

Form 24

Request to Revise the Registration and Certificate of Legal Effect

Land Registration Act, S.N.S. 2001, c.6, subsection 18(13)

Land Registration Administration Regulations subsections 14(1), 15(2)& 17(4)

Registration District: West Hants

Registrant User Number: 435

Submitter's Name/Firm: Harold G. S. Adams

IN THE MATTER OF Parcel Identification Number (PID)

PID: 45274610
PID:
<i>Expand box for additional PIDs</i>

AND IN THE MATTER OF current Registered Owner(s): McDow Capital Inc.

AND IN THE MATTER OF [select one]

- the transfer of registered ownership of the above noted PID(s) to (*insert name of transferee*) _____
- the registration of a Tenant in Common interest in the above noted PID that has not been registered pursuant to the *Land Registration Act* and is currently owned by (*insert name of current unregistered Tenant in Common owner*) _____.

TAKE NOTICE THAT the transferee interest holder (*select one*) hereby requests a revision of the registration of the above noted parcel(s) as set out below.

I HEREBY CERTIFY THAT:

- The legal description of the parcel contained, or referred to, in the attached document is identical to the legal description contained in the parcel register for the property.
- By virtue of the attached document, the following registered interests are changed in the parcel's registration (*insert N/A if not applicable*):

Instrument Type/Code	Amending Agreement/222
Expiry Date (if applicable)	n/a
Interest Holder and Type to be Removed (if applicable)	n/a

HANTS COUNTY LAND REGISTRATION OFFICE	<u>81129539</u>	—	—
I certify that this document was registered as shown here.	Document #	Book	Page(s)
<u>Tiga Landzaat</u> , Registrar	<u>DEC 22 2004</u>		
	MM DD YYYY		<u>15:55</u>
			Time

Interest Holder and Type to be Added (if applicable) <i>Note: include qualifier (e.g. Estate of, Executor, Trustee, Personal Representative) if applicable</i>	n/a
Mailing Address of Interest Holder Added (if applicable)	n/a
Manner of Tenure (if applicable)	n/a
Access Type to be Removed (if applicable)	n/a
Access Type to be Added (if applicable)	n/a
Non-Resident (To eligible lawyer's information and belief) (Yes/No?)	No
Reference to Related Instrument in Names-Based Roll/Parcel Register (if applicable)	n/a

3. By virtue of the attached document, the following recorded interests are changed in the parcel's registration (*insert N/A if not applicable*):

Instrument Type/Code	n/a
Expiry Date (if applicable)	n/a
Interest Holder and Type to be Removed (if applicable)	n/a
Interest Holder and Type to be Added (if applicable) <i>Note: include qualifier (e.g. Estate of, Executor, Trustee, Personal Representative) if applicable</i>	n/a
Mailing Address of Interest Holder Added (if applicable)	n/a
Reference to Related Instrument in Names-Based Roll/Parcel Register (if applicable)	n/a

4. By virtue of the attached document, the following Tenant in Common interests not registered pursuant to the Land Registration Act are changed in the parcel's registration (*insert N/A if not applicable*):

Instrument Type/Code	n/a
Expiry Date (if applicable)	n/a
Interest Holder and Type to be Removed (if applicable)	n/a
Interest Holder and Type to be Added (if applicable) <i>Note: include qualifier (e.g. Estate of, Executor, Trustee, Personal Representative) if applicable</i>	n/a
Mailing Address of Interest Holder Added (if applicable)	n/a
Reference to Related Instrument in Names-Based Roll/Parcel Register (if applicable)	Doc # 75725805

5. After reviewing the judgment roll with respect to the current registered owner(s) of the registered interest in the parcel, the following judgments are to be incorporated into the parcel register (*if no judgments enter 'Nil'*):

Instrument Type / Code	Interest Holder Type	Interest Holder/Mailing address	Names-Based Roll Reference (If applicable)
n/a			

6. By virtue of the attached document, the following benefits or appurtenances (e.g. right of way benefits) are changed in the parcel's registration (*insert N/A if not applicable*):

Instrument Type/Code	n/a
Expiry Date (if applicable)	n/a
Interest Holder and Type to be Removed (if applicable)	n/a
Interest Holder and Type to be Added (if applicable) <i>Note: include qualifier (e.g. Estate of, Executor, Trustee, Personal Representative) if applicable</i>	n/a
Mailing Address of Interest Holder Added (if applicable)	n/a

7. By virtue of the attached document, the following burdens (e.g. right of way in favour of another person or parcel) are changed in the parcel's registration (*insert N/A if not applicable*):

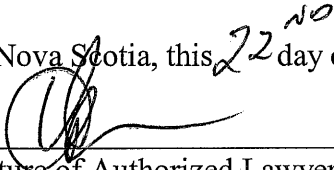
Instrument Type/Code	Amending Agreement/222
Expiry Date (if applicable)	n/a
Interest Holder and Type to be Removed (if applicable)	n/a
Interest Holder and Type to be Added (if applicable) <i>Note: include qualifier (e.g. Estate of, Executor, Trustee, Personal Representative) if applicable</i>	Municipality of the District of West Hants, Party to An Agreement, Burden
Mailing Address of Interest Holder Added (if applicable)	76 Morrison Drive P.O. Box 3000 Windsor, NS B0N 2T0

8. By virtue of the attached document I request that the following textual description of the qualifications on the registered interest in the above-noted parcel be changed (*insert N/A if not applicable*):

Textual Description to be Removed (remove any existing textual description being changed, added to or altered in anyway)	n/a
Textual Description to be Added (insert replacement textual description)	n/a

9. It is appropriate to revise the parcel registration as certified herein.

DATED at Windsor, in the County of Hants, Province of Nova Scotia, this ^{22nd} day of December, 2004.


