

**ONTARIO
SUPERIOR COURT OF JUSTICE
COMMERCIAL LIST**

THE HONOURABLE	)	FRIDAY, THE 28 TH
	)	
JUSTICE DUNPHY	)	DAY OF AUGUST, 2026

**IN THE MATTER OF THE *COMPANIES' CREDITORS
ARRANGEMENT ACT*, R.S.C. 1985, c. C-36, AS AMENDED**

**AND IN THE MATTER OF A PLAN OF COMPROMISE OR
ARRANGEMENT OF 2055226 ONTARIO INC., ALLIANCE
(SUTTON) INC., BERKSTAR DEVELOPMENT INC. AND
ROSE OPERATING I GP INC.**

MARSHALLZEHR GROUP INC.

Applicant

AND

**2055226 ONTARIO INC., ALLIANCE (SUTTON) INC., BERKSTAR DEVELOPMENT
INC., ROSE SUTTON LIMITED PARTNERSHIP AND ROSE OPERATING I GP INC.**

Respondents

UNIT SALES ORDER

THIS MOTION, made by MarshallZehr Group Inc. (the “**Applicant**”) pursuant to the *Companies’ Creditors Arrangement Act*, R.S.C. 1985, c. C-36, as amended (the “**CCAA**”) for an order, *inter alia*, (1) authorizing 2055226 Ontario Inc. (“**205 Ontario**”), on the authorization and direction of BDO Canada Limited (“**BDO**”), in its capacity as Court-appointed Monitor of 205 Ontario, Alliance (Sutton) Inc. (“**Alliance Sutton**”), Berkstar Development Inc., and Rose Operating I GP Inc. (along with Rose Sutton Limited Partnership, collectively, the “**CCAA**

Parties”) (in such capacity, the “**Monitor**”) to sell, convey, transfer, or assign the Phase 1 Units (as defined in the Affidavit of Sean Atkinson sworn August 17, 2026 (the “**First Atkinson Affidavit**”)) without the approval of this Court in respect of any transaction not exceeding \$1,100,000 excluding HST and extras (each a “**Permitted Transaction**”); (2) approving the form of a vesting order attached hereto as **Schedule “B”** to be used by the Monitor in completing a Permitted Transaction; and (3) sealing the Confidential Appendices to the First Report of the Monitor dated August 27, 2026 (the “**First Report**”) was heard this day at 330 University Avenue, Toronto, Ontario M5G 1R7 by judicial videoconference via Zoom.

ON READING the First Atkinson Affidavit and the Exhibits thereto, the Second Atkinson Affidavit sworn August 26, 2026, the pre-filing report of the Monitor dated August 17, 2026 and the First Report, and on hearing the submissions of counsel for the Applicant, counsel for the Monitor, counsel for Alliance Sutton and Alliance Homes Ltd., counsel for Ducimus Capital Inc., counsel for Sam Reisman and such other counsel as were present as appears on the Participant List, with no one else appearing for any other person although duly served as it appears from the affidavit of service of Kim Sellers dated August 27, 2026, filed,

SERVICE

1. **THIS COURT ORDERS** that the time for service and filing of the Notice of Motion and the Motion Record is hereby abridged and validated so that this Motion is properly returnable today and hereby dispenses with further service thereof.

PHASE 1 UNIT SALES

2. **THIS COURT ORDERS** that, in addition to the powers and duties of the Monitor set out in the Amended and Restated Initial Order dated August 28, 2026, the Monitor is hereby

empowered and authorized, but not obligated, to authorize and direct the CCAA Parties including 205 Ontario to sell, convey, transfer, or assign individual Phase 1 Units without the approval of this Court in respect of any transaction for the sale of the Phase 1 Units, which are currently subject to an agreement of purchase and sale and under construction, not exceeding \$1,100,000 excluding HST and extras.

APPROVAL OF FORM OF VESTING ORDER

3. **THIS COURT ORDERS** that the form of vesting order attached hereto as **Schedule “B”** be and is hereby approved for use by the Monitor in completing a Permitted Transaction with respect to the Phase 1 Units.

