



LAND TITLE CERTIFICATE

S
LINC SHORT LEGAL TITLE NUMBER
0035 695 924 4;4;61;14;SW 132 161 193 +16

LEGAL DESCRIPTION

MERIDIAN 4 RANGE 4 TOWNSHIP 61
SECTION 14
SOUTH WEST QUARTER
CONTAINING 64.7 HECTARES (160 ACRES) MORE OR LESS
EXCEPTING THEREOUT:

	HECTARES	(ACRES)	MORE OR LESS
A) PLAN 815 TR ROAD	0.417	1.03	
B) ALL THAT PORTION DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTH WEST CORNER OF SECTION 14 THENCE SOUTHERLY ALONG THE WEST BOUNDARY THEREOF 201 METRES THENCE EASTERLY AND AT RIGHT ANGLES TO THE SAID WEST BOUNDARY 73 METRES; THENCE NORTHERLY AND PARALLEL TO THE SAID WEST BOUNDARY TO A POINT ON THE NORTH BOUNDARY; THENCE WESTERLY ALONG THE NORTH BOUNDARY TO THE POINT OF COMMENCEMENT CONTAINING	1.47	3.63	
C) PLAN 1322499 ROAD	0.153	0.38	

EXCEPTING THEREOUT ALL MINES AND MINERALS

ESTATE: FEE SIMPLE

MUNICIPALITY: MUNICIPAL DISTRICT OF BONNYVILLE NO. 87

REFERENCE NUMBER: 992 058 701

REGISTERED OWNER(S)				
REGISTRATION	DATE (DMY)	DOCUMENT TYPE	VALUE	CONSIDERATION
132 161 193	05/06/2013	ROAD PLAN		

OWNERS

RAY MURPHY

AND
LEONA MURPHY
BOTH OF:
BOX 7383
BONNYVILLE
ALBERTA T9N 2H7
AS JOINT TENANTS

ENCUMBRANCES, LIENS & INTERESTS

PAGE 2

132 161 193 +16

REGISTRATION

NUMBER	DATE (D/M/Y)	PARTICULARS
782 173 767	02/08/1978	UTILITY RIGHT OF WAY GRANTEE - NORTH EAST GAS CO-OP LTD.
802 268 433	10/11/1980	CAVEAT RE : ROADWAY CAVEATOR - THE MUNICIPAL DISTRICT OF BONNYVILLE NO. 87.
812 208 881	01/09/1981	CAVEAT RE : EASEMENT CAVEATOR - CENOVUS ENERGY INC. PO BOX 766, 225-6 AVENUE SW CALGARY ALBERTA T2P0M5 (DATA UPDATED BY: CHANGE OF NAME 222114348)
882 086 094	26/04/1988	CAVEAT RE : RIGHT OF WAY AGREEMENT CAVEATOR - CAMPUS ENERGY PARTNERS OPERATIONS INC. ATTENTION: SURFACE LAND DEPT 2400, 411 1ST STREET SE CALGARY ALBERTA T2G4Y5 (DATA UPDATED BY: TRANSFER OF CAVEAT 962230491) (DATA UPDATED BY: TRANSFER OF CAVEAT 982222164) (DATA UPDATED BY: TRANSFER OF CAVEAT 992111528) (DATA UPDATED BY: TRANSFER OF CAVEAT 992341356) (DATA UPDATED BY: TRANSFER OF CAVEAT 192086978) (DATA UPDATED BY: CHANGE OF NAME 202191299)
982 135 287	15/05/1998	UTILITY RIGHT OF WAY GRANTEE - WILD ROSE PIPE LINE INC.
992 103 058	23/04/1999	AMENDING AGREEMENT AFFECTS INSTRUMENT: 982135287
992 155 249	07/06/1999	DISCHARGE OF UTILITY RIGHT OF WAY 982135287 PARTIAL EXCEPT PLAN/PORTION: 9921254
072 660 564	07/11/2007	CAVEAT RE : RIGHT OF WAY AGREEMENT CAVEATOR - ATCO ELECTRIC LTD. ATTN LAND & RECORDS MANAGEMENT 10035 105 ST (CONTINUED)

ENCUMBRANCES, LIENS & INTERESTS

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132 161 193 +16

REGISTRATION

NUMBER DATE (D/M/Y) PARTICULARS

EDMONTON
ALBERTA T5J2V6
AGENT - JULIE MCLEAN

122 235 182 23/07/2012 UTILITY RIGHT OF WAY
GRANTEE - ENBRIDGE PIPELINES (ATHABASCA) INC.

