

Name and Municipality of Principal Residence	Position Held and the Date of Obtaining that Position	Compensation Paid by the General Partner or Limited Partnership Since Inception and the Compensation Anticipated to be Paid in Current Financial Year	Number, Type and Percentage of Securities Held After the Completion of the Maximum Offering
	operations and initial limited partner of the Limited Partnership; Director of A2A Capital Services; President & Secretary of A2A Capital Services		Offering.
Joe Attrux, Dallas, Texas	Joe is the Chief Operating Officer and Chief Financial Officer of A2A Group of Companies, joining the firm in 2014.	Nil	

3.2 MANAGEMENT EXPERIENCE

The names and principal occupations for the past five (5) years of the directors, senior officers of the Corporation, the General Partner, the Administrator and the Developer are as follows:

Name	Principal Occupations and Related Experience
Glenn Pickard, Director of the Administrator	Glenn earned a double diploma in Aviation and Archaeology & Anthropological Study from Mount Royal University in Calgary in 2003. He has since worked in the field of real estate, beginning as a freelance agent in Calgary. In 2004, he joined one of the largest land investment organizations in North America as a sales consultant. Where he was assigned to Asia from 2004 to 2009. As Regional Business Development officer, Glenn oversaw the development of institutional sales and channel services across Asia. Since 2010, Glenn has been head of sales for A2A real estate investment projects and products, and is responsible for all the A2A group's sales operations in North America and the Asia Pacific region.
Grayson Ambrose, Vice President of Operations for A2A Capital Services Canada Inc. and oversees their Canadian operations and initial limited partner of the Limited Partnership; Director of A2A Capital Services; President & Secretary of A2A Capital Services	Grayson a native of Calgary, Alberta, he completed his post-secondary education at the University of Calgary in 2002, majoring in Economics and minoring in Biology, where he obtained a degree in Economics. His entire career has been spent within the Alberta residential construction and development industry. He has worked for numerous suppliers, builders, and developers within Calgary and its surrounding areas. Most recently, beginning in June 2007 he started a position at Beattie Homes where he quickly became the Project Manager for the Expressions Custom Homes Division. There he oversaw all pre-construction and construction operations for various different new home and development projects, ranging from \$80,000 to \$25 million. In 2011 he took at position as Senior Estimator and Operations

Name	Principal Occupations and Related Experience
	Manager at The Unity Builders Group of Companies where he oversaw the preconstruction operations of all its divisions in Alberta. His experience, education and personality have landed him in 2012 with A2A. His professionalism, dedication, and vast product knowledge, will continue to prove invaluable to A2A, as we expand throughout Canada.
Allan Lind, Director of Administrator	Allan is the Executive Vice President-Corporate Affairs and Services for A2A Capital Management Pte. Ltd. Allan is also an executive director of all the operating companies and affiliates of the Management Company. He is a shareholder of A2A Capital Management, Inc. He holds a Bachelor's Degree in Business and Marketing from Edith Cowan University and brings over 30 years of experience in corporate fiscal planning and policy, accounting, auditing and marketing practice with global organizations such as BHP and Gillette Industries. In Australia, he had the opportunity to be involved with Wesfarmers and Rheem. He was the major shareholder and Operations Officer of Solahart International Ltd until it was acquired by Shell Oil Company. From 2008-2009, he was the Chief Financial Officer for Priority Wealth International Group, an international land banking corporation. Allan currently resides in Singapore.

3.3 PENALTIES, SANCTIONS AND BANKRUPTCY

There are no penalties or sanctions that have been in effect during the last ten (10) years against an officer, director or control person of the Corporation or against a company of which any of the foregoing was an officer, director or control person. No declaration of bankruptcy, voluntary assignment in bankruptcy, proposal under any bankruptcy or insolvency legislation, proceedings, arrangement or compromise with creditors or appointment of a receiver, receiver manager or trustee to hold assets, has been in effect during the last ten (10) years with regard to those individuals or any companies of which any of those individuals was an officer, director or control person at that time.

3.4 LOANS

As of the date of the herein Offering Memorandum, there is no outstanding debentures or loans owing to any director, officer, manager, promoter or principal holder of the Corporation.

ARTICLE 4 CAPITAL STRUCTURE

4.1 SHARE CAPITAL

Description of Security ⁽¹⁾	Number Authorized to be Issued	Price per Security	Number Outstanding as at March 23 rd , 2016	Number Outstanding Assuming Completion of Minimum Offering	Number Outstanding Assuming Completion of Maximum Offering
Class A Shares ⁽²⁾	Unlimited	\$0.01	10,000	10,000	10,000
Class B Shares ⁽³⁾	Unlimited	\$0.01	10,000	10,000	10,000

Notes:

- (1) At this time, the Corporation has no plans to issue any additional shares of the Corporation. The Corporation only intends on issuing the Bonds pursuant to this Offering.
- (2) The Class A Shares are held by A2A Capital Mgt. (4,000) issued February 22nd, 2016 and Target Capital Inc. (6,000) issued February 23rd, 2016.
- (3) The Class B Shares are held by A2A Capital Mgt. and issued February 22nd, 2016.

Class A Shares

The Corporation is authorized to issue an unlimited number of Class A Shares. The Class A Shares have, as a class, the following rights, privileges, restrictions and conditions:

Voting Rights

The holders of the Class A Shares shall be entitled to receive notice of, to attend and to vote at all meetings of the shareholders of the Corporation. Each Class A Share shall confer on the holder thereof the right to one vote in person or by proxy at all meetings of shareholders of the Corporation.

Dividend Entitlement

The holders of Class A Shares are not entitled to participate in the profits of the Corporation and are not entitled to receive any dividends.

Entitlement on Dissolution or Winding-Up

In the event of a reduction of capital or the liquidation, dissolution or winding-up of the Corporation or other distribution of property or assets of the Corporation among its shareholders for the purpose of winding-up its affairs (a "**Winding-Up Event**"):

- (a) Prior to the Class A shareholders receiving any consideration in the occurrence of a Winding-Up Event, any bondholders of the Corporation at the time of such Event shall be entitled to receive from the Corporation an amount equal to the face value of their bond together with any accrued interest thereon up to the date of payment (the "**Redemption Amount**") in priority to any distribution of any of the Corporation's assets or property to the Class A Shareholders. If the Corporation does not have sufficient property or assets to pay the aggregate of the Redemption Amount then each bondholder will be entitled to their pro rata share of the Corporation's property or assets in priority to the Class A shareholders; and
- (b) The holders of the Class A Shares shall be entitled to receive an amount equal to the aggregate amount of paid up capital on the Class A Shares held by them respectively after repayment of the aggregate Redemption Amount and in the event that there is not sufficient property or assets to return the entire amount of paid up capital thereon to all Class A Shareholders, the amount available for distribution shall be distributed to the Class A Shareholders on a pro rata basis according to the number of Class A Shares owned by each shareholder.

Class B Common Shares

The Corporation is authorized to issue an unlimited number of Class B Common Shares (the "**Class B Shares**") having attached thereto, as a class, the following rights, privileges, restrictions and conditions:

Voting Rights

The holders of the Class B Shares shall be not be entitled to receive notice of, to attend or vote at any meetings of the shareholders of the Corporation.

Dividend Entitlement

The right, subject to any preferential rights attaching to any other class or series of shares of the Corporation, to receive dividends as, when and if declared on the Class B Shares by the Corporation. No dividend may be declared or paid on the Class B shares if any Bonds has not been redeemed in full and any Participating Interest remains outstanding.

Entitlement on Dissolution or Winding-Up

The right, subject to any preferential rights attaching to any Bonds issued by the Corporation, to share in the remaining property of the Corporation upon dissolution after all the Class A Shareholders have received payment of the aggregate amount of paid up capital held by each Class A Shareholder.

4.2 LONG-TERM DEBT

As of March 23rd, 2016, the Corporation does not have any long terms debt. In the event that the Corporation is successful in raising funds pursuant to this Offering, it will have the following debt obligations to Subscribers through the issue of Bonds offered by the Corporation pursuant to this Offering:

Description of Long Term Debt ⁽¹⁾	Number Authorized to be Issued	Interest Rate	Number Outstanding as at March 23 rd , 2016	Number Outstanding Assuming Completion of Minimum Offering	Number Outstanding Assuming Completion of Maximum Offering
Bonds	5,997,600	5% fixed interest plus Participating Interest	Nil	100,800 Representing a debt obligation of \$100,800 to Subscribers under this Offering, plus Participating Interest.	5,997,600 Representing a debt obligation of \$5,997,600 to Subscribers under this Offering.

Note:

- (1) With regards to terms of the Bonds, see **Item 5.1 - Terms of Securities** for the terms of the Bonds offered pursuant to this Offering.

4.3 PRIOR SALES

As of March 23rd, 2016, there are 10,000 Class A Shares and 10,000 Class B Shares of the Corporation issued and outstanding.

Date of Issuance	Type of Security Issued	Number of Securities Issued	Price per Security	Total Funds Received
February 22 nd , 2016	Class A Shares ⁽¹⁾	4,000	\$0.01 per 1 Class A Share	\$40
February 23 rd , 2016	Class A Shares ⁽²⁾	6,000	\$0.01 per 1 Class A Share	\$60
February 22 nd , 2016	Class B Shares ⁽³⁾	10,000	\$0.01 per 1 Class B Share	\$100

Notes:

- (1) Issued to A2A Capital Mgt.
(2) Issued to Target Capital Inc.
(3) Issued to A2A Capital Mgt.

ARTICLE 5 SECURITIES OFFERED

5.1 TERMS OF SECURITIES

The Corporation is offering up to 5,997,600 Bonds for sale, depending upon the availability of the LP Units. The minimum number of Bonds that may be purchased by a Subscriber is 6,300 for a minimum investment of \$6,300, and increments of \$100 (100 Bonds) thereafter. There is no maximum number of Bonds allocated to any Subscriber.

Term

Subject to the Corporation's right of early redemption, the Corporation shall redeem 99% of the Principal Amount of the Bonds, and all accrued and unpaid interest thereon, on or before September 30, 2026 (the "**Maturity Date**").

The Corporation shall pay the remaining 1% of the Principal Amount, and all accrued and unpaid interest thereon, to the Bondholders on the Final Participating Interest Distribution Date (as defined below).

Early Redemption

The Corporation shall have the right, which it can exercise in its full discretion, to redeem up to 99% of the Principal Amount of a Bondholder's Bonds at any time during the term of the Bonds by providing the Bondholder with 90 days written notice of its intention to do so, through the payment of the aforesaid percentage of the Principal Amount of the Bondholder's Bonds and all accrued and unpaid interest thereon to the date of payment. If the Corporation elects to exercise its right of early redemption as provided for herein, the Corporation shall redeem the Bonds on a pro rata basis from all of the Bondholders.

Fixed Interest

Each Bond will entitle the holder thereof to simple interest at a fixed rate of 5% per annum to be paid on the outstanding principal of the Bonds during the term of the Bond ("**Fixed Interest Rate**"). The payment of the Fixed Interest shall be made on or before September 30, 2021. Additional payments of the Fixed Interest Rate from September 30, 2021 until the earlier of the Bonds being redeemed in full or shall be paid no later than 6 months from the redemption of the Bonds or the Maturity Date.

Participating Interest

Each Bondholder shall be entitled to share in the Net Profits or Income that the Limited Partnership received from the UFI's from the sale or development of the Property that flows through to the Corporation (the "**Participating Interest**"). The distribution of Participating Interest by the Corporation to the Bondholders shall be interest payable by the Corporation to the Bondholders and shall be paid as provided for herein. Notwithstanding the foregoing, the Corporation shall make a final distribution of Participating Interest not previously distributed to the Bondholders no later than six (6) months from the Maturity Date (the "**Final Participating Interest Distribution Date**").

Obligations Unsecured

The Corporation's debt obligations represented by the Bonds are unsecured obligations and will rank *pari passu* amongst themselves and with all other unsecured and unsubordinated obligations of the Corporation except for such preferences as provided for under applicable law.

Funding of Redemption

Management of the Corporation shall have sole discretion in how the Corporation will fund or finance the redemption of the Bonds. It is the intention that the Corporation will use the net income from the Limited Partnership to fund the redemption of the Bonds. However, it is possible that the Corporation may not

have the financial ability to redeem all or any Bonds upon maturity. In this event the provisions contained under the heading **Entitlement on Liquidation, Dissolution and Winding Up** of **Article 4 - Capital Structure** may apply.

Timing of Redemption

It is the intention of the Corporation that the Corporation aligns the redemption requirements of the Bonds with any income that the Limited Partnership receives from the ownership of the UFI's. In other words, it is the intention of the Corporation that the redemption of the Bonds will line up with profits received from the sale or development of the Property. If the Corporation receives revenue from the Limited Partnership that is received from the UFI's before the Maturity Date, then the Corporation may redeem all or portion of the Principal Amount before the Maturity Date, based upon the net proceeds that the Corporation ultimately receives.

Limited Recourse

Recourse under the Bonds will be limited to the principal sum of the Bonds plus any unpaid and outstanding accrued interest thereon. There is no additional recourse by the Bondholder for any deficiency in value of the Bonds in the event of non-payment or default by the Corporation of redemption of the Bonds at maturity.

An investor in the Bonds should understand that Target's assets and management are not in any way committed to the activities of the Corporation and Target does not encourage or discourage participation in this Offering.

5.2 SUBSCRIPTION PROCEDURES

(a) Subscription Documents

Subscribers wishing to subscribe for Bonds will be required to enter into a Subscription Agreement with the Corporation which will contain, among other things, representations, warranties and covenants by the Subscriber that it is duly authorized to purchase the Bonds, that it is purchasing the Bonds as principal and for investment and not with a view to resale and as to its corporate or other status to purchase the Bonds and that the Corporation is relying on an exemption from the requirements to provide the Subscriber with a prospectus and as a consequence of acquiring the securities pursuant to this exemption, certain protections, rights and remedies, provided by applicable securities laws, including statutory rights of rescission or damages, will not be available to the Subscriber.

Reference is made to the Subscription Agreement attached as Schedule B to this Offering Memorandum for the terms of these representations, warranties and covenants.

In order to subscribe for Bonds, a purchaser must complete, execute and deliver the following documentation to the Corporation at Suite 218, 11020 No., 5 Road, Richmond, British Columbia, V7A 4E7:

- (i) one (1) signed copy of the Subscription Agreement attached as Schedule "B" to the Offering Memorandum;
- (ii) a certified cheque or bank draft in an amount equal to the Aggregate Subscription Amount, payable to: **"Angus Manor Park A2A Capital Corp."**;
- (iii) if the Subscriber is purchasing the Securities as principal and the Subscriber is a resident of British Columbia or Newfoundland and Labrador, then the Subscriber must execute the Risk Acknowledgement in the form attached as Schedule "B" to the Subscription Agreement;

- (iv) if the Subscriber is purchasing the Securities as principal and the Subscriber is a resident of Manitoba, Northwest Territories, Nunavut, Prince Edward Island or Yukon then:
 - (I) in the case of a Subscriber that is not an Eligible Investor the following shall apply:
 - (1) the acquisition cost of the Securities shall not exceed \$10,000; and
 - (2) the Subscriber must execute the Risk Acknowledgement in the form attached as Schedule "B" to the Subscription Agreement;
 - (II) in the case of a Subscriber that is an Eligible Investor the following shall be completed by the Subscriber:
 - (1) an Eligible Investor Status Certificate attached as Schedule "A" to the Subscription Agreement;
 - (2) an Eligible Investor Representation Letter in the form attached as Appendix 1 to Schedule "A" to the Subscription Agreement (please initial as indicated); and
 - (3) the Risk Acknowledgement in the form attached as Schedule "B" to the Subscription Agreement.
- (v) if the Subscriber is purchasing the Securities as principal and the Subscriber is a resident in Alberta, New Brunswick, Nova Scotia, Ontario, Quebec or Saskatchewan then the following shall apply:
 - (I) if the Subscriber is an individual, the acquisition cost of all securities acquired upon reliance on Section 2.9 of NI 45-106 by the Subscriber in the preceding twelve (12) months shall not exceed the following amounts:
 - a) in the case of a Subscriber that is not an Eligible Investor, \$10,000;
 - b) in the case of a Subscriber that is an Eligible Investor, \$30,000; or
 - c) in the case of a Subscriber that is an Eligible Investor and that received advice from a portfolio manager, investment dealer or exempt market dealer that the investment is suitable, \$100,000;
 - (II) if the Subscriber is an Eligible Investor, the Subscriber must complete an Eligible Investor Status Certificate attached as Schedule "A" to the Subscription Agreement;
 - (III) if the Subscriber is an Eligible Investor, the Subscriber must complete the Eligible Investor Representation Letter in the form attached as Appendix 1 to Schedule "A" to the Subscription Agreement (please initial as indicated)
 - (IV) the Subscriber must execute the Risk Acknowledgement in the form attached as Schedule "B" to the Subscription Agreement; and

(V) if the Subscriber is an individual, the Subscriber must execute Schedule 1 and Schedule 2 to the Risk Acknowledgement in the form attached Schedule "B" to the Subscription Agreement.

(vi) Release of any claims against Target Capital Inc. (the controlling Shareholder), as attached as Schedule "C".

Subject to applicable securities laws and the Purchaser's two-day cancellation right, a subscription for Bonds, evidenced by a duly completed Subscription Agreement delivered to the Corporation shall be irrevocable by the Subscriber. **See Article 11 - Purchaser's Rights.**

Subscriptions for Bonds will be received, subject to rejection and allotment, in whole or in part, and subject to the right of the Corporation to close the subscription books at any time, without notice. If a subscription for Bonds is not accepted, all subscription proceeds will be promptly returned to the Subscriber without interest.

The Corporation will not hold the closing of its Offering until the minimum investment of \$100,800 is raised. The Closing of the Minimum Offering amount of \$100,800 is scheduled to occur on or before July 31, 2016 or such earlier or later date when the Minimum Offering is reached. Thereafter Closings will take place periodically at the Corporation's sole discretion with the final Closing to occur no later than March 31, 2017.

It is expected that certificates representing the Bonds, or certified copies of the certificates representing the Bonds, will be available for delivery within a reasonable period of time after the relevant closing date(s). The subscription funds will be held until midnight of the second Business Day subsequent to the date that each Subscription Agreement is signed by a Subscriber.

You should carefully review the terms of the Subscription Agreement accompanying this Offering Memorandum for more detailed information concerning the rights and obligations of you and the Corporation. Execution and delivery of the subscription agreement will bind you to the terms thereof, whether executed by you or by an agent on your behalf. You should consult with your own professional advisors. See Article 8 - Risk Factors.

ARTICLE 6 INCOME TAX CONSEQUENCES AND DEFERRED PLAN ELIGIBILITY

You should consult your own professional advisers to obtain advice on the income tax consequences that apply to you.

6.1 SUMMARY OF PRINCIPAL FEDERAL INCOME TAX CONSEQUENCES

The Tax Act and the Regulations thereunder provide generally that a bond, debenture, note or similar obligation of a Canadian corporation (as defined in the Tax Act) which is controlled directly or indirectly by one or more corporations whose shares are listed on a designated stock exchange in Canada will constitute a "qualified investment" for a Deferred Plan.

In the opinion of Miller Thomson LLP, counsel to the Corporation, and based upon certain representations made by the Corporation to Miller Thomson LLP, **the Bonds will constitute a "qualified investment" for Deferred Plans provided the shares of Target are listed on a stock exchange designated by the Minister of Finance, which they currently are, and as long as Target controls the Corporation.** There is no agreement which restricts the ability of Target to vote its shares of the Corporation or appoint a majority of the Board of Directors of the Corporation. As such, Target should be considered to control the Corporation.

There are additional requirements for a TFSA in order for the Bonds not to be considered a "prohibited investment" which would be subject to a special tax. The Bonds will be a "prohibited investment" if the TFSA account holder does not deal at "arm's length" with the Corporation or the account holder is a

"specified shareholder" of the Corporation as defined in the Tax Act, generally a person who has a 10% or greater interest in the Corporation together with non-arm's length persons. Assuming the TFSA account holder meets the above requirements, the Bonds will not be a "prohibited investment".

There can also be additional special taxes for a TFSA, RRSP or RRIF on certain tax "advantages" that unduly exploit the attributes of a TFSA, RRSP or RRIF, including "advantage" on "prohibited investments" and on "non-qualified investments". The rules in the Tax Act that constitute an "advantage" are quite broad, therefore, Subscribers should seek independent professional advice as to the applicability of these rules to their particular circumstances.

The *Income Tax Act* (Canada) (the "**Tax Act**") and regulations thereunder (the "**Regulations**") provide generally that the Bonds will be qualified investments for Deferred Plans, provided however that certain conditions are satisfied in respect of both the Corporation and the particular Deferred Plan.

At the time that the Bonds are acquired by the Deferred Plan, the Corporation is required to be a "small business corporation" as defined under the Tax Act. A small business corporation, for this purpose, is a Canadian corporation (other than a corporation controlled directly or indirectly in any manner whatever, by one or more non-residents), where all or substantially all (i.e. 90% or more) of the property of the Corporation is used in a "qualifying active business", as that term is described in Income Tax Regulation 5100(1), wherein the business should be considered to be carried on primarily in Canada by a particular corporation if at least 50% of the full-time employees of the corporation and all corporations related thereto that are employed in respect of the particular business are employed in Canada or at least 50% of the salaries and wages paid to employees of the particular corporation and all corporations related thereto that are employed in respect of the business, are reasonably attributable to services rendered in Canada. It is the Corporation's intention that as at the issuance of the Bonds, it will satisfy the requirements to be considered a small business corporation for purposes of these Regulations.

Also, at the time that the Bonds are acquired by the Deferred Plan, each person who is an annuitant, beneficiary or a subscriber (an "**Annuitant**") under the Deferred Plan must deal at arm's length with the Corporation and must not own, directly or indirectly, 10% or more of the issued Bonds of any class of the capital stock of the Corporation (a "**prohibited investment**"). For purposes of applying this rule, an Annuitant is deemed to own Bonds owned at that time by a person who is not at arms-length with the Annuitant. Persons are also deemed to own Bonds related to options or other contingent rights to acquire Bonds, and are also deemed to own certain Bonds owned by trusts (including Deferred Plans) or partnerships of which the person is a beneficiary or member, respectively.

On December 15, 2011, the Federal Government of Canada passed legislation which enacted a number of changes in respect of the rules governing investments held by Deferred Plans, which was originally tabled in the Federal Budget of June 6, 2011. In general, the changes will subject RRSPs and RRIFs to the rules in respect to "prohibited investments" described above, as well as extending to RRSPs and RRIFs certain penalty taxes with respect to "advantages" formerly applicable only to TFSAs. The penalty tax is generally equal to 50% of the fair market value of the investment at the time it was acquired or at the time it became a "prohibited investment". This penalty tax may be refundable, but only under certain limited circumstances. This will apply to all Deferred Plan investments after March 22, 2011. As stated above, you should consult your own professional advisers to obtain advice on the income tax consequences that apply to you and your particular factual circumstances and on the eligibility of these Securities for a Deferred Plan.

The income tax information set forth in this Item 6.1 was provided by Miller Thomson LLP, and it is based on the current provisions of the Income Tax Act, the Regulations thereunder and published administrative practices of the CRA. The comments offered do not address the possibility of any challenge to the structure by the CRA under the specific and/or general anti-avoidance rules.

This summary is of a general nature only and is not intended to be legal, tax or business advice to any particular prospective purchase of Bonds. Consequently, Subscribers should seek independent professional advice regarding the income tax consequences of investing in the Bonds, based upon their own particular circumstances.

ARTICLE 7 COMPENSATION PAID TO SELLERS AND FINDERS

The Corporation has not engaged an exempt market dealer, exempt market dealing representative, financial advisor or sales person to assist in the sale of this Offering, but reserves the right to do so. The Corporation will pay a commission to registered dealers or a referral fee to finders in those jurisdictions where permitted by applicable securities legislation of up to a maximum of ten percent (10%) of the aggregate purchase price of Bonds sold to Subscribers referred by registered dealers or finders in each jurisdiction as allowed by the applicable security legislation.

ARTICLE 8 RISK FACTORS

The purchase of Bonds pursuant to this Offering should only be made after consulting with independent and qualified sources of investment and tax advice. Investment in the Bonds at this time is highly speculative due to the stage of the Corporation's development. An investment in Bonds is appropriate only for investors who are prepared to invest money for a long period of time and who have the capacity to absorb a loss of some or all of their investment. Investors must rely on management of the Corporation. Any investment in the Corporation at this stage involves a high degree of risk.

8.1 ISSUER AND INVESTMENT RISK

In addition to the risks of purchasing the Bonds from the Corporation that is disclosed elsewhere within this Offering Memorandum, the following is a non-exhaustive list of the risks:

- (a) **No Regulatory Review.** Subscribers under this Offering will not have the benefit of a review of this Offering Memorandum or any OM Marketing Material by any regulatory authorities.
- (b) **Reporting Obligations.** The Corporation is not, and currently has no intention of becoming, a reporting issuer in any of the provinces or territories of Canada.
- (c) **Limited Working Capital.** The Corporation will have a limited amount of working capital, as the majority of the proceeds from this Offering will be used to purchase the LP Units.
- (d) **No Assurance of Additional Funding.** There can be no assurance that any additional funding required by the Corporation will be available on terms attractive to the Corporation, or at all.
- (e) **No Arm's Length Trustee.** The Bonds are not issued pursuant to a trust indenture and the Bondholders will not have the benefit of an arm's length trustee to hold their security or to coordinate enforcement and realization in the event of a default.
- (f) **Lenders. The Bondholders will not have a direct ownership in the Corporation, the Limited Partnership, the UFI's or the Property.** The Bondholders are lenders and accordingly the Corporation has a debt obligation to the Bondholders.
- (g) **Unsecured Obligations.** As unsecured obligations of the Corporation the Bonds will rank subordinate to any secured debt and any other types of debt which rank in preference of law or otherwise to the Bonds.
- (h) **No Independent Counsel.** The Corporation has consulted with independent legal counsel regarding the formation and terms of the Corporation and the offering of Bonds. The Investors have not, however, been independently represented. Therefore, to the extent that the Corporation, the Investors of this Offering could benefit by further independent review, such benefit will not be available. Each prospective Investor should consult his own legal, tax and financial advisors regarding the desirability of purchasing

Bonds. Legal counsel that prepared the documentation in connection with this transaction, including the agreements described under "Material Agreements" above, also act as legal counsel for the other A2A Group of companies, including, without limitation, the Developer. There has been no review by independent counsel of the Offering Memorandum or any of the OM Material Agreements.

- (i) **Tax Consequences.** The tax consequences associated with an investment in Bonds may be subject to changes in federal and provincial tax laws. There can be no assurance that the tax laws will not be changed in a manner that will fundamentally alter the income tax consequences to investors holding or disposing of Bonds. In the event that Target ceases to control the Corporation or is deemed not to control the Corporation for the purposes of the Tax Act, there may be adverse tax consequences to a Subscriber for Bonds. Upon such an event occurring, the Bonds will cease to constitute qualified investments for Deferred Plan purposes unless the Corporation can arrange to contemporaneously transfer the Class A Shares of the Company to another corporation resident in Canada whose shares are listed on a prescribed Canadian stock exchange, or make other suitable investment arrangements to maintain Deferred Plan eligibility for the Bonds. If the Bonds cease to be eligible Deferred Plan investments, an annuitant under a Deferred Plan which acquires or holds Bonds may be required to include in his or her income the fair market value of the Bonds acquired by the Deferred Plan, may incur penalties, and may have the registration of the Deferred Plan revoked. There is also a risk that CRA may reassess the returns of Subscribers relating to their investments in the Bonds. No advance income tax ruling has been applied for or received with respect to the income tax consequences described in the Offering Memorandum. **See Article 6 - Income Tax Consequences and Deferred Plan Eligibility.**
- (j) **Not Insured.** The Bonds are not insured against loss through the Canadian Deposit Insurance Corporation or any other insurance company or program.
- (k) **Speculative.** The purchase of the Bonds is highly speculative. A potential subscriber should buy them only if it is able to bear the risk of the entire loss of its investment and has no need for immediate liquidity. An investment in the Bonds should not constitute a major portion of a Subscriber's portfolio.
- (l) **Illiquid Investment.** An investment in the Bonds is an illiquid investment. **There is currently no market through which the Bonds may be sold.** The Corporation is not a "reporting issuer" in any jurisdiction, and a prospectus has not qualified the issuance of the Bonds. Accordingly, investors will be unable to sell the Bonds, subject to some limited exceptions. **See Article 10 - Resale Restrictions.**
- (m) **Arbitrary Offering Price.** The offering price of the Bonds has been determined by the Corporation. The offering price is not an indication of the value of the Bonds or that any of the Bonds could be sold for an amount equal to the offering price or for any amount.
- (n) **Return on Investment.** The Corporation's short and long term objective is to generate income from through the LP Units interest in the UFI's. A return on investment for a subscriber for Bonds is also dependent upon the success of the Project. As a result, there is no assurance or guarantee that the Corporation and, correspondingly, the purchasers of securities pursuant to this Offering will earn a return on their investment.
- (o) **Conflicts by Directors and Officers.** Certain directors and/or officers of the Corporation may also be officer or director of the Limited Partnership, Angus A2A LP, the General Partners of either limited partnership, and/or of other affiliates of A2A, as well as of other companies that are engaged and will continue to be engaged in activities that may put them in conflict with the business strategy of the either the Corporation or the Limited Partnership. There exists the possibility for either the Corporation or the Limited Partnership to be in a conflict of interest as it relates to the Offshore Investors, Angus A2A LP, Angus Manor Park A2A Developments Inc. and the affiliates thereof. The

Limited Partnership does not have any employees. It will rely on the employees of its affiliates (including the Administrator) for the day-to-day management of its affairs.

