



The Municipal Corporation of the Town of Fort Erie

BY-LAW NO. 102-2000

BEING A BY-LAW TO STOP UP, CLOSE AND CONVEY PART OF EVADERE AVENUE (T09.88)

WHEREAS Section 297(1) of the *Municipal Act*, R.S.O. 1990, Chapter M.45 as amended, provides inter alia that the council of every municipality may pass by-laws for stopping up any highway or part of a highway for a specified period or periods of time and for leasing or selling the soil and freehold of the stopped up highway or part of a highway, and

WHEREAS Section 300(1) of the said *Municipal Act* provides for the publication of notice of the proposed by-law for stopping up and selling a highway, and

WHEREAS Section 315 of the said *Municipal Act* provides for the sale of the stopped up highway which prescribes that the council shall by by-law set the sale price of the land to be sold and shall offer to sell it to the owner abutting the land to be sold and where,

- (a) there are parcels of land abutting on opposite sides of the land to be sold, the owner of each parcel has the right of first refusal to purchase the land to its middle line, and

WHEREAS Section 315(3) of the said *Municipal Act* provides that if a person entitled under subsection (2) to purchase the land does not exercise the right to purchase within such period as may be fixed by by-law, the municipality may sell the land that the person has the right to purchase to any other person at the set price under subsection (2) or at a greater price, and

WHEREAS Section 44(1) of the *Regional Municipalities Act*, R.S.O. 1990, Chapter R.8 provides that where an area municipality intends to stop up a highway or part of a highway it shall so notify the regional corporation by registered mail, and

WHEREAS a request by an abutting property owner, Mr. Baden Earl to purchase part of the unopened portion of Evadere Avenue, west of Maple Leaf Avenue North was considered by the Land Committee at its meeting of July 7, 1999 and the subsequent recommendation was approved at the Council-in-Committee meeting of July 12, 1999 under Report No. PPS-63-99/LC-16-99 to authorize staff to proceed to stop up and close the unopened portion of Evadere Avenue, west of Maple Leaf Avenue North and offer the northerly 33 feet to the abutting property owner and that the southerly 33 feet of the subject road allowance be consolidated with the existing 40 foot wide Town owned parcel to the south and listed with Coldwell Banker as a 76 foot wide building lot and that Mr. Earl be advised that the road allowance closing costs attributed to him will be \$500.00 instead of \$1,000.00 since the municipality will benefit from the road closure, and

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WHEREAS at the Council meeting of April 25, 2000 Resolution No. 14 was approved amending Report No. PPS-63-99/LC-16-99 under Section (1) thereof (Evadere Avenue road closing) by offering to convey the northerly 44 feet to the abutting property owner, Mr. Baden Earl with the Town retaining the balance of the road allowance to be consolidated with its existing holdings to create a building lot which will eventually be listed with Coldwell Banker, and

WHEREAS pursuant to Section 44(1) of the *Regional Municipalities Act*, the Council of the Regional Municipality of Niagara at its meeting of May 18, 2000 indicated they had no objections to the proposed stopping up, closing and conveyance of the subject road allowance, and

WHEREAS notice of the intention of the Council of the Town of Fort Erie to consider a by-law to stop up, close and convey the subject highway to the abutting property owner was published in The Times on April 15, 22, 29 and May 6, 2000, and

WHEREAS it is deemed desirable to stop up, close and convey to the abutting property owner that part of Evadere Avenue, west of Maple Leaf Avenue North according to Plan 96 for the former Township of Bertie, now known as Plan 436 for the Town of Fort Erie and more particularly described as Parts 1 and 2 on Reference Plan 59R-11041, and

WHEREAS no objections to the stopping up, closing and conveyance of the said highway were received and presented to the Municipal Council of the Town of Fort Erie at the public hearing held May 8, 1999;

NOW THEREFORE the Municipal Council of The Corporation of the Town of Fort Erie hereby enacts as follows:

1. **THAT** part of Evadere Avenue, west of Maple Leaf Avenue North according to Plan 96 for the former Township of Bertie, now known as Plan 436 for the Town of Fort Erie and more particularly described as Parts 1 and 2 on Reference Plan 59R-11041, be and it is hereby declared as surplus lands.
2. **THAT** part of Evadere Avenue, west of Maple Leaf Avenue North according to Plan 96 for the former Township of Bertie, now known as Plan 436 for the Town of Fort Erie and more particularly described as Parts 1 and 2 on Reference Plan 59R-11041, be and it is hereby stopped up and closed.