172 256 408 30/09/2017 DISCHARGE OF UTILITY RIGHT OF WAY 122235182
PARTIAL
EXCEPT PLAN/PORTION: 1621142

202 156 706 31/07/2020 MORTGAGE
MORTGAGEE - LAKELAND CREDIT UNION LTD.
BOX 8057
5016-50 AVENUE
BONNYVILLE
ALBERTA T9N2J3
ORIGINAL PRINCIPAL AMOUNT: \$400,000

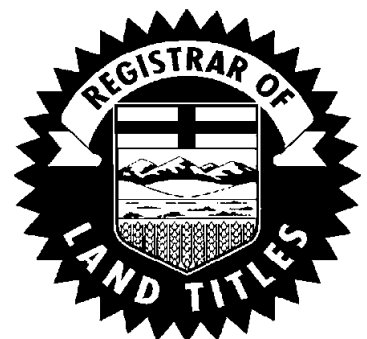
202 187 184 31/08/2020 CAVEAT
RE : ASSIGNMENT OF RENTS AND LEASES
CAVEATOR - LAKELAND CREDIT UNION LTD.
P.O. BOX 8057, 5016-50 AVE
BONNYVILLEQ
ALBERTA T9N2H7
AGENT - HUGUETTE COULOMBE

TOTAL INSTRUMENTS: 012

THE REGISTRAR OF TITLES CERTIFIES THIS TO BE AN
ACCURATE REPRODUCTION OF THE CERTIFICATE OF
TITLE REPRESENTED HEREIN THIS 11 DAY OF
DECEMBER, 2023 AT 12:25 P.M.

ORDER NUMBER: 49115158

CUSTOMER FILE NUMBER: CLHBID/wf



END OF CERTIFICATE

(CONTINUED)

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.

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**ALBERTA GOVERNMENT SERVICES
LAND TITLES OFFICE**

IMAGE OF DOCUMENT REGISTERED AS:

802268433

ORDER NUMBER: 49716840

ADVISORY

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CANADA } I, Robert A. Doonanco
PROVINCE OF ALBERTA } of the Town of Bonnyville
TO WIT: } in the Province of Alberta,

make oath and say:

1. THAT I am agent for the above-named Caveator.
2. THAT I believe that the said Caveator has a good and valid claim upon the said lands 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 Town of }
Bonnyville in the Province of Alberta }
this 6th day of November A.D. 1980 } *Doonanco*

16/10/80

R. M. Campeau
R. M. CAMPEAU
Commissioner for Oaths in and for the
Province of Alberta.

DATED 12 A.D. 1980

MUNICIPAL DISTRICT OF BONNYVILLE NO. 87

RE

SV 14-61-4-4

391
me
Caveat

©

MUNICIPAL DISTRICT OF BONNYVILLE NO. 87
P.O. BOX 278
BONNYVILLE, ALBERTA
TCA 010

Caveat

TO THE REGISTRAR OF NORTH ALBERTA LAND REGISTRATION DISTRICT

TAKE NOTICE that I, MUNICIPAL DISTRICT OF BONNYVILLE NO. 87
(Insert name and address of caveator)
of Bonnyville in the Province of Alberta,

claim (specify the estate or interest claimed)
By virtue of an Agreement for Acquisition of Land for future road widening
dated November 5, 1980

THE SOUTH WEST QUARTER OF SECTION FOURTEEN (14)
TOWNSHIP SIXTY ONE (61)
RANGE FOUR (4)
WEST OF THE FOURTH MERIDIAN
in CONTAINING ONE HUNDRED AND SIXTY (160) ACRES,
MORE OR LESS

EXCEPTING THEREOUT: ONE AND THREE HUNDREDTHS (1.03)
ACRES, MORE OR LESS AS SHOWN ON ROAD PLAN 815 T.R.