4. **THIS COURT ORDERS** that the Monitor and its legal counsel, Norton Rose Fulbright Canada LLP (“**Norton Rose**”) or Goldman Sloan Nash & Haber LLP (“**GNSH**”), are hereby authorized to complete each vesting order with the following information:

- (a) the name of the purchaser;
- (b) the legal description of the applicable Phase 1 Unit that form the subject matter of the Permitted Transaction; and
- (c) any encumbrances to be discharged or permitted encumbrances.

5. **THIS COURT ORDERS** that, upon completion of a draft vesting order (including completion of the blanks and schedules) by Norton Rose, GNSH or the Monitor with respect to a Permitted Transaction (a “**Completed Vesting Order**”), a representative of Norton Rose shall present the Completed Vesting Order to the Registrar of the Ontario Superior Court of Justice (Commercial List), together with a Certificate signed by the Monitor, substantially in the form

attached hereto as **Schedule “A”**, attaching a copy of the agreement of purchase and sale with the purchase price redacted confirming the name of the purchaser of the purchased Phase 1 Unit and the legal description of the purchased Phase 1 Unit. The Registrar is authorized, empowered and directed to sign, issue and enter each Completed Vesting Order as presented to it by Norton Rose.

SEALING

6. **THIS COURT ORDERS** that the Confidential Appendices to the First Report is sealed pending the completion of the sale of all of the Phase 1 Units or further Order of the Court.

SCHEDULE A
FORM OF MONITOR'S CERTIFICATE

Court File No. CL-26-00000362-0000

**IN THE MATTER OF THE *COMPANIES' CREDITORS*
ARRANGEMENT ACT, R.S.C. 1985, c. C-36, AS AMENDED**

**AND IN THE MATTER OF A PLAN OF COMPROMISE OR
ARRANGEMENT OF 2055226 ONTARIO INC., ALLIANCE
(SUTTON) INC., BERKSTAR DEVELOPMENT INC. AND
ROSE OPERATING I GP INC.**

MARSHALLZEHR GROUP INC.

Applicant

AND

**2055226 ONTARIO INC., ALLIANCE (SUTTON) INC., BERKSTAR DEVELOPMENT
INC., ROSE SUTTON LIMITED PARTNERSHIP AND ROSE OPERATING I GP INC.**

Respondents

MONITOR'S CERTIFICATE

RECITALS

A. The Applicant, MarshallZehr Group Inc. commenced these proceedings under the *Companies' Creditors Arrangement Act* in respect of 2055226 Ontario Inc ("**205 Ontario**"), Alliance (Sutton) Inc., Berkstar Development Inc., and Rose Operating I GP Inc. (along with Rose Sutton Limited Partnership, collectively, the "**CCAA Parties**") on August 24, 2026 (the "**CCAA Proceedings**").

B. Pursuant to an Order of the Honourable Justice Dunphy of the Ontario Superior Court of Justice (the "**Court**") dated August 24, 2026 (the "**Initial Order**"), BDO Canada Limited was

appointed as the monitor (in such capacity, the “**Monitor**”) of the CCAA Parties. The Initial Order was amended and restated on August 28, 2026.

C. Pursuant to an Order of the Court dated August 28, 2026 (the “**Unit Sales Order**”), the Court, *inter alia*:

- (i) authorized the CCAA Parties (“**205 Ontario**”), on the authorization and direction of the Monitor to sell, convey, transfer, or assign the Phase 1 Units without an Order of this Court in respect of any transaction not exceeding \$1,100,000 excluding HST and extras (each a “**Permitted Transaction**”);
- (ii) approved the form of a vesting order to be used by the Monitor in completing a Permitted Transaction; and
- (iii) authorized the Monitor and its legal counsel to complete a draft vesting order with respect to a Permitted Transaction and to present the completed vesting order together with a certificate of the Monitor attaching a copy of the agreement of purchase and sale with the purchase price redacted confirming the name of the purchaser and the legal description of the purchased property.