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3. **THAT** the selling price of the stopped up and closed highway as described in Section (2) hereof be and it is hereby established as follows:

Part 1 of Plan 59R-11041	\$10,532.00 + g.s.t.
Part 2 of Plan 59R-11041	\$ 5,267.00 + g.s.t.

4. (a) **THAT** the soil and freehold of the stopped up highway described as Part 1 on Reference Plan 59R-11041 shall be conveyed to the abutting property owner, Mr. Baden Earl at the price fixed by Section (3) above and the abutting property owner shall have thirty (30) days from the date of passage of this by-law to confirm his willingness to purchase 44 feet of the subject road allowance at the price fixed by Council.
- (b) **THAT** the soil and freehold of the stopped up highway described as Part 2 on Reference Plan 59R-11041 may be sold to any person at the price fixed under Section (3) herein or may be merged with the Town's existing holdings abutting the road allowance described as Lot 153, Plan 96, now known as Plan 436 for the Town of Fort Erie.
5. **THAT** if the abutting property owner fails to exercise its option to purchase its entitled portion of the road allowance at the price fixed by Council within the time set out under Section (3) of this by-law, the Clerk may undertake to sell the subject lands to any other person at the price fixed by Council under this by-law.
6. **THAT** Section (4) above shall be subject to the following, if the subject lands are purchased by the abutting property owner:
- (i) Receipt of certification from the Town Solicitor prior to registration of the Transfer/Deed of Land that the purchaser owns the lands abutting the subject road allowance, where applicable.
- (ii) Where applicable, the purchaser agrees that the subject road allowance conveyed shall merge in title with the owners' abutting lands and the subject road allowance cannot be sold again separately unless a consent is obtained under the provision of the *Planning Act* and further, such clause shall be included in the schedule annexed to and forming part of the Transfer/Deed of Land.

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7. **THAT** the applicant, Mr. Baden Earl, shall be responsible for 50% of the costs incurred by the Corporation of the Town of Fort Erie in this transaction, save and except appraisal fees.
8. **THAT** the provisions of By-law No. 230-96 be and they are hereby waived insofar as they relate to the administration fee which, in this case, shall be set at \$500.00 since the municipality will benefit from the subject road closing.
9. **THAT** attached to this by-law is Schedule "A", the affidavit of Carolyn J. Kett, Clerk of the Town of Fort Erie setting out the procedures taken from the publishing of notices pursuant to the provisions of the *Municipal Act*.
10. **THAT** this by-law shall be registered in the local Land Registry Office.
11. **THAT** the Mayor and Clerk be and they are hereby authorized and directed to execute any and all legal documentation necessary to complete this transaction.

READ A FIRST, SECOND AND THIRD TIME AND FINALLY PASSED THIS 8th DAY OF MAY, 2000.



MAYOR



CLERK

I, the Clerk, Carolyn J. Kett, of The Corporation of the Town of Fort Erie hereby certify the foregoing to be a true certified copy of By-law No. 102-2000 of the said Town. Given under my hand and the seal of the said Corporation this _____ day of _____, 2000.

SCHEDULE "A" TO BY-LAW NO. 102-2000

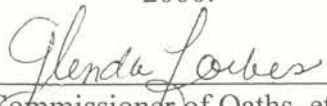
IN THE MATTER OF the stopping up, closing and conveyance of part of Evadere Avenue, west of Maple Leaf Avenue North according to Plan 96 for the former Township of Bertie, now known as Plan 436 for the Town of Fort Erie and more particularly described as Parts 1 and 2 on Reference Plan 59R-11041.

