

TAX SALE REPORTING LETTER

Tax Sale No. 56

To: The Municipality of the District of Lunenburg

Re: Tax Sale Property Accounts

Date: September 5, 2023

Name: Joshua Hannigan

Assessment Account No: 04684877

Property: PID 60239092 – 6642 Highway 332, Upper Lahave

Title: I have carried out title investigations on the subject property. The title is land registered. There is evidence that Joshua Hannigan is the registered interest holder (owner) of the subject property. Joshua Hannigan acquired title via Deed registered as Document No. 96665790 at the Lunenburg County Land Registration Office. The subject property appears to abut the public highway. The paper title (as a Land Registered parcel) appears marketable.

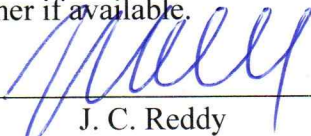
Encumbrances:

- 1) There is a judgement in favour of Canada Revenue Agency vs Joshua Hannigan in the face value of \$55,030.40 and recorded at the Lunenburg County Land Registration Office under Document No. 97685599 (2011), renewed at the Lunenburg County Land Registration Office under Document No. 107825730 (2015) and renewed at the Lunenburg County Land Registration Office under Document No. 116861817 (2020).

Marital Status: Unknown

Survey: There are no plans on file at the Lunenburg County Land Registration Office. The parcel description does not conform to modern standards and is subject to a survey.

Property Mapping: A copy of the property mapping is attached for your file which will include the address of the assessed owner if available.



J. C. Reddy

****This title search and attached materials have been prepared for the benefit of the Municipality of the District of Lunenburg. The Municipality of the District of Lunenburg will not be held responsible for any third party reliance on these materials as they are being provided for informational purposes only. Any interested third parties are cautioned and strongly encouraged to procure their own professional advice (including, but not limited to, legal advice and/or surveying advice) in connection with this and/or any other tax sale property.

Land Registration View

* Indicates interests inherited on subdivision or re-configuration of parcel

PID	60239092	Parcel Type	STANDARD PARCEL	Status	ACTIVE
Area	7535.0 SQUARE FEET	Parcel Access	PUBLIC	Manag. Unit	MU1205
Lot		Created	Sep 13, 1994 12:00:00AM		
PDCA Status	APPROVED	Municipal Unit	MUNICIPALITY OF DISTRICT OF LUNENBURG	Manner of Tenure	NOT APPLICABLE
LR Status	LAND REGISTRATION	LR Date	Jun 22, 2010 01:28:06PM		

Location	County	Primary Location	Source
6642 HIGHWAY 332 UPPER LAHAVE	LUNENBURG COUNTY	Yes	Assigned by Municipality

Comments
 MAP:0544350064400

Assessment Account	Value	Tax District	Tax Ward	Tax Sub
04684877	\$23,200 (2023 COMMERCIAL TAXABLE)	040	000	

- [Back to Results](#)
[Details View](#)
[Parcel Archive View](#)
[Map View](#)

Registered Interests

Interest Holder (Qualifier)	Interest Holder Type	Mailing Address	Type	Year	Doc #	Book/Page/Plan	Registration Date	NS Non-Res?
JOSHUA HANNIGAN	FEE SIMPLE	13592 HIGHWAY 3 DAYSRING NS CA B4V 5P1	DEED	2010	96665790 View Form View Doc		Aug 27, 2010	No

Farm Loan Board - Occupants & Mailing Addresses

Name	Interest Holder Type	Mailing Address
No Records Found		

Benefits to the Registered Interests

Benefit Details	Interest Holder Type	Type	Year	Doc #	Book/Page/Plan	Registration Date
No Records Found						

Burdens on the Registered Interests

Interest Holder (Qualifier)	Interest Holder Type	Mailing Address	Type	Year	Doc #	Book/Page/Plan	Registration Date
No Records Found							

Textual Qualifications on Title

Qualifications Text

Tenants in Common not registered pursuant to the Land Registration Act

Interest Holder (Qualifier)	Interest Holder Type	Mailing Address	Type	Year	Doc #	Book/Page/Plan	Registration Date
No Records Found							

Recorded Interests

Interest Holder (Qualifier)	Interest Holder Type	Mailing Address	Type	Year	Doc #	Book/Page/Plan	Registration Date
No Records Found							

Parcel Description

All that certain lot piece or parcel of land situate lying and being at Upper LaHave, in the County of Lunenburg, and Province of Nova Scotia bounded and described as follows:

Beginning at a stake by road leading from Rudolph's Bridge to Middle LaHave and running in a northeasterly direction along lands of Loretta J. Santoro [PID 60239043] a distance of seventy five feet;

Thence in a southeasterly direction along lands of Santoro PID 60239043] and lands of Everett C. Janes and Anna E. Janes [PID 60239050] a distance of forty five feet;

Thence in a southwesterly direction along lands of Everett C. Janes and Anna E. Janes [PID 60239050] a distance of seventy five feet;

Thence in a Northwesterly direction a distance of forty five feet along the public highway, to the place of beginnng.

Being the lot of land on which is erected the building now or formerly known as the Odd Fellows Hall and being the same property conveyed from Robert Crouse et us Emma Crouse to Titus A. Mulock and others, Trustees of the Riverside Lodge No. 82 of the Independant Order of Oddfellows by deed dated December 1, 1904 recorded at Bridgewater Registry of Deeds in book 64 at Page 330 under document number 203.