THE MONITOR CERTIFIES the following:

- 1. The 205 Ontario entered into an Agreement of Purchase and Sale with ● (the “**Purchaser**”) for the sale of the property(ies) bearing the following legal description: ● (the “**Transaction**”);
- 2. The Transaction is a Permitted Transaction; and

3. A copy of the Agreement of Purchase and Sale with the purchase price is enclosed with the Certificate.

This Certificate was delivered by the Monitor at _____ [TIME] on _____ [DATE].

**BDO Canada Limited. in its capacity as
Monitor of 2055226 Ontario Inc., Alliance
(Sutton) Inc., Berkstar Development Inc.,
and Rose Operating I GP Inc., and not in its
personal capacity**

Per: _____

Name:

Title:

SCHEDULE “B”

FORM OF VESTING ORDER

Court File No. CL-26-00000362-0000

**ONTARIO
SUPERIOR COURT OF JUSTICE
COMMERCIAL LIST**

THE HONOURABLE M _____) _____, THE _____ TH
JUSTICE _____) DAY OF _____, 202 _____

**IN THE MATTER OF THE *COMPANIES’ CREDITORS
ARRANGEMENT ACT*, R.S.C. 1985, c. C-36, AS AMENDED**

**AND IN THE MATTER OF A PLAN OF COMPROMISE OR
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**2055226 ONTARIO INC., ALLIANCE (SUTTON) INC., BERKSTAR DEVELOPMENT
INC., ROSE SUTTON LIMITED PARTNERSHIP AND ROSE OPERATING I GP INC.**

Respondents

VESTING ORDER

THIS MOTION, made by BDO Canada Limited, in its capacity as the Court-appointed Monitor (the “Monitor”) of 2055226 Ontario Inc (“**205 Ontario**”), Alliance (Sutton) Inc., Berkstar Development Inc., and Rose Operating I GP Inc. (along with Rose Sutton Limited Partnership, collectively, the “**CCAA Parties**”) for an Order vesting in _____ (the “**Purchaser**”) the right, title and interest of the CCAA Parties in and to the property described in

Schedule “B” hereto (the “**Purchased Assets**”), was heard this day at 330 University Avenue, Toronto, Ontario.

ON READING the Affidavit of Sean Atkinson sworn August 17, 2026, the Affidavit of Sean Atkinson sworn August 26, 2026, the First Report of the Monitor dated August 27, 2026 and the Order of the Honourable Justice Dunphy dated August 28, 2026:

1. **THIS COURT ORDERS AND DECLARES** that upon the delivery of a Monitor’s certificate to the Purchaser substantially in the form attached as **Schedule “A”** hereto (the “**Monitor’s Certificate**”), all of the CCAA Parties right, title and interest in and to the Purchased Assets shall vest absolutely in the Purchaser, free and clear of and from any and all security interests (whether contractual, statutory, or otherwise), hypothecs, mortgages, trusts or deemed trusts (whether contractual, statutory, or otherwise), liens, executions, levies, charges, or other financial or monetary claims, whether or not they have attached or been perfected, registered or filed and whether secured, unsecured or otherwise (collectively, the “**Claims**”) including, without limiting the generality of the foregoing: (i) any encumbrances or charges created by the Order of the Honourable Justice Dunphy dated August 24, 2026, as amended and restated by the Order of the Honourable Justice Dunphy dated August 28, 2026; (ii) all charges, security interests or claims evidenced by registrations pursuant to the *Personal Property Security Act* (Ontario) or any other personal property registry system; and (iii) those Claims listed on **Schedule “C”** hereto (all of which are collectively referred to as the “**Encumbrances**”, which term shall not include the permitted encumbrances, easements and restrictive covenants listed on **Schedule “D”**) and, for greater certainty, this Court orders that all of the Encumbrances affecting or relating to the Purchased Assets are hereby expunged and discharged as against the Purchased Assets.