EXCEPTING THEREOUT ALL MINES AND MINERALS.

being lands described in Certificate of Title, 782202751 standing in the register in
the name of RAY MURPHY and I 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 my claim.

I APPOINT Robert A. Donagan
at Bonnyville in the Province of Alberta, as the place at which
notices and proceedings relating hereto may be served.

DATED this 6th day of November A.D. 19 80

[Signature]
Signature of the Caveator or his Agent

CANADA }
PROVINCE OF ALBERTA } I, _____ of the _____
TO WIT: } in the Province of Alberta,

make oath and say:

1. THAT I am the within-named Caveator.
2. THAT I believe that I have a good and valid claim upon the said lands and I say this Caveat is not being filed for the purpose of delaying or embarrassing any person interested therein or proposing to deal therewith.

SWORN before me at the _____ of _____
this _____ day of _____ A.D. 19 _____
in the Province of Alberta

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

(Addition is defined as something attached to a man's name to show his rank, occupation, or place of residence, or otherwise to distinguish him.)

**ALBERTA GOVERNMENT SERVICES
LAND TITLES OFFICE**

IMAGE OF DOCUMENT REGISTERED AS:

882086094

ORDER NUMBER: 49716840

ADVISORY

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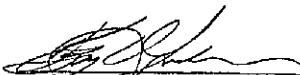
Canada }
 Province of Alberta }
 To Wit: } I, Bruce Gordon
 of the City of Calgary
 in the Province of Alberta Landman
 (Occupation)

make oath and say as follows:

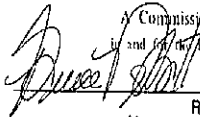
1. I am the agent for the above-named Caveator.
2. I believe that the said Caveator has a good and valid claim upon the said land and I say that this Caveat is not being filed for the purpose of delaying or embarrassing any person interested in or proposing to deal therewith.

APR 26 '88

Sworn before me at the City
 of Calgary
 in the Province of Alberta
 this 19 day of April
 1988.


 Bruce Gordon

882086094


 A Commissioner for Oaths
 in and for the Province of Alberta
 R.B. NESBITT
 My Appointment Expires Jan 6, 1991

RE


Caveat
 Humphries Printing Ltd., Calgary

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


 Registrar
 T.A.R.D.

Solicitor's File No.

Canada }
 Province of Alberta }
 To Wit: } I,
 of the of
 in the Province of Alberta

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

Caveat Forbidding Registration

(Name in full)

Take Notice that Bow Valley Industries Ltd.

Address and
Occupation.of Box 6610 Postal Station "D" in the Province of Alberta
Calgary, Alberta T2P 3R2

(Occupation)

claim An interest by virtue of an Alberta Right-of-Way dated July 30, 1987
for a pipeline right-of-way containing 2.97 acres between Ray Murphy
as Grantor and Bow Valley Industries Ltd. as Grantee.Nature of
Claim.

in the land described as follows:

THE SOUTH WEST QUARTER OF SECTION FOURTEEN (14) TOWNSHIP SIXTY ONE (61)
RANGE FOUR (4) WEST OF THE FOURTH MERIDIAN CONTAINING 64.7 HECTARES
(160 ACRES) MORE OR LESS

EXCEPTING THEREOUT: (A) 0.417 HECTARES (1.03 ACRES) MORE OR LESS AS
SHOWN ON ROAD PLAN 815 T.R.

(B) ALL THAT PORTION OF THE SAID QUARTER SECTION DESCRIBED AS FOLLOWS:
COMMENCING AT THE NORTH WEST CORNER OF THE SAID QUARTER SECTION; THENCE
SOUTHERLY ALONG THE WEST BOUNDARY THEREOF TWO HUNDRED AND ONE (201)
METRES; THENCE EASTERLY AND AT RIGHT ANGLES TO THE SAID WEST BOUNDARY
SEVENTY THREE (73) METRES; THENCE NORTHERLY AND PARALLEL TO THE SAID WEST
BOUNDARY TO A POINT ON THE NORTH BOUNDARY; THENCE WESTERLY ALONG THE
NORTH BOUNDARY TO THE POINT OF COMMENCEMENT, CONTAINING 1.47 HECTARES
(3.63 ACRES) MORE OR LESS.

Description
of Land.