A F F I D A V I T

- (1) I, Carolyn J. Kett, of the Town of Fort Erie, in the Regional Municipality of Niagara, in the Province of Ontario, affirm that I am the Clerk of the Corporation of the Town of Fort Erie and as such have knowledge of the facts hereinafter deposed to.
- (2) Notice of the intended consideration of the passing of a by-law to stop up, close and convey part of Evadere Avenue, west of Maple Leaf Avenue North according to Plan 96 for the former Township of Bertie, now known as Plan 436 for the Town of Fort Erie and more particularly described as Parts 1 and 2 on Reference Plan 59R-11041, was published in The Times, a newspaper having general circulation in the Town of Fort Erie, on April 15, 22, 29 and May 6, 2000.
- (3) Attached to this Affidavit and now produced and shown to me and marked as Exhibit "A" to this my Affidavit is a copy of the actual notice inserted in The Times on April 15, 22, 29 and May 6, 2000.
- (4) The proposed by-law referred to in this notice as shown in Exhibit "A" came before the Municipal Council of the Town of Fort Erie on the 8th day of May, 2000 and no one appeared to be heard.

SWORN BEFORE ME

at the Town of Fort Erie
in the Regional Municipality
of Niagara this day
of 2000.


A Commissioner of Oaths, etc.
Glenda Forbes
ACTING DEPUTY CLERK
Town of Fort Erie
Commissioner of Oaths, etc.


Carolyn J. Kett

THIS IS EXHIBIT "A"
TO THE AFFIDAVIT OF
CAROLYN J. KETT
DATED THIS DAY
OF ,2000.

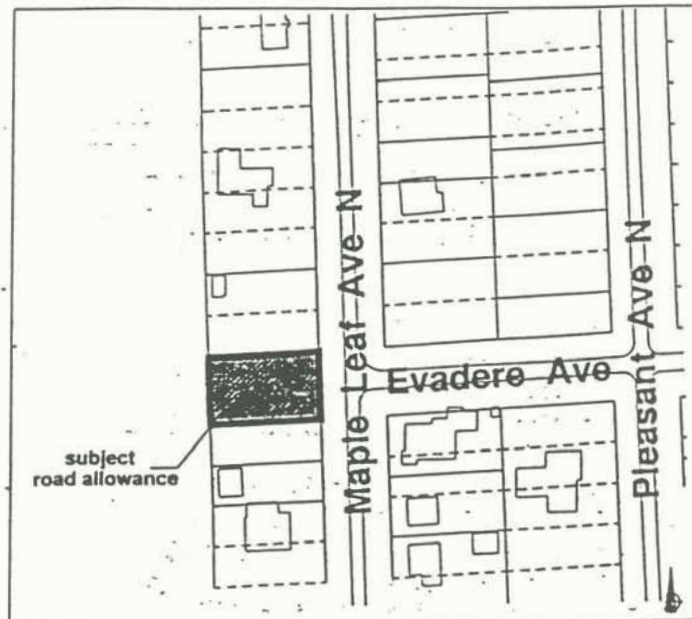
Glenda Forbes
A Commissioner of Oaths, etc.



PROPOSED ROAD CLOSING AND CONVEYANCE

UNOPENED PART OF EVADERE AVENUE,
WEST OF MAPLE LEAF AVENUE NORTH

NOTICE is hereby given pursuant to the provisions of the *Municipal Act, R.S.O. 1990 Chapter M.45* as amended that the Municipal Council of the Town of Fort Erie intends to consider a by-law to stop up, close and convey to the abutting property owners the unopened portion of Evadere Avenue, west of Maple Leaf Avenue North.



Proposed Road Closing
Evadere Avenue, west of Maple Leaf Avenue North

 portion of Road Allowance proposed to be closed

Scale 1:1000
DEPARTMENT OF PLANNING AND PROPERTY SAFETY
April 2000

A copy of the plan may be viewed at the Clerk's Office at Town Hall. A copy of the by-law may be viewed at least five days prior to the Council meeting.

On Monday, May 8, 2000 at 6:00 p.m. in the Council Chambers at Town Hall, the Municipal Council of the Town of Fort Erie will hear in person or by counsel, solicitor or agent, any person who claims his/her lands may be prejudicially affected by the said by-law and who applies to be heard. Any person who wishes to be heard shall advise the Clerk prior to 1:00 p.m. on Friday, May 5, 2000.