Futher being and intended to be the same property conveyed to the Trustees of the Woodbine Rebekah Lodge, Number 53 by the Grand Lodge of the Independant Order of Odd Fellows by deed dated September 15, 1978 , Book 262 Page 848 under document number 231 which deed recites that upon a lodge of the IOOF becoming defunct, all real and personal property shall pass to and vest in the Grand Lodge.

MGA Compliance Statement: This parcel was created before the requirement for subdivision in the County of Lunenburg or under the Planning Act and is exempt from the requirements of subdivision.

Non-Enabling Documents

Inst Type	Inst No	Year	Type	Book/Page	Registration System	Registration Date
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No Non Enabling Documents Found

Non-Enabling Plans

Inst Type	Inst No	Year	Type	Plan Name	Drawer Number	Registration Date
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No Non Enabling Plans Found

AFR Bundles

Inst Type	Inst No	Year	Type	Filing Reference	Instrument Date
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No AFR Bundles Found

Parcel Relationships

Related PID	Type of Relationship
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No Related PIDs Found

[Back to Results](#)

[Details View](#)

[Parcel Archive View](#)

[Map View](#)

This parcel IS REGISTERED PURSUANT TO THE *Land Registration Act*. The registered owner of the registered interest owns the interest defined in this register in respect of the parcel described in the register, subject to any discrepancy in the location, boundaries or extent of the parcel and subject to the overriding interests [*Land Registration Act* subsection 20(1)].

No representations whatsoever are made as to the validity or effect of recorded documents listed in this parcel register. The description of the parcel is not conclusive as to the location, boundaries or extent of the parcel [*Land Registration Act* subsection 21(1)].

[Boundary/Area Problem](#)

[General Problem](#)

[Municipal Tax Query](#)

Property Online version 2.0

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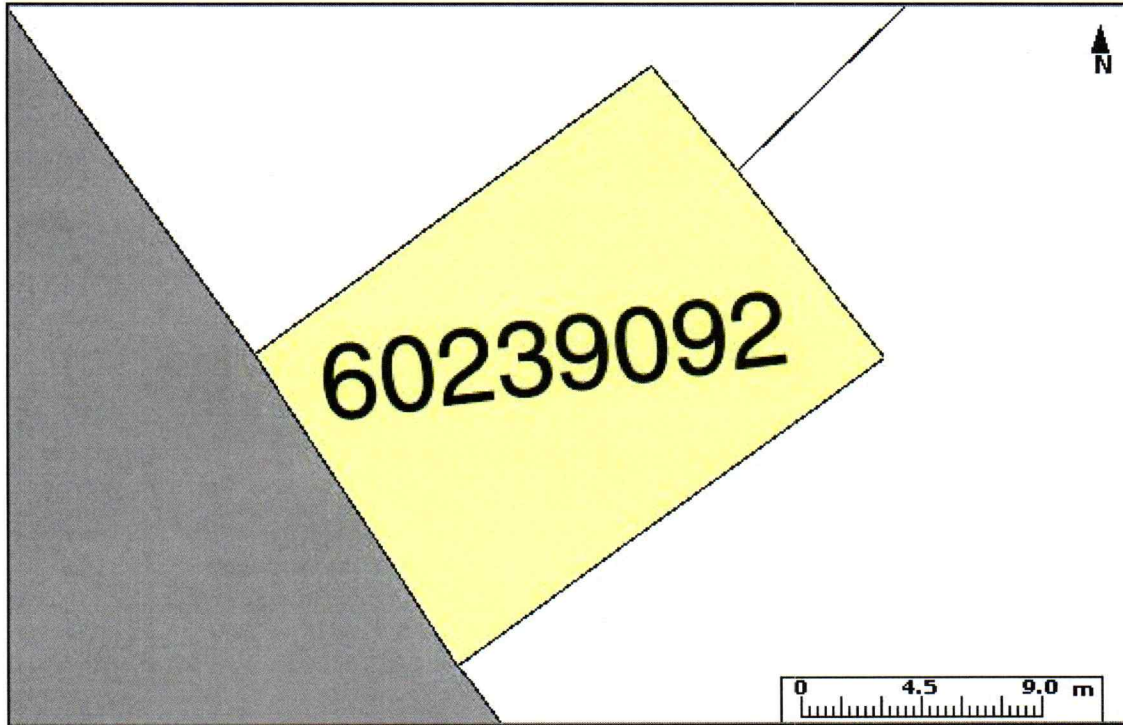
If you have comments regarding our site please direct them to: propertyonline@gov.ns.ca

Please feel free to [Submit Problems](#) you find with the Property Online web site.

Compression: Off

Property Online Map

Date: **Oct 11, 2023 2:10:22 PM**



PID: 60239092 **Owner:** JOSHUA HANNIGAN **AAN:** 04684877
County: LUNENBURG COUNTY **Address:** 6642 HIGHWAY 332 **Value:** \$23,200 (2023 COMMERCIAL TAXABLE)
LR Status: LAND REGISTRATION UPPER LAHAVE

The Provincial mapping is a graphical representation of property boundaries which approximate the size, configuration and location of parcels. Care has been taken to ensure the best possible quality, however, this map is not a land survey and is not intended to be used for legal descriptions or to calculate exact dimensions or area. The Provincial mapping is not conclusive as to the location, boundaries or extent of a parcel [*Land Registration Act* subsection 21(2)]. THIS IS NOT AN OFFICIAL RECORD.

Property Online version 2.0

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96665790
Aug. 27/10

This DEED made this 29th day of June, A.D., 2010.

