



This is the 1st Affidavit of Leah Jonak
in this case and was made on September 20, 2024

COURT NO. VLC-S-B240334
ESTATE NO. 11-3103569
VANCOUVER REGISTRY

**IN THE SUPREME COURT OF BRITISH COLUMBIA
IN BANKRUPTCY AND INSOLVENCY**

**IN THE MATTER OF THE PROPOSAL OF
GO FLOORING LTD.**

AFFIDAVIT

I, LEAH JONAK, Paralegal, of 1500-401 West Georgia Street, in the City
of Vancouver, in the Province of British Columbia, SWEAR THAT:

1. I am employed in the offices of the solicitor for the trustee, and as such have personal knowledge of the facts and matters hereinafter deposed to, save and except where the same are stated to be made upon information and belief, and, as to such facts, I verily believe the same to be true.
2. Attached hereto and marked as **Exhibit "A"** to this my affidavit is a true copy of the Cash Flow and signed Form 30 Cash-Flow Statement. I am instructed that the form is a very rough draft and that the terms will vary after negotiation.
3. Attached hereto and marked as **Exhibit "B"** to this my affidavit is a true copy of the draft proposal of Go Flooring Ltd. I am instructed that the form is a very rough draft and that the terms will vary after negotiation.
4. Attached hereto and marked as **Exhibits "C-1" to "C-2"** to this my affidavit are true copies of the land title searches for properties at 443 Matheson Road and 453 Matheson Road Okanagan Falls, B.C.

6. Attached hereto and marked as **Exhibits “E-1” to “E-3”** to this my affidavit are true copies of the land title searches for properties at 1719 Treffry Place, 1728 Treffry Place and 1732 Treffry Place Summerland, B.C.

7. Attached hereto and marked as **Exhibit “F”** to this my affidavit is a true copy of the land title search for property at 101-201 1628 Fosters Way Delta, B.C.

8. Attached hereto and marked as **Exhibit "G"** to this my affidavit is a true copy of the land title search for property at 102A-1830 Island Victoria, B.C.

9. Attached hereto and marked as **Exhibit “H”** to this my affidavit is a true copy of the land title search for property at 2660 Ware Street Abbotsford, B.C.

10. Attached hereto and marked as **Exhibit "I"** to this my affidavit is a true copy of the land title search for property at 16286-80A Avenue Surrey, B.C.

A Commissioner for taking Affidavits for
British Columbia.

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LEAH JONAK

DENNIS K. FITZPATRICK
Barrister & Solicitor
LINDSAY KENNEY LLP
1500 - 401 WEST GEORGIA STREET
VANCOUVER, B.C. V6B 5A1
TEL: 604-687-1323

District of: British Columbia
Division No. 03 - Vancouver
Court No.
Estate No. 11-3103569

- FORM 30 -

Report on Cash-Flow Statement by the Person Making the Proposal
(Paragraphs 50(6)(c) and 50.4(2)(c) of the Act)

In the Matter of the Proposal of
Go Flooring Ltd.
of the City of Delta, in the Province of British Columbia
Crowe MacKay & Company Ltd., Trustee

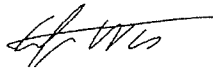
The Management of Go Flooring Ltd. has/have developed the assumptions and prepared the attached statement of projected cash flow of the insolvent person, as of the 18th day of September 2024, consisting of projected cash flow over the next 10 months.

The hypothetical assumptions are reasonable and consistent with the purpose of the projection described in the notes attached, and the probable assumptions are suitably supported and consistent with the plans of the insolvent person and provide a reasonable basis for the projection. All such assumptions are disclosed in the notes attached.

Since the projection is based on assumptions regarding future events, actual results will vary from the information presented, and the variations may be material.

The projection has been prepared solely for the purpose described in the notes attached, using a set of hypothetical and probable assumptions set out in the notes attached. Consequently, readers are cautioned that it may not be appropriate for other purposes.

Dated at the City of West Kelowna in the Province of British Columbia, this 19th day of September 2024.



Go Flooring Ltd.
Debtor

Irfan Walji Director

Name and title of signing officer

This is Exhibit "A" referred to in the
Affidavit of Leah Jonak sworn
before me at Vancouver, B.C. this 20
day of September, 2024.



A Commissioner of the Court
for British Columbia

Name and title of signing officer

District of: British Columbia
Division No. 03 - Vancouver
Court No.
Estate No. 11-3103569

FORM 30 - Attachment
Report on Cash-Flow Statement by the Person Making the Proposal
(Paragraphs 50(6)(c) and 50.4(2)(c) of the Act)

In the Matter of the Proposal of
Go Flooring Ltd.
of the City of Delta, in the Province of British Columbia
Crowe MacKay & Company Ltd., Trustee

Purpose:

The purpose of the Cash Flow Statement for the week ending July 27th, 2025, is to enable the creditors of Go Flooring Ltd. to assess their position regarding the filing of a Proposal pursuant to Section 50.4 of the Bankruptcy and Insolvency Act.

Projection Notes:

Hypothetical Assumption – means an assumption that assumes a set of economic conditions or courses of action that are not necessarily the most probable in the insolvent persons judgement, but are consistent with the purposes of the cash flow projection;

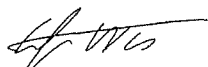
Probable assumption - means an assumption that the insolvent person believes reflects the most probable set of economic conditions and planned courses of action; they are suitably supported, consistent with the plans of the insolvent person and provide a reasonable basis for the cash flow statement.

Assumptions:

In the matter of the Notice of Intention to File a Proposal of GO Flooring Ltd. (the "Company"), the following is a list of assumptions developed by the Company's management ("Management") underlying the 15-week cash flow projection from July 11th, 2024, through to July 25th, 2025.

1. Accounts receivable collections is based on the projected collection of accounts receivable as at September 18th, 2024, as well as collection of accounts receivable from future sales. Management has prepared these projections using historical averages for collections on sales during a similar timeframe, as well as projected future sales based on current contracts and historical workflow.
2. Rental income is based on a monthly rent payment from the Company's leased premises in Ottawa, wherein the Company is renting out certain offices that are unused.
3. A contingency expense has been included for any unforeseen costs that may occur.
4. Disbursements for Insurance is based on the contractual payments for the Company's corporate insurance policy.
5. Disbursements for vehicles and equipment is based on scheduled payments for leased vehicles, forklifts, the trailer and the floor scraper. Also included is fuel and insurance for the Company's vehicles.
6. Disbursements for office supplies are based on historical averages for such expenditures by the Company.
7. Professional fees are for Crowe Mackay & Company Ltd ("CMCL"), CMCL's legal counsel, and LK Law LLP. These figures are conservative estimates, and are subject to change.
8. Disbursements for rents are for the five (5) offices that the Company intends to continue to occupy. The Company intends on disclaiming 3 leases. The Company will continue to pay these leases in the ordinary course during the prescribed time period to provide notice to disclaim a lease. Two offices that the Company will continue to occupy are not included as disbursements, as these premises are owned by a related party to the Company, and accordingly the related party will be providing relief to the Company during these BIA proceedings.
9. The Company files and remits GST to the Canada Revenue Agency on a monthly basis.
10. Payments made for materials and installers are based on the anticipated jobs received by the Company, as well as the required materials and labour to complete same. Payments for materials and installers are contemplated in these cash flows on a cash on delivery basis.
11. Utilities are based on historical data for seven (7) offices.
12. Wages and benefits are for all of the Company's staff inclusive of employee wages, source deductions, employee benefits, worker's compensation board premiums, and employer health tax installments for each specific province. All employees are assumed to be paid based on their current remuneration level with some layoffs happening during this process. The cash flow projections also contemplate that the Company will be hiring a CFO and COO during these proceedings.

Dated at the City of West Kelowna in the Province of British Columbia, this 19th day of September 2024.



Go Flooring Ltd.

SEPTEMBER 18TH, 2024

Go Flooring Ltd.

Cash Flow Projections with Cash Injection

Yellow is changes with cash injection

		ACTUAL 11-Jul-24 14-Jul-24	ACTUAL 15-Jul-24 21-Jul-24	ACTUAL 22-Jul-24 28-Jul-24	ACTUAL 29-Jul-24 04-Aug-24	ACTUAL 05-Aug-24 11-Aug-24	ACTUAL 12-Aug-24 18-Aug-24
Opening Cash		-	(27,956)	74,324	111,590	97,079	53,029
Cash Inflows							
Accounts Receivable Collections	[3]	113,133	163,908	167,944	117,929	138,987	101,752
Incremental AR							
Cash injection net of fees							
Rental Income	[4]	9,810	38,648	-	-	-	7,851
		122,943	202,556	167,944	117,929	138,987	109,603
Disbursements							
Materials							
Labour							
Wages & Benefits							
Interest							
CRA repayment							
RBC repayment							
Trustee repayment							
Other Creditors							
Contingency	[5]	353	5,385	748	633	200	3,848
Insurance	[6]	-	6,728	138	3,220	11,362	-
Vehicles and Equipment	[7]	426	1,005	22,072	675	1,060	2,717
Office Supplies	[8]	1,257	-	472	474	86	-
Professional fees	[9]	30,000	-	-	7,350	-	-
Rents	[10]	-	-	-	-	6,479	9,054
Materials	[11]	8,661	55,515	44,541	28,221	66,066	28,130
Installers	[11]	5,000	30,480	41,883	26,987	19,749	24,921
Utilities	[12]	340	1,163	428	1,243	284	184
Wages & Benefits	[13]	104,862	-	20,396	63,637	77,751	59,531
		150,899	100,276	130,678	132,440	183,037	128,385
Change in Cash		(27,956)	102,280	37,266	(14,511)	(44,050)	(18,782)
Closing Cash		(27,956)	74,324	111,590	97,079	53,029	34,247

SEPTEMBER 18TH, 2024

Go Flooring Ltd.

Cash Flow Projections with Cash Injection

Yellow is changes with cash injection

ACTUAL
19-Aug-24
25-Aug-24

Opening Cash		<u>34,247</u>
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Cash Inflows

Accounts Receivable Collections	[3]	176,780
Incremental AR		
Cash injection net of fees		
Rental Income	[4]	<u>1,243</u>
		<u>178,023</u>

Disbursements

Materials		
Labour		
Wages & Benefits		
Interest		
CRA repayment		
RBC repayment		
Trustee repayment		
Other Creditors		
Contingency	[5]	1,168
Insurance	[6]	138
Vehicles and Equipment	[7]	1,264
Office Supplies	[8]	-
Professional fees	[9]	23,243
Rents	[10]	9,066
Materials	[11]	29,004
Installers	[11]	34,253
Utilities	[12]	509
Wages & Benefits	[13]	<u>64,904</u>
		<u>163,549</u>

Change in Cash		<u>14,474</u>
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Closing Cash		<u>48,721</u>
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SEPTEMBER 18TH, 2024

Go Flooring Ltd.

Cash Flow Projections with Cash Injection

Yellow is changes with cash injection

		ACTUAL 26-Aug-24 01-Sep-24	ACTUAL 02-Sep-24 08-Sep-24	1 09-Sep-24 15-Sep-24	2 16-Sep-24 22-Sep-24	3 23-Sep-24 29-Sep-24	4 30-Sep-24 06-Oct-24	5 07-Oct-24 13-Oct-24
Opening Cash		48,721	91,133	22,856	1,597	28,495	97,301	39,974
Cash Inflows								
Accounts Receivable Collections	[3]	181,222	41,120	150,000	180,000	150,000	150,000	125,000
Incremental AR								
Cash injection net of fees								
Rental Income	[4]	-	-	2,034	-	-	-	-
		181,222	41,120	152,034	180,000	150,000	150,000	125,000
Disbursements								
Materials								
Labour								
Wages & Benefits								
Interest								
CRA repayment								
RBC repayment								
Trustee repayment								
Other Creditors								
Contingency	[5]	2,629	2,056	1,000	1,000	1,000	1,000	1,000
Insurance	[6]	-	6,865	-	-	-	3,033	-
Vehicles and Equipment	[7]	18,453	4,395	16,452	2,165	2,621	18,059	1,999
Office Supplies	[8]	825	285	6,431	120	600	1,334	6,051
Professional fees	[9]	-	-	7,000	19,500	2,000	19,500	2,000
Rents	[10]	7,751	16,445	-	-	-	32,276	-
Materials	[11]	42,467	40,864	35,000	35,000	35,000	35,000	20,000
Installers	[11]	66,260	4,794	25,000	25,000	25,000	25,000	15,000
Utilities	[12]	425	368	945	711	300	705	740
Wages & Benefits	[13]	-	33,325	81,465	69,606	14,673	71,420	7,000
		138,810	109,397	173,293	153,102	81,194	207,327	53,790
Change in Cash		42,412	(68,277)	(21,259)	26,898	68,806	(57,327)	71,210
Closing Cash		91,133	22,856	1,597	28,495	97,301	39,974	111,184

SEPTEMBER 18TH, 2024
Go Flooring Ltd.

Cash Flow Projections with Cash Injection

Yellow is changes with cash injection

		6	7	8	9	10	11	12
		14-Oct-24	21-Oct-24	28-Oct-24	04-Nov-24	11-Nov-24	18-Nov-24	25-Nov-24
		20-Oct-24	27-Oct-24	03-Nov-24	10-Nov-24	17-Nov-24	24-Nov-24	01-Dec-24
Opening Cash		111,184	89,590	165,590	82,948	133,948	63,496	239,496
Cash Inflows								
Accounts Receivable Collections	[3]	125,000	125,000	125,000	125,000	125,000	125,000	125,000
Incremental AR							375,000	375,000
Cash injection net of fees		250,000	250,000	250,000	250,000	250,000		
Rental Income	[4]	2,034	-	-	-	-	-	-
		377,034	375,000	375,000	375,000	375,000	500,000	500,000
Disbursements								
Materials		125,000	125,000	125,000	125,000	125,000	125,000	125,000
Labour		100,000	100,000	100,000	100,000	100,000	100,000	100,000
Wages & Benefits				15,000		15,000		15,000
Interest				23,333				23,333
CRA repayment								25,000
RBC repayment								25,000
Trustee repayment		25,000	25,000	25,000	25,000	25,000	25,000	25,000
Other Creditors								
Contingency	[5]	1,000	1,000	1,000	1,000	1,000	1,000	1,000
Insurance	[6]	-	-	3,033				
Vehicles and Equipment	[7]	14,452				14,452		
Office Supplies	[8]	2,000	2,000	2,000	2,000	2,000	2,000	2,000
Professional fees	[9]	10,000	10,000	10,000	10,000	10,000	10,000	10,000
Rents	[10]	-	-	32,276				
Materials	[11]	20,000	20,000	20,000	35,000	35,000	35,000	35,000
Installers	[11]	15,000	15,000	15,000	25,000	25,000	25,000	25,000
Utilities	[12]	1,176	1,000	1,000	1,000	1,000	1,000	1,000
Wages & Benefits	[13]	85,000		85,000		92,000		85,000
		398,628	299,000	457,643	324,000	445,452	324,000	472,333
Change in Cash		(21,594)	76,000	(82,643)	51,000	(70,452)	176,000	27,667
Closing Cash		89,590	165,590	82,948	133,948	63,496	239,496	267,163

SEPTEMBER 18TH, 2024
Go Flooring Ltd.

Cash Flow Projections with Cash Injection

Yellow is changes with cash injection

		13 02-Dec-24 08-Dec-24	14 09-Dec-24 15-Dec-24	15 16-Dec-24 22-Dec-24	16 23-Dec-24 29-Dec-24	17 30-Dec-24 05-Jan-25	18 06-Jan-25 12-Jan-25	19 13-Jan-25 19-Jan-25
Opening Cash		267,163	382,853	412,401	563,401	614,401	691,759	702,759
Cash Inflows								
Accounts Receivable Collections	[3]	125,000	125,000	125,000	125,000	125,000	125,000	125,000
Incremental AR		375,000	375,000	375,000	375,000	375,000	375,000	375,000
Cash injection net of fees								
Rental Income	[4]	-	-	-	-	-	-	-
		500,000	500,000	500,000	500,000	500,000	500,000	500,000
Disbursements								
Materials		125,000	125,000	125,000	125,000	125,000	125,000	125,000
Labour		100,000	100,000	100,000	100,000	100,000	100,000	100,000
Wages & Benefits			15,000		15,000		15,000	
Interest						23,333		
CRA repayment		25,000	25,000	25,000	25,000	25,000	25,000	25,000
RBC repayment		25,000	25,000	25,000	25,000	25,000	50,000	50,000
Trustee repayment								
Other Creditors						15,000	15,000	15,000
Contingency	[5]	1,000	1,000	1,000	1,000	1,000	1,000	1,000
Insurance	[6]	3,033				3,033		
Vehicles and Equipment	[7]		14,452					14,452
Office Supplies	[8]	2,000	2,000	2,000	2,000	2,000	2,000	2,000
Professional fees	[9]	10,000	10,000	10,000	10,000	10,000	10,000	10,000
Rents	[10]	32,276				32,276		
Materials	[11]	35,000	35,000	35,000	35,000	35,000	35,000	35,000
Installers	[11]	25,000	25,000	25,000	25,000	25,000	25,000	25,000
Utilities	[12]	1,000	1,000	1,000	1,000	1,000	1,000	1,000
Wages & Benefits	[13]		92,000		85,000		85,000	7,000
		384,310	470,452	349,000	449,000	422,643	489,000	410,452
Change in Cash		115,690	29,548	151,000	51,000	77,357	11,000	89,548
Closing Cash		382,853	412,401	563,401	614,401	691,759	702,759	792,307

SEPTEMBER 18TH, 2024
Go Flooring Ltd.

Cash Flow Projections with Cash Injection

Yellow is changes with cash injection

		20	21	22	23	24	25	26
		20-Jan-25	27-Jan-25	03-Feb-25	10-Feb-25	17-Feb-25	24-Feb-25	03-Mar-25
		26-Jan-25	02-Feb-25	09-Feb-25	16-Feb-25	23-Feb-25	02-Mar-25	09-Mar-25
Opening Cash		792,307	803,307	890,974	866,664	970,664	967,212	1,019,570
Cash Inflows								
Accounts Receivable Collections	[3]	125,000	125,000	125,000	125,000	125,000	125,000	125,000
Incremental AR		375,000	375,000	375,000	375,000	375,000	375,000	375,000
Cash injection net of fees								
Rental Income	[4]	-	-	-	-	-	-	-
		500,000	500,000	500,000	500,000	500,000	500,000	500,000
Disbursements								
Materials		125,000	125,000	125,000	125,000	125,000	125,000	125,000
Labour		100,000	100,000	100,000	100,000	100,000	100,000	100,000
Wages & Benefits		15,000		15,000		15,000		15,000
Interest			23,333				23,333	
CRA repayment		25,000	25,000	25,000	25,000	25,000	25,000	25,000
RBC repayment		50,000	50,000	50,000	50,000	50,000	50,000	100,000
Trustee repayment								
Other Creditors		15,000	15,000	15,000	15,000	15,000	15,000	15,000
Contingency	[5]	1,000	1,000	1,000	1,000	1,000	1,000	1,000
Insurance	[6]			3,033			3,033	
Vehicles and Equipment	[7]					14,452		
Office Supplies	[8]	2,000	2,000	2,000	2,000	2,000	2,000	2,000
Professional fees	[9]	10,000	10,000	10,000	10,000	10,000	10,000	10,000
Rents	[10]			32,276			32,276	
Materials	[11]	35,000	35,000	35,000	35,000	35,000	35,000	35,000
Installers	[11]	25,000	25,000	25,000	25,000	25,000	25,000	25,000
Utilities	[12]	1,000	1,000	1,000	1,000	1,000	1,000	1,000
Wages & Benefits	[13]	85,000		85,000	7,000	85,000		85,000
		489,000	412,333	524,310	396,000	503,452	447,643	539,000
Change in Cash		11,000	87,667	(24,310)	104,000	(3,452)	52,357	(39,000)
Closing Cash		803,307	890,974	866,664	970,664	967,212	1,019,570	980,570

SEPTEMBER 18TH, 2024
Go Flooring Ltd.

Cash Flow Projections with Cash Injection

Yellow is changes with cash injection

		27 10-Mar-25 16-Mar-25	28 17-Mar-25 23-Mar-25	29 24-Mar-25 30-Mar-25	30 31-Mar-25 06-Apr-25	31 07-Apr-25 13-Apr-25	32 14-Apr-25 20-Apr-25	33 21-Apr-25 27-Apr-25
Opening Cash		980,570	1,020,118	981,118	1,042,118	944,475	1,005,475	945,023
Cash Inflows								
Accounts Receivable Collections	[3]	125,000	125,000	125,000	125,000	125,000	125,000	125,000
Incremental AR		375,000	375,000	375,000	375,000	375,000	375,000	375,000
Cash injection net of fees								
Rental Income	[4]	-	-	-	-	-	-	-
		500,000	500,000	500,000	500,000	500,000	500,000	500,000
Disbursements								
Materials		125,000	125,000	125,000	125,000	125,000	125,000	125,000
Labour		100,000	100,000	100,000	100,000	100,000	100,000	100,000
Wages & Benefits			15,000		15,000		15,000	
Interest					23,333			
CRA repayment		25,000	25,000	25,000	25,000	25,000	25,000	25,000
RBC repayment		100,000	100,000	100,000	100,000	100,000	100,000	100,000
Trustee repayment								
Other Creditors		15,000	15,000	15,000	15,000	15,000	15,000	15,000
Contingency	[5]	1,000	1,000	1,000	1,000	1,000	1,000	1,000
Insurance	[6]				3,033			
Vehicles and Equipment	[7]	14,452					14,452	
Office Supplies	[8]	2,000	2,000	2,000	2,000	2,000	2,000	2,000
Professional fees	[9]	10,000	10,000	10,000	10,000	10,000	10,000	10,000
Rents	[10]				32,276			
Materials	[11]	35,000	35,000	35,000	35,000	35,000	35,000	35,000
Installers	[11]	25,000	25,000	25,000	25,000	25,000	25,000	25,000
Utilities	[12]	1,000	1,000	1,000	1,000	1,000	1,000	1,000
Wages & Benefits	[13]	7,000	85,000		85,000		92,000	
		460,452	539,000	439,000	597,643	439,000	560,452	439,000
Change in Cash		39,548	(39,000)	61,000	(97,643)	61,000	(60,452)	61,000
Closing Cash		1,020,118	981,118	1,042,118	944,475	1,005,475	945,023	1,006,023

SEPTEMBER 18TH, 2024
Go Flooring Ltd.

Cash Flow Projections with Cash Injection

Yellow is changes with cash injection

		34	35	36	37	38	39	40
		28-Apr-25	05-May-25	12-May-25	19-May-25	26-May-25	02-Jun-25	09-Jun-25
		04-May-25	11-May-25	18-May-25	25-May-25	01-Jun-25	08-Jun-25	15-Jun-25
Opening Cash		1,006,023	883,381	919,381	833,929	869,929	782,596	783,286
Cash Inflows								
Accounts Receivable Collections	[3]	125,000	125,000	125,000	125,000	125,000	125,000	125,000
Incremental AR		375,000	375,000	375,000	375,000	375,000	375,000	375,000
Cash injection net of fees								
Rental Income	[4]	-	-	-	-	-	-	-
		500,000	500,000	500,000	500,000	500,000	500,000	500,000
Disbursements								
Materials		125,000	125,000	125,000	125,000	125,000	125,000	125,000
Labour		100,000	100,000	100,000	100,000	100,000	100,000	100,000
Wages & Benefits		15,000		15,000		15,000		15,000
Interest		23,333				23,333		
CRA repayment		50,000	50,000	50,000	50,000	50,000	50,000	50,000
RBC repayment		100,000	100,000	100,000	100,000	100,000	100,000	100,000
Trustee repayment								
Other Creditors		15,000	15,000	15,000	15,000	15,000	15,000	15,000
Contingency	[5]	1,000	1,000	1,000	1,000	1,000	1,000	1,000
Insurance	[6]	3,033					3,033	
Vehicles and Equipment	[7]			14,452				
Office Supplies	[8]	2,000	2,000	2,000	2,000	2,000	2,000	2,000
Professional fees	[9]	10,000	10,000	10,000	10,000	10,000	10,000	10,000
Rents	[10]	32,276					32,276	
Materials	[11]	35,000	35,000	35,000	35,000	35,000	35,000	35,000
Installers	[11]	25,000	25,000	25,000	25,000	25,000	25,000	25,000
Utilities	[12]	1,000	1,000	1,000	1,000	1,000	1,000	1,000
Wages & Benefits	[13]	85,000		92,000		85,000		85,000
		622,643	464,000	585,452	464,000	587,333	499,310	564,000
Change in Cash		(122,643)	36,000	(85,452)	36,000	(87,333)	690	(64,000)
Closing Cash		883,381	919,381	833,929	869,929	782,596	783,286	719,286

SEPTEMBER 18TH, 2024
Go Flooring Ltd.

Cash Flow Projections with Cash Injection

Yellow is changes with cash injection

		41	42	43	44	45	46	47
		16-Jun-25	23-Jun-25	30-Jun-25	07-Jul-25	14-Jul-25	21-Jul-25	28-Jul-25
		22-Jun-25	29-Jun-25	06-Jul-25	13-Jul-25	20-Jul-25	27-Jul-25	03-Aug-25
Opening Cash		719,286	733,834	669,834	647,191	583,191	597,739	533,739
Cash Inflows								
Accounts Receivable Collections	[3]	125,000	125,000	125,000	125,000	125,000	125,000	125,000
Incremental AR		375,000	375,000	375,000	375,000	375,000	375,000	375,000
Cash injection net of fees								
Rental Income	[4]	-	-	-	-	-	-	-
		500,000	500,000	500,000	500,000	500,000	500,000	500,000
Disbursements								
Materials		125,000	125,000	125,000	125,000	125,000	125,000	125,000
Labour		100,000	100,000	100,000	100,000	100,000	100,000	100,000
Wages & Benefits			15,000		15,000		15,000	
Interest				23,333				23,333
CRA repayment		50,000	50,000	50,000	50,000	50,000	50,000	50,000
RBC repayment		100,000	100,000	100,000	100,000	100,000	100,000	100,000
Trustee repayment								
Other Creditors		15,000	15,000	15,000	15,000	15,000	15,000	15,000
Contingency	[5]	1,000	1,000	1,000	1,000	1,000	1,000	1,000
Insurance	[6]			3,033				3,033
Vehicles and Equipment	[7]	14,452				14,452		
Office Supplies	[8]	2,000	2,000	2,000	2,000	2,000	2,000	2,000
Professional fees	[9]	10,000	10,000	10,000	10,000	10,000	10,000	10,000
Rents	[10]			32,276				32,276
Materials	[11]	35,000	35,000	35,000	35,000	35,000	35,000	35,000
Installers	[11]	25,000	25,000	25,000	25,000	25,000	25,000	25,000
Utilities	[12]	1,000	1,000	1,000	1,000	1,000	1,000	1,000
Wages & Benefits	[13]	7,000	85,000		85,000	7,000	85,000	
		485,452	564,000	522,643	564,000	485,452	564,000	522,643
Change in Cash		14,548	(64,000)	(22,643)	(64,000)	14,548	(64,000)	(22,643)
Closing Cash		733,834	669,834	647,191	583,191	597,739	533,739	511,097

SEPTEMBER 18TH, 2024
Go Flooring Ltd.

Cash Flow Projections with Cash Injection

Yellow is changes with cash injection

		48 04-Aug-25 10-Aug-25	49 11-Aug-25 17-Aug-25	50 18-Aug-25 24-Aug-25	51 25-Aug-25 31-Aug-25	52 01-Sep-25 07-Sep-25	53 08-Sep-25 14-Sep-25	54 15-Sep-25 21-Sep-25
Opening Cash		511,097	447,097	461,645	447,645	533,645	461,002	547,002
Cash Inflows								
Accounts Receivable Collections	[3]	125,000	125,000	125,000	125,000	125,000	125,000	125,000
Incremental AR		375,000	375,000	375,000	375,000	375,000	375,000	375,000
Cash injection net of fees								
Rental Income	[4]	-	-	-	-	-	-	-
		500,000	500,000	500,000	500,000	500,000	500,000	500,000
Disbursements								
Materials		125,000	125,000	125,000	125,000	125,000	125,000	125,000
Labour		100,000	100,000	100,000	100,000	100,000	100,000	100,000
Wages & Benefits		15,000		15,000		15,000		15,000
Interest						23,333		
CRA repayment		50,000	50,000	100,000	100,000	100,000	100,000	100,000
RBC repayment		100,000	100,000					
Trustee repayment								
Other Creditors		15,000	15,000	15,000	15,000	15,000	15,000	15,000
Contingency	[5]	1,000	1,000	1,000	1,000	1,000	1,000	1,000
Insurance	[6]					3,033		
Vehicles and Equipment	[7]		14,452					14,452
Office Supplies	[8]	2,000	2,000	2,000	2,000	2,000	2,000	2,000
Professional fees	[9]	10,000	10,000	10,000	10,000	10,000	10,000	10,000
Rents	[10]					32,276		
Materials	[11]	35,000	35,000	35,000	35,000	35,000	35,000	35,000
Installers	[11]	25,000	25,000	25,000	25,000	25,000	25,000	25,000
Utilities	[12]	1,000	1,000	1,000	1,000	1,000	1,000	1,000
Wages & Benefits	[13]	85,000	7,000	85,000		85,000		92,000
		564,000	485,452	514,000	414,000	572,643	414,000	535,452
Change in Cash		(64,000)	14,548	(14,000)	86,000	(72,643)	86,000	(35,452)
Closing Cash		447,097	461,645	447,645	533,645	461,002	547,002	511,550

SEPTEMBER 18TH, 2024
Go Flooring Ltd.

Cash Flow Projections with Cash Injection

Yellow is changes with cash injection

		55 22-Sep-25 28-Sep-25	56 29-Sep-25 05-Oct-25	57 06-Oct-25 12-Oct-25	58 13-Oct-25 19-Oct-25	59 20-Oct-25 26-Oct-25	60 27-Oct-25 02-Nov-25	61 03-Nov-25 09-Nov-25
Opening Cash		511,550	597,550	524,908	610,908	575,456	661,456	615,180
Cash Inflows								
Accounts Receivable Collections	[3]	125,000	125,000	125,000	125,000	125,000	125,000	125,000
Incremental AR		375,000	375,000	375,000	375,000	375,000	375,000	375,000
Cash injection net of fees								
Rental Income	[4]	-	-	-	-	-	-	-
		500,000	500,000	500,000	500,000	500,000	500,000	500,000
Disbursements								
Materials		125,000	125,000	125,000	125,000	125,000	125,000	125,000
Labour		100,000	100,000	100,000	100,000	100,000	100,000	100,000
Wages & Benefits			15,000		15,000		15,000	
Interest			23,333					23,333
CRA repayment		100,000	100,000	100,000	100,000	100,000	100,000	100,000
RBC repayment								
Trustee repayment								
Other Creditors		15,000	15,000	15,000	15,000	15,000	15,000	15,000
Contingency	[5]	1,000	1,000	1,000	1,000	1,000	1,000	1,000
Insurance	[6]		3,033					3,033
Vehicles and Equipment	[7]				14,452			
Office Supplies	[8]	2,000	2,000	2,000	2,000	2,000	2,000	2,000
Professional fees	[9]	10,000	10,000	10,000	10,000	10,000	10,000	10,000
Rents	[10]		32,276				32,276	
Materials	[11]	35,000	35,000	35,000	35,000	35,000	35,000	35,000
Installers	[11]	25,000	25,000	25,000	25,000	25,000	25,000	25,000
Utilities	[12]	1,000	1,000	1,000	1,000	1,000	1,000	1,000
Wages & Benefits	[13]		85,000		92,000		85,000	
		414,000	572,643	414,000	535,452	414,000	546,276	440,366
Change in Cash		86,000	(72,643)	86,000	(35,452)	86,000	(46,276)	59,634
Closing Cash		597,550	524,908	610,908	575,456	661,456	615,180	674,813

SEPTEMBER 18TH, 2024

Go Flooring Ltd.

Cash Flow Projections with Cash Injection

Yellow is changes with cash injection

		62 10-Nov-25 16-Nov-25	63 17-Nov-25 23-Nov-25	64 24-Nov-25 30-Nov-25	65 01-Dec-25 07-Dec-25	66 08-Dec-25 14-Dec-25	67 15-Dec-25 21-Dec-25	68 22-Dec-25 28-Dec-25
Opening Cash		674,813	653,813	740,361	741,361	783,719	784,719	964,267
Cash Inflows								
Accounts Receivable Collections	[3]	125,000	125,000	125,000	125,000	125,000	125,000	125,000
Incremental AR		375,000	375,000	375,000	375,000	375,000	375,000	375,000
Cash injection net of fees								
Rental Income	[4]	-	-	-	-	-	-	-
		500,000	500,000	500,000	500,000	500,000	500,000	500,000
Disbursements								
Materials		125,000	125,000	125,000	125,000	125,000	125,000	125,000
Labour		100,000	100,000	100,000	100,000	100,000	100,000	100,000
Wages & Benefits		15,000		15,000		15,000		15,000
Interest					23,333			
CRA repayment		100,000	100,000	100,000	100,000	100,000		
RBC repayment								
Trustee repayment								
Other Creditors		15,000						
Contingency	[5]	1,000	1,000	1,000	1,000	1,000	1,000	1,000
Insurance	[6]				3,033			
Vehicles and Equipment	[7]		14,452				14,452	
Office Supplies	[8]	2,000	2,000	2,000	2,000	2,000	2,000	2,000
Professional fees	[9]	10,000	10,000	10,000	10,000	10,000	10,000	10,000
Rents	[10]				32,276			
Materials	[11]	35,000	35,000	35,000	35,000	35,000	35,000	35,000
Installers	[11]	25,000	25,000	25,000	25,000	25,000	25,000	25,000
Utilities	[12]	1,000	1,000	1,000	1,000	1,000	1,000	1,000
Wages & Benefits	[13]	92,000		85,000		85,000	7,000	85,000
		521,000	413,452	499,000	457,643	499,000	320,452	399,000
Change in Cash		(21,000)	86,548	1,000	42,357	1,000	179,548	101,000
Closing Cash		653,813	740,361	741,361	783,719	784,719	964,267	1,065,267

SEPTEMBER 18TH, 2024

Go Flooring Ltd.

Cash Flow Projections with Cash Injection

Yellow is changes with cash injection

		69	70	71	72	73	74	75
		29-Dec-25	05-Jan-26	12-Jan-26	19-Jan-26	26-Jan-26	02-Feb-26	09-Feb-26
		04-Jan-26	11-Jan-26	18-Jan-26	25-Jan-26	01-Feb-26	08-Feb-26	15-Feb-26
Opening Cash		1,065,267	1,207,624	1,308,624	1,488,172	1,589,172	1,790,172	1,832,530
Cash Inflows								
Accounts Receivable Collections	[3]	125,000	125,000	125,000	125,000	125,000	125,000	125,000
Incremental AR		375,000	375,000	375,000	375,000	375,000	375,000	375,000
Cash injection net of fees								
Rental Income	[4]	-	-	-	-	-	-	-
		500,000	500,000	500,000	500,000	500,000	500,000	500,000
Disbursements								
Materials		125,000	125,000	125,000	125,000	125,000	125,000	125,000
Labour		100,000	100,000	100,000	100,000	100,000	100,000	100,000
Wages & Benefits			15,000		15,000		15,000	
Interest		23,333					23,333	
CRA repayment								
RBC repayment								
Trustee repayment								
Other Creditors								
Contingency	[5]	1,000	1,000	1,000	1,000	1,000	1,000	1,000
Insurance	[6]	3,033					3,033	
Vehicles and Equipment	[7]			14,452				
Office Supplies	[8]	2,000	2,000	2,000	2,000	2,000	2,000	2,000
Professional fees	[9]	10,000	10,000	10,000	10,000	10,000	10,000	10,000
Rents	[10]	32,276					32,276	
Materials	[11]	35,000	35,000	35,000	35,000	35,000	35,000	35,000
Installers	[11]	25,000	25,000	25,000	25,000	25,000	25,000	25,000
Utilities	[12]	1,000	1,000	1,000	1,000	1,000	1,000	1,000
Wages & Benefits	[13]		85,000	7,000	85,000		85,000	7,000
		357,643	399,000	320,452	399,000	299,000	457,643	306,000
Change in Cash		142,357	101,000	179,548	101,000	201,000	42,357	194,000
Closing Cash		1,207,624	1,308,624	1,488,172	1,589,172	1,790,172	1,832,530	2,026,530

SEPTEMBER 18TH, 2024

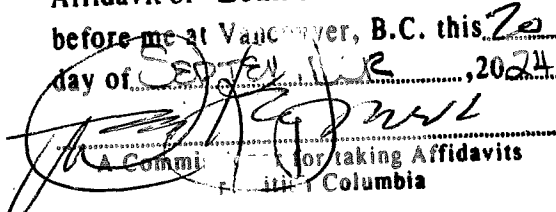
Go Flooring Ltd.

Cash Flow Projections with Cash Injection

Yellow is changes with cash injection

		76 16-Feb-26 22-Feb-26	77 23-Feb-26 01-Mar-26	
Opening Cash		2,026,530	2,113,078	
Cash Inflows				
Accounts Receivable Collections	[3]	125,000	125,000	
Incremental AR		375,000	375,000	
Cash injection net of fees				
Rental Income	[4]	-	-	
		500,000	500,000	
Disbursements				
Materials		125,000	125,000	
Labour		100,000	100,000	
Wages & Benefits		15,000		
Interest				
CRA repayment			3,025,000	CRA PAID Dec 14th, 2025
RBC repayment			2,950,000	RBC PAID Aug 17th, 2025
Trustee repayment			175,000	TRUSTEE PAID
Other Creditors			690,000	Other Creditors
Contingency	[5]	1,000	1,000	
Insurance	[6]			
Vehicles and Equipment	[7]	14,452		
Office Supplies	[8]	2,000	2,000	
Professional fees	[9]	10,000	10,000	Trustee & Lawyer Budget
Rents	[10]			
Materials	[11]	35,000	35,000	
Installers	[11]	25,000	25,000	
Utilities	[12]	1,000	1,000	
Wages & Benefits	[13]	85,000		
		413,452	299,000	
Change in Cash		86,548	201,000	
Closing Cash		2,113,078	2,314,078	

This is Exhibit "B" referred to in the
Affidavit of Leah Jonak sworn
before me at Vancouver, B.C. this 20
day of SEPTEMBER, 2024.


A. Commi
for taking Affidavits
British Columbia

District of British Columbia
Division No. 03 – Vancouver
Estate No. 11-3103569
Court No. VLC-S-B240334
Vancouver Registry

IN THE SUPREME COURT OF BRITISH COLUMBIA

IN BANKRUPTCY

IN THE MATTER OF THE PROPOSAL OF
Go Flooring Ltd.

of the City of Abbotsford
in the Province of British Columbia

PROPOSAL TO CREDITORS

FILED PURSUANT TO THE
BANKRUPTCY AND INSOLVENCY ACT,
R.S.C. 1985 c. B-3, AS AMENDED

Proposal of Go Flooring Ltd. (the "Debtor"), to its creditors (the "Proposal"), filed on [date],
[and amended on [date]], pursuant to the *Bankruptcy and Insolvency Act*, R.S.C. 1985,
c. B-3 as amended (the "Act").

The defined terms and expressions as used in this [Amended] Proposal appear in Article
II below.

ARTICLE I PURPOSE AND EFFECT OF PROPOSAL

1.1 General Intent of Proposal

The Proposal is made pursuant to the Act.

- 1.2 Under the Proposal, the claims of the Creditors will be restructured and paid in
accordance with the Act as provided in Articles IV and V herein. Each Creditor
(excepting as provided by section 54(3) of the Act) is entitled to consider and vote
upon the Proposal in the manner described herein and to attend the Creditors'
Meeting to be held on the Creditors' Meeting Date for that purpose.

- 1.3 The Proposal is designed to allow the Debtor to maintain its working relationship with its customers, to enable the Creditors to recover more than would be recovered following an immediate and complete liquidation of Go Flooring Ltd. to continue its business and its assets and to avoid the wasting of the Debtor's assets.
- 1.4 The Debtor has determined that the amounts presently owing to Canada Revenue Agency under section 60(1.1) of the Act may exceed the value of its assets on a liquidation basis, with the result that claims against the Debtor have little or no value. In order to permit the Debtor to continue in business and to enhance the outcomes facing the Creditors, it is necessary for the Debtor to reconcile its current financial obligations and allow completion of current orders and work in progress. The Debtor has inadequate available cash to make a substantial payment to the Creditors but can make regular payments and other intangible accommodations which make this proposal preferable to bankruptcy.
- 1.5 01177350 B.C. Ltd. and Walji Financial Ltd. (together the "Related Parties") are affiliated and/or related to the Debtor and have agreed to postpone their intercorporate loans to assist the Debtor by sale of the Related Party Assets to facilitate the Proposal herein (the "Postponement"). The Related Parties have further agreed to advance a sum to be determined in tranches (the "Advances").
- 1.6 The overall scheme of the Proposal is to continue the business and make regular installments on the Indebtedness of the Debtor to give effect to these intentions. The combined effect of this Proposal and the sale of the Related Party Assets will allow for payment within six months of the Proposal Implementation Date (or such later date as Canada Revenue Agency may approve) of the amount owing to Canada Revenue Agency as liabilities for source deductions (at present approximately \$3,072,269.76 including penalties and interest).
- 1.7 The Debtor has employed a dual-track process. Under this dual-track process: (i) certain of the Related Party Assets will be offered for sale; and (ii) will continue to operate the business and maximize the return on the work in progress. To maximize the realization value for the Creditors by operating the Debtor as a going concern and by selling Related Party Assets.

2.1 Definitions

"CRA Consent" means the consent of Canada Revenue Agency to payment of amounts hereunder over a period which exceeds six months made pursuant to section 60(1.1) of the Act.

"DIP Financing" means financing as set out in Schedule "B" hereto.

"Interim Period" means the period from and including the Proposal Date to and including the Proposal Implementation Date.

"Net Operating Revenue" means any revenue generated by the licensing of the Patent Assets less any expenses associated with such licensing.

"Order" means any Order of the Court in these proceedings.

"Proposal" means the Proposal to the Creditors herein made in accordance with the Act.

"Proposal Confirmation Date" means the date on which the Proposal is sanctioned and approved by an Order.

"Proposal Date" means _____, being the date on which this Proposal was lodged by the Debtor with the Trustees and filed with the Office of the Superintendent of Bankruptcy.

"Proposal Implementation Date" means the fifth Business Day following the date on which all rights to appeal the final Order of the Court from the Proposal Implementation Date have expired, or such other date as [bankrupt] and the Inspectors may, subject to the approval of the Court, agree.

"Proposal Period" means the period of time commencing on the filing of the Proposal and ending on the date of the Trustee's Discharge Order.

"RBC Fosters Mortgage" means [client to provide detail]

"RBC Island Mortgage" means [client to provide detail]

"RBC Ware Mortgage" means mortgage granted by 1177 to RBC on _____ [client to provide detail]

"Related Party Assets" means the assets listed on Schedule "A" hereto.

"Related Party Mortgages" means the RBC Fosters Mortgage, the RBC Island Mortgage and the RBC Ware Mortgage

"Releasor" when used in relation to the release of a Claim under this Proposal means the person releasing or who is deemed to release the Claim under this Proposal.

"Releasee" when used in relation to the release of a Claim under this Proposal means the person in favour of whom a Claim is released.

"Secured Creditor(s)" means the Debtor's secured creditors, as defined in section 2(1) of the Act.

"Trustee" means Crowe MacKay & Company Ltd., the Trustee under the Proposal so designated in the Initial Filing.

"Trustee's Discharge Order" means the order discharging the Trustee upon performances of the Proposal by the Debtor.

"Unsecured Creditors" means all creditors of the Debtor with unsecured claims for any indebtedness as of the Filing Date.

2.2 Article References

In the Proposal, a reference to an article, section, clause or paragraph shall, unless otherwise stated, refer to an article, section, clause or paragraph of the Proposal.

2.3 Interpretation Not Affected by Headings

The division of the Proposal into articles, sections, clauses and paragraphs and the insertion of headings are for convenience of reference only and shall not affect the construction or interpretation of the Proposal.

2.4 Date For Any Action

In the event that any date on which any action is required to be taken hereunder is not a Business Day, such action shall be required to be taken on the next succeeding day which is a Business Day.

ARTICLE III OPERATIONS

- 3.1** The Debtor shall, during the currency of this Proposal, continue its operations in the normal course of business and shall pay all post-filing claims without limitation including taxes, landlords, employees, suppliers and levies, fees and disbursements of the Trustee.

ARTICLE IV CERTAIN STATUTORY AMOUNTS OWING TO GOVERNMENTAL AUTHORITIES, TRUSTEE AND EMPLOYEES

4.1 Source Deductions

4.2 The Debtor shall pay in full on the last day of _____ after the Proposal Confirmation Date, or later if approved by Canada Revenue Agency, all amounts required to be paid by sub-section 60(1.1) of the Act.

4.3 The Debtor shall pay in priority to all amounts to be distributed to the Creditors under the Proposal, all amounts required to be paid by sub-section 60(1) of the Act. Without limiting the generality of the foregoing, the Trustee's fees and expenses incurred in connection with the performance of its functions under this Proposal and under the Act shall be paid out of the performance of its functions under this Proposal and under the Act shall be paid out of the available funds in priority to any amounts owing or to be distributed to the Creditors under this Proposal. It is contemplated that the Trustee's fees and costs are to be paid by the Debtor separate and apart from the funds to be made available to the Creditors, however, in the event of a default in the Proposal, the Trustee's fees and costs will rank first in priority to relation to all Creditors.

In addition the Trustee shall be entitled to collect its fees and expenses incurred in connection with the performance of its responsibilities in priority to any distribution thereof to any Creditor.

**ARTICLE V
PROPOSAL TO CREDITORS**

5.1 The Debtor shall pay Secured Creditors in accordance with the cash flow attached as Schedule "B" pursuant to the their security at the contractual rates in effect at the time of filing the notice of intention or such lower rate as may apply thereafter. Additional interest will accrue and will be paid.

5.2 Levy

5.3 Payment of Claims

5.3.1 The Debtor will cause the Related Parties to pledge the Related Party Assets as security for payment of amounts under the cash flow and if sold, will pay the proceeds of sale to be paid (i) first to costs of sale and conveyance; then (ii) to Secured Creditors having charges on the Related Party Assets; (iii) then to the Trustee for distribution to Canada Revenue Agency; and (iv) then to RBC.

5.3.2 After payment to the CRA and RBC a fund of \$ _____ will be distributed by the Trustee to the Unsecured Creditors on a pro rata basis (according to the lesser of (A) the Unsecured Creditor's proven claim; and (B) the amount due and

owing by the Debtor to the Unsecured Creditor at the time of such payment accounting for any distribution received by the Unsecured Creditor to a maximum of ____% of each Unsecured Creditor's claim and in full satisfaction of each Unsecured Creditor's claim.

5.4 Release by Unsecured Creditors

Upon approval of the Proposal, the Debtor shall be and is hereby released by each Creditor (as Releasor) in respect of its proven claim, and in respect of any other Claims whatsoever, without prejudice to the entitlement of such Unsecured Creditor to receive payment(s) under the Proposal.

5.5 Right of Set-Off

The Debtor shall be entitled to set-off any amount owing by each Creditor to the Debtor in calculating the amount of each Creditors' claim.

5.6 Further Assurances

All of the Creditors shall be deemed to consent to and permit all of the provisions of this Article V, and the Creditors and the Debtor shall do all such other acts and execute all such other documents as may be necessary to give effect thereto, and to that end each Creditor does hereby constitute the Debtor as its lawful attorney with full authority to do all such acts and execute all such documentation on its behalf.

ARTICLE VI COVENANTS OF THE BANKRUPT

6.1 Related Party Transactions

So long as amounts are owing to a Creditor under the Proposal, the Debtor shall, during the Proposal Period, ensure that all business transactions entered into by him with any related party (as such term is defined in the Act as in Force at the Filing Date) shall, at the time they are entered into, be on commercially reasonable terms. The Debtor will give notice of such business transactions to the Trustee and provide such particulars as the Trustee may reasonably require.

ARTICLE VII DEFAULT PROVISIONS

7.1 Events of Default

An event of default shall occur under the Proposal where the Debtor commits a material default in the performance of the covenants contained in this Proposal.

7.2 Cure of Event of Default

If an event of default should occur under clause 7.1, the Debtor shall have thirty (30) days in which to cure such default, failing which the Debtor may be declared in default under the Proposal. If the Debtor is declared to be in default under the Proposal, the Proposal shall remain in full force and effect and any aggrieved Creditor whose claim remains unpaid in accordance with the terms of the Proposal may bring an action in the Court for enforcement of its rights as against the Debtor under the terms of this Proposal.

7.3 Stay by Secured Creditor

While the Debtor is not in default, each Secured Creditor will (i) stay enforcement of the Related Party Mortgage which the Secured Creditor maintains in respect of the Related Party Assets on or before the filing date; and (ii) will not enforce its right to any prepayment penalty.

7.4 Default

In the event that there is a default under this Proposal, and the Proposal is annulled under sections 62.1 and 63 of the Act then to the extent that one or more of the Related Party Mortgages is not sold the Debtor will consent to a one month redemption period in a foreclosure on any of the extant Related Party Mortgages.

ARTICLE VIII CREDITOR APPROVAL

8.1 Classification of Creditors

The Creditors shall be the following classes of Creditors for the purpose of considering and voting upon the Proposal:

Class 1 - The Secured Creditors

Class 2 - The Unsecured Creditors

8.2 Meeting of Creditors

No sooner than ten (10) days and no later than twenty-one (21) days after the Proposal Date, the Debtor shall hold a Creditors' Meeting to consider and vote upon the Proposal

pursuant to the Act. At the Creditors' Meeting, the Creditors may appoint one or more, but not exceeding five, Inspectors under this Proposal whose powers shall be restricted to:

- (a) advising the Trustee on such matters as may be appropriate from time to time; and
- (b) authorizing one or more extensions of the time limits specified in the Proposal.

8.3 Voting

Each Creditor will be entitled to vote in its class to the extent of the amount which is equal to the Creditor's proven claims against the Debtor.

8.4 Report of the Trustee

The filing of the Proposal will be accompanied by the report of the Trustee pursuant to the Act.

8.5 Procedure

In order that the Proposal be binding on the Creditors of the Debtor in accordance with the Act, it must first be accepted by each class of Creditors, as prescribed by this Proposal, by a majority in number of the Creditors in each class who actually vote upon the Proposal (in person, by voting letter or by proxy) at the Creditors' Meeting, representing two-thirds in value of the claims of the Creditors in such class whom actually vote upon the Proposal (whether in person, by voting letter or by proxy) at the Creditors' Meeting. Any Creditor wishing to vote on the Proposal must submit a Proof of Claim to the Trustee prior to the Creditors' Meeting Date.

8.6 Valuation of Claims

Prior to the Creditors' Meeting Date, the Debtor reserves the right to seek an Order establishing a procedure for valuing the claims of Creditors and for resolving any dispute between the Debtor and any Creditor as to the value of the claim of any Creditor. The Debtor also reserves the right to seek the assistance of the Court in valuing the claim of any Creditor, if required, to ascertain the result of any vote on the Proposal or the amount payable to such Creditor under the Proposal.

8.7 Confirmation of Proposal

In the event that the Proposal is approved by the required majority of Creditors in each class, the Debtor will then seek an Order for the sanction and approval of the Proposal.

Subject to such Order being granted, the Proposal will be implemented by the Debtor and will be binding upon all the Creditors of the Debtor affected by the Proposal.

8.8 Modification of Proposal

The Debtor reserves the right to file any modification of or amendment to the Proposal by way of a supplementary Proposal or Proposals lodged with the Trustee at any time prior to the conducting of votes upon the Proposal by affected classes of Creditors at the Creditors' Meeting convened by the Debtor for that purpose, in which case any such supplementary Proposal or Proposals shall, for all purposes, be and be deemed to be a part of and incorporated into this Proposal.

8.9 Conditions on Proposal Implementation

The implementation of the Proposal by the Debtor shall be conditional upon:

- (a) delivery of the Canada Revenue Agency Consent;
- (b) the Debtor shall have obtained the DIP Financing;
- (c) the sanction and approval of the Proposal by the Court in accordance with the provisions of the Act; and
- (d) all applicable judicial consents, orders and approvals required or desirable for the completion of the transactions contemplated by this Proposal or any aspect thereof having first been obtained or received.

ARTICLE IX MISCELLANEOUS

9.1 Compromise Effective for all Purposes

The compromise or other satisfaction of any indebtedness, liability or obligation of the Debtor under the Proposal, if sanctioned and approved by the Court, shall, in the case of any Creditor whose claim is in a class voting in favour of the Proposal, be binding upon such Creditor for all purposes.

9.2 Paramountcy

From and after the Proposal Implementation Date, any conflict between the covenants, warranties, representations, terms, conditions or obligations, expressed or implied, of any contract, mortgage, security agreement, indenture, trust indenture, loan agreement, commitment letter, agreement for sale, lease or other agreement, whether written or oral, and any and all amendments or supplements thereto existing between any third party and

the Debtor as at the Proposal Implementation Date will be deemed to be governed by the terms, conditions and provisions of the Proposal, which shall take precedence and priority.

9.3 Completion of Trustee's Duties

The responsibilities of the Trustee under this Proposal shall terminate no later than the last day of the Proposal Period whereupon the Debtor will apply for the Trustee's Discharge Order.

Go Flooring Ltd. hereby makes this Proposal to his Creditors as evidenced by its execution hereof below.

Dated at _____, British Columbia, this ____ day of September, 2024.

GO FLOORING LTD.

Authorized Signatory

TITLE SEARCH PRINT

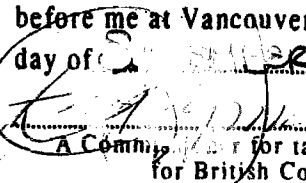
File Reference: 20242121

Declared Value \$250000

2024-09-19, 15:36:36

Requestor: Leah Jonak

****CURRENT INFORMATION ONLY - NO CANCELLED INFORMATION SHOWN******Title Issued Under** STRATA PROPERTY ACT (Section 249)**Land Title District** KAMLOOPS
Land Title Office KAMLOOPS**Title Number** CB68677
From Title Number KR72449**Application Received** 2022-07-08**Application Entered** 2022-07-18

This is Exhibit C-1 referred to in the
Affidavit of **Leah Jonak** sworn
before me at Vancouver, B.C. this 20
day of September, 2024.

A Commissioner for taking Affidavits
for British Columbia

Registered Owner in Fee Simple**Registered Owner/Mailing Address:** WALJI FINANCIAL LTD., INC.NO. BC1167502
#202 32625 SOUTH FRASER WAY
ABBOTSFORD, BC
V2T 1X8**Taxation Authority** Penticton Assessment Area**Description of Land****Parcel Identifier:** 001-865-382**Legal Description:**STRATA LOT 13 DISTRICT LOT 2710 SIMILKAMEEN DIVISION YALE DISTRICT STRATA
PLAN K268 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO
THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1**Legal Notations**FOR RESERVATIONS AND CONDITIONS AS TO PART FORMER SUB-LOT 9, PLAN 1189
SEE DD 12149 AND 12150NOTICES OF EXPROPRIATION FILED UNDER THE WATER ACT THE 25TH DAY OF
FEBRUARY, 1077 UNDER NOS M11028 AND M11028A, AS TO PART FORMER SUB-LOT
9, PLAN 1189HERETO IS ANNEXED EASEMENT KE31657 OVER PART OF STRATA LOT 10,
STRATA PLAN K268 SHOWN ON PLAN KAP45059

TITLE SEARCH PRINT

File Reference: 20242121

Declared Value \$250000

2024-09-19, 15:36:36

Requestor: Leah Jonak

Charges, Liens and Interests

Nature:

Registration Number:

Registration Date and Time:

Remarks:

RESTRICTIVE COVENANT

M10815

1977-02-24

INTER ALIA

PART FORMER SUB-LOT 9 APPURTENANT TO
LOT 1, PLAN 14199

Nature:

Registration Number:

Registration Date and Time:

Registered Owner:

Remarks:

MORTGAGE

CB68733

2022-07-08 14:53

AMAR MIRCHANDANI

INTER ALIA

Nature:

Registration Number:

Registration Date and Time:

Registered Owner:

Remarks:

ASSIGNMENT OF RENTS

CB68734

2022-07-08 14:53

AMAR MIRCHANDANI

INTER ALIA

Duplicate Indefeasible Title

NONE OUTSTANDING

Transfers

NONE

Pending Applications

NONE

TITLE SEARCH PRINT

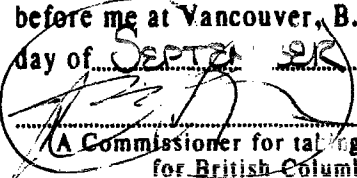
File Reference: 20242121

Declared Value \$250000

2024-09-19, 15:36:37

Requestor: Leah Jonak

****CURRENT INFORMATION ONLY - NO CANCELLED INFORMATION SHOWN******Title Issued Under** STRATA PROPERTY ACT (Section 249)**Land Title District** KAMLOOPS
Land Title Office KAMLOOPS**Title Number** CB68687
From Title Number KR72450**Application Received** 2022-07-08**Application Entered** 2022-07-18

This is Exhibit "C-2" referred to in the
Affidavit of Leah Jonak sworn
before me at Vancouver, B.C. this 20th
day of SEPT 2024.

A Commissioner for taking Affidavits
for British Columbia

Registered Owner in Fee Simple**Registered Owner/Mailing Address:** WALJI FINANCIAL LTD., INC.NO. BC1167502
#202 32625 SOUTH FRASER WAY
ABBOTSFORD, BC
V2T 1X8**Taxation Authority** Penticton Assessment Area**Description of Land****Parcel Identifier:** 002-530-937**Legal Description:**STRATA LOT 14 DISTRICT LOT 2710 SIMILKAMEEN DIVISION YALE DISTRICT STRATA
PLAN K268 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO
THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1**Legal Notations**NOTE: FOR RESERVATIONS AND CONDITIONS AS TO PART FORMER SUB-LOT 9,
PLAN 1189, SEE DD 12149 AND DD 12150NOTICES OF EXPROPRIATION FILED UNDER THE WATER ACT, THE 25TH DAY OF
FEBRUARY, 1977 UNDER NOS M11028 AND M11028A, AS TO PART FORMER SUB-LOT
9, PLAN 1189HERETO IS ANNEXED EASEMENT KE31657 OVER PART OF STRATA LOT 10,
STRATA PLAN K268 SHOWN ON PLAN KAP45059NOTE: FOR RESERVATIONS AND CONDITIONS AS TO PART FORMER SUB-LOT 9,
PLAN 1189, SEE DD 12149 AND DD 12150

TITLE SEARCH PRINT

File Reference: 20242121

Declared Value \$250000

2024-09-19, 15:36:37

Requestor: Leah Jonak

NOTICES OF EXPROPRIATION FILED UNDER THE WATER ACT, THE 25TH DAY OF
FEBRUARY, 1977 UNDER NOS M11028 AND M11028A, AS TO PART FORMER SUB-LOT
9, PLAN 1189

HERETO IS ANNEXED EASEMENT KE31657 OVER PART OF STRATA LOT 10,
STRATA PLAN K268 SHOWN ON PLAN KAP45059

Charges, Liens and Interests

Nature:	RESTRICTIVE COVENANT
Registration Number:	M10815
Registration Date and Time:	1977-02-24
Remarks:	INTER ALIA PART FORMER SUB-LOT 9 APPURTENANT TO LOT 1, PLAN 14199

Nature:	MORTGAGE
Registration Number:	CB68733
Registration Date and Time:	2022-07-08 14:53
Registered Owner:	AMAR MIRCHANDANI
Remarks:	INTER ALIA

Nature:	ASSIGNMENT OF RENTS
Registration Number:	CB68734
Registration Date and Time:	2022-07-08 14:53
Registered Owner:	AMAR MIRCHANDANI
Remarks:	INTER ALIA

Duplicate Indefeasible Title	NONE OUTSTANDING
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Transfers	NONE
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Pending Applications

Parcel Identifier:	002-530-937
Application Number/Type:	CB1594942 PLAN APPLICATION
Application Number/Type:	EPP140062 SURVEY PLAN
Application Number/Type:	CB1594976 EASEMENT
Application Number/Type:	CB1594977 PRIORITY AGREEMENT

TITLE SEARCH PRINT

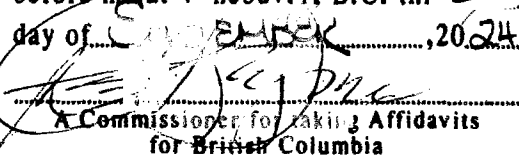
File Reference: 20242121

Declared Value \$207500

2024-09-19, 15:36:38

Requestor: Leah Jonak

****CURRENT INFORMATION ONLY - NO CANCELLED INFORMATION SHOWN******Title Issued Under** STRATA PROPERTY ACT (Section 249)**Land Title District** KAMLOOPS
Land Title Office KAMLOOPS**Title Number** CA9779207
From Title Number CA9013565**Application Received** 2022-03-11**Application Entered** 2022-03-15**Registered Owner in Fee Simple****Registered Owner/Mailing Address:** WALJI FINANCIAL LTD., INC.NO. BC1167502
#202 32625 SOUTH FRASER WAY
ABBOTSFORD, BC
V2T 1X8**Taxation Authority** Penticton Assessment Area**Description of Land****Parcel Identifier:** 028-497-503**Legal Description:**STRATA LOT 17 DISTRICT LOT 2710 SIMILKAMEEN DIVISION YALE DISTRICT
STRATA PLAN KAS3813
TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT
ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM V**Legal Notations**HERETO IS ANNEXED EASEMENT KR48162 OVER THAT PART OF LOT B DL 2710
SDYD PLAN 28346 SHOWN ON PLAN KAP69078THIS TITLE MAY BE AFFECTED BY A PERMIT UNDER PART 26 OF THE LOCAL
GOVERNMENT ACT, SEE LB395491

This is Exhibit "D-1" referred to in the
Affidavit of Leah Jonak sworn
before me at Vancouver, B.C. this 20
day of SEPTEMBER, 2024.

A Commissioner for Taking Affidavits
for British Columbia

TITLE SEARCH PRINT

File Reference: 20242121

Declared Value \$207500

2024-09-19, 15:36:38

Requestor: Leah Jonak

Charges, Liens and Interests

Nature: STATUTORY RIGHT OF WAY
Registration Number: KE47594
Registration Date and Time: 1991-07-03 12:26
Registered Owner: HER MAJESTY THE QUEEN IN RIGHT OF CANADA
C/O MINISTRY OF TRANSPORT
Remarks: INTER ALIA
ANCILLARY RIGHTS OVER THE REMAINDER
ASSIGNMENT OF KD73067
REC'D 07 09 1990 @12 01

Nature: RENT CHARGE
Registration Number: KF95946
Registration Date and Time: 1992-09-29 13:11
Registered Owner: LAKESHORE WATERWORKS LTD. (INC NO 138649)
Remarks: INTER ALIA

Nature: RENT
Registration Number: KG125334
Registration Date and Time: 1993-12-17 10:42
Registered Owner: LAKESHORE WATERWORKS LTD.
Remarks: INTER ALIA

Nature: STATUTORY RIGHT OF WAY
Registration Number: LB55999
Registration Date and Time: 2007-05-17 11:25
Registered Owner: FORTISBC INC.
Remarks: INTER ALIA

Nature: STATUTORY RIGHT OF WAY
Registration Number: LB202545
Registration Date and Time: 2008-05-27 13:52
Registered Owner: THE CROWN IN RIGHT OF BRITISH COLUMBIA
Remarks: INTER ALIA

Nature: STATUTORY RIGHT OF WAY
Registration Number: LB202546
Registration Date and Time: 2008-05-27 13:52
Registered Owner: THE CROWN IN RIGHT OF BRITISH COLUMBIA
Remarks: INTER ALIA

TITLE SEARCH PRINT

File Reference: 20242121

Declared Value \$207500

2024-09-19, 15:36:38

Requestor: Leah Jonak

Nature: RENT CHARGE
Registration Number: LB203379
Registration Date and Time: 2008-05-29 10:52
Registered Owner: VINTAGE VIEWS DEVELOPMENTS LTD.
INCORPORATION NO. BC0757526
Remarks: INTER ALIA

Nature: STATUTORY RIGHT OF WAY
Registration Number: LB326273
Registration Date and Time: 2009-07-23 12:38
Registered Owner: FORTISBC ENERGY INC.
INCORPORATION NO. BC1023718
Transfer Number: CA5120517
Remarks: INTER ALIA

Nature: COVENANT
Registration Number: LB403498
Registration Date and Time: 2010-08-16 11:52
Registered Owner: THE CROWN IN RIGHT OF BRITISH COLUMBIA
REGIONAL DISTRICT OF OKANAGAN-SIMILKAMEEN
Remarks: INTER ALIA

Nature: STATUTORY RIGHT OF WAY
Registration Number: LB403499
Registration Date and Time: 2010-08-16 11:52
Registered Owner: SHAW CABLESYSTEMS LTD.
INCORPORATION NO. A75382
FORTISBC ENERGY INC.
INCORPORATION NO. 778288
VINTAGE VIEWS DEVELOPMENTS LTD.
INCORPORATION NO. 757526
LAKESHORE WATERWORKS LTD.
INCORPORATION NO. 138649
Transfer Number: LB470896
Remarks: INTER ALIA
PART ON PLAN KAP91226

Nature: STATUTORY RIGHT OF WAY
Registration Number: LB403500
Registration Date and Time: 2010-08-16 11:52
Registered Owner: FORTISBC INC.
Remarks: INTER ALIA
PART ON PLAN KAP91226

TITLE SEARCH PRINT

File Reference: 20242121

Declared Value \$207500

2024-09-19, 15:36:38

Requestor: Leah Jonak

Nature: STATUTORY RIGHT OF WAY
Registration Number: LB403501
Registration Date and Time: 2010-08-16 11:52
Registered Owner: FORTISBC INC.
Remarks: INTER ALIA

Nature: EASEMENT
Registration Number: LB450352
Registration Date and Time: 2011-02-28 12:31
Remarks: INTER ALIA
PART ON PLAN KAP91226, APPURTENANT TO THE
COMMON PROPERTY, STRATA PLAN KAS3813

Nature: STATUTORY BUILDING SCHEME
Registration Number: LB460905
Registration Date and Time: 2011-04-11 09:10
Remarks: INTER ALIA

Nature: STATUTORY RIGHT OF WAY
Registration Number: LB463111
Registration Date and Time: 2011-04-27 11:54
Registered Owner: TELUS COMMUNICATIONS INC.
INCORPORATION NO. A55547
Remarks: INTER ALIA
PART IN PLAN KAP91226

Nature: MORTGAGE
Registration Number: CA9779284
Registration Date and Time: 2022-03-11 12:22
Registered Owner: AMAR MIRCHANDANI
Remarks: INTER ALIA

Duplicate Infeasible Title NONE OUTSTANDING

Transfers NONE

Pending Applications NONE

TITLE SEARCH PRINT

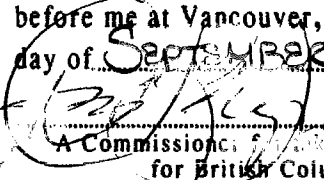
File Reference: 20242121

Declared Value \$200000

2024-09-19, 15:36:38

Requestor: Leah Jonak

****CURRENT INFORMATION ONLY - NO CANCELLED INFORMATION SHOWN******Title Issued Under** STRATA PROPERTY ACT (Section 249)**Land Title District** KAMLOOPS
Land Title Office KAMLOOPS**Title Number** CA9779242
From Title Number CA8887798**Application Received** 2022-03-11**Application Entered** 2022-03-15

This is Exhibit "D-2" referred to in the
Affidavit of Leah Jonak sworn 20
before me at Vancouver, B.C. this 20
day of SEPTEMBER, 2024.

A Commissioner for Taking Affidavits
for British Columbia

Registered Owner in Fee Simple
Registered Owner/Mailing Address: WALJI FINANCIAL LTD., INC.NO. BC1167502
#202 32625 SOUTH FRASER WAY
ABBOTSFORD, BC
V2T 1X8**Taxation Authority** Penticton Assessment Area**Description of Land**
Parcel Identifier: 028-497-511
Legal Description:
STRATA LOT 18 DISTRICT LOT 2710 SIMILKAMEEN DIVISION YALE DISTRICT
STRATA PLAN KAS3813
TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT
ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM V**Legal Notations**HERETO IS ANNEXED EASEMENT KR48162 OVER THAT PART OF LOT B DL 2710
SDYD PLAN 28346 SHOWN ON PLAN KAP69078THIS TITLE MAY BE AFFECTED BY A PERMIT UNDER PART 26 OF THE LOCAL
GOVERNMENT ACT, SEE LB395491

TITLE SEARCH PRINT

File Reference: 20242121

Declared Value \$200000

2024-09-19, 15:36:38

Requestor: Leah Jonak

Charges, Liens and Interests

Nature: STATUTORY RIGHT OF WAY
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Registration Date and Time: 1991-07-03 12:26
Registered Owner: HER MAJESTY THE QUEEN IN RIGHT OF CANADA
C/O MINISTRY OF TRANSPORT
Remarks: INTER ALIA
ANCILLARY RIGHTS OVER THE REMAINDER
ASSIGNMENT OF KD73067
REC'D 07 09 1990 @12 01

Nature: RENT CHARGE
Registration Number: KF95946
Registration Date and Time: 1992-09-29 13:11
Registered Owner: LAKESHORE WATERWORKS LTD. (INC NO 138649)
Remarks: INTER ALIA

Nature: RENT
Registration Number: KG125334
Registration Date and Time: 1993-12-17 10:42
Registered Owner: LAKESHORE WATERWORKS LTD.
Remarks: INTER ALIA

Nature: STATUTORY RIGHT OF WAY
Registration Number: LB55999
Registration Date and Time: 2007-05-17 11:25
Registered Owner: FORTISBC INC.
Remarks: INTER ALIA

Nature: STATUTORY RIGHT OF WAY
Registration Number: LB202545
Registration Date and Time: 2008-05-27 13:52
Registered Owner: THE CROWN IN RIGHT OF BRITISH COLUMBIA
Remarks: INTER ALIA

Nature: STATUTORY RIGHT OF WAY
Registration Number: LB202546
Registration Date and Time: 2008-05-27 13:52
Registered Owner: THE CROWN IN RIGHT OF BRITISH COLUMBIA
Remarks: INTER ALIA

TITLE SEARCH PRINT

File Reference: 20242121

Declared Value \$200000

2024-09-19, 15:36:38

Requestor: Leah Jonak

Nature: RENT CHARGE
Registration Number: LB203379
Registration Date and Time: 2008-05-29 10:52
Registered Owner: VINTAGE VIEWS DEVELOPMENTS LTD.
INCORPORATION NO. BC0757526
Remarks: INTER ALIA

Nature: STATUTORY RIGHT OF WAY
Registration Number: LB326273
Registration Date and Time: 2009-07-23 12:38
Registered Owner: FORTISBC ENERGY INC.
INCORPORATION NO. BC1023718
Transfer Number: CA5120517
Remarks: INTER ALIA

Nature: COVENANT
Registration Number: LB403498
Registration Date and Time: 2010-08-16 11:52
Registered Owner: THE CROWN IN RIGHT OF BRITISH COLUMBIA
REGIONAL DISTRICT OF OKANAGAN-SIMILKAMEEN
Remarks: INTER ALIA

Nature: STATUTORY RIGHT OF WAY
Registration Number: LB403499
Registration Date and Time: 2010-08-16 11:52
Registered Owner: SHAW CABLESYSTEMS LTD.
INCORPORATION NO. A75382
FORTISBC ENERGY INC.
INCORPORATION NO. 778288
VINTAGE VIEWS DEVELOPMENTS LTD.
INCORPORATION NO. 757526
LAKESHORE WATERWORKS LTD.
INCORPORATION NO. 138649
Transfer Number: LB470896
Remarks: INTER ALIA
PART ON PLAN KAP91226

Nature: STATUTORY RIGHT OF WAY
Registration Number: LB403500
Registration Date and Time: 2010-08-16 11:52
Registered Owner: FORTISBC INC.
Remarks: INTER ALIA
PART ON PLAN KAP91226

TITLE SEARCH PRINT

File Reference: 20242121

Declared Value \$200000

2024-09-19, 15:36:38

Requestor: Leah Jonak

Nature: STATUTORY RIGHT OF WAY
Registration Number: LB403501
Registration Date and Time: 2010-08-16 11:52
Registered Owner: FORTISBC INC.
Remarks: INTER ALIA

Nature: EASEMENT
Registration Number: LB450352
Registration Date and Time: 2011-02-28 12:31
Remarks: INTER ALIA
PART ON PLAN KAP91226, APPURTENANT TO THE
COMMON PROPERTY, STRATA PLAN KAS3813

Nature: STATUTORY BUILDING SCHEME
Registration Number: LB460905
Registration Date and Time: 2011-04-11 09:10
Remarks: INTER ALIA

Nature: STATUTORY RIGHT OF WAY
Registration Number: LB463111
Registration Date and Time: 2011-04-27 11:54
Registered Owner: TELUS COMMUNICATIONS INC.
INCORPORATION NO. A55547
Remarks: INTER ALIA
PART IN PLAN KAP91226

Nature: MORTGAGE
Registration Number: CA9779284
Registration Date and Time: 2022-03-11 12:22
Registered Owner: AMAR MIRCHANDANI
Remarks: INTER ALIA

Duplicate Indefeasible Title NONE OUTSTANDING

Transfers NONE

Pending Applications NONE

TITLE SEARCH PRINT

File Reference: 20242121

Declared Value \$339900

2024-09-19, 15:36:39

Requestor: Leah Jonak

****CURRENT INFORMATION ONLY - NO CANCELLED INFORMATION SHOWN******Land Title District**

Land Title Office

KAMLOOPS

KAMLOOPS

Title Number

From Title Number

CB79574

CA8946519

Application Received

2022-07-13

Application Entered

2022-07-15

This is Exhibit "E-1" referred to in the
Affidavit of Leah Jonak sworn
before me at Vancouver, B.C. this 20
day of SEPTEMBER, 2024.

A Commissioner for taking Affidavits
for British Columbia

Registered Owner in Fee Simple

Registered Owner/Mailing Address:

WALJI FINANCIAL LTD., INC. NO. BC1167502
#202 32625 SOUTH FRASER WAY
ABBOTSFORD, BC
V2T 1X8

Taxation Authority

Summerland, The Corporation of the District of

Description of Land

Parcel Identifier:

031-448-429

Legal Description:

LOT 6 DISTRICT LOT 488 OSOYOOS DIVISION YALE DISTRICT PLAN EPP104282

Legal Notations

THIS TITLE MAY BE AFFECTED BY A PERMIT UNDER PART 14 OF THE LOCAL
GOVERNMENT ACT, SEE CA5628746

THIS TITLE MAY BE AFFECTED BY A PERMIT UNDER PART 14 OF THE LOCAL
GOVERNMENT ACT, SEE CA8926702

Charges, Liens and Interests

Nature:

EASEMENT

Registration Number:

V79773

Registration Date and Time:

1983-12-05 14:37

Remarks:

INTER ALIA

PART ON PLAN A17985

WITH ANCILLARY RIGHTS OVER REMAINDER

APPURTENANT TO LOT 1 PLAN 3719

TITLE SEARCH PRINT

File Reference: 20242121

Declared Value \$339900

2024-09-19, 15:36:39

Requestor: Leah Jonak

Nature: COVENANT
Registration Number: CA4336493
Registration Date and Time: 2015-04-15 11:07
Registered Owner: THE CORPORATION OF THE DISTRICT OF SUMMERLAND
Remarks: INTER ALIA

Nature: STATUTORY RIGHT OF WAY
Registration Number: CA5311923
Registration Date and Time: 2016-06-30 15:28
Registered Owner: THE CORPORATION OF THE DISTRICT OF SUMMERLAND
Remarks: INTER ALIA

Nature: STATUTORY RIGHT OF WAY
Registration Number: CA5311932
Registration Date and Time: 2016-06-30 15:28
Registered Owner: THE CORPORATION OF THE DISTRICT OF SUMMERLAND
Remarks: INTER ALIA

Nature: STATUTORY BUILDING SCHEME
Registration Number: CA8946527
Registration Date and Time: 2021-04-26 10:58
Remarks: INTER ALIA

Nature: MORTGAGE
Registration Number: CB80197
Registration Date and Time: 2022-07-13 15:55
Registered Owner: THOMPSON VALLEY MORTGAGE CORP.
INCORPORATION NO. 481244

Nature: MORTGAGE
Registration Number: CB80352
Registration Date and Time: 2022-07-13 16:29
Registered Owner: GURCHARN SINGH UPPAL
Remarks: INTER ALIA

Nature: CERTIFICATE OF PENDING LITIGATION
Registration Number: CB1491635
Registration Date and Time: 2024-08-07 09:21
Registered Owner: THOMPSON VALLEY MORTGAGE CORP.
INCORPORATION NO. 481244

Duplicate Indefeasible Title

NONE OUTSTANDING

Transfers

NONE

TITLE SEARCH PRINT

File Reference: 20242121

Declared Value \$339900

2024-09-19, 15:36:39

Requestor: Leah Jonak

Pending Applications

NONE

TITLE SEARCH PRINT

File Reference: 20242121

Declared Value \$329000

2024-09-19, 15:36:39

Requestor: Leah Jonak

****CURRENT INFORMATION ONLY - NO CANCELLED INFORMATION SHOWN******Land Title District**

Land Title Office

KAMLOOPS

KAMLOOPS

Title Number

From Title Number

CB79599

CA8946525

Application Received

2022-07-13

Application Entered

2022-07-15

This is Exhibit "2.2" referred to in the
Affidavit of Leah Jonak, sworn
before me at Vancouver, B.C. this 20
day of SEPTEMBER, 2024.

A Commissioner for taking Affidavits
for British Columbia

Registered Owner in Fee Simple

Registered Owner/Mailing Address:

WALJI FINANCIAL LTD., INC. NO. BC1167502
#202 32625 SOUTH FRASER WAY
ABBOTSFORD, BC
V2T 1X8

Taxation Authority

Summerland, The Corporation of the District of

Description of Land

Parcel Identifier:

031-448-488

Legal Description:

LOT 12 DISTRICT LOT 488 OSOYOOS DIVISION YALE DISTRICT PLAN EPP104282

Legal Notations

THIS TITLE MAY BE AFFECTED BY A PERMIT UNDER PART 14 OF THE LOCAL
GOVERNMENT ACT, SEE CA5628746

THIS TITLE MAY BE AFFECTED BY A PERMIT UNDER PART 14 OF THE LOCAL
GOVERNMENT ACT, SEE CA8926702

Charges, Liens and Interests

Nature:

EASEMENT

Registration Number:

V79773

Registration Date and Time:

1983-12-05 14:37

Remarks:

INTER ALIA

PART ON PLAN A17985

WITH ANCILLARY RIGHTS OVER REMAINDER

APPURTENANT TO LOT 1 PLAN 3719

TITLE SEARCH PRINT

File Reference: 20242121

Declared Value \$329000

2024-09-19, 15:36:39

Requestor: Leah Jonak

Nature: COVENANT
Registration Number: CA4336493
Registration Date and Time: 2015-04-15 11:07
Registered Owner: THE CORPORATION OF THE DISTRICT OF SUMMERLAND
Remarks: INTER ALIA

Nature: STATUTORY RIGHT OF WAY
Registration Number: CA5311923
Registration Date and Time: 2016-06-30 15:28
Registered Owner: THE CORPORATION OF THE DISTRICT OF SUMMERLAND
Remarks: INTER ALIA

Nature: STATUTORY RIGHT OF WAY
Registration Number: CA5311932
Registration Date and Time: 2016-06-30 15:28
Registered Owner: THE CORPORATION OF THE DISTRICT OF SUMMERLAND
Remarks: INTER ALIA

Nature: STATUTORY BUILDING SCHEME
Registration Number: CA8946527
Registration Date and Time: 2021-04-26 10:58
Remarks: INTER ALIA

Nature: MORTGAGE
Registration Number: CB80195
Registration Date and Time: 2022-07-13 15:54
Registered Owner: NICOLA MORTGAGE CORPORATION
INCORPORATION NO. 259235

Nature: MORTGAGE
Registration Number: CB80352
Registration Date and Time: 2022-07-13 16:29
Registered Owner: GURCHARN SINGH UPPAL
Remarks: INTER ALIA

Nature: CERTIFICATE OF PENDING LITIGATION
Registration Number: CB1491641
Registration Date and Time: 2024-08-07 09:23
Registered Owner: NICOLA MORTGAGE CORPORATION
INCORPORATION NO. 259235

Duplicate Indefeasible Title

NONE OUTSTANDING

Transfers

NONE

TITLE SEARCH PRINT

File Reference: 20242121

Declared Value \$329000

2024-09-19, 15:36:39

Requestor: Leah Jonak

Pending Applications

NONE

TITLE SEARCH PRINT

File Reference: 20242121

Declared Value \$329000

2024-09-19, 15:36:40

Requestor: Leah Jonak

CURRENT INFORMATION ONLY - NO CANCELLED INFORMATION SHOWN

Land Title District

Land Title Office

KAMLOOPS

KAMLOOPS

Title Number

From Title Number

CB79560

CA8946524

Application Received

2022-07-13

Application Entered

2022-07-15

This is Exhibit "E-3" referred to in the
Affidavit of Leah Jonak sworn
before me at Vancouver, B.C. this 20
day of SEPTEMBER, 2024.

A Commissioner for taking Affidavits
for British Columbia

Registered Owner in Fee Simple

Registered Owner/Mailing Address:

WALJI FINANCIAL LTD., INC.NO. BC1167502
#202 32625 SOUTH FRASER WAY
ABBOTSFORD, BC
V2T 1X8

Taxation Authority

Summerland, The Corporation of the District of

Description of Land

Parcel Identifier:

031-448-470

Legal Description:

LOT 11 DISTRICT LOT 488 OSOYOOS DIVISION YALE DISTRICT PLAN EPP104282

Legal Notations

THIS TITLE MAY BE AFFECTED BY A PERMIT UNDER PART 14 OF THE LOCAL
GOVERNMENT ACT, SEE CA5628746

THIS TITLE MAY BE AFFECTED BY A PERMIT UNDER PART 14 OF THE LOCAL
GOVERNMENT ACT, SEE CA8926702

Charges, Liens and Interests

Nature:

EASEMENT

Registration Number:

V79773

Registration Date and Time:

1983-12-05 14:37

Remarks:

INTER ALIA

PART ON PLAN A17985

WITH ANCILLARY RIGHTS OVER REMAINDER

APPURTENANT TO LOT 1 PLAN 3719

TITLE SEARCH PRINT

2024-09-19, 15:36:40

File Reference: 20242121

Requestor: Leah Jonak

Declared Value \$329000

Nature: COVENANT
Registration Number: CA4336493
Registration Date and Time: 2015-04-15 11:07
Registered Owner: THE CORPORATION OF THE DISTRICT OF SUMMERLAND
Remarks: INTER ALIA

Nature: STATUTORY RIGHT OF WAY
Registration Number: CA5311923
Registration Date and Time: 2016-06-30 15:28
Registered Owner: THE CORPORATION OF THE DISTRICT OF SUMMERLAND
Remarks: INTER ALIA

Nature: STATUTORY RIGHT OF WAY
Registration Number: CA5311932
Registration Date and Time: 2016-06-30 15:28
Registered Owner: THE CORPORATION OF THE DISTRICT OF SUMMERLAND
Remarks: INTER ALIA

Nature: STATUTORY BUILDING SCHEME
Registration Number: CA8946527
Registration Date and Time: 2021-04-26 10:58
Remarks: INTER ALIA

Nature: MORTGAGE
Registration Number: CB80196
Registration Date and Time: 2022-07-13 15:55
Registered Owner: WESTERN PROVINCIAL INVESTMENT GROUP CORPORATION
INCORPORATION NO. 182258

Nature: MORTGAGE
Registration Number: CB80352
Registration Date and Time: 2022-07-13 16:29
Registered Owner: GURCHARN SINGH UPPAL
Remarks: INTER ALIA

Nature: CERTIFICATE OF PENDING LITIGATION
Registration Number: CB1491632
Registration Date and Time: 2024-08-07 09:20
Registered Owner: WESTERN PROVINCIAL INVESTMENT GROUP CORP.
INCORPORATION NO. 182258

Duplicate Indefeasible Title NONE OUTSTANDING

Transfers NONE

TITLE SEARCH PRINT

File Reference: 20242121

Declared Value \$329000

2024-09-19, 15:36:40

Requestor: Leah Jonak

Pending Applications

NONE

TITLE SEARCH PRINT

File Reference: 20242121

Declared Value \$1650000

2024-09-17, 13:30:35

Requestor: Leah Jonak

****CURRENT INFORMATION ONLY - NO CANCELLED INFORMATION SHOWN****

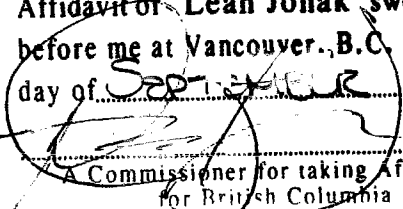
Title Issued Under STRATA PROPERTY ACT (Section 249)

Land Title District NEW WESTMINSTER
Land Title Office NEW WESTMINSTER

Title Number CA9724858
From Title Number CA8057774

Application Received 2022-02-17

Application Entered 2022-02-22

This is Exhibit "F" referred to in the
Affidavit of Leah Jonak sworn
before me at Vancouver, B.C. this 20th
day of September, 2024.

A Commissioner for taking Affidavits
for British Columbia

Registered Owner in Fee Simple

Registered Owner/Mailing Address: WALJI FINANCIAL LTD., INC.NO. BC1167502
16286 80A AVE
SURREY, BC
V4N 0J7

Taxation Authority Delta, The City of

Description of Land

Parcel Identifier: 024-011-711

Legal Description:

STRATA LOT 1 DISTRICT LOT 351 GROUP 1 NEW WESTMINSTER DISTRICT
STRATA PLAN LMS3072
TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT
ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1

Legal Notations

HERETO IS ANNEXED EASEMENT BL391355 OVER (PLAN LMP35848)
LOT 2 PLAN LMP35846

HERETO IS ANNEXED EASEMENT BW31019 OVER PART PLAN BCP9287 OF
LOT 2 PLAN LMP35846

ZONING REGULATION AND PLAN UNDER
THE AERONAUTICS ACT (CANADA)
FILED 10.2.1981 UNDER NO. T17084
PLAN NO. 61216

TITLE SEARCH PRINT

File Reference: 20242121

Declared Value \$1650000

2024-09-17, 13:30:35

Requestor: Leah Jonak

Charges, Liens and Interests

Nature:	STATUTORY RIGHT OF WAY
Registration Number:	286409C
Registration Date and Time:	1960-06-24 12:29
Registered Owner:	BRITISH COLUMBIA TELEPHONE COMPANY
Remarks:	INTER ALIA PART FORMERLY LOT B PLAN 883 EXCEPT PART ON REFERENCE PLAN 13098
Nature:	STATUTORY RIGHT OF WAY
Registration Number:	295811C
Registration Date and Time:	1961-01-03 16:19
Registered Owner:	BRITISH COLUMBIA HYDRO AND POWER AUTHORITY
Remarks:	INTER ALIA PART FORMERLY LOT "B" PLAN 883 EXCEPT PART ON REFERENCE PLAN 13098; ASSIGNMENT OF 188034C REC'D 11.08.1955 @14:22 ASSIGNED TO AB200625 AND PART FORMERLY LOT B PLAN 883 EXCEPT PART ON REFERENCE PLAN 13098; ASSIGNMENT OF SRW 221000C REC'D 06.08.1957 @15:26 MODIFIED BY BT344758 MODIFIED BY BT344757
Nature:	MORTGAGE
Registration Number:	G99272
Registration Date and Time:	1971-11-15 12:16
Registered Owner:	MONTREAL TRUST COMPANY
Remarks:	"IN TRUST" SEE 99804C AND G99272 INTER ALIA OF 286409C SUPPLEMENTAL TO 99804C.
Nature:	MORTGAGE
Registration Number:	M14714
Registration Date and Time:	1976-02-25 11:26
Registered Owner:	MONTREAL TRUST COMPANY
Remarks:	"IN TRUST" SEE 99804C AND M14714 INTER ALIA OF 286409C SUPPLEMENTAL TO 99804C

TITLE SEARCH PRINT

File Reference: 20242121

Declared Value \$1650000

2024-09-17, 13:30:35

Requestor: Leah Jonak

Nature: COVENANT
Registration Number: AA113652
Registration Date and Time: 1987-06-18 14:23
Registered Owner: THE CORPORATION OF DELTA
HER MAJESTY THE QUEEN IN RIGHT OF THE PROVINCE OF
BRITISH COLUMBIA
Remarks: INTER ALIA
INCLUDES INDEMNITY UNDER
SECTION 215 L.T.A.

Nature: STATUTORY RIGHT OF WAY
Registration Number: AB200625
Registration Date and Time: 1988-09-30 09:19
Registered Owner: SOUTHERN RAILWAY OF BRITISH COLUMBIA LIMITED
Remarks: INTER ALIA
ASSIGNMENT OF 188034C RECEIVED 11.08.1955 @ 14:22
PART FORMERLY LOT B EXCEPT PART ON REFERENCE
PLAN 13098, PLAN 883 (SEE 295811C)

Nature: STATUTORY RIGHT OF WAY
Registration Number: AC4372
Registration Date and Time: 1989-01-09 09:32
Registered Owner: FORTISBC ENERGY INC.
INCORPORATION NO. BC0778288
Transfer Number: CA3987668
Remarks: INTER ALIA
ASSIGNMENT OF 220999C REC'D 06/08/1957 @ 15:26
PART FORMERLY LOT "B" PLAN 883 EXCEPT: PART ON
REFERENCE PLAN 13098

Nature: STATUTORY BUILDING SCHEME
Registration Number: AC176882
Registration Date and Time: 1989-07-21 11:48
Remarks: INTER ALIA
L.T.A. SECTION 216

Nature: STATUTORY RIGHT OF WAY
Registration Number: AC202443
Registration Date and Time: 1989-08-21 13:07
Registered Owner: WEYERHAEUSER COMPANY LIMITED
INCORPORATION NO. A51955
Transfer Number: BX137161
Remarks: INTER ALIA
RIPARIAN RIGHTS

TITLE SEARCH PRINT

File Reference: 20242121

Declared Value \$1650000

2024-09-17, 13:30:35

Requestor: Leah Jonak

Nature: STATUTORY RIGHT OF WAY
Registration Number: AD279576
Registration Date and Time: 1990-12-11 15:01
Registered Owner: THE CORPORATION OF DELTA
Remarks: INTER ALIA
PLAN NWP87686

Nature: STATUTORY RIGHT OF WAY
Registration Number: BH222442
Registration Date and Time: 1994-06-13 10:31
Registered Owner: THE CORPORATION OF DELTA
Remarks: INTER ALIA
PLAN LMP17273

Nature: EASEMENT
Registration Number: BK250003
Registration Date and Time: 1996-08-07 15:01
Remarks: INTER ALIA
PLAN LMP29469
APPURTENANT TO LOT A PLAN LMP29468

Nature: STATUTORY RIGHT OF WAY
Registration Number: BL300788
Registration Date and Time: 1997-08-29 12:34
Registered Owner: BRITISH COLUMBIA HYDRO AND POWER AUTHORITY
Remarks: INTER ALIA

Nature: EASEMENT
Registration Number: BL391350
Registration Date and Time: 1997-11-20 13:07
Remarks: INTER ALIA
PLAN LMP35847
APPURTENANT TO LOT 2 PLAN LMP35846

Nature: EASEMENT
Registration Number: BL391353
Registration Date and Time: 1997-11-20 13:08
Remarks: INTER ALIA
PLAN LMP35848
APPURTENANT TO LOT 2 PLAN LMP35846

Nature: COVENANT
Registration Number: BL391357
Registration Date and Time: 1997-11-20 13:08
Registered Owner: THE CORPORATION OF DELTA
Remarks: INTER ALIA

TITLE SEARCH PRINT

File Reference: 20242121

Declared Value \$1650000

2024-09-17, 13:30:35

Requestor: Leah Jonak

Nature: MORTGAGE
Registration Number: CB581562
Registration Date and Time: 2023-04-26 08:26
Registered Owner: ROYAL BANK OF CANADA

Nature: ASSIGNMENT OF RENTS
Registration Number: CB581563
Registration Date and Time: 2023-04-26 08:26
Registered Owner: ROYAL BANK OF CANADA

Nature: CERTIFICATE OF PENDING LITIGATION
Registration Number: CB1282241
Registration Date and Time: 2024-04-26 10:46
Registered Owner: ROYAL BANK OF CANADA
Remarks: INTER ALIA

Duplicate Indefeasible Title NONE OUTSTANDING

Transfers NONE

Pending Applications NONE

TITLE SEARCH PRINT

File Reference: 20242121

Declared Value \$1339000

2024-09-17, 13:29:52

Requestor: Leah Jonak

****CURRENT INFORMATION ONLY - NO CANCELLED INFORMATION SHOWN******Title Issued Under** STRATA PROPERTY ACT (Section 249)**Land Title District** VICTORIA
Land Title Office VICTORIA**Title Number** CA9912658
From Title Number ET7953**Application Received** 2022-05-06**Application Entered** 2022-05-10**Registered Owner in Fee Simple**Registered Owner/Mailing Address: WALJI FINANCIAL LTD., INC.NO. BC1167502
#202 - 32625 SOUTH FRASER WAY
ABBOTSFORD, BC
V2T 1X8**Taxation Authority** Colwood, City of**Description of Land**

Parcel Identifier: 025-238-931

Legal Description:

STRATA LOT 2 SECTION 1 ESQUIMALT DISTRICT STRATA PLAN VIS5159
TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT
ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM V**Legal Notations**THIS TITLE MAY BE AFFECTED BY A PERMIT UNDER PART 26 OF THE LOCAL
GOVERNMENT ACT, SEE ES38490**Charges, Liens and Interests**Nature: UNDERSURFACE RIGHTS
Registration Number: M76301
Registered Owner: HER MAJESTY THE QUEEN IN RIGHT OF THE PROVINCE OF
BRITISH COLUMBIA
Remarks: INTER ALIA
A.F.B. 3.257.3685 A.F.B. 4.331.906A
SECTION 172(3)

This is Exhibit "G" referred to in the
Affidavit of Leah Jonak sworn
before me at Vancouver, B.C. this 20
day of SEPTEMBER, 2024.
A Commissioner for taking Affidavits
for British Columbia

TITLE SEARCH PRINT

File Reference: 20242121
Declared Value \$1339000

2024-09-17, 13:29:52
Requestor: Leah Jonak

Nature:	UNDERSURFACE RIGHTS
Registration Number:	86159G
Registered Owner:	PUGETS SOUND AGRICULTURAL SOCIETY LIMITED
Remarks:	INTER ALIA DD 48927I AND DD 57356I
Nature:	STATUTORY RIGHT OF WAY
Registration Number:	ET31752
Registration Date and Time:	2002-03-25 13:39
Registered Owner:	CAPITAL REGIONAL DISTRICT
Remarks:	INTER ALIA
Nature:	MORTGAGE
Registration Number:	CB581564
Registration Date and Time:	2023-04-26 08:26
Registered Owner:	ROYAL BANK OF CANADA
Nature:	ASSIGNMENT OF RENTS
Registration Number:	CB581565
Registration Date and Time:	2023-04-26 08:26
Registered Owner:	ROYAL BANK OF CANADA
Nature:	CERTIFICATE OF PENDING LITIGATION
Registration Number:	CB1282241
Registration Date and Time:	2024-04-26 10:46
Registered Owner:	ROYAL BANK OF CANADA
Remarks:	INTER ALIA
Duplicate Infeasible Title	NONE OUTSTANDING
Transfers	NONE
Pending Applications	NONE

TITLE SEARCH PRINT

File Reference: 20242121

Declared Value \$1325000

2024-09-17, 13:31:14

Requestor: Leah Jonak

****CURRENT INFORMATION ONLY - NO CANCELLED INFORMATION SHOWN******Land Title District**

Land Title Office

NEW WESTMINSTER

NEW WESTMINSTER

Title Number

From Title Number

CA7107951

Z80299E

This is Exhibit "H" referred to in the
Affidavit of Leah Jonak sworn
before me at Vancouver, B.C. this 20
day of SEPTEMBER, 2024.

Application Received

2018-10-04

Application Entered

2018-10-09


Commissioner for taking Affidavits
for British Columbia

Registered Owner in Fee Simple

Registered Owner/Mailing Address:

1177350 B.C. LTD., INC.NO. BC1177350

35615 KAHANA PLACE

ABBOTSFORD, BC

V3G 3E2

Taxation Authority

Abbotsford, City of

Description of Land

Parcel Identifier:

000-510-530

Legal Description:

LOT 80 DISTRICT LOT 48 GROUP 2 NEW WESTMINSTER DISTRICT PLAN 41164

Legal Notations

NONE

Charges, Liens and Interests

Nature:

MORTGAGE

Registration Number:

CB235447

Registration Date and Time:

2022-09-21 15:53

Registered Owner:

ROYAL BANK OF CANADA

Nature:

ASSIGNMENT OF RENTS

Registration Number:

CB235448

Registration Date and Time:

2022-09-21 15:53

Registered Owner:

ROYAL BANK OF CANADA

TITLE SEARCH PRINT

File Reference: 20242121

Declared Value \$1325000

2024-09-17, 13:31:14

Requestor: Leah Jonak

Nature:
Registration Number:
Registration Date and Time:
Registered Owner:
Remarks:

CERTIFICATE OF PENDING LITIGATION
CB1282241
2024-04-26 10:46
ROYAL BANK OF CANADA
INTER ALIA

Duplicate Indefeasible Title

NONE OUTSTANDING

Transfers

NONE

Pending Applications

NONE

TITLE SEARCH PRINT

File Reference: 20242121

Declared Value \$661000

2024-09-17, 13:34:01

Requestor: Leah Jonak

CURRENT INFORMATION ONLY - NO CANCELLED INFORMATION SHOWN

Land Title District

Land Title Office

NEW WESTMINSTER

NEW WESTMINSTER

Title Number

From Title Number

CA3678797

BA165880

Application Received

2014-04-15

Application Entered

2014-04-17

This is Exhibit "I" referred to in the
Affidavit of Leah Jonak swornbefore me at Vancouver, B.C. this 20
day of SEPTEMBER, 2024A Commissioner for taking Affidavits
for British Columbia**Registered Owner in Fee Simple**

Registered Owner/Mailing Address:

IRFAN MEHBOOB WALJI, PROJECT MANAGER

16286 - 80A AVENUE

SURREY, BRITISH COLUMBIA

V4N 0J7

Taxation Authority

Surrey, City of

Description of Land

Parcel Identifier:

024-761-478

Legal Description:

LOT 8 SECTION 25 TOWNSHIP 2 NEW WESTMINSTER DISTRICT PLAN LMP45743

Legal Notations

NONE

Charges, Liens and Interests

Nature:

STATUTORY RIGHT-OF-WAY

Registration Number:

Z113909

Registration Date and Time:

1986-06-17 09:47

Registered Owner:

DISTRICT OF SURREY

Remarks:

INTER ALIA

WEST 3 METRES

Nature:

COVENANT

Registration Number:

BP91692

Registration Date and Time:

2000-04-25 13:44

Registered Owner:

CITY OF SURREY

Remarks:

INTER ALIA

TITLE SEARCH PRINT

File Reference: 20242121

Declared Value \$661000

2024-09-17, 13:34:01

Requestor: Leah Jonak

Nature: STATUTORY BUILDING SCHEME
Registration Number: BP91694
Registration Date and Time: 2000-04-25 13:44
Remarks: INTER ALIA

Nature: COVENANT
Registration Number: BP91695
Registration Date and Time: 2000-04-25 13:45
Registered Owner: CITY OF SURREY
Remarks: INTER ALIA

Nature: MORTGAGE
Registration Number: CB410299
Registration Date and Time: 2022-12-29 15:11
Registered Owner: OSM MUTUAL CORP.
INCORPORATION NO. BC0911064
AS TO AN UNDIVIDED 362500/1312500 INTEREST
COMAT MORTGAGE CORPORATION
INCORPORATION NO. BC0692337
AS TO AN UNDIVIDED 200000/1312500 INTEREST
Registered Owner: ZDENEK MANHAL
AS TO AN UNDIVIDED 150000/1312500 INTEREST
Registered Owner: CC REAL ESTATE SERVICES LTD.
INCORPORATION NO. BC0691738
AS TO AN UNDIVIDED 600000/1312500 INTEREST
Transfer Number: CB1045772

Nature: ASSIGNMENT OF RENTS
Registration Number: CB410300
Registration Date and Time: 2022-12-29 15:11
Registered Owner: OSM MUTUAL CORP.
INCORPORATION NO. BC0911064
AS TO AN UNDIVIDED 362500/1312500 INTEREST
COMAT MORTGAGE CORPORATION
INCORPORATION NO. BC0692337
AS TO AN UNDIVIDED 200000/1312500 INTEREST
Registered Owner: ZDENEK MANHAL
AS TO AN UNDIVIDED 150000/1312500 INTEREST
Registered Owner: CC REAL ESTATE SERVICES LTD.
INCORPORATION NO. BC0691738
AS TO AN UNDIVIDED 600000/1312500 INTEREST
Transfer Number: CB1045773

Nature: MORTGAGE
Registration Number: CB410590
Registration Date and Time: 2022-12-30 08:47
Registered Owner: BALBINDER SINGH JOHAL

TITLE SEARCH PRINT

File Reference: 20242121

Declared Value \$661000

2024-09-17, 13:34:00

Requestor: Leah Jonak

Nature: ASSIGNMENT OF RENTS
Registration Number: CB410591
Registration Date and Time: 2022-12-30 08:47
Registered Owner: BALBINDER SINGH JOHAL

Nature: CERTIFICATE OF PENDING LITIGATION
Registration Number: CB1241060
Registration Date and Time: 2024-04-03 10:22
Registered Owner: EXCLUSIVE FLOORS LTD.
INCORPORATION NO. BC0138679
Remarks: INTER ALIA

Nature: CERTIFICATE OF PENDING LITIGATION
Registration Number: CB1495102
Registration Date and Time: 2024-08-08 11:43
Registered Owner: OSM MUTUAL CORP
INCORPORATION NO. BC0911064
COMAT MORTGAGE CORPORATION
INCORPORATION NO. BC0692337
CC REAL ESTATE SERVICES LTD.
INCORPORATION NO. BC0691738
ZDENEK MANHAL

Duplicate Infeasible Title NONE OUTSTANDING

Transfers NONE

Pending Applications NONE

NO. H240196
VANCOUVER REGISTRY

IN THE SUPREME COURT OF BRITISH
COLUMBIA

BETWEEN:

CANADIAN IMPERIAL BANK OF
COMMERCE

PETITIONER

AND:

BOALE WOOD & COMPANY LTD.
TRUSTEE OF THE ESTATE OF GUANG
NING ZHANG, A BANKRUPT
BOALE WOOD & COMPANY LTD.,
TRUSTEE OF THE ESTATE OF PING
HUI LU, A BANKRUPT
JOHN DOE AND JANE DOE

RESPONDENTS

AFFIDAVIT



Lindsay Kenney LLP
Barristers & Solicitors
Founded in 1980

Barristers & Solicitors
1500 – 401 West Georgia Street
Vancouver, BC V6B 5A1
Phone: (604) 687-1323
Attention: Dennis K. Fitzpatrick