

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

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

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

..... SPORTCHEK.....

..... UNIT# 2004 - 1800, SHEPPARD AVE EAST . TORONTO, ONTARIO.....
(Street address and city, town, etc., or if there is no street address, the location of the premises)

..... INTERIOR FIT-UP.....
(short description of improvement)

to the above premises was substantially performed on.....APRIL 12, 2023.....
(date substantially performed)

Date certificate signed.....ANTONIO ZAGARIA..........APRIL 26, 2023.....

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

Name of Owner...SPORTCHEK.....

Address of Owner110 – 205 QUARRY PARK BLVD, SE, CALGARY, ALBERTA.....

Name of Contractor.....ROYALTY GENERAL CONSTRUCTION LTD.....

Address of Contractor...386 BERING AVE, ETOBICOKE, 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:

Pin 10048-0083 (LT)

FIRSTLY: Parts Lot 16 and 17, Concession 3, East of Yonge Street, designated as Part 4 on Plan R-3563, save and except those portions of said Lots 16 and 17, Concession 3, East of Yonge Street, designated as Part 5, 6 and 7 on Plan 66R-13970; **SECONDLY:** Part of Lot 1, Expropriation Plan MX-41 designated as Parts 2 and 3 on Plan 66R-13970. Plan BA-2408 registered as D948 confirms part of the boundaries of the land -see C522526. Plan BA-658 registered as D293 confirms part of the boundaries of this land – see A501297. **SAVE AND EXCEPT** Part of Lot 16 Concession 3, East of Yonge Street designated as parts 1, 2, 3, 4, 6, 8, 14, 16, 17, 20, 23, 24, 27, 28, 34, 35, 50 and 66 on Plan 66R-17954; City of Toronto.

Being the whole of PIN No. 10048-0083 (LT)

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(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)