

PP \$351,400
STL \$17,570

Worksheet
Standard Assignment

Suite: 1618 Tower: BK9S Date: Jan 14th Completed by: Andrea

Please mark if completed:

- ☒ Copy of Assignment Amendment ✓
- ☐ Assignment Agreement Signed by both Assignor and Assignee ✓
- ☐ Certified Deposit Cheque for Top up Deposit to 25% payable to Aird and Beris LLP in Trust: \$ 17,570 ✓
- ☐ Certified Deposit Cheque for Assignment fee \$ 0.00 w/ ¹⁰⁰⁰ ~~1000~~ Legal as per the Assignment Amendment payable to Amazon Development (City Centre) Corp. Courier to Dragana at Amazon Head office (Toronto). ✓
- ☒ Agreement must be in good standing. Funds in Trust: \$ 70,280 ✓
- ☒ Assignors Solicitors information: Shahid Malik law office
Smalikiaw@gmail.com ✓
- ☒ Assignees Solicitors information: Kiranjeet Sangha
Keran@KeranSanghalawyer.ca ✓
- ☒ Include Fintrac for Assignee - Occupation and Employer ✓
- ☒ Copy of Assignees ID ✓
- ☒ Copy of Assignees Mortgage Approval ✓

The Assignee can close at occupancy closing as long as all of the Above items have been completed and submitted

Note:

Once all of the above is completed, email the full package immediately to Stephanie for execution of the Assignment agreement. Stephanie will execute and the Amazon admin team will forward immediately to Aird & Beris LLP via email. Please remember that the Assignment fee cheque should be couriered to Amazon.

Additional Notes:

TOP up will be Paid on Final Closing.
Legal fee \$ 1000.00 will be sent to
AKB directly

Signed May 27 2015
Executed May 28 2015

DATE CHANGE AMENDMENT INCLUDED:
extended to February 11, 2021

Suite No. 1618, Unit 17, Level 15, (the "Unit")

AMENDMENT TO AGREEMENT OF PURCHASE AND SALE
ASSIGNMENT

BETWEEN:

AMACON DEVELOPMENT (CITY CENTRE) CORP.
(the "Vendor")

- and -

Thi Tuvet Le Tran
(the "Purchaser")

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 on May 27, 2015 and accepted by the Vendor on May 28, 2015 (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: FROM THE AGREEMENT OF PURCHASE AND SALE

all references to final closing date of January 28, 2021.

Insert: TO THE AGREEMENT OF PURCHASE AND SALE

1. All references to final closing date shall mean February 11, 2021.
2. ~~In consideration for the Vendor's agreement to extend the final closing date, the purchaser shall be required to pay a per diem rate of interest on the balance due on final closing of 11% per annum, for each day of extension commencing from January 28, 2021, payable to the Vendor by way of certified funds drawn on solicitor's trust account and delivered with closing funds.~~
3. The purchaser agrees to pay the Vendor's administration costs in the amount of \$1000.00 by way of certified funds drawn on solicitor's trust account and delivered with closing funds.
4. The purchaser agrees to pay the Vendor's legal fees in the amount of \$1,000.00 by way of certified funds drawn on solicitor's trust account delivered with closing funds and made payable to AIRD & BERLIS LLP.

ALL other terms and conditions set out in the Agreement shall remain the same and time shall continue to be of the essence.

DATED at Mississauga, this 18th day of Jan. 2020

IN WITNESS WHEREOF the parties have executed this Amendment.

SIGNED, SEALED AND DELIVERED
in the presence of
SHAHID MALIK LAW OFFICE
SUITE 101-120 MATHESON BLVD. EAST
MISSISSAUGA ON L4Z 1X1
P. 905-501-1030 F. 905-501-1191
INFO@SMLAWYERS.CA
Witness _____ Purchaser [Signature]
DATED at Mississauga, this 18th day of Jan. 2020

AMACON DEVELOPMENT (CITY CENTRE) CORP.

