



Tom Brothers Financial Inc.

LIC No. 11671

湯姆兄弟金融有限公司

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August 6, 2021

✓ Ruiqi Tian
· Lu Tian
37 Emeline Cres
Markham Ontario L3P 4G2

Dear Mr. and Ms. Tian,

Re: Mortgage Approval Confirmation

We are pleased to confirm that your recent mortgage application has been approved with the following terms:

✓ Securitized property:	Suite No. 3303, Residential Unit No. 03, Level No. 33, Voya Building A, 4116 Parkside Village Dr., Mississauga, Ontario
✓ Vendor:	Amacon Development (City Centre) Corp.
✓ Purchase price:	\$526,900.00
✓ Mortgage loan amount:	\$421,520.00 (Based on 80% LTV)
✓ Lender:	TD Canada Trust
Term:	5 years closed
Amortization:	25 years
Interest rate:	Variable at Prime + 2%, currently interest rate is at 4.60 % Compounded monthly not in advance
Commitment Expiry Date:	December 31, 2024

This approval is subject to the following conditions:

- Satisfactory appraisal prepared by an AIC or CNAREA designated appraiser
- Satisfied credit report at time of final closing
- Verification of down payment proof
- Proof of employment and income as per lender's guideline

Thank you for giving us the opportunity to serve you.

Tom Da Yu
Mortgage Broker
License Number: M08004539
905-415-1115

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