



December 17, 2021

ANDREW SEALY & STEPHANIE SZETO
511-111 UPPER DUKE CRESCENT
MARKHAM, ONTARIO
L6G 0C8

* Sent via Email *

Dear ANDREW SEALY & STEPHANIE SZETO,

Re: **Grovetrail Developments Inc.** sale to **ANDREW SEALY & STEPHANIE SZETO**
Lot 46 Block 52,
Part of Lot 2, Concession 2(Geographic Township of Whitchurch) City of Richmond Hill in the
Regional Municipality of York

We regret to inform that due to delays in our construction schedule beyond our control it is necessary for us to extend the First Tentative Closing Date of the above transaction from **April 14, 2022** to the Second Tentative Closing Date of **May 26, 2022**.

The setting of the new Second Tentative Closing Date changes the Critical Dates on the Tarion Addendum in the Purchase and Sale Agreement to the following:

Firm Closing Date:	December 12, 2022
Outside Closing Date:	May 26, 2023

If you do not receive any other notice 90 days before the Second Tentative Closing Date, then it will become your Firm Closing Date. The above is in accordance with the terms of the Tarion Warranty Corporation Addendum that forms part of the Purchase and Sale Agreement.

All other terms and conditions will remain the same and time is of the essence.

Yours truly,
Grovetrail Developments Inc.

Frank Carogioiello
President

cc: Steven Kichler, Goldman, Spring, Kichler & Sanders / Carogioiello Holdings Inc.