- (p) **Target.** The Class A Shares of the Corporation are held by Target and A2A Capital Mgt. Pursuant to the *Business Corporations Act* (Alberta) and the constating documents of the Corporation the holders of the Corporation's Class A shares have the exclusive right to elect, change and remove the directors of the Corporation. Target has majority voting control of the Corporation and there is no agreement that restricts Target's ability to vote its Class A shares of the Corporation. Consequently, Target can change the director of the Corporation and A2A Capital Mgt. does not have a mechanism to ensure that Ralph van der Walle will remain the director as disclosed in this Offering Memorandum.
- (q) **No History.** The Corporation has been incorporated for the purpose of purchasing the LP Units and UFI's and as a new entity does not have a record of achievement to be relied upon. The Corporation's operations are subject to all the risks inherent in the establishment of a new business enterprise, including a lack of operating history. There is no assurance that the Corporation can operate profitably or that the Corporation will successfully implement its plans.
- (r) **Decisions.** Decisions regarding the management of the Corporation's affairs will be made exclusively by the officer and director of the Corporation and not by the shareholders or Bondholders. Accordingly, investors must carefully evaluate the personal experience and business performance of the officer and director of the Corporation. The Corporation may retain independent contractors to provide services to the Corporation. These contractors have no fiduciary duty to the shareholders or Bondholders and may not perform consistently with the fiduciary duty owed to the shareholders or Bondholders.
- (s) **No Reference to GAAR.** The structuring of the Offering in general and the ownership of a majority of the voting shares of the Corporation by Target in particular, as a means to make the Bonds eligible investments for Deferred Plans, may be challenged by the CRA under the general anti-avoidance rule ("**GAAR**"). No advance income tax ruling or other comfort letter or ruling has been obtained from any professional firm as to whether or not GAAR would apply in this case. **The comments of Miller Thomson LLP referred to in Item 6.1 do not address GAAR.**
- (t) **Limited Control Over Angus Manor Park A2A Developments Inc.** Even in the case of a Maximum Offering, the Limited Partnership will only indirectly hold 41.4% of the UFIs. As such, it will have limited control over the activities of Angus Manor Park Developments Inc., and, with respect to the Property, will be subject to the decisions of a majority of the Co-owners who could be the Offshore Investors and the Angus A2A LP Investors. Furthermore, the Subscribers will rely on Angus Manor Park Development Inc. to properly develop the Property under the terms of the Deed of Covenant. There can be no assurances that the Property will be properly developed, or that the construction of the development will be properly managed, or that decisions made in relation thereto will be made in a manner desirable to the Subscribers.
- (u) **Single Asset Investment/Lack of Diversity.** The Offering was formed solely for the purposes of issuing the Bonds and using the net proceed to acquire the LP Units. The UFIs will represent the only significant asset of the Limited Partnership and the LP Units represent the only significant asset of the Corporation. Accordingly, the Corporation and Limited Partnership's financial performance will be directly tied to the performance thereof and to the performance of the Property. Accordingly, there may be more susceptible to fluctuations in value resulting from adverse economic conditions affecting a particular country, industry or issue than would be the case if either the Corporation or the Limited Partnership held a wider diversification of assets.

- (v) **The Bonds are not Direct Investments in Real Estate.** The Bonds are not a direct investment in the Developer or the Property, but are a debt obligation to the Corporation, which in turn will Purchase LP Units and the Limited Partnership will in turn hold the UFI's.
- (w) **Related Party Transactions.** This is a related party transaction. Many are many of the same directors and officers of the Corporation, the General Partners, the Administrator, the Developer and the A2A Group. Certain agreements contemplated in this Offering Memorandum are among related parties. As such, certain contractual terms that might otherwise be included in documentation negotiated with an unrelated party may not be included in such agreements.
- (x) **Release by the Limited Partnership.** Pursuant to the Deed of Covenant the Limited Partnership will release the Developer and all individuals and parties associated with Angus Manor Park Development Inc. and any other party that becomes the Facilitator under the Deed of Covenant (collectively the "**Released Parties**") from any and all claims, actions, demands, and/or causes of action arising under federal and state law, local regulation, or the common law, of whatever kind of character, damages or detriment, whether known or unknown, arising from, relating to, or in any way connected with the Deed of Covenant. To the extent any claims cannot be waived or released by the Limited Partner such claims are irrevocably assigned to the Developer. To the extent any claims are not either released or assigned, the Limited Partner will agree that in no event shall the Released Parties be liable to the Developer or its successors or assigns in an amount in excess of the purchase price paid by the Limited Partner for the UFI's acquired by it.
- (y) **Indemnity by the Limited Partnership.** Pursuant to the Deed of Covenant the Limited Partnership will indemnify and pay, and hold forever harmless the Developer and all individuals and parties associated with the Developer and any other party that becomes the Facilitator under the Deed of Covenant (collectively the "**Indemnified Parties**") from any and all claims, actions, demands, and/or causes of action arising under federal and provincial law, local regulation, or the common law, of whatever kind of character, damages or detriment, whether known or unknown, arising from, relating to, or in any way connected with the Deed of Covenant. This indemnity is intended to be broad and shall cover all causes of action including but not limited to claims for the Indemnified Parties sole negligence or intentional acts and it is intended to meet the express negligence standard.
- (z) **UFI Purchase Price.** The purchase price of the UFI are the result of non-arm's length negotiations between the Corporation and Developer. The UFI's do not reflect the current value of the Land and the price being paid for the collective UFI's is significantly higher than what the Developer actually paid for the Land. In addition, the Offshore Investors paid more for the UFI's, so determining an actual value of the Land based upon the offerings would be difficult.

8.2 INDUSTRY RISK

- (a) **Risks Involved in the Land Development and Homebuilding Industry.** The land development and home building industry is cyclical and is significantly affected by changes in general and local economic and industrial conditions, such as employment levels in the GTA area, availability of financing for homebuyers, interest rates, consumer confidence, levels of new and existing homes for sale, demographic trends and housing demands. In addition, an oversupply of alternatives to new homes, such as resale homes, including homes held for sale by investors and speculators, foreclosed homes and rental properties may reduce the Developer's ability to sell new homes, depress prices and reduce margins from the sale of new homes. The Canadian homebuilding industry continues to face numerous challenges, with home foreclosures and tight credit standards continuing to have an effect on inventory and new home sale rates and prices. The Developer is also subject to risks related to availability and cost of materials and

labour, and adverse weather conditions that can cause delays in construction schedules and cost overruns. Furthermore, the market value of undeveloped land, buildable lots and housing inventory held by the Developer in the development can fluctuate significantly as a result of changing economic or real estate market conditions in the GTA Area. The Developer may have to sell homes at a loss or hold land inventory longer than planned. Inventory carrying costs can be significant and can result in a loss in anticipated profits.

- (b) **Interest Rate Volatility and Impact on Housing Market.** It is anticipated that the market price for the Property at any given time may be affected by the level of interest rates prevailing at that time. A rise in interest rates may have a negative effect on the market price of the Property. Increases in interest rates may also have adverse effects on sales, vacancy rates, rent levels, refurbishing costs and other factors affecting the new home buying market business and profitability.
- (c) **Difficulty in Retaining Qualified Trade Workers, Materials and Supplies.** The homebuilding industry has, from time to time, experienced significant difficulties in the supply of materials and services, including with respect to: shortages of qualified trades people; labour disputes; shortages of building materials; unforeseen environmental and engineering problems; and increases in the cost of certain materials (particularly increases in the price of lumber, wallboard and cement, which are significant components of home construction costs). When any of these difficulties occur, it will cause delays and increase the cost of constructing homes.
- (d) **Homebuilding can be Subject to Construction Defect Claims.** As the party responsible for overseeing the development, the Developer may be subject to construction defect claims arising in the ordinary course of business. Claims of this nature are common in the homebuilding industry and can be costly. Further, where the Developer acts as a general contractor, it will be responsible for the performance of the entire contract, including work assigned to subcontractors. Claims may be asserted against the Developer for construction defects, personal injury or property damages caused by subcontractors, and if successful, these claims could give rise to liability on the part of the Developer. Any claim of this nature would negatively affect anticipated profits.
- (e) **Government Regulations.** The Developer must comply with extensive and complex regulations affecting the development of land and homebuilding process. These regulations could impose on the Developer additional costs and delays, which will adversely affect the value of the UFI and consequently the Units. The Developer must obtain approvals from numerous governmental authorities regarding permitted land use, levels of density, the installation of utility services, and building standards. Although the Property is zoned for residential use and preliminary plans have been approved, land development and homebuilding regulations are complex and are subject to change over the lifetime of the development. These regulations often provide broad discretion to the administering governmental authorities as to the conditions the Developer must meet prior to being approved for a particular phase of the development. Any delay or difficulty in obtaining approvals or any change in development regulations could greatly affect anticipated profits.
- (f) **Environmental Matters.** The operations of investments in both real estate and infrastructure are subject to numerous statutes, rules and regulations relating to environmental protection. There is the possibility of existing or future environmental contamination, including soil and groundwater contamination, as a result of the spillage of hazardous materials or other pollutants. Under various environmental statutes, rules and regulations of the appropriate jurisdiction, a current or previous owner, or operator of real property may be liable for non-compliance with applicable environmental and health and safety requirements, and for the costs of investigation, monitoring, removal or remediation of hazardous materials. These laws often impose liability whether or not the owner or operator knew of, or was responsible for, the presence of hazardous materials. The presence of these hazardous materials on a property could also result in personal

injury, property damage or similar claims by private parties. Persons who arrange for the disposal or treatment of hazardous materials may also be liable for the costs of removal or remediation of those materials at the disposal or treatment facility, whether or not that facility is or ever was owned or operated by that person. Any liability resulting from non-compliance or other claims relating to environmental matters related to the Property could have a material adverse effect on the value of the Property and the Limited Partnership's investments.

- (g) **Condemnation/Eminent Domain.** Governmental and quasi-governmental authorities in the Province of Ontario, including but not limited to common carrier pipelines, have a statutory right of eminent domain. Common carrier pipelines are those that transport oil, oil products, gas, carbon dioxide, salt brine, sand, clay, liquified minerals or other mineral solutions. For example, a pipeline transporting crude oil could be a common carrier, and, as such, would have the right of eminent domain. A 'common carrier' pipeline transporting natural gas for others is a 'public utility,' commonly referred to as a 'gas utility,' and also would have the power of eminent domain. In the event an authority exercises the right of eminent domain on the Property for public use, the condemning entity must pay the land owner adequate compensation for the taking of the land. Such an event could reduce the profitability of the Property and the Net Income distribution.
- (h) **Availability of Distributable Cash.** Distributable Cash Flow is calculated in accordance with the Limited Partnership Agreement, and cash distributions are not guaranteed and cannot be assured. Distributable Cash Flow will be dependent on the success of the Developer in the development of the Property on the timetable contemplated. There is no assurance that such timetable will be met, or, if met, will result in the projected distributions referred to in **Item 2.2 – Our Business**. In addition, the distributions to the Limited Partnership from the Developer will be subject to taxation.

For all of the above reasons and others set forth herein, the Bonds involve a certain degree of risk. Any person considering the purchase of Bonds should be aware of these and other factors set forth in this Offering Memorandum and should consult with his, her or its legal, tax and financial advisors prior to making an investment in the Bonds. The Bonds should only be purchased by persons who can afford to lose all of their investment.

ARTICLE 9 REPORTING OBLIGATIONS

9.1 REPORTING TO SHAREHOLDERS AND BONDHOLDERS

- (a) The Corporation is not a reporting issuer in any jurisdiction. In Alberta the Issuer must, within 120 days after the end of each its financial years, file with the securities regulatory authority annual financial statements and make them reasonably available to each Subscriber who has acquired Securities under this Offering Memorandum. In New Brunswick, Ontario, Quebec and Saskatchewan, the Issuer must, within 120 days after the end of each its financial years, deliver with the securities regulatory authority annual financial statements and make them reasonably available to each Subscriber who has acquired Securities under this Offering Memorandum. In Nova Scotia, the Issuer must, within 120 days after the end of each its financial years, make them reasonably available to each Subscriber who has acquired Securities under this Offering Memorandum. Such financial statements must be provided until the earlier of the date that the Issuer becoming a reporting issuer in any jurisdiction in Canada or the Issuer ceases to carry on business and it must be accompanied by a notice of the Issuer disclosing in reasonable detail the use of the aggregate gross proceed raised by the Issuer raised under this Offering Memorandum.

Notes:

- (1) At this time, the Corporation has no plans to issue any additional shares of the Corporation. The Corporation only intends on issuing the Bonds pursuant to this Offering.
- (2) The Class A Shares are held by A2A Capital Mgt. (4,000) issued February 22nd, 2016 and Target Capital Inc. (6,000) issued February 23rd, 2016.
- (3) The Class B Shares are held by A2A Capital Mgt. and issued February 22nd, 2016.

Class A Shares

The Corporation is authorized to issue an unlimited number of Class A Shares. The Class A Shares have, as a class, the following rights, privileges, restrictions and conditions:

Voting Rights

The holders of the Class A Shares shall be entitled to receive notice of, to attend and to vote at all meetings of the shareholders of the Corporation. Each Class A Share shall confer on the holder thereof the right to one vote in person or by proxy at all meetings of shareholders of the Corporation.

Dividend Entitlement

The holders of Class A Shares are not entitled to participate in the profits of the Corporation and are not entitled to receive any dividends.

Entitlement on Dissolution or Winding-Up

In the event of a reduction of capital or the liquidation, dissolution or winding-up of the Corporation or other distribution of property or assets of the Corporation among its shareholders for the purpose of winding-up its affairs (a "**Winding-Up Event**"):

- (a) Prior to the Class A shareholders receiving any consideration in the occurrence of a Winding-Up Event, any bondholders of the Corporation at the time of such Event shall be entitled to receive from the Corporation an amount equal to the face value of their bond together with any accrued interest thereon up to the date of payment (the "**Redemption Amount**") in priority to any distribution of any of the Corporation's assets or property to the Class A Shareholders. If the Corporation does not have sufficient property or assets to pay the aggregate of the Redemption Amount then each bondholder will be entitled to their pro rata share of the Corporation's property or assets in priority to the Class A shareholders; and
- (b) The holders of the Class A Shares shall be entitled to receive an amount equal to the aggregate amount of paid up capital on the Class A Shares held by them respectively after repayment of the aggregate Redemption Amount and in the event that there is not sufficient property or assets to return the entire amount of paid up capital thereon to all Class A Shareholders, the amount available for distribution shall be distributed to the Class A Shareholders on a pro rata basis according to the number of Class A Shares owned by each shareholder.

Class B Common Shares

The Corporation is authorized to issue an unlimited number of Class B Common Shares (the "**Class B Shares**") having attached thereto, as a class, the following rights, privileges, restrictions and conditions:

Voting Rights

The holders of the Class B Shares shall be not be entitled to receive notice of, to attend or vote at any meetings of the shareholders of the Corporation.

Rights of Action in the Event of a Misrepresentation

Applicable securities laws in the Offering Jurisdictions provide you with a remedy to sue to cancel your agreement to buy these securities or for damages if this Offering Memorandum, or any amendment thereto, or any OM Marketing materials, contains a misrepresentation. Unless otherwise noted, in this section, a “**misrepresentation**” means an untrue statement or omission of a material fact that is required to be stated or that is necessary in order to make a statement in this Offering Memorandum not misleading in light of the circumstances in which it was made.

These remedies are available to you whether or not you relied on the misrepresentation. However, there are various defences available to the Persons or companies that you have a right to sue. In particular, they have a defence if you knew of the misrepresentation when you purchased the securities. In addition, these remedies, or notice with respect thereto, must be exercised or delivered, as the case may be, by you within the strict time limit prescribed in the applicable securities laws.

The applicable contractual and statutory rights are summarized below and will be embodied in the Subscription Agreement to be executed and delivered by you to the Corporation prior to the issuance of the Bonds. By its execution of the Subscription Agreement, the Corporation will be deemed to have granted these rights to you. Subscribers should refer to the applicable securities laws of their respective Offering Jurisdiction for the particulars of these rights or consult with professional advisors.

Rights for Subscribers in the Provinces of Alberta and British Columbia

A Subscriber of Bonds pursuant to this Offering Memorandum who is a resident in Alberta and British Columbia has, in addition to any other rights the Subscriber may have at law, a right of action for damages or rescission against the Corporation if this Offering Memorandum, together with any amendments hereto, or any OM Marketing Materials, contains a misrepresentation. In Alberta and British Columbia, a Subscriber has additional statutory rights of action for damages against every director of the Corporation at the date of this Offering Memorandum and every Person or company who signed this Offering Memorandum.

If this Offering Memorandum contains a misrepresentation, which was a misrepresentation at the time the Bonds were purchased, the Subscriber will be deemed to have relied upon the misrepresentation and will, as provided below, have a right of action against the Corporation for damages or alternatively, while still the owner of any of the Bonds purchased by that Subscriber, for rescission, in which case, if the Subscriber elects to exercise the right of rescission, the Subscriber will have no right of action for damages against the Corporation, provided that:

- (a) no Person or company will be liable if it proves that the Subscriber purchased the securities with knowledge of the misrepresentation;
- (b) in the case of an action for damages, the defendant will not be liable for all or any portion of the damages that it proves do not represent the depreciation in value of the securities as a result of the misrepresentation;
- (c) in no case will the amount recoverable in any action exceed the price at which the securities were purchased by the Subscriber under this Offering Memorandum; and
- (d) in the case of a Subscriber resident in Alberta, no Person or company, other than the Corporation, will be liable if such Person or company is entitled to rely upon certain statutory provisions set out in subsections 204(3)(a) – (e) of the *Securities Act* (Alberta).

In British Columbia and Alberta, no action may be commenced more than:

- (a) in the case of an action for rescission, more than 180 days after the date of the transaction that gave rise to the cause of action; or

- (b) in the case of any other action, other than an action for rescission, more than the earlier of (i) 180 days after the Subscriber first had knowledge of the facts giving rise to the cause of action; or (ii) three (3) years after the date of the transaction that gave rise to the cause of action.

Subscribers should refer to the applicable provisions of the securities legislation for particulars of the rights or consult with a lawyer.

Statutory Rights of Action for Subscribers in the Province of Manitoba

In the event that this Offering Memorandum (including any amendments hereto) or any OM Marketing Materials delivered to a purchaser of Bonds resident in Manitoba, contains a misrepresentation and it is a misrepresentation at the time of purchase, the purchaser shall be deemed to have relied upon the misrepresentation and shall have, in addition to any other rights they may have at law: (a) a right of action for damages against (i) the Corporation, (ii) every director of the Corporation at the date of this Offering Memorandum (collectively, the “**Directors**”), and (iii) every person or company who signed this Offering Memorandum (collectively, the “**Signatories**”); and (b) a right of rescission against the Corporation.

If a misrepresentation is contained in a record incorporated by reference in, or is deemed to be incorporated into this Offering Memorandum, the misrepresentation is deemed to be contained in this Offering Memorandum.

A purchaser may elect to exercise a right of rescission against the Corporation, in which case the purchaser will have no right of action for damages against the Corporation, Directors or Signatories.

The Corporation, the Directors and Signatories will not be liable if they prove that the purchaser purchased Bonds with knowledge of the misrepresentation.

All persons or companies referred to above that are found to be liable or accept liability are jointly and severally liable. A person or company who is found liable to pay a sum in damages may recover a contribution, in whole or in part, from a person who is jointly and severally liable to make the same payment in the same cause of action unless, in all the circumstances of the case, the court is satisfied that it would not be just and equitable.

A Director or Signatory will not be liable:

- (a) if they prove this Offering Memorandum was sent or delivered to the purchaser without their knowledge or consent and, on becoming aware of its delivery, gave reasonable notice to the Corporation that it was delivered without their knowledge and consent;
- (b) if they prove that, after becoming aware of a misrepresentation in this Offering Memorandum, they withdrew their consent to this Offering Memorandum and gave reasonable notice to the Corporation of their withdrawal and the reasons therefore;
- (c) if, with respect to any part of this Offering Memorandum purporting to be made on the authority of an expert or to be a copy of, or an extract from, a report, opinion or statement of an expert (“**Expert Opinion**”), such person proves they did not have any reasonable grounds to believe and did not believe that there was a misrepresentation or that the relevant part of this Offering Memorandum did not fairly represent the Expert Opinion or was not a fair copy of, or an extract from, such Expert Opinion; or
- (d) with respect to any part of this Offering Memorandum not purporting to be made on an expert’s authority, or not purporting to be a copy of, or an extract from an Expert Opinion, unless the Director or Signatory (i) did not conduct an investigation sufficient to provide reasonable grounds for a belief that there had been no misrepresentation, or (ii) believed there had been a misrepresentation.

In an action for damages, the Corporation, the Directors and Signatories will not be liable for all or any part of the damages that they prove do not represent the depreciation in value of the Bonds as a result of the misrepresentation relied upon. The amount recoverable under the right of action shall not exceed the price at which the Bonds were offered for sale.

A purchaser of Bonds to whom this Offering Memorandum was not delivered prior to such purchase in circumstances where such Offering Memorandum was required to be delivered has a right of rescission or a right of action for damages against the Corporation or any dealer who failed to deliver the Offering Memorandum within the prescribed time.

A purchaser of Bonds to whom the Offering Memorandum is required to be sent may rescind the contract to purchase the Bonds by sending a written notice of rescission to the Corporation not later than midnight on the second day, excluding Saturdays and holidays, after the purchaser signs the agreement to purchase the Bonds.

Unless otherwise provided under applicable securities legislation, no action shall be commenced to enforce a right of action unless the right is exercised:

- (a) in the case of rescission, not later than 180 days from the day of the transaction that gave rise to the cause of action; or
- (b) in the case of an action, other than an action for rescission, the earlier of (i) 180 days from the day the purchaser first had knowledge of the facts giving rise to the cause of action; or (ii) two years from the day of the transaction that gave rise to the cause of action.

The rights discussed above are in addition to, and without derogation from, any other right or remedy which purchasers may have at law and are intended to correspond to the provisions of the *Securities Act* (Manitoba) and are subject to the defences contained therein.

Statutory Rights of Action for Subscribers in the Province of Saskatchewan

In the event that this Offering Memorandum and any amendments thereto or any OM Marketing Materials including any advertising or sales literature used in connection therewith delivered to a purchaser of the securities resident in Saskatchewan contains an untrue statement of a fact that significantly affects, or would reasonably be expected to have a significant effect on, the market price or value of the securities (herein called a "material fact") or omits to state a material fact that is required to be stated or that is necessary to make a statement not misleading in light of the circumstances in which it was made (herein called a "misrepresentation"), a purchaser will be deemed to have relied upon that misrepresentation and will have a right of action for damages against the Corporation, the promoters and "directors" (as defined in *The Securities Act*, 1988 (Saskatchewan)) of the Corporation, every person or company whose consent has been filed with this Offering Memorandum or amendment thereto but only with respect to reports, opinions or statements that have been made by them, every person who signed this Offering Memorandum or any amendment thereto, and every person who or company that sells the securities on behalf of the Corporation under this Offering Memorandum or amendment thereto.

Alternatively, where the purchaser purchased the securities from the Corporation, the purchaser may elect to exercise a right of rescission against the Corporation.

In addition, where an individual makes a verbal statement to a prospective purchaser that contains a misrepresentation relating to the securities and the verbal statement is made either before or contemporaneously with the purchase of the securities, the purchaser has a right of action for damages against the individual who made the verbal statement.

No persons or company is liable, nor does a right of rescission exist, where the persons or company proves that the purchaser purchased the securities with knowledge of the misrepresentation. In an action for damages, no persons or company will be liable for all or any portion of the damages that it proves do not represent the depreciation in value of the securities as a result of the misrepresentation relied on.

No action shall be commenced to enforce these rights more than:

- (a) in the case of an action for rescission, 180 days after the date of the transaction that gave rise to the cause of action; or
- (b) in the case of any action, other than an action for rescission, the earlier of one year after the purchaser first had knowledge of the facts giving rise to the cause of action or six years after the date of the transaction that gave rise to the cause of action.

These rights are (i) in addition to and do not derogate from any other right the purchaser may have at law; and (ii) subject to certain defences as more particularly described in *The Securities Act*, 1988 (Saskatchewan).

Subscribers should consult their own legal advisers with respect to their rights and the remedies available to them. The rights discussed above are in addition to and without derogation from any other rights or remedies, which subscribers may have at law.

The foregoing rights shall apply to all of the information in any of the OM Marketing Material, which is deemed to be incorporated by reference into the Offering Memorandum.

ARTICLE 12
AUDITED FINANCIAL STATEMENTS

Angus Manor Park A2A Capital Corp.
Financial Statements
March 17, 2016

Independent Auditors' Report

To the Shareholders of Angus Manor Park A2A Capital Corp.

We have audited the accompanying financial statements of Angus Manor Park A2A Capital Corp., which comprise the statement of financial position as at March 17, 2016, and the statements of comprehensive income, changes in equity and cash flows for the period from incorporation on February 22, 2016 to March 17, 2016, and a summary of significant accounting policies and other explanatory information.

Management's responsibility for the Financial Statements

Management is responsible for the preparation and fair presentation of these financial statements in accordance with International Financial Reporting Standards, and for such internal control as management determines is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error.

Auditor's Responsibility

Our responsibility is to express an opinion on these financial statements based on our audit. We conducted our audit in accordance with Canadian generally accepted auditing standards. Those standards require that we comply with ethical requirements and plan and perform the audit to obtain reasonable assurance about whether the financial statements are free from material misstatement.

An audit involves performing procedures to obtain evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditors' judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the entity's preparation and fair presentation of the financial statements in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion.

Opinion

In our opinion, the financial statements present fairly, in all material respects, the financial position of Angus Manor Park A2A Capital Corp. as at March 17, 2016, and its financial performance, changes in equity and cash flows for the period from incorporation on February 22, 2016 to March 17, 2016 in accordance with International Financial Reporting Standards.

Emphasis of Matter

We draw attention to Note 13 of the financial statements which outlines the offering that Angus Manor Park A2A Capital Corp. is undertaking subsequent to period end which, if unsuccessful, could have a material effect on the entity's ability to continue as a going concern. Our opinion is not qualified in respect of this matter.

Rice & Company L.L.P.

CHARTERED ACCOUNTANTS

Calgary, Canada
March 23, 2016

Angus Manor Park A2A Capital Corp.*(Incorporated under the laws of Alberta)***Statement of Financial Position****March 17, 2016**

Assets	Notes	
Current asset		
Cash		\$ <u>200</u>
		200
Deferred financing costs	6	<u>30,000</u>
Total assets		\$ <u><u>30,200</u></u>
Liabilities		
Accounts payable and accrued liabilities	7	\$ 18,000
Due to related party	8	<u>12,000</u>
Current and total liabilities		<u>30,000</u>
Equity		
Share capital	10	200
Retained earnings		<u>-</u>
Total equity attributable to equity holders of the Corporation		<u>200</u>
Total liabilities and equity		\$ <u><u>30,200</u></u>

See accompanying notes to the financial statements.

