



March 18, 2022

SERENA CAPITAL INC. & Iqbaljeet KAILA
108 BENADIR AVENUE
CALEDON, ONTARIO
L7C 3N6

*** Sent via Email ***

Dear SERENA CAPITAL INC. & Iqbaljeet KAILA,

Purchaser SERENA CAPITAL INC. & Iqbaljeet KAILA

:

Vendor: Perano Residences Ltd.

Property: DunWest Condo - Building: 1

Address: 509 Dundas Street West

Suite: 301

Purchase Agreement dated the 19th day of August, 2020 including amendments, if any.

We wish to inform you that:

1. Your condominium unit unfortunately will not be ready for occupancy by the Subsequent Tentative Occupancy Date (1) set out in the Agreement of Purchase and Sale or the last Notice sent to you.
2. According to the provisions of the Tarion Warranty Corporation, we hereby set the following date as the **Subsequent Tentative Occupancy Date (2): February 22, 2023**. At present the Vendor expects your home to be ready for occupancy on this new date.
3. The setting of the Subsequent Tentative Occupancy Date (2) may change other future Critical Dates, as set out in the Statement of Critical Dates provided by the Vendor at the time the Purchase Agreement was signed (in accordance with the terms of the Tarion Warranty Corporation Addendum that forms part of the Purchase Agreement).

Please ensure that you deliver a copy of this letter to your solicitor.

Sincerely,

Stefanie Devellis
Perano Residences Ltd.
E. & O.E.