



Notice of Fulfillment of Condition(s) Agreement of Purchase and Sale



Form 124

for use in the Province of Ontario

BUYER: Thomas Van Veen

SELLER: Colleen Nancy Mulholland & Vincent Paul Mulholland

REAL PROPERTY: 79 Southshore Cres Hamilton Ontario L8E0J3

In accordance with the terms and conditions of the Agreement of Purchase and Sale dated the 12 day of March

2019, regarding the above property, I/We hereby confirm that I/We have fulfilled the condition(s) which read(s) as follows:

This Offer is conditional upon the Buyer arranging financing, at the Buyer's own expense, in the Buyer's sole and absolute discretion. Unless the Buyer gives notice in writing delivered to the Seller personally or in accordance with any other provisions for the delivery of notice in this Agreement of Purchase and Sale or any Schedule thereto not later than 6:00 p.m. on March 15, 2019, that this condition is fulfilled, this Offer shall be null and void and the deposit shall be returned to the Buyer in full without deduction. This condition is included for the benefit of the Buyer and may be waived at the Buyer's sole option by notice in writing to the Seller as aforesaid within the time period stated herein.

This offer is conditional upon the Buyer and the Buyer's lawyer reviewing the Status Certificate and Attachments and finding the Status Certificate and Attachments satisfactory in the Buyer's and Buyer's lawyer's sole and absolute discretion. The Seller agrees to request at the Seller's expense, the Status Certificate and Attachments within one (1) days of acceptance of this Offer. Unless the buyer gives notice in writing to the Seller personally or in accordance with any other provisions for the delivery of notice in this Agreement of Purchase and Sale or any Schedule thereto not later than 6:00 p.m. on March 15, 2019, that this condition is fulfilled, this Offer shall be null and void and the deposit shall be returned to the Buyer in full without deduction. This condition is included for the benefit of the Buyer and may be waived at the Buyer's sole option by notice in writing to the Seller as aforesaid within the time period stated herein.

All other terms and conditions in the aforementioned Agreement of Purchase and Sale to remain unchanged.

For the purposes of this Notice of Fulfillment of Condition, "Buyer" includes purchaser and "Seller" includes vendor.

DATED at Mississauga, Ontario, at 4:45 p.m. this 15 day of March 2019 (a.m./p.m.)

SIGNED, SEALED AND DELIVERED in the presence of:

IN WITNESS whereof I have hereunto set my hand and seal:

(Witness)

Thomas Van Veen
(Buyer/Seller)
3/15/2019 12:42:57 PM EDT

03/15/2019
(Seal) (Date)

(Witness)

(Buyer/Seller)

(Seal) (Date)

Receipt acknowledged at this day of 20 by: (a.m./p.m.)

Print Name: Signature:

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