These financial statements were approved by the Directors of the Corporation on March 23, 2016.

(signed) "Joe Attrux" , Director

(signed) "Grayson Ambrose" , Director

Angus Manor Park A2A Capital Corp.
Statement of Comprehensive Income
For the Period from Incorporation on February 22, 2016 to March 17, 2016

	Notes	
Expense		
General and administrative	11	\$ <u> -</u>
Total comprehensive income for the period		\$ <u> -</u>

See accompanying notes to the financial statements.

Angus Manor Park A2A Capital Corp.

Statement of Changes in Equity

For the Period from Incorporation on February 22, 2016 to March 17, 2016

	Notes	Number of Shares	Share Capital Stated Value	Retained Earnings	Total Equity
Preferred shares issued on incorporation	10	10,000	\$ 100	\$ -	\$ 100
Common shares issued on incorporation	10	10,000	100	-	100
Income for the period		-	-	-	-
Balance at March 17, 2016		20,000	\$ 200	\$ -	\$ 200

See accompanying notes to the financial statements.

Angus Manor Park A2A Capital Corp.

Statement of Cash Flows

For the Period from Incorporation on February 22, 2016 to March 17, 2016

Cash provided by (used in):

Cash flows from operating activities

Net Income	\$ -
Change in non-cash working capital	<u>18,000</u>

Net cash provided by operating activities	<u>18,000</u>
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Cash flows from financing activities

Advances from related party	12,000
Proceeds on issuance of share capital	<u>200</u>

Net cash provided by financing activities	<u>12,200</u>
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Net cash flows from investing activities

Increase in deferred financing costs	<u>(30,000)</u>
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Net cash used in investing activities	<u>(30,000)</u>
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Change in cash, beginning cash, end of period cash	\$ <u>200</u>
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See accompanying notes to the financial statements.

Angus Manor Park A2A Capital Corp.
Notes to the Financial Statements
Period from Incorporation on February 22, 2016 to March 17, 2016

1. General business description

Angus Manor Park A2A Capital Corp. (the "Corporation") was incorporated pursuant to the Business Corporations Act (Alberta) on February 22, 2016. The Corporation was formed to raise funds pursuant to an offering (note 13) for the purposes of acquiring limited partnership units in Angus Park Manor A2A Limited Partnership (the "Partnership"). The Partnership intends to acquire up to a 41.61% undivided fractional interest ("UFI") in 167 acres of land located in the community of Angus, Essa Township, Simcoe County, Ontario, Canada (the "Lands") and participate, in the rezoning of the Lands to be completed by Angus Manor Park A2A Developments Inc. on such land and which will form part of a residential community known as "Angus Manor Park" (the "Project Lands").

The proposed business of the Corporation involves a high degree of risk and there is no assurance that the Corporation will be able to raise the amount of funds to finance its activities as disclosed in note 13.

The registered address of the Corporation is 3000, 700 - 9th Avenue SW, Calgary, Alberta, T2P 3V4.

2. Basis of presentation

2.1 Statement of compliance

These financial statements have been prepared in accordance with International Financial Reporting Standards ("IFRS") as issued by the International Accounting Standards Board ("IASB").

These financial statements were authorized for issue by the directors of the Corporation on March 23, 2016.

2.2 Basis of measurement

The financial statements have been prepared on a historical cost basis except for held for trading financial assets which are measured at fair value with changes in fair value recorded to earnings.

The methods used to measure fair values are discussed in note 4.

Angus Manor Park A2A Capital Corp.

Notes to the Financial Statements

Period from Incorporation on February 22, 2016 to March 17, 2016

2.3 Functional and presentation currency

These financial statements are presented in Canadian dollars, which is the Corporation's functional currency.

2.4 Use of estimates and judgments

The preparation of financial statements in conformity with IFRS requires management to make judgments, estimates and assumptions that affect the application of accounting policies and the reported amounts of assets, liabilities, income and expenses. Actual results may vary from these estimates.

Estimates and judgments are continually evaluated and are based on historical experience and other factors, including expectations of future events that are believed to be reasonable under the circumstances. Accounting estimates will, by definition, seldom equal the actual results. Revisions to accounting estimates are recognized in the period in which the estimates are revised and in any future years affected.

Information about significant areas of estimation uncertainty and critical judgments in applying accounting policies that have the most significant effect on the amounts recognized in the financial statements is valuation of financial instruments (note 4).

There were no critical estimates and assumptions in determining the value of assets, liabilities and equity as at March 17, 2016.

3. Significant accounting policies

3.1 Financing costs

Financing costs incurred in the course of obtaining debt financing will be capitalized as financing costs and netted against the corresponding debt obtained. These costs are then amortized over the life of the debt instrument to which they pertain using the effective interest rate method. Any financing costs related to the raising of debt, which is extinguished or for which efforts are subsequently abandoned, are expensed in the period in which the debt is extinguished or efforts for raising of the debt are abandoned.

Angus Manor Park A2A Capital Corp.

Notes to the Financial Statements

Period from Incorporation on February 22, 2016 to March 17, 2016

3.2 Financial instruments

A financial instrument is any contract that gives rise to a financial asset of one entity and a financial liability or equity instrument of another entity.

3.2.1 *Financial assets*

Financial assets include any outstanding accounts receivable and cash and cash equivalents. Purchases and sale of financial assets are recognized on the settlement date, which is the date in which the asset is delivered to or by the Corporation. Financial assets are derecognized when the rights to receive cash flows have expired or are transferred and the Corporation has transferred substantially all risks and rewards of ownership. Financial assets are classified in the following categories at the time of the initial recognition based on the purpose for which the financial assets were acquired:

Classification

Financial assets at fair value through profit or loss are financial assets held for trading. A financial asset is classified in this category if acquired principally for the purpose of selling in the short term or if so designated by management and its performance is evaluated on a fair value basis, in accordance with the Corporation's documented risk management or investment strategy. The Corporation has designated cash as held for trading.

Recognition and measurement

Financial assets carried at fair value through profit or loss are initially recognized, and subsequently carried, at fair value, with changes recognized in the income statement. Transaction costs are expensed when incurred.

Loans and receivables

Loans and receivables are non-derivative financial assets with fixed or determinable payments that are not quoted in an active market. They are included in current assets, except for those with maturities greater than 12 months after the balance sheet date, which are classified as non-current assets. Assets in this category include accounts receivable which are classified as current assets in the statement of financial position.

Angus Manor Park A2A Capital Corp.

Notes to the Financial Statements

Period from Incorporation on February 22, 2016 to March 17, 2016

The Corporation did not have any accounts receivable at March 17, 2016 and, as a result, has not designated any financial assets as loans and receivables as at March 17, 2016.

Recognition and measurement

Loans and receivables are initially recognized at fair value plus transaction costs and subsequently carried at amortized cost using the effective interest method, less any impairment losses. Interest income is recognized by applying the effective interest rate, except for short-term receivables when the recognition of interest would be immaterial.

Available-for-sale financial assets

Available-for-sale financial assets are non-derivatives that are either designated in this category or not classified in any of the other categories. They consist of investments in equity securities and certain other debt securities. They are included in other non-current financial assets unless management intends to dispose of the investments within 12 months of the balance sheet date. Available-for-sale financial assets are recorded in other comprehensive income until realized, at which time they are recorded through profit or loss. The Corporation has not designated any financial assets as available-for-sale.

Reclassification of financial assets

Reclassification is only permitted in rare circumstances and where the asset is no longer held for the purpose of selling in the short term. In all cases, reclassification of financial assets are limited to debt instruments. Reclassifications are accounted for at fair value of the financial asset at the date of reclassification.

3.2.2 Financial liabilities

Financial liabilities primarily consist of accounts payable and accrued liabilities and due to related party. Financial liabilities are initially measured at fair value and subsequently measured at amortized cost for liabilities that are not hedged, and fair value for liabilities that are hedged. Non-performance risk, including the Corporation's own credit risk for financial liabilities, is considered when determining the fair value of financial liabilities.

Angus Manor Park A2A Capital Corp.

Notes to the Financial Statements

Period from Incorporation on February 22, 2016 to March 17, 2016

3.2.3 *Equity instruments*

Common shares are classified as equity. Incremental costs directly attributable to the common shares are recognized as a deduction from equity, net of any tax effects.

3.2.4 *Impairment*

The Corporation addresses at each balance sheet date whether there is objective evidence that a financial asset, other than those at fair value through profit and loss, or a group of financial assets, is impaired. When an impairment has occurred, the cumulative loss is recognized in profit or loss.

Individually significant financial assets are tested for impairment on an individual basis. The remaining financial assets are assessed collectively in groups that share similar credit risk characteristics. Receivables that are assessed not to be impaired are, in addition, assessed for impairment on a collective basis. Objective evidence of impairment for a portfolio of receivables may include the Corporation's past experience of collecting payments, an increase in the number of delayed payments in the portfolio past the average credit period of 90 days, as well as observable changes in the national or local economic conditions that may default on receivables.

For financial assets carried at amortized cost, the amount of impairment loss recognized is the difference between the assets carrying amount and the present value of estimated future cash flows, discounted at the financial assets' original effective interest rate.

When an available-for-sale financial asset is considered to be impaired, cumulative gains or losses previously recognized in other comprehensive income are reclassified to profit or loss in the period.

The carrying amount of the financial asset is reduced by the impairment loss directly for all financial assets with the exception of accounts receivable, where the carrying amount is reduced through the use of an allowance account. When an account receivable is considered uncollectible, it is written off against the allowance account. Subsequent recoveries of amounts previously written off are credited through the allowance account. Changes in the carrying amount of the allowance account are recognized in profit or loss.

Angus Manor Park A2A Capital Corp.

Notes to the Financial Statements

Period from Incorporation on February 22, 2016 to March 17, 2016

With the exception of available-for-sale equity instruments, if, in a subsequent period, the amount of the impairment loss decreases and the decrease can be related objectively to an event occurring after the impairment was recognized, the previously recognized impairment loss is reversed through the profit or loss to the extent the carrying amount of the investment at the date the impairment is reversed does not exceed what the amortized cost would have been had the impairment not been recognized. Any increase in fair value subsequent to an impairment loss with respect to available-for-sale equity instruments is recognized in other comprehensive income.

3.3 Income taxes

Income tax expense or recovery is comprised of current and deferred tax. Income tax expense or recovery in profit and loss except to the extent that it relates to items recognized in equity, in which case it is recognized in equity.

Current tax is the expected tax payable on the taxable income for the year, using tax rates enacted or substantively enacted at the reporting date, plus any adjustment to tax payable in respect of previous years.

Deferred tax is recognized using the liability method, providing for temporary differences between the carrying amounts of assets and liabilities for financial reporting purposes and the amounts used for taxation purposes. Deferred tax liabilities are generally recognized for all taxable temporary differences. Deferred tax assets are generally recognized for all deductible temporary differences to the extent that it is probable that taxable profits will be available against which those deductible temporary differences, including carry forward of non-capital losses, can be utilized.

Deferred tax is measured at the tax rates that are expected to be applied to temporary differences when they reverse, based on the laws that have been enacted or substantively enacted by the reporting date. Deferred tax assets and liabilities are offset if there is a legally enforceable right to offset, and they are related to income taxes levied by the same taxation authority on the same taxable entity, or on different tax entities, where the intention is to settle current tax liabilities and asset on a net basis or their tax assets and liabilities will be realized simultaneously.

Angus Manor Park A2A Capital Corp.

Notes to the Financial Statements

Period from Incorporation on February 22, 2016 to March 17, 2016

A deferred tax asset is recognized to the extent that it is probable that future taxable profits will be available against which the temporary difference can be utilized. Deferred tax assets are reviewed at each reporting date and are reduced to the extent that it is not probable that the related tax benefit will be utilized. Unrecognized deferred tax assets are reassessed at each reporting date and are recognized to the extent that it has become probable that future profit will allow the deferred tax asset to be recovered.

3.4 Provisions and contingent liabilities

Provisions and contingent liabilities are recognized when there is a present legal or constructive obligation arising as a result of a past event for which it is probable that an outflow of economic benefits will be required to settle the obligation and where a reliable estimate can be made of the amount of the obligation. Provisions and contingent liabilities are stated at the present value of the expenditure expected to settle the obligation.

Where it is not probable that an outflow of economic benefits will be required, or the amount cannot be estimated reliably, the obligation is disclosed as a contingent liability, unless the probability of outflow of economic benefits is remote. Possible obligations whose existence will only be confirmed by the occurrence or non-occurrence of one or more future events are also disclosed as contingent liabilities unless the probability of outflow of economic benefits is remote.

3.5 Related party transactions

All related party transactions must be disclosed in the financial statements which include the amount of the transactions, the amount of outstanding balances, including terms, provisions for doubtful debts related to outstanding balances and the expense recognized during the period in respect of bad or doubtful debts from related parties.

3.6 Property, plant and equipment

Property, plant and equipment will be stated at cost less accumulated depreciation and recognized impairment loss. Amortization will be charged so as to write off the cost of assets, other than land or properties under construction, over the estimated useful lives, using the declining balance method, at rates to be determined.

Assets held under finance leases will be depreciated over the expected lives on the same basis as owned assets or, where shorter, over the term of the relevant lease.

Angus Manor Park A2A Capital Corp.

Notes to the Financial Statements

Period from Incorporation on February 22, 2016 to March 17, 2016

The gain or loss on the disposal or retirement of an asset will be determined as a difference between the sales proceeds and the carrying amount of the asset and is recognized in the income statement.

3.7 Revenue and expense recognition

Revenue and expenses will be recognized in the financial statements on an accrual basis.

3.8 New accounting standards and interpretations

In addition to the foregoing accounting policies outlined, the IASB has issued certain new standards, interpretations and amendments to existing standards which are not effective until accounting periods subsequent to March 17, 2016 and which have not yet been adopted by the Corporation. These include:

On January 1, 2018, the Corporation will be required to adopt IFRS 9 "Financial Instruments", which is the result of the first phase of the International Accounting Standards Board ("IASB") project to replace IAS 39 "Financial Instruments: Recognition and measurement". The new standard replaces the current multiple classification and measurement models for financial assets and liabilities with a single model that has only two classification categories: amortized cost and fair value. Portions of the standard remain in development and the full impact of the standard on the Corporation's financial statements will not be known until the project is complete.

4. Determination of fair values

Certain of the Corporation's accounting policies and disclosures require the determination of fair value for financial assets and liabilities. Fair values have been determined for measurement and/or disclosure purposes based on the following methods. When applicable, further information about the assumptions made in determining fair values is disclosed in the notes specific to that asset or liability.

The fair values of cash, accounts payable and accrued liabilities and due to related party approximates their carrying values due to the short term to maturity.

Angus Manor Park A2A Capital Corp.

Notes to the Financial Statements

Period from Incorporation on February 22, 2016 to March 17, 2016

The significance of inputs used in making fair value measurements for assets and liabilities measured at fair value are examined and classified according to a fair value hierarchy. Fair values of assets and liabilities included in Level 1 are determined by reference to quoted prices in active markets for identical assets and liabilities. Assets and liabilities in Level 2 include valuations using inputs other than quoted prices for which all significant outputs are observable, either directly or indirectly and are based on valuation models and techniques where the inputs are derived from quoted indices. Level 3 valuations are based on inputs that are unobservable and significant to the overall fair value measurement.

Cash is measured at fair value based on a Level 1 designation.

5. Financial risk management

5.1 Overview

The Corporation's planned operations will expose it to a variety of financial risks that arise as a result of its operating and financing activities:

- credit risk;
- liquidity risk; and,
- market risk.

This note presents information about the Corporation's exposure to each of the above risks, the Corporation's objectives, policies and processes for measuring and managing risks, and the Corporation's management of capital.

The Corporation employs risk management strategies and policies to ensure that any exposure to risk is in compliance with the Corporation's business objectives and risk tolerance levels. While the Directors have the overall responsibility for the establishment and oversight of the Corporation's risk management framework, management has the responsibility to administer and monitor these risks.

5.2 Credit Risk

Credit risk is the risk of financial loss to the Corporation if a customer or counterparty to a financial instrument fails to meet its contractual obligations.

Angus Manor Park A2A Capital Corp.

Notes to the Financial Statements

Period from Incorporation on February 22, 2016 to March 17, 2016

The maximum exposure to credit risk at March 17, 2016 is as follows:

	Carrying amount	
	March 17, 2016	
Cash	\$	200

Cash

Cash consists of cash bank balances. The Corporation manages the credit exposure related to cash by selecting financial institutions with high credit ratings. Given these credit ratings, management does not expect any counterparty to fail to meet its obligations.

5.3 Liquidity risk

Liquidity risk is the risk that the Corporation will not be able to meet its financial obligations as they are due. The Corporation's approach to managing liquidity is to ensure it will have sufficient liquidity to meet its liabilities when due. The Corporation's ongoing liquidity will be impacted by various external events and conditions.

The Corporation's financial liabilities at March 17, 2016 consisted of accounts payable and accrued liabilities and due to related party.

The Corporation expects to repay its financial liabilities in the normal course of operations and to fund future operational and capital requirements through future operational cash flows, as well as future debt securities (note 13).

5.4 Market risk

Market risk is the risk that changes in market prices, such as interest rates, will affect the Corporation's net income or the value of financial instruments. The objective of the Corporation is to manage and mitigate market risk exposures within acceptable limits, while maximizing returns.

Angus Manor Park A2A Capital Corp.

Notes to the Financial Statements

Period from Incorporation on February 22, 2016 to March 17, 2016

Interest rate risk

Interest rate risk is the risk that future cash flows will fluctuate as a result of changes in market interest rates. As the Corporation does not currently have any interest bearing debt, the Corporation is not exposed to interest rate risk.

The Corporation had no interest rate swaps or financial contracts in place as at or during the period ended March 17, 2016.

5.5 Capital management

The Corporation's capital management policy is to maintain a strong capital base that optimizes the Corporation's ability to grow, maintain investor and creditor confidence and to provide a platform to create value for its shareholders. The Corporation intends to maintain a flexible capital structure to maximize its ability to pursue additional investment opportunities, which considers the Corporation's early stage of development and the requirement to sustain future development of the business.

The Corporation will manage its capital structure and make changes to it in the light of changes to economic conditions and the risk characteristics of the nature of the business. The Corporation considers its capital structure to include shareholders' equity and working capital. In order to maintain or adjust the capital structure, the Corporation may from time to time issue shares, seek debt financing and adjust its capital spending to manage its current and projected capital structure.

The Corporation currently has accounts payable and accrued liabilities and due to related party outstanding and it monitors capital based on its current working capital, projected cash flow from operations and anticipated capital expenditures.

The Corporation is not subject to externally imposed capital requirements.

6. Deferred financing costs

The deferred financing costs are professional fees paid in relation to the offering (note 13).

7. Accounts payable and accrued liabilities

These amount relate to fees incurred in relation to the offering (note 13).

Angus Manor Park A2A Capital Corp.

Notes to the Financial Statements

Period from Incorporation on February 22, 2016 to March 17, 2016

8. Due to related party

The amount is due to A2A Capital Management Inc. (the "Administrator"), an entity related through common officers, directors and ownership of the Corporation. The amount is unsecured, non-interest bearing, and was paid by the Administrator in relation to the estimated costs of the offering (note 13).

9. Income tax expense

The Corporation has no available estimated non-capital losses and no deferred tax assets as there was no income or loss for the period ended.

10. Share capital

10.1 Authorized

As at March 17, 2016, the Corporation was authorized to issue the following:

Unlimited number of Class A voting preferred shares
(Class A preferred shares)

Unlimited number of Class B non-voting common shares
(Class B common shares)

10.2 Issued and outstanding

	2016	
	Number	Amount
Class A preferred shares	10,000	\$ 100
Class B common shares	10,000	\$ 100

10.3 The Corporation issued 10,000 Class A preferred shares issued at \$0.01 per share and 10,000 Class B common shares issued at \$0.01 per share during the period ended March 17, 2016.

11. General and administrative

No personnel or general administrative expenses were incurred during the period ended March 17, 2016.

Angus Manor Park A2A Capital Corp.

Notes to the Financial Statements

Period from Incorporation on February 22, 2016 to March 17, 2016

12. Related party transactions

On February 23, 2016, the Corporation signed an agreement with Target Capital Inc. ("Target"), the majority shareholder of the Corporation, whereby the Corporation agrees to pay Target an annual fee equal to \$2,500 plus $\frac{1}{2}$ of 1% of the amount of capital raised from the offering (note 13) in excess of \$500,000 through deferred plans (any one of, or collectively, a Registered Retirement Savings Plan, Registered Retirement Income Fund, Registered Education Savings Plan and Tax-Free Savings Account, all as defined under the Income Tax Act). The minimum term of the agreement is two years but is expected to be renewed until the Bonds issued as a result of the offering (note 13) either mature or are redeemed by the Corporation. This transaction is in the normal course of operations and is measured at the exchange amount of consideration established and agreed to by the related parties.

13. Subsequent event

The Corporation has prepared an offering memorandum (the "offering"), for the offer of 5% unsecured participating bonds (the "Bonds"), with up to a maximum of 5,997,600 Bonds at a price of \$1 per Bond for total gross proceeds of \$5,997,600, and a minimum of 100,800 Bonds at a price of \$1 per Bond for total gross proceeds of \$100,800. Each Bond earns simple fixed interest at a rate of 5% per annum, payable on or before September 30, 2021. Each bondholder shall be entitled to participate in the net profits or income that the Corporation receives from the Partnership from the sale of the Project Lands, and shall be payable at maturity of the Bonds, subject to early redemption by the Corporation, in its sole discretion. The Bonds shall mature, subject to early redemption by the Corporation, on September 30, 2026.

Where allowed by applicable securities legislation, the Corporation intends to offer compensation of up to 10% of the gross proceeds realized on the sale of Bonds under this offering. If agents are retained, the Corporation will pay aggregate fees and commissions of up to 10% of the gross proceeds realized on the Bonds sold by such agent.

In addition, the Corporation will pay up to 5% of the value of the Bonds issued under the offering to the Administrator to cover the Marketing, Management, Training, Set Up and Administration Costs.

Closing of the offering is set to take place periodically at the Corporation's discretion with the minimum closing to occur on or before July 31, 2016, but may occur at such earlier or later date, or dates, as determined by the Corporation in its sole discretion.

Angus Manor Park A2A GP Inc.
Financial Statements
March 17, 2016

Independent Auditors' Report

To the Shareholder of
Angus Manor Park A2A GP Inc.

We have audited the accompanying financial statements of Angus Manor Park A2A GP Inc., which comprise the statement of financial position as at March 17, 2016, and the statements of comprehensive income, changes in equity and cash flows for the period from incorporation on February 22, 2016 to March 17, 2016, and a summary of significant accounting policies and other explanatory information.

Management's responsibility for the Financial Statements

Management is responsible for the preparation and fair presentation of these financial statements in accordance with International Financial Reporting Standards, and for such internal control as management determines is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error.

Auditor's Responsibility

Our responsibility is to express an opinion on these financial statements based on our audit. We conducted our audit in accordance with Canadian generally accepted auditing standards. Those standards require that we comply with ethical requirements and plan and perform the audit to obtain reasonable assurance about whether the financial statements are free from material misstatement.

An audit involves performing procedures to obtain evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditors' judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the entity's preparation and fair presentation of the financial statements in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion.

Opinion

In our opinion, the financial statements present fairly, in all material respects, the financial position of Angus Manor Park A2A GP Inc. as at March 17, 2016, and its financial performance, changes in equity and cash flows for the period from incorporation on February 22, 2016 to March 17, 2016 in accordance with International Financial Reporting Standards.

Emphasis of Matter

We draw attention to Note 8 of the financial statements which outlines the offering that Angus Manor Park A2A Capital Corp. is undertaking subsequent to period end which, if unsuccessful, could have a material effect on the entity's ability to continue as a going concern due to economic dependency. Our opinion is not qualified in respect of this matter.

Rice & Company L.L.P.

CHARTERED ACCOUNTANTS

Calgary, Canada
March 23, 2016

Angus Manor Park A2A GP Inc.
(Incorporated under the laws of Alberta)
Statement of Financial Position
March 17, 2016

Assets	Notes
Current asset	
Cash	\$ <u>100</u>
Total assets	\$ <u><u>100</u></u>
Liabilities and Equity	
Share capital	6.3 \$ 100
Retained earnings	<u>-</u>
Total equity attributable to equity holders of the Corporation	<u>100</u>
Total liabilities and equity	\$ <u><u>100</u></u>

See accompanying notes to the financial statements.

These financial statements were approved by the Directors of the Corporation on March 23, 2016.

(signed) "Joe Attrux", Director

(signed) "Grayson Ambrose", Director

Angus Manor Park A2A GP Inc.

Statement of Comprehensive Income

For the Period from Incorporation on February 22, 2016 to March 17, 2016

	Note	
Total comprehensive income for the period	7	\$ <u><u>-</u></u>

See accompanying notes to the financial statements.

Angus Manor Park A2A GP Inc.
Statement of Changes in Equity
For the Period from Incorporation on February 22, 2016 to March 17, 2016

	Notes	Number of Common Shares	Common Share Capital Stated Value	Retained Earnings	Total Equity
Common shares issued on incorporation	6.2	10,000	\$ 100	\$ -	\$ 100
Income for the period		-	-	-	-
Balance at March 17, 2016		10,000	\$ 100	\$ -	\$ 100

See accompanying notes to the financial statements.

Angus Manor Park A2A GP Inc.

Statement of Cash Flows

For the Period from Incorporation on February 22, 2016 to March 17, 2016

Cash provided by (used in):

Cash flows from operating activities

Net income	\$ -
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Net cash provided by operating activities	-
--	----------

Cash flows from financing activities

Proceeds on issuance of share capital	100
---------------------------------------	-----

Net cash provided by financing activities	100
--	------------

Change in cash, beginning cash, end of period cash	\$ 100
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See accompanying notes to the financial statements.

Angus Manor Park A2A GP Inc.

Notes to the Financial Statements

Period from Incorporation on February 22, 2016 to March 17, 2016

1. General business description

Angus Manor Park A2A GP Inc. (the "Corporation") was incorporated pursuant to the Business Corporations Act (Alberta) on February 22, 2016. The Corporation was formed to operate as the general partner for Angus Manor Park A2A Limited Partnership (the "Partnership"). On February 22, 2016, the Corporation was extra-provincially registered in Ontario.

The proposed business of the Corporation involves a high degree of risk and there is no assurance that the Corporation will be able to raise the amount of funds to finance its activities as disclosed in note 8.

The registered address of the Corporation is Suite 900, 744 - 4 Avenue SW, Calgary, Alberta.

2. Basis of presentation

2.1 Statement of compliance

These financial statements have been prepared in accordance with International Financial Reporting Standards ("IFRS") as issued by the International Accounting Standards Board ("IASB") and interpretations of the International Financial Reporting Interpretations Committee ("IFRIC").

These financial statements were authorized for issue by the Directors of the Corporation on March 23, 2016.

2.2 Functional and presentation currency

These financial statements are presented in Canadian dollars, which is the Corporation's functional currency.

2.3 Use of estimates and judgments

The preparation of financial statements in conformity with IFRS requires management to make judgments, estimates and assumptions that affect the application of accounting policies and the reported amounts of assets, liabilities, income and expenses. Actual results may vary from these estimates.

Angus Manor Park A2A GP Inc.

Notes to the Financial Statements

Period from Incorporation on February 22, 2016 to March 17, 2016

Estimates and judgments are continually evaluated and are based on historical experience and other factors, including expectations of future events that are believed to be reasonable under the circumstances. Accounting estimates will, by definition, seldom equal the actual results. Revisions to accounting estimates are recognized in the period in which the estimates are revised and in any future years affected.

Information about significant areas of estimation uncertainty and critical judgments in applying accounting policies that have the most significant effect on the amounts recognized in the financial statements is valuation of financial instruments (note 4).

There were no critical estimates and assumptions in determining the value of assets, liabilities and equity as at March 17, 2016.

3. Significant accounting policies

3.1 Financial instruments

A financial instrument is any contract that gives rise to a financial asset of one entity and a financial liability or equity instrument of another entity.

