

LAND
REGISTRY
OFFICE #43

13350-0021 (LT)

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PREPARED FOR JLDelbianco
ON 2022/02/01 AT 11:52:38

* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

PROPERTY DESCRIPTION: PT SHEPARD AV, PL E19 CLOSED BY JUDGE'S ORDER, PT LT 1 & 20, PL E19, PTS 1 & 2 43R16703, T/W R0887729 ; S/T R0934248 MISSISSAUGA

PROPERTY REMARKS:

ESTATE/QUALIFIER:
FEE SIMPLE
LT CONVERSION QUALIFIED

RECENTLY:
RE-ENTRY FROM 13350-0074

PIN CREATION DATE:
1998/07/20

OWNERS' NAMES
GOLD STAR PLAZA LTD.

CAPACITY SHARE
ROWN

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/CHKD
<p>**EFFECTIVE 2000/07/29 THE NOTATION OF THE "BLOCK IMPLEMENTATION DATE" OF 1996/12/23 ON THIS PIN**</p> <p>**WAS REPLACED WITH THE "PIN CREATION DATE" OF 1998/07/20**</p> <p>** PRINTOUT INCLUDES ALL DOCUMENT TYPES (DELETED INSTRUMENTS NOT INCLUDED) **</p> <p>**SUBJECT, ON FIRST REGISTRATION UNDER THE LAND TITLES ACT, TO:</p> <p>** SUBSECTION 44(1) OF THE LAND TITLES ACT, EXCEPT PARAGRAPH 11, PARAGRAPH 14, PROVINCIAL SUCCESSION DUTIES *</p> <p>** AND ESCHEATS OR FORFEITURE TO THE CROWN.</p> <p>** THE RIGHTS OF ANY PERSON WHO WOULD, BUT FOR THE LAND TITLES ACT, BE ENTITLED TO THE LAND OR ANY PART OF</p> <p>** IT THROUGH LENGTH OF ADVERSE POSSESSION, PRESCRIPTION, MISDESCRIPTION OR BOUNDARIES SETTLED BY</p> <p>** CONVENTION.</p> <p>** ANY LEASE TO WHICH THE SUBSECTION 70(2) OF THE REGISTRY ACT APPLIES.</p> <p>**DATE OF CONVERSION TO LAND TITLES: 1998/07/21 **</p> <p>NOTE: THE NO DEALINGS INDICATOR IS IN EFFECT ON THIS PROPERTY</p>						
VS79178	1968/07/23	AGREEMENT			THE CORPORATION OF THE TOWN OF MISSISSAUGA	C
RO794420	1987/04/08	RELEASE				C
		REMARKS: VS79178				
RO800277Z	1987/05/22	REST COV APL ANNEX				C
43R16277	1988/11/14	PLAN REFERENCE				C
RO880943	1989/01/30	AGREEMENT			THE CORPORATION OF THE CITY OF MISSISSAUGA	C
43R16703	1989/03/30	PLAN REFERENCE				C
RO934248	1990/04/09	TRANSFER EASEMENT			MISSISSAUGA HYDRO-ELECTRIC COMMISSION	C

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.

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
RO962784	1991/02/15	NOTICE OF LEASE <i>REMARKS: BY REGISTRAR'S AMENDMENT REGISTERED AS RO1170090 ON 1998.05.13</i>		60 DUNDAS STREET EAST INC. -LESSOR	SCOTT'S HOSPITALITY INC. -LESSEE	C
43R21404	1996/01/09	PLAN REFERENCE				C
PR1635285	2009/05/04	TRANSFER <i>REMARKS: PLANNING ACT STATEMENTS</i>	\$5,800,000	60 DUNDAS STREET EAST INC.	GOLD STAR PLAZA LTD.	C
PR2015175	2011/06/03	NOTICE OF LEASE	\$1	GOLD STAR PLAZA LTD.	EZMONEY TARIO, INC.	C
PR3893465	2021/08/19	CAU AGR PUR & SALE <i>REMARKS: EXPIRES 60 DAYS FROM 2026/11/07.</i>	\$2	GOLD STAR PLAZA LTD.	ALMEGA CAPITAL ACQUISITION CORP.	C
PR3893466	2021/08/19	RESTRICTION-LAND <i>REMARKS: NO TRANSFER OF CHARGE/MORTGAGE SHALL BE REGISTERED WITHOUT THE CONSENT OF ALMEGA CAPITAL ACQUISITION CORP.</i>		GOLD STAR PLAZA LTD.		C