Carolyn J. Kett, A.M.C.T.
Town Clerk
Telephone No. 871-1600 ext. 203

Glenda Forbes
ACTING DEPUTY CLERK
Town of Fort Erie
Commissioner of Oaths, etc.



Document General

Form 4 — Land Registration Reform Act, 1984

D

<p style="writing-mode: vertical-rl; transform: rotate(180deg);">FOR OFFICE USE ONLY</p> <p style="writing-mode: vertical-rl; transform: rotate(180deg);">769820</p> <p style="writing-mode: vertical-rl; transform: rotate(180deg);">CERTIFICATE OF REGISTRATION CERTIFICAT D'ENREGISTREMENT NIAGARA SOUTH/EVADERE AVENUE NORTH</p> <p style="writing-mode: vertical-rl; transform: rotate(180deg);">*00 06 1 15 10</p> <p style="writing-mode: vertical-rl; transform: rotate(180deg);">LAND REGISTRATION</p> <p>New Property Identifiers</p> <p>Executions</p>	<p>(1) Registry <input type="checkbox"/></p>	<p>Land Titles <input checked="" type="checkbox"/></p>	<p>(2) Page 1 of 7 pages</p>
	<p>(3) Property Identifier(s) Block Property</p> <p style="text-align: right;">Additional: See Schedule <input type="checkbox"/></p>		
	<p>(4) Nature of Document</p> <p>-----BY-LAW - ROAD CLOSING AND CONVEYANCE-----</p>		
	<p>(5) Consideration</p> <p>-----Dollars \$ 0.00-----</p>		
	<p>(6) Description</p> <p>Lands situate and being composed of part of Evadere Avenue, west of Maple Leaf Avenue North according to Plan 96, NP 436, formerly in the Township of Bertie, now in the Town of Fort Erie, in the Regional Municipality of Niagara and designated as Parts 1 and 2 on Reference Plan 59R-11041.</p>		
<p>Additional: See Schedule <input type="checkbox"/></p>	<p>(7) This Document Contains:</p>	<p>(a) Redescription New Easement Plan/Sketch <input type="checkbox"/></p>	<p>(b) Schedule for:</p> <p>Description <input type="checkbox"/> Additional Parties <input type="checkbox"/> Other <input type="checkbox"/></p>

(8) This Document provides as follows:

(See Schedule)

I, Carolyn J. Kett, do solemnly declare that the attached by-law affects the lands in Box 6.

I make this solemn declaration conscientiously believing it to be true and knowing that it is of the same force and effect as if made under oath.

Continued on Schedule ☒

(9) This Document relates to instrument number(s)

(10) Party(ies) (Set out Status or Interest)

Name(s)	Signature(s)	Date of Signature
THE CORPORATION OF THE TOWN OF FORT ERIE	<i>Carolyn J. Kett</i> Carolyn J. Kett, Town Clerk	2000 05 30

(11) Address for Service

1 MUNICIPAL CENTRE DRIVE, FORT ERIE, ON L2A 2S6

(12) Party(ies) (Set out Status or Interest)

Name(s)	Signature(s)	Date of Signature

(13) Address for Service

(14) Municipal Address of Property

Part of Evadere Avenue,
west of Maple Leave Ave.
North - unopened road
allowance

(15) Document Prepared by:

Carolyn J. Kett
Town Clerk
1 Municipal Centre Drive
Fort Erie, ON
L2A 2S6

FOR OFFICE USE ONLY

Fees and Tax	
Registration Fee	\$50.00
Total	\$50.00

Transfer/Deed of Land

Form 1 — Land Registration Reform Act

A

<p style="writing-mode: vertical-rl; transform: rotate(180deg);">FOR OFFICE USE ONLY</p> <div style="text-align: center;"> <p>769821</p> <p>CERTIFICATE OF REGISTRATION OF TRANSFER OF LAND NORTH YORK/SOUTH YORK</p> <p>00 06 15 10</p> <p>Additional: See Schedule <input type="checkbox"/></p> </div> <p>Executions</p> <p>Additional: See Schedule <input type="checkbox"/></p>		<p>(1) Registry <input checked="" type="checkbox"/> Land Titles <input type="checkbox"/></p>		<p>(2) Page 1 of 3 pages</p>									
		<p>(3) Property Identifier(s) Block Property Additional: See Schedule <input type="checkbox"/></p>											
		<p>(4) Consideration TEN THOUSAND, FIVE HUNDRED AND THIRTY-TWO Dollars \$ 10,532.00</p>											
		<p>(5) Description This is a: Property Division <input type="checkbox"/> Property Consolidation <input type="checkbox"/></p> <p>Town of Fort Erie, Regional Municipality of Niagara, being Part of Evadere Avenue, Plan 436, designated as Part 1 on Plan 59R-11041.</p> <p>By-Law 102-2000, which authorizes the closing and conveying of the said road allowance, registered as instrument number <u>769820</u>.</p>											
<p>(6) This Document Contains (a) Redescription New Easement Plan/Sketch <input type="checkbox"/> (b) Schedule for Description <input type="checkbox"/> Additional Parties <input type="checkbox"/> Other <input checked="" type="checkbox"/></p>		<p>(7) Interest/Estate Transferred Fee Simple</p>											
<p>(8) Transferor(s) The transferor hereby transfers the land to the transferee and certifies that the transferee is not a minor or an incompetent person.</p> <table style="width:100%;"> <tr> <td style="width:40%;">Name(s) THE CORPORATION OF THE TOWN OF FORT ERIE</td> <td style="width:30%;">Signature(s) Per: Carolyn Kett, Clerk Per: Wayne H. Redekop, Mayor</td> <td style="width:30%;">Date of Signature Y M D 2000 05 30 2000 05 30</td> </tr> </table>						Name(s) THE CORPORATION OF THE TOWN OF FORT ERIE	Signature(s) Per: Carolyn Kett, Clerk Per: Wayne H. Redekop, Mayor	Date of Signature Y M D 2000 05 30 2000 05 30					
Name(s) THE CORPORATION OF THE TOWN OF FORT ERIE	Signature(s) Per: Carolyn Kett, Clerk Per: Wayne H. Redekop, Mayor	Date of Signature Y M D 2000 05 30 2000 05 30											
<p>(9) Spouse(s) of Transferor(s) I hereby consent to this transaction</p> <table style="width:100%;"> <tr> <td style="width:40%;">Name(s)</td> <td style="width:30%;">Signature(s)</td> <td style="width:30%;">Date of Signature Y M D</td> </tr> </table>						Name(s)	Signature(s)	Date of Signature Y M D					
Name(s)	Signature(s)	Date of Signature Y M D											
<p>(10) Transferor(s) Address for Service 1 Municipal Centre Drive, Fort Erie, Ontario L2A 2S6</p>													
<p>(11) Transferee(s)</p> <table style="width:100%;"> <tr> <td style="width:60%;">Name(s) EARL, Baden Lawrence</td> <td style="width:40%;">Date of Birth Y M D 1951 06 12</td> </tr> </table>						Name(s) EARL, Baden Lawrence	Date of Birth Y M D 1951 06 12						
Name(s) EARL, Baden Lawrence	Date of Birth Y M D 1951 06 12												
<p>(12) Transferee(s) Address for Service P. O. Box 103, Ridgeway, Ontario L0S 1N0</p>													
<p>(13) Transferor(s) The transferor verifies that to the best of the transferor's knowledge and belief, this transfer does not contravene section 50 of the Planning Act.</p> <table style="width:100%;"> <tr> <td style="width:30%;">Signature</td> <td style="width:30%;">Date of Signature Y M D</td> <td style="width:30%;">Signature</td> <td style="width:30%;">Date of Signature Y M D</td> </tr> </table> <p>Solicitor for Transferor(s) I have explained the effect of section 50 of the Planning Act to the transferor and I have made inquiries of the transferor to determine that this transfer does not contravene that section and based on the information supplied by the transferor, to the best of my knowledge and belief, this transfer does not contravene that section. I am an Ontario solicitor in good standing.</p> <table style="width:100%;"> <tr> <td style="width:30%;">Name and Address of Solicitor</td> <td style="width:30%;">Signature</td> <td style="width:30%;">Date of Signature Y M D</td> <td style="width:30%;">Date of Signature Y M D</td> </tr> </table>						Signature	Date of Signature Y M D	Signature	Date of Signature Y M D	Name and Address of Solicitor	Signature	Date of Signature Y M D	Date of Signature Y M D
Signature	Date of Signature Y M D	Signature	Date of Signature Y M D										
Name and Address of Solicitor	Signature	Date of Signature Y M D	Date of Signature Y M D										
<p>(14) Solicitor for Transferee(s) I have investigated the title to this land and to abutting land where relevant and I am satisfied that the title records reveal no contravention as set out in subclause 50 (22) (c) (ii) of the Planning Act and that to the best of my knowledge and belief this transfer does not contravene section 50 of the Planning Act. I act independently of the solicitor for the transferor(s) and I am an Ontario solicitor in good standing.</p> <table style="width:100%;"> <tr> <td style="width:30%;">Name and Address of Solicitor</td> <td style="width:30%;">Signature</td> <td style="width:30%;">Date of Signature Y M D</td> <td style="width:30%;">Date of Signature Y M D</td> </tr> </table>						Name and Address of Solicitor	Signature	Date of Signature Y M D	Date of Signature Y M D				
Name and Address of Solicitor	Signature	Date of Signature Y M D	Date of Signature Y M D										
<p>(15) Assessment Roll Number of Property City Mun Map Sub Par Not Assigned</p>				<p>Fees and Tax</p> <table style="width:100%;"> <tr> <td style="width:50%;">Registration Fee</td> <td style="width:50%;"></td> </tr> <tr> <td>Land Transfer Tax</td> <td></td> </tr> <tr> <td></td> <td></td> </tr> <tr> <td>Total</td> <td></td> </tr> </table>		Registration Fee		Land Transfer Tax				Total	
Registration Fee													
Land Transfer Tax													
Total													
<p>(16) Municipal Address of Property Vacant Land, Evadere Avenue, Plan 436 RIDGEWAY, Ontario</p>		<p>(17) Document Prepared by: RUCH & WILLIAMS 43 Jarvis Street, P.O. Box 8, FORT ERIE, Ontario L2A 5M6 File: R-13804</p>											