Per: [Signature]
Name: _____
Authorized Signing Officer
I have authority to bind the Corporation

BLOCK NINE

AMENDMENT TO AGREEMENT OF PURCHASE AND SALE

ASSIGNMENT

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

THI TUYET LE TRAN (the "Purchaser")

Suite **1618** Tower **9 South** Unit **17** Level **15** (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: FROM THE AGREEMENT OF PURCHASE AND SALE

22. The Purchaser covenants not to list for sale or lease, advertise for sale or lease, sell or lease, nor in any way assign his or her interest under this Agreement, or the Purchaser's rights and interests hereunder or in the Unit, nor directly or indirectly permit any third party to list or advertise the Unit for sale or lease, at any time until after the Closing Date, without the prior written consent of the Vendor, which consent may be arbitrarily withheld. The Purchaser acknowledges and agrees that once a breach of the preceding covenant occurs, such breach is or shall be incapable of rectification, and accordingly the Purchaser acknowledges, and agrees that in the event of such breach, the Vendor shall have the unilateral right and option of terminating this Agreement and the Occupancy License, effective upon delivery of notice of termination to the Purchaser or the Purchaser's solicitor, whereupon the provisions of this Agreement dealing with the consequence of termination by reason of the Purchaser's default, shall apply. The Purchaser shall be entitled to direct that title to the Unit be taken in the name of his or her spouse, or a member of his or her immediate family only, and shall not be permitted to direct title to any other third parties.

Insert: TO THE AGREEMENT OF PURCHASE AND SALE

22. The Purchaser covenants not to list for sale or lease, advertise for sale or lease, sell or lease, nor in any way assign his or her interest under this Agreement, or the Purchaser's rights and interests hereunder or in the Unit, nor directly or indirectly permit any third party to list or advertise the Unit for sale or lease, at any time until after the Closing Date, without the prior written consent of the Vendor, which consent may be arbitrarily withheld. The Purchaser acknowledges and agrees that once a breach of the preceding covenant occurs, such breach is or shall be incapable of rectification, and accordingly the Purchaser acknowledges, and agrees that in the event of such breach, the Vendor shall have the unilateral right and option of terminating this Agreement and the Occupancy License, effective upon delivery of notice of termination to the Purchaser or the Purchaser's solicitor, whereupon the provisions of this Agreement dealing with the consequence of termination by reason of the Purchaser's default, shall apply. The Purchaser shall be entitled to direct that title to the Unit be taken in the name of his or her spouse, or a member of his or her immediate family only, and shall not be permitted to direct title to any other third parties.

Notwithstanding the above, the Purchaser shall be permitted to assign for sale or offer to sell its interest in the Agreement, provided that the Purchaser first:

- (i) obtains the written consent of the Vendor, which consent may not be unreasonably withheld;
- (ii) acknowledges to the Vendor in writing, that the Purchaser shall remain responsible for all Purchasers covenants, agreements and obligations under the Agreement;
- (iii) covenants not to advertise the Unit in any newspaper nor list the Unit on any multiple or exclusive listing service;
- (iv) obtains an assignment and assumption agreement from the approved assignee in the Vendor's standard form
- (v) pays the sum Zero (\$0.00) Dollars plus applicable HST by way of certified funds as an administration fee to the Vendor for permitting such sale, transfer or assignment, to be paid to the Vendor at the time of the Purchaser's request for consent to such assignment.



- ALL other terms and conditions set out in the Agreement shall remain the same and time shall continue to be of the essence.

DATED at Mississauga, Ontario this 11 day of February 2015.

Purchaser: **THI TUYET LE TRAN**

~~AMACON DEVELOPMENT (CITY CENTRE) CORP.~~

Authorized Signing Officer
I have the authority to bind the Corporation.

ASSIGNMENT OF AGREEMENT OF PURCHASE AND SALE

THIS ASSIGNMENT made this 14th day of January 2021.

AMONG:

Thi Tuyet Le Tran

(hereinafter called the "Assignor")

OF THE FIRST PART;

- and -

Harshdeep Ratnani

(hereinafter called the "Assignee")

OF THE SECOND PART;

- and -

AMACON DEVELOPMENTS (CITY CENTRE) CORP.

(hereinafter called the "Vendor")

OF THE THIRD PART.