3.1.1 Financial assets

Financial assets include any outstanding accounts receivable and cash and cash equivalents. Purchases and sale of financial assets are recognized on the settlement date, which is the date in which the asset is delivered to or by the Corporation. Financial assets are derecognized when the rights to receive cash flows have expired or are transferred and the Corporation has transferred substantially all risks and rewards of ownership. Financial assets are classified in the following categories at the time of the initial recognition based on the purpose for which the financial assets were acquired:

Classification

Financial assets at fair value through profit or loss are financial assets held for trading. A financial asset is classified in this category if acquired principally for the purpose of selling in the short term or if so designated by management and its performance is evaluated on a fair value basis, in accordance with the Corporation's documented risk management or investment strategy. The Corporation has designated cash as held for trading.

Angus Manor Park A2A GP Inc.

Notes to the Financial Statements

Period from Incorporation on February 22, 2016 to March 17, 2016

Recognition and measurement

Financial assets carried at fair value through profit or loss are initially recognized, and subsequently carried, at fair value, with changes recognized in the income statement. Transaction costs are expensed when incurred.

Loans and receivables

Loans and receivables are non-derivative financial assets with fixed or determinable payments that are not quoted in an active market. They are included in current assets, except for those with maturities greater than 12 months after the balance sheet date, which are classified as non-current assets. Assets in this category include accounts receivable which are classified as current assets in the statement of financial position.

The Corporation did not have any loans and receivables as at March 17, 2016 and, as a result, has not designated any financial assets as loans and receivables as at March 17, 2016.

Recognition and measurement

Loans and receivables are initially recognized at fair value plus transaction costs and subsequently carried at amortized cost using the effective interest method, less any impairment losses. Interest income is recognized by applying the effective interest rate, except for short-term receivables when the recognition of interest would be immaterial.

Available-for-sale financial assets

Available-for-sale financial assets are non-derivatives that are either designated in this category or not classified in any of the other categories. They consist of investments in equity securities and certain other debt securities. They are included in other non-current financial assets unless management intends to dispose of the investments within 12 months of the balance sheet date. Available-for-sale financial assets are recorded in other comprehensive income until realized, at which time they are recorded through profit or loss. The Corporation has not designated any financial assets as available-for-sale.

Angus Manor Park A2A GP Inc.

Notes to the Financial Statements

Period from Incorporation on February 22, 2016 to March 17, 2016

Reclassification of financial assets

Reclassification is only permitted in rare circumstances and where the asset is no longer held for the purpose of selling in the short term. In all cases, reclassification of financial assets are limited to debt instruments. Reclassifications are accounted for at fair value of the financial asset at the date of reclassification.

3.1.2 Financial liabilities

Financial liabilities primarily consist of bank indebtedness (if any) and accounts payable and accrued liabilities (if any). Financial liabilities are initially measured at fair value and subsequently measured at amortized cost for liabilities that are not hedged, and fair value for liabilities that are hedged. Non-performance risk, including the Corporation's own credit risk for financial liabilities, is considered when determining the fair value of financial liabilities.

3.1.3 Equity instruments

Common shares are classified as equity. Incremental costs directly attributable to the common shares are recognized as a deduction from equity, net of any tax effects.

3.1.4 Impairment

The Corporation addresses at each balance sheet date whether there is objective evidence that a financial asset, other than those at fair value through profit and loss, or a group of financial assets, is impaired. When an impairment has occurred, the cumulative loss is recognized in profit or loss.

Individually significant financial assets are tested for impairment on an individual basis. The remaining financial assets are assessed collectively in groups that share similar credit risk characteristics. Receivables that are assessed not to be impaired are, in addition, assessed for impairment on a collective basis. Objective evidence of impairment for a portfolio of receivables may include the Corporation's past experience of collecting payments, an increase in the number of delayed payments in the portfolio past the average credit period of 90 days, as well as observable changes in the national or local economic conditions that may default on receivables.

For financial assets carried at amortized cost, the amount of impairment loss recognized is the difference between the assets carrying amount and the present value of estimated future cash flows, discounted at the financial assets' original effective interest rate.

Angus Manor Park A2A GP Inc.

Notes to the Financial Statements

Period from Incorporation on February 22, 2016 to March 17, 2016

When an available-for-sale financial asset is considered to be impaired, cumulative gains or losses previously recognized in other comprehensive income are reclassified to profit or loss in the period.

The carrying amount of the financial asset is reduced by the impairment loss directly for all financial assets with the exception of accounts receivable, where the carrying amount is reduced through the use of an allowance account. When an account receivable is considered uncollectible, it is written off against the allowance account. Subsequent recoveries of amounts previously written off are credited through the allowance account. Changes in the carrying amount of the allowance account are recognized in profit or loss.

With the exception of available-for-sale equity instruments, if, in a subsequent period, the amount of the impairment loss decreases and the decrease can be related objectively to an event occurring after the impairment was recognized, the previously recognized impairment loss is reversed through the profit or loss to the extent the carrying amount of the investment at the date the impairment is reversed does not exceed what the amortized cost would have been had the impairment not been recognized. Any increase in fair value subsequent to an impairment loss with respect to available-for-sale equity instruments is recognized in other comprehensive income.

3.2 Income taxes

Income tax expense or recovery is comprised of current and deferred tax. Income tax expense or recovery in profit and loss except to the extent that it relates to items recognized in equity, in which case it is recognized in equity.

Current tax is the expected tax payable on the taxable income for the year, using tax rates enacted or substantively enacted at the reporting date, plus any adjustment to tax payable in respect of previous years.

Deferred tax is recognized using the liability method, providing for temporary differences between the carrying amounts of assets and liabilities for financial reporting purposes and the amounts used for taxation purposes. Deferred tax liabilities are generally recognized for all taxable temporary differences. Deferred tax assets are generally recognized for all deductible temporary differences to the extent that it is probable that taxable profits will be available against which those deductible temporary differences, including carry forward of non-capital losses, can be utilized.

Angus Manor Park A2A GP Inc.

Notes to the Financial Statements

Period from Incorporation on February 22, 2016 to March 17, 2016

Deferred tax is measured at the tax rates that are expected to be applied to temporary differences when they reverse, based on the laws that have been enacted or substantively enacted by the reporting date. Deferred tax assets and liabilities are offset if there is a legally enforceable right to offset, and they are related to income taxes levied by the same taxation authority on the same taxable entity, or on different tax entities, where the intention is to settle current tax liabilities and asset on a net basis or their tax assets and liabilities will be realized simultaneously.

A deferred tax asset is recognized to the extent that it is probable that future taxable profits will be available against which the temporary difference can be utilized. Deferred tax assets are reviewed at each reporting date and are reduced to the extent that it is not probable that the related tax benefit will be utilized. Unrecognized deferred tax assets are reassessed at each reporting date and are recognized to the extent that it has become probable that future profit will allow the deferred tax asset to be recovered.

3.3 Provisions and contingent liabilities

Provisions and contingent liabilities are recognized when there is a present legal or constructive obligation arising as a result of a past event for which it is probable that an outflow of economic benefits will be required to settle the obligation and where a reliable estimate can be made of the amount of the obligation. Provisions and contingent liabilities are stated at the present value of the expenditure expected to settle the obligation.

Where it is not probable that an outflow of economic benefits will be required, or the amount cannot be estimated reliably, the obligation is disclosed as a contingent liability, unless the probability of outflow of economic benefits is remote. Possible obligations whose existence will only be confirmed by the occurrence or non-occurrence of one or more future events are also disclosed as contingent liabilities unless the probability of outflow of economic benefits is remote.

3.4 Related party transactions

All related party transactions must be disclosed in the financial statements which include the amount of the transactions, the amount of outstanding balances, including terms, provisions for doubtful debts related to outstanding balances and the expense recognized during the period in respect of bad or doubtful debts from related parties.

Angus Manor Park A2A GP Inc.

Notes to the Financial Statements

Period from Incorporation on February 22, 2016 to March 17, 2016

3.5 Property, plant and equipment

Property, plant and equipment will be stated at cost less accumulated depreciation and recognized impairment loss. Amortization will be charged so as to write off the cost of assets, other than land or properties under construction, over the estimated useful lives, using the declining balance method, at rates to be determined.

Assets held under finance leases will be depreciated over the expected lives on the same basis as owned assets or, where shorter, over the term of the relevant lease.

The gain or loss on the disposal or retirement of an asset will be determined as a difference between the sales proceeds and the carrying amount of the asset and is recognized in the income statement.

3.6 Revenue and expense recognition

Revenue and expenses will be recognized in the financial statements on an accrual basis.

3.7 New accounting standards and interpretations

In addition to the foregoing accounting policies outlined, the IASB has issued certain new standards, interpretations and amendments to existing standards which are not effective until accounting periods subsequent to January 0, 1900 and which have not yet been adopted by the Corporation. These include:

On January 1, 2018, the Corporation will be required to adopt IFRS 9 "Financial Instruments", which is the result of the first phase of the International Accounting Standards Board ("IASB") project to replace IAS 39 "Financial Instruments: Recognition and measurement". The new standard replaces the current multiple classification and measurement models for financial assets and liabilities with a single model that has only two classification categories: amortized cost and fair value. Portions of the standard remain in development and the full impact of the standard on the Corporation's financial statements will not be known until the project is complete.

Angus Manor Park A2A GP Inc.
Notes to the Financial Statements
Period from Incorporation on February 22, 2016 to March 17, 2016

4. Determination of fair values

Certain of the Corporation's accounting policies and disclosures require the determination of fair value for financial assets and liabilities. Fair values have been determined for measurement and/or disclosure purposes based on the following methods. When applicable, further information about the assumptions made in determining fair values is disclosed in the notes specific to that asset or liability.

The fair value of cash approximates its carrying value due to the short term to maturity.

The significance of inputs used in making fair value measurements for assets and liabilities measured at fair value are examined and classified according to a fair value hierarchy. Fair values of assets and liabilities included in Level 1 are determined by reference to quoted prices in active markets for identical assets and liabilities. Assets and liabilities in Level 2 include valuations using inputs other than quoted prices for which all significant outputs are observable, either directly or indirectly and are based on valuation models and techniques where the inputs are derived from quoted indices. Level 3 valuations are based on inputs that are unobservable and significant to the overall fair value measurement.

Cash is measured at fair value based on a Level 1 designation.

5. Financial risk management

5.1 Overview

The Corporation's planned operations will expose it to a variety of financial risks that arise as a result of its operating and financing activities:

- credit risk;
- liquidity risk; and,
- market risk.

This note presents information about the Corporation's exposure to each of the above risks, the Corporation's objectives, policies and processes for measuring and managing risks, and the Corporation's management of capital.

The Corporation employs risk management strategies and policies to ensure that any exposure to risk is in compliance with the Corporation's business objectives and risk tolerance levels. While the Directors have the overall responsibility for the establishment and oversight of the Corporation's risk management framework, management has the responsibility to administer and monitor these risks.

Angus Manor Park A2A GP Inc.

Notes to the Financial Statements

Period from Incorporation on February 22, 2016 to March 17, 2016

5.2 Credit Risk

Credit risk is the risk of financial loss to the Corporation if a customer or counterparty to a financial instrument fails to meet its contractual obligations.

The maximum exposure to credit risk at March 17, 2016 is as follows:

	Carrying amount	
	March 17, 2016	
Cash	\$	100

Cash

Cash consists of cash bank balances. The Corporation manages the credit exposure related to cash by selecting financial institutions with high credit ratings. Given these credit ratings, management does not expect any counterparty to fail to meet its obligations.

5.3 Liquidity risk

Liquidity risk is the risk that the Corporation will not be able to meet its financial obligations as they are due. The Corporation's approach to managing liquidity is to ensure it will have sufficient liquidity to meet its liabilities when due. The Corporation's ongoing liquidity will be impacted by various external events and conditions.

The Corporation did not have any financial liabilities at March 17, 2016.

The Corporation expects to repay its financial liabilities in the normal course of operations and to fund future operational and capital requirements through future operational cash flows, as well as future equity securities (note 8).

5.4 Market risk

Market risk is the risk that changes in market prices, such as interest rates, will affect the Corporation's net income or the value of financial instruments. The objective of the Corporation is to manage and mitigate market risk exposures within acceptable limits, while maximizing returns.

Angus Manor Park A2A GP Inc.

Notes to the Financial Statements

Period from Incorporation on February 22, 2016 to March 17, 2016

Interest rate risk

Interest rate risk is the risk that future cash flows will fluctuate as a result of changes in market interest rates. As the Corporation does not currently have any interest bearing debt, the Corporation is not exposed to interest rate risk.

The Corporation had no interest rate swaps or financial contracts in place as at or during the period ended March 17, 2016.

5.5 Capital management

The Corporation's capital management policy is to maintain a strong capital base that optimizes the Corporation's ability to grow, maintain investor and creditor confidence and to provide a platform to create value for its shareholders. The Corporation intends to maintain a flexible capital structure to maximize its ability to pursue additional investment opportunities, which considers the Corporation's early stage of development and the requirement to sustain future development of the business.

The Corporation will manage its capital structure and make changes to it in the light of changes to economic conditions and the risk characteristics of the nature of the business. The Corporation considers its capital structure to include shareholders' equity and working capital. In order to maintain or adjust the capital structure, the Corporation may from time to time issue shares, seek debt financing and adjust its capital spending to manage its current and projected capital structure.

The Corporation currently has no debt outstanding and it monitors capital based on its current working capital, projected cash flow from operations and anticipated capital expenditures.

The Corporation is not subject to externally imposed capital requirements.

6. Share capital

6.1 Authorized

As at March 17, 2016, the Corporation was authorized to issue the following:

Unlimited number of Class A - C voting common shares

Angus Manor Park A2A GP Inc.

Notes to the Financial Statements

Period from Incorporation on February 22, 2016 to March 17, 2016

Unlimited number of Class D - F non-voting common shares

Unlimited number of Class G - I fixed preferred non-voting shares

Unlimited number of Class J - L fixed preferred voting shares

Unlimited number of Class M - O floating preferred non-voting shares

Unlimited number of Class P and Q fixed preferred non-voting, non-participating shares

6.2 Issued and outstanding

	2016	
	Number	Amount
Class A common shares	10,000	\$ 100

6.3 The Corporation was formed on February 22, 2016 with 10,000 Class A common shares issued at \$0.01 per share.

7. General and administrative

No personnel expenses or general and administrative expenses were incurred during the period ended March 17, 2016.

8. Subsequent events

Angus Manor Park A2A Capital Corp. (the "Issuer"), will conduct an offering (the "offering") to raise funds with the intent of acquiring units in the Partnership. The Corporation is economically dependent on the Partnership and the Issuer. The ability of the Issuer to raise funds, and subsequently acquire units of the Partnership, involves a high degree of risk and there is no assurance that the Corporation will generate revenue to finance its activities.

Administration agreement

A2A Capital Management Inc. (the "Administrator"), the Partnership and the General Partner entered into an agreement whereby the Administrator will perform management and administrative services on behalf of the Partnership. The fee paid to the Administrator will be equal to 5% of the aggregate value of bonds sold by the Issuer under its offering, which fees will be paid by the Issuer on the Partnerships behalf.

Angus Manor Park A2A Limited Partnership
Financial Statements
March 17, 2016

Independent Auditors' Report

To Angus Manor Park A2A GP Inc., as General Partner of Angus Manor Park A2A Limited Partnership

We have audited the accompanying financial statements of Angus Manor Park A2A Limited Partnership, which comprise the statement of financial position as at March 17, 2016, and the statements of comprehensive income, changes in partners' equity and cash flows for the period from establishment on March 1, 2016 to March 17, 2016, and a summary of significant accounting policies and other explanatory information.

Management's responsibility for the Financial Statements

Management is responsible for the preparation and fair presentation of these financial statements in accordance with International Financial Reporting Standards, and for such internal control as management determines is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error.

Auditor's Responsibility

Our responsibility is to express an opinion on these financial statements based on our audit. We conducted our audit in accordance with Canadian generally accepted auditing standards. Those standards require that we comply with ethical requirements and plan and perform the audit to obtain reasonable assurance about whether the financial statements are free from material misstatement.

An audit involves performing procedures to obtain evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditors' judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the entity's preparation and fair presentation of the financial statements in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion.

Opinion

In our opinion, the financial statements present fairly, in all material respects, the financial position of Angus Manor Park A2A Limited Partnership as at March 17, 2016, and its financial performance, changes in partners' equity and cash flows for the period from establishment on March 1, 2016 to March 17, 2016 in accordance with International Financial Reporting Standards.

Emphasis of Matter

We draw attention to Note 8 of the financial statements which outlines the offering that Angus Manor Park A2A Capital Corp. is undertaking subsequent to period end which, if unsuccessful, could have a material effect on the entity's ability to continue as a going concern. Our opinion is not qualified in respect of this matter.

Rice & Company L.L.P.

CHARTERED ACCOUNTANTS

Calgary, Canada
March 23, 2016

Angus Manor Park A2A Limited Partnership
Statement of Financial Position
March 17, 2016

Assets	Notes
Current asset	
Cash	\$ <u>100</u>
Total assets	\$ <u><u>100</u></u>
 Liabilities and Partners' Equity	
Partners' equity	6 <u>100</u>
Total equity attributable to partners of the Partnership	<u>100</u>
Total liabilities and equity	\$ <u><u>100</u></u>

See accompanying notes to the financial statements.

These financial statements were approved by the General Partner of the Partnership on March 23, 2016.

(signed) "Joe Attrux", Director

(signed) "Grayson Ambrose", Director

Angus Manor Park A2A Limited Partnership
Statement of Comprehensive Income
For the Period from Establishment on March 1, 2016 to March 17, 2016

	Notes
Total comprehensive income for the period	7 \$ <u><u>-</u></u>

See accompanying notes to the financial statements.

Angus Manor Park A2A Limited Partnership
Statement of Changes in Partners' Equity
For the Period from Establishment on March 1, 2016 to March 17, 2016

	Notes	Number of Partnership Units	Limited Partner	General Partner	Total Partners' Equity
Issuance of Partnership units	6	1 \$	100 \$	- \$	100
Income for the period		-	-	-	-
Balance at March 17, 2016		1 \$	100 \$	- \$	100

See accompanying notes to the financial statements.

Angus Manor Park AZA Limited Partnership
Statement of Cash Flows
For the Period from Establishment on March 1, 2016 to March 17, 2016

Cash provided by (used in):

Cash flows from operating activities

Net Income \$ -

Net cash provided by operating activities -

Cash flows from financing activities

Issuance of partnership units 100

Net cash provided by financing activities 100

Change in cash, beginning cash, end of period cash \$ 100

See accompanying notes to the financial statements.

Angus Manor Park A2A Limited Partnership
Notes to the Financial Statements
Period from Establishment on March 1, 2016 to March 17, 2016

1. General business description

Angus Manor Park A2A Limited Partnership (the "Partnership") is a limited partnership formed under the laws of the Province of Alberta, established by the Limited Partnership Agreement on March 1, 2016. The Partnership was formed for the purposes of acquiring up to a 41.61% undivided fractional interest ("UFI") in 167 acres of land located in the community of Angus, Essa Township, Simcoe County, Ontario, Canada (the "Lands"), and participating, in the rezoning of the Lands to be completed by Angus Manor Park A2A Developments Inc. ("Angus Manor Developments") on such land and which will form part of a residential community known as "Angus Manor Park" (the "Project Lands"). On March 1, 2016, the Partnership was extra-provincially registered in Ontario.

The proposed business of the Partnership involves a high degree of risk and there is no assurance that the Partnership will be able to raise the amount of funds to finance its activities as disclosed in note 8.

The registered address of the Partnership is Suite 900, 744 - 4 Avenue SW, Calgary, Alberta.

The general partner of the Partnership is Angus Manor Park A2A GP Inc. (the "General Partner"), and is responsible for the management, operation and administration of the affairs of the Partnership. Pursuant to the limited partnership agreement, A2A Capital Management Inc. is the administrator of the Partnership (the "Administrator").

2. Basis of presentation

2.1 Statement of compliance

These financial statements have been prepared in accordance with International Financial Reporting Standards ("IFRS") as issued by the International Accounting Standards Board ("IASB") and interpretations of the International Financial Reporting Interpretations Committee ("IFRIC").

These financial statements were authorized for issue by the General Partner of the Partnership on March 23, 2016.

2.2 Basis of measurement

The financial statements have been prepared on historical cost basis except for held for trading financial assets which are measured at fair value with changes in fair value recorded to earnings.

Angus Manor Park A2A Limited Partnership
Notes to the Financial Statements
Period from Establishment on March 1, 2016 to March 17, 2016

The methods used to measure fair values are discussed in note 4.

2.3 Functional and presentation currency

These financial statements are presented in Canadian dollars, which is the Partnership's functional currency.

2.4 Use of estimates and judgments

The preparation of financial statements in conformity with IFRS requires management to make judgments, estimates and assumptions that affect the application of accounting policies and the reported amounts of assets, liabilities, income and expenses. Actual results may vary from these estimates.

Estimates and judgments are continually evaluated and are based on historical experience and other factors, including expectations of future events that are believed to be reasonable under the circumstances. Accounting estimates will, by definition, seldom equal the actual results. Revisions to accounting estimates are recognized in the period in which the estimates are revised and in any future years affected.

Information about significant areas of estimation uncertainty and critical judgments in applying accounting policies that have the most significant effect on the amounts recognized in the financial statements is valuation of financial instruments (note 4).

There were no critical estimates and assumptions in determining the value of assets, liabilities and equity as at March 17, 2016.

3. Significant accounting policies

3.1 Financial instruments

A financial instrument is any contract that gives rise to a financial asset of one entity and a financial liability or equity instrument of another entity.

Angus Manor Park AZA Limited Partnership
Notes to the Financial Statements
Period from Establishment on March 1, 2016 to March 17, 2016

3.1.1 *Financial assets*

Financial assets include any outstanding accounts receivable and cash and cash equivalents. Purchases and sale of financial assets are recognized on the settlement date, which is the date in which the asset is delivered to or by the Partnership. Financial assets are derecognized when the rights to receive cash flows have expired or are transferred and the Partnership has transferred substantially all risks and rewards of ownership. Financial assets are classified in the following categories at the time of the initial recognition based on the purpose for which the financial assets were acquired:

Classification

Financial assets at fair value through profit or loss are financial assets held for trading. A financial asset is classified in this category if acquired principally for the purpose of selling in the short term or if so designated by management and its performance is evaluated on a fair value basis, in accordance with the Partnership's documented risk management or investment strategy. The Partnership has designated cash as held for trading.

Recognition and measurement

Financial assets carried at fair value through profit or loss are initially recognized, and subsequently carried, at fair value, with changes recognized in the income statement. Transaction costs are expensed when incurred.

Loans and receivables

Loans and receivables are non-derivative financial assets with fixed or determinable payments that are not quoted in an active market. They are included in current assets, except for those with maturities greater than 12 months after the balance sheet date, which are classified as non-current assets. Assets in this category include accounts receivable which are classified as current assets in the statement of financial position.

The Partnership did not have any accounts receivable at March 17, 2016 and, as a result, has not designated any financial assets as loans and receivables as at March 17, 2016.

Angus Manor Park A2A Limited Partnership
Notes to the Financial Statements
Period from Establishment on March 1, 2016 to March 17, 2016

Recognition and measurement

Loans and receivables are initially recognized at fair value plus transaction costs and subsequently carried at amortized cost using the effective interest method, less any impairment losses. Interest income is recognized by applying the effective interest rate, except for short-term receivables when the recognition of interest would be immaterial.

Available-for-sale financial assets

Available-for-sale financial assets are non-derivatives that are either designated in this category or not classified in any of the other categories. They consist of investments in equity securities and certain other debt securities. They are included in other non-current financial assets unless management intends to dispose of the investments within 12 months of the balance sheet date. Available-for-sale financial assets are recorded in other comprehensive income until realized, at which time they are recorded through profit or loss. The Partnership has not designated any financial assets as available-for-sale.

Reclassification of financial assets

Reclassification is only permitted in rare circumstances and where the asset is no longer held for the purpose of selling in the short term. In all cases, reclassification of financial assets are limited to debt instruments. Reclassifications are accounted for at fair value of the financial asset at the date of reclassification.

3.1.2 Financial liabilities

Financial liabilities primarily consist of bank indebtedness (if any) and accounts payable and accrued liabilities (if any). Financial liabilities are initially measured at fair value and subsequently measured at amortized cost for liabilities that are not hedged, and fair value for liabilities that are hedged. Non-performance risk, including the Partnership's own credit risk for financial liabilities, is considered when determining the fair value of financial liabilities.

Angus Manor Park A2A Limited Partnership
Notes to the Financial Statements
Period from Establishment on March 1, 2016 to March 17, 2016

3.1.3 *Limited partnership units*

The Partnership's units are redeemable at the option of the holder and, therefore, are considered puttable instruments. Puttable instruments are required to be accounted for as financial liabilities, except where certain conditions are met in accordance with IAS 31 Financial Instruments: Presentations, in which case, the puttable instrument may be presented as equity. The Partnership's units were determined to meet the conditions of IAS 32 and are, therefore classified and accounted for as equity.

3.1.4 *Impairment*

The Partnership addresses at each balance sheet date whether there is objective evidence that a financial asset, other than those at fair value through profit and loss, or a group of financial assets, is impaired. When an impairment has occurred, the cumulative loss is recognized in profit or loss.

Individually significant financial assets are tested for impairment on an individual basis. The remaining financial assets are assessed collectively in groups that share similar credit risk characteristics. Receivables that are assessed not to be impaired are, in addition, assessed for impairment on a collective basis. Objective evidence of impairment for a portfolio of receivables may include the Partnership's past experience of collecting payments, an increase in the number of delayed payments in the portfolio past the average credit period of 90 days, as well as observable changes in the national or local economic conditions that may default on receivables.

For financial assets carried at amortized cost, the amount of impairment loss recognized is the difference between the assets carrying amount and the present value of estimated future cash flows, discounted at the financial assets' original effective interest rate.

When an available-for-sale financial asset is considered to be impaired, cumulative gains or losses previously recognized in other comprehensive income are reclassified to profit or loss in the period.

The carrying amount of the financial asset is reduced by the impairment loss directly for all financial assets with the exception of accounts receivable, where the carrying amount is reduced through the use of an allowance account. When an account receivable is considered uncollectible, it is written off against the allowance account. Subsequent recoveries of amounts previously written off are credited through the allowance account. Changes in the carrying amount of the allowance account are recognized in profit or loss.

Angus Manor Park A2A Limited Partnership
Notes to the Financial Statements
Period from Establishment on March 1, 2016 to March 17, 2016

With the exception of available-for-sale equity instruments, if, in a subsequent period, the amount of the impairment loss decreases and the decrease can be related objectively to an event occurring after the impairment was recognized, the previously recognized impairment loss is reversed through the profit or loss to the extent the carrying amount of the investment at the date the impairment is reversed does not exceed what the amortized cost would have been had the impairment not been recognized. Any increase in fair value subsequent to an impairment loss with respect to available-for-sale equity instruments is recognized in other comprehensive income.

3.2 Revenue and expense recognition

Revenue and expenses are accounted for on the accrual basis.

3.3 Provisions and contingent liabilities

Provisions and contingent liabilities are recognized when there is a present legal or constructive obligation arising as a result of a past event for which it is probable that an outflow of economic benefits will be required to settle the obligation and where a reliable estimate can be made of the amount of the obligation. Provisions and contingent liabilities are stated at the present value of the expenditure expected to settle the obligation.

Where it is not probable that an outflow of economic benefits will be required, or the amount cannot be estimated reliably, the obligation is disclosed as a contingent liability, unless the probability of outflow of economic benefits is remote. Possible obligations whose existence will only be confirmed by the occurrence or non-occurrence of one or more future events are also disclosed as contingent liabilities unless the probability of outflow of economic benefits is remote.

3.4 Related party transactions

All related party transactions must be disclosed in the financial statements which include the amount of the transactions, the amount of outstanding balances, including terms, provisions for doubtful debts related to outstanding balances and the expense recognized during the period in respect of bad or doubtful debts from related parties.

3.5 Property, plant and equipment

Property, plant and equipment will be stated at cost less accumulated depreciation and recognized impairment loss. Amortization will be charged so as to write off the cost of assets, other than land or properties under construction, over the estimated useful lives, using the declining balance method, at rates to be determined.