2. **THIS COURT ORDERS** that upon the registration in the Land Registry Office for the Land Titles Division of York Region No. 65 of an Application for Vesting Order in the form prescribed by the *Land Titles Act* and/or the *Land Registration Reform Act*, the Land Registrar is hereby directed to enter the Purchaser as the owner of the subject real property identified in Schedule “B” hereto (the “**Real Property**”) in fee simple, and is hereby directed to delete and expunge from title to the Real Property all of the Claims listed in Schedule “C” hereto.

3. **THIS COURT ORDERS** that for the purposes of determining the nature and priority of Claims, the net proceeds from the sale of the Purchased Assets shall stand in the place and stead of the Purchased Assets, and that from and after the delivery of the Monitor’s Certificate all Claims and Encumbrances shall attach to the net proceeds from the sale of the Purchased Assets with the same priority as they had with respect to the Purchased Assets immediately prior to the sale, as if the Purchased Assets had not been sold and remained in the possession or control of the person having that possession or control immediately prior to the sale.

4. **THIS COURT ORDERS AND DIRECTS** the Monitor to file with the Court a copy of the Monitor’s Certificate, forthwith after delivery thereof.

5. **THIS COURT ORDERS** that, notwithstanding:

- (a) the pendency of these proceedings;
- (b) any applications for a bankruptcy order now or hereafter issued pursuant to the *Bankruptcy and Insolvency Act (Canada)* in respect of any of the CCAA Parties and any bankruptcy order issued pursuant to any such applications; and
- (c) any assignment in bankruptcy made in respect of any of the CCAA Parties,

the vesting of the Purchased Assets in the Purchaser pursuant to this Order shall be binding on any trustee in bankruptcy that may be appointed in respect of any of the CCAA Parties or any of the Respondents and shall not be void or voidable by creditors of the CCAA Parties, nor shall it constitute nor be deemed to be a fraudulent preference, assignment, fraudulent conveyance, transfer at undervalue, or other reviewable transaction under the *Bankruptcy and Insolvency Act* (Canada) or any other applicable federal or provincial legislation, nor shall it constitute oppressive or unfairly prejudicial conduct pursuant to any applicable federal or provincial legislation.

6. **THIS COURT HEREBY REQUESTS** the aid and recognition of any court, tribunal, regulatory or administrative body having jurisdiction in Canada or in the United States to give effect to this Order and to assist the Monitor and its agents in carrying out the terms of this Order. All courts, tribunals, regulatory and administrative bodies are hereby respectfully requested to make such orders and to provide such assistance to the Monitor, as an officer of this Court, as may be necessary or desirable to give effect to this Order or to assist the Monitor and its agents in carrying out the terms of this Order.

Schedule A – Form of Monitor’s Certificate

Court File No. CL-26-00000362-0000

**ONTARIO
SUPERIOR COURT OF JUSTICE
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IN THE MATTER OF THE *COMPANIES’ CREDITORS
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AND IN THE MATTER OF A PLAN OF COMPROMISE OR
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**2055226 ONTARIO INC., ALLIANCE (SUTTON) INC., BERKSTAR DEVELOPMENT
INC., ROSE SUTTON LIMITED PARTNERSHIP AND ROSE OPERATING I GP INC.**

Respondents

MONITOR’S CERTIFICATE

RECITALS

A. The Applicant, MarshallZehr Group Inc., commenced these proceedings under the *Companies’ Creditors Arrangement Act* in respect of 2055226 Ontario Inc (“**205 Ontario**”), Alliance (Sutton) Inc., Berkstar Development Inc., and Rose Operating I GP Inc. (together with Rose Sutton Limited Partnership, collectively, the “**CCAA Parties**”) on August 24, 2026 (the “**CCAA Proceedings**”).

B. Pursuant to an Order of the Honourable Justice Dunphy of the Ontario Superior Court of Justice (the “**Court**”) dated August 24, 2026 (the “**Initial Order**”), BDO Canada Limited was

appointed as the monitor (in such capacity, the “**Monitor**”) of the CCAA Parties. The Initial Order was amended and restated by the Order of the Honourable Justice Dunphy on August 28, 2026.