SCHEDULE

The Transferee, by the acceptance and registration of this Transfer, covenants and agrees that the lands which are more particularly described in Box 6 hereof, shall merge in title with the transferee's abutting lands such that the herein described lands cannot be sold again separately, unless a consent is obtained under the provisions of the Planning Act.

Affidavit of Residence and of Value of the Consideration
Form 1 — Land Transfer Tax Act

Refer to all instructions on the reverse side.

IN THE MATTER OF THE CONVEYANCE OF (insert brief description of land) Part of Evadere Avenue, Plan 436, designated
as Part 1 on Plan 59R-11041, Town of Fort Erie, Regional Municipality of Niagara.BY (print names of all transferors in full) The Corporation of the Town of Fort ErieTO (see instruction 1 and print names of all transferees in full) Baden Lawrence EarlI, (see instruction 2 and print name(s) in full) Baden Lawrence Earl

MAKE OATH AND SAY THAT:

1. I am (place a clear mark within the square opposite that one of the following paragraphs that describes the capacity of the deponent(s)): (see instruction 2)

☐ (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 (insert name(s) of principal(s)) _____

_____ described in paragraph(s) (a), (b), (c) above; (strike out references to inapplicable paragraphs)

☐ (e) The President, Vice-President, Manager, Secretary, Director, or Treasurer authorized to act for (insert name(s) of corporation(s)) _____

_____ described in paragraph(s) (a), (b), (c) above; (strike out references to inapplicable paragraphs)

☐ (f) A transferee described in paragraph () (insert only one of paragraph (a), (b) or (c) above, as applicable) and am making this affidavit on my own behalf and on behalf of (insert name of spouse) _____ who is my spouse described

in paragraph () (insert only one of paragraph (a), (b) or (c) above, as applicable) and as such, I have personal knowledge of the facts herein deposed to.