Angus Manor Park A2A Limited Partnership
Notes to the Financial Statements
Period from Establishment on March 1, 2016 to March 17, 2016

Assets held under finance leases will be depreciated over the expected lives on the same basis as owned assets or, where shorter, over the term of the relevant lease.

The gain or loss on the disposal or retirement of an asset will be determined as a difference between the sales proceeds and the carrying amount of the asset and is recognized in the income statement.

3.6 New accounting standards and interpretations

In addition to the foregoing accounting policies outlined, the IASB has issued certain new standards, interpretations and amendments to existing standards which are not effective until accounting periods subsequent to March 17, 2016 and which have not yet been adopted by the Partnership. These include:

On January 1, 2018, the Partnership will be required to adopt IFRS 9 “Financial Instruments”, which is the result of the first phase of the International Accounting Standards Board (“IASB”) project to replace IAS 39 “Financial Instruments: Recognition and measurement”. The new standard replaces the current multiple classification and measurement models for financial assets and liabilities with a single model that has only two classification categories: amortized cost and fair value. Portions of the standard remain in development and the full impact of the standard on the Partnership’s financial statements will not be known until the project is complete.

4. Determination of fair values

Certain of the Partnership’s accounting policies and disclosures require the determination of fair value for financial assets and liabilities. Fair values have been determined for measurement and/or disclosure purposes based on the following methods. When applicable, further information about the assumptions made in determining fair values is disclosed in the notes specific to that asset or liability.

The fair value of cash approximates its carrying values due to the short term to maturity.

The significance of inputs used in making fair value measurements for assets and liabilities measured at fair value are examined and classified according to a fair value hierarchy. Fair values of assets and liabilities included in Level 1 are determined by reference to quoted prices in active markets for identical assets and liabilities. Assets and liabilities in Level 2 include valuations using inputs other than quoted prices for which all significant outputs are observable, either directly or indirectly and are based on valuation models and techniques where the inputs are derived from quoted indices. Level 3 valuations are based on inputs that are unobservable and significant to the overall fair value measurement.

Angus Manor Park A2A Limited Partnership
Notes to the Financial Statements
Period from Establishment on March 1, 2016 to March 17, 2016

Cash is measured at fair value based on a Level 1 designation.

5. Financial risk management

5.1 Overview

The Partnership's planned operations will expose it to a variety of financial risks that arise as a result of its operating and financing activities:

- credit risk;
- liquidity risk; and,
- market risk.

This note presents information about the Partnership's exposure to each of the above risks, the Partnership's objectives, policies and processes for measuring and managing risks, and the Partnership's management of capital.

The Partnership employs risk management strategies and policies to ensure that any exposure to risk is in compliance with the Partnership's business objectives and risk tolerance levels. While the Directors have the overall responsibility for the establishment and oversight of the Partnership's risk management framework, management has the responsibility to administer and monitor these risks.

5.2 Credit Risk

Credit risk is the risk of financial loss to the Partnership if a customer or counterparty to a financial instrument fails to meet its contractual obligations.

The maximum exposure to credit risk at March 17, 2016 is as follows:

	Carrying amount	
	March 17, 2016	
Cash	\$	100

Cash consists of cash bank balances. The Partnership manages the credit exposure related to cash by selecting financial institutions with high credit ratings. Given these credit ratings, management does not expect any counterparty to fail to meet its obligations.

Angus Manor Park A2A Limited Partnership
Notes to the Financial Statements
Period from Establishment on March 1, 2016 to March 17, 2016

5.3 Liquidity risk

Liquidity risk is the risk that the Partnership will not be able to meet its financial obligations as they are due. The Partnership's approach to managing liquidity is to ensure it will have sufficient liquidity to meet its liabilities when due. The Partnership's ongoing liquidity will be impacted by various external events and conditions.

The Partnership did not have any financial liabilities at March 17, 2016.

The Partnership expects to repay its financial liabilities in the normal course of operations and to fund future operational and capital requirements through future operational cash flows, as well as future equity securities (note 8).

5.4 Market risk

Market risk is the risk that changes in market prices, such as interest rates, will affect the Partnership's net income or the value of financial instruments. The objective of the Partnership is to manage and mitigate market risk exposures within acceptable limits, while maximizing returns.

Interest rate risk

Interest rate risk is the risk that future cash flows will fluctuate as a result of changes in market interest rates. As the Partnership does not currently have any interest bearing debt, the Partnership is not exposed to interest rate risk.

The Partnership had no interest rate swaps or financial contracts in place as at or during the period ended March 17, 2016.

5.5 Capital management

The Partnership's capital management policy is to maintain a strong capital base that optimizes the Partnership's ability to grow, maintain investor and creditor confidence and to provide a platform to create value for its partners. The Partnership intends to maintain a flexible capital structure to maximize its ability to pursue additional investment opportunities, which considers the Partnership's early stage of development and the requirement to sustain future development of the business.

Angus Manor Park A2A Limited Partnership
Notes to the Financial Statements
Period from Establishment on March 1, 2016 to March 17, 2016

The Partnership will manage its capital structure and make changes to it in light of changes to economic conditions and the risk characteristics of the nature of the business. The Partnership considers its capital structure to include partners' equity and working capital. In order to maintain or adjust the capital structure, the Partnership may from time to time issue units, seek debt financing and adjust its capital spending to manage its current and projected capital structure.

The Partnership currently has no debt outstanding and it monitors capital based on its current working capital, projected cash flow from operations and anticipated capital expenditures.

The Partnership is not subject to externally imposed capital requirements.

6. Partners' equity

Authorized

As at March 17, 2016, the Partnership was authorized to issue the following:

Unlimited number of limited partnership units
(Units)

The initial limited partner acquired 1 Unit for \$100 during the period ended March 17, 2016. Income or loss of the Partnership is allocated .01% to the General Partner and 99.99% to the limited partners.

The General Partner may in its discretion make distributions of cash as follows; firstly, 0.01% to the General Partner; and, secondly 99.99% to the limited partners.

7. Comprehensive income

No revenue, personnel or general and administrative expenses were incurred during the period ended March 17, 2016.

Angus Manor Park A2A Limited Partnership
Notes to the Financial Statements
Period from Establishment on March 1, 2016 to March 17, 2016

8. Subsequent events

Offering

Angus Manor Park A2A Capital Corp. (the "Corporation"), has prepared an offering (the "offering") to raise funds with the intent of acquiring 100% of the Units in the Partnership. The Partnership is economically dependent on the Corporation and the ability of the Corporation to raise funds, and subsequently acquire additional Units of the Partnership. The offering involves a high degree of risk and there is no assurance that the Partnership will be able to raise the amount of funds to finance its activities.

Purchase agreement

The Partnership has entered into an agreement with Angus Manor Developments, whereby Angus Manor Developments has agreed to sell up to 952 UFI's in the Project Lands to the Partnership at a price of \$5,355 per UFI. The Partnership will be entitled to register security in the Project Lands in the Partnerships proportionate ownership. As additional security, the Partnership shall be entitled to register a general security agreement against Angus Manor Developments at the applicable Personal Property Registry.

Administration agreement

The Administrator, the Partnership and the General Partner entered into an agreement whereby the Administrator will perform management and administrative services on behalf of the Partnership. The fee paid to the Administrator will be equal to 5% of the aggregate value of bonds sold by the Corporation under its offering, which fees will be paid by the Corporation on the Partnerships behalf.

**ARTICLE 13
DATE AND CERTIFICATE**

Dated: March 23rd, 2016.

THIS OFFERING MEMORANDUM DOES NOT CONTAIN A MISREPRESENTATION.

ON BEHALF OF THE BOARD OF DIRECTORS OF THE CORPORATION

)
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)
)
)
)

SIGNED: "Joe Attrux"

Joe Attrux, President and Director

I have the authority to bind the
corporation

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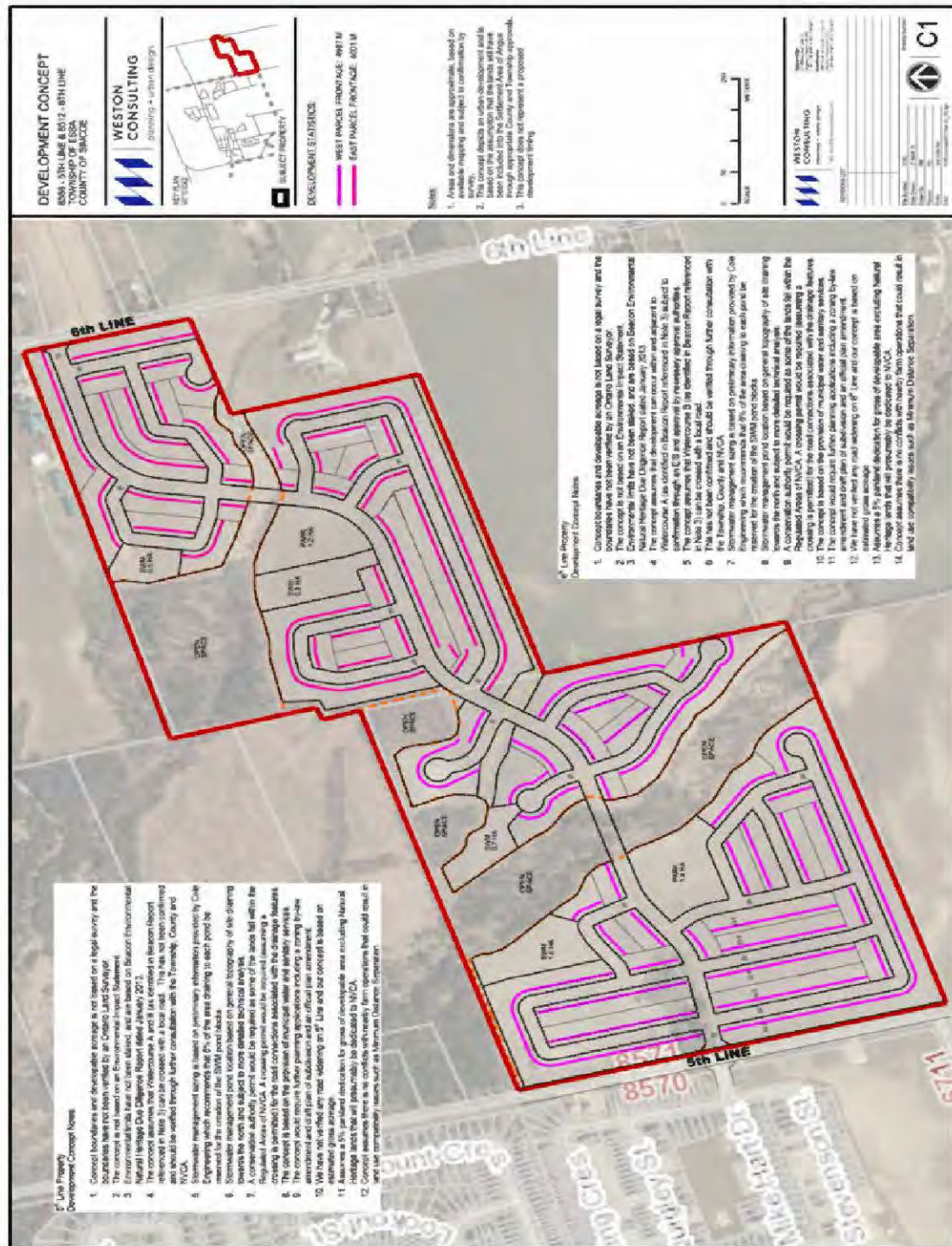
SIGNED: "Grayson Ambrose"

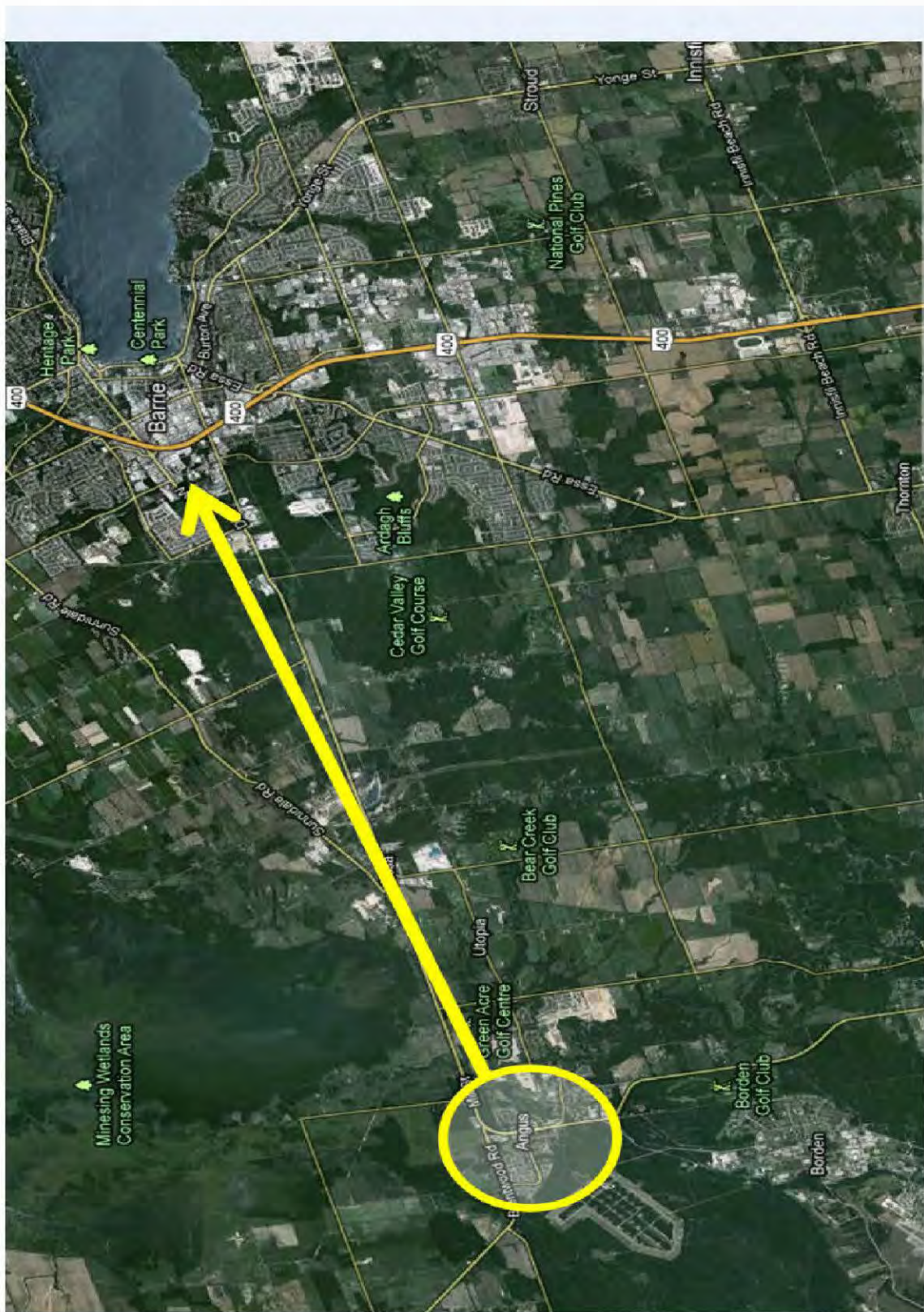
Grayson Ambrose, President and
Director

I have the authority to bind the
corporation

SCHEDULE "A"
THE PROJECT







SCHEDULE "B"
TO OFFERING MEMORANDUM OF ANGUS MANOR PARK A2A CAPITAL CORP. (THE
"CORPORATION")
SUBSCRIPTION AGREEMENT FOR BONDS

The undersigned (hereinafter referred to as the "**Subscriber**") hereby irrevocably subscribes for and agrees to purchase the number of bonds (the "**Bonds**" or the "**Purchased Securities**") for the subscription amount set forth below (the "**Subscription Amount**"), representing a subscription price of **\$1.00 per Bond (minimum subscription of \$6,300)**, subject to the terms and conditions set forth in the "**Terms and Conditions of Subscription for Bonds of Angus Manor Park A2A Capital Corp.**" attached hereto (together with this page and the attached Schedules and Appendices, the "**Subscription Agreement**").

Subscription funds must be delivered by bank draft or certified cheque made payable to: "Miller Thomson LLP, in Trust".

Full Legal Name of Subscriber (please print)
By: _____
Signature of Subscriber or its Authorized Representative

Official Title or Capacity (please print)

Name of Signatory (please print name of individual whose signature appears above if different than name of Subscriber)

Date of Execution

Social Insurance Number / Business Number

Subscriber's Address (including postal code)

Telephone Number (including area code)

E-mail Address

Subscription Amount: \$ _____
(Minimum \$6,300)

Number of Bonds: _____
(Minimum 6, 300)

If the Subscriber is signing as agent for a principal and is not a trust corporation or a portfolio manager in any case, purchasing as a trustee or an agent for accounts fully managed by it, complete the following and ensure that the applicable schedules attached hereto are completed in respect of such principal:

Name of Principal

Principal's address (including postal code)

Telephone Number (including area code)

E-mail Address

Register the Bonds (if different from address above) as follows:

Name

Account reference, if applicable

Contact Name

Address (including postal code)

Telephone Number (including area code)

Deliver the Bonds (if different from address given) as follows:

Name

Account reference, if applicable

Contact Name

Address (including postal code)

Telephone Number (including area code)

By executing this Subscription, you are consenting (on your behalf and, if applicable, on behalf of the beneficial purchaser for whom you are contracting), to the collection, use and disclosure of personal information in the manner described in the in Section 6 of this Subscription.

FOR OFFICE USE ONLY

Acceptance: The Corporation hereby accepts the subscription as set forth above on the terms and conditions contained herein.

ANGUS MANOR PARK A2A CAPITAL CORP.

Date of Acceptance: _____

Unit Certificate No. Issued

Per: _____

SUBSCRIPTION AGREEMENT

ANGUS MANOR PARK A2A CAPITAL CORP. (THE "CORPORATION")

Please make sure that your subscription includes:

1. one (1) signed copy of the Subscription Agreement;
2. a cheque or bank draft in an amount equal to the Aggregate Subscription Amount, payable to:
"Miller Thomson LLP, in Trust";
3. a properly completed and duly executed copy of the appropriate Schedule(s) to the Subscription Agreement applicable to the exemption that is being relied upon:
 - (a) if the Subscriber is purchasing the Purchased Securities as principal and the Subscriber is a resident of British Columbia or Newfoundland and Labrador, then the Subscriber must execute the Risk Acknowledgement in the form attached as Schedule "B" to the Subscription Agreement;
 - (b) if the Subscriber is purchasing the Purchased Securities as principal and the Subscriber is a resident of Manitoba, Northwest Territories, Nunavut, Prince Edward Island or Yukon then:
 - (i) in the case of a Subscriber that is not an Eligible Investor the following shall apply:
 - (1) the acquisition cost of the Purchased Securities shall not exceed \$10,000; and
 - (2) the Subscriber must execute the Risk Acknowledgement in the form attached as Schedule "B" to the Subscription Agreement.
 - (ii) in the case of a Subscriber that is an Eligible Investor the following shall be completed by the Subscriber:
 - (1) an Eligible Investor Status Certificate attached as Schedule "A" to the Subscription Agreement;
 - (2) an Eligible Investor Representation Letter in the form attached as Appendix 1 to Schedule "A" to the Subscription Agreement (please initial as indicated); and
 - (3) the Risk Acknowledgement in the form attached as Schedule "B" to the Subscription Agreement.
 - (c) if the Subscriber is purchasing the Security as principal and the Subscriber is a resident in Alberta, New Brunswick, Nova Scotia, Ontario, Quebec or Saskatchewan then the following shall apply:
 - (i) if the Subscriber is an individual, the acquisition cost of all securities acquired upon reliance on Section 2.9 of NI 45-106 by the Subscriber in the preceding twelve (12) months shall not exceed the following amounts:
 - (1) in the case of a Subscriber that is not an Eligible Investor, \$10,000;
 - (2) in the case of a Subscriber that is an Eligible Investor, \$30,000; or
 - (3) in the case of a Subscriber that is an Eligible Investor and that received advice from a portfolio manager, investment dealer or exempt market dealer that the investment is suitable, \$100,000;

- (ii) if the Subscriber is an Eligible Investor, the Subscriber must complete an Eligible Investor Status Certificate attached as Schedule "A" to the Subscription Agreement;
 - (iii) if the Subscriber is an Eligible Investor, the Subscriber must complete the Eligible Investor Representation Letter in the form attached as Appendix 1 to Schedule "A" to the Subscription Agreement (please initial as indicated);
 - (ii) the Subscriber must execute the Risk Acknowledgement in the form attached as Schedule "B" to the Subscription Agreement; and
 - (iii) if the Subscriber is an individual, the Subscriber must execute Schedule 1 and Schedule 2 to the Risk Acknowledgement in the form attached Schedule "B" to the Subscription Agreement.
4. Release of any claims against Target Capital Inc. (the controlling Shareholder), as attached as Schedule "C".

PLEASE DELIVER YOUR SUBSCRIPTION AGREEMENT TO:

**ANGUS MANOR PARK A2A CAPITAL CORP.
250 Ferrand Drive, Suite 888
Toronto, ON Canada M3C 3G8
Attention: Grayson Ambrose
E-mail: grayson.ambrose@a2acanada.ca**

**TERMS AND CONDITIONS OF SUBSCRIPTION AGREEMENT FOR BONDS OF
ANGUS MANOR PARK A2A CAPITAL CORP.**

1. DEFINITIONS

In this Agreement:

- (a) **"Aggregate Subscription Amount"** means the aggregate dollar amount of the subscription under this Subscription Agreement;
- (b) **"Agreement"** or **"Subscription Agreement"** means this subscription agreement as may be amended from time to time;
- (c) **"Bonds"** means the bonds of the Corporation being offered pursuant to the Offering;
- (d) **"Business Day"** means a day on which Canadian chartered banks are open for the transaction of regular business in the City of Calgary, Alberta;
- (e) **"Closing"** means the one or more closing(s) of the purchase and sale of the Offered Securities;
- (f) **"Closing Date"** means the date on which an initial Closing of the sale of the Offered Securities takes place, or such other date or dates designated by the Corporation, with the initial Closing Date set to occur on or before July 31, 2016;
- (g) **"Corporation"** means Angus Manor Park A2A Capital Corp., a corporation incorporated under the *Business Corporation Act* (Alberta);
- (h) **"Eligible Investor"** has the meaning defined in NI 45-106;
- (i) **"Minimum Subscription"** means \$6,300 (6,300 Bonds) and increments of \$1.00 (1 Bond) thereafter;
- (j) **"NI 31-103"** means National Instrument 31-103 *Registration Requirements, Exemptions and Ongoing Registrant Obligations* of the Canadian Securities Administrators;
- (k) **"NI 45-106"** means National Instrument 45-106 *Prospectus Exemptions* of the Canadian Securities Administrators;
- (l) **"Offered Securities"** means the 6,300 Bonds, being offered under this Offering;
- (m) **"Offering"** means the aggregate offering of up to 6,300 Bonds;
- (n) **"Offering Jurisdictions"** means the Provinces or Territories of Canada in which the Bonds are offered for sale;
- (o) **"Offering Memorandum"** means the offering memorandum of the Corporation dated March 23, 2016;
- (p) **"Person"** means an individual, a firm, a Corporation, a syndicate, a partnership, a trust, an association, an unincorporated organization, a joint venture, an investment club, a government or an agency political subdivision thereof and every other form of legal or business entity of whatsoever nature of kind;
- (q) **"Purchased Securities"** means the Offered Securities purchased by the Subscriber, as set out on the front page of this Subscription Agreement;
- (r) **"Securities Laws"** means the securities legislation and regulations of, and the instruments, policies, rules, orders, codes, notices and interpretation notes of the applicable securities regulatory authority or applicable securities regulatory authorities of, the Offering Jurisdictions including but not limited to NI 45-106 and NI 31-103;

- (s) **"Subscriber"** means the signatory herein;
- (t) **"Subscription Amount"** means those funds received by the Corporation with respect to the Purchased Securities subscribed for under this Agreement;
- (u) **"Subscription Price"** means \$1.00 per Bond; and
- (v) **"Tax Act"** means the *Income Tax Act* (Canada), as amended, re-enacted or replaced from time to time.

2. REPRESENTATIONS AND UNDERTAKINGS OF THE SUBSCRIBER

- (a) The Subscriber hereby represents and warrants to the Corporation and acknowledges that the Corporation is relying upon such representations and warranties in connection with the issue and sale of the Bonds:
 - (i) that the Subscriber acknowledges that the Bonds subscribed for by it hereunder form part of a larger offering by the Corporation of up to 5,997,600 Bonds (the **"Offering"**);
 - (ii) that this Agreement has been duly and validly authorized, executed and delivered by the Subscriber and constitutes a legal, valid and binding agreement of the Subscriber enforceable against the Subscriber;
 - (iii) that by entering into this Agreement and the transactions contemplated hereby will not result in a violation of any of the terms and provisions of any law applicable to the Subscriber, or any of its documents where the Subscriber is a corporation, or of any agreement to which the Subscriber is a party or by which the Subscriber is bound;
 - (iv) that the Subscriber is purchasing the Bonds subscribed for as principal for his/her/its own account for investment only and not with a view to resale or distribution and unless exempted by an order of the securities commission or similar regulatory authority of the province in which he/she/it resides;
 - (v) if a resident of Alberta, Saskatchewan, Manitoba, Quebec, Ontario, New Brunswick, Nova Scotia, Prince Edward Island, Northwest Territories, Nunavut or Yukon and is purchasing more than \$10,000 worth of Bonds, the Subscriber has concurrently executed and delivered the "Eligible Investor" Status Certificate, attached as Schedule "A" to this Subscription Agreement and all applicable Appendices to Schedule "A";
 - (vi) that the Subscriber knows that he/she/it is purchasing the Bonds pursuant to prospectus and registration exemptions under the Securities Laws and, as a consequence:
 - (A) he/she/it is restricted from using most of the civil remedies available under securities legislation;
 - (B) he/she/it may not receive information that would otherwise be required to be provided to him/her under securities legislation; and
 - (C) the Corporation is relieved from certain obligations that would otherwise apply under the Securities Legislation;
 - (vii) that the Subscriber has received and reviewed the Offering Memorandum and has concurrently executed and delivered to the Corporation a Risk Acknowledgement Form, in the form attached hereto as Appendix 2 to Schedule "A" to this Subscription Agreement;

- (viii) that the Subscriber has relied solely upon the Offering Memorandum and not upon any other verbal or written representation as to fact or otherwise made by or on behalf of the Corporation except as expressly set forth herein;
 - (ix) that the Subscriber acknowledges that:
 - (A) no securities commission or similar regulatory authority has reviewed or passed on the merits of the Bonds;
 - (B) there are risks associated with the purchase of the Bonds;
 - (C) all of the Bondholders will rank *pari passu* amongst themselves;
 - (D) there are restrictions on the Subscriber's ability to resell the Bonds and it is the responsibility of the Subscriber to find out what those restrictions are and to comply with them before selling the Bonds; and
 - (D) the certificates evidencing the Bonds shall bear a legend referring to such restrictions on resale and neither the Corporation nor any transfer agent of the Corporation will register any transfer of such securities not made in compliance with such restrictions on resale;

but subject nevertheless to the requirement that he/she/it will not resell the Bonds except in accordance with applicable securities legislation and applicable stock exchange rules;
 - (x) that the Subscriber has such knowledge in financial and business affairs as to be capable of evaluating the merits and risks of his/her/its investment and is able to bear the economic risk of loss of his/her/its entire investment;
 - (xi) that the Subscriber acknowledges that he/she/it is aware of the characteristics of the Bonds, the risks relating to an investment therein and of the fact that he/she/it may not be able to resell the Bonds except in accordance with limited exemptions under applicable securities legislation and regulatory policy until expiry of the applicable restricted period. The Subscriber acknowledges that the Corporation is not a reporting issuer or equivalent in any jurisdiction, thus, the applicable hold period may never expire, and if no further exemption may be relied upon and if no discretionary order is obtained, the Subscriber could be required to hold the Bonds for an indefinite period of time. The Subscriber further acknowledges that he/she/it has been advised by the Corporation to consult his/her/its own legal counsel in the jurisdiction of residence for full particulars of resale restrictions applicable to him/her/it;
 - (xii) that the Subscriber is not a non-resident of Canada for the purposes of the Tax Act; and
 - (xiii) none of the funds the Subscriber is using to purchase the Bonds are, to the knowledge of the Subscriber, proceeds obtained or derived, directly or indirectly, as a result of illegal activities.
- (b) The Subscriber hereby undertakes that the Subscriber will not resell the Bonds purchased hereunder except in compliance with applicable securities legislation and only with approval of the Board of Directors of the Corporation.
 - (c) The Subscriber hereby undertakes to execute, deliver, file and otherwise assist the Corporation in filing, such reports, undertakings and other documents with respect to the issue, holding and resale of the Bonds as may be required (including pursuant to the Tax Act and Securities Laws).
 - (d) The Subscriber agrees that the above representations, warranties and covenants will be true and correct both as of the execution of this Agreement and as of the Closing and will survive the completion of the issuance of the Bonds. The Subscriber agrees to indemnify the Corporation and its directors and officers against all losses, claims, costs, expenses and damages or

liabilities which any of them may suffer or incur, caused or arising from reliance thereon. The Subscriber further undertakes to immediately notify the Corporation at 250 Ferrand Drive, Suite 888 Toronto, Ontario M3C 3G8, Attention: Grayson Ambrose of any change in any statement or other information relating to the Subscriber set forth herein which takes place prior to the Closing.