BETWEEN:

VIOLET ELSIE KNICKLE, of Rhodes Corner, in the County of Lunenburg, Province of Nova Scotia, JOAN SILVER, of Dayspring, in the County of Lunenburg, Province of Nova Scotia and JEAN CORKUM, of Dayspring, in the County of Lunenburg, Province of Nova Scotia in their capacity as Trustees of Woodbine Rebekah Lodge #53, Independent Order of Odd Fellows and the WOODBINE REBEKAH LODGE #53, INDEPENDANT ORDER OF ODD FELLOWS, of Upper Lahave, in the County of Lunenburg, Province of Nova Scotia;

being the owner of the lands described in Schedule "A" herein (Hereinafter called the 'GRANTORS')

- and -

JOSHUA HANNIGAN, of Dayspring, in the County of Lunenburg and Province of Nova Scotia;

(Hereinafter called the 'GRANTEE')

- and -

REBEKAH ASSEMBLY OF THE INDEPENDENT ORDER OF ODD FELLOWS - ATLANTIC PROVINCES, a body corporate, incorporated under the *Societies Act*, R.S.N.S., 1989 c.435, as amended of Nova Scotia, with registered office at Stewiacke, Nova Scotia;

(Hereinafter called the 'RELEASOR')

WHEREAS by deed dated September 15, 1978 and recorded at the Registry of Deeds in Bridgewater on December 15, 1978 in Book 262, at Page 848, as Document 231, the Trustees of Woodbine Rebekah Lodge #53 received title to the lands described in Schedule "A" herein;

AND WHEREAS by motion of the members in attendance at a meeting of the Woodbine Rebekah Lodge #53 on July 21, 2009 it was moved by duly passed resolution that the lands described in Schedule "A" herein be sold.

AND WHEREAS Violet Elsie Knickle, Jean Corkum and Joan Silver are all of the Trustees of Woodbine Rebekah Lodge #53, Independent Order of Odd Fellows;

AND WHEREAS pursuant to Chapter VIII, Article 10, Section 1 of the Code of General Laws of the Sovereign Grand Lodge, Odd Fellow Lodges, the Rebekah Assembly of the Independent Order of Odd Fellows must grant approval prior to a lodge disposing of property and assets. Section 1 reads as follows;

"The Rebekah Assembly must grant approval prior to the Lodge disposing of property and assets. In the event the Lodge ceases to exist, all property and assets revert to the Rebekah Assembly"

AND WHEREAS the Rebekah Assembly of the Independent Order of Odd Fellows - Atlantic Provinces, a Releasor herein, and by its signature hereunder, grants its approval to the within conveyance and is desirous of conveying to the Grantee any and all right, title and interest it may have in the lands described in Schedule "A";

WITNESSETH that in consideration of the sum of One Dollar (\$1.00) of lawful

money of Canada, receipt whereof is hereby acknowledged;

THE Grantors hereby convey to the Grantee the lands described in Schedule "A" hereto annexed;

THE Grantors for themselves, their successors and assigns, covenant, with the said Grantee, his heirs, executors, administrators and assigns, that they have not done or executed or been party or privy to any act, deed, matter or thing whereby or by reason whereof the said lands and premises, or any part thereof, are or may be impeached, charged, affected, or encumbered, in title, estate, or otherwise, or whereby or by means whereof they are in any way hindered from conveying the said lands and premises, or any part thereof in the manner in which they are hereby expressed to be conveyed;

THE RELEASOR hereby consents to the within conveyance and releases any claim that the RELEASOR had, have or may have and hereby conveys any and all right, title and interest which the RELEASOR may have with respect to the lands described in Schedule "A".

IN THIS DEED the singular includes the plural and the masculine includes the feminine, with the intent that this DEED shall be read with all appropriate changes in number and gender.

IN WITNESS WHEREOF the parties hereto have hereunto set their hands and affixed their seals the day and year first above written.

SIGNED, SEALED & DELIVERED

- in the presence of -

Keista M. Hittle

Violet Elsie Knickle
VIOLET ELSIE KNICKLE
Trustee

Keista M. Hittle

Joan Silver
JOAN SILVER
Trustee

Keista M. Hittle

Jean Corkum
JEAN CORKUM
Trustee

Keista M. Hittle

Margaret Rose Sch
MARGARET ROSE SCH
Noble Grand

Keista M. Hittle

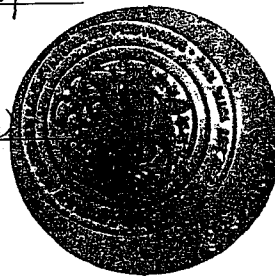
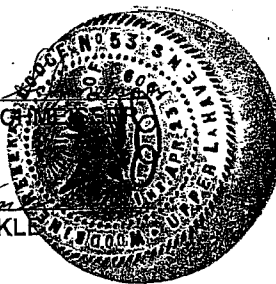
Violet Elsie Knickle
VIOLET ELSIE KNICKLE
Secretary

N. Patricia Murchy

N. Patricia Murchy
N. PATRICIA MURCHY
President

Wendy Richards

Wendy Richards
WENDY RICHARDS
Secretary



PROVINCE OF NOVA SCOTIA)
CANADA)

I CERTIFY THAT on this 18 day of June, A.D., 2010, VIOLET ELSIE KNICKLE, one of the parties to this Indenture signed, sealed and delivered the same in my presence and that I signed as a witness to such execution.

