



LAND TITLE CERTIFICATE

S
LINC SHORT LEGAL TITLE NUMBER
0014 293 352 4;22;61;26;SW 262 201 247 +2

LEGAL DESCRIPTION
MERIDIAN 4 RANGE 22 TOWNSHIP 61
SECTION 26
QUARTER SOUTH WEST
EXCEPTING THEREOUT ALL MINES AND MINERALS
AND THE RIGHT TO WORK THE SAME
AREA: 64.7 HECTARES (160 ACRES) MORE OR LESS

ESTATE: FEE SIMPLE

MUNICIPALITY: THORHILD COUNTY

REFERENCE NUMBER: 952 065 783 +2

REGISTERED OWNER(S)
REGISTRATION DATE(DMY) DOCUMENT TYPE VALUE CONSIDERATION

262 201 247 27/06/2026 TRANSMISSION OF
 LAND

OWNERS

LORRAINE PAULINE WOHLAND
OF 917 PROCTOR WYND
EDMONTON
ALBERTA T5T 6N7

AND
ROBERT PAUL WOHLAND
OF PO BOX 204
THORHILD
ALBERTA T0A 3J0
EXECUTORS FOR GODELIEVE JULIANA WOHLAND

ENCUMBRANCES, LIENS & INTERESTS

REGISTRATION
NUMBER DATE (D/M/Y) PARTICULARS

752 145 481 16/10/1975 UTILITY RIGHT OF WAY

(CONTINUED)

ENCUMBRANCES, LIENS & INTERESTS

PAGE 2

REGISTRATION

262 201 247 +2

NUMBER DATE (D/M/Y) PARTICULARS

GRANTEE - THE COUNTY OF THORHILD #7.
"PART"

812 128 637 02/06/1981 CAVEAT
CAVEATOR - INVERNESS PETROLEUM LTD.

TOTAL INSTRUMENTS: 002

THE REGISTRAR OF TITLES CERTIFIES THIS TO BE AN
ACCURATE REPRODUCTION OF THE CERTIFICATE OF
TITLE REPRESENTED HEREIN THIS 3 DAY OF JULY,
2026 AT 07:14 A.M.

ORDER NUMBER: 57647760

CUSTOMER FILE NUMBER: CLHBID



END OF CERTIFICATE

THIS ELECTRONICALLY TRANSMITTED LAND TITLES PRODUCT IS INTENDED
FOR THE SOLE USE OF THE ORIGINAL PURCHASER, AND NONE OTHER,
SUBJECT TO WHAT IS SET OUT IN THE PARAGRAPH BELOW.

THE ABOVE PROVISIONS DO NOT PROHIBIT THE ORIGINAL PURCHASER FROM
INCLUDING THIS UNMODIFIED PRODUCT IN ANY REPORT, OPINION,
APPRAISAL OR OTHER ADVICE PREPARED BY THE ORIGINAL PURCHASER AS
PART OF THE ORIGINAL PURCHASER APPLYING PROFESSIONAL, CONSULTING
OR TECHNICAL EXPERTISE FOR THE BENEFIT OF CLIENT(S).

**ALBERTA GOVERNMENT SERVICES
LAND TITLES OFFICE**

IMAGE OF DOCUMENT REGISTERED AS:

812128637

ORDER NUMBER: 57413429

ADVISORY

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Canada
Province of Alberta
On Wit:

I, John G. Stasko
of the City of Calgary
in the Province of Alberta Land Manager
(Occupation)

make oath and say as follows:

1. I am the agent for the above-named Caveator.

2. I believe that the said Caveator has a good and valid claim upon the said land and I say that this Caveat is not being filed for the purpose of delaying or embarrassing any person interested in or proposing to deal therewith.

Sworn before me at the City
of Calgary
in the Province of Alberta
this 29th day of May
19 81.

JOHN G. STASKO

A Commissioner for Oaths
in and for the Province of Alberta
Diane G. Wallace

JUN 2 '81

812128637

RE: SW1 of 26-61-22 W4M

R Caveat

I certify that the within instrument is duly
Entered and Registered in the Land Titles
Office for the South Alberta Land Registration
District of Calgary, in the Province of Alberta.

Registrar
A.L.R.D.

Solicitor's File No.

Canada
Province of Alberta
On Wit:

I,
of the
in the Province of Alberta

(Occupation)

make oath and say as follows:

1. I am the within Caveator.

2. I believe that I have a good and valid claim upon the said land and I say that this Caveat is not being filed for the purpose of delaying or embarrassing any person interested in or proposing to deal therewith.

Sworn before me at the
of
in the Province of Alberta
this day of
19

A Commissioner for Oaths
in and for the Province of Alberta

EASEMENT FOR PIPELINE

granted by

The Director, The Veterans' Land Act,

hereinafter called the Grantor,

— to —

INVERNESS PETROLEUM LTD.

hereinafter called the Grantee.