- (e) The Subscriber acknowledges and consents to:
- (i) the fact that the Corporation is collecting personal information of the Subscriber including information provided by the Subscriber on the cover page and in the appendices, schedules and forms forming part of this Agreement ("**Personal Information**");
 - (ii) the Corporation and its respective agents and legal counsel will retain such Personal Information for as long as permitted or required by law or business practices;
 - (iii) the disclosure of Personal Information by the Corporation to securities regulatory authorities (the "**Commissions**"), the registrar and transfer agent, their legal counsel and any other party involved in the purchase and sale of the Bonds;
 - (iv) the collection, use and disclosure of Personal Information by the Corporation, its agents and the Commissions from time to time; and
 - (v) the collection, use and disclosure of Personal Information by the Commissions for the purposes of the administration and enforcement of the securities legislation of the jurisdiction of each Commission.

The Subscriber has been advised that if it has questions about the indirect collection of Personal Information by the Ontario Securities Commission, please contact the Administrative Assistant to the Director of Corporate Finance, Suite 1903, Box 5520, Queen Street West, Toronto, Ontario, M5J 2S8, Telephone: 416.593.8086.

3. **LEGENDS**

For the purposes of complying with applicable Securities Laws, including National Instrument 45-102 *Resale of Securities*, the Subscriber understands and acknowledges that the certificates representing the Purchased Securities will bear the following legend:

"Unless permitted under securities legislation you cannot trade the securities before the date that is 4 months and a day after the date the Corporation becomes a reporting issuer in any province or territory of Canada."

4. **REPRESENTATIONS AND WARRANTIES OF THE CORPORATION**

The Corporation represents and warrants to and for the benefit of the Subscriber (and acknowledges that the Subscriber is relying thereon) that:

- (a) the Corporation has been duly incorporated and organized, and is a valid and subsisting corporation, under the laws of the Province of Alberta;
- (b) the Corporation, has the full corporate right, power and authority to execute and deliver this Agreement and to authorize the issuance of the Offered Securities to the Subscriber;
- (c) all necessary corporate action will have been taken by the relevant Closing Date to authorize the issue and sale of, and the delivery of certificates representing, the Offered Securities and, upon payment of the requisite consideration for such Offered Securities, the Bonds will be validly issued as fully paid and non-assessable;

- (d) this Agreement constitutes a binding obligation of the Corporation enforceable in accordance with its terms; and
- (e) the execution and delivery of, and the performance of the terms of the Agreement by the Corporation, including the issue of the Purchased Securities described herein do not constitute a breach of, or default under, the constating documents of the Corporation or any law, regulation, order or ruling applicable to the Corporation or any agreement, contract or indenture to which the Corporation is a party or by which it is bound.

5. **CLOSING**

The closing of the Offered Securities will be completed at the offices of Miller Thomson LLP in Calgary, Alberta at 11:00 a.m. (Calgary time) (the "**Closing Time**"), which will take place periodically at the Corporation's sole discretion, with the initial closing set for July 31, 2016, or at such other time as determined by the Corporation.

6. **GENERAL TERMS**

- (a) This Agreement shall be governed by and construed in accordance with the laws of the Province of Alberta and the federal laws of Canada applicable therein, without reference to conflicts of law.
- (b) This Agreement shall be subject to the approval of all securities and regulatory authorities having jurisdiction.
- (c) The Corporation will have the right to accept or reject the Subscriber's subscription in whole or in part at any time prior to Closing. Notwithstanding the foregoing, the Subscriber acknowledges and agrees that the acceptance of this Agreement will be conditional, among other things, upon the sale of the Bonds to the Subscriber being exempt from any prospectus requirements of applicable Securities Laws.
- (d) This Agreement may be executed in several counterparts each of which when so executed shall be deemed to be an original, and such counterparts shall constitute one and the same instrument and notwithstanding the date of execution shall be deemed to bear date as of the date of this Agreement. This Agreement shall be considered properly executed by any party if executed and transmitted by facsimile or executed, scanned and sent by electronic mail to the other party or its solicitors and it shall not be necessary in making proof of this Agreement to produce or account for more than one such counterpart.
- (e) The Subscriber agrees that the Corporation will not be liable for any misrepresentation if the Subscriber purchased Offered Securities with knowledge of the misrepresentation; and in any event, in an action for damages, the Corporation is not liable for all or any portion of such damages that do not represent the depreciation in value of Purchased Securities as a result of the misrepresentation relied upon.
- (f) The Subscriber agrees that in no case shall the Corporation be liable for the amount recoverable as a result of a breach of the representations and warranties in this Agreement in excess of the price at which Purchased Securities were sold to the Subscriber.
- (g) This Agreement represents the entire agreement of the parties hereto relating to the subject matter hereof and there are no representations, covenants or other agreements relating to the subject matter hereof except as stated or referred to herein.
- (h) The Subscriber hereby consents to the collection, use and disclosure by the Corporation and its authorized agents and representatives of the Subscriber's personal information set forth herein ("**Personal Information**") to enable the Corporation to fulfill its regulatory and reporting requirements and recognizes that this disclosure may result in the disclosure of some or all of the Personal Information becoming public information and, without limiting the foregoing, consents to the disclosure of such Personal Information to the Corporation's authorized agents and representatives; securities commissions and/or other regulatory agencies in any

jurisdiction in which the rules and requirements of such body may require such reporting; or as may be required or permitted by law.

- (i) In order to permit the Corporation to comply with the requirements of Personal Information Protection and Electronic Documents (Canada) ("**PIPEDA**"), the Subscriber expressly consents to the disclosure by the Corporation in any submission or filing that the Corporation may be required to make with any applicable regulatory authority of any Personal Information.
- (j) The funds representing the aggregate Subscription Price which will be advanced by the Subscriber to the Corporation hereunder will not represent proceeds of crime for the purposes of the *Proceeds of Crime (Money Laundering) Act* (Canada) (the "**PCMLTFA**") and the Subscriber, acknowledges that the Corporation may in the future be required by law to disclose the name of the Subscriber and other information relating to this Subscription Agreement and the subscription of the Subscriber hereunder, on a confidential basis, pursuant to the PCMLTFA. To the best of its knowledge: (i) none of the subscription funds to be provided by the Subscriber: (A) have been or will be derived from or related to any activity that is deemed criminal under the law of Canada, the United States of America, or any other jurisdiction; or (B) are being tendered on behalf of a person or entity who has not been identified to the Subscriber; and (ii) it shall promptly notify the Corporation if the Subscriber discovers that any of such representations ceases to be true, and provide the Corporation with appropriate information in connection therewith.
- (k) Should the Subscriber's subscription payment be submitted to the Corporation's lawyers, in trust or otherwise, then the Subscriber agrees that the solicitors shall have no accountability to the Subscriber whatsoever, and acknowledges that the solicitors are merely depositing recipients for the Corporation and have no solicitor's obligations of any nature whatsoever to the Subscriber. The Subscriber agrees that submission of the payment to the solicitors in trust is to be deposited into the account of the Corporation at closing and shall be the sole and exclusive property of the Corporation at that point. The only duty the solicitors shall have to the Subscriber is to deliver the subscription agreement (as delivered) and the subscription monies to the Corporation, and the solicitors shall require no further instruction from the Subscriber in order to deliver the same to the Corporation. Under no circumstances shall the Corporation's solicitors be considered to be giving legal or other advice or services to the Subscriber and no communication between the Subscriber and such solicitors shall be considered advice (at the most only administrative subscription assistance on behalf of the Corporation) but the Subscriber shall rely solely and exclusively on his own judgment and the advice of his/her/its own independent legal counsel.
- (l) Time is of the essence hereof.
- (m) This Subscription Agreement represents the entire agreement of the parties hereto relating to the subject matter hereof and there are no representations, covenants or other agreements relating to the subject matter hereof except as stated or referred to herein.
- (n) The covenants, representations and warranties contained herein shall survive the closing of the transactions contemplated hereby.
- (o) In this Subscription Agreement (including attachments), references to "\$" or "Cdn. \$" are to Canadian dollars.
- (p) Wherever the singular, plural, masculine, feminine or neuter is used throughout this Agreement the same shall be construed as meaning the singular, plural, masculine, feminine, neuter, body politic or body corporate where the fact or context so requires and the provisions hereof and all covenants herein shall be construed to be joint and several when applicable to more than one party.

SCHEDULE "A" TO SUBSCRIPTION AGREEMENT OF ANGUS MANOR PARK A2A CAPITAL CORP.

"ELIGIBLE INVESTOR" STATUS CERTIFICATE

TO: ANGUS MANOR PARK A2A CAPITAL CORP. (THE "CORPORATION")

In connection with the purchase by the undersigned or the disclosed principal, as the case may be (the "**Purchaser**") of Bonds (the "**Purchased Securities**") of the Corporation the undersigned hereby represents, warrants, covenants to and certifies to the Corporation and its legal counsel (on behalf of itself or on behalf of the disclosed principal, as the case may be) that:

1) the Purchaser:

- a) is a resident of Manitoba, Northwest Territories, Nunavut, Prince Edward Island or Yukon, is subject to the Securities Laws of one of those jurisdictions and is purchasing more than \$10,000 of Bonds;
- b) is a resident in Alberta, New Brunswick, Nova Scotia, Ontario, Quebec or Saskatchewan, is subject to the Securities Laws of one of those jurisdictions and if the Subscriber is an individual, the acquisition cost of all securities acquired upon reliance on Section 2.9 of NI 45-106 by the Purchaser in the preceding twelve (12) months shall not exceed the following amounts:
 - (i) \$30,000; or
 - (ii) \$100,000 if the Purchaser has received advice from a portfolio manager, investment dealer or exempt market dealer that the investment is suitable, \$100,000;
- c) is an "**eligible investor**" within the meaning of National Instrument 45-106 *Prospectus Exemptions*, by virtue of satisfying the indicated criterion as set out in Appendix 1 to this certificate (**you must also initial Appendix 1 to this Certificate**);
- d) has received and reviewed the Offering Memorandum prepared in accordance with NI 45-106, is purchasing the Bonds, as principal, and has reviewed and duly completed the Risk Acknowledgement Form attached hereto as Appendix 2 (**you must also complete Appendix 2 to this Certificate**);
- e) if the Purchaser is an individual, has reviewed and duly completed Schedule 1 and Schedule 2 to the Risk Acknowledgment Form attached hereto as Appendix 2 (**if you are an individual, you must also complete Schedule 1 and Schedule 2 to Appendix 2 to this Certificate**)

2) the above representations, warranties and covenants will be true and correct both as of the execution of this certificate and as of the closing time of the purchase and sale of the Purchased Securities and will survive the completion of the issue of the Purchased Securities; and

3) the foregoing representations, warranties and covenants are made by the undersigned with the intent that they be relied upon in determining the suitability of the undersigned as a purchaser of the Purchased Securities and the undersigned undertakes to immediately notify the Corporation of any change in any statement or other information relating to the Purchaser set forth herein which takes place prior to the closing time of the purchase and sale of the Purchased Securities.

DATED at _____ in the Province of _____ this ____ day of _____, 201____.

Print Name of Purchaser

Authorized Signature

Name and Title (if applicable)

APPENDIX 1 TO SCHEDULE "A"

ELIGIBLE INVESTOR REPRESENTATION LETTER

[Mark below the category or categories which describes you]

- _____ (a) a person whose
- _____ (i) net assets, alone or with a spouse, in the case of an individual, exceed \$400,000;
- _____ (ii) net income before taxes exceeded \$75,000 in each of the two most recent calendar years and who reasonably expects to exceed that income level in the current calendar year; or
- _____ (iii) net income before taxes, alone or with a spouse, in the case of an individual, exceeded \$125,000 in each of the two most recent calendar years and who reasonably expects to exceed that income level in the current calendar year;
- _____ (b) a person of which a majority of the voting securities are beneficially owned by eligible investors or a majority of the directors are eligible investors;
- _____ (c) a general partnership in which all of the partners are eligible investors;
- _____ (d) a limited partnership of which the majority of the general partners are eligible investors;
- _____ (e) a trust or estate in which all of the beneficiaries or a majority of the trustees or executors are eligible investors;
- _____ (f) an accredited investor;
- _____ (g) a person described in section 2.5 of NI 45-106 [*Family, friends and business associates*]; or
- _____ (h) in Manitoba, Northwest Territories, Nunavut, Prince Edward Island and Yukon, a person that has obtained advice regarding the suitability of the investment and, if the person is resident in a jurisdiction of Canada, that advice has been obtained from _____ **[insert name]**, an eligibility adviser, as defined in NI 45-106.

SCHEDULE "B" TO SUBSCRIPTION AGREEMENT OF ANGUS MANOR PARK A2A CAPITAL CORP.

RISK ACKNOWLEDGMENT FORM 45-106F4

WARNING

RISK ACKNOWLEDGEMENT

- I acknowledge that this is a risky investment.
- I am investing entirely at my own risk.
- No securities regulatory authority has evaluated or endorsed the merits of these securities or the disclosure in the offering memorandum.
- I will not be able to sell these securities except in very limited circumstances. I may never be able to sell these securities.
- I could lose all the money I invest.

I am investing \$_____ [total consideration] in total; this includes any amount I am obliged to pay in future.

I acknowledge that this is a risky investment and that I could lose all the money I invest.

Date

Signature of Purchaser

Print Name of Purchaser

Signature of Purchaser

Print Name of Purchaser

Sign two (2) copies of this document. Keep one (1) copy for your records

You have two (2) business days to cancel your purchase

To do so, send a notice to Angus Manor Park A2A Capital Corp. stating that you want to cancel your purchase. You must send the notice before midnight on the second (2nd) business day after you sign the agreement to purchase the securities. You can send the notice by fax or deliver it in person to Angus Manor Park A2A Capital Corp. at its business address. Keep a copy of the notice for your records.

Angus Manor Park A2A Capital Corp.
250 Ferrand Drive, Suite 888
Toronto, ON Canada M3C 3G8
Phone: (403) 460-9921
E-mail: grayson.ambrose@a2acanada.ca

You are buying Exempt Market Securities

They are called exempt market securities because two parts of securities law do not apply to them. If an issuer wants to sell exempt market securities to you:

- the issuer does not have to give you a prospectus (a document that describes the investment in detail and gives you some legal protections), and

- the securities do not have to be sold by an investment dealer registered with a securities regulatory authority.

There are restrictions on your ability to resell exempt market securities. Exempt market securities are more risky than other securities.

You will receive an offering memorandum

Read the offering memorandum carefully because it has important information about the issuer and its securities. Keep the offering memorandum because you have rights based on it. Talk to a lawyer for details about these rights.

You will not receive advice

You will not get professional advice about whether the investment is suitable for you. But you can still seek that advice from a registered adviser or investment dealer. In Manitoba, Northwest Territories, Nunavut, Prince Edward Island and Yukon to qualify as an eligible investor, you may be required to obtain that advice.

The securities you are buying are not listed

The securities you are buying are not listed on any stock exchange, and they may never be listed. You may never be able to sell these securities.

The issuer of your securities is a non-reporting issuer

A non-reporting issuer does not have to publish financial information or notify the public of changes in its business. You will not receive ongoing information about this issuer.

For more information on the exempt market, call your local securities commission.

Alberta Securities Commission
600, 250 - 5th Street S.W.
Calgary, Alberta T2P 0R4
Phone: (403) 297-6454
www.albertasecurities.com

British Columbia Securities Commission
P.O. Box 1042 Pacific Centre
701 West Georgia Street
Vancouver, BC V7Y 1L2
Phone: (604) 899-6500
www.bcsc.bc.ca

The Manitoba Securities Commission
1130 - 405 Broadway
Winnipeg, Manitoba R3C 3L6
Phone: (204) 945-2548
www.msc.gov.mb.ca

Saskatchewan Financial and Consumer Affairs
Authority
Suite 601, 1919 Saskatchewan Drive
Regina, Saskatchewan S4P 4H2
Phone: (306) 787-5645
<http://www.sfsc.gov.sk.ca>

Ontario Securities Commission
Suite 1903, Box 55, 20 Queen Street West
Toronto, Ontario M5H 3S8
Phone: (416) 593-8314
www.osc.gov.on.ca

New Brunswick Securities Commission
Suite 606, 133 Prince William Street
Saint John, New Brunswick E2L 2B5
Phone: (506) 658-3060; Fax: (506) 658-3059

Nova Scotia Securities Commission
2nd Floor, Joseph Howe Building 1690 Hollis Street
Halifax, Nova Scotia B3J 3J9
Phone: (902) 424-7768; Fax: (902) 424-4625

Prince Edward Island Securities Office
95 Rochford Street, PO Box 2000
Charlottetown, Prince Edward Island C1A 7N8
Phone: (902) 368-4569; Fax: (902) 368-5283

Securities Commission of Newfoundland and
Labrador
PO Box 8700, 2nd Floor West
Block Confederation Building
St. John's, Newfoundland and Labrador A1B 4J6
Phone: (709) 729-4189; Fax: (709) 729-6187

Government of Yukon
Department of Community Services Law Centre
3rd Floor 2130 Second Avenue
Whitehorse, Yukon Y1A 5H6
Phone: (867) 667-5314; Fax: (867) 393-6251

Government of Northwest Territories Department of
Justice Securities Registry
1st Floor Stuart M. Hodgson Building
5009 - 49th Street
Yellowknife, Northwest Territories X1A 2L9
Phone: (867) 920-3318; Fax: (867) 873-0243

Government of Nunavut
Department of Justice Legal Registries Division
PO Box 1000 - Station 570
1st Floor, Brown Building
Iqaluit, Nunavut X0A 0H0
Phone: (867) 975-6190; Fax: (867) 975-6194

SCHEDULE "B" TO SUBSCRIPTION AGREEMENT OF ANGUS MANOR PARK A2A CAPITAL CORP.

RISK ACKNOWLEDGMENT FORM 45-106F4

RISK ACKNOWLEDGEMENT		WARNING							
<ul style="list-style-type: none">• I acknowledge that this is a risky investment.• I am investing entirely at my own risk.• No securities regulatory authority has evaluated or endorsed the merits of these securities or the disclosure in the offering memorandum.• I will not be able to sell these securities except in very limited circumstances. I may never be able to sell these securities.• I could lose all the money I invest. <p>I am investing \$_____ [total consideration] in total; this includes any amount I am obliged to pay in future.</p> <p>I acknowledge that this is a risky investment and that I could lose all the money I invest.</p> <table><tbody><tr><td>_____ Date</td><td>_____ Signature of Purchaser</td></tr><tr><td></td><td>_____ Print Name of Purchaser</td></tr><tr><td></td><td>_____ Signature of Purchaser</td></tr><tr><td></td><td>_____ Print Name of Purchaser</td></tr></tbody></table> <p>Sign two (2) copies of this document. Keep one (1) copy for your records</p>			_____ Date	_____ Signature of Purchaser		_____ Print Name of Purchaser		_____ Signature of Purchaser	
_____ Date	_____ Signature of Purchaser								
	_____ Print Name of Purchaser								
	_____ Signature of Purchaser								
	_____ Print Name of Purchaser								

You have two (2) business days to cancel your purchase

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Angus Manor Park A2A Capital Corp.
250 Ferrand Drive, Suite 888
Toronto, ON Canada M3C 3G8
Phone: (403) 460-9921
E-mail: grayson.ambrose@a2acanada.ca

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and gives you some legal protections), and

- the securities do not have to be sold by an investment dealer registered with a securities regulatory authority.

There are restrictions on your ability to resell exempt market securities. Exempt market securities are more risky than other securities.

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Read the offering memorandum carefully because it has important information about the issuer and its securities. Keep the offering memorandum because you have rights based on it. Talk to a lawyer for details about these rights.

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A non-reporting issuer does not have to publish financial information or notify the public of changes in its business. You will not receive ongoing information about this issuer.

For more information on the exempt market, call your local securities commission.

Alberta Securities Commission
600, 250 - 5th Street S.W.
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Phone: (403) 297-6454
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Vancouver, BC V7Y 1L2
Phone: (604) 899-6500
www.bcsc.bc.ca

The Manitoba Securities Commission
1130 - 405 Broadway
Winnipeg, Manitoba R3C 3L6
Phone: (204) 945-2548
www.msc.gov.mb.ca

Saskatchewan Financial and Consumer Affairs
Authority
Suite 601, 1919 Saskatchewan Drive
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Phone: (306) 787-5645
<http://www.sfsc.gov.sk.ca>

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Suite 1903, Box 55, 20 Queen Street West
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Phone: (416) 593-8314
www.osc.gov.on.ca

New Brunswick Securities Commission
Suite 606, 133 Prince William Street
Saint John, New Brunswick E2L 2B5
Phone: (506) 658-3060; Fax: (506) 658-3059

Nova Scotia Securities Commission
2nd Floor, Joseph Howe Building 1690 Hollis Street
Halifax, Nova Scotia B3J 3J9
Phone: (902) 424-7768; Fax: (902) 424-4625

Prince Edward Island Securities Office
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Securities Commission of Newfoundland and
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PO Box 8700, 2nd Floor West
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Government of Northwest Territories Department of
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5009 - 49th Street
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Phone: (867) 920-3318; Fax: (867) 873-0243

Government of Nunavut
Department of Justice Legal Registries Division
PO Box 1000 - Station 570
1st Floor, Brown Building
Iqaluit, Nunavut X0A 0H0
Phone: (867) 975-6190; Fax: (867) 975-6194

SCHEDULE 1 TO SCHEDULE "B"

Classification of Investors Under the Offering memorandum Exemption

Instructions: This schedule must be completed together with the Risk Acknowledgement Form and Schedule 2 by individuals purchasing securities under the exemption (the offering memorandum exemption) in subsection 2.9(2.1) of National Instrument 45-106 *Prospectus Exemptions* (NI 45-106) in Alberta, New Brunswick, Nova Scotia, Ontario, Québec and Saskatchewan.

How you qualify to buy securities under the offering memorandum exemption		
Initial the statement under A, B, C or D containing the criteria that applies to you. (You may initial more than one statement.) If you initial a statement under B or C, you are not required to complete A.		
	A. You are an eligible investor because:	Your initials
Eligible Investor	Your net income before taxes was more than \$75,000 in each of the 2 most recent calendar years, and you expect it to be more than \$75,000 in this calendar year. (You can find your net income before taxes on your personal income tax return.)	
	Your net income before taxes combined with your spouse's was more than \$125,000 in each of the 2 most recent calendar years, and you expect your combined net income to be more than \$125,000 in this calendar year. (You can find your net income before taxes on your personal income tax return.)	
	Either alone or with your spouse, you have net assets worth more than \$400,000. (Your net assets are your total assets, including real estate, minus your total debt including any mortgage on your property.)	

B. You are an eligible investor, as a person described in section 2.3 [Accredited Investor] of NI 45-106 or, as applicable in Ontario, subsection 7.3(3) of the Securities Act Ontario, because:		Your initials
Accredited Investor	Your net income before taxes was more than \$200,000 in each of the 2 most recent calendar years, and you expect it to be more than \$200,000 in this calendar year. (You can find your net income tax before taxes on your personal income tax return.)	
	Your net income before taxes combined with your spouse's was more than \$300,000 in each of the 2 most recent calendar years, and you expect your combined net income before taxes to be more than \$300,000 in the current calendar year.	
	Either alone or with your spouse, you own more than \$1 million in cash and securities, after subtracting any debt related to the cash and securities.	
	Either alone or with your spouse, you have net assets worth more than \$5 million. (Your net assets are your total assets (including real estate) minus your total debt.)	

C. You are an eligible investor, as a person described in section 2.5 [Family, friends and business associates] of NI 45-106, because:		Your initials
Family, Friends and Business Associates	<p>You are:</p> <p>1) <i>[check all applicable boxes]</i></p> <p><input type="checkbox"/> a director of the issuer or an affiliate of the issuer</p> <p><input type="checkbox"/> an executive officer of the issuer or an affiliate of the issuer</p> <p><input type="checkbox"/> a control person of the issuer or an affiliate of the issuer</p> <p><input type="checkbox"/> a founder of the issuer</p> <p>OR</p> <p>2) <i>[check all applicable boxes]</i></p> <p><input type="checkbox"/> a person of which a majority of the voting securities are beneficially owned by, or a majority of the directors are, (i) individuals listed in (1) above and/or (ii) family members, close personal friends or close business associates of individuals listed in (1) above</p> <p><input type="checkbox"/> a trust or estate of which all of the beneficiaries or a majority of the trustees or executors are (i) individuals listed in (1) above and/or (ii) family members, close personal friends or close business associates of individuals listed in (1) above</p>	
	<p>You are a family member of _____</p> <p><i>[Instruction: Insert the name of the person who is your relative either directly or through his or her spouse], who holds the following position at the issuer or an affiliate of the issuer: _____</i></p> <p>You are the _____ of that person or that person's spouse. <i>[Instruction: To qualify for this investment, you must be (a) the spouse of the person listed above or (b) the parent, grandparent, brother, sister, child or grandchild of that person or that person's spouse.]</i></p>	
	<p>You are a close personal friend of _____</p> <p><i>[Instruction: Insert the name of your close personal friend], who holds the following position at the issuer or an affiliate of the issuer: _____</i></p> <p>_____</p> <p>You have known that person for _____ years.</p>	
	<p>You are a close business associate of _____</p> <p><i>[Instruction: Insert the name of your close business associate], who holds the following position at the issuer or an affiliate of the issuer: _____</i></p> <p>_____</p> <p>You have known that person for _____ years.</p>	

D. You are not an eligible investor.		Your initials
Not an Eligible Investor	You acknowledge that you are not an eligible investor.	

SCHEDULE 2 TO SCHEDULE "B"

Investment Limits for Investors Under the Offering Memorandum Exemption

Instructions: This schedule must be completed together with the Risk Acknowledgement Form and Schedule 1 by individuals purchasing securities under the exemption (the offering memorandum exemption) in subsection 2.9(2.1) of National Instrument 45-106 *Prospectus Exemptions* (NI 45-106) in Alberta, New Brunswick, Nova Scotia, Ontario, Québec and Saskatchewan.

SECTION 1 TO BE COMPLETED BY THE PURCHASER		
1. Investment limits you are subject to when purchasing securities under the offering memorandum exemption		
<p>You may be subject to annual investment limits that apply to all securities acquired under the offering memorandum exemption in a 12 month period, depending on the criteria under which you qualify as identified in Schedule 1. Initial the statement that applies to you.</p>		
A. You are an eligible investor.		Your initials
Eligible Investor	<p>As an eligible investor that is an individual, you cannot invest more than \$30,000 in all offering memorandum exemption investments made in the previous 12 months, unless you have received advice from a portfolio manager, investment dealer or exempt market dealer, as identified in section 2 of this schedule, that your investment is suitable.</p> <p>Initial one of the following statements:</p>	
	<p>You confirm that, after taking into account your investment of \$_____ today in this issuer, you have not exceeded your investment limit of \$30,000 in all offering memorandum exemption investments made in the previous 12 months.</p>	
	<p>You confirm that you received advice from a portfolio manager, investment dealer or exempt market dealer, as identified in section 2 of this schedule that the following investment is suitable.</p> <p>You confirm that, after taking into account your investment of \$_____ today in this issuer, you have not exceeded your investment limit in all offering memorandum exemption investments made in the previous 12 months of \$100,000.</p>	
	B. You are an eligible investor, as a person described in section 2.3 [Accredited investor] of NI 45-106 or, as applicable in Ontario, subsection 7.3(3) of the Securities Act (Ontario).	
Accredited Investor	<p>You acknowledge that, by qualifying as an eligible investor as a person described in section 2.3 [Accredited investor], you are not subject to investment limits.</p>	

C. You are an eligible investor, as a person described in section 2.5 [Family, friends and business associates] of NI 45-106.		Your initials
Family, Friends and Business Associates	You acknowledge that, by qualifying as an eligible investor as a person described in section 2.5 [Family, friends and business associates], you are not subject to investment limits.	