Pursuant to an Order of the Court dated August 28, 2026 (the “**Unit Sales Order**”), the Court, *inter alia*:

- (i) authorized the CCAA Parties, on the authorization and direction of the Monitor to sell, convey, transfer, or assign the Phase 1 Units without an Order of this Court in respect of any transaction not exceeding \$1,100,000 excluding HST and extras (each a “**Permitted Transaction**”);
- (ii) approved the form of a vesting order to be used by the Monitor in completing a Permitted Transaction; and
- (iii) authorized the Monitor and its legal counsel to complete a draft vesting order with respect to a Permitted Transaction and to present the completed vesting order together with a certificate of the Monitor attaching a copy of the agreement of purchase and sale with the purchase price redacted confirming the name of the purchaser and the legal description of the purchased property.

C. 205 Ontario and [NAME OF PURCHASER] (the “**Purchaser**”) entered into an Agreement of Purchase and Sale made as of [DATE OF AGREEMENT] (the “**Sale Agreement**”). On ●, the Court granted an Order vesting in the Purchaser the CCAA Parties’ right, title and interest in and to the purchased assets described in the Sale Agreement, which vesting is to be effective with respect to the purchased assets upon the delivery by the Receiver to the Purchaser of a certificate confirming (i) the payment by the Purchaser of the purchase price for the purchased assets; (ii) that

the conditions to Closing as set out in section ● of the Sale Agreement have been satisfied or waived by 205 Ontario, with the authorization of the Monitor, and the Purchaser; and (iii) the sale transaction has been completed to the satisfaction of the Monitor.

C. Unless otherwise indicated herein, terms with initial capitals have the meanings set out in the Sale Agreement.

THE MONITOR CERTIFIES the following:

1. The Purchaser has paid and the Monitor, on behalf of 205 Ontario and the other CCAA Parties, as applicable, has received the Purchase Price for the Purchased Assets payable on the Closing Date pursuant to the Sale Agreement;
2. The conditions to Closing as set out in section ● of the Sale Agreement have been satisfied or waived by 205 Ontario, with the authorization of the Monitor, and the Purchaser; and
3. The Transaction has been completed to the satisfaction of the Monitor.
4. This Certificate was delivered by the Monitor at _____ [TIME] on _____ [DATE].

**BDO CANADA LIMITED, in its capacity as
Monitor of the CCAA Parties, and not in its
personal capacity**

Per: _____

Name:

Title:

SCHEDULE “B”
PURCHASED ASSETS

SCHEDULE “C”

CLAIMS TO BE DELETED AND EXPUNGED FROM TITLE TO THE PURCHASED PROPERTY

No.	Registration No.	Registration Date	Instrument Type	Parties From	Parties To
1.	YR613496	2005/03/18	CHARGE	2055226 ONTARIO INC.	ROSE FINANCE CORP.
2.	YR2449451	2016/03/29	NOTICE	840180 ONTARIO LIMITED	N/A
3.	YR3388287	2022/03/01	CHARGE	2055226 ONTARIO INC.	MARSHALLZEHR GROUP INC.
4.	YR3388288	2022/03/01	NO ASSGN RENT GEN	2055226 ONTARIO INC.	MARSHALLZEHR GROUP INC.
5.	YR3388289	2022/03/01	POSTPONEMENT	ROSE FINANCE CORP.	MARSHALLZEHR GROUP INC.
6.	YR3388301	2022/03/01	RESTRICTION-LAND	2055226 ONTARIO INC.	N/A
7.	YR3468916	2022/08/24	POSTPONEMENT	MARSHALLZEHR GROUP INC.	BELL CANADA
8.	YR3468917	2022/08/24	POSTPONEMENT	ROSE FINANCE CORP.	BELL CANADA
9.	YR3527981	2023/02/28	POSTPONEMENT	MARSHALLZEHR GROUP INC.	THE CORPORATION OF THE TOWN OF GEORGINA
10.	YR3527982	2023/02/28	POSTPONEMENT	ROSE FINANCE CORP.	THE CORPORATION OF THE TOWN OF GEORGINA