Krista M. Hirtle
A COMMISSIONER OF THE SUPREME
COURT OF NOVA SCOTIA

KRISTA M. HIRTLE
A Commissioner of the Supreme Court
of Nova Scotia

AFFIDAVIT OF SPOUSAL STATUS

CANADA
PROVINCE OF NOVA SCOTIA

I, VIOLET ELSIE KNICKLE, of Rhodes Corner, in the County of Lunenburg, Province of Nova Scotia, make oath and swear that:

1. I am one of the Trustees of Woodbine Rebekah Lodge #53, Independent Order of Odd Fellows (the "Woodbine Rebekah Lodge"). Except as otherwise stated I have personal knowledge of the matters to which we have sworn in this Affidavit.
2. That Woodbine Rebekah Lodge is not now nor will be on the date of delivery of the foregoing and attached Indenture, a non-resident of Canada within the meaning of the *Income Tax Act* (Canada).
3. That for the purpose of this Affidavit "matrimonial home" means the dwelling and real property occupied by a person and that person's spouse as their family residence and in which either or both of them have a property interest other than a leasehold interest.
4. For the purposes of this Affidavit, "spouse" means either a man or woman who:
 - a. married to each other,
 - b. are married to each other by a marriage that is voidable and has not been voided by a judgement of nullity,
 - c. have gone through a form of marriage with each other, in good faith, that is void and are cohabiting or have cohabited within the preceding year, or
 - d. is a party to a registered domestic partner declaration made in accordance with Section 53 of the *Vital Statistics Act* but does not include a former domestic partner.
5. The Deponent is not a spouse and has no former domestic or present partner with the rights contemplated by section 55 of the *Vital Statistics Act*.
6. The lands described in the within instrument have not been occupied by myself as a matrimonial home and are not occupied as a matrimonial home by any member of the Woodbine Rebekah Lodge nor is any member of the Woodbine Rebekah Lodge entitled to use the lands as a matrimonial home and the lands have never been so occupied while the lands have been owned by the Woodbine Rebekah Lodge or its Trustees.
7. That we acknowledge that we signed the within Indenture on the date of this Affidavit. This acknowledgement is made for the purpose of registering this Indenture pursuant to Section 31(a) of the *Registry Act* R.S.N.S. 1989, c. 392, as amended and Section 37(1) of the *Land Registration Act* S.N.S. 2001, c. 6, as amended.
8. That the sale of the lands described in Schedule "A" hereto is pursuant to a duly passed resolution at a meeting of the Woodbine Rebekah Lodge on July 21, 2009.

SWORN TO at Lunenburg,)
in the County of Lunenburg,)
Province of Nova Scotia)
this 18 day of June,)
A.D., 2010, BEFORE ME:)
Krista M. Hirtle)
A Commissioner of the Supreme)
Court of Nova Scotia)

Violet Elsie Knickle
VIOLET ELSIE KNICKLE

KRISTA M. HIRTLE
A Commissioner of the Supreme Court
of Nova Scotia

PROVINCE OF NOVA SCOTIA)
CANADA)

I CERTIFY THAT on this 18 day of June, A.D., 2010, JOAN SILVER, one of the parties to this Indenture signed, sealed and delivered the same in my presence and that I signed as a witness to such execution.

Krista M. Hirtle
A COMMISSIONER OF THE SUPREME
COURT OF NOVA SCOTIA

KRISTA M. HIRTLE
A Commissioner of the Supreme Court
of Nova Scotia

AFFIDAVIT OF SPOUSAL STATUS

CANADA
PROVINCE OF NOVA SCOTIA

I, JOAN SILVER, of Rhodes Corner, in the County of Lunenburg, Province of Nova Scotia, make oath and swear that:

1. I am one of the Trustees of Woodbine Rebekah Lodge #53, Independent Order of Odd Fellows (the "Woodbine Rebekah Lodge"). Except as otherwise stated I have personal knowledge of the matters to which we have sworn in this Affidavit.
2. That Woodbine Rebekah Lodge is not now nor will be on the date of delivery of the foregoing and attached Indenture, a non-resident of Canada within the meaning of the *Income Tax Act* (Canada).
3. That for the purpose of this Affidavit "matrimonial home" means the dwelling and real property occupied by a person and that person's spouse as their family residence and in which either or both of them have a property interest other than a leasehold interest.
4. For the purposes of this Affidavit, "spouse" means either a man or woman who:
 - a. married to each other,
 - b. are married to each other by a marriage that is voidable and has not been voided by a judgement of nullity,
 - c. have gone through a form of marriage with each other, in good faith, that is void and are cohabiting or have cohabited within the preceding year, or
 - d. is a party to a registered domestic partner declaration made in accordance with Section 53 of the *Vital Statistics Act* but does not include a former domestic partner.
5. The Deponent is a spouse of George Silver and has no former domestic or present partner with the rights contemplated by section 55 of the *Vital Statistics Act*.
6. The lands described in the within instrument have not been occupied by myself or my spouse as a matrimonial home and are not occupied as a matrimonial home by any member of the Woodbine Rebekah Lodge nor is any member of the Woodbine Rebekah Lodge entitled to use the lands as a matrimonial home and the lands have never been so occupied while the lands have been owned by the Woodbine Rebekah Lodge or its Trustees.
7. That we acknowledge that we signed the within Indenture on the date of this Affidavit. This acknowledgement is made for the purpose of registering this Indenture pursuant to Section 31(a) of the *Registry Act* R.S.N.S. 1989, c. 392, as amended and Section 37(1) of the *Land Registration Act* S.N.S. 2001, c. 6, as amended.
8. That the sale of the lands described in Schedule "A" hereto is pursuant to a duly passed resolution at a meeting of the Woodbine Rebekah Lodge on July 21, 2009.