D. You are not an eligible investor.		Your initials
Not an Eligible Investor	<p>You acknowledge that you cannot invest more than \$10,000 in all offering memorandum exemption investments made in the previous 12 months.</p> <p>You confirm that, after taking into account your investment of \$_____ today in this issuer, you have not exceeded your investment limit of \$10,000 in all offering memorandum exemption investments made in the previous 12 months.</p>	

SECTION 2 TO BE COMPLETED BY THE REGISTRANT	
2. Registrant information	
<i>[Instruction: this section must only be completed if an investor has received advice from a portfolio manager, investment dealer or exempt market dealer concerning his or her investment.]</i>	
First and last name of registrant (please print):	
Registered as: <i>[Instruction: indicate whether registered as a dealing representative or advising representative]</i>	
Telephone:	Email:
Name of firm: <i>[Instruction: indicate whether registered as an exempt market dealer, investment dealer or portfolio manager.]</i>	
Date:	

SCHEDULE "C" TO SUBSCRIPTION AGREEMENT OF ANGUS MANOR PARK A2A CAPITAL CORP

RELEASE OF ANY CLAIMS BY SUBSCRIBER AGAINST CONTROLLING SHAREHOLDER

TO: TARGET CAPITAL INC.

In consideration for Target Capital Inc. ("**Target**") continuing to act as the controlling shareholder of Angus Manor Park A2A Capital Corp. (the "**Corporation**") and such other good and valuable consideration, the adequacy and sufficiency of which is hereby acknowledged and confirmed, the undersigned hereby agree as follows:

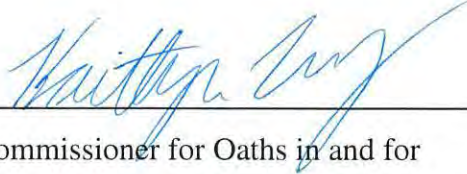
1. Prior to subscribing for securities of the Corporation (the "**Securities**"), the undersigned subscriber (the "**Subscriber**") acknowledges that it has received an offering memorandum from the Corporation (the "**Offering Memorandum**").
2. The Subscriber confirms that it has read the Offering Memorandum and understands the terms on which the Securities are being offered.
3. The Subscriber acknowledges and confirms that Target's assets and management are not in any way committed to the activities of the Corporation other than voting its shares at shareholder meetings of the Corporation. Further, the Subscriber acknowledges that Target has not performed any due diligence on the Corporation, its assets or its management and does not encourage or discourage an investment in the Corporation.
4. The Subscriber hereby acknowledges that Target owes no fiduciary duty of care or any other duty to the Subscriber in connection with the Securities issued by the Corporation. Further, the Subscriber agrees that Target shall not be liable to the Subscriber for any costs, expenses, liabilities, losses or damages suffered or incurred by the Subscriber in connection with its investment in the Corporation, including any default by the Corporation in the payment of interest and/or repayment of the principal of the Securities issued by the Corporation.
5. The Subscriber hereby releases and forever discharges Target, together with its officers, directors, servants, employees, agents and other representatives from any and all actions, causes of action, claims, demands, or other liability of any nature or kind howsoever arising, including, without limitation, any and all claims, past or present, and which may arise in the future, in any way related to the Subscriber's investment in the Corporation or the acquisition of the Securities from the Corporation, including without limitation any claim for unpaid principal or interest under the terms of any bonds issued by the Corporation to the Subscriber that constituent Securities of the Corporation.
6. The Subscriber acknowledges and confirms that it was encouraged to seek independent legal advice before executing and delivering this release.
7. This release may be executed in several counterparts and by facsimile, each of which when so executed shall be deemed to be an original, and all such counterparts shall be deemed to be executed effective as of the day and year hereinafter written.

Dated as of the ____ day of _____, 201_.

(Signature of Subscriber)

(Name of Subscriber – please print)

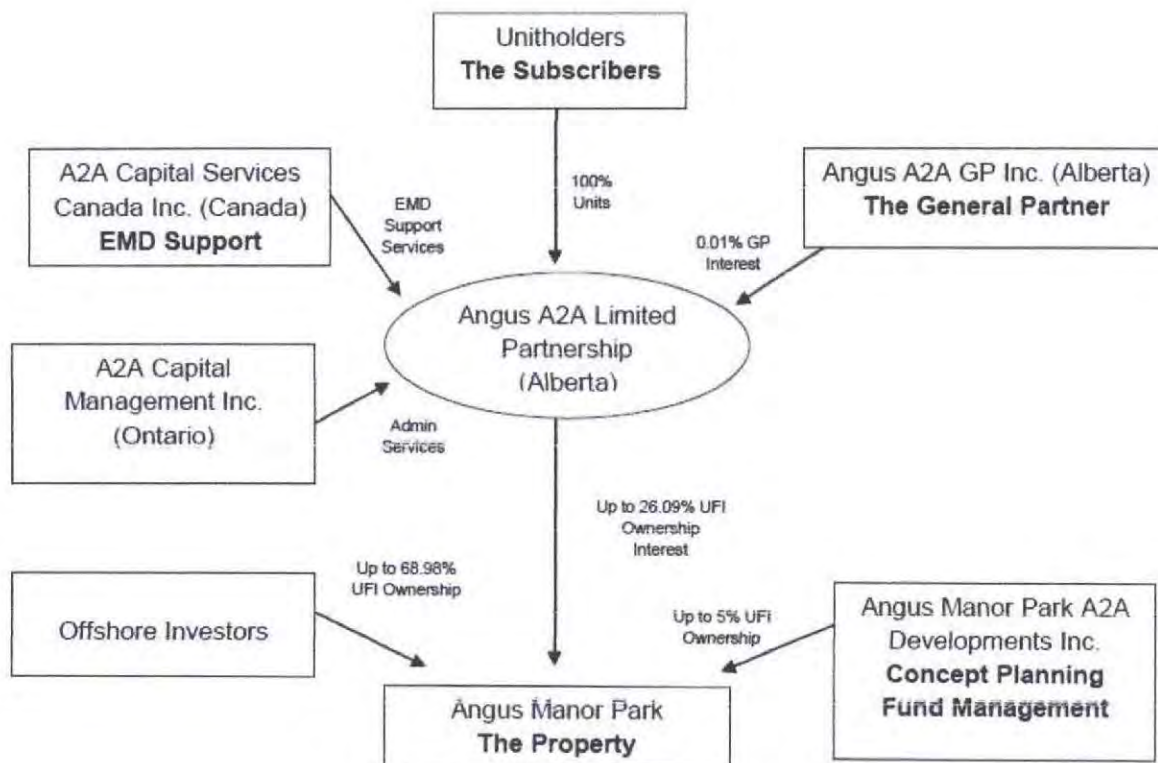
This is Exhibit "23" referred to
In the Affidavit of Michael Edwards
Sworn before me this 12th day of November, 2024



Commissioner for Oaths in and for
the Province of Alberta

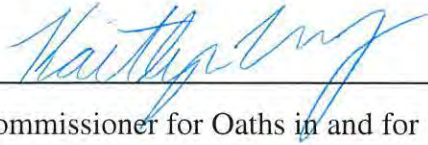
Kathryn Wong
Barrister & Solicitor
3400, 350 7th Avenue SW
Calgary, Alberta T2P3N9
Ph: 1-403-261-7388

ANGUS MANOR PARK OWNERSHIP STRUCTURE FOLLOWING FIRST OM



Extracted from Angus A2A Limited Partnership Confidential Offering Memorandum dated January 6, 2015.

This is Exhibit "24" referred to
In the Affidavit of Michael Edwards
Sworn before me this 14 day of November, 2024

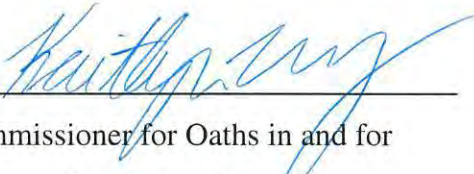


Commissioner for Oaths in and for
the Province of Alberta

Kaitlyn Wong
Barrister & Solicitor
3400, 350 7th Avenue SW
Calgary, Alberta T2P3N9
Ph: 1-403-261-7388

ANGUS MANOR PARK OWNERSHIP STRUCTURE FOLLOWING SECOND OM

This is Exhibit "25" referred to
In the Affidavit of Michael Edwards
Sworn before me this 12th day of November, 2024



Commissioner for Oaths in and for
the Province of Alberta

Kaitlyn Wong
Barrister & Solicitor
3400, 350 7th Avenue SW
Calgary, Alberta T2P3N9
Ph: 1-403-261-7388

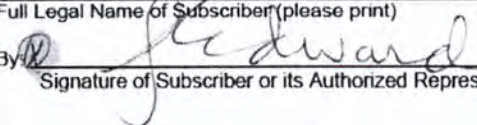
Investment Closing Package



SCHEDULE "B"
TO OFFERING MEMORANDUM OF ANGUS A2A LIMITED PARTNERSHIP (THE "LIMITED
PARTNERSHIP")
SUBSCRIPTION AGREEMENT FOR LP UNITS

The undersigned (hereinafter referred to as the "Subscriber") hereby irrevocably subscribes for and agrees to purchase the number of Limited Partnership Units (the "LP Units") for the subscription amount set forth below (the "Subscription Amount"), representing a subscription price of \$100 per LP Unit (minimum subscription of \$5,000.00), subject to the terms and conditions set forth in the "Terms and Conditions of Subscription for LP Units of Angus A2A Limited Partnership" attached hereto (together with this page and the attached Schedules and Appendices, the "Subscription Agreement").

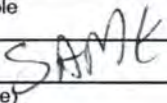
Subscription funds must be delivered by bank draft or certified cheque made payable to: "**Angus A2A Limited Partnership**".

Joanne Edwards	
Full Legal Name of Subscriber (please print)	
By 	
Signature of Subscriber or its Authorized Representative	
Official Title or Capacity (please print)	
Name of Signatory (please print name of individual whose signature appears above if different than name of Subscriber)	
JUNE 8/15	
Date of Execution	
116-646-795	
Social Insurance Number / Business Number	
#300 - 1232 Bedford Hwy Bedford NS B4A 1C6	
Subscriber's Address (including postal code)	
902-223-2231	
Telephone Number (including area code)	
joanimal.edwards@gmail.com	
E-mail Address	

Subscription Amount: \$ <u>10,000.00</u>
(Minimum \$5,000)

Number of LP Units: <u>100</u>
(Minimum 50)

If the Subscriber is signing as agent for a principal and is not a trust corporation or a portfolio manager in any case, purchasing as a trustee or an agent for accounts fully managed by it, complete the following and ensure that the applicable schedules attached hereto are completed in respect of such principal:	
Name of Principal	
Principal's address (including postal code)	
Telephone Number (including area code)	
E-mail Address	

Register the LP Units (if different from address above) as follows:	
Name	
Account reference, if applicable	
Contact Name	
Address (including postal code)	
Telephone Number (including area code)	

Deliver the LP Units (if different from address given) as follows:	
Name	
Account reference, if applicable	
Contact Name	
Address (including postal code)	
Telephone Number (including area code)	

By executing this Subscription, you are consenting (on your behalf and, if applicable, on behalf of the beneficial purchaser for whom you are contracting), to the collection, use and disclosure of personal information in the manner described in the in Section 6 of this Subscription.

FOR OFFICE USE ONLY		
Acceptance: The Limited Partnership hereby accepts the subscription as set forth above on the terms and conditions contained herein.		
ANGUS A2A LIMITED PARTNERSHIP by its General Partner, ANGUS A2A GP INC.	Date of Acceptance:	<div style="border: 1px solid black; padding: 5px; min-height: 40px;">Unit Certificate No. Issued</div>
Per: _____		

Appendix 2 to Schedule "B"

FORM 45-106F4

RISK ACKNOWLEDGEMENT

- I acknowledge that this is a risky investment.
- I am investing entirely at my own risk.
- No securities regulatory authority has evaluated or endorsed the merits of these securities or the disclosure in the offering memorandum.
- I will not be able to sell these securities except in very limited circumstances. I may never be able to sell these securities.
- I could lose all the money I invest.

I am investing \$ 10,000. [total consideration] in total; this includes any amount I am obliged to pay in future.

I acknowledge that this is a risky investment and that I could lose all the money I invest.

June 08 / 2015
Date

[Signature]
Signature of Purchaser

Joanne Edwards
Print Name of Purchaser

Signature of Purchaser

Print Name of Purchaser

Sign two (2) copies of this document. Keep one (1) copy for your records

WARNING

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Angus A2A Limited Partnership
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Calgary, Alberta T2P 3T4
Phone: (403) 460.9921
E-mail: reception.calgary@a2aglobal.com

You are buying Exempt Market Securities

They are called exempt market securities because two parts of securities law do not apply to them. If an issuer wants to sell exempt market securities to you:

- the issuer does not have to give you a prospectus (a document that describes the investment in detail and gives you some legal protections), and

Appendix 2 to Schedule "B"

FORM 45-106F4

RISK ACKNOWLEDGEMENT

- I acknowledge that this is a risky investment.
- I am investing entirely at my own risk.
- No securities regulatory authority has evaluated or endorsed the merits of these securities or the disclosure in the offering memorandum.
- I will not be able to sell these securities except in very limited circumstances. I may never be able to sell these securities.
- I could lose all the money I invest.

I am investing \$10,000.00 [total consideration] in total; this includes any amount I am obliged to pay in future.

I acknowledge that this is a risky investment and that I could lose all the money I invest.

Date June 08/2015

[Signature]
Signature of Purchaser

Joanne Edwards
Print Name of Purchaser

Signature of Purchaser

Print Name of Purchaser

Sign two (2) copies of this document. Keep one (1) copy for your records

WARNING

You have two (2) business days to cancel your purchase

To do so, send a notice to Angus A2A Limited Partnership stating that you want to cancel your purchase. You must send the notice before midnight on the second (2nd) business day after you sign the agreement to purchase the securities. You can send the notice by fax or deliver it in person to Angus A2A Limited Partnership at its business address. Keep a copy of the notice for your records.

Angus A2A Limited Partnership
900, 744 – 4th Street S.W.
Calgary, Alberta T2P 3T4
Phone: (403) 460.9921
E-mail: reception.calgary@a2aglobal.com

You are buying Exempt Market Securities

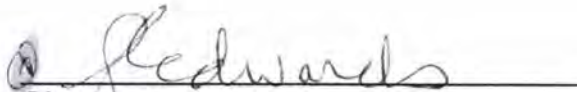
They are called exempt market securities because two parts of securities law do not apply to them. If an issuer wants to sell exempt market securities to you:

- the issuer does not have to give you a prospectus (a document that describes the investment in detail and gives you some legal protections), and

OM Receipt Acknowledgement Form

To Whom It May Concern:

I Joanne Edwards hereby acknowledge and confirm that I have been provided with, and am in receipt of the Offering Memorandum in relation to **Angus A2A Limited Partnership** dated **January 6, 2015**.


Signature

JUNE 8/15
Date

Michael Edwards
Dealing Representative Name

Pinnacle Wealth Brokers
Exempt Market Dealer

Connected & Related Issuer Disclosure & Acknowledgement

Exempt Market Dealers are required to provide timely written disclosure of a conflict of interest where a reasonable client would expect to be informed of the conflict when entering into a proposed transaction as per section 13.6 and 14.2 of National Instrument 31-103 & its Companion Policy 31-103CP. There is guidance & requirements when recommending related or connected securities and relationship disclosure information. NI 31-103 considers a conflict of interest to be any circumstance where the interests of different parties, such as the interests of a client and those of a registrant, are inconsistent or divergent. Exempt Market Dealers must take reasonable steps to identify existing material conflicts of interest and potential material conflicts that may be reasonably expected to arise between the firm and a client. Information regarding a conflict with a connected or related issuer should be made available to clients before or at the time of the advice or trade giving rise to the conflict, so that clients have a reasonable amount of time to assess it.

Angus A2A Limited Partnership is considered a "connected issuer" and a "related issuer" of Pinnacle Wealth Brokers Inc. (Pinnacle) under Canadian securities law.

Description of the nature of the firm's relationship with the issuer is summarized as followed:

Item	Details
Connected Individuals Douglas Saxon	<p>Pinnacle – Senior Analyst Douglas Saxon is currently employed with Pinnacle as a Senior Analyst in the Research and Corporate Finance department</p> <p>Angus A2A General Partner – Secretary/Treasurer and Director Douglas Saxon is the Secretary/Treasurer and a Director of Angus A2A General Partner Inc ("the GP"), the General Partner of the Angus A2A Limited Partnership ("the LP"). The GP has the sole power and exclusive authority to manage the business and affairs of the Angus A2A LP. Douglas Saxon is not a shareholder of the GP or LP.</p>

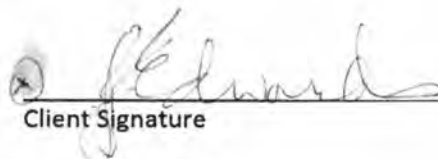
I understand the above potential conflict of interest and choose to participate in subscribing to this offering.

Joanne Edwards

Client Name

June 08/2015

Date


 Client Signature

SUBSCRIPTION AGREEMENT

ANGUS A2A LIMITED PARTNERSHIP (THE "LIMITED PARTNERSHIP")

Please make sure that your subscription includes:

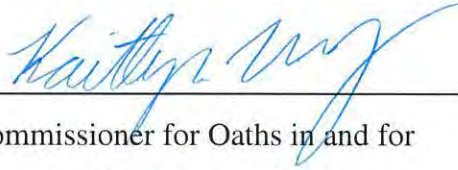
1. one (1) signed copy of the Subscription Agreement;
2. a cheque or bank draft in an amount equal to the Aggregate Subscription Amount, payable to: "Angus A2A Limited Partnership";
3. a properly completed and duly executed copy of the appropriate Schedule(s) to the Subscription Agreement applicable to the exemption that is being relied upon:
 - (a) if an "accredited investor", a Representation Letter in the form attached to this Subscription Agreement as Schedule "A" (please initial the Appendix 1 to Schedule "A", as indicated and, if an individual initialling next to a paragraph other than j.1 in Appendix 1, complete the Risk Acknowledgement Form attached as Appendix 2);
 - (b) if a "family, friend and business associate", a Representation Letter in the form attached to this Subscription Agreement as Schedule "A" (please initial the Appendix 3 to Schedule "A", as indicated);
 - (i) if applicable, a Risk Acknowledgement under Exemption 2.6 (Saskatchewan Close Personal Friends and Business Associates) (please initial the Appendix 4 to Schedule "A", as indicated);
 - (ii) if applicable, a Risk Acknowledgement under Exemption 2.6.1 (Family, Friends and Business Associates – Ontario) (please complete the Appendix 5 to Schedule "A", as indicated);
 - (c) if a Subscriber, other than the individual, is purchasing the Purchased Securities for an aggregate acquisition cost of not less than \$150,000 (in cash), a Representation Letter in the form attached to this Subscription Agreement as Schedule "A"; or
 - (d) if the Subscriber is resident in Alberta, Saskatchewan, Manitoba, Quebec, Prince Edward Island, Northwest Territories, Nunavut or Yukon and is purchasing more than 100 LP Units (\$10,000):
 - (i) an Eligible Subscriber Status Certificate for Sales by Registered Dealers (Schedule "B" annexed hereto); and
 - (ii) a Representation Letter in the form attached to this Subscription Agreement (Appendix 1 to Schedule "B", please initial as indicated); and
 - (e) a Risk Acknowledgement Form for Sales by Registered Dealers (Schedule "C" annexed hereto).

PLEASE DELIVER YOUR SUBSCRIPTION AGREEMENT TO:

ANGUS A2A LIMITED PARTNERSHIP
900, 744 – 4TH Avenue S.W.
Calgary, Alberta T2P 3T4
Attention: Grayson Ambrose, President
E-mail: reception.calgary@a2aglobal.com

Grayson Ambrose

This is Exhibit "26" referred to
In the Affidavit of Michael Edwards
Sworn before me this 12th day of November, 2024



Commissioner for Oaths in and for
the Province of Alberta

Kaitlyn Wong
Barrister & Solicitor
3400, 350 7th Avenue SW
Calgary, Alberta T2P3N9
Ph: 1-403-261-7388

CONFIDENTIAL OFFERING MEMORANDUM

Date: January 6, 2015

The Issuer: Angus A2A Limited Partnership (the "Limited Partnership")

Mailing Address: Suite 900, 744 – 4th Avenue SW, Calgary, Alberta Canada T2P 3T4

Phone: 403.460.9921

Email: reception.calgary@a2aglobal.com

Currently listed or quoted: No. **These securities do not trade on any exchange or market.**

Reporting Issuer/ SEDAR filer: No. The Limited Partnership is not a reporting issuer or equivalent in any jurisdiction.

**The Offering:**

Securities Offered	Limited Partnership units ("Units") at a price of \$100 per Unit. See Item 5 - "Description of the Securities Offered".
Minimum Offering:	\$500,000 (5,000 Units).
Maximum Offering	\$3,000,000 (30,000 Units). Funds available under the Offering may not be sufficient to accomplish our proposed objectives. See Item 1.2- "Use of Available Funds"
Minimum Subscription Per Investor/Increments	50 Units (\$5,000) and increments of 10 Units (\$1,000) thereafter. The Administrator may, in its sole discretion, on an individual basis, accept subscriptions for less than 50 Units. See Item 5.1 – "Terms of Securities".
Payment Terms	The subscription price is payable at the time of Closing by a certified cheque or bank draft made payable to Angus A2A Limited Partnership or such other manner as may be accepted by the Limited Partnership in its sole discretion. See Item 5.2 - "Subscription Procedures".
Proposed Closing Date(s)	On or about June 30, 2015 (or such earlier or later date as may be approved by the Limited Partnership in its sole discretion) for the initial Closing. In the event the Minimum Offering has not been reached by September 30, 2015, all subscription funds will be returned to the Subscribers without setoff, interest or deduction. If the Closing of the Minimum Offering occurs by June 30, 2015, but the Maximum Offering has not yet been reached, additional Closings may be held up until December 31, 2015, unless otherwise extended by the Limited Partnership in its sole discretion.

Tax Consequences: There are important tax consequences to these securities. See Item 6 – "Income Tax Consequences and Deferred Plan Eligibility".

Selling Agents: Yes. Agents, including exempt market dealers and their dealing representatives or other qualified persons will offer the Units for sale. See Item 7 - "Compensation Paid to Sellers and Finders".

Related Issuer: The Offering is considered a "connected issuer" and "related issuer" under Canadian securities law with Pinnacle Wealth Brokers Inc., a registered dealer appointed by the Limited Partnership to offer units for sale under the Offering, due to Douglas Saxon, the Secretary/Treasurer of the General Partner, being a Pinnacle employee and due to Pinnacle Wealth Brokers paying for the legal and accounting costs of this offering.

Resale Restrictions: Except as described under Item 2.7 – "Material Agreements – Redemption Rights", you will be restricted from selling your Units for an indefinite period. See Item 10 - "Resale Restrictions".

Purchaser's Rights: You have two (2) Business Days to cancel your Subscription Agreement to purchase the Units. If there is a misrepresentation in this Offering Memorandum, you have the right to sue either for damages or to cancel the Subscription Agreement. See Item 11 - "Purchasers' Rights".

The Units are offered for sale pursuant to exemptions from the prospectus requirement contained in NI 45-106 and may be sold pursuant to exemptions from the registration requirements contained in NI 31-103. No securities regulatory authority or regulator has assessed the merits of these securities or reviewed this Offering Memorandum. Any misrepresentation to the contrary is an offence. The information disclosed on this page is a summary only. Purchasers should read the entire Offering Memorandum for full details about the Offering. This is a risky investment. See Item 8 - Risk Factors.

This Offering Memorandum is for the confidential use of only those persons to whom it is transmitted in connection with this Offering for the purpose of evaluating the securities offered hereby. By their acceptance of this Offering Memorandum, recipients agree that they will not transmit, reproduce or make available to anyone, other than their professional advisors, this Offering Memorandum or any information contained herein. No person has been authorized to give any information or to make any representation not contained in this Offering Memorandum. Any such information or representation which is given or received must not be relied upon.

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ANGUS A2A LIMITED PARTNERSHIP

Calgary, Alberta

Financial Statements

October 24, 2014

ANGUS A2A LIMITED PARTNERSHIP
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Year Ended October 24, 2014

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INDEPENDENT AUDITOR'S REPORT

To the Partners of Angus A2A Limited Partnership

We have audited the accompanying financial statements of Angus A2A Limited Partnership, which comprise the statement of financial position and the statement of changes in partners' capital as at October 24, 2014, and a summary of significant accounting policies and other explanatory information.

Management's Responsibility for the Financial Statements

Management is responsible for the preparation and fair presentation of these financial statements in accordance with International Financial Reporting Standards, and for such internal control as management determines is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error.

Auditor's Responsibility

Our responsibility is to express an opinion on these financial statements based on our audit. We conducted our audit in accordance with Canadian generally accepted auditing standards. Those standards require that we comply with ethical requirements and plan and perform the audit to obtain reasonable assurance about whether the financial statements are free from material misstatement.

An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the entity's preparation and fair presentation of the financial statements in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion.

Opinion

In our opinion, the financial statements present fairly, in all material respects, the financial position and changes in partners' capital of Angus A2A Limited Partnership as at October 24, 2014 in accordance with International Financial Reporting Standards.

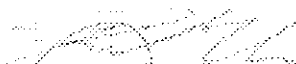
Vancouver, British Columbia
December 12, 2014



CHARTERED ACCOUNTANTS

ANGUS A2A LIMITED PARTNERSHIP
Statement of Financial Position
October 24, 2014

ASSETS			
CURRENT			
Due from initial limited partner		\$	100
PARTNERS' CAPITAL			
		\$	100

Approved on behalf of the Partnership by the Board of Directors of its General Partner, Angus A2A GP Inc.


 _____ Director


 _____ Director

See notes to financial statements

ANGUS A2A LIMITED PARTNERSHIP
Statement of Changes in Partners' Capital
October 24, 2014

	Number of Units	Units Stated Value	Total
Initial contribution, October 24, 2014	1	\$ 100	\$ 100

See notes to the financial statements.

ANGUS A2A LIMITED PARTNERSHIP
Notes to Financial Statements
October 24, 2014

1. FORMATION OF PARTNERSHIP AND NATURE OF OPERATIONS

Angus A2A Limited Partnership (the "Partnership") is a limited partnership established pursuant to and governed by the laws of the province of Alberta. The Partnership was formed as of October 24, 2014 pursuant to the Limited Partnership Agreement and filed its certificate of limited partnership on October 24, 2014 and was extra-provincially registered in the province of Ontario on October 28, 2014.

The Partnership's primary purpose and sole business is to acquire, from Angus Manor Park Developments, between a 4.35% and a 26.59% undivided fractional interest in Angus Manor Park; and participate in the appreciation of Angus Manor Park by Angus Manor Park Developments taking the property to the development ready stage.

The Partnership is managed by Angus A2A GP Inc. (the "General Partner"). The General Partner grants A2A Capital Management Inc. (the "Administrator") the authority to administer its decisions. The address and principal place of business of the Partnership is Suite 900, 744 – 4th Avenue SW, Calgary, Alberta, T2P 3T4.

The Partnership has not commenced operations at the date of the statement of financial position. Accordingly, statements of operations and cash flows have not been prepared.