No.	Registration No.	Registration Date	Instrument Type	Parties From	Parties To
11.	YR3480655	2022/09/26	NO CHNG ADDR INST	MARSHALLZEHR GROUP INC.	N/A
12.	YR3655048	2024/03/08	POSTPONEMENT	MARSHALLZEHR GROUP INC.	THE CORPORATION OF THE TOWN OF GEORGINA
13.	YR3655049	2024/03/08	POSTPONEMENT	ROSE FINANCE CORP.	THE CORPORATION OF THE TOWN OF GEORGINA
14.	YR3700963	2024/07/19	CHARGE	2055226 ONTARIO INC.	MARSHALLZEHR GROUP INC. and MORRISON FINANCIAL MORTGAGE CORPORATION
15.	YR3700964	2024/07/19	NO ASSGN RENT GEN	2055226 ONTARIO INC.	MARSHALLZEHR GROUP INC. and MORRISON FINANCIAL MORTGAGE CORPORATION
16.	YR3700966	2024/07/19	POSTPONEMENT	ROSE FINANCE CORP.	MARSHALLZEHR GROUP INC. and MORRISON FINANCIAL MORTGAGE CORPORATION
17.	YR3715561	2024/09/06	TRANSFER OF CHARGE	MARSHALLZEHR GROUP INC. and MORRISON FINANCIAL	MARSHALLZEHR GROUP INC., MORRISON FINANCIAL MORTGAGE

No.	Registration No.	Registration Date	Instrument Type	Parties From	Parties To
				MORTGAGE CORPORATION	CORPORATION, and DUCIMUS CAPITAL INC.
18.	YR3894474	2026/02/06	CONSTRUCTION LIEN	CHALMERS CONSTRUCTION INC.	N/A
19.	YR3906125	2026/03/17	CONSTRUCTION LIEN	MOSE DRYWALL SYSTEMS LTD.	N/A
20.	YR3909068	2026/03/27	CONSTRUCTION LIEN	AM GROUP OF COMPANIES LTD.	N/A
21.	YR3915978	2026/04/20	CONSTRUCTION LIEN	2694425 ONTARIO INC.	N/A
22.	YR3920660	2026/05/05	CERTIFICATE	CHALMERS CONSTRUCTION INC.	N/A
23.	YR3922121	2026/05/11	CERTIFICATE	AM GROUP OF COMPANIES LTD.	N/A
24.	YR3927606	2026/05/27	CONSTRUCTION LIEN	APPLEWOOD AIR CONDITIONING	N/A
25.	YR3928186	2026/05/28	CONSTRUCTION LIEN	LAKE SCUGOG LUMBER INC.	N/A
26.	YR3930059	2026/06/03	CONSTRUCTION LIEN	2331810 ONTARIO LIMITED	N/A
27.	YR3932769	2026/06/11	CERTIFICATE	2331810 ONTARIO LIMITED	N/A

No.	Registration No.	Registration Date	Instrument Type	Parties From	Parties To
28.	YR3934349	2026/06/16	CONSTRUCTION LIEN	MARTINO CONTRACTORS LTD.	N/A
29.	YR3938447	2026/06/29	CONDO LIEN/98	YORK REGION VACANT LAND CONDOMINIUM CORPORATION NO. 1532	N/A
30.	YR3938816	2026/06/30	CERTIFICATE	MARTINO CONTRACTORS LTD.	N/A
31.	YR3943581	2026/07/14	CERTIFICATE	MOSE DRYWALL SYSTEMS LTD.	N/A
32.	YR3945147	2026/07/16	CERTIFICATE	2694425 ONTARIO INC.	N/A
33.	YR3948477	2026/07/27	TRANSFER OF CHARGE	MORRISON FINANCIAL MORTGAGE CORPORATION	REISMAN, SAMUEL
34.	YR3948478	2026/07/27	NO ASSGN RENT GEN	MORRISON FINANCIAL MORTGAGE CORPORATION	REISMAN, SAMUEL