SWORN TO at Lunenburg,)
in the County of Lunenburg,)
Province of Nova Scotia)
this 18 day of June,)
A.D., 2010, BEFORE ME:)
Krista M. Hirtle)
A Commissioner of the Supreme)
Court of Nova Scotia)

Joan Silver
JOAN SILVER

KRISTA M. HIRTLE
A Commissioner of the Supreme Court
of Nova Scotia

PROVINCE OF NOVA SCOTIA)
CANADA)

I CERTIFY THAT on this 18 day of June, A.D., 2010, JEAN CORKUM, one of the parties to this Indenture signed, sealed and delivered the same in my presence and that I signed as a witness to such execution.

Krista M. Hirtle
A COMMISSIONER OF THE SUPREME
COURT OF NOVA SCOTIA

KRISTA M. HIRTLE
A Commissioner of the Supreme Court
of Nova Scotia

AFFIDAVIT OF SPOUSAL STATUS

CANADA
PROVINCE OF NOVA SCOTIA

I, JEAN CORKUM, of Rhodes Corner, in the County of Lunenburg, Province of Nova Scotia, make oath and swear that:

1. I am one of the Trustees of Woodbine Rebekah Lodge #53, Independent Order of Odd Fellows (the "Woodbine Rebekah Lodge"). Except as otherwise stated I have personal knowledge of the matters to which we have sworn in this Affidavit.
2. That Woodbine Rebekah Lodge is not now nor will be on the date of delivery of the foregoing and attached Indenture, a non-resident of Canada within the meaning of the *Income Tax Act* (Canada).
3. That for the purpose of this Affidavit "matrimonial home" means the dwelling and real property occupied by a person and that person's spouse as their family residence and in which either or both of them have a property interest other than a leasehold interest.
4. For the purposes of this Affidavit, "spouse" means either a man or woman who:
 - a. married to each other,
 - b. are married to each other by a marriage that is voidable and has not been voided by a judgement of nullity,
 - c. have gone through a form of marriage with each other, in good faith, that is void and are cohabiting or have cohabited within the preceding year, or
 - d. is a party to a registered domestic partner declaration made in accordance with Section 53 of the Vital Statistics Act but does not include a former domestic partner.
5. The Deponent is not a spouse and has no former domestic or present partner with the rights contemplated by section 55 of the Vital Statistics Act.
6. The lands described in the within instrument have not been occupied by myself as a matrimonial home and are not occupied as a matrimonial home by any member of the Woodbine Rebekah Lodge nor is any member of the Woodbine Rebekah Lodge entitled to use the lands as a matrimonial home and the lands have never been so occupied while the lands have been owned by the Woodbine Rebekah Lodge or its Trustees.
7. That we acknowledge that we signed the within Indenture on the date of this Affidavit. This acknowledgement is made for the purpose of registering this Indenture pursuant to Section 31(a) of the *Registry Act* R.S.N.S. 1989, c. 392, as amended and Section 37(1) of the *Land Registration Act* S.N.S. 2001, c. 6, as amended.
8. That the sale of the lands described in Schedule "A" hereto is pursuant to a duly passed resolution at a meeting of the Woodbine Rebekah Lodge on July 21, 2009.

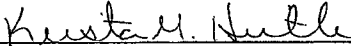
SWORN TO at Lunenburg,)
in the County of Lunenburg,)
Province of Nova Scotia)
this 18 day of June,)
A.D., 2010, BEFORE ME:)
Krista M. Hirtle)
A Commissioner of the Supreme)
Court of Nova Scotia)

Jean Corkum
JEAN CORKUM

KRISTA M. HIRTLE
A Commissioner of the Supreme Court
of Nova Scotia

PROVINCE OF NOVA SCOTIA)
CANADA)

I CERTIFY THAT on this 18 day of ^{June} ~~May~~, A.D., 2010, MARGARET ROSE SCHMEISSER and VIOLET ELSIE KNICKLE, two of the parties to this Indenture signed, sealed and delivered the same in my presence and that I signed as a witness to such execution.


A COMMISSIONER OF THE SUPREME COURT OF NOVA SCOTIA

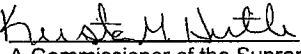
KRISTA M. HIRTLE
A Commissioner of the Supreme Court of Nova Scotia

AFFIDAVIT OF SPOUSAL STATUS

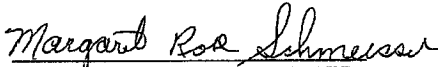
CANADA
PROVINCE OF NOVA SCOTIA

WE, MARGARET ROSE SCHMEISSER, of Middle LaHave, in the County of Lunenburg, Province of Nova Scotia and VIOLET ELSIE KNICKLE, of Rhodes Corner, in the County of Lunenburg, Province of Nova Scotia make oath and swear that:

1. That we are the Noble Grand and Secretary, respectively, of the Woodbine Rebekah Lodge #53, Independent Order of Odd Fellows (the "Woodbine Rebekah Lodge") and as such have personal knowledge of the matters to have sworn to in this Affidavit.
2. That Woodbine Rebekah Lodge is not now nor will be on the date of delivery of the foregoing and attached Indenture, a non-resident of Canada within the meaning of the *Income Tax Act* (Canada).
3. That for the purpose of this Affidavit "matrimonial home" means the dwelling and real property occupied by a person and that person's spouse as their family residence and in which either or both of them have a property interest other than a leasehold interest.
4. That the lands described in the within instrument are not occupied as a matrimonial home by any member of the Woodbine Rebekah Lodge nor is any member of the Woodbine Rebekah Lodge entitled to use the lands as a matrimonial home and the lands have never been so occupied while the lands have been owned by the Woodbine Rebekah Lodge or its Trustees.
5. That we acknowledge that we signed the within Indenture on the date of this Affidavit. This acknowledgement is made for the purpose of registering this Indenture pursuant to Section 31(a) of the *Registry Act* R.S.N.S. 1989, c. 392, as amended and Section 37(1) of the *Land Registration Act* S.N.S. 2001, c. 6, as amended.
6. That the sale of the lands described in Schedule "A" hereto is pursuant to a duly passed resolution at a meeting of the Woodbine Rebekah Lodge on July 21, 2009.

