

MORTGAGE PRE-APPROVAL
March 7, 2022



BORROWER Details: YANG JIN

3096 Preserve DR, OAKVILLE, ON L6M 0T8

We are pleased to advise you that you have been **pre-approved** for a mortgage subject to the terms and conditions as outlined below:

Purchase Price: \$780,750.00

Subject property address: VOYA - BUILDING 2, Suite 1906, Unit 06, Level 19, 4128 Parkside Village Dr., Mississauga ON

Lender: TD

Expiry Date: Feb 2, 2026

Mortgage Amount: \$624,600.00 (this does not include any accommodation for mortgage insurers such as CMHC/GENWORTH/CGI premium where applicable).

Based upon information received at time of application qualifies for a 5 year term at 2.45%, based on a 25 years' amortization schedule (*Rate valid for 30 days and are subject to change without notice*)

Conditions:

- *The subject property must meet all residential mortgage lending standards and guidelines and receive a satisfactory appraisal as deemed necessary by the lender or insurer (CMHC/ GENWORTH/CGI where applicable).*
- *Satisfactory review of the Borrowers mortgage application, credit bureaus review at the time of final mortgage approval and income confirmation.*
- *Satisfactory review of the Agreements of Purchase and Sale with all attached schedules and confirmation of down payment funds, plus closing cost. For new construction the P&S Agreement must also include Tarion Home Warranty.*

This mortgage contains pre-payments privileges that you can take advantage of without additional penalties. Please call or email me if you have questions regarding this pre-approval or require my support with other financial needs.

Yours Truly,

A handwritten signature in black ink, appearing to read 'Jessica Zhang'.

Jessica Zhang (Lic#M17001401)

Mortgage Agent, the Mortgage Alliance of Canada (Lic#10530)

Direct: 647-466-3958

Fax: 647-351-3066

**All conditions MUST be met before the set closing date.*

***The borrower is responsible for all applicable fees and taxes.*