

Easement Summary- 100 Bareille-Snow Rd.

Codd's West Frontage

Part 7	Above 46 meters	OC1755039 OC2498617 OC2878389	City of Ottawa- General easement City of Ottawa- Storm Sewer Hydro Ottawa
Part 8	Below 46 meters	OC1755039 OC2498617 OC1771382 OC2878389	City of Ottawa- General easement City of Ottawa- Storm Sewer City of Ottawa- Subsurface Strata Sewer Eastment Hydro Ottawa

Tawadina Rd Frontage

Part 15	Above 46 meters	OC2878389	Hydro Ottawa
Part 16	Below 46 meters	OC1771382 OC2878389	City of Ottawa- Subsurface Strata Sewer Eastment Hydro Ottawa
Part 35	Above 46 meters	nil	
Part 36	Below 46 meters	OC1771382	City of Ottawa- Subsurface Strata Sewer Eastment

Corner of Codd's West and Codd's North (Rectangle)

Part 9	Above 46 meters	OC1755039 OC2498617 OC2878389	City of Ottawa- General easement City of Ottawa- Storm Sewer Hydro Ottawa
Part 10	Below 46 meters	OC1755039 OC2498617 OC1771382 OC2878389	City of Ottawa- General easement City of Ottawa- Storm Sewer City of Ottawa- Subsurface Strata Sewer Eastment Hydro Ottawa

Corner of Tawadina and Bareille-Snow (Rectangle)

Part 13	Above 46 meters	OC1755039 OC2498617 OC2878389	City of Ottawa- General easement City of Ottawa- Storm Sewer Hydro Ottawa
Part 14	Below 46 meters	OC1755039 OC2498617 OC1771382 OC2878389	City of Ottawa- General easement City of Ottawa- Storm Sewer City of Ottawa- Subsurface Strata Sewer Eastment Hydro Ottawa

Properties

PIN 04273 – 0433 LT *Interest/Estate* Easement Add Easement
Description SERVICENT LANDS PART LOTS 21, 22, 23, 24 AND 25 CONCESSION 1 O.F.
 GLOUCESTER, DESIGNATED AS PARTS 1, 2, 7, 8, 9, 10 AND 11 PLAN 4R-14475
 SAVE AND EXCEPT PARTS 1 AND 3 PLAN 4R-24915; CITY OF OTTAWA
Address OTTAWA

Consideration

Consideration \$2.00

Transferor(s)

The transferor(s) hereby transfers the easement to the transferee(s).

Name CANADA LANDS COMPANY CLC LIMITED
Address for Service 30 Metcalfe Street
 Suite 601
 Ottawa, ON
 K1P 5L4

I, Don Schultz, Director – Real Estate, Ontario and Atlantic and Rodger Martin, Vice President, Ontario and Atlantic, have the authority to bind the corporation.

This document is not authorized under Power of Attorney by this party.

Transferee(s)*Capacity**Share*

Name CITY OF OTTAWA
Address for Service C/O Mgr Real Estate Services
 REPDO Mail Code 01-86
 110 Laurier Avenue West
 Ottawa, ON
 K1P 1J1
 file: L0105-STLA (TC)

Statements

Schedule: See Schedules

Signed By

James Michael Harvey 77 King Street West, Suite 400 acting for First 2016 01 08
 Toronto Transferor(s) Signed
 M5K 0A1

Tel 416-863-4511

Fax 416-863-4592

James Michael Harvey 77 King Street West, Suite 400 acting for Last 2016 01 18
 Toronto Transferor(s) Signed
 M5K 0A1

Tel 416-863-4511

Fax 416-863-4592

I have the authority to sign and register the document on behalf of the Transferor(s).

Steven Alexander Bannister 110 Laurier Av. W., 3rd floor acting for First 2016 01 08
 Ottawa Transferee(s) Signed
 K1P 1J1

Tel 613-580-2400

Fax 613-560-1383

Steven Alexander Bannister 110 Laurier Av. W., 3rd floor acting for Last 2016 01 18
 Ottawa Transferee(s) Signed
 K1P 1J1

Tel 613-580-2400

Fax 613-560-1383

I have the authority to sign and register the document on behalf of the Transferee(s).

Submitted By

CITY OF OTTAWA

110 Laurier Av. W., 3rd floor
Ottawa
K1P 1J1

2016 01 18

Tel 613-580-2400

Fax 613-560-1383

Fees/Taxes/Payment

<i>Statutory Registration Fee</i>	\$62.85
<i>Provincial Land Transfer Tax</i>	\$0.00
<i>Total Paid</i>	\$62.85

File Number

Transferor Client File Number : 236691-70

LAND TRANSFER TAX STATEMENTS

In the matter of the conveyance of: 04273 – 0433 SERVICENT LANDS PART LOTS 21, 22, 23, 24 AND 25 CONCESSION 1
O.F. GLOUCESTER, DESIGNATED AS PARTS 1, 2, 7, 8, 9, 10 AND 11
PLAN 4R-14475 SAVE AND EXCEPT PARTS 1 AND 3 PLAN 4R-24915;
CITY OF OTTAWA

BY: CANADA LANDS COMPANY CLC LIMITED

TO: CITY OF OTTAWA

1. SAMANTHA MONTREUIL

I am

- (a) A person in trust for whom the land conveyed in the above-described conveyance is being conveyed;
- (b) A trustee named in the above-described conveyance to whom the land is being conveyed;
- (c) A transferee named in the above-described conveyance;
- (d) The authorized agent or solicitor acting in this transaction for CITY OF OTTAWA described in paragraph(s) (c) above.
- (e) The President, Vice-President, Manager, Secretary, Director, or Treasurer authorized to act for _____ described in paragraph(s) () above.
- (f) A transferee described in paragraph() and am making these statements on my own behalf and on behalf of _____ who is my spouse described in paragraph() and as such, I have personal knowledge of the facts herein deposed to.
-

3. **The total consideration for this transaction is allocated as follows:**

(a) Monies paid or to be paid in cash	2.00
(b) Mortgages (i) assumed (show principal and interest to be credited against purchase price)	0.00
(ii) Given Back to Vendor	0.00
(c) Property transferred in exchange (detail below)	0.00
(d) Fair market value of the land(s)	0.00
(e) Liens, legacies, annuities and maintenance charges to which transfer is subject	0.00
(f) Other valuable consideration subject to land transfer tax (detail below)	0.00
(g) Value of land, building, fixtures and goodwill subject to land transfer tax (total of (a) to (f))	2.00
(h) VALUE OF ALL CHATTELS –items of tangible personal property	0.00
(i) Other considerations for transaction not included in (g) or (h) above	0.00
(j) Total consideration	2.00

4.

Explanation for nominal considerations:

- o) Transfer of easement or right of way for no consideration.
-

5. The land is not subject to an encumbrance

PROPERTY Information Record

A. Nature of Instrument: Transfer Easement
LRO 4 Registration No. OC1755039 Date: 2016/01/08

B. Property(s): PIN 04273 – 0433 Address OTTAWA Assessment – Roll No

C. Address for Service: C/O Mgr Real Estate Services
REPDO Mail Code 01-86
110 Laurier Avenue West
Ottawa, ON
K1P 1J1
file: L0105-STLA (TC)

D. (i) Last Conveyance(s): PIN 04273 – 0433 Registration No. OC1219166
(ii) Legal Description for Property Conveyed: Same as in last conveyance? Yes No Not known

E. Tax Statements Prepared By: Steven Alexander Bannister
110 Laurier Av. W., 3rd floor
Ottawa K1P 1J1

SCHEDULE EASEMENT IN GROSS

The Transferor grants, conveys and transfers to the Transferee, its successors and assigns, in perpetuity, but subject to all the terms and conditions hereinafter contained, a surface easement, over Part of Lots 21, 22, 23, 24 and 25, Concession 1, (Ottawa Front) former Township of Gloucester, being Parts 1, 2, 7, 8, 9, 10 and 11 on Plan 4R-14475 save and except part 1 and 3 on 4R-24915. (hereinafter called "the Lands").

Together with the right to the Transferee, its servants, agents contractors, sub-contractors to enter on and to pass and repass at any and all times from the date of acceptance of this easement, in, over, along and upon the said Lands of the Transferor with or without supplies and equipment with or without vehicles, for all purposes necessary or convenient to access further easement lands described as Part of Lots 21, 22, 23, 24 and 25, Concession 1, (Ottawa Front) former Township of Gloucester, being Parts 3, 4, 5 and 6 on Plan 4R-14475.

The aforementioned rights and easement are herein granted on the following terms and conditions which are hereby mutually covenanted and agreed to by and between the Transferor and the Transferee.

1. The Transferor shall be responsible for any damage to the property of the Transferee on the Lands, caused directly or indirectly by the acts or omissions of the Transferor or of persons acting under the authority of the Transferor.
2. Notwithstanding any rule of law or equity, all equipment and appurtenances brought onto, the Lands by the Transferee shall at all times remain the property of the Transferee notwithstanding that the same may be annexed or affixed to the freehold and shall at any time and from time to time be removable in whole or in part by the Transferee or its successors and assigns.
3. Upon completion of any work on the Lands or surrounding lands in relation to the aforesaid surface easement the Transferee shall at its expense restore the Lands, including any surrounding lands, to the reasonable satisfaction of the Transferor.
4. The Transferee shall protect the Transferor's sidewalks, buildings, fences, ditches, water supply, drainage tiles, trees and hedges, and any other facility of the Transferor and shall be liable for any damage to the said sidewalks, buildings, fences, ditches, water supply, drainage tiles, trees and hedges created by or resulting from the exercise of the rights granted herein.
5. The Transferee shall not fell, cut, trim, log, damage, destroy or remove any trees or parts thereof, on or from either the Lands or surrounding lands without the prior written consent of the Transferor, which consent will not be unreasonably withheld.
6. The Transferee shall save harmless and indemnify the Transferor from and against all manner of action, causes of action, claims, demands, loss, costs, suits, including legal costs of such suits that may arise, be sustained or prosecuted against the Transferor whatever and including, but without restricting the generality of the foregoing, any claims for nuisance made against the Transferor as owner of the Lands for or by reason of the neglect or fault of the Transferee and persons for whom it is responsible in law in the exercise of the rights herein granted to the Transferee.
7. The rights and easements hereby granted are and shall be of the same force and effect to all intents and purposes as a covenant running with the Lands and this transfer, including all the covenants and conditions herein contained, shall extend to, be binding upon and enure to the benefit of the heirs, executors, administrators, successors in title and assigns of the parties hereto respectively, and all covenants herein contained shall be construed to be several as well as joint, and wherever the singular or masculine is used, it shall be construed as if the plural or the feminine or the neuter, as the case may be, had been used where the context or the party or parties hereto so require, and the rest of the sentence shall be construed as if the grammatical and terminological changes thereby rendered necessary had been made.