SCHEDULE “D”

PERMITTED ENCUMBRANCES, EASEMENTS AND RESTRICTIVE COVENANTS RELATED TO THE PURCHASED ASSETS

(Unaffected by the Vesting Order)

1. Any reservations, restrictions, rights of way, easements or covenants that run with the land;
2. Any registered agreements with a municipality, region or supplier of utility service including, without limitations, electricity, water, sewage, gas, telephone or cable television or other telecommunication services;
3. All laws, by-laws and regulations and all outstanding work orders, deficiency notices and notices of violation affecting the Real Property;
4. Any minor easements for the supply of utility services or other services to the Real Property, if any, or adjacent properties;
5. Encroachments disclosed by any error or omission in existing surveys of the Real Property or neighbouring properties and any title defects, encroachment or breach of a zoning or building by-law or any other applicable law, by-law or regulation which might be disclosed by a more up-to-date survey of the Lands and survey of the Lands and survey matters generally;
6. The exceptions and qualifications set forth in the *Land Titles Act* (Ontario), or amendments thereto;
7. Any reservation(s) contained in the original grant from Crown;
8. Subsection 44(1) of the *Land Titles Act* (Ontario) except paragraphs 11 and 14.
9. Provincial succession duties and escheats or forfeiture to the Crown;
10. The rights of any person who would, but for the *Land Titles Act* (Ontario) be entitled to the Lands or any part of it through length of adverse possession, prescription, misdescription or boundaries settled by convention; and
11. The following instruments registered on title to the Premises:

No.	Registration No.	Registration Date	Instrument Type	Parties From	Parties To
1.	R546691	1990/07/03	AGREEMENT	N/A	N/A
2.	YR880543	2006/09/12	NOTICE	2055226 ONTARIO INC.	THE CORPORATION OF THE TOWN OF GEORGINA
3.	YR3468915	2022/08/24	TRANSFER EASEMENT	2055226 ONTARIO INC.	BELL CANADA
4.	YR3480655	2022/08/24	TRANSFER EASEMENT	2055226 ONTARIO INC.	HYDRO ONE NETWORKS INC.
5.	YRCP1532	2022/03/04	VAC LAND CONDO PL	N/A	N/A
6.	YR3527980	2023/02/28	TRANSFER EASEMENT	2055226 ONTARIO INC.	THE CORPORATION OF THE TOWN OF GEORGINA
7.	YR3653315	2024/03/04	CONDO DECLARATION	2055226 ONTARIO INC.	N/A
8.	YR3655047	2024/03/08	NOTICE	THE CORPORATION OF THE TOWN OF GEORGINA	N/A
9.	YR3655432	2024/03/11	CONDO BYLAW/98	YORK REGION VACANT LAND CONDOMINIUM CORPORATION NO. 1532	N/A
10.	YR3655433	2024/03/11	CONDO BYLAW/98	YORK REGION VACANT LAND CONDOMINIUM CORPORATION NO. 1532	N/A
11.	YR3655434	2024/03/11	CONDO BYLAW/98	YORK REGION VACANT LAND CONDOMINIUM CORPORATION NO. 1532	N/A

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ONTARIO
SUPERIOR COURT OF JUSTICE
COMMERCIAL LIST

Proceeding Commenced at
Toronto

VESTING ORDER

NORTON ROSE FULBRIGHT CANADA LLP
222 Bay Street, Suite 3000, P.O. Box 53
Toronto, ON M5K 1E7

Jennifer Stam LSO#: 46735J
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Lawyers for BDO Canada Limited
in its Capacity as Monitor

IN THE MATTER OF THE *COMPANIES' CREDITORS ARRANGEMENT ACT*,
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**ONTARIO
SUPERIOR COURT OF JUSTICE
COMMERCIAL LIST**

Proceeding Commenced at
Toronto

**UNIT SALES ORDER
(Dated August 28, 2026)**

MILLER THOMSON LLP

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Lawyers for the Applicant