

The Corporation of the Township of Westmeath

By-Law 96-06

A By-Law to Acquire Land for Road Purposes

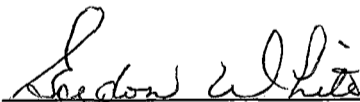
WHEREAS:

1. Under Section 191(1) of the Municipal Act, R.S.O. 1990, as amended, a Council may pass by-laws to acquire any land required for the purposes of the Corporation.
2. The persons hereinafter mentioned desire to convey to the Township the lands described in the deed hereinafter mentioned.
3. The Township requires the lands described in the said deed for the purposes of road widening altering or diverting and has agreed with the said persons to accept conveyance of the said parcels hereinafter described.

NOW THEREFORE the Municipal Council of the Corporation of the Township of Westmeath ENACTS as follows:-

- 1) That a deed of conveyance from the persons and for the lands referred to hereunder, made in favour of the Corporation of the Township of Westmeath, as a dedication, be accepted by the Township for public use, and to meet the requirements of the Township.
- 2) That Andrew Phillip Ringlet and Judith Lynn Ringlet hereby deed to the Township of Westmeath Part Lot 14, Concession West Front "E" Township of Westmeath, County of Renfrew, designated as Parts 2, 3, 4, 6, 7, 9, 10 on Reference Plan 49R-12890.
- 3) The lands referred to in Paragraph 2) are hereby established as public highways.

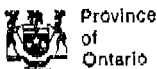
PASSED and ENACTED THIS 7th day of February, 1996



Reeve



Clerk



Transfer/Deed of Land

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A

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394011

NUMBER / NUMÉRO: Certificate of Registration / Certificat d'enregistrement

RENFREW No. 49 FEB 05 1996 3:25 PEMBROKE

New Property Identifiers: *[Signature]*

LAND REGISTRATION REGISTRATION REGISTREUR REGISTREUR Schedule

Executions: Additional: See Schedule

(1) Registry Land Titles (2) Page 1 of 2 pages

(3) Property Identifier(s): Block Property Additional: See Schedule

(4) Consideration: Road dedication to Township TWO Dollars \$ 2.00

(5) Description: This is a: Property Division Property Consolidation
Part Lot 14, Concession West Front "E", in the Township of Westmeath, in the County of Renfrew designated as Parts 2, 3, 4, 6, 7, 9 and 10 on Reference Plan 49R-12890.

(6) This Document Contains: (a) Redescription New Easement Plan/Sketch (b) Schedule for: Description Additional Parties Other (7) Interest/Estate Transferred Fee Simple

(8) Transferor(s) The transferor hereby transfers the land to the transferee and certifies that the transferor is at least eighteen years old and that We are spouses of one another.

Name(s)	Signature(s)	Date of Signature Y M D
RINGLET, Andrew Phillip	<i>[Signature]</i>	1995 12 21
RINGLET, Judith Lynn	<i>[Signature]</i>	1995 12 21

(9) Spouse(s) of Transferor(s) I hereby consent to this transaction

Name(s)	Signature(s)	Date of Signature Y M D

(10) Transferor(s) Address for Service: 310-5 Crandall Street, Pembroke, Ontario, K8A 8H6

(11) Transferee(s): THE CORPORATION OF THE TOWNSHIP OF WESTMEATH

Date of Birth Y M D

(12) Transferee(s) Address for Service: Westmeath R. R. # 1, Ontario, K0J 1C0

(13) Transferor(s) The transferor verifies that to the best of the transferor's knowledge and belief, this transfer does not contravene section 50 of the Planning Act.

Signature	Date of Signature Y M D	Signature	Date of Signature Y M D

Solicitor for Transferor(s) I have explained the effect of section 50 of the Planning Act to the transferor and I have made inquiries of the transferor to determine that this transfer does not contravene that section and based on the information supplied by the transferor, to the best of my knowledge and belief, this transfer does not contravene that section. I am an Ontario solicitor in good standing.

Name and Address of Solicitor: Signature: Date of Signature: Y M D

(14) Solicitor for Transferee(s) I have investigated the title to this land and to abutting land where relevant and I am satisfied that the title records reveal no contravention as set out in subclause 50 (22) (c) (ii) of the Planning Act and that to the best of my knowledge and belief this transfer does not contravene section 50 of the Planning Act. I act independently of the solicitor for the transferor(s) and I am an Ontario solicitor in good standing.

Name and Address of Solicitor: Signature: Date of Signature: Y M D

(15) Assessment Roll Number of Property: NOT ASSIGNED

(16) Municipal Address of Property: R. R. # 1, Westmeath, Ontario, K0J 1C0

(17) Document Prepared by: Terance V. McCann, McCann & Sheppard, P.O. Box 817, 290 Pembroke Street East, Pembroke, Ontario, K8A 7M5

Fees and Tax	
Registration Fee	
Land Transfer Tax	
Total	

FOR OFFICE USE ONLY

Affidavit of Residence and of Value of the Consideration
Form 1 - Land Transfer Tax Act

Refer to all instructions on reverse side.

IN THE MATTER OF THE CONVEYANCE OF (insert brief description of land)
Pt. Lot 14 Concession West, Front E Township of Westmeath
County of Renfrew, Parts 7, 9 and 10 49R-12890 + Parts 2, 3, 4, 6 on
49R-12890

BY (print names of all transferors in full)
Andrew Phillip Ringlet and Judith Lynn Ringlet

TO (see instruction 1 and print names of all transferees in full)
The Corporation of the Township of Westmeath

I, (see instruction 2 and print name(s) in full)
Delbert A. O'Brien

MAKE OATH AND SAY THAT:

- I am (place a clear mark within the square opposite that one of the following paragraphs that describes the capacity of the deponent(s)): (see instruction 2)
 - (a) A person in trust for whom the land conveyed in the above described conveyance is being conveyed;
 - (b) A trustee named in the above-described conveyance to whom the land is being conveyed;
 - (c) A transferee named in the above described conveyance;
 - (d) The authorized agent or solicitor acting in this transaction for (insert name(s) of principal(s))
The Corporation of the Township of Westmeath
 - (e) The President, Vice President, Manager, Secretary, Director, or Treasurer authorized to act for (insert name(s) of corporation(s))
 - (f) A transferee described in paragraph () (insert only one of paragraph (a), (b) or (c) above, as applicable) and am making this affidavit on my own behalf and on behalf of (insert name of spouse) who is my spouse described in paragraph () (insert only one of paragraph (a), (b) or (c) above, as applicable) and as such, I have personal knowledge of the facts herein deposed to

described in paragraph(s) (a)(X)(b), (c) above; (strike out references to inapplicable paragraphs)

described in paragraph(s) (a), (b), (c) above; (strike out references to inapplicable paragraphs)

described in paragraph(s) (a), (b) or (c) above, as applicable) and am making this affidavit on my own behalf and on behalf of (insert name of spouse) who is my spouse described in paragraph () (insert only one of paragraph (a), (b) or (c) above, as applicable) and as such, I have personal knowledge of the facts herein deposed to

- (To be completed where the value of the consideration for the conveyance exceeds \$400,000).
I have read and considered the definition of "single family residence" set out in clause 1(1)(ja) of the Act. The land conveyed in the above-described conveyance
 - contains at least one and not more than two single family residences.
 - does not contain a single family residence.
 - contains more than two single family residences. (see instruction 3)

Note: Clause 2(1)(d) imposes an additional tax at the rate of one-half of one per cent upon the value of consideration in excess of \$400,000 where the conveyance contains at least one and not more than two single family residences.

- I have read and considered the definitions of "non resident corporation" and "non-resident person" set out respectively in clauses 1(1)(f) and (g) of the Act and each of the following persons to whom or in trust for whom the land is being conveyed in the above described conveyance is a "non-resident corporation" or a "non-resident person" as set out in the Act. (see instructions 4 and 5)
none

4. THE TOTAL CONSIDERATION FOR THIS TRANSACTION IS ALLOCATED AS FOLLOWS:

(a) Monies paid or to be paid in cash	\$ <u>2.00</u>	
(b) Mortgages (i) Assumed (show principal and interest to be credited against purchase price)	\$ <u>nil</u>	
(ii) Given back to vendor	\$ <u>nil</u>	
(c) Property transferred in exchange (detail below)	\$ <u>nil</u>	
(d) Securities transferred to the value of (detail below)	\$ <u>nil</u>	
(e) Liens, legacies, annuities and maintenance charges to which transfer is subject	\$ <u>nil</u>	
(f) Other valuable consideration subject to land transfer tax (detail below)	\$ <u>nil</u>	
(g) VALUE OF LAND, BUILDING, FIXTURES AND GOODWILL SUBJECT TO LAND TRANSFER TAX (Total of (a) to (f))	\$ <u>2.00</u>	\$ <u>2.00</u>
(h) VALUE OF ALL CHATTELS - items of tangible personal property (Retail Sales Tax is payable on the value of all chattels unless exempt under the provisions of the "Retail Sales Tax Act", R.S.O. 1980, c.454, as amended)	\$ <u>nil</u>	
(i) Other consideration for transaction not included in (g) or (h) above	\$ <u>nil</u>	
(j) TOTAL CONSIDERATION	\$ <u>2.00</u>	

All Blanks
Must Be
Filled In,
Insert "Nil"
Where
Applicable.

- If consideration is nominal, describe relationship between transferor and transferee and state purpose of conveyance. (see instruction 6) none
parts conveyed to municipality for road purposes

- If the consideration is nominal, is the land subject to any encumbrance? no

7. Other remarks and explanations, if necessary.
See 5.

Sworn before me at the City of Pembroke
in the County of Renfrew
this 5 day of January 19 96
Feb.

Anna Yuke
A Commissioner for taking Affidavits, etc.
ANNA MAUREEN YUKE, a Commissioner, etc.,
of Renfrew, for Huckabone, Shaw, O'Brien,
& Reimer, Barristers and Solicitors,
December 29, 1998.

ANOB
signature(s)

Property Information Record

A. Describe nature of instrument: Deed

B. (i) Address of property being conveyed (if available) not available

(ii) Assessment Roll No. (if available) not available

C. Mailing address(es) for future Notices of Assessment under the Assessment Act for property being conveyed (see instruction 7). Westmeath Ontario K0J- 2T0

D. (i) Registration number for last conveyance of property being conveyed (if available) nto available

(ii) Legal description of property conveyed: Same as in D.(i) above. Yes No Not known

E. Name(s) and address(es) of each transferee's solicitor
Huckabone, Shaw, O'Brien, Radley-Walters Reimer, 284 Pembroke St East
Pembroke, Ontario

For Land Registry Office Use Only

Registration No. _____

Registration Date _____ Land Registry Office No. _____

School Tax Support (Voluntary Election) See reverse for explanation

(a) Are all individual transferees Roman Catholic? Yes No

(b) If Yes, do all individual transferees wish to be Roman Catholic Separate School Supporters? Yes No

(c) Do all individual transferees have French Language Education Rights? Yes No

(d) If Yes, do all individual transferees wish to support the French Language School Board (where established)? Yes No

NOTE: As to (c) and (d) the land being transferred will be assigned to the French Public School Board or Sector unless otherwise directed in (c) and (d). 04490 (90-92)