Subject to the exception noted below, the Transferor covenants with the Transferee that no other easement will be granted concerning the Lands described herein prior to the registration of this document. The Transferee acknowledges and agrees that the Transferor shall have the right (but not the obligation) to grant a combined sanitary and storm sewer easement in favour of Her Majesty the Queen in Right on Canada as Represented by National Research Council of Canada in respect of Part of Lots 21 and 22, Concession 1, (Ottawa Front) former Township of Gloucester, being Parts 6, 9, 10 and 11 on Plan 4R-14475 prior to the registration of this document.

Properties

PIN 04273 - 1205 LT *Interest/Estate* Easement Add Easement
Description SERVICENT LANDS: PART LOTS 21, 22, 23, 24 AND 25, CONCESSION 1, OTTAWA
 FRONT, SAVE AND EXCEPT PLAN 4M-1651 AND 4M1700; CITY OF OTTAWA
Address OTTAWA

Consideration

Consideration \$2.00

Transferor(s)

The transferor(s) hereby transfers the easement to the transferee(s).

Name CANADA LANDS COMPANY CLC LIMITED
Address for Service 100 Queen Street, Suite 1050
 Ottawa, ON K1P 1J9
 Attention: Vice President, Real Estate
 (NCR, Atlantic & Acquisitions)

A person or persons with authority to bind the corporation has/have consented to the registration of this document.
 This document is not authorized under Power of Attorney by this party.

<i>Transferee(s)</i>	<i>Capacity</i>	<i>Share</i>
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Name CITY OF OTTAWA
Address for Service C/O Mgr Real Estate Services
 CREO Mail Code 01-86
 110 Laurier Avenue West
 Ottawa, ON
 K1P 1J1
 file: L0105-STLA (TC)

Statements

Schedule: See Schedules

Signed By

Kelly Yateman	333 Bay Street, Suite 2400, Bay Adelaide Centre Toronto M5H 2T6	acting for Transferor(s)	First Signed	2022 06 06
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Tel 416-366-8381
 Fax 416-364-7813

Kelly Yateman	333 Bay Street, Suite 2400, Bay Adelaide Centre Toronto M5H 2T6	acting for Transferor(s)	Last Signed	2022 07 21
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Tel 416-366-8381
 Fax 416-364-7813

I have the authority to sign and register the document on behalf of the Transferor(s).

Steven Alexander Bannister	110 Laurier Av. W., 3rd floor Ottawa K1P 1J1	acting for Transferee(s)	First Signed	2022 06 03
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Tel 613-580-2400
 Fax 613-560-1383

Steven Alexander Bannister	110 Laurier Av. W., 3rd floor Ottawa K1P 1J1	acting for Transferee(s)	Last Signed	2022 07 21
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Tel 613-580-2400
 Fax 613-560-1383

I have the authority to sign and register the document on behalf of the Transferee(s).

Submitted By

CITY OF OTTAWA 110 Laurier Av. W., 3rd floor 2022 07 21
Ottawa
K1P 1J1

Tel 613-580-2400
Fax 613-560-1383

Fees/Taxes/Payment

<i>Statutory Registration Fee</i>	\$66.30
<i>Provincial Land Transfer Tax</i>	\$0.00
<i>Total Paid</i>	\$66.30

File Number

Transferor Client File Number : 227056.00895

LAND TRANSFER TAX STATEMENTS

In the matter of the conveyance of: 04273 - 1205 SERVICENT LANDS: PART LOTS 21, 22, 23, 24 AND 25, CONCESSION 1, OTTAWA FRONT, SAVE AND EXCEPT PLAN 4M-1651 AND 4M1700; CITY OF OTTAWA

BY: CANADA LANDS COMPANY CLC LIMITED

TO: CITY OF OTTAWA

1. TIM MARC

I am

- (a) A person in trust for whom the land conveyed in the above-described conveyance is being conveyed;
- (b) A trustee named in the above-described conveyance to whom the land is being conveyed;
- (c) A transferee named in the above-described conveyance;
- (d) The authorized agent or solicitor acting in this transaction for CITY OF OTTAWA described in paragraph(s) (c) above.
- (e) The President, Vice-President, Manager, Secretary, Director, or Treasurer authorized to act for _____ described in paragraph(s) () above.
- (f) A transferee described in paragraph () and am making these statements on my own behalf and on behalf of _____ who is my spouse described in paragraph () and as such, I have personal knowledge of the facts herein deposed to.
-

3. The total consideration for this transaction is allocated as follows:

(a) Monies paid or to be paid in cash	\$2.00
(b) Mortgages (i) assumed (show principal and interest to be credited against purchase price)	\$0.00
(ii) Given Back to Vendor	\$0.00
(c) Property transferred in exchange (detail below)	\$0.00
(d) Fair market value of the land(s)	\$0.00
(e) Liens, legacies, annuities and maintenance charges to which transfer is subject	\$0.00
(f) Other valuable consideration subject to land transfer tax (detail below)	\$0.00
(g) Value of land, building, fixtures and goodwill subject to land transfer tax (total of (a) to (f))	\$2.00
(h) VALUE OF ALL CHATTELS -items of tangible personal property	\$0.00
(i) Other considerations for transaction not included in (g) or (h) above	\$0.00
(j) Total consideration	\$2.00

4.

Explanation for nominal considerations:

- o) Transfer of easement or right of way for no consideration.
-

5. The land is not subject to an encumbrance

6. Other remarks and explanations, if necessary.

- The information prescribed for purposes of section 5.0.1 of the Land Transfer Tax Act is not required to be provided for this conveyance.
 - The transferee(s) has read and considered the definitions of "designated land", "foreign corporation", "foreign entity", "foreign national", "Greater Golden Horseshoe Region", "specified region", "spouse" and "taxable trustee" as set out in subsection 1(1) of the Land Transfer Tax Act and O. Reg 182/17. The transferee(s) declare that this conveyance is not subject to additional tax as set out in subsection 2(2.1) of the Act because:
 - (b) This is not a conveyance of "designated land".
 - The transferee(s) declare that they will keep at their place of residence in Ontario (or at their principal place of business in Ontario) such documents, records and accounts in such form and containing such information as will enable an accurate determination of the taxes payable under the Land Transfer Tax Act for a period of at least seven years.
 - The transferee(s) agree that they or the designated custodian will provide such documents, records and accounts in such form and containing such information as will enable an accurate determination of the taxes payable under the Land Transfer Tax Act, to the Ministry of Finance upon request.
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PROPERTY Information Record

A. Nature of Instrument: Transfer Easement
LRO 4 Registration No. OC2498617 Date: 2022/06/06

B. Property(s): PIN 04273 - 1205 Address OTTAWA Assessment -
Roll No

C. Address for Service: C/O Mgr Real Estate Services
CREO Mail Code 01-86
110 Laurier Avenue West
Ottawa, ON
K1P 1J1
file: L0105-STLA (TC)

D. (i) Last Conveyance(s): PIN 04273 - 1205 Registration No. OC2465477
(ii) Legal Description for Property Conveyed: Same as in last conveyance? Yes No Not known

E. Tax Statements Prepared By: Steven Alexander Bannister
110 Laurier Av. W., 3rd floor
Ottawa K1P 1J1

SCHEDULE
EASEMENT IN GROSS

The Transferor grants, conveys and transfers to the Transferee, its successors and assigns, in perpetuity, but subject to all the terms and conditions hereinafter contained, the rights and easement to lay, construct, operate, maintain, inspect, alter, repair, replace, reconstruct and remove a Storm Sewer and other works appurtenant thereto (hereinafter called the "utility"), in, over, along, across, upon and under the lands hereinbefore described being Part of Lots 21, 22, 23, 24 and 25, Concession 1, Ottawa Front save and except Plan 4M-1651 and 4M-1700 in the City of Ottawa, Province of Ontario (the "Lands")

Together with the right to the Transferee, its servants, agents, contractors and sub-contractors to enter on and to pass and repass at any and all times from the date of registration of this easement document, in, over, along and upon the Lands of the Transferor with or without vehicles, supplies, machinery and equipment for all purposes necessary or convenient to the exercise and enjoyment of the rights and easement hereby granted.

The aforementioned rights and easement are herein granted on the following terms and conditions which are hereby mutually covenanted and agreed to by and between the Transferor and the Transferee.

1. The Transferor shall be responsible for any damage to the property of the Transferee on the Lands, caused directly or indirectly by the acts or omissions of the Transferor or of persons acting under the authority of the Transferor.
2. The Transferee, its officers, servants, agents, employees, contractors or subcontractors, invitees and licensees shall be permitted to enter upon the Lands at any time and shall, whenever possible, provide prior verbal notice to the Transferor, provided that in the case of an emergency, no such notice shall be required.
3. Notwithstanding any rule of law or equity, the utility and all other equipment and appurtenances installed above, brought onto, laid on or erected upon, or buried in or under the Lands by the Transferee shall at all times remain the property of the Transferee notwithstanding that the same may be annexed or affixed to the freehold and shall at any time and from time to time be removable in whole or in part by the Transferee or its successors and assigns.
4. The Transferor shall ensure that, during construction, repair and maintenance of the utility, the Lands shall not be obstructed so as to preclude access over the Lands.
5. The Transferor acknowledges and agrees with the Transferee that obstructions may have to be removed on short notice and the Transferor covenants that the removal and replacement of the structure will be at the Transferor's cost.
6. The Transferor acknowledges and agrees that the Transferee will assume no liability for any damage to encroachments on the easement.
7. Upon completion of any work on the Lands or surrounding lands in relation to the utility, the Transferee shall at its expense restore the Lands, including any surrounding lands, to the reasonable satisfaction of the Transferor.
8. The Transferor shall not cover over or otherwise interfere with the utility installed, and shall not excavate, drill, install, erect, build or permit to be excavated, drilled, installed, erected or built, on, in, over, through or under the lands any pit, well, building, structure, trees, hedges, parking stalls or other obstruction of any nature without the prior written consent of the Transferee, but otherwise the Transferor shall have the right fully to use and enjoy the Lands, subject always to and so as not to interfere with the rights and easement hereby granted to the Transferee.
9. The Transferee shall protect the Transferor's sidewalks, buildings, fences, ditches, water supply, drainage tiles, trees and hedges, and shall be liable for any damage thereto on the surrounding lands created by or resulting from the exercise of the rights and easement granted herein.