WHEREAS:

- (A) By Agreement of Purchase and Sale dated the 27th day of May, 2015 and accepted the 28th day of May, 2015 between the Assignor as Purchaser and the Vendor as may have been amended (the "Agreement"), the Vendor agreed to sell and the Assignor agreed to purchase Unit 17, Level 15, Suite 1618, together with 1 Parking Unit(s) and 1 Storage Unit(s) in the proposed condominium known municipally as 4055 Parkside Village Dr, Mississauga, Ontario (the "Property");
- (B) The Assignor has agreed to assign the Agreement and all deposits tendered by the Purchaser thereunder as well as any monies paid for extras or upgrades, monies paid as credits to the Vendor (or its solicitors) in connection with the purchase of the Property to the Assignee and any interest applicable thereto (the "Existing Deposits"), and the Assignee has agreed to assume all of the obligations of the Assignor under the Agreement and to complete the transaction contemplated by the Agreement in accordance with the terms thereof; and
- (C) The Vendor has agreed to consent to the assignment of the Agreement by the Assignor to the Assignee.

NOW THEREFORE THIS AGREEMENT WITNESSETH THAT in consideration of the sum of Ten Dollars (\$10.00) now paid by the Assignee to the Assignor and for such other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the parties hereby agree as follows:

- 1. Subject to paragraph 7 herein, the Assignor hereby grants and assigns unto the Assignee, all of the Assignor's right, title and interest in, under and to the Agreement including, without limitation, all of the Assignor's rights to the Existing Deposits under the Agreement;
- 2. The Assignor acknowledges that any amounts paid by the Assignor for Existing Deposits will not be returned to the Assignor in the event of any default or termination of the Agreement and the Assignor expressly acknowledges, agrees and directs that such amounts shall be held by the Vendor as a credit toward the Purchase Price of the Unit.
- 3. Subject to paragraph 4 below, the Assignee covenants and agrees with the Assignor and the Vendor that he/she will observe and perform all of the covenants and obligations of the Purchaser under the Agreement and assume all of the obligations and responsibilities of the Assignor pursuant to the Agreement to the same extent as if he/she had originally signed the Agreement as named Purchaser thereunder.
- 4. The Assignee shall be required to pay the full amount of the applicable HST to the Vendor on final closing notwithstanding that the Assignee may qualify for HST Rebate (or equivalent). The HST applicable shall be calculated based on the original purchase price and the consideration for the Transfer/Deed to the Assignee shall reflect the original purchase price as set out in the Agreement. The Assignor and/or Assignee are personally directly responsible for collection and remittance of any HST applicable to any increase in or additional consideration negotiated as between Assignor and Assignee for the purchase of the Property. The Assignor and Assignee expressly acknowledge that the HST Rebate credit contemplated by the Agreement will not be available to the assigning parties and the Assignee will be obliged to seek any HST Rebate available directly on his or her own after final closing. The Vendor shall have no obligation whatsoever either before or after closing to assist or cooperate with the Assignor or Assignee in the collection or remittance of HST on the assignment transaction as between Assignor and Assignee or with any application for HST Rebate or equivalent.

