

FORM 9
CERTIFICATE OF SUBSTANTIAL PERFORMANCE OF THE
CONTRACT UNDER SECTION 32 OF THE ACT

Construction Act

City of Peterborough

(County/District/Regional Municipality/Town/City in which premises are situated)

863 Chemong Road, Unit 18 Peterborough ON K9H 5Z5

(street address and city, town, etc., or, if there is no street address, the location of the premises)

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

Tenant Fit up of a new COBS Bread Bakery

(short description of the improvement)

to the above premises was substantially performed on June 7, 2023

(date substantially performed)

Date certificate signed: 09062023

(payment certifier where there is one - signature required)

(owner and contractor, where there is no payment certifier - signatures required)

Name of owner: COBS Bread (BD Canada Ltd.)

Address for service: 210-1100 Melville Street, Vancouver BC V6E 4A6

Name of contractor: SBC Group Inc o/a Group Construction

Address for service: PO Box 81 Stouffville On L4A 7Z4

Name of payment certifier (where applicable): _____

Address: _____

(Use A or B, whichever is appropriate)

☒ A. Identification of premises for preservation of liens:

See Attached for Details

(if a lien attaches to the premises, a legal description of the premises, including all property identifier numbers and addresses for the premises)

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

(if the lien does not attach to the premises, the name and address of the person or body to whom the claim for lien must be given)

Legal Description

December 14, 2022 10:32 AM

PLAN 17T LOT 1 TO PT LOT 3 in the CITY OF PETERBOROUGH.

Landlord Works

December 14, 2022 10:32 AM

HVAC: ~~Minimum one new 3 ton rooftop unit to serve the customer area AND minimum one new 4 ton rooftop unit to serve the rear production area, Landlord distribution to the roof openings and internal distribution by Tenant. Landlord to provide any ducting and housing to code should any ducts run through other tenants spaces, or should the HVAC unit not sit directly above the Tenants space.~~ The landlord warrants the existing 5.0 ton split system is in good working order the day of possession and will install an additional 4.0 ton unit next to the current 5.0 ton system.

3. TENANT DEMISING WORK

Tenant will undertake to demise a unit of approximately 1,500 square feet from the entire premise as per attached Schedule A-1. In return Landlord will compensate the Tenant a total of \$53,000.00 in Tenant Inducement for the demised wall installation.

9. TENANT SIGNAGE

The Tenant may install signs in and on all external elevations of the Premises and all pylon sign locations for the Shopping Centre to the maximum extent permitted by local law and in accordance with Landlord's approval, provided that such approval shall not be unreasonably withheld, delayed or conditioned. The Landlord hereby consents to and approves the Tenant's trademarked logo, letters, font and colours used in Tenant's typical signage. The Tenant may install in any and all external windows of the Premises such window graphic appliques as are normally found in the majority of the Tenant's locations in Canada, without Landlord approval. The Tenant shall be responsible for obtaining all necessary approvals from the relevant Municipality, and the Landlord agrees to cooperate as necessary during said approval process.

SCHEDULE "A"
SITE PLAN OF LEASED PREMISES



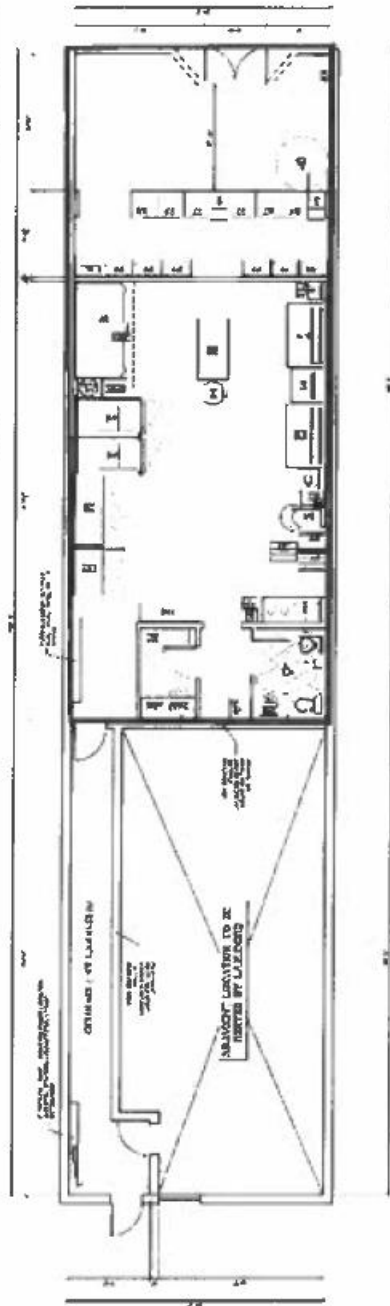
PREPARED BY

ALDO PAUL LEON, 30, 10000 E. 1st Ave.,
Denver, 10, was charged with
first degree murder in the
slaying of a woman, 27, who
was shot in the back of the
head while she sat in the
passenger seat of a car.

| EXPERIMENT LOGSHEET | |
|---------------------|-------|
| date | _____ |
| Page | _____ |
| name | _____ |
| group | _____ |
| topic | _____ |
| aim | _____ |
| theory | _____ |
| apparatus | _____ |
| procedure | _____ |
| result | _____ |
| conclusion | _____ |
| signature | _____ |
| date | _____ |

[illegible]

| AREAS | |
|----------------|------------|
| Customer Area | 587 80,PT |
| Other Area | 308 80,PT |
| Warehouse Area | 649 80,PT |
| Warehouse | 16 80,PT |
| Other | 49 80,PT |
| Store Space | 78 80,PT |
| TOTAL AREA | 1608 80,PT |



COBS BREAD

ALSO AVAILABLE - OPTION 1

PB11