SWORN TO at Lunenburg,)
in the County of Lunenburg,)
Province of Nova Scotia)
this 18 day of ~~May~~ June)
A.D., 2010, BEFORE ME:)
)
A Commissioner of the Supreme)
Court of Nova Scotia)

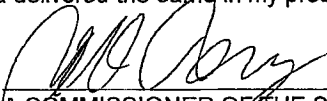
KRISTA M. HIRTLE
A Commissioner of the Supreme Court of Nova Scotia


MARGARET ROSE SCHMEISSER,
Noble Grand


VIOLET ELSIE KNICKLE,
Secretary

PROVINCE OF NOVA SCOTIA)
CANADA)

I CERTIFY THAT on this 29th day of June, A.D., 2010, N. PATRICIA MURCHY, one of the parties to this Indenture signed, sealed and delivered the same in my presence and that I signed as a witness to such execution.


A COMMISSIONER OF THE SUPREME
COURT OF NOVA SCOTIA

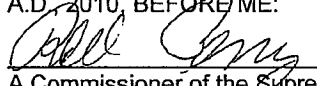
RONALD V. PENNY
A Barrister of the Supreme
Court of Nova Scotia

AFFIDAVIT OF SPOUSAL STATUS

CANADA
PROVINCE OF NOVA SCOTIA

I, N. PATRICIA MURCHY, of Dartmouth, in the Halifax Regional Municipality, Province of Nova Scotia make oath and swear that:

1. That I am the President of the Rebekah Assembly of the Independent Order of Odd Fellows - Atlantic Provinces (the "Rebekah Assembly"). Except as otherwise stated I have personal knowledge of the matters to which I have sworn in this Affidavit.
2. That Rebekah Assembly is not now nor will be on the date of delivery of the foregoing and attached Indenture, a non-resident of Canada within the meaning of the *Income Tax Act* (Canada).
3. That for the purpose of this Affidavit "matrimonial home" means the dwelling and real property occupied by a person and that person's spouse as their family residence and in which either or both of them have a property interest other than a leasehold interest.
4. That the lands described in the within instrument are not occupied as a matrimonial home by any member of the Rebekah Assembly nor is any member of the Rebekah Assembly entitled to use the lands as a matrimonial home and the lands have never been so occupied while the lands have been owned by the Woodbine Rebekah Lodge or its Trustees.
5. That I acknowledge that I signed the within Indenture on the date of this Affidavit. This acknowledgement is made for the purpose of registering this Indenture pursuant to Section 31(a) of the *Registry Act* R.S.N.S. 1989, c. 392, as amended and Section 37(1) of the *Land Registration Act* S.N.S. 2001, c. 6, as amended.

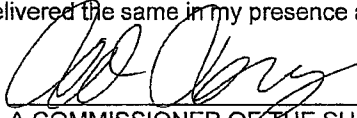
SWORN TO at Dartmouth)
in the Halifax Regional)
Municipality, Province of Nova)
Scotia, this 29th day of June,)
A.D. 2010, BEFORE ME:)
)
A Commissioner of the Supreme)
Court of Nova Scotia)

RONALD V. PENNY
A Barrister of the Supreme
Court of Nova Scotia


N. PATRICIA MURCHY, President

PROVINCE OF NOVA SCOTIA)
CANADA)

I CERTIFY THAT on this ^{29th} day of ^{June} May, A.D., 2010, WENDY RICHARDS, one of the parties to this Indenture signed, sealed and delivered the same in my presence and that I signed as a witness to such execution.


A COMMISSIONER OF THE SUPREME
COURT OF NOVA SCOTIA

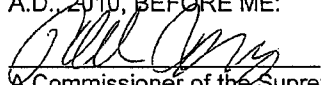
RONALD V. PENNY
A Barrister of the Supreme
Court of Nova Scotia

AFFIDAVIT OF SPOUSAL STATUS

CANADA
PROVINCE OF NOVA SCOTIA

I, WENDY RICHARDS, of Stewiacke, in the County of Hants, Province of Nova Scotia make oath and swear that:

1. That I am the Secretary of the Rebekah Assembly of the Independent Order of Odd Fellows - Atlantic Provinces (the Rebekah Assembly"). Except as otherwise stated I have personal knowledge of the matters to which I have sworn in this Affidavit.
2. That Rebekah Assembly is not now nor will be on the date of delivery of the foregoing and attached Indenture, a non-resident of Canada within the meaning of the *Income Tax Act* (Canada).
3. That for the purpose of this Affidavit "matrimonial home" means the dwelling and real property occupied by a person and that person's spouse as their family residence and in which either or both of them have a property interest other than a leasehold interest.
4. That the lands described in the within instrument are not occupied as a matrimonial home by any member of the Rebekah Assembly nor is any member of the Rebekah Assembly entitled to use the lands as a matrimonial home and the lands have never been so occupied while the lands have been owned by the Woodbine Rebekah Lodge or its Trustees.
5. That I acknowledge that I signed the within Indenture on the date of this Affidavit. This acknowledgement is made for the purpose of registering this Indenture pursuant to Section 31(a) of the *Registry Act* R.S.N.S. 1989, c. 392, as amended and Section 37(1) of the *Land Registration Act* S.N.S. 2001, c. 6, as amended.

