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WAIVER

BETWEEN: AMACON DEVELOPMENT (HURONTARIO) CORP. (the "Vendor") and
ITFP Consulting & Realty Inc. (the "Purchaser")
Suite No. 1810 Residential Unit 8 Level 18 (the "Unit")

In accordance with the terms and conditions of the Agreement of Purchase and Sale dated the 10th day
of December, 2007 regarding the above-noted property, I/we hereby waive the condition(s)
which read(s) as follows:

Notwithstanding any provisions contained in this Agreement to the contrary, this Agreement shall be
conditional until 0:00pm December 20, 2007 upon the Purchaser providing evidence to the Vendor,
in its sole and absolute discretion, that the Purchaser has been approved by both Canada Mortgage and
Housing Corporation (CMHC) and a major lending institution acceptable to the Vendor confirming that the
said lending institution will be advancing funds to the Purchaser sufficient to pay the balance due on
Closing Date. Otherwise the Vendor shall have the unilateral right to terminate this Agreement at any time
hereafter (unless prior to that time period the Vendor or its sales representative has received the required
written mortgage approvals) upon delivery of written notice confirming such termination to the Purchaser at
the address of the Purchaser set out in this Agreement, whereupon this Agreement shall be null and void
and the Purchaser's initial deposit cheque(s) shall be forthwith returned to the Purchaser without interest
or deduction. This condition is included for the sole benefit of the Vendor and may be waived at his option
by notice in writing to the Purchaser within the time period stated.

All other terms and conditions in the abovesigned Agreement of Purchase and Sale remain unchanged
and time shall continue to remain of the essence.

DATED this 20 day of Dec, 2007

AMACON DEVELOPMENT (HURONTARIO) CORP.


Per _____ c/s
Authorized Signing Officer
I have the authority to bind the Corporation.

Receipt acknowledged at 1810 on the 20th day of December, 2007
by:

Print Name: PETER Beckford Signature: Peter Beckford

Print Name: _____ Signature: _____