

(1) Registry ☐

Land Titles ☒

(2) Page 1 of 3 pages

(3) Property Identifier(s)

Block

Property

29784-0001-29784-1283  
(Both Inclusive)

Additional:  
See  
Schedule ☐

(4) Nature of Document  
BY-LAW NO. 2

(5) Consideration

TWO Dollars \$ 2.00

(6) Description

All Units on all Levels and Common Elements comprising the property included in York Region Standard Condominium Plan No. 1253  
City of Vaughan  
Regional Municipality of York  
Land Titles Division of York Region

New Property Identifiers

Additional:  
See  
Schedule ☐

Executions

Additional:  
See  
Schedule ☐

(7) This Document Contains:

(a) Redescription  
New Easement  
Plan/Sketch ☐

(b) Schedule for:

Description ☒ Additional Parties ☐ Other ☐

(8) This Document provides as follows:  
SEE ATTACHED FOR BY-LAW CERTIFICATE

Continued on Schedule ☐

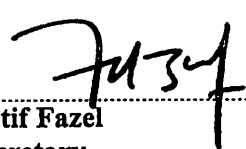
(9) This Document relates to instrument number(s)

(10) Party(ies) (Set out Status or Interest)  
Name(s)

Signature(s)

Date of Signature  
Y M D

York Region Standard Condominium Corporation No. 1253  
We have the authority to bind the Corporation

Per:   
Name: Latif Fazel  
Title: Secretary

2014 05 05

Per:   
Name: Brendan Murphy  
Title: President

2014 05 05

(11) Address for Service

c/o 1 Steelecase Road West, Unit 6, Markham, Ontario L3R 0T3

(12) Party(ies) (Set out Status or Interest)  
Name(s)

Signature(s)

Date of Signature  
Y M D

(13) Address for Service

(14) Municipal Address of Property

75,85 and 95 North Park Road  
Thornhill, Ontario

(15) Document Prepared by:

Michael C. Volpatti  
BRATTYS LLP  
Suite 200  
7501 Keele Street  
Vaughan, Ontario  
L4K 1Y2

Fees and Tax

Registration Fee

Total

**Condominium Act, 1998**

**CERTIFICATE IN RESPECT OF A BY-LAW**  
(under subsection 56(9) of the *Condominium Act, 1998*)

**York Region Standard Condominium Corporation No. 1253** (known as the "Corporation") certifies that:

1. The copy of By-law No. 2, attached as Schedule "A", is a true copy of the By-law.
2. The By-law was made in accordance with the *Condominium Act, 1998*.
3. The owners of a majority of the units of the Corporation have voted in favour of confirming the By-law.

DATED this 5<sup>th</sup> day of May, 2014.

**York Region Standard Condominium Corporation No. 1253**

Per: \_\_\_\_\_

Name: Latif Fazel  
Title: Secretary

I have authority to bind the Corporation

**YORK REGION STANDARD CONDOMINIUM CORPORATION NO. 1253**

**BY-LAW NO. 2**

Be it enacted as a by-law of YORK REGION STANDARD CONDOMINIUM CORPORATION NO. 1253 (hereinafter referred to as the "Corporation" or "this Corporation") as follows:

The directors of the Corporation may from time to time:

- (a) borrow money on the credit of the Corporation;
- (b) charge, mortgage, hypothecate or pledge all or any of the real or personal property of the Corporation, including book debts and unpaid calls, rights, powers, franchises and undertakings, to secure any such securities or any money borrowed, or other debts, or any obligation or liability of the Corporation;
- (c) delegate to such one or more of the officers and directors of the Corporation as may be designated by the directors all or any of the powers conferred by the foregoing clauses of this by-law to such extent and in such manner as the directors shall determine at the time of such delegation;
- (d) give indemnities to any director or other person who has undertaken or is about to undertake any liability on behalf of the Corporation or any Corporation controlled by it, and secure any such director or other person against loss by giving him by way of security a mortgage or charge upon the whole or any part of the real and personal property, undertaking and rights of the Corporation;
- (e) provided that any borrowing which would result in total borrowing aggregating more than TEN THOUSAND (\$10,000.00) DOLLARS shall require the approval of the owners owning a majority of the units at a duly called meeting of the owners, subject to any provision in the declaration of the Corporation which requires the Corporation to borrow an amount in excess of TEN THOUSAND (\$10,000.00) DOLLARS, in which case no such approval shall be required.

YORK REGION STANDARD CONDOMINIUM CORPORATION NO. 1253 hereby enacts the foregoing by-law having been approved by the directors of the Corporation and confirmed without variation by the declarant which owns 100 per cent of the units pursuant to the provisions of the Condominium Act, 1998, S.O. 1998, c.19, as amended.

DATED at the City of Vaughan this 5<sup>th</sup> day of May, 2014.

**YORK REGION STANDARD CONDOMINIUM CORPORATION NO. 1253**

Per: \_\_\_\_\_

Name: Latif Fazel

Title: Secretary

Per: \_\_\_\_\_

Name: Brendan Murphy

Title: President

I/We have the authority to bind the Corporation.