

Property:

8 ELM ON YONGE 2613

, ON ---

Type: 04 - NEW CONDOMINIUM/TOWNHOUSE

Class.: N - NEW HOME SALE

Status: Open

Offer Date: October 01, 2022

Entry Date: November 10, 2022

No Conditions

Firm Date: October 01, 2022

Close Date: January 31, 2024

Contacts:

Type	End	Name	Phone #	Address	Contact	Work/Fax
Seller	L	8 ELM DEVELOPMENT LTD PARTNERSHIP - CAPITAL	() -	8 Elm on Yonge st condos, 2613, ON, ---, CA		
Seller	L	RESERVE PROPERTIES AND CAPITAL DEVELOPMENTS		8 Elm on Yonge st condos, 2613, ON, ---, CA		
Buyer	S	JEREMY LI		ON, CA		
Solicitor	L	HARRIS, SHEAFFER LLP	(416)250-5800	4100 YONGE STREET., UNIT 610, NORTH YORK, ON, M2P-2B5, CA		(416)250-5300

Outside Brokers:

Type	End	Name	Phone #	Address	Agent	Fax
Outside Broker	S	8ELM DEVELOPMENT LIMITED	(41)638-9316	45 ST CLAIR AVENUE WEST., SUITE 1202, TORONTO, ON, M4V-1K9		

Financial:

Selling Price: \$677,787.61

Listing Comm. Rate: 0.00%

Selling Comm. Rate: 1.00%

Income	Listing	Listing Other	Selling	Selling Other	Sub-Total	HST	Total
Commission	\$0.00	\$0.00	\$6,777.88	\$0.00	\$6,777.88	\$881.12	\$7,659.00
Agents							
(A) P31 - YANG, HONG HST#:701668337RT0001	\$0.00	\$0.00	\$6,100.09	\$0.00	\$6,100.09	\$793.01	\$6,893.10

Agents:

(A) P31 - YANG, HONG

Anniversary: January 01

Selling:	100.00%	End Cnt: 0.50
Agent Base		\$6,777.88
Chairman's c	10.00%	\$677.79
		\$6,100.09

All payments will be subject to provisions set out in the Independent
Contractor Salesperson's Agreement between the parties at closing.

To the best of my knowledge the above information is correct. Dated
at MARKHAM on January 12, 2024

Agent: P31 - YANG, HONG (7)

Signature: _____

Broker of Record: LIVING REALTY INC.

Signature: _____

Trade #: A220409-A

Signature: _____

Property: R

8 ELM ON YONGE 2613

, ON ---

Type: 04 - NEW CONDOMINIUM/TOWNHOUSE

Class.: N - NEW HOME SALE

Status: Open

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No Conditions

Firm Date: October 01, 2022

Close Date: January 31, 2024

Contacts:

Type	End	Name	Phone #	Address	Contact	Work/Fax
Seller	L	8 ELM DEVELOPMENT LTD PARTNERSHIP - CAPITAL	() -	8 Elm on Yonge st condos, 2613, ON, ---, CA		
Seller	L	RESERVE PROPERTIES AND CAPITAL DEVELOPMENTS		8 Elm on Yonge st condos, 2613, ON, ---, CA		
Buyer	S	JEREMY LI		ON, CA		
Solicitor	L	HARRIS, SHEAFFER LLP	(416)250-5800	4100 YONGE STREET,, UNIT 610, NORTH YORK, ON, M2P-2B5, CA		(416)250-5300

Outside Brokers:

Type	End	Name	Phone #	Address	Agent	Fax
Outside Broker	S	8ELM DEVELOPMENT LIMITED	(41)638-9316	45 ST CLAIR AVENUE WEST,, SUITE 1202, TORONTO, ON, M4V-1K9		

Financial:

Selling Price: \$677,787.61

Listing Comm. Rate: 0.00%

Selling Comm. Rate: 1.00%

Income	Listing	Listing Other	Selling	Selling Other	Sub-Total	HST	Total
Commission	\$0.00	\$0.00	\$6,777.88	\$0.00	\$6,777.88	\$881.12	\$7,659.00
Agents							
(A) P31 - YANG, HONG HST#:701668337RT0001	\$0.00	\$0.00	\$6,075.09	\$0.00	\$6,075.09	\$789.76	\$6,864.85

Agents:

(A) P31 - YANG, HONG

Anniversary: January 01

Selling:	100.00%	End Cnt: 0.50
Agent Base		\$6,777.88
ADMIN TRAN.		\$25.00
Chairman's c	10.00%	\$677.79
		\$6,075.09

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Contractor Salesperson's Agreement between the parties at closing.

To the best of my knowledge the above information is correct. Dated
at MARKHAM on January 12, 2024

Agent: P31 - YANG, HONG (7)

Signature: _____

Broker of Record: LIVING REALTY INC.

Signature: _____

Trade #: A220409-B

Signature: _____

Property:

Type: 04 - NEW CONDOMINIUM/TOWNHOUSE

8 ELM ON YONGE 2613

, ON ---

Class.: N - NEW HOME SALE

Status: Open

Offer Date: October 01, 2022

Entry Date: November 10, 2022

No Conditions

Firm Date: October 01, 2022

Close Date: May 31, 2027

Contacts:

Type	End	Name	Phone #	Address	Contact	Work/Fax
Seller	L	8 ELM DEVELOPMENT LTD PARTNERSHIP - CAPITAL	() -	8 Elm on Yonge st condos, 2613, ON, ---, CA		
Seller	L	RESERVE PROPERTIES AND CAPITAL DEVELOPMENTS		8 Elm on Yonge st condos, 2613, ON, ---, CA		
Buyer	S	JEREMY LI		ON, CA		
Solicitor	L	HARRIS, SHEAFFER LLP	(416)250-5800	4100 YONGE STREET,, UNIT 610, NORTH YORK, ON, M2P-2B5, CA		(416)250-5300

Outside Brokers:

Type	End	Name	Phone #	Address	Agent	Fax
Outside Broker	S	8ELM DEVELOPMENT LIMITED	(41)638-9316	45 ST CLAIR AVENUE WEST,, SUITE 1202, TORONTO, ON, M4V-1K9		

Financial:

Selling Price: \$677,787.61

Listing Comm. Rate: 0.00%

Selling Comm. Rate: 2.00%

Income	Listing	Listing Other	Selling	Selling Other	Sub-Total	HST	Total
Commission	\$0.00	\$0.00	\$13,555.75	\$0.00	\$13,555.75	\$1,762.25	\$15,318.00
Agents							
(A) P31 - YANG, HONG HST#:701668337RT0001	\$0.00	\$0.00	\$13,530.75	\$0.00	\$13,530.75	\$1,759.00	\$15,289.75

Agents:

(A) P31 - YANG, HONG

Anniversary: January 01

Selling:	100.00%	End Cnt: 0.50
Agent Base		\$13,555.75
ADMIN TRAN.		\$25.00
Chairman's c		\$0.00
		\$13,530.75

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Contractor Salesperson's Agreement between the parties at closing.

To the best of my knowledge the above information is correct. Dated
at MARKHAM on January 12, 2024

Agent: P31 - YANG, HONG (7)

Signature: _____

Broker of Record: LIVING REALTY INC.

Signature: _____

Trade #: A220409-C

Signature: _____