10. The Transferee shall not fell, cut, trim, log, damage, destroy or remove any trees or parts thereof, on or from the surrounding lands without the prior written consent of the Transferor, which consent will not be unreasonably withheld.
11. The Transferee shall save harmless and indemnify the Transferor from and against all manner of actions, causes of action, claims, demands, loss, costs and suits, including the costs of defending same, that may arise, be sustained or prosecuted against the Transferor by reason of the existence, maintenance or use of the utility in, over, along, upon or under the Lands or for or by reason of any act or acts, or thing or things done, alleged or ought to have been done by the Transferee or by any of its officers, servants, workers, agents or contractors.
12. The Transferor shall be responsible at all times for the maintenance, inspection, alteration, repair, replacement and reconstruction of the utility in the said lands during their term of use.
13. The Transferee shall comply with all applicable federal, provincial and municipal laws, by-laws and regulations and the Transferee shall erect suitable protective fencing and/or barricades and flashers when excavating on either the Lands or the surrounding Lands.
14. The Transferee shall, prior to the termination of the easement agreement for any reason whatsoever, abandon the utility and restore the Lands to the reasonable satisfaction of the Transferor. The Transferee further agrees that in the event of termination it will release its easement interest in the Lands and cause to be registered a release of easement document to that effect.
15. The Transferee shall locate by legal survey any and all other easements affected by and to which this grant of easement will be subject.
16. The Transferor covenants with the Transferee that no other easement will be granted concerning the lands prior to the date of registration of this easement document.
17. The Transferor covenants with the Transferee that the easement will be kept free of obstructions in order to permit City staff, equipment and/or vehicles to inspect and maintain the easement.
18. The rights and easement hereby granted are and shall be of the same force and effect to all intents and purposes as a covenant running with the said land and this transfer, including all the covenants and conditions herein contained, shall extend to, be binding upon and enure to the benefit of the heirs, executors, administrators, successors in title and assigns of the parties hereto respectively, and all covenants herein contained shall be construed to be several as well as joint, and wherever the singular or masculine is used, it shall be construed as if the plural or the feminine or the neuter, as the case may be, had been used where the context or the party or parties hereto so require, and the rest of the sentence shall be construed as if the grammatical and terminological changes thereby rendered necessary had been made.
19. Notwithstanding anything to the contrary herein, this easement in gross shall be released upon the Transferee's approval of revised easement(s) and associated reference plan that identifies the precise location of the infrastructure, or until such time as the lands including the infrastructure are dedicated as a public right-of-way, whichever the case may be. All costs associated with the release of the said easement and registration of a specific easement are all at the expense of the Transferor.

The applicant(s) hereby applies to the Land Registrar.

Properties

<i>PIN</i>	04273 - 1274 LT	<i>Interest/Estate</i>	Easement	<input checked="" type="checkbox"/> Add Easement
<i>Description</i>	SERVIENT LANDS: PART OF BLOCK 21, PLAN 4M1771, BEING PARTS 5 TO 16, BOTH INCLUSIVE, PLAN 4R-37377; CITY OF OTTAWA			
<i>Address</i>	OTTAWA			
<i>PIN</i>	04273 - 1273 LT	<i>Interest/Estate</i>	Easement	<input checked="" type="checkbox"/> Add Easement
<i>Description</i>	SERVIENT LANDS: PART OF BLOCK 20, PLAN 4M1771, BEING PARTS 17 TO 26, BOTH INCLUSIVE, PLAN 4R-37377; CITY OF OTTAWA			
<i>Address</i>	OTTAWA			
<i>PIN</i>	04273 - 1276 LT	<i>Interest/Estate</i>	Easement	<input checked="" type="checkbox"/> Add Easement
<i>Description</i>	SERVIENT LANDS: PART OF BLOCK 23, PLAN 4M1771, BEING PARTS 27 AND 28, PLAN 4R-37377; CITY OF OTTAWA			
<i>Address</i>	OTTAWA			
<i>PIN</i>	04273 - 1275 LT	<i>Interest/Estate</i>	Easement	<input checked="" type="checkbox"/> Add Easement
<i>Description</i>	SERVIENT LANDS: PART OF BLOCK 22, PLAN 4M1771, BEING PARTS 29 TO 32, BOTH INCLUSIVE, PLAN 4R-37377; CITY OF OTTAWA			
<i>Address</i>	OTTAWA			
<i>PIN</i>	04273 - 1251 LT	<i>Interest/Estate</i>	Easement	<input checked="" type="checkbox"/> Add Easement
<i>Description</i>	SERVIENT LANDS: PART OF PART LOTS 22 AND 23, CONCESSION 1, OTTAWA FRONT, GLOUCESTER, BEING PARTS 63 AND 64, PLAN 4R-37377; CITY OF OTTAWA			
<i>Address</i>	OTTAWA			

Consideration

Consideration \$1.00

Transferor(s)

The transferor(s) hereby transfers the easement to the transferee(s).

Name CANADA LANDS COMPANY CLC LIMITED
Address for Service 1 University Avenue, Suite 1700, Toronto,
 ON M5J 2P1
 Attention: Chief Legal Officer

A person or persons with authority to bind the corporation has/have consented to the registration of this document.
 This document is not authorized under Power of Attorney by this party.

Transferee(s) *Capacity* *Share*

Name HYDRO OTTAWA LIMITED
Address for Service 2711 Hunt Club Road, PO Box 8700, Ottawa, Ontario K1G
 3S4

Statements

Schedule: See Schedules

In accordance with registration OC2871199 registered on 2026/01/23, City Of Ottawa has consented to the registration of this document.
 See Schedules

Signed By

Kelly Yateman 333 Bay Street, Suite 2400, Bay acting for Signed 2026 02 20
 Adelaide Centre Transferor(s)
 Toronto
 M5H 2T6

Tel 416-366-8381
 Email kyateman@fasken.com

I have the authority to sign and register the document on behalf of all parties to the document.

The applicant(s) hereby applies to the Land Registrar.

Signed By

Kelly Yateman 333 Bay Street, Suite 2400, Bay acting for Signed 2026 02 20
Adelaide Centre Transferee(s)
Toronto
M5H 2T6

Tel 416-366-8381

Email kyateman@fasken.com

I have the authority to sign and register the document on behalf of all parties to the document.

Submitted By

FASKEN MARTINEAU DUMOULIN LLP 333 Bay Street, Suite 2400, Bay Adelaide Centre 2026 02 20
Toronto
M5H 2T6

Tel 416-366-8381

Email kyateman@fasken.com

Fees/Taxes/Payment

Statutory Registration Fee	\$71.55
Provincial Land Transfer Tax	\$0.00
Total Paid	\$71.55

File Number

Transferor Client File Number : 27056.00902

LAND TRANSFER TAX STATEMENTS

In the matter of the conveyance of:

04273 - 1274	SERVIENT LANDS: PART OF BLOCK 21, PLAN 4M1771, BEING PARTS 5 TO 16, BOTH INCLUSIVE, PLAN 4R-37377; CITY OF OTTAWA
04273 - 1273	SERVIENT LANDS: PART OF BLOCK 20, PLAN 4M1771, BEING PARTS 17 TO 26, BOTH INCLUSIVE, PLAN 4R-37377; CITY OF OTTAWA
04273 - 1276	SERVIENT LANDS: PART OF BLOCK 23, PLAN 4M1771, BEING PARTS 27 AND 28, PLAN 4R-37377; CITY OF OTTAWA
04273 - 1275	SERVIENT LANDS: PART OF BLOCK 22, PLAN 4M1771, BEING PARTS 29 TO 32, BOTH INCLUSIVE, PLAN 4R-37377; CITY OF OTTAWA
04273 - 1251	SERVIENT LANDS: PART OF PART LOTS 22 AND 23, CONCESSION 1, OTTAWA FRONT, GLOUCESTER, BEING PARTS 63 AND 64, PLAN 4R-37377; CITY OF OTTAWA

BY: CANADA LANDS COMPANY CLC LIMITED

TO: HYDRO OTTAWA LIMITED

1. KEVIN PEREZ-LAU - MANAGER, DISTRIBUTION DESIGN

I am

- (a) A person in trust for whom the land conveyed in the above-described conveyance is being conveyed;
- (b) A trustee named in the above-described conveyance to whom the land is being conveyed;
- (c) A transferee named in the above-described conveyance;
- (d) The authorized agent or solicitor acting in this transaction for _____ described in paragraph(s) () above.
- (e) The President, Vice-President, Manager, Secretary, Director, or Treasurer authorized to act for HYDRO OTTAWA LIMITED described in paragraph(s) (C) above.
- (f) A transferee described in paragraph () and am making these statements on my own behalf and on behalf of _____ who is my spouse described in paragraph () and as such, I have personal knowledge of the facts herein deposed to.

3. The total consideration for this transaction is allocated as follows:

(a) Monies paid or to be paid in cash	\$1.00
(b) Mortgages (i) assumed (show principal and interest to be credited against purchase price)	\$0.00
(ii) Given Back to Vendor	\$0.00
(c) Property transferred in exchange (detail below)	\$0.00
(d) Fair market value of the land(s)	\$0.00
(e) Liens, legacies, annuities and maintenance charges to which transfer is subject	\$0.00
(f) Other valuable consideration subject to land transfer tax (detail below)	\$0.00
(g) Value of land, building, fixtures and goodwill subject to land transfer tax (total of (a) to (f))	\$1.00
(h) VALUE OF ALL CHATTELS - items of tangible personal property	\$0.00
(i) Other considerations for transaction not included in (g) or (h) above	\$0.00
(j) Total consideration	\$1.00

4.

Explanation for nominal considerations:

- o) Transfer of easement or right of way for no consideration.

5.

The land is not subject to an encumbrance

6. Other remarks and explanations, if necessary.

- The transferee(s) has considered the definition of "newly constructed home", "permanent resident of Canada", "purchaser", "qualifying home", and "eligible home" as set out in section 9.2 of the Land Transfer Tax Act and declares one of the following statements:
- (a) The transferee(s) DOES NOT qualify for a refund on the purchase of a qualifying home pursuant to section 9.2 of the Land Transfer Tax Act
- The information prescribed for purposes of section 5.0.1 of the Land Transfer Tax Act is not required to be provided for this conveyance.
- The transferee(s) has read and considered the definitions of "designated land", "foreign corporation", "foreign entity", "foreign national", "Greater Golden Horseshoe Region", "specified region", "spouse" and "taxable trustee" as set out in subsection 1(1) of the Land Transfer Tax Act and O. Reg 182/17. The transferee(s) declare that this conveyance is not subject to additional tax as set out in subsection 2(2.1) of the Act because:
- (c) The transferee(s) is not a "foreign entity" or a "taxable trustee".
- The transferee(s) declare that they will keep at their place of residence in Ontario (or at their principal place of business in Ontario) such documents, records and accounts in such form and containing such information as will enable an accurate determination of the taxes payable under the Land Transfer Tax Act for a period of at least seven years.
- The transferee(s) agree that they or the designated custodian will provide such documents, records and accounts in such form and containing such information as will enable an accurate determination of the taxes payable under the Land Transfer Tax Act, to the Ministry of Finance upon request.
- I acknowledge that the personal information collected in the provincial land transfer tax statements provided in this conveyance is being collected by the Ministry of Finance under the authority of the Land Transfer Tax Act, R.S.O. 1990, c. L.6, as amended ("the Act"), and that the personal information may be used for purposes of the administration or enforcement of the Act, other tax statutes, and for purposes of compiling statistical information and of developing and evaluating economic, tax and fiscal policy. (Note: Personal information collected under section 5.0.1 of the Act that accompanies this conveyance can be used only to administer and enforce the Act. De-identified data collected under section 5.0.1 can be used to compile statistical information and develop and evaluate

LAND TRANSFER TAX STATEMENTS

economic, tax and fiscal policy.)

PROPERTY Information Record

A. Nature of Instrument: Transfer Easement
LRO 4 Registration No. OC2878389 Date: 2026/02/20

B. Property(s):
PIN 04273 - 1274 Address OTTAWA Assessment -
Roll No
PIN 04273 - 1273 Address OTTAWA Assessment -
Roll No
PIN 04273 - 1276 Address OTTAWA Assessment -
Roll No
PIN 04273 - 1275 Address OTTAWA Assessment -
Roll No
PIN 04273 - 1251 Address OTTAWA Assessment -
Roll No

C. Address for Service: 2711 Hunt Club Road, PO Box 8700, Ottawa, Ontario K1G 3S4

D. (i) Last Conveyance(s):
PIN 04273 - 1274 Registration No. OC2877948
PIN 04273 - 1273 Registration No. OC2877948
PIN 04273 - 1276 Registration No. OC2877948
PIN 04273 - 1275 Registration No. OC2877948
PIN 04273 - 1251 Registration No. OC2498617

(ii) Legal Description for Property Conveyed: Same as in last conveyance? Yes No Not known

E. Tax Statements Prepared By: Kelly Yateman
333 Bay Street, Suite 2400, Bay Adelaide Centre
Toronto M5H 2T6

THIS INDENTURE made in triplicate this 9th day of February, A.D. 2026.

B E T W E E N:

**CANADA LANDS COMPANY CLC LIMITED
hereinafter called the "OWNER"**

OF THE FIRST PART:

- and -

**HYDRO OTTAWA LIMITED
hereinafter called the "HYDRO OTTAWA"**

OF THE SECOND PART:

WITNESSETH THAT:

WHEREAS the Owner owns the land described in the schedule hereto annexed and marked "A" and which lands are hereinafter referred to as "the easement lands"

AND WHEREAS Hydro Ottawa requires the use of the easement lands for the purpose of enabling it to construct, operate, repair and maintain continuous lines of electricity and telecommunications to the premises of its various customers, from time to time, on the easement lands and adjoining lands, and has arranged with the Owner to grant to it the right and easement hereinafter set out for the price or sum of One Dollar (\$1.00);

NOW THEREFORE THIS INDENTURE WITNESSETH that in consideration of the sum of One Dollar (\$1.00) of lawful money of Canada, now paid by Hydro Ottawa to the Owner, the receipt whereof is hereby acknowledged, the Owner hereby grants to Hydro Ottawa, its successors and assigns, to be used and enjoyed as appurtenant to Hydro Ottawa lands the free, uninterrupted and unobstructed right and easement in perpetuity:

1. To enter on and construct, repair, replace, operate and maintain all such of its lines of electricity and telecommunications (forming part of its continuous or non-continuous lines between Hydro Ottawa lands and the premises of various customers from time to time on the easement lands and adjoining lands), including all necessary poles, anchors, guy wires, brace poles, wires, cables (both buried and aerial), conduits, chambers, markers, fixtures and equipment and all appurtenances thereto as Hydro Ottawa may from time to time or at any time hereafter deem requisite upon, over, under, along and across the easement lands and any

parts of the lands of the Owner adjacent thereto for the purpose of furnishing electrical and telecommunications services to the premises of the Owner and to the premises of Hydro Ottawa's customers from time to time on the lands adjoining or in the vicinity of the easement lands or the lands of the Owner; together with the right of free and unimpeded access to Hydro Ottawa, their workers, servants, agents, employees, contractors, vehicles, supplies and equipment at all times and for all purposes and things necessary for or incidental to the exercise and enjoyment of the rights hereby granted over the easement lands and over any parts of the lands of the Owner adjacent thereto from the highways or lands abutting thereon to and from the places where any of the said lines of electricity, telecommunications and fixtures or any part or parts thereof are to be constructed, repaired, replaced, operated and maintained;

2. To attach other wires, cables and accessories and permit the attachment of the wires, cables and accessories of any other company or commission for the purpose only of supplying a utility service to the various owners from time to time of the easement lands and adjoining lands;

3. At the sole discretion of Hydro Ottawa, to trim, fell and remove any trees, branches and brush along the easement lands or on the lands of the Owner adjacent to the easement lands so as to keep the wires, cables and other equipment clear of interference by at least one decimal five metres (1.5 m).

4. The Owner covenants, promises and agrees not to erect on the easement lands any buildings, structures or other obstructions of any nature whatever, except property line fences, and further covenants, promises and agrees not to excavate, plant trees or change the grade on the easement lands and the lands where underground plant is located or within one decimal five (1.5) metres of such underground plant (measured horizontally) without the prior written consent of Hydro Ottawa to ensure the safe operation of the wires, cables and other equipment and access thereto and maintenance thereof.

5. Except for the specific conditions listed herein, the rights hereby granted are subject to Hydro Ottawa being responsible for any damage caused by its workers, servants,

agents, contractors or employees to the property of the Owner and it shall replace as much as possible and at its own cost any soil or turf removed in connection with any of the work referred to above.

6. In the event that the whole or any part of the easement lands is subject to a Charge or Mortgage, the Owner shall obtain from each Chargee or Mortgagee an executed Postponement of such Charge or Mortgage in a registerable form such that each Chargee or Mortgagee shall postpone its interest in the easement lands to the interest of Hydro Ottawa to the extent that this Agreement shall take effect and have priority as if it had been executed and registered before the execution and registration of the document or documents giving to the Mortgagee its interest in the easement lands.

THIS INDENTURE and everything herein contained shall enure to the benefit of and be binding upon the parties hereto and their and each of their respective heirs, executors, administrators, successors and assigns.

Schedule "A"

Part of Block 21, Plan 4M-1771 being Parts 5 to 16, both inclusive, Plan 4R-37377, being Part of PIN 04273-1274 (LT)

Part of Block 20, Plan 4M-1771 being Parts 17 to 26, both inclusive, Plan 4R-37377, being Part of PIN 04273-1273 (LT)

Part of Block 23, Plan 4M-1771 being Parts 27 and 28, Plan 4R-37377, being Part of PIN 04273-1276 (LT)

Part of Block 22, Plan 4M-1771 being Parts 29 to 32, both inclusive, Plan 4R-37377, being Part of PIN 04273-1275 (LT)

Part of Lots 22 and 23, Concession 1 (Ottawa Front) being Parts 63 and 64, Plan 4R-37377, being Part of PIN 04273-1251 (LT)

All in the City of Ottawa

February 17, 2026

Jane Seifried
Land Registrar
Land Registry Office #4
4th Floor, 161 Elgin Street
Ottawa, Ontario

Dear Ms. Seifried

Re: Inhibiting Order - Instrument No. OC2871199
Registered Owner: Canada Lands Company CLC Limited
Property: Part of Block 21, Plan 4M-1771 being Parts 5 to 16, both inclusive, Plan 4R-37377, Part of Block 20, Plan 4M-1771 being Parts 17 to 26, both inclusive, Plan 4R-37377, Part of Block 23, Plan 4M-1771 being Parts 27 and 28, Plan 4R-37377, Part of Block 22, Plan 4M-1771 being Parts 29 to 32, both inclusive, Plan 4R-37377, Part of Lots 22 and 23, Concession 1 (Ottawa Front) being Parts 63 and 64, Plan 4R-37377
Our File: L01-05-STLA-335

Please be advised that the City of Ottawa hereby consents to the registration of an Easement in favour of Hydro Ottawa Limited relating to the above noted property, notwithstanding the Inhibiting Order registered as Instrument No. OC2871199 on January 23, 2026

Thank you for your attention to this matter.

Yours sincerely,



Jennifer Williams
Legal Counsel

I have authority to bind the Corporation

Properties

PIN 04273 – 0443 LT **Interest/Estate** Easement Add Easement

Description SERVIENT LANDS
 FIRSTLY: PART LOTS 21, 22, 23, 24 AND 25 CONCESSION 1 (OTTAWA FRONT)
 GLOUCESTER BEING PARTS 1 TO 12 PLAN 4R-29378, SAVE AND EXCEPT PLAN
 4M-1559; CITY OF OTTAWA

SECONDLY: LOTS 1 TO 85, BOTH INCLUSIVE, PLAN 4M-1559 AND BLOCKS 86 TO
 127, BOTH INCLUSIVE, PLAN 4M-1559, CITY OF OTTAWA

Address OTTAWA

Consideration

Consideration \$1.00

Transferor(s)

The transferor(s) hereby transfers the easement to the transferee(s).

Name CANADA LANDS COMPANY CLC LIMITED
Address for Service Suite 601, 30 Metcalfe Street
 Ottawa, ON K1P 5L4

I, Jean Lachance, Director, Real Estate and Rodger Martin, VP, Real Estate, Ontario and Atlantic, have the authority to bind the corporation.

This document is not authorized under Power of Attorney by this party.

Transferee(s)*Capacity**Share*

Name CITY OF OTTAWA
Address for Service c/o Manager Real Estate Services
 REPDO Mail Code 01-86
 110 Laurier Avenue West
 Ottawa, ON K1P 1J1
 File No. L0105-STLA335(TC)

Statements

Schedule: See Schedules

Signed By

Neil Morley Smiley	333 Bay Street, Suite 2400, Bay Adelaide Centre Toronto M5H 2T6	acting for Transferor(s)	First Signed	2016 03 14
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Tel 416-366-8381

Fax 416-364-7813

Neil Morley Smiley	333 Bay Street, Suite 2400, Bay Adelaide Centre Toronto M5H 2T6	acting for Transferor(s)	Last Signed	2016 03 16
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Tel 416-366-8381

Fax 416-364-7813

I have the authority to sign and register the document on behalf of the Transferor(s).

Samantha Helen Montreuil	110 Laurier Av. W., 3rd floor Ottawa K1P 1J1	acting for Transferee(s)	First Signed	2016 03 14
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Tel 613-580-2400

Fax 613-560-1383

Steven Alexander Bannister	110 Laurier Av. W., 3rd floor Ottawa K1P 1J1	acting for Transferee(s)	Last Signed	2016 03 16
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Signed By

Tel 613-580-2400

Fax 613-560-1383

I have the authority to sign and register the document on behalf of the Transferee(s).

Submitted By

CITY OF OTTAWA

110 Laurier Av. W., 3rd floor
Ottawa
K1P 1J1

2016 03 16

Tel 613-580-2400

Fax 613-560-1383

Fees/Taxes/Payment

Statutory Registration Fee \$62.85

Provincial Land Transfer Tax \$0.00

Total Paid \$62.85

File Number

Transferor Client File Number : 227056.00838

Transferee Client File Number : L0105-STLA335

LAND TRANSFER TAX STATEMENTS

In the matter of the conveyance of: 04273 – 0443 SERVIENT LANDS

FIRSTLY: PART LOTS 21, 22, 23, 24 AND 25 CONCESSION 1 (OTTAWA FRONT) GLOUCESTER BEING PARTS 1 TO 12 PLAN 4R-29378, SAVE AND EXCEPT PLAN 4M-1559; CITY OF OTTAWA

SECONDLY: LOTS 1 TO 85, BOTH INCLUSIVE, PLAN 4M-1559 AND BLOCKS 86 TO 127, BOTH INCLUSIVE, PLAN 4M-1559, CITY OF OTTAWA

BY: CANADA LANDS COMPANY CLC LIMITED

TO: CITY OF OTTAWA

1. SAMANTHA MONTREUIL

I am

- (a) A person in trust for whom the land conveyed in the above-described conveyance is being conveyed;
- (b) A trustee named in the above-described conveyance to whom the land is being conveyed;
- (c) A transferee named in the above-described conveyance;
- (d) The authorized agent or solicitor acting in this transaction for CITY OF OTTAWA described in paragraph(s) (C) above.
- (e) The President, Vice-President, Manager, Secretary, Director, or Treasurer authorized to act for _____ described in paragraph(s) () above.
- (f) A transferee described in paragraph() and am making these statements on my own behalf and on behalf of _____ who is my spouse described in paragraph() and as such, I have personal knowledge of the facts herein deposed to.
-

3. The total consideration for this transaction is allocated as follows:

(a) Monies paid or to be paid in cash	2.00
(b) Mortgages (i) assumed (show principal and interest to be credited against purchase price)	0.00
(ii) Given Back to Vendor	0.00
(c) Property transferred in exchange (detail below)	0.00
(d) Fair market value of the land(s)	0.00
(e) Liens, legacies, annuities and maintenance charges to which transfer is subject	0.00
(f) Other valuable consideration subject to land transfer tax (detail below)	0.00
(g) Value of land, building, fixtures and goodwill subject to land transfer tax (total of (a) to (f))	2.00
(h) VALUE OF ALL CHATTELS –items of tangible personal property	0.00
(i) Other considerations for transaction not included in (g) or (h) above	0.00
(j) Total consideration	2.00

4.

Explanation for nominal considerations:

g) Transfer to a municipality pursuant to subdivision or development agreement, condominium approval or other municipal purposes: Substrata Easement

5. The land is not subject to an encumbrance

PROPERTY Information Record

A. Nature of Instrument: Transfer Easement
LRO 4 Registration No. OC1771382 Date: 2016/03/14

B. Property(s): PIN 04273 – 0443 Address OTTAWA Assessment – Roll No

C. Address for Service: c/o Manager Real Estate Services
REPDO Mail Code 01-86
110 Laurier Avenue West
Ottawa, ON K1P 1J1
File No. L0105-STLA335(TC)

D. (i) Last Conveyance(s): PIN 04273 – 0443 Registration No. OC1755376
(ii) Legal Description for Property Conveyed: Same as in last conveyance? Yes No Not known

E. Tax Statements Prepared By: Samantha Helen Montreuil
110 Laurier Av. W., 3rd floor
Ottawa K1P 1J1

Subsurface Strata Sewer Easement
In Gross

This Transfer of Easement is made between Canada Lands Company CLC Limited (the "Transferor") and The City of Ottawa (the "Transferee").

WHEREAS the Transferor is the owner of those lands known as Wateridge Village at Rockcliffe Subdivision and presently designated as Property Identification Number 04273-0443(LT) and legally described in Schedule "A" attached hereto (the "Transferor's Parcel");

AND WHEREAS pursuant to the Transfer to which this Schedule is annexed, the Transferee is the owner of the sewage system and all appurtenances and accessories thereto situate in the City of Ottawa together with buildings and plants of the Transferee owned by the Transferee; and

AND WHEREAS the City of Ottawa requires the Transferor to grant a subsurface easement in perpetuity for the purpose of installing, accessing, operating and maintaining a subsurface sanitary collector sewer pipe and related appurtenances and accessories incidental thereto intended to benefit the Transferor's Parcel and other lands of the Transferee (the "Works").

1. The Transferor hereby grants and conveys unto the Transferee, its successors and assigns, its successors in title, its agents, employees, contractors, subcontractors, planners, consultants, engineers and surveyors (collectively the "Authorized Users"), in perpetuity, a free, uninterrupted and unobstructed right and easement in gross restricted to such part of the Transferor's Parcel being situated below a CGVD28 Datum of 46 metres under the Transferor's Parcel more particularly described as Parts 1 to 12 on Plan 4R-29378 (the "Easement Lands") for the purpose of installing, accessing, operating and maintaining the Works (the "Below Ground Sewer Easement").

2. The rights of the Transferee associated with the Below Ground Sewer Easement shall be limited to the Easement Lands and shall not include the right of the Transferee and Authorized Users to use or encumber any other parts of the Transferor's Parcel in connection with the Works.

3. The Transferee agrees on behalf of itself and its Authorized Users from time to time that:

(i) the exercise of the Below Ground Sewer Easement and all Works in connection therewith shall be carried out, installed and maintained at all times and from time to time in a good and workmanlike manner in accordance with standard engineering practice and in compliance with all applicable laws and all reasonable security and safety requirements of the Transferor;

(ii) it shall obtain all necessary permits, approvals or consents that may be required for the exercise of the Below Ground Sewer Easement and all Works in connection therewith;

(iii) it will not, except as specifically permitted in this Transfer of Easement, do or suffer any waste, damage, disfiguration or injury to the Easement Lands or the Transferor's Parcel;

(iv) it shall be responsible for any damage or injury caused at any time by the exercise of the Below Ground Sewer Easement and all works in connection therewith and it shall remove all debris from, and repair any damage to, the Easement Lands and/or the Transferor's Parcel caused by or arising from the Works or exercise of the Below Ground Sewer Easement;

(v) it shall, following the exercise of the Below Ground Sewer Easement and the Works in connection therewith, forthwith fully restore the Easement Lands and the Transferor's Parcel (and any structures or appurtenances thereon) to a similar condition that existed prior to the exercise of the Below Ground Sewer Easement and the carrying out of the Works, such restoration to be carried out to the satisfaction of the Transferor at the sole cost and expense of the Transferee;

(vi) it shall be solely responsible for all maintenance, costs and expenses incurred or associated with the exercise of the Below Ground Sewer Easement and all Works in connection therewith;

(vii) it shall not remove or impair, or in exercising its rights hereunder, cause the removal or impairment of, the right of support of the Transferor's Parcel;

(viii) it shall indemnify and save the Transferor harmless from and against any and all claims, liens, actions, suits, demands, losses, costs, charges, actions or other proceedings under the *Construction Lien Act*, R.S.O. 1990 C. C30 in connection with the Works;

(ix) it shall in exercising its rights hereunder, not disturb or interfere with the uses to be constructed on the Transferor's Parcel from time to time; and

(x) it shall at no cost, provide written confirmation upon request from the Transferor, its successors and assigns, as to the easement being in good standing.

4. The Transferee shall indemnify and save harmless the Transferor, its successors, assigns, successors-in-title and those for whom in law it is responsible (collectively, the "Indemnified Persons") from and against any and all manner of action, causes of action, claims, demands, loss, costs, suits, expenses (including, without limitation, legal costs) and damages ("Claims") incurred or suffered by any of the Indemnified Persons and all Claims made or brought against any of the Indemnified Persons, including, without limitation, claims for any damage to property and/or buildings, improvements, fixtures or chattels and any personal injury or death, suits, demands, costs, losses, expenses and damages suffered or incurred by any of the Indemnified Parties arising out of the granting of this Easement, entry onto the Easement Lands or the Transferor's Parcel by the Transferee or its Authorized Users for the purposes herein, any breach or non-performance of the Transferee's obligations, any claims for nuisance made against the Transferor as owner of the Transferor's Parcel, or by reason of the negligence or fault of the Transferee or those for whom the Transferee is at law responsible.

5. The Transferee will not permit on the Transferor's Parcel, at any time, the presence of any Contaminant. The Transferee will comply with, and will promptly remedy the breach by the Transferee and its Authorized Users of all environmental laws and all orders, decrees or judgments of any Authority or courts having jurisdiction. For the purposes of this Transfer of Easement: "Authority" means any governmental authority, quasigovernmental authority, ministry, agency, body or department whether federal, provincial, regional or municipal, having or claiming jurisdiction over the Transferor's Parcel, or the use thereof; and "Contaminant" means any substance, alone or in combination which is declared to be hazardous or toxic under any environmental laws now or hereafter enacted or promulgated by any Authority.

6. Notwithstanding any rule of law or equity, all equipment and appurtenances installed in the Easement Lands shall at all times remain the property of the Transferee, notwithstanding that the same may be annexed or affixed to the freehold and shall at any time and from time to time be removable in whole or in part by the Transferee or its successors and assigns.

7. The Transferee agrees that upon completion of the Works, it shall release and discharge this easement from and against all such portions of the Easement Lands that are not encumbered by the as-built Works.

8. The rights and easements hereby granted are and shall be of the same force and effect to all intents and purposes as a covenant running with the Easement Lands and this Transfer of Easement, including all the covenants and conditions herein contained, shall extend to, be binding upon and enure to the benefit of the heirs, executors, administrators, successors in title and assigns of the parties hereto respectively, and all covenants herein contained shall be construed to be several as well as joint, and wherever the singular or masculine issued, it shall be construed as if the plural or the feminine or the neuter, as the case may be, had been used where the context or the party or parties hereto so require, and the rest of the sentence shall be construed as if

the grammatical and terminological changes thereby rendered necessary had been made.

9. This Transfer of Easement is the entire agreement between the parties hereto with respect to the use of the Easement Lands by the Transferee and its Authorized Users and supersedes any prior agreement, whether oral or written, and may only be amended by a written instrument signed by the parties.

10. This Transfer of Easement shall be construed and governed by the laws of the Province of Ontario.

SCHEDULE "A"

Firstly: Part of Lots 21, 22, 23, 24 and 25 Concession 1 (Ottawa Front) Gloucester designated as Parts 1 to 12 on 4R-29378

Save and Except the lands laid out by 4M-1559

Secondly: Lots 1 to 85 inclusive and Blocks 86 to 127 inclusive on 4M-1559

The applicant(s) hereby applies to the Land Registrar.

Properties

<i>PIN</i>	04273 - 1254	LT	<i>Interest/Estate</i>	Easement	<input checked="" type="checkbox"/> Add Easement
<i>Description</i>	SERVIENT TENEMENT: BLOCK 1, PLAN 4M1771; CITY OF OTTAWA				
	DOMINANT TENEMENT: SEE ATTACHED SCHEDULE				
<i>Address</i>	OTTAWA				
<i>PIN</i>	04273 - 1255	LT	<i>Interest/Estate</i>	Easement	<input checked="" type="checkbox"/> Add Easement
<i>Description</i>	SERVIENT TENEMENT: BLOCK 2, PLAN 4M1771; CITY OF OTTAWA				
	DOMINANT TENEMENT: SEE ATTACHED SCHEDULE				
<i>Address</i>	OTTAWA				
<i>PIN</i>	04273 - 1256	LT	<i>Interest/Estate</i>	Easement	<input checked="" type="checkbox"/> Add Easement
<i>Description</i>	SERVIENT TENEMENT: BLOCK 3, PLAN 4M1771; CITY OF OTTAWA				
	DOMINANT TENEMENT: SEE ATTACHED SCHEDULE				
<i>Address</i>	OTTAWA				
<i>PIN</i>	04273 - 1257	LT	<i>Interest/Estate</i>	Easement	<input checked="" type="checkbox"/> Add Easement
<i>Description</i>	SERVIENT TENEMENT: BLOCK 4, PLAN 4M1771; CITY OF OTTAWA				
	DOMINANT TENEMENT: SEE ATTACHED SCHEDULE				
<i>Address</i>	OTTAWA				
<i>PIN</i>	04273 - 1258	LT	<i>Interest/Estate</i>	Easement	<input checked="" type="checkbox"/> Add Easement
<i>Description</i>	SERVIENT TENEMENT: BLOCK 5, PLAN 4M1771; CITY OF OTTAWA				
	DOMINANT TENEMENT: SEE ATTACHED SCHEDULE				
<i>Address</i>	OTTAWA				
<i>PIN</i>	04273 - 1259	LT	<i>Interest/Estate</i>	Easement	<input checked="" type="checkbox"/> Add Easement
<i>Description</i>	SERVIENT TENEMENT: BLOCK 6, PLAN 4M1771; CITY OF OTTAWA				
	DOMINANT TENEMENT: SEE ATTACHED SCHEDULE				
<i>Address</i>	OTTAWA				
<i>PIN</i>	04273 - 1260	LT	<i>Interest/Estate</i>	Easement	<input checked="" type="checkbox"/> Add Easement
<i>Description</i>	SERVIENT TENEMENT: BLOCK 7, PLAN 4M1771; CITY OF OTTAWA				
	DOMINANT TENEMENT: SEE ATTACHED SCHEDULE				
<i>Address</i>	OTTAWA				
<i>PIN</i>	04273 - 1262	LT	<i>Interest/Estate</i>	Easement	<input checked="" type="checkbox"/> Add Easement
<i>Description</i>	SERVIENT TENEMENT: BLOCK 9, PLAN 4M1771; CITY OF OTTAWA				
	DOMINANT TENEMENT: SEE ATTACHED SCHEDULE				
<i>Address</i>	OTTAWA				
<i>PIN</i>	04273 - 1263	LT	<i>Interest/Estate</i>	Easement	<input checked="" type="checkbox"/> Add Easement
<i>Description</i>	SERVIENT TENEMENT: BLOCK 10, PLAN 4M1771; CITY OF OTTAWA				
	DOMINANT TENEMENT: SEE ATTACHED SCHEDULE				
<i>Address</i>	OTTAWA				
<i>PIN</i>	04273 - 1264	LT	<i>Interest/Estate</i>	Easement	<input checked="" type="checkbox"/> Add Easement
<i>Description</i>	SERVIENT TENEMENT: BLOCK 11, PLAN 4M1771; CITY OF OTTAWA				
	DOMINANT TENEMENT: SEE ATTACHED SCHEDULE				
<i>Address</i>	OTTAWA				
<i>PIN</i>	04273 - 1265	LT	<i>Interest/Estate</i>	Easement	<input checked="" type="checkbox"/> Add Easement
<i>Description</i>	SERVIENT TENEMENT: BLOCK 12, PLAN 4M1771; CITY OF OTTAWA				

Properties

	DOMINANT TENEMENT: SEE ATTACHED SCHEDULE			
Address	OTTAWA			
PIN	04273 - 1266	LT	Interest/Estate Easement	<input checked="" type="checkbox"/> Add Easement
Description	SERVIENT TENEMENT: BLOCK 13, PLAN 4M1771; CITY OF OTTAWA			
	DOMINANT TENEMENT: SEE ATTACHED SCHEDULE			
Address	OTTAWA			
PIN	04273 - 1267	LT	Interest/Estate Easement	<input checked="" type="checkbox"/> Add Easement
Description	SERVIENT TENEMENT: BLOCK 14, PLAN 4M1771; CITY OF OTTAWA			
	DOMINANT TENEMENT: SEE ATTACHED SCHEDULE			
Address	OTTAWA			
PIN	04273 - 1268	LT	Interest/Estate Easement	<input checked="" type="checkbox"/> Add Easement
Description	SERVIENT TENEMENT: BLOCK 15, PLAN 4M1771; CITY OF OTTAWA			
	DOMINANT TENEMENT: SEE ATTACHED SCHEDULE			
Address	OTTAWA			
PIN	04273 - 1270	LT	Interest/Estate Easement	<input checked="" type="checkbox"/> Add Easement
Description	SERVIENT TENEMENT: BLOCK 17, PLAN 4M1771; CITY OF OTTAWA			
	DOMINANT TENEMENT: SEE ATTACHED SCHEDULE			
Address	OTTAWA			
PIN	04273 - 1271	LT	Interest/Estate Easement	<input checked="" type="checkbox"/> Add Easement
Description	SERVIENT TENEMENT: BLOCK 18, PLAN 4M1771; CITY OF OTTAWA			
	DOMINANT TENEMENT: SEE ATTACHED SCHEDULE			
Address	OTTAWA			
PIN	04273 - 1272	LT	Interest/Estate Easement	<input checked="" type="checkbox"/> Add Easement
Description	SERVIENT TENEMENT: BLOCK 19, PLAN 4M1771; CITY OF OTTAWA			
	DOMINANT TENEMENT: SEE ATTACHED SCHEDULE			
Address	OTTAWA			
PIN	04273 - 1273	LT	Interest/Estate Easement	<input checked="" type="checkbox"/> Add Easement
Description	SERVIENT TENEMENT: BLOCK 20, PLAN 4M1771; CITY OF OTTAWA			
	DOMINANT TENEMENT: SEE ATTACHED SCHEDULE			
Address	OTTAWA			
PIN	04273 - 1274	LT	Interest/Estate Easement	<input checked="" type="checkbox"/> Add Easement
Description	SERVIENT TENEMENT: BLOCK 21, PLAN 4M1771; CITY OF OTTAWA			
	DOMINANT TENEMENT: SEE ATTACHED SCHEDULE			
Address	OTTAWA			
PIN	04273 - 1275	LT	Interest/Estate Easement	<input checked="" type="checkbox"/> Add Easement
Description	SERVIENT TENEMENT: BLOCK 22, PLAN 4M1771; CITY OF OTTAWA			
	DOMINANT TENEMENT: SEE ATTACHED SCHEDULE			
Address	OTTAWA			
PIN	04273 - 1276	LT	Interest/Estate Easement	<input checked="" type="checkbox"/> Add Easement
Description	SERVIENT TENEMENT: BLOCK 23, PLAN 4M1771; CITY OF OTTAWA			
	DOMINANT TENEMENT: SEE ATTACHED SCHEDULE			

Properties

Address OTTAWA

PIN 04273 - 1279 LT Interest/Estate Easement Add Easement

Description SERVIENT TENEMENT: BLOCK 26, PLAN 4M1771; CITY OF OTTAWA
DOMINANT TENEMENT: SEE ATTACHED SCHEDULE

Address OTTAWA

PIN 04273 - 1280 LT Interest/Estate Easement Add Easement

Description SERVIENT TENEMENT: BLOCK 27, PLAN 4M1771; CITY OF OTTAWA
DOMINANT TENEMENT: SEE ATTACHED SCHEDULE

Address OTTAWA

PIN 04273 - 1281 LT Interest/Estate Easement Add Easement

Description SERVIENT TENEMENT: BLOCK 28, PLAN 4M1771; CITY OF OTTAWA
DOMINANT TENEMENT: SEE ATTACHED SCHEDULE

Address OTTAWA

Consideration

Consideration \$2.00

Transferor(s)

The transferor(s) hereby transfers the easement to the transferee(s).

Name CANADA LANDS COMPANY CLC LIMITED
Address for Service 1 University Avenue, Suite 1700, Toronto,
ON M5J 2P1
Attention: Chief Legal Officer

A person or persons with authority to bind the corporation has/have consented to the registration of this document.
This document is not authorized under Power of Attorney by this party.

Transferee(s)	Capacity	Share
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Name	ENBRIDGE GAS INC.
Address for Service	500 Consumers Road, North York, ON M2J 1P8

Statements

Schedule: See Schedules

In accordance with registration OC2871199 registered on 2026/01/23, City Of Ottawa has consented to the registration of this document.
See Schedules

Signed By

Kelly Yateman	333 Bay Street, Suite 2400, Bay Adelaide Centre Toronto M5H 2T6	acting for Transferor(s)	Signed	2026 02 20
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Tel 416-366-8381
Email kyateman@fasken.com

I have the authority to sign and register the document on behalf of all parties to the document.

Kelly Yateman	333 Bay Street, Suite 2400, Bay Adelaide Centre Toronto M5H 2T6	acting for Transferee(s)	Signed	2026 02 20
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Tel 416-366-8381
Email kyateman@fasken.com

I have the authority to sign and register the document on behalf of all parties to the document.

LAND TRANSFER TAX STATEMENTS

In the matter of the conveyance of: 04273 - 1254 SERVICENT TENEMENT: BLOCK 1, PLAN 4M1771; CITY OF OTTAWA
DOMINANT TENEMENT: SEE ATTACHED SCHEDULE

04273 - 1255 SERVICENT TENEMENT: BLOCK 2, PLAN 4M1771; CITY OF OTTAWA
DOMINANT TENEMENT: SEE ATTACHED SCHEDULE

04273 - 1256 SERVICENT TENEMENT: BLOCK 3, PLAN 4M1771; CITY OF OTTAWA
DOMINANT TENEMENT: SEE ATTACHED SCHEDULE

04273 - 1257 SERVICENT TENEMENT: BLOCK 4, PLAN 4M1771; CITY OF OTTAWA
DOMINANT TENEMENT: SEE ATTACHED SCHEDULE

04273 - 1258 SERVICENT TENEMENT: BLOCK 5, PLAN 4M1771; CITY OF OTTAWA
DOMINANT TENEMENT: SEE ATTACHED SCHEDULE

04273 - 1259 SERVICENT TENEMENT: BLOCK 6, PLAN 4M1771; CITY OF OTTAWA
DOMINANT TENEMENT: SEE ATTACHED SCHEDULE

04273 - 1260 SERVICENT TENEMENT: BLOCK 7, PLAN 4M1771; CITY OF OTTAWA
DOMINANT TENEMENT: SEE ATTACHED SCHEDULE

04273 - 1262 SERVICENT TENEMENT: BLOCK 9, PLAN 4M1771; CITY OF OTTAWA
DOMINANT TENEMENT: SEE ATTACHED SCHEDULE

04273 - 1263 SERVICENT TENEMENT: BLOCK 10, PLAN 4M1771; CITY OF OTTAWA
DOMINANT TENEMENT: SEE ATTACHED SCHEDULE

04273 - 1264 SERVICENT TENEMENT: BLOCK 11, PLAN 4M1771; CITY OF OTTAWA
DOMINANT TENEMENT: SEE ATTACHED SCHEDULE

04273 - 1265 SERVICENT TENEMENT: BLOCK 12, PLAN 4M1771; CITY OF OTTAWA
DOMINANT TENEMENT: SEE ATTACHED SCHEDULE

04273 - 1266 SERVICENT TENEMENT: BLOCK 13, PLAN 4M1771; CITY OF OTTAWA
DOMINANT TENEMENT: SEE ATTACHED SCHEDULE

04273 - 1267 SERVICENT TENEMENT: BLOCK 14, PLAN 4M1771; CITY OF OTTAWA
DOMINANT TENEMENT: SEE ATTACHED SCHEDULE

04273 - 1268 SERVICENT TENEMENT: BLOCK 15, PLAN 4M1771; CITY OF OTTAWA
DOMINANT TENEMENT: SEE ATTACHED SCHEDULE

04273 - 1270 SERVICENT TENEMENT: BLOCK 17, PLAN 4M1771; CITY OF OTTAWA
DOMINANT TENEMENT: SEE ATTACHED SCHEDULE

04273 - 1271 SERVICENT TENEMENT: BLOCK 18, PLAN 4M1771; CITY OF OTTAWA
DOMINANT TENEMENT: SEE ATTACHED SCHEDULE

04273 - 1272 SERVICENT TENEMENT: BLOCK 19, PLAN 4M1771; CITY OF OTTAWA
DOMINANT TENEMENT: SEE ATTACHED SCHEDULE

04273 - 1273 SERVICENT TENEMENT: BLOCK 20, PLAN 4M1771; CITY OF OTTAWA
DOMINANT TENEMENT: SEE ATTACHED SCHEDULE

04273 - 1274 SERVICENT TENEMENT: BLOCK 21, PLAN 4M1771; CITY OF OTTAWA
DOMINANT TENEMENT: SEE ATTACHED SCHEDULE

04273 - 1275 SERVICENT TENEMENT: BLOCK 22, PLAN 4M1771; CITY OF OTTAWA
DOMINANT TENEMENT: SEE ATTACHED SCHEDULE

04273 - 1276 SERVICENT TENEMENT: BLOCK 23, PLAN 4M1771; CITY OF OTTAWA
DOMINANT TENEMENT: SEE ATTACHED SCHEDULE

04273 - 1279 SERVICENT TENEMENT: BLOCK 26, PLAN 4M1771; CITY OF OTTAWA
DOMINANT TENEMENT: SEE ATTACHED SCHEDULE

04273 - 1280 SERVICENT TENEMENT: BLOCK 27, PLAN 4M1771; CITY OF OTTAWA
DOMINANT TENEMENT: SEE ATTACHED SCHEDULE

04273 - 1281 SERVICENT TENEMENT: BLOCK 28, PLAN 4M1771; CITY OF OTTAWA
DOMINANT TENEMENT: SEE ATTACHED SCHEDULE

BY: CANADA LANDS COMPANY CLC LIMITED
TO: ENBRIDGE GAS INC.

LAND TRANSFER TAX STATEMENTS

1. VANIA LITTLE, LAND ADVISOR

I am

- (a) A person in trust for whom the land conveyed in the above-described conveyance is being conveyed;
- (b) A trustee named in the above-described conveyance to whom the land is being conveyed;
- (c) A transferee named in the above-described conveyance;
- (d) The authorized agent or solicitor acting in this transaction for ENBRIDGE GAS INC. described in paragraph(s) (C) above.
- (e) The President, Vice-President, Manager, Secretary, Director, or Treasurer authorized to act for _____ described in paragraph(s) () above.
- (f) A transferee described in paragraph () and am making these statements on my own behalf and on behalf of _____ who is my spouse described in paragraph () and as such, I have personal knowledge of the facts herein deposited to.

3. The total consideration for this transaction is allocated as follows:

(a) Monies paid or to be paid in cash	\$2.00
(b) Mortgages (i) assumed (show principal and interest to be credited against purchase price)	\$0.00
(ii) Given Back to Vendor	\$0.00
(c) Property transferred in exchange (detail below)	\$0.00
(d) Fair market value of the land(s)	\$0.00
(e) Liens, legacies, annuities and maintenance charges to which transfer is subject	\$0.00
(f) Other valuable consideration subject to land transfer tax (detail below)	\$0.00
(g) Value of land, building, fixtures and goodwill subject to land transfer tax (total of (a) to (f))	\$2.00
(h) VALUE OF ALL CHATTELS -items of tangible personal property	\$0.00
(i) Other considerations for transaction not included in (g) or (h) above	\$0.00
(j) Total consideration	\$2.00

4.

Explanation for nominal considerations:

- o) Transfer of easement or right of way for no consideration.

5.

The land is not subject to an encumbrance

6. Other remarks and explanations, if necessary.

- The transferee(s) has considered the definition of "newly constructed home", "permanent resident of Canada", "purchaser", "qualifying home", and "eligible home" as set out in section 9.2 of the Land Transfer Tax Act and declares one of the following statements:
- (a) The transferee(s) DOES NOT qualify for a refund on the purchase of a qualifying home pursuant to section 9.2 of the Land Transfer Tax Act
- The information prescribed for purposes of section 5.0.1 of the Land Transfer Tax Act is not required to be provided for this conveyance.
- The transferee(s) has read and considered the definitions of "designated land", "foreign corporation", "foreign entity", "foreign national", "Greater Golden Horseshoe Region", "specified region", "spouse" and "taxable trustee" as set out in subsection 1(1) of the Land Transfer Tax Act and O. Reg 182/17. The transferee(s) declare that this conveyance is not subject to additional tax as set out in subsection 2(2.1) of the Act because:
- (c) The transferee(s) is not a "foreign entity" or a "taxable trustee".
- The transferee(s) declare that they will keep at their place of residence in Ontario (or at their principal place of business in Ontario) such documents, records and accounts in such form and containing such information as will enable an accurate determination of the taxes payable under the Land Transfer Tax Act for a period of at least seven years.
- The transferee(s) agree that they or the designated custodian will provide such documents, records and accounts in such form and containing such information as will enable an accurate determination of the taxes payable under the Land Transfer Tax Act, to the Ministry of Finance upon request.
- I acknowledge that the personal information collected in the provincial land transfer tax statements provided in this conveyance is being collected by the Ministry of Finance under the authority of the Land Transfer Tax Act, R.S.O. 1990, c. L.6, as amended ("the Act"), and that the personal information may be used for purposes of the administration or enforcement of the Act, other tax statutes, and for purposes of compiling statistical information and of developing and evaluating economic, tax and fiscal policy. (Note: Personal information collected under section 5.0.1 of the Act that accompanies this conveyance can be used only to administer and enforce the Act. De-identified data collected under section 5.0.1 can be used to compile statistical information and develop and evaluate economic, tax and fiscal policy.)

PROPERTY Information Record

A. Nature of Instrument:	Transfer Easement			
	LRO 4	Registration No.	OC2878392	Date: 2026/02/20
B. Property(s):	PIN 04273 - 1254	Address	OTTAWA	Assessment - Roll No
	PIN 04273 - 1255	Address	OTTAWA	Assessment - Roll No
	PIN 04273 - 1256	Address	OTTAWA	Assessment - Roll No
	PIN 04273 - 1257	Address	OTTAWA	Assessment - Roll No
	PIN 04273 - 1258	Address	OTTAWA	Assessment - Roll No

LAND TRANSFER TAX STATEMENTS

PIN 04273 - 1259	Address OTTAWA	Assessment - Roll No
PIN 04273 - 1260	Address OTTAWA	Assessment - Roll No
PIN 04273 - 1262	Address OTTAWA	Assessment - Roll No
PIN 04273 - 1263	Address OTTAWA	Assessment - Roll No
PIN 04273 - 1264	Address OTTAWA	Assessment - Roll No
PIN 04273 - 1265	Address OTTAWA	Assessment - Roll No
PIN 04273 - 1266	Address OTTAWA	Assessment - Roll No
PIN 04273 - 1267	Address OTTAWA	Assessment - Roll No
PIN 04273 - 1268	Address OTTAWA	Assessment - Roll No
PIN 04273 - 1270	Address OTTAWA	Assessment - Roll No
PIN 04273 - 1271	Address OTTAWA	Assessment - Roll No
PIN 04273 - 1272	Address OTTAWA	Assessment - Roll No
PIN 04273 - 1273	Address OTTAWA	Assessment - Roll No
PIN 04273 - 1274	Address OTTAWA	Assessment - Roll No
PIN 04273 - 1275	Address OTTAWA	Assessment - Roll No
PIN 04273 - 1276	Address OTTAWA	Assessment - Roll No
PIN 04273 - 1279	Address OTTAWA	Assessment - Roll No
PIN 04273 - 1280	Address OTTAWA	Assessment - Roll No
PIN 04273 - 1281	Address OTTAWA	Assessment - Roll No

C. Address for Service: 500 Consumers Road, North York, ON M2J 1P8

D. (i) Last Conveyance(s):

PIN 04273 - 1254	Registration No.	OC2877948
PIN 04273 - 1255	Registration No.	OC2877948
PIN 04273 - 1256	Registration No.	OC2877948
PIN 04273 - 1257	Registration No.	OC2877948
PIN 04273 - 1258	Registration No.	OC2877948
PIN 04273 - 1259	Registration No.	OC2877948
PIN 04273 - 1260	Registration No.	OC2877948
PIN 04273 - 1262	Registration No.	OC2877948
PIN 04273 - 1263	Registration No.	OC2877948
PIN 04273 - 1264	Registration No.	OC2877948
PIN 04273 - 1265	Registration No.	OC2877951
PIN 04273 - 1266	Registration No.	OC2877948
PIN 04273 - 1267	Registration No.	OC2877948
PIN 04273 - 1268	Registration No.	OC2877948
PIN 04273 - 1270	Registration No.	OC2877948
PIN 04273 - 1271	Registration No.	OC2877948
PIN 04273 - 1272	Registration No.	OC2877948
PIN 04273 - 1273	Registration No.	OC2877948
PIN 04273 - 1274	Registration No.	OC2877948
PIN 04273 - 1275	Registration No.	OC2877948
PIN 04273 - 1276	Registration No.	OC2877948
PIN 04273 - 1279	Registration No.	OC2877947
PIN 04273 - 1280	Registration No.	OC2877951
PIN 04273 - 1281	Registration No.	OC2877951

(ii) Legal Description for Property Conveyed: Same as in last conveyance? Yes No Not known

E. Tax Statements Prepared By: Kelly Yateman
333 Bay Street, Suite 2400, Bay Adelaide Centre
Toronto M5H 2T6

TRANSFER OF EASEMENT
(Blanket or Specified Lands)

Definitions

For the purposes of this easement the following capitalized words shall have the following meanings:

“**Company**” or “**Transferee**” means Enbridge Gas Inc.

“**Dominant Tenement**” means the lands described in Schedule 1 attached hereto.

“**Easement Lands**” or “**Servient Tenement**” means the lands described in the Properties heading of the document to which this schedule is attached.

“**Equipment**” means, collectively, the all pipelines, piping, meters, attachments, appurtenances, apparatus, appliances, markers, fixtures, works and other equipment constructed or to be constructed by Company in, on and/or under the Servient Tenement.

“**Owner**” or “**Transferor**” means the owner of the Property.

IN CONSIDERATION OF THE COVENANTS HEREIN, the parties hereto agree as follows:

- (1) Owner hereby transfers, sells, grants and conveys in perpetuity to Company, its successors and assigns, a free and unencumbered easement in, over, upon, under and/or through the Easement Lands, to survey, lay, construct, install, operate, use, inspect, remove, renew, replace, alter, enlarge, reconstruct, repair, expand and maintain the Equipment which Company may deem necessary or convenient thereto. This transfer of easement shall include the right of Company, its successors, assigns, servants and agents to use the surface of the Easement Lands for ingress and egress on foot and/or with vehicles, supplies, machinery and equipment at any time and from time to time.
- (2) Notwithstanding anything to the contrary contained in this easement, Owner and Company acknowledge that commercial building(s)/residential dwelling(s) have or will be constructed on certain parts of the Easement Lands and that such parts shall be excluded from this easement if they do not contain any Equipment.
- (3) Company shall have the right at any time and from time to time to remove any boulder or rock and to sever, fell, remove or control the growth of any roots, trees, stumps, brush or other vegetation on or under the Easement Lands.
- (4) The rights of Company herein shall be of the same force and effect as a covenant running with the Easement Lands and shall be appurtenant to the lands and premises described in this Schedule as Company's Lands.
- (5) Company shall have the right to assign or transfer its rights hereunder in whole or in part.
- (6) This Transfer shall extend to, be binding upon and enure to the benefit of the estate trustees, successors and assigns of the parties hereto. If Owner is not the sole

owner of the said lands, this Transfer shall bind Owner to the full extent of its interest therein and shall also extend to any after-acquired interest but all monies payable or paid to Owner hereunder shall be paid to Owner only in the proportion that its interest in the said lands bears to the entire interest therein. Owner hereby agree that all provisions herein are reasonable and valid and if any provision herein is determined to be unenforceable, in whole or in part, it shall be severable from all other provisions and shall not affect or impair the validity of all other provisions.

- (7) Owner shall have the right to use and enjoy the surface of the Easement Lands except that such use and enjoyment shall not interfere with the rights of Company hereunder. Without limiting the generality of the foregoing, Owner shall not, without the prior written consent of Company, place or erect on the Easement Lands any building, structure or fence and shall not excavate, alter the grading, drill, install thereon any pit, well, foundation and/or pavement which will obstruct or prevent the exercise and enjoyment by Company of its rights hereunder.
- (8) Notwithstanding any rule of law or equity, any Works constructed by Company shall be deemed to be the property of Company even though the same may have become annexed or affixed to the Easement Lands.
- (9) Company shall at its own expense as soon as reasonably possible after the construction of any Works or other exercise of its rights hereunder, remove all surplus sub-soil and debris from the Easement Lands and restore them to their former state so far as is reasonably practicable.
- (10) Owner covenants that:
 - a. they have the right to convey the rights hereby transferred to Company;
 - b. Company shall have quiet enjoyment of the rights hereby transferred;
 - c. Owner or its successors and assigns will execute such further assurances and do such other acts (at Company's expense) as may be reasonably required to vest in Company the rights hereby transferred; and
 - d. Owner has not done, omitted or permitted anything whereby the Easement Lands is or may be encumbered (except as the records of the Land Registry Office disclose).
- (11) Owner represents and warrants that the Easement Lands have not been used for the storage of and do not contain any toxic, hazardous, dangerous, noxious or waste substances or contaminants (collectively the "**Hazardous Substances**"). If Company encounters any Hazardous Substances in undertaking any work on the Easement Lands, it shall give notice to Owner. At the expense of Owner, Company (or, at Company's option, Owner) shall effect the removal of such Hazardous Substances in accordance with the laws, rules and regulations of all applicable public authorities. In acquiring its interests in the Easement Lands pursuant to this Easement, Company shall be deemed not to acquire the care or control of the Easement Lands or any component thereof.
- (12) Company covenants and agrees that it shall comply with applicable federal and provincial environmental legislation in connection with the use of this Easement Lands and the rights granted herein.

- (13) Whenever the singular or neuter is used it shall, where necessary, be construed as if the plural or feminine or masculine has been used and vice versa, as the case may be.
- (14) Company hereby declares that this easement is being acquired by Company for the purpose of a hydrocarbon line within the meaning of Part VI of the *Ontario Energy Board Act, 1998* and/or a utility line within the meaning of the *Ontario Energy Board Act, 1998*.

SCHEDULE 1

DOMINANT TENEMENTS - TRANSFEREE'S LANDS

PIN 64057-0029 (LT) PT TWP LT 92,THLD, AS IN AA 90798 S/T & T/W AA90798; WELLAND

PIN 04161-0019 (LT) PT LT 6 CON 6RF GLOUCESTER PART 1, 4R-10265 & PART 2, 5R-5963;
CITY OF OTTAWA

PIN 03187-0004 (LT) PT W1/2 LT 30 CON 2 MARKHAM AS IN MA49406; RICHMOND HILL

February 17, 2026

Jane Seifried
Land Registrar
Land Registry Office #4
4th Floor, 161 Elgin Street
Ottawa, Ontario

Dear Ms. Seifried

Re: Inhibiting Order - Instrument No. OC2871199
Registered Owner: Canada Lands Company CLC Limited
Property: Blocks 1, 2, 3, 4, 5, 6, 7, 9, 10, 11, 12, 13, 14, 15, 17, 18, 19, 20, 21, 22,
23, 26, 27 and 28 on Plan 4M1771
Our File: L01-05-STLA-335

Please be advised that the City of Ottawa hereby consents to the registration of an Easement in favour of Enbridge Gas Inc. relating to the above noted property, notwithstanding the Inhibiting Order registered as Instrument No. OC2871199 on January 23, 2026

Thank you for your attention to this matter.

Yours sincerely,



Jennifer Williams
Legal Counsel

I have authority to bind the Corporation