The Grantor being registered as owner of an estate in fee simple, subject, however, to such encumbrances, liens and interests as are notified by memorandum underwritten in all that certain tract of land situate in the Province of ALBERTA and being composed of:

The south west quarter of section twenty-six (26), township sixty-one (61), range twenty-two (22), west of the fourth (4) meridian, in the Province of Alberta, containing 64.7 hectares (160 acres) more or less.

Excepting thereout all mines and minerals and the right to work the same.

hereinafter referred to as "the said lands" in consideration of the sum of ONE HUNDRED AND SEVENTY-FIVE DOLLARS (\$ 1275.00), lawful money of Canada paid to the Grantor, the receipt whereof is hereby acknowledged, and in consideration of the covenants and conditions hereinafter contained to be observed by the Grantee, doth hereby grant, transfer and convey unto and to the Grantee the right, license, liberty, privilege and easement to use that portion of the lands above described being a right-of-way on, over, under, and/or through a strip of land 50 feet in width

and also as delineated, in red, on a plan of the said right-of-way hereto annexed which said 50 foot strip is hereinafter referred to as "the said right-of-way" for the laying down, construction, operation, maintenance, inspection, alteration, removal, replacement, reconstruction and repair of a pipeline or line together with all the works of the Grantee necessary for its undertaking, for the carriage, conveyance, transportation and handling of petroleum or petroleum products, water, and/or gas through or by means of the same, together with the right of ingress or egress for the exercise of all rights incidental to the grant, as from the date hereof and for so long as the Grantee may desire to exercise the rights and privileges on the following terms and conditions:

First: The Grantor shall have the right fully to use and enjoy the said right-of-way except as may be necessary for the purposes herein granted to the Grantee provided, however, that the Grantor shall not, without the prior written consent of the Grantee, excavate, drill, install, erect or permit to be excavated, drilled, installed or erected on, over, under or through the said right-of-way any pit, well, foundation, pavement, building or other structure or installation.

Second: The consideration now paid or to be paid by the Grantee to the Grantor is for the laying down, construction, operation, maintenance, inspection, alteration, removal, replacement, reconstruction and repair of one pipeline only on the said right-of-way. Should the Grantee install any additional pipeline or any surface structures or surface facilities on the said right-of-way in exercise of the rights granted hereunder, the Grantee shall pay additional compensation therefor. If the title to the said lands at the time of such installation is still vested in The Director, The Veterans' Land Act, the amount of the additional compensation to be paid shall be agreed upon between the Grantee and any purchaser of the said lands under agreement for sale; subject to the concurrence of the Director, and failing such agreement shall be in an amount acceptable to the Director. If the Director at the time of such installation has divested himself of the title to the said lands the amount of such additional compensation shall be agreed upon between the Grantee and the owner of the said lands and failing such agreement shall be determined by arbitration in accordance with the provisions of the Arbitration Act or other law providing for compulsory arbitration or other applicable legislation for determining such matters of the Province in which the said lands are situate. Provided that this clause shall not apply with respect to farm service Regulators and further provided that no farm service regulator connections will be made without the consent of the Grantor so long as the Grantor remains the registered owner of the land.

Third: The Grantee will compensate the Grantor for damage done to buildings, crops, tile drains, fences, timber, culverts, bridges, lanes and other improvements and to any livestock and equipment on the said lands by reason of the exercise of the rights hereinbefore granted.

Fourth: The Grantee will, as soon as weather and soil conditions permit and in so far as it is practicable so to do, bury and maintain all pipe lines so as not to interfere with the drainage or ordinary cultivation of the said land, and restore all the tile drains damaged or disturbed by the said operations according to good drainage practice.

Fifth: Notwithstanding that in constructing, maintaining and operating its pipe line or lines the Grantee may install pipe and other equipment and appurtenances in, on or under the said right-of-way in such manner that it or they become affixed to the realty, the title to such pipe and other equipment and appurtenances shall nevertheless remain in the Grantee.

Sixth: Upon the discontinuance of the use of the said right-of-way and of the exercise of the rights hereby granted, the Grantee shall and will restore the said right-of-way to the same condition, so far as it is practicable so to do, as the same was in prior to the entry thereon and the use thereof by the Grantee if so required by the Grantor but the Grantee may at its option leave the pipe in place.

Seventh: The Grantee, performing and observing the covenants and conditions on its part to be performed and observed shall and may peaceably hold and enjoy the rights, liberties, privileges and easement hereby granted without hindrance, molestation or interruption on the part of the Grantor or of any person, firm or corporation claiming by, through, under or in trust for the Grantor.