EXCEPTING THEREOUT ALL MINES AND MINERALS.

43
40
41

standing in the register in the name of Ray Murphy as more particularly described
in Certificate of Title 782202751

; and I forbid the
registration of any person as transferee or owner of, or of any instrument affecting that estate
or interest, unless the certificate of title is expressed to be subject to my claim.

I designate the following address as the place at which notices and proceedings relating hereto
may be served:

Bow Valley Industries Ltd.
Box 6610 Postal Station "D"
Calgary, Alberta T2P 3R2

In witness whereof I have hereunto subscribed my name this 19th day of APRIL 1988.


(Signature of Caveator or his Agent)

**ALBERTA GOVERNMENT SERVICES
LAND TITLES OFFICE**

IMAGE OF DOCUMENT REGISTERED AS:

072660564

ORDER NUMBER: 49716840

ADVISORY

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C A V E A T

TO THE REGISTRAR OF THE NORTH ALBERTA LAND REGISTRATION DISTRICT:

TAKE NOTICE that WE, ATCO Electric Ltd., a body Corporate with its Head Office at 10035 - 105 Street, of the CITY OF EDMONTON, in the PROVINCE OF ALBERTA,

Right

claim an interest therein as Grantee, under and by virtue of an unregistered distribution right of way agreement in writing, dated the 26 day of October, 2007 made between Ray Murphy & Leona Murphy, one copy of sketch showing approximate location hereby attached, of the said Province therein as Grantor, and ourselves therein as Grantee, referring to:

SW 14-61-4 W4M

being the lands described in Certificate of Title No. 992 058 701 in the registered name of Ray Murphy & Leona Murphy and I forbid the registration of any person as transferee or owner of, or of any instrument affecting the said estate or interest, unless the instrument of title, as the case may be, is expressed to be subject to my claim.

I APPOINT 10035 - 105 STREET, at the CITY OF EDMONTON, in the PROVINCE OF ALBERTA, T5J 2V6, Attention: Land & Records Management, as the place at which notices and proceedings relating hereto may be served.

DATED this 1 day of November A.D. 2007.

ATCO ELECTRIC LTD.

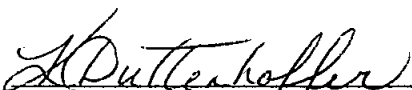


Signature of the Agent

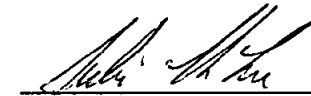
CANADA)
PROVINCE OF ALBERTA) I, Julie McLean
TO WIT:) of the CITY OF EDMONTON, in the PROVINCE
) OF ALBERTA
) make oath and say:

1. THAT I am agent for the above-named Caveator.
2. THAT I believe that the said Caveator has a good and valid claim upon the said lands 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 / AFFIRMED before me at the CITY OF EDMONTON)
in the PROVINCE OF ALBERTA)
this 1 day of November A.D. 2007)



A Commissioner for Oaths in and for
the Province of Alberta



KELLY L. DUTTONHOFFER
A Commissioner for Oaths in and for
the Province of Alberta
My Commission Expires Dec. 24, 2008

W.O. D24373

Project: D24373

Customer: Jetstream Abrasive WaterJet Limited

L.O. Neil & Doris Cory

NW14 61-4-4

NW14 61-4-4

Point of Service

NE15 61-4-4

L.O. Lomet Gianna Stover

SW15 61-4-4

SE15 61-4-4

Powerline 0.6m on R/A

SW14 61-4-4

L.O. Ray & Leona
Murphy

L.O. Neil & Doris Cory

7m Maintenance Easement Required
6x10m anchor easement Required
±10m

7m Maintenance Easement Required

7m Maintenance Easement Required

Salvage Existing 7m Maintenance Easement Required

Tap off point

N

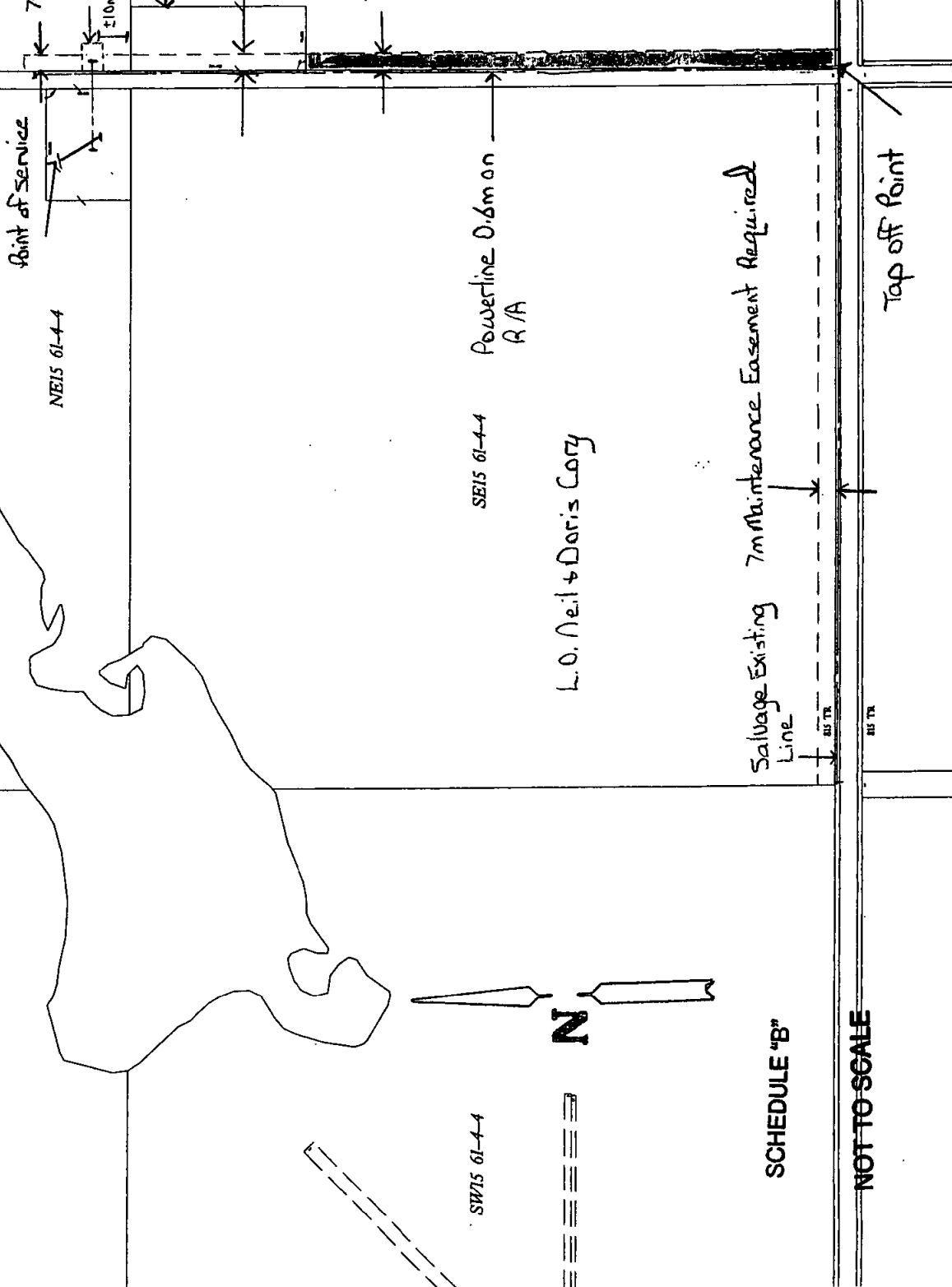
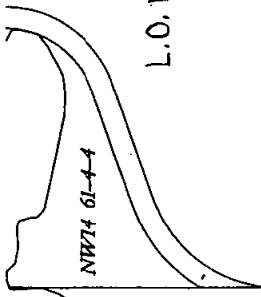
SCHEDULE "B"

NOT TO SCALE

W15 61-4-4

AS TR

AS TR





072660564

072660564 REGISTERED 2007 11 07
CAVE - CAVEAT
DOC 1 OF 1 DRR#: 4311883 ADR/MKAPACH
LING/S: 0020096640

A handwritten signature in black ink, consisting of a large, stylized letter 'D' with a horizontal line extending to the right.