5. Subject to the terms of the Assignment Amendment, the Assignee covenants and agrees with the Assignor and the Vendor not to list or advertise for sale or lease and/or sell or lease the Unit and is strictly prohibited from further assigning the Assignee's interest under the Agreement or this Assignment to any subsequent party without the prior written consent of the Vendor, which consent may be arbitrarily withheld.
6. In the event that the Agreement is not completed by the Vendor for any reason whatsoever, or if the Vendor is required pursuant to the terms of the Agreement to refund all or any part of the Existing Deposits or the deposit contemplated by section 2 above, the same shall be paid to the Assignee, and the Assignor shall have no claim whatsoever against the Vendor with respect to same.
7. The Assignor hereby represents to the Assignee and the Vendor that he/she has full right, power and authority to assign the Agreement to the Assignee.
8. The Assignor covenants and agrees with the Vendor that notwithstanding the within assignment, he/she will remain liable for the performance of all of the obligations of the Purchaser under the Agreement, jointly and severally with the Assignee. For greater clarity, the Assignor may be required to complete the Occupancy Closing with the Vendor.
9. The Vendor hereby consents to the assignment of the Agreement by the Assignor to the Assignee. This consent shall apply to the within assignment only, is personal to the Assignor, and the consent of the Vendor shall be required for any other or subsequent assignment in accordance with the provisions of this Agreement.
10. The Assignee hereby covenants, acknowledges and confirms that he/she has received a fully executed copy of the Agreement and the Disclosure Statement with all accompanying documentation and material, including any amendments thereto.
11. The Assignor shall pay by certified cheque drawn on solicitor's trust account to Aird & Berlis, LLP upon execution of this Assignment Agreement, Vendor's solicitor's fees in the amount of Five Hundred Dollars (\$500.00) plus HST.
12. The Assignor and Assignee agree to provide and/or execute such further and other documentation as may be required by the Vendor in connection with this assignment, including, but not limited to, satisfaction of Vendor's requirements to evidence the Assignee's financial ability to complete the transaction contemplated by the Agreement, Assignee's full contact information and Assignee's solicitor's contact information.
13. Details of the identity of the Assignee and the solicitors for the Assignee are set forth in Schedule "A" and in the Vendor's form of information sheet. Notice to the Assignee or to the Assignee's solicitor, shall be deemed to also be notice to the Assignor and the Assignor's solicitors.
14. Any capitalized terms hereunder shall have the same meaning attributed to them in the Agreement, unless they are defined in this Assignment Agreement.
15. This Assignment shall enure to the benefit of and be binding upon the parties hereto and their respective heirs, administrators, executors, estate trustees, successors and permitted assigns, as the case may be. If more than one Assignee is named in this Assignment Agreement, the obligations of the Assignee shall be joint and several.
16. This Assignment Agreement shall be governed by and construed in accordance with the laws of the Province of Ontario and the laws of Canada applicable therein.

IN WITNESS WHEREOF the parties have executed this Assignment Agreement.

DATED this 16th day of June 2020.

Witness
SHARNE MALIK LAW OFFICE
SUITE 101-120 MATHESON BLVD. EAST
MISSISSAUGA ON L4Z 1X1
P. 905-566-1000 F. 905-501-1191
Witness INFO@SMLAWYERS.CA

Witness

Thi Tuyet Le Tran (Assignor)

(Assignor)

Harshdeep Ratiani (Assignee)

(Assignee)

AMACON DEVELOPMENT (CITY CENTRE) CORP.

Per: _____
Name: _____
Title: Authorized Signaling Officer
I have authority to bind the Corporation

Details of Assignee

NAME: Harshdeep Ratnani
DATE OF BIRTH: 1989/10/30
 YYYYMMDD SIN #
ADDRESS: 605-1175 Dundas St., W, Mississauga, ON L5C 1C7

PHONE: Tel: 416-540-2706
 Cell:
 Facsimile:
E-mail: harshdeep.ratnani@gmail.com

NAME: _____

DATE OF BIRTH: _____

ADDRESS: _____

PHONE: Tel: _____
Cell: _____
Facsimile: _____

E-mail: _____

NAME: **Kiranjeet Sangha**

ADDRESS: **80 Maritime Ontario Blvd, Unit 222, Brampton, ON L6S 0E7**

PHONE: Bus: **905 791 9200**
Facsimile: **905 791 9250**

E-mail: **keran@keransanghalawyer.ca**

Individual Identification Information Record

NOTE: An Individual Identification Information Record is required by the *Proceeds of Crime (Money Laundering) and Terrorist Financing Act*. This Record must be completed by the REALTOR® member whenever they act in respect to the purchase or sale of real estate. It is recommended that the Individual Identification Information Record be completed:

- (i) for a buyer when the offer is submitted and/or a deposit made, and
- (ii) for a seller when the seller accepts the offer.

Transaction Property Address: 4055 Parkside Village Dr 1618 Mississauga L5B0K8

Sales Representative/Broker Name: Gurpreet Multani

Date Information Verified/Credit File Consulted: January 5th 2021

A. Verification of Individual

NOTE: One of Section A.1, A.2, or A.3 must be completed for your individual clients or unrepresented individuals that are not clients, but are parties to the transaction (e.g. unrepresented buyer or seller). Where you are unable to identify an unrepresented individual, complete section A.4 and consider sending a Suspicious Transaction Report to FINTRAC if there are reasonable grounds to suspect that the transaction involves the proceeds of crime or terrorist activity. Where you are using an agent or mandatary to verify the identity of an individual, see procedure described in CREA's materials on REALTOR Link®.