SWORN TO at ^{Dartmouth})
in the County of ^{Halifax})
Province of Nova Scotia)
this ^{29th} day of ^{June} May,)
A.D., 2010, BEFORE ME:)
)
A Commissioner of the Supreme)
Court of Nova Scotia)
RONALD V. PENNY)
A Barrister of the Supreme)
Court of Nova Scotia)


WENDY RICHARDS, Secretary

SCHEDULE "A"

PID: 60239092
CURRENT STATUS: ACTIVE
EFFECTIVE DATE/TIME: 2010-08-09 09:12:54

All that certain lot piece or parcel of land situate lying and being at Upper LaHave, in the County of Lunenburg, and Province of Nova Scotia bounded and described as follows:

Beginning at a stake by road leading from Rudolph's Bridge to Middle LaHave and running in a northeasterly direction along lands of Loretta J. Santoro [PID 60239043] a distance of seventy five feet;

Thence in a southeasterly direction along lands of Santoro PID 60239043] and lands of Everett C. Janes and Anna E. Janes [PID 60239050] a distance of forty five feet;

Thence in a southwesterly direction along lands of Everett C. Janes and Anna E. Janes [PID 60239050] a distance of seventy five feet;

Thence in a Northwesterly direction a distance of forty five feet along the public highway, to the place of beginning.

Being the lot of land on which is erected the building now or formerly known as the Odd Fellows Hall and being the same property conveyed from Robert Crouse et us Emma Crouse to Titus A. Mulock and others, Trustees of the Riverside Lodge No. 82 of the Independant Order of Oddfellows by deed dated December 1, 1904 recorded at Bridgewater Registry of Deeds in book 64 at Page 330 under document number 203.

Futher being and intended to be the same property conveyed to the Trustees of the Woodbine Rebekah Lodge, Number 53 by the Grand Lodge of the Independant Order of Odd Fellows by deed dated September 15, 1978 , Book 262 Page 848 under document number 231 which deed recites that upon a lodge of the IOOF becoming defunct, all real and personal property shall pass to and vest in the Grand Lodge.

MGA Compliance Statement: This parcel was created before the requirement for subdivision in the County of Lunenburg or under the Planning Act and is exempt from the requirements of subdivision.

NMR

Form 16

Purpose: to renew the recording of a judgment

Note: Renewal must be recorded prior to the expiration of five years from the date of the judgment or the date of the recording of the most recent renewal of the judgment.

- (Instrument code: 715 - First renewal)
- (Instrument code: 716 - Second renewal)
- (Instrument code: 717 - Final renewal)

Registration district: Lunenburg County

Submitter's user number: 500000200

Submitter's name: Canada Revenue Agency

For Office Use	
LUNENBURG COUNTY LAND REGISTRATION OFFICE	
certify that this document was registered or recorded as shown here.	
Rebecca Bond, Registrar RLW zw	
107825730	LR <input type="checkbox"/> RODE <input checked="" type="checkbox"/>
Document #	
SEP 24 2015	9:07
MM DD YYYY	Time

In the matter of the judgment debtor JOSHUA M. HANNIGAN , 13592 Highway 3, Dayspring, Nova Scotia, B4V 5P1.

And in the matter of the judgment creditor Canada Revenue Agency, 1557 Hollis St, P.O. Box 638, Halifax, NS, B3J 2T5;

Take notice that the undersigned judgment creditor/agent of judgment creditor requests that the above-noted judgment be renewed as follows (*select one*):

First Renewal
 Judgment number ITA-12528-10 issued by the Court on November 19, 2010 and first recorded on February 1, 2011 as document 97685599.

Second Renewal _____
(insert document number of first renewal)

Third Renewal _____
(insert document number of second renewal)

1

Form 16

Purpose: to renew the recording of a judgment

XMR

Note: Renewal must be recorded prior to the expiration of five years from the date of the judgment or the date of the recording of the most recent renewal of the judgment.

- (Instrument code: 715 - First renewal)
- (Instrument code: 716 - Second renewal)
- (Instrument code: 717 - Final renewal)

Registration district: Lunenburg County
 Submitter's user number: 500000200
 Submitter's name: Canada Revenue Agency

For Office Use

LUNENBURG COUNTY LAND REGISTRATION OFFICE
 I certify that this document was registered or recorded as shown here.
 Rebecca Bond, Registrar

JWB DCB
 LR ROD

116861817
 Document #

AUG 24 2020
 MM DD YYYY

11:41
 Time

In the matter of the judgment debtor JOSHUA M. HANNIGAN, 13592 Highway 3, Dayspring, Nova Scotia, B4V 5P1

And in the matter of the judgment creditor Canada Revenue Agency, 100 – 145 Hobsons Lake Drive, PO Box 638, Halifax, NS, B3J 2T5;

Take notice that the undersigned judgment creditor/agent of judgment creditor requests that the above-noted judgment be renewed as follows (select one):

First Renewal

Second Renewal
 Federal Certificate ITA-12528-10 issued by the Court on November 19, 2010 and first recorded on February 1, 2011 as document # 97685599, First renewed as Document # 107825730, on September 24, 2015.

Third Renewal _____
 (insert document number of second renewal)



Dated at Sydney, in the County of Cape Breton, Province of Nova Scotia, August 19, 2020.

