

D.

This Indenture

made (in Duplicate) the Thirteenth day of November one thousand nine hundred and forty

In Pursuance of The Short Forms of Conveyances Act

Between

PARKROAD LAND COMPANY LIMITED, a Corporation having its head office in the City of Toronto, in the County of York, hereinafter called the G R A N T O R

OF THE FIRST PART:

- and -

DONALD ALLAN ADAMS of the City of Toronto in the County of York, Insurance Agent, and MARJORY ANNIE ADAMS, his wife, hereinafter called the G R A N T E E S

OF THE SECOND PART:

Witnesseth that in consideration of the sum of One Dollar (\$1.00) and other good and valuable consideration in - - - - -

- - - - - Dollars of lawful money of Canada now paid by the said Grantees to the said Grantor (the receipt whereof is hereby by it acknowledged), the said Grantor **Doth** Grant unto the said Grantees in fee simple. As joint tenants and not as tenants in common. All and Singular that certain parcel or tract of land and premises situate lying and being in the Township of North York and County of York, and being composed of the Westerly Twelve feet (12') throughout from front to rear of Lot Number Three Hundred and Sixteen (316) and the Easterly Twenty-one feet (21') throughout from front to rear of Lot Number Three Hundred and Seventeen (317) according to plan registered in the Registry Office for the Registry Division of the East and West Riding of the County of York as Plan Number 1911.

Dye & Durham
8-11 Yonge-St.
Arcade
Toronto, Can.
Form No. 1 to 4

As joint tenants and not as tenants in common
To have and to hold unto the said Grantee s/their heirs and
assigns, to and for - - - - - their sole and only use for ever. Subject
~~Nevertheless~~ to the reservations, limitations, provisoes and conditions,
expressed in the original grant thereof from the Crown.

AND subject also to the building restrictions hereto annexed
which the Grantees covenant with the Grantor to observe.

The said Grantor Covenants with the said Grantee s That he it has the right to convey the said lands to the said Grantee s notwithstanding any act of the said Grantor.

And That the said Grantee s shall have quiet possession of the said lands free from all incumbrances. save as aforesaid.

And the said Grantor Covenants with the said Grantee s that he it will execute such further assurances of the said lands as may be requisite.

And the said Grantor Covenant s with the said Grantee s that he it has done no act to incumber the said lands.

And the said Grantor Releases to the said Grantee s All claims upon the said lands. save as aforesaid.

In Witness Whereof the said parties hereto have hereunto set their hands and seals.

Signed, Sealed and Delivered
IN THE PRESENCE OF

PARKROAD LAND COMPANY LIMITED,

[Signature]

President

[Signature]

Secretary

[Signature]

Reginald N. Lounsbury *[Signature]*

COUNTY OF YORK

I, Reginald Murray Leonard
of the City of Toronto in the
County of York

TO WIT:

1. THAT I was personally present and did see the within or annexed Instrument and a duplicate thereof duly signed, sealed and executed by Donald Allan Adams and Marjory Annie Adams

two of the parties thereto.

2. That the said Instrument and duplicate were executed by the said parties at the City of Toronto

3. THAT I know the said parties

4. THAT I am a subscribing witness to the said Instrument and duplicate.

SWORN before me at the City

of Toronto in the County

of York this 4th

day of November A.D. 19 40.

A Commissioner for taking Affidavits, Etc.

Reginald M. Leonard

OF

I, _____

of the _____ of _____ in the

_____ of _____

TO WIT:

_____ do solemnly declare

THAT I was at the time of the execution and delivery by me of the within instrument and of the full age of 21 years.

AND I make this solemn declaration conscientiously believing it to be true and knowing that it is of the same force and effect as if made under oath and by virtue of "The Canada Evidence Act."

DECLARED before me at the _____

of _____ in the County

of _____ this _____

day of _____ A.D. 19 _____

A Commissioner for taking Affidavits, Etc.

TOWNSHIP OF NORTH YORK No. 31766

Dated 13th day of Nov. 1940.

80 2.65

PARKROAD LAND COMPANY LIMITED

TO

DONALD A. ADAMS et al

Address:

693 Shaw Street

Deed of Land

SITUATE

TOWNSHIP OF NORTH YORK

Dye & Durham 1115 Yonge Street, Arcade, Toronto, Can.
Law and Commercial Stationers

IS THE PROPERTY OF THE
REGISTRY OFFICE

McMASTER AND WEST YORK TOWNSHIP
RETURN TO Park Road Land Co. Ltd.,
92 Adelaide St. West,
Toronto, Ontario.

DEC 26 1940
3.09

16176

TOWNSHIP OF NORTH YORK No. 31766

I certify that the within instrument is duly entered and registered in the Registry Office for the Registry Division of the East and West Ridings of the County of York in Book CI
Township of NORTH YORK
at 3.09 P. M. of the
26 day of DEC A.D. 1940
as No. 31766
James Macleod

THIS SPACE TO BE RESERVED FOR REGISTRY OFFICE CERTIFICATES

3.00