2. (To be completed where the value of the consideration for the conveyance exceeds \$400,000).

I have read and considered the definition of "single family residence" set out in clause 1(1)(j) of the Act. The land conveyed in the above-described conveyance

☐ contains at least one and not more than two single family residences.☐ does not contain a single family residence.☐ contains more than two single family residences. (see instruction 3)**Note:** Clause 2(1)(d) imposes an additional tax at the rate of one-half of one per cent upon the value of consideration in excess of \$400,000 where the conveyance contains at least one and not more than two single family residences.

3. I have read and considered the definitions of "non-resident corporation" and "non-resident person" set out respectively in clauses 1(1)(f) and (g) of the Act and each of the following persons to whom or in trust for whom the land is being conveyed in the above-described conveyance is a "non-resident corporation" or a "non-resident person" as set out in the Act. (see instructions 4 and 5) _____

4. THE TOTAL CONSIDERATION FOR THIS TRANSACTION IS ALLOCATED AS FOLLOWS:

(a) Monies paid or to be paid in cash \$ 10,532.00(b) Mortgages (i) Assumed (show principal and interest to be credited against purchase price) \$ NIL(ii) Given back to vendor \$ NIL(c) Property transferred in exchange (detail below) \$ NIL(d) Securities transferred to the value of (detail below) \$ NIL(e) Liens, legacies, annuities and maintenance charges to which transfer is subject \$ NIL(f) Other valuable consideration subject to land transfer tax (detail below) \$ NIL(g) VALUE OF LAND, BUILDING, FIXTURES AND GOODWILL SUBJECT TO LAND TRANSFER TAX (Total of (a) to (f)) \$ 10,532.00 \$ 10,532.00

(h) VALUE OF ALL CHATTELS - items of tangible personal property

(Retail Sales Tax is payable on the value of all chattels unless exempt under the provisions of the "Retail Sales Tax Act", R.S.O. 1990, c.454, as amended)

\$ NIL(i) Other consideration for transaction not included in (g) or (h) above \$ NIL(j) TOTAL CONSIDERATION \$ 10,532.00All Blanks
Must Be
Filled In.
Insert "Nil"
Where
Applicable.

5. If consideration is nominal, describe relationship between transferor and transferee and state purpose of conveyance. (see instruction 6)

Not Applicable.6. If the consideration is nominal, is the land subject to any encumbrance? Not Applicable.7. Other remarks and explanations, if necessary. Not Applicable.Sworn before me at the Town of Fort Erie
in the Regional Municipality of Niagara
this 29 day of May, 2000.

(year)

A Commissioner for taking Affidavits, etc.

signature(s)
BADEN LAWRENCE EARL

Property Information Record

A. Describe nature of instrument: Transfer
B. (i) Address of property being conveyed (if available) Vacant Land, Part of Evadere Road, Plan 436, Part 1 on 59R-11041
(ii) Assessment Roll No. (if available) Not AssignedC. Mailing address(es) for future Notices of Assessment under the Assessment Act for property being conveyed (see instruction 7) 129 Maple Leaf Avenue, North, R.R. #2, Ridgeway, Ontario L0S 1N0D. (i) Registration number for last conveyance of property being conveyed (if available) _____
(ii) Legal description of property conveyed. Same as in D.(i) above. Yes ☐ No ☒ Not known ☐

E. Name(s) and address(es) of each transferee's solicitor

RUCH & WILLIAMS43 Jarvis Street, P.O. Box 8,
FORT ERIE, Ontario L2A 5M6

For Land Registry Office Use Only

Registration No. _____

Registration Date _____

Land Registry Office No. _____

School Tax Support (Voluntary Election) See reverse for explanation

(a) Are all individual transferees Roman Catholic? Yes ☐ No ☐(b) If Yes, do all individual transferees wish to be Roman Catholic Separate School Supporters? Yes ☐ No ☐(c) Do all individual transferees have French Language Education Rights? Yes ☐ No ☐(d) If Yes, do all individual transferees wish to support the French Language School Board (where established)? Yes ☐ No ☐

NOTE: As to (c) and (d) the land being transferred will be assigned to the French Public School Board or Separate School Board depending on the results of the election.