

Construction Lien Act, 1983
CERTIFICATE OF SUBSTANTIAL PERFORMANCE
OF THE CONTRACT UNDER SECTION 32 OF THE ACT

.....CITY OF OTTAWA
County; District of Regional Municipality; City or Borough of Municipality
of Metropolitan Toronto in which premises are situated

This is to certify that the contract for the following improvements:

.....CARLINGWOOD SHOPPING CENTRE UNITS 50, 51 and 52 REDEMISE SHELL for RBC.....

.....2121 CARLING AVENUE, OTTAWA, ONTARIO.....
(Street address and city, town, etc., or if there is no street address, the location of the premises)

.....LANDLORD INTERIOR DEMOLITION and REDEMISING SHELL WORK.....
(short description of improvement)

to the above premises was substantially performed on.....DECEMBER 17, 2021...
(date substantially performed)

Date certificate signed...ANTONIO ZAGARIA..........DECEMBER 20, 2021...
(payment certifier where there is one)

.....
(owner and contractor, where there is no payment certifier)

Name of Owner...OPB REALTY INC c/o STRATHALLEN PROPERTY MANAGEMENT INC.....

Address of Owner...2 BLOOR STREET WEST, SUITE 1001, TORONTO, ONTARIO.....

Name of Contractor...BROFORT INC.

Address of Contractor...2161 THURSTON DRIVE, OTTAWA, ONTARIO.....

Name of Payment Certifier...LLA ARCHITECTURE + INC.....

Address.....700 LAWRENCE AVENUE WEST, SUITE 365A, TORONTO, ONTARIO.....

(Use A or B whichever is appropriate)

A. Identification of premises for preservation of liens:

.....PARCEL A-3, SECTION 316039, PART BLOCK A, PLAN 316039, BEING PARTS
1, 2, 3, 4, 5, 6, 7, 8 AND 9, PLAN 4R-4502 (LEASEHOLD), SUBJECT TO LT366739,
REGIONAL MUNICIPALITY OF OTTAWA-CARLTON. PART BLOCK A, PLAN 316039,
PEING PART 1, PLAN 5R-6430, CITY OF OTTAWA, REGIONAL MUNICIPALITY OF
OTTAWA-CARLETON.....
(where liens attach to premises, reference to lot and plan or instrument registration number)

B. Office to which claim for lien and affidavit must be given to preserve lien:

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(where lien do not attach to premises)