation.