



FROM: Dana Ramadan

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TO: Tarek Ibrahim A Ibrahim
3311 Aquinas Ave
Mississauga, ON
L5M 7K8

Date: June 17th, 2020

Dear Mr. Tarek,

RE: Purchase of Avia 2 - Suite # 2301 - 4130 Parkside Village Drive, Mississauga, ON Anticipated Closing Date: October 3rd, 2023.

Congratulations on purchasing a new home, and thank you for choosing Pleco Capital as your mortgage provider. I am very pleased to confirm your pre-approval of mortgage financing in the amount of **\$724,410.00**

Our figures are based on a purchase price of **\$804,900** with a down payment of **\$80,490.00**. If you choose to increase your down payment between now and the closing date, you can do so without penalty or fee.

Equitable Bank has pre-approved you for a 1st mortgage amount of \$724,410.00. Your approval is based on a 25 amortization period, which is the life of the mortgage.

Prior to the funds for the mortgage being advanced, the following conditions must be satisfied:

Verification of down payment
Property appraisal
Verification of employment income close to time of closing via Job Letter + Pay Stub

Before the funds are advanced, the lawyer must examine title, review the survey, and report that everything is satisfactory. The sale must be closed in accordance with the terms set out in your purchase agreement.

If there is anything that you need assistance with, please feel free to get in touch with me. I hope that I have been helpful and that you are satisfied with the level of service I have provided.

Sincerely,

A handwritten signature in black ink, appearing to be "Dana Ramadan", written over a horizontal line.

Dana Ramadan
Pleco Capital (Brokerage FSCO Licence #13013)