Wendy Welshman

Witness (Barrister/Commissioner)

Wendy Welshman
A Commissioner of the
Supreme Court of Nova Scotia

[Signature]

Authorized signature of judgment creditor/agent

Name: Canada Revenue Agency

Address: 47 Dorchester Street, Sydney, NS,
B1P 6K3

Phone: 1-800-667-7199

E-mail: _____

Fax: 902-564-3095

Certificate of Commissioner:

I certify that on August 19, 2020, the above-named individual executed the foregoing instrument in my presence and I signed as a witness to the execution.

Wendy Welshman

A Barrister/Commissioner of the Supreme Court of Nova Scotia
(Insert stamp of name or print name legibly below signature)

Wendy Welshman
A Commissioner of the
Supreme Court of Nova Scotia

May 4, 2009

NMR

a-document ITA-12528-10

F	FEDERAL COURT	D
I	COUR FÉDÉRALE	E
L		P
E		O
D	Jan 18, 2011	S
		E
Steve Tremblay		
Ottawa, ONT		

Form 46
Certificate of Certificate Registration (Certificate of Judgment)
Purpose: To record a judgment in the judgment roll established under the Land Registration Act

(Instrument code: 707)

Registration district:	Lunenburg County
Submitter's user number:	500000200
Submitter's name:	Canada Revenue Agency

Court File No.:	ITA-12528-10
Name of court	Federal Court

For Office Use

LUNENBURG COUNTY LAND REGISTRATION OFFICE	
I certify that this document was registered as shown here.	
Joan Phunkett, Registrar	
97685599	LR <input type="checkbox"/> ROD <input checked="" type="checkbox"/>
Document #	
FEB - 1 2011	9:39
1997	1998

In the matter of the *Income Tax Act*,
- and -

In the matter of an assessment or assessments by the Minister of National Revenue under one or more of the
Income Tax Act, Canada Pension Plan, Employment Insurance Act, the Income Tax Act, against

JOSHUA M. HANNIGAN

Judgment creditor information

Company Name: Canada Revenue Agency
c/o Mr. Jim Inglis,
Assistant Director, Revenue Collections
Nova Scotia Tax Services Office

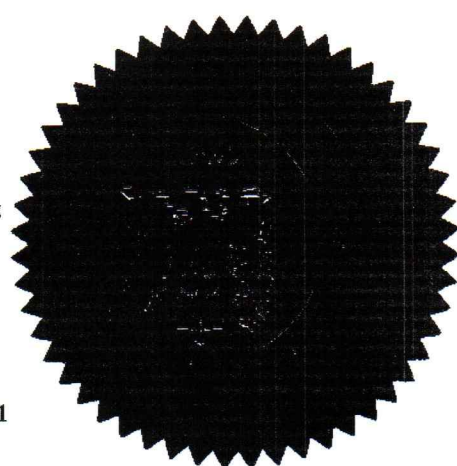
Address:
Mailing Address: Post Office Box 638, Halifax, Nova Scotia. B3J 2T5
Civic Address: 1557 Hollis Street, Halifax Nova Scotia. B3J 1V4
Other Information: Telephone: (902) 426-7073

Judgment debtor information

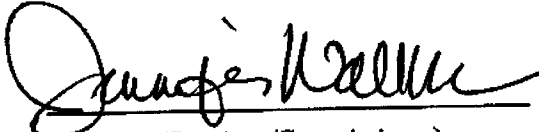
Name: JOSHUA M. HANNIGAN
Address: 13592 Highway 3, Dayspring, Nova Scotia. B4V 5P1
Other Information: Date of Birth: June 4, 1974


Debt	\$55,030.40
Interest	
Costs	
Judgment	\$55,030.40

T307(E)-1 Rev. May 4, 2009 (LL)



Dated at Sydney, in the County of Cape Breton, Province of Nova Scotia, September 16, 2015.


Witness (Barrister/Commissioner)


Authorized signature of judgment creditor/agent

Name: Canada Revenue Agency

Address: 47 Dorchester Street, Sydney, NS,
B1P 6K3

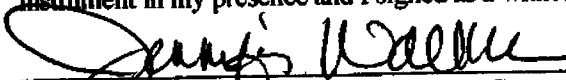
Phone: 1-800-667-7199

E-mail:

Fax: 902-564-3095

Certificate of Commissioner:

I certify that on 16th September, 2015, the above-named individual executed the foregoing instrument in my presence and I signed as a witness to the execution.


A Barrister/Commissioner of the Supreme Court of Nova Scotia
(Insert stamp of name or print name legibly below signature)


Jennifer Wallace
A Commissioner of the
Supreme Court of Nova Scotia



I hereby certify that a Certificate, having the same effect as if it were a judgment obtained in the Court, has been registered in the above noted matter for the Canada Revenue Agency, against **JOSHUA M. HANNIGAN** plus interest pursuant to the said Acts, compounded daily, is payable, at the rate prescribed under the *Income Tax Act* applicable from time to time, on the sum of **\$55,030.40**, from the **16th day of November, 2010**, to the day of payment.

I further certify that the foregoing is a true abstract of the original Certificate in the above-noted matter, registered in the records of the said Court at Ottawa, Ontario, which Certificate was duly registered on the **19th day of November, 2010**.

Given under Seal of the said Federal Court at Ottawa, Ontario, this **18th day of January A.D. 2011**.



of the Federal Court

**STEVE TREMBLAY
REGISTRY ASSISTANT
ADJOINT DU GREFFER**