1. Full legal name of individual: Harshdeep Ratnani

2. Address: 605-1175 Dundas St. W Mississauga ON L5C 1C7

3. Date of Birth: 1989/10/30

4. Nature of Principal Business or Occupation: Tech Arch Delivery Specialist

A.1 Federal/Provincial/Territorial Government-Issued Photo ID

Ascertain the individual's identity by comparing the individual to their photo ID. The individual must be physically present.

1. Type of Identification Document: Driver's Licence (must view the original and have a photo, see CREA's FINTRAC materials on REALTOR Link® for examples)

2. Document Identifier Number: R0826-31708-91030

3. Issuing Jurisdiction: ON (Insert applicable Province, Territory, Foreign Jurisdiction or "Canada") Country: Canada

4. Document Expiry Date: 2023/05/26 (must be valid and not expired)

A.2 Credit File

Ascertain the individual's identity by comparing the individual's name, date of birth and address information above to information in a Canadian credit file that has been in existence for at least three years. If any of the information does not match, you will need to use another method to ascertain client identity. Consult the credit file at the time you ascertain the individual's identity. The individual does not need to be physically present.

1. Name of Canadian Credit Bureau Holding the Credit File:

2. Reference Number of Credit File:

A.3 Dual ID Process Method

1. Complete two of the following three checkboxes by ascertaining the individual's identity by referring to information in two independent, reliable, sources. Each source must be well known and reputable (e.g., federal, provincial, territorial and municipal levels of government, crown corporations, financial entities or utility providers). The individual does not need to be physically present.

- ☐ Verify the individual's name and date of birth by referring to a document or source containing the individual's name and date of birth*
 - ☐ Name of Source:
 - ☐ Account Number**:
- ☐ Verify the individual's name and address by referring to a document or source containing the individual's name and address*
 - ☐ Name of Source:
 - ☐ Account Number**:
- ☐ Verify the individuals' name and confirm a financial account*
 - ☐ Name of Source:
 - ☐ Financial Account Type:
 - ☐ Account Number**:

*See CREA's FINTRAC materials on REALTOR Link® for examples. ** Or reference number if there is no account number.

Individual Identification Information Record

A.4 Unrepresented Individual Reasonable Measures Record (if applicable)

Only complete this section when you are unable to ascertain the identity of an unrepresented individual.

1. Measures taken to Ascertain Identity (check one):

- ☐ Asked unrepresented individual for information to ascertain their identity
- ☐ Other, explain:

Date on which above measures taken:

2. Reasons why measures were unsuccessful (check one):

- ☐ Unrepresented individual did not provide information
- ☐ Other, explain:

B. Verification of Third Parties

NOTE: Only complete Section B for your clients. Complete this section of the form to indicate whether a client is acting on behalf of a third party. Either B.1 or B.2 must be completed.

B.1 Third Party Reasonable Measures

Where you cannot determine whether there is a third party or there is no third party, complete this section.

Is the transaction being conducted on behalf of a third party according to the client? (check one):

- ☐ Yes
- ☐ No

Measures taken (check one):

- ☐ Asked if client was acting on behalf of a third party
- ☐ Other, explain:

Date on which above measures taken:

Reason why measures were unsuccessful (check one):

- ☐ Client did not provide information
- ☐ Other, explain:

Indicate whether there are any other grounds to suspect a third party (check one):

- ☐ No
- ☐ Yes, explain:

B.2 Third Party Record

Where there is a third party, complete this section.

- 1. Name of third party:**
- 2. Address:**
- 3. Date of Birth (if applicable):**
- 4. Nature of Principal Business or Occupation:**
- 5. Incorporation number and place of issue (if applicable):**
- 6. Relationship between third party and client:**



Individual Identification Information Record

NOTE: Only complete Sections C and D for your clients.