Eighth: Each of the parties hereto shall have the absolute right to assign this Agreement and all rights, privileges and benefits hereunder. The Grantor and the Grantee shall give to the other written notice of any assignment of this Agreement or of any of the rights, privileges and benefits hereunder within 10 days from the date of any such assignment.

Ninth: All notices to be given hereunder may be given by registered letter addressed to the Grantee at 500, 444 - 5th Avenue S.W., Calgary, Alberta, T2P 2T8 and to the Grantor at 9820 - 107 Street, Edmonton, Alberta, T5K 1H7

or such other address as the Grantor and the Grantee may respectively from time to time appoint in writing, and any such notice shall be deemed to be given to and received by the addressee seven (7) days after the mailing thereof, postage prepaid.

Tenth: The Grantor hereby agrees to execute all such deeds, documents and writings and to give such further assurances as may be necessary to give effect to this agreement.

Eleventh: The Grantee will indemnify and keep indemnified the Grantor against all actions, suits, claims and demands by any person whomsoever in respect of any loss, injury, damage or obligation arising out of or connected with the operations carried on by the Grantee, its servants or agents in, under or upon the said lands unless the cause of such loss, injury, damage or obligation can be traced elsewhere by the Grantee.

Twelfth: This easement is, and shall be of the same force and effect to all intents and purposes as a covenant running with the land and these presents, including all the covenants and conditions herein contained, shall extend to, be binding upon, and enure to the benefit of the heirs, executors, administrators, successors and assigns of the Grantor and the Grantee, respectively; and wherever the singular or masculine is used, it shall be considered as if the plural or the feminine or the neuter, as the case may be, had been used, where the context or the party or parties hereto so require and the rest of the sentence shall be construed as if the grammatical and terminological changes thereby rendered necessary have been made. It is understood and agreed that the Grantor shall have the right to transfer and convey his interest in the said land and the covenants and conditions herein contained in one or more parcels and by one or more conveyances, and that all the covenants and conditions herein contained shall extend to and be binding upon and enure to the benefit of the successors and assigns of the Grantor with respect to each and every parcel so transferred or conveyed.

Thirteenth: Nothing herein contained shall be deemed to vest in the Grantee any title to mines, ores, metals, coal, slate, oil, gas or other minerals in or under the said land, except only the parts thereof that are necessary to be dug, carried away or used in the construction of the works of the Grantee, and except as hereinafter provided, all such mines and minerals shall be deemed to be excepted from the rights given to the Grantee in the said land.

Fourteenth: This Easement is subject to all prior rights according to law granted by the Grantor in this land, as recited in the Memorandum of Encumbrances below.

IN WITNESS WHEREOF the Grantor has caused to be hereunto affixed his corporate seal and his name to be signed, this FIRST day of APRIL A.D. 1980, and the Grantee has hereunto caused to be affixed its corporate seal attested by the hands of its proper officers duly authorized in that behalf.

The Director, The Veterans' Land Act

Witness: Lorraine Thier
As to execution by the Director
The Veterans' Land Act

[Signature]
GRANTOR

Witness: Josida Brune

[Signature]
GRANTEE
Landman, Agent for Inverness Petroleum Ltd.

Memorandum of Encumbrances:

Witness: [Signature] Per: [Signature]

Witness: [Signature] Per: [Signature]

INVERNESS PETROLEUM LTD.

[Signature]
Hugh Mofensen, President
[Signature]
P. Podmaroff, Vice-President

Easement for Pipeline dated Sept. 25, 1975 - in favour of County of Thorhild No. 7

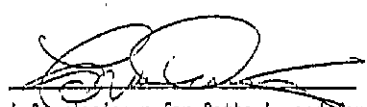
AFFIDAVIT OF EXECUTION

CANADA } I, Linda Brune,
PROVINCE OF ALBERTA } of the City of Edmonton,
TO WIT: } in the Province of Alberta, Land Agent,
} make oath and say:

1. THAT I was personally present and did see Don Hohman
_____ named in the within Instrument, who is
personally known to me to be the person named therein, duly sign and
execute the same for the purposes named therein.
2. THAT the same was executed at the City of Edmonton in the
Province of Alberta, Canada, and that I am the subscribing witness thereto.
3. THAT I personally know the said Don Hohman,
and he is ~~was~~ in my belief of the full age of twenty-one years.

SWORN before me at the City
of Edmonton,
in the Province of Alberta, this
12th day of November,
19 80.

Linda Brune
Linda Brune


A Commissioner for Oaths in and for
the Province of Alberta.

