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ETOBICOKE 387062

THIS GRANT OF EASEMENT made in triplicate this 15th day of July
A.D. 1971

B E T W E E N:

KAGERA HOLDINGS LIMITED, a Company
incorporated under the laws of the
Province of Ontario

(hereinafter called the "Grantor")

OF THE FIRST PART

and

CANADIAN NATIONAL RAILWAY COMPANY

(hereinafter called the "Grantee")

OF THE SECOND PART

WHEREAS by conveyance dated the 24th day of June 1970 and registered in the Registry Office for the Registry Division of Toronto Boroughs and York South, No. 64 (formerly the Registry Division of the East and West Ridings of the County of York) on the 10th day of July 1970 as No. 37226 for the Borough of Etobicoke, the Grantor herein became the registered owner of the lands therein described.

AND WHEREAS the Grantee herein is the registered owner of that part of Lot 38, Concession 4, fronting the Humber in the said Borough of Etobicoke lying westerly of the original road allowance between Concessions 3 and 4 fronting the Humber in the said Borough and designated as Part 1 on a Reference Plan deposited in the said Registry Office for the Registry Division of Toronto Boroughs and York South, No. 64 (formerly the Registry Division of the East and West Ridings of the County of York) on the 24th day of July 1970 as RS-1194.

AND WHEREAS the Grantee has requested the Grantor to grant and transfer to it a right of way and easement upon, over, along and/or through the Grantor's lands so as to enable the Grantee to construct, operate and maintain an Industrial Lead Track for Railway purposes upon the Grantor's lands being composed of that part of Lot 37, in the Third Concession fronting the Humber in the northern Division of the Borough of Etobicoke in the Registry Division of Toronto Boroughs and York South, No. 64, as more particularly described in Schedule "A" hereto attached.

WITNESSETH that in consideration of the sum of TWO DOLLARS (\$2.00) of lawful money of Canada now paid by the Grantee to the Grantor (the receipt whereof is hereby acknowledged) the Grantor hereby grants to the Grantee, its successors and assigns, a right of way

SCHEDULE "A"

CANADIAN NATIONAL RAILWAY COMPANY

Description of part of Lot 37, Concession 3, P.T.H.
Borough of Etobicoke

In the Borough of Etobicoke, in the County of York and Province of Ontario, being composed of that portion of Lot 37 in the Third Concession fronting The Humber, in the Northern Division of the former Township now Borough of Etobicoke, designated as PART 2 on a reference plan deposited in the Registry Office for the Registry Division of the East and West Ridings of the County of York, as Plan RS-1202, the said part containing by admeasure-
ment an area of one acre and eight thousandths of an acre (1.008 aca.), more or less.



P.W. Dunnivant

Certified Survey Technologist

Land Survey Section
Toronto, Ontario August 6th, 1970
File: Halton No. 6

and easement upon, over, along and/or through the land described in Schedule "A" attached hereto so as to enable the Grantee to construct, operate and maintain an Industrial Lead Track for Railway purposes upon, over, along and/or through the said lands of the Grantor.

IN WITNESS WHEREOF the Grantor and the Grantee have hereunto affixed their corporate seals attested by the signatures of their proper officers duly authorized in that behalf.

SIGNED, SEALED & DELIVERED
in the presence of



KAGERA HOLDINGS LIMITED

B. Bieda
SECRETARY
A. H. L. Haan
PRESIDENT

CANADIAN NATIONAL RAILWAY COMPANY

C. D. Lane
General Manager of Real Estate Department
ASSISTANT SECRETARY

AFFIDAVIT, LAND TRANSFER TAX ACT
IN THE MATTER OF THE LAND TRANSFER TAX ACT

PROVINCE OF ONTARIO) I, A. ALLAN BROWN
Municipality of) OF THE CITY OF TORONTO
Metropolitan Toronto) in the MUNICIPALITY OF METROPOLITAN TORONTO
) Solicitor for the Grantee named in the
) within (or annexed) transfer make oath
TO WIT: } and say:

1. I am the Solicitor for the Grantee named in the
within (or annexed) transfer.

2. I have a personal knowledge of the facts stated
in this affidavit.

3. The true amount of the monies in cash and the value
of any property or security included in the consideration is as
follows:

(a) Monies paid in cash	\$	Nil
(b) Property transferred in exchange;		
Equity value \$	\$	Nil
Encumbrances \$	\$	Nil
(c) Securities transferred to the value of	\$	Nil
(d) Balances of existing encumbrances with interest owing at date of transfer	\$	Nil
(e) Monies secured by mortgage under this transaction	\$	Nil
(f) Liens, annuities and maintenance charges to which transfer is subject	\$	Nil
Total consideration	\$	Nil

4. If consideration is nominal, is the
transfer for natural love and affection?..... N/A

5. If so, what is the relationship between
Grantor and Grantee? N/A

6. Other remarks and explanations, if
necessary..... N/A

SWORN before me at the CITY
of TORONTO in the MUNICIPALITY
OF METROPOLITAN TORONTO, this
13 day of August 1971 } *A. Allan Brown*


A Commissioner, etc.

ETOBICOKE 387062

DATED 1971

750

REGISTRY - TORONTO

TORONTO PRODUCERS

AND YORK ASSOCIATION LTD. NO. 52

I CERTIFY THAT THIS INSTRUMENT IS REGISTERED

AS OF

JULY 1971

P.M.

13 AUG 1971

IN THE

Registry Office
at Toronto,
Ontario.
S. J. Rock
RECORDED

KACHEKA HOLDINGS LIMITED

- TO -

CANADIAN NATIONAL RAILWAY
COMPANY

505 University Ave
Toronto, Ont.

PROPERTY OF THE
REGISTRY OFFICE

E A S E M B N T
RE FOR 37, EOB IN ENDSK

J. H. McLean

A. A. BRIDEN
Barrister and Solicitor
505 University Avenue
TORONTO 101, Ontario

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