C. Client Risk *(ask your Compliance Officer if this section is applicable)*

Determine the level of risk of a money laundering or terrorist financing offence for this client by determining the appropriate cluster of client in your policies and procedures manual this client falls into and checking one of the checkboxes below:

Low Risk

- ☐ Canadian Citizen or Resident Physically Present
- ☐ Canadian Citizen or Resident Not Physically Present
- ☐ Canadian Citizen or Resident – High Crime Area – No Other Higher Risk Factors Evident
- ☐ Foreign Citizen or Resident that does not Operate in a High Risk Country (physically present or not)
- ☐ Other, explain:

Medium Risk

- ☐ Explain:

High Risk

- ☐ Foreign Citizen or Resident that operates in a High Risk Country (physically present or not)
- ☐ Other, explain:

If you determined that the client's risk was high, tell your brokerage's Compliance Officer. They will want to consider this when conducting the overall brokerage risk assessment, which occurs every two years. It will also be relevant in completing Section D below. Note that your brokerage may have developed other clusters not listed above. If no cluster is appropriate, the agent will need to provide a risk assessment of the client, and explain their assessment, in the relevant space above.



Individual Identification Information Record

D. Business Relationship

(ask your Compliance Officer when this section is applicable)

D.1. Purpose and Intended Nature of the Business Relationship

Check the appropriate boxes.

Acting as an agent for the purchase or sale of:

- ☐ Residential property
- ☐ Residential property for income purposes
- ☐ Commercial property
- ☐ Land for Commercial Use
- ☐ Other, please specify:

D.2. Measures Taken to Monitor Business Relationship and Keep Client Information Up-To-Date

D.2.1. Ask the Client if their name, address or principal business or occupation has changed and if it has include the updated information on page one.

D.2.2 Keep all relevant correspondence with the client on file in order to maintain a record of the information you have used to monitor the business relationship with the client. Optional - if you have taken measures beyond simply keeping correspondence on file, specify them here:

D.2.3. If the client is high risk you must conduct enhanced measures to monitor the brokerage's business relationship and keep their client information up to date. Optional - consult your Compliance Officer and document what enhanced measures you have applied:

D.3 Suspicious Transactions

Don't forget, if you see something suspicious during the transaction report it to your Compliance Officer. Consult your policies and procedures manual for more information.

E. Terrorist Property Reports

Don't forget to follow your brokerage's procedures with respect to terrorist property reports. Consult your policies and procedures manual for more information.



Wendy Giang

From: sunny gawri <sunnygawri@gmail.com>
Sent: Thursday, January 14, 2021 11:33 AM
To: Andrea Alsip
Subject: Re: Assignment 4055 Parkside Village Suite 1618

Hi Andrea. Good Afternoon

Here is assignor lawyer information

Shahid Malik Law Office Professional Corp
Address: 120 Matheson Blvd E suite 101, Mississauga
Phone: 905 501 1030

Fax 9045 501 1191

Email : smaliklaw@gmail.com

closing is coming soon the additional deposit will be paid by assignee at closing date thank you

On Thu, Jan 14, 2021 at 11:06 AM Andrea Alsip <aalsip@lifeatparkside.com> wrote:

Sunny,

I have reviewed the details of what you have submitted. I require a fintrac to be completed from your end as I haven't met the assignee. Please complete this and send as soon as possible.

I will also need the full details of the assignors solicitor: Firm, solicitors name, Address, Phone number and email

The Top up to assign is: \$17,570 payable to **Aird & Berlis LLP in Trust**

The assignment fee is \$0.00

The Legal fee is \$1000+HST payable to **Aird & Berlis LLP**

These can be paid by the assignee on final closing or you can courier a certified cheque to Aird & Berlis LLP directly. Please advise on what the assignee and the assignor agree to do in this case.