Lorne Thompson

DEPARTMENT OF VETERANS AFFAIRS
VETERANS' LAND ACT

Consent pursuant to
the Veterans' Land Act

I, the undersigned, having entered into a contract of sale with The Director, The Veterans' Land Act, hereby consent to the sale or other disposition by way of

EASEMENT FOR PIPELINE

(Insert Conveyance, Agreement of Sale, Lease, Easement, Etc.)

of that part of the property covered by the said contract, as hereinafter described

to INVERNESS PETROLEUM LTD.

of THE CITY OF CALGARY, ALBERTA

for TWELVE THOUSAND AND SEVENTY-FIVE DOLLARS (\$12,750.00) *9/2/80*
in consideration of the proceeds from such sale or other disposition being used, or applied by the Director as authorized by the Veterans' Land Act.

Description of property to be sold or otherwise disposed of:-

The south west quarter of section twenty-six (26), township sixty-one (61), range twenty-two (22), west of the fourth (4) meridian, in the Province of Alberta, containing 64.7 hectares (160 acres) more or less.

Excepting thereout all mines and minerals and the right to work the same.

6/2/80
~~If a sale of land is involved I undertake to furnish the Director, at my cost, any plan of survey or surveyor's description necessary as a result of such sale. If such sale is to a purchaser other than a veteran being established under the provisions of the Veterans' Land Act, I also undertake, before consummation of sale, to deposit with the Regional Director cash sufficient to cover the cost of any required searches and certificates covering the land in question.~~

If the disposition of the property to which I hereby consent results in a surplus payable to me under subsection (5) of section 11 of the Act, I hereby irrevocably direct and authorize the Director to pay to

~~(Name & Address - Real Estate Firm or Broker)~~

~~out of the said surplus the sum of \$..... or so much thereof as the said surplus can satisfy.~~ *6/2/80*

Signed, sealed and delivered at Calgary

this 29 day of September 19 80.

Witness

JOE KOHLAND

Where a planning authority has suggested conditions precedent to completing the above sale to which the Veteran has agreed, the agreement on the reverse side is to be signed by the Veteran.

STATEMENT TO BE SIGNED BY VETERAN

Re: PLANNING BOARD APPROVALS

I hereby acknowledge the advice from the Director that where a partial sale of land is to be made and such land is in an area subject to control by a Provincial and/or Municipal planning authority, the said land is not subject to such control nor to the imposition of any conditions precedent to effecting the partial sale by reason of title to the lands being vested in the Director as an agent of Her Majesty in the right of Canada.

While conditions which normally may be imposed by a planning authority are not binding on the Director, nevertheless it is not the intention of the Director to exercise his Crown prerogative and thereby frustrate the orderly development of areas under planning authority control.

With knowledge of the foregoing, I hereby advise the Director that I am agreeable to fulfilling the conditions requested by the planning authority and hereby consent to the Director proceeding with the sale on this basis.

In the event that any compensation is payable by a Municipal or Provincial authority or corporation resulting from compliance with planning authority requirements, I hereby agree that the amount of the said compensation and the time when such compensation is to be paid shall be in the absolute discretion of the Director and his decision shall be final and binding on me.

Witness

Veteran

Date

Caveat Forbidding Registration

To the Registrar of the North Alberta Land Registration District.

(Name in full)

Take Notice that Inverness Petroleum Ltd., a body corporate with an office in the City of Calgary

Address and Occupation:

in the Province of Alberta,

(Occupation)

Nature of Claim.

claim an interest under and by virtue of an Alberta Right-of-Way Agreement dated the 1st day of April, 1981, A.D. made between The Director, The Veterans' Land Act the registered owner of the hereinafter described lands as Lessor, and the Caveator herein as Lessee wherein the said Lessor granted and leased to the Caveator a certain portion of the hereinafter described lands to the Lessee for the purposes and upon the terms and conditions all as more particularly set forth in the said easement, a copy of which is annexed hereto as Exhibit "A" and relating to the following lands, namely:

The South West Quarter of Section Twenty-Six (26), Township Sixty-One (61) Range Twenty-Two (22), West of the Fourth (4) Meridian, in the Province of Alberta
Containing 64.7 hectares (160 acres) more or less.

Excepting Thereout All Mines and Minerals and the Right to work the Same.

Description of Land.

as more particularly described in certificate of title 148-D-126 standing in the register in the name of The Director The Veterans' Land Act

and We forbid the registration of any person as transferee or owner of, or of any instrument affecting the said estate or interest, unless the instrument or certificate of title, as the case may be, is expressed to be subject to Our claim.

I appoint Inverness Petroleum Ltd., Suite 1410, Sunco Tower, 500 - 4th Avenue S.W., Calgary, Alberta T2P 2V6 as the place at which notices and proceedings relating hereto may be served

Dated this

29th

day of

May, 1981.

INVERNESS PETROLEUM LTD.,
By its agents:
NEDWIST SURVEYS AND SERVICES LTD.

John G. Starke
JOHN G. STARKE - LAND MANAGER