 Signature of Authorized Lawyer
 Name: Harold G. S. Adams
 Address: 189 Gerrish Street
PO Box 2379
Windsor, NS B0N 2T0
 Phone: (902) 798-8384
 Email: adamsco@ns.sympatico.ca
 Fax: (902) 798-0432

- This document also affects non-land registration parcels. A certified true copy for registration in the Registry of Deeds is attached.

THIS AMENDING AGREEMENT made this 13th day of December, 2004

BETWEEN:

THE MUNICIPALITY OF THE DISTRICT OF WEST HANTS, a body corporate pursuant to the Municipal Government Act, having its chief place of business at 76 Morison Drive, Wentworth Creek, in the County of Hants, Province of Nova Scotia,

(Hereinafter referred to as the "Municipality")

OF THE FIRST PART

- and -

McDOW CAPITAL INC., a body corporate, with head office at Vaughans, in the County of Hants and Province of Nova Scotia,

(Hereinafter referred to as the "Owner")

OF THE SECOND PART

WHEREAS Just Perfect Solitude Limited and the Municipality entered into a Development Agreement, said agreement being attached hereto as Schedule "A", dated the 14th day of June, 2004, and recorded at the Registry of Deeds at Windsor, in the County of Hants, Province of Nova Scotia, on the 22nd day of June, 2004, as Document # 75725805;

AND WHEREAS Just Perfect Solitude Limited transferred ownership of the property described as Schedule "A" to McDow Capital Inc. on the 15th day of June, 2004, and recorded at the Registry of Deeds at Windsor, in the County of Hants, Province of Nova Scotia, on the 1st day of October, 2004, as Document # 76393348;

AND WHEREAS the Owner wishes to amend the development agreement to allow the development officer to issue up to twelve (12) development permits for dwellings prior to the construction of the access road and bridge;

AND WHEREAS the Council of the Municipality of the District of West Hants approved this request at a meeting held on October 12th, 2004, pursuant to Policies 25A, 25B, 25C and 25D of the Areas Two and Three Municipal Planning Strategy;

NOW THEREFORE THIS AGREEMENT WITNESSETH THAT for and in consideration of the mutual covenants herein contained, the Owner and the Municipality hereby agree as follows:



Subsection 6.3 of the Development Agreement is amended by deleting the word "ten" and number "(10)" in the phrase

"...the Development Officer may issue up to ten (10) development permits for dwellings prior to completion of the Bridge and Access Road...",

and substituting with the word "twelve" and number "(12)", to state the following:

"...the Development Officer may issue up to twelve (12) development permits for dwellings prior to completion of the Bridge and Access Road..."

IN WITNESS WHEREOF this agreement was properly executed by the respective parties on the day and year first above written.

SIGNED, SEALED AND DELIVERED)
in the presence of:)

Lobby Kohle)
Witness)

Lobby Kohle)
Witness)

Maureen Manning)
Witness)

_____)
Witness)

MUNICIPALITY OF THE DISTRICT OF WEST HANTS

Per: *Richard Daughness*
WARDEN

Per: *DN Bennett*
C.A.O., Clerk-Treasurer

McDOW CAPITAL INC.

Per: _____

Per: _____



BDM

PROVINCE OF NOVA SCOTIA
COUNTY OF HANTS

ON THIS 13th day of Dec., A.D. 2004, before me, the subscriber, personally came and appeared Rathy Kehoe, a subscribing witness to the foregoing Indenture, who, having been by me duly sworn, made oath and said that **THE MUNICIPALITY OF THE DISTRICT OF WEST HANTS**, one of the parties thereto, caused the same to be executed in its name and on its behalf and its corporate seal to be thereunto affixed in her presence.

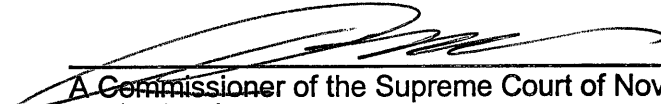


A Commissioner of the Supreme Court of Nova Scotia

ANNIE M. HARVEY
A Commissioner of the
Supreme Court of Nova Scotia

PROVINCE OF NOVA SCOTIA
COUNTY OF HANTS

ON THIS 22nd day of NOVEMBER, A.D. 2004, before me, the subscriber, personally came and appeared DARLENE MANNING, a subscribing witness to the foregoing Indenture, who, having been by me duly sworn, made oath and said that **McDOW CAPITAL INC.**, one of the parties thereto, caused the same to be executed in its name and on its behalf and its corporate seal to be thereunto affixed in her presence.



A Commissioner of the Supreme Court of Nova Scotia

BARAISTER
R MICHAEL MACKENZIE