Thank you,

ANDREA ALSIP COTNAM

DIRECTOR, SALES



465 BURNHAMTHORPE ROAD WEST

MISSISSAUGA, ON L5B 0E3

T. [905.273.9333](tel:905.273.9333) | F. [905.273.7772](tel:905.273.7772)

LIFEATPARKSIDE.COM



From: sunny gawri <sunnygawri@gmail.com>
Sent: January 14, 2021 10:44 AM
To: Andrea Alsip <aalsip@lifeatparkside.com>; tranleanna@ymail.com
Subject: Re: Assignment 4055 Parkside Village Suite 1618

Hi Andrea. Good morning. Any update on the assignment. Assignor would like to pay the builder fees. Please tell us the exact amount and where to deliver the draft. Also when can we sign everything? Thank you

On Mon, Jan 11, 2021 at 1:28 PM Andrea Alsip <aalsip@lifeatparkside.com> wrote:

Gurpreet,

Thank you for the documents. I will review what has been submitted and revert back if I'm missing anything.

Thank you,

ANDREA ALSIP COTNAM

DIRECTOR, SALES



465 BURNHAMTHORPE ROAD WEST

MISSISSAUGA, ON L5B 0E3

T. [905.273.9333](tel:905.273.9333) | F. [905.273.7772](tel:905.273.7772)


LIFEATPARKSIDE.COM



From: Gurpreet Multani <shettymultani@yahoo.com>
Sent: January 11, 2021 12:52 PM
To: Andrea Alsip <aalsip@lifeatparkside.com>
Cc: Sunny Gawri <sunnygawri@gmail.com>
Subject: Assignment 4055 Parkside Village Suite 1618

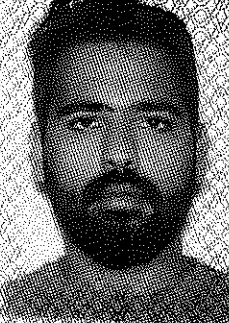
Hi

Please see the attached docs for Assignment Unit 1618.



Driver's Licence
Permis de conduire

ON
CANADA



12 NAME / NOM
RATNANI,
HARSHDEEP

3 605-1175 DUNDAS ST W
MISSISSAUGA, ON, L5C 1G7

4a NUMBER /
NUMERO
R0826 - 31708 - 91030

4b ISS / DEL
2019/08/14

4c EXP / EXP
2023/05/26

5 DD / REF
GL8789115


16 HGT / HAUT
173 cm

15 SEX / SEXE
M

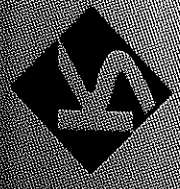
9 CLASS /
CATEG
G2

12 REST /
COND
X

DOB / CN
1989/10/30



R0826-31708-91030
1989/10/30



KERANSANGHA

PROFESSIONAL CORPORATION

KIRANJEET SANGHA

Barrister and Solicitor

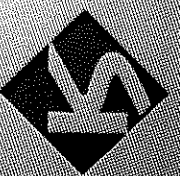
80 Mainline Ontario Blvd Unit 222
Brampton, ON L6S 0E7

(905) 791-9200

(905) 791-9250

keran@keransanghalawyer.ca

www.keransanghalawyer.ca



KERANSANGHA

PROFESSIONAL CORPORATION



CENTUM[®]

Looking out for your best interest[®]

CENTUM ReLion Mortgage Group.

465-2 County Court Blvd. Brampton, ON L6W 3W8

Tel: 647 402 3662 Fax: 905 482 1799

emma_jeddi@centum.ca ~ www.centum.ca/ReLionMortgage

Monday October 19, 2020

Borrower(s): THI TUYET LE TRAN

Loan Type: Conventional

Builder: AMACON DEVELOPMENT (CITY CENTRE) CORP.

Property: 4055-4085 Parkside Village Drive

Unit 17, Level 15, Suite 1618

Purchase Price \$ 351,400.00

Loan Amount: \$ 281,120.00

The above-mentioned buyer(s) has applied for a mortgage and has been approved through Centum ReLion Mortgage Group for a mortgage amount of \$281,120.00. This approval is based on a 5 year fixed rate at prime 2.45%. Approval is based on a completed Residential Loan Application and verification of income and credit.

Conditions prior to loan documents are:

1. Satisfactory appraisal report to support value.
2. Satisfactory maintenance of credit score
- 3 Similar income amount to suffice for loan amount

Please do not hesitate to contact us at our office at (905) 482-1797 with any questions. We look forward to servicing your future real estate financing needs.

Thank you,

Emma Jeddi

Mortgage Broker

Centum ReLion Mortgage Group

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