2. STATEMENT OF COMPLIANCE

The financial statements have been prepared in accordance with International Financial Reporting Standards ("IFRS") as issued by the International Accounting Standards Board ("IASB") and interpretations of the International Financial Reporting Interpretations Committee ("IFRIC").

The financial statements have been prepared on the historical cost basis except for certain financial assets and liabilities, which are measured at fair value, as explained in note 5.

These financial statements are presented in Canadian dollars, which is the Partnership's functional currency.

The financial statements were authorized for issue by the General Partner on December 12, 2014.

3. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

(a) Financial instruments

A financial instrument is any contract that gives rise to a financial asset of one entity and a financial liability or equity instrument.

(i) Loans and receivables

Classification

Loans and receivables are non-derivative financial assets with fixed or determinable payments that are not quoted in an active market. They are included in current assets, except for those with maturities greater than 12 months after the balance sheet date, which are classified as non-current assets. Assets in this category include amounts due from shareholders which are classified as current assets in the statement of financial position.

Recognition and measurement

Loans and receivables are initially recognized at fair value plus transaction costs and subsequently carried at amortized cost using the effective interest method, less any impairment losses. Interest income is recognized by applying the effective interest rate, except for short-term receivables when the recognition of interest would be immaterial.

ANGUS A2A LIMITED PARTNERSHIP
Notes to Financial Statements
October 24, 2014

3. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

(a) Financial instruments (continued)

(i) Partnership

Partnership units are classified as partners' capital. Incremental costs directly attributable to the issue of partnership units are recognized as a deduction from equity, net of any tax effects.

(ii) Impairment

The Partnership assesses at each balance sheet date whether there is objective evidence that a financial asset, other than those at fair value through profit or loss, or a group of financial assets, is impaired. When an impairment has occurred, the cumulative loss is recognized in profit or loss.

Individually significant financial assets are tested for impairment on an individual basis. The remaining financial assets are assessed collectively in groups that share similar credit risk characteristics.

For financial assets carried at amortized cost, the amount of the impairment loss recognized is the difference between the asset's carrying amount and the present value of estimated future cash flows, discounted at the financial asset's original effective interest rate.

When an available-for-sale financial asset is considered to be impaired, cumulative gains or losses previously recognized in other comprehensive income are reclassified to profit or loss in the period.

With the exception of available-for-sale equity instruments, if, in a subsequent period, the amount of the impairment loss decreases and the decrease can be related objectively to an event occurring after the impairment was recognized, the previously recognized impairment loss is reversed through profit or loss to the extent that the carrying amount of the investment at the date the impairment is reversed does not exceed what the amortized cost would have been had the impairment not been recognized. Any increase in fair value subsequent to an impairment loss with respect to available-for-sale equity instruments is recognized in other comprehensive income.

(b) Use of estimates and judgments

The preparation of financial statements in conformity with IFRS requires management to make judgments, estimates and assumptions that affect the application of accounting policies and the reported amounts of assets, liabilities, income and expenses. Actual results may differ from these estimates.

Estimates and judgments are continually evaluated and are based on historical experience and other factors, including expectations of future events that are believed to be reasonable under the circumstances. Accounting estimates will, by definition, seldom equal the actual results. Revisions to accounting estimates are recognized in the period in which the estimates are revised and in any future years affected.

Information about significant areas of estimation uncertainty and critical judgments in applying accounting policies that have the most significant effect on the amounts recognized in the financial statements is included in note 6.

ANGUS A2A LIMITED PARTNERSHIP
Notes to Financial Statements
October 24, 2014

4. PARTNERS' CAPITAL

Under the terms of the Limited Partnership Agreement, on October 24, 2014 the initial limited partner of the Partnership contributed the sum of \$ 100 to the Partnership as the initial capital contribution to the capital of the Partnership. One unit was exchanged for the contribution.

Each limited partner is entitled to participate equally with respect to any and all distributions of distributable cash subject to a calculation of a unit's proportionate share as per the Limited Partnership Agreement. On termination, the limited partners of record are entitled to receive all the assets of the Partnership remaining after payment of all debts, liabilities, and liquidation expenses of the Partnership.

5. FINANCIAL RISK MANAGEMENT

(a) Overview

In the normal course of business, the Partnership is exposed to a number of risks from its use of financial instruments. These risks, and the actions taken to manage them, are as follows:

- interest rate risk; and
- liquidity and market risk.

This note presents information about the Partnership's exposure to each of the above risks, the Partnership's objectives, policies and processes for measuring and managing risk, and the Partnership's management of capital.

The Partnership employs risk management strategies and policies to ensure that any exposure to risk is in compliance with the Partnership's business objectives and risk tolerance levels. While the General Partner has the overall responsibility for the establishment and oversight of the Partnership's risk management framework, the Administrator has the responsibility to administer and monitor these risks.

(b) Interest rate risk

Interest rate risk arises from the possibility that the value of, or cash flows related to, a financial instrument will fluctuate as a result of changes in market interest rates. The Partnership is exposed to interest rate risk from the interest rate differential between the market rate and the rates used on these financial statements. A rise in interest rates may have a negative effect on the market price of the property. Increases in interest rates may also have adverse effects on sales, vacancy rates, rent levels, refurbishing costs, and other factors affecting the new home buying market business and profitability.

There is no interest bearing debt as at October 24, 2014 that expose the Partnership to the risk of interest rate fluctuations. However, inherently, changes in interest rates may affect the general economy.

(c) Liquidity and market risk

Liquidity risk is the risk that the Partnership may not be able to meet its financial obligations associated with financial liabilities. The Partnership was formed solely for the purposes of the acquisition an undivided financial interest in Angus Park Manor, which will represent the only significant asset of the Partnership. Therefore, the Partnership's financial performance will be directly tied to the performance thereof and to the performance of Angus Manor Park. The units are not a direct investment in Angus Manor Park Developments or Angus Manor Park, but an investment in the Partnership. There is no market for the units and the Partnership does not plan to list the units on any stock exchange or market. Consequently, holders of such securities may not be able to sell them readily, and the units may not be readily accepted as collateral for a loan.

Accordingly, the partners may be more susceptible to fluctuations in value resulting from adverse economic conditions affecting a particular country, industry, or issue than would be the case if the partners were required to maintain a wide diversification of assets.

ANGUS A2A LIMITED PARTNERSHIP
Notes to Financial Statements
October 24, 2014

6. FINANCIAL INSTRUMENTS

Current assets and current liabilities

The fair value of financial instruments included in current assets and current liabilities approximates their carrying value due to their short-term nature.

7. CAPITAL MANAGEMENT

The Partnership defines capital as the aggregate of partners' capital. The unitholders become limited partners of the Partnership. The Partnership's objective in managing capital is to safeguard the Partnership's ability to continue as a going concern. The Partnership's capital structure is approved by the General Partner. Capital adequacy is monitored by the Partnership to ensure adherence to the Limited Partnership Agreement. The Partnership does not have any externally imposed capital requirements to which it is subject.

The Limited Partnership Agreement allows the General Partner, at its sole discretion, to distribute to the Partnership's limited partners distributable cash. Distributable cash, calculated in accordance with the Limited Partnership Agreement, is net of any tax required by law to be withheld by the General Partner on behalf of the Partnership. There were no distributions as at October 24, 2014.

The Partnership is in compliance with the Limited Partnership Agreement as at October 24, 2014.

The capital structure consisted of the following components at October 24, 2014:

Partners' capital	\$	100
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8. SUBSEQUENT EVENT

Subsequent to the balance sheet date, on November 26, 2014, the limited partnership received cash of \$100 in settlement of the receivable for partnership units issued.

SCHEDULE "A" – THE PROJECT	A-1
SCHEDULE "B" – SUBSCRIPTION AGREEMENT	B-1
SCHEDULE "C" – BROCHURE	C-1

NOTE REGARDING FORWARD LOOKING STATEMENTS

THIS OFFERING MEMORANDUM CONTAINS FORWARD-LOOKING STATEMENTS. THESE STATEMENTS RELATE TO FUTURE EVENTS OR THE ISSUER'S OR THE DEVELOPER'S FUTURE PERFORMANCE. ALL STATEMENTS OTHER THAN STATEMENTS OF HISTORICAL FACT ARE FORWARD LOOKING STATEMENTS. FORWARD LOOKING STATEMENTS ARE OFTEN, BUT NOT ALWAYS, IDENTIFIED BY THE USE OF WORDS SUCH AS "MAY", "WILL", "SHOULD", "EXPECT", "PLAN", "ANTICIPATE", "BELIEVE", "ESTIMATE", "PREDICT", "POTENTIAL", "TARGETING", "INTEND", "COULD", "MIGHT", "CONTINUE", OR THE NEGATIVE OF THESE TERMS OR OTHER COMPARABLE TERMINOLOGY. THESE STATEMENTS ARE ONLY PREDICTIONS. IN ADDITION, THIS OFFERING MEMORANDUM MAY CONTAIN FORWARD-LOOKING STATEMENTS ATTRIBUTED TO THIRD PARTY INDUSTRY SOURCES. UNDUE RELIANCE SHOULD NOT BE PLACED ON THESE FORWARD-LOOKING STATEMENTS AS THERE CAN BE NO ASSURANCE THAT THE PLANS, INTENTIONS OR EXPECTATIONS UPON WHICH THEY ARE BASED WILL OCCUR. BY ITS NATURE, FORWARD-LOOKING INFORMATION INVOLVES NUMEROUS ASSUMPTIONS, KNOWN AND UNKNOWN RISKS AND UNCERTAINTIES, BOTH GENERAL AND SPECIFIC, THAT CONTRIBUTE TO THE POSSIBILITY THAT THE PREDICTIONS, FORECASTS, PROJECTIONS AND OTHER FORWARD LOOKING STATEMENTS WILL NOT OCCUR AND MAY CAUSE ACTUAL RESULTS OR EVENTS TO DIFFER MATERIALLY FROM THOSE ANTICIPATED IN SUCH FORWARD-LOOKING STATEMENTS. THE FORWARD-LOOKING STATEMENTS CONTAINED IN THIS OFFERING MEMORANDUM ARE EXPRESSLY QUALIFIED BY THIS CAUTIONARY STATEMENT. THESE FORWARD-LOOKING STATEMENTS SPEAK ONLY AS OF THE DATE OF THIS OFFERING MEMORANDUM. THE ISSUER IS NOT UNDER ANY DUTY TO UPDATE ANY OF THE FORWARD-LOOKING STATEMENTS AFTER THE DATE OF THIS OFFERING MEMORANDUM TO CONFORM SUCH STATEMENTS TO ACTUAL RESULTS OR TO CHANGES IN THE ISSUER'S OR THE DEVELOPER'S EXPECTATIONS EXCEPT AS OTHERWISE REQUIRED BY APPLICABLE LEGISLATION. THE RISKS AND UNCERTAINTIES ATTRIBUTABLE TO THESE FORWARD-LOOKING STATEMENTS MAY ADVERSELY AFFECT THE DISTRIBUTIONS TO BE MADE ON, OR THE RATE OF RETURN ON, THE UNITS. SOME OF THESE ARE DISCUSSED ITEM 8 – RISK FACTORS. YOU SHOULD CAREFULLY CONSIDER THE RISK FACTORS, IN ADDITION TO THE OTHER INFORMATION PROVIDED HEREIN OR BY THE ISSUER.

GLOSSARY OF TERMS

In this Offering Memorandum, unless the context otherwise requires, the following words and terms shall have the indicated meanings and grammatical variations of such words and terms shall have corresponding meanings:

"A2A Capital Services"	means A2A Capital Services Canada Inc.
"A2A Group"	means the A2A group of companies operating under the banner A2A. See 2.1 – "Structure".
"Accountants"	means an independent firm of Chartered Accountants appointed by the Limited Partnership for the time being, whether or not such firm of chartered accountants is regularly retained by the Limited Partnership.
"Accredited Investor(s)"	has the meaning defined in NI 45-106.
"Administrator"	means A2A Capital Management Inc., which will be providing general administrative services and support to the Limited Partnership.
"Angus Manor Park Developments" or the "Developer"	means Angus Manor Park A2A Developments Inc. the owner and developer of the Property. See Item 2.1 – "Structure".
"CRA"	means the Canada Revenue Agency.
"Closing"	means the day or days upon which the Units are issued to the Subscribers pursuant to this Offering.
"Closing Date"	means the Closing of the Offering, which will take place periodically at the Limited Partnership's sole discretion, with the Initial Closing scheduled to occur on or about June 30, 2015 (or such earlier or later date as may be approved by the Limited Partnership in its sole discretion). In the event that the Minimum Offering has not been reached by September 30, 2015, all subscription funds will be returned to the Subscribers without setoff, interest or deduction. If the Closing of the Minimum Offering occurs by September 30, 2015, but the Maximum Offering has not yet been reached, additional Closings may be held up until December 31, 2015.
"Co-owners"	means the co-owners of the Property holding the UFI's, specifically the Limited Partnership, Offshore Investors and the Developer.
"Concept Planning Fund"	means the funds that have been allocated to, and will be used by, the Developer for the purpose of taking the Property to the development ready stage.
"Distributable Cash"	means with respect to a particular period, the amount by which the Limited Partnership's cash on hand or to be received in respect of that period (excluding any proceeds from financing) exceeds: <ul style="list-style-type: none"> a) unpaid administration expenses of the Limited Partnership; b) amounts required for the business and operations of the Limited Partnership, including operating expenses and capital expenditures; c) amounts required in order to meet all debts, liabilities and obligations in respect of any financing, including reserves to ensure compliance with agreement which the Limited Partnership is subject; and d) any amounts which the General Partner in its discretion determines is necessary to satisfy the Limited Partnership's current and anticipate debts, liabilities and obligations to comply with applicable laws.

"GAAP"	means the Canadian generally accepted accounting principles consistently applied.
"General Partner"	means Angus A2A GP Inc., the general partner of the Limited Partnership.
"IFRS"	means the International Financial Reporting Standards, the principles based standards, interpretations and the framework adopted by the International Accounting Standards Board.
"Issuer", "Limited Partnership" or "Angus A2A LP"	means Angus A2A Limited Partnership.
"Material Agreements"	means the material agreement of the Limited Partnership, as further set forth in Item 2.7 – "Material Agreements".
"Maximum Offering"	means \$3,000,000 (30,000 Units).
"Minimum Subscription"	means \$5,000 (50 Units).
"NI 31-103"	means National Instrument 31-103 <i>Registration Requirements and Exemptions</i> .
"NI 45-102"	means National Instrument 45-102 <i>Resale of Securities</i> .
"NI 45-106"	means National Instrument 45-106 <i>Prospectus and Registration Exemptions</i> .
"Non-Arm's-Length Parties"	means related Persons within the meaning of the Tax Act.
"Offering"	means the offering of the 30,000 Units (\$3,000,000).
"Offering Memorandum"	means this confidential offering memorandum of the Limited Partnership dated January 6, 2015, including any amendments hereto.
"Offshore Investors"	means the offshore investors that, if fully subscribed, will acquire 68.98% of the UFI of the Property.
"Ordinary Resolution"	means a resolution passed with more than 50% of the votes, whether it is a meeting of the Co-owners or the Unitholders.
"Person"	means any individual, partnership, limited partnership, joint venture, syndicate, sole proprietorship, company or corporation with or without share capital, unincorporated association, trust, trustee, executor, administrator or other legal personal representative, regulatory body or agency, government or governmental agency, authority or entity however designated or constituted.
"Pinnacle Wealth"	means Pinnacle Wealth Brokers Inc, an exempt market dealer registered under NI 31-103.
"Securities Act"	means the <i>Securities Act</i> (Alberta), including the rules and regulations promulgated thereunder, as may be amended from time to time.
"Partnership Act"	means the <i>Partnership Act</i> (Alberta), including the rules and regulations promulgated thereunder, as may be amended from time to time.
"Project"	means enhancing the Property by taking the Property to the development ready stage, including without limitation, creating the area structure plan, applying for rezoning, putting in servicing up to the Property line, road access, as further described in Section 2.2 and Schedule "A".
"Property" or "Lands"	means approximately 167 acres of undeveloped land, located in the community of Angus, Essa Township, Simcoe County, Province of Ontario, Canada as further described in Item 2.3 – "Our Business".

"Special Resolution"	means a resolution passed with more than two thirds (or 66.7%) of the votes whether it is a meeting of the Co-owners or the Unitholders.
"Subscriber(s)", "Unitholder(s)" or "Limited Partners"	means those Persons subscribing for Units pursuant to this Offering who become limited partners of the Limited Partnership.
"Subscription Agreement"	means an agreement between the General Partner, on behalf of the Limited Partnership, and each Subscriber governing the subscription for Units pursuant to this Offering Memorandum and includes all the terms, conditions and exhibits attached thereto, as contained in Schedule "B".
"Subscription Price"	means \$100 per Unit.
"Tax Act"	means the <i>Income Tax Act</i> (Canada) and the regulations thereunder, as amended from time to time.
"UFI"	means an undivided financial interest in the Property; and
"Units" or "Securities"	means the limited partnership units of Angus A2A Limited Partnership being offered under this Offering. See Item 5 – "Securities Offered".

In this Offering Memorandum, references to "dollars" and \$ are to the currency of Canada, unless otherwise indicated.

ITEM 1 – USE OF AVAILABLE FUNDS

1.1 FUNDS

The following table discloses the available funds from the Offering:

		Assuming Minimum Offering	Assuming Maximum Offering
A	Amount to be raised pursuant to the Offering	\$500,000	\$3,000,000
B	Selling commissions and fees ⁽¹⁾	\$0	\$0
C	Estimated offering costs (e.g., legal, accounting, audit, appraisal fees) ⁽²⁾	[\$25,000]	[\$25,000]
D	Available funds: $D = A - (B+C)$	\$500,000	\$3,000,000
E	Additional sources of funding required	NA	NA
F	Working capital deficiency	\$0	\$0
G	Total: $G = (D+E) - F$	\$500,000	\$3,000,000

Notes:

- (1) Notwithstanding the fact that the Units are being issued through Pinnacle Wealth with the support to A2A Capital Services Canada Inc., no commission or finder's fees will be issued or paid.
- (2) The estimated cost including, without limitation, legal, accounting and audit fees associated with this Offering are estimated to approximately \$25,000, which have been (or will be) paid by Pinnacle Wealth, on behalf of the Limited Partnership, to Miller Thomson LLP, to SunRonkai LLP, and for filing fees. This has been (or will be) paid directly by Pinnacle Wealth so that the amount of UFI will be proportionate to the amount of Units sold and there will be no fractional UFI's issued.

1.2 USE OF AVAILABLE FUNDS

All of the Gross Proceeds from this Offering will be used to acquire Units in the Limited Partnership at the subscription price of \$100 per Unit. The number of Units to be acquired by the Subscriber will be contingent on the amount of funds raised pursuant to this Offering. See Item 2.3 - "Business of the Limited Partnership". Angus A2A LP will use the Gross Proceeds received from the Offering as follows:

	Assuming Minimum Offering	Assuming Maximum Offering
Purchase of UFIs ⁽¹⁾	\$500,000 (100 UFIs)	\$3,000,000 (600 UFIs)
Total	\$500,000	\$3,000,000

Note:

- (1) Angus A2A LP will acquire UFIs from Angus Manor Park Developments pursuant to the UFI Purchase Agreement at a cost of \$5,000 per UFI. The UFI's acquired by Angus A2A LP will represent a 26.09% ownership interest in the Property in the case of the Maximum Offering, and 4.35% ownership interest in the Property in the case of the Minimum Offering (and an ownership percentage in between if the Gross Proceeds raised are more than the Minimum Offering but less than the Maximum Offering).

FUNDS RAISED UNDER THIS OFFERING ARE PART OF A LARGER OFFERING

The funds that are raised by offering the Units of the Limited Partnership are part of a larger offer of UFI's for the Property. The entire raised is \$20,000,000 which, if fully subscribed, will be broken down as follows:

- (a) 2,300 UFI sold in total for \$20,000,000;
- (b) Up to 600 UFI to be sold to the Limited Partnership under this Offering at \$5,000 per UFI assuming a Maximum Offering of \$3,000,000. This will represent 26.09% ownership in the Property;
- (c) 1,700 Offshore UFI will be sold to Offshore Investors at \$10,000 per UFI for a total raise of \$17,000,000;
- (d) Purchase price of the Property \$4,199,964.23; See Item 2.2 "Our Business – The Property"
- (e) \$1,150,000 will be allocated to the Concept Planning Fund. If there are any cost savings with regards to the Concept Planning Fund, then these savings shall be paid back to the investors as a return of capital;
- (f) \$9,068,000 will be allocated for North American and Asian Operating Costs and Offshore Commissions;
- (g) \$1,651,574 will be allocated for Marketing Fee's incurred for Strategic Planning, Training and Materials;
- (h) \$989,600 Asset Management Fee;
- (i) The remainder of the funds raised will be distributed as profits to one or more A2A Group of companies or related entity; and
- (j) If there are any cost savings in items (f), (g) or (h), then these savings shall be paid to one or more A2A Group of companies or related entity as profit.

1.3 REALLOCATION

The available funds must be used for the purposes disclosed in the Offering Memorandum.

ITEM 2 – BUSINESS OF THE LIMITED PARTNERSHIP

2.1 STRUCTURE

(a) Angus A2A LP

Angus A2A LP is a newly formed limited partnership established pursuant to and governed by the laws of the Province of Alberta. Angus A2A LP was formed as of October 24, 2014 pursuant to the Angus A2A LP Agreement and filed its certificate of limited partnership on October 24, 2014 and was extra-provincially registered in the province of Ontario on November 3, 2014.

Angus A2A LP was established for the sole purpose of:

- i. acquiring, from Angus Manor Park Developments, between a 4.35% and a 26.09% undivided fractional interest in the Property; and
- ii. participating in the appreciation of the Lands by the Developer taking the Property to the development ready stage, the development of which will be known as "Angus Manor Park". See Item 2.3 – "Our Business - The Property".

Initial Limited Partner

The initial limited partner of the Angus A2A LP is Grayson Ambrose, an individual, residing in the City of Calgary, in the Province of Alberta. Mr. Ambrose holds one (1) Unit in the Angus A2A LP, which Unit will be redeemed by the Angus A2A LP upon the initial closing under this Offering.

Acquisition of Units by the Subscribers

Upon the initial closing of this Offering the Subscribers will become limited partners in the Limited Partnership through acquiring Units with the available funds of the Minimum Offering amount. The Subscribers will acquire Units from the Limited Partnership for the purchase price of \$100 per Unit. Thereafter Subscribers will continue to acquire Units in the Limited Partnership with all proceeds from future closing under this Offering. It is the intention of the Subscribers will become limited partners of the Limited Partnership.

Distributable Cash of the Angus A2A LP

The ability of the Limited Partnership to make distributions of cash and to make cash redemptions of the Units will be wholly dependent upon distributions of Distributable Cash the Subscribers receives from the Limited Partnership pursuant to the terms of the Angus A2A LP Agreement.

The following are the terms of the Angus A2A LP Agreement relating to the distributions of Distributable Cash:

The General Partner may in its sole discretion make distributions of Distributable Cash as follows:

- i. firstly, 0.01% to the General Partner; and
- ii. secondly, 99.9% to the Limited Partners.

If the General Partner determines to make a distribution of Distributable Cash, the General Partner will distribute Distributable Cash to the Limited Partners whose names appear on the register on the date on which such distribution is being made. Distributions made will be net of any tax required by law to be withheld by the General Partner on behalf of the Angus A2A LP.

Other Advances or Distributions

Subject to and in the same priority as set forth above, the General Partner may, in addition to the advances or distributions described above, advance or distribute Distributable Cash at any other time and establish a record date for making of such advance or distribution. Notwithstanding the foregoing, the General Partner will not make any such advance or distribution if and to the extent such advance or distribution would be contrary to any provision of any other agreement to which the Angus A2A LP is a party, or by which the Angus A2A LP is bound (including any loan agreement) or to any applicable law.

(b) The General Partner

The General Partner of the Angus A2A LP is Angus A2A GP Inc. a newly formed corporation incorporated under the *Business Corporations Act* (Alberta) pursuant to a Certificate of Incorporation dated October 23, 2014 and was extra-provincially registered in the province of Ontario on October 28, 2014. See Item 3.2 - "The General Partner". The registered office address for the General Partner is Suite 900, 744 – 4th Avenue SW, Calgary, Alberta T2P 3T4.

The sole shareholder of the General Partner is Glenn Pickard. The directors and officers of the General Partner are as follows: (See Item 3.2 – "Management Experience" for complete bios)

- *Alexi Olcheski – Vice President;*
- *Glenn Pickard –President and Director; and*
- *Douglas Saxon – Secretary/Treasurer and Director.*

The General Partner has, to the exclusion of the Limited Partners, the sole power and exclusive authority to manage the business and affairs of the Angus A2A LP, to make all decisions regarding the business of the Angus A2A LP and to bind the Angus A2A LP. The General Partner is to exercise its powers and discharge its duties honestly, in good faith and in the best interests of the Limited Partners and the Angus A2A LP and shall, in discharging its duties, exercise the degree of care, the diligence and the skill that a reasonably prudent manager of a partnership would exercise in similar circumstances. Certain restrictions are imposed on the General Partner and certain actions may not be taken by it without the approval of the Limited Partners by Special Resolution. The General Partner cannot dissolve the Angus A2A LP or wind up its affairs except in accordance with the provisions of the Angus A2A LP Agreement.

The General Partner has:

- i. unlimited liability for the debts, liabilities and obligations of the Angus A2A LP;
- ii. subject to the terms of the Angus A2A LP Agreement, and to any applicable limitations set forth in the Partnership Act and applicable similar legislation, the full and exclusive right, power and authority to manage, control, administer and operate the business and affairs and to make decisions regarding the undertaking and business of the Angus A2A LP; and
- iii. the full and exclusive right, power and authority to do any act, take any proceeding, make any decision and execute and deliver any instrument, deed, agreement or document necessary for or incidental to carrying out the business of the Angus A2A LP.

An action taken by the General Partner on behalf of the Angus A2A LP is deemed to be the act of the Angus A2A LP and binds the Angus A2A LP.

Notwithstanding any other agreement the Angus A2A LP or the General Partner may enter into, all material transactions or agreements entered into by the Angus A2A LP must be approved by the board of directors of the General Partner.

(c) Angus Manor Park A2A Developments Inc.

Angus Manor Park A2A Developments Inc. is a corporation incorporated under the *Business Corporations Act* (Ontario) pursuant to a Certificate of Incorporation dated May 1, 2012. Its principal place of business is located at 250 Ferrand Drive Suite 888, Toronto Ontario M3C 3G8, Canada.

Dirk Foo is a director and the sole shareholder of Angus Manor Park A2A Developments Inc.

Angus Manor Park A2A Developments Inc. was established for the sole purpose of acquiring and overseeing all aspects of the re-zoning of the Property. It is the vendor of the UFI under the UFI Purchase Agreement and will have a significant amount of strategic input and operational and administrative responsibilities for the re-zoning of the Property, the sales of the Property thereon, pursuant to the terms of the Deed of Covenant. See Item 2.7 - "Material Agreements – Deed of Covenant".

Angus Manor Park A2A Developments Inc. will be responsible for paying all Service Fees, Marketing Fees and offering costs, as well as all legal costs to complete the transfer of the UFIs to Angus A2A LP from the proceeds of the sale of the UFIs to Angus A2A LP.

(d) The Administrator

A2A Capital Management Inc. is a corporation incorporated under the *Business Corporations Act* (Ontario) pursuant to a Certificate of Incorporation dated August 28, 2009. The corporation's previous name was Grandtag A2A Capital Management Services Inc., which changed its name in A2A Capital Management Inc. on May 5, 2011. The registered and head office address for A2A Capital Management Inc. is, 250 Ferrand Drive, Suite 888, Toronto, Ontario M3C 3G8.

The Administrator is controlled by Allan Lind. The directors of the Administrator are Allan Lind and Glenn Pickard. The officers of the Administrator are Allan Lind, Treasurer, Anne Law, Secretary, and Warren Soo, CFO.

The Administration Agreement Angus A2A LP

Pursuant to the Limited Partnership Agreement and the Administration Agreement, the General Partner have granted to the Administrator authority to effect the actual administration of the duties of the General Partner under the Limited Partnership Agreement.

The General Partner has granted the Administrator the authority to provide general administrative services and support to the Limited Partnership and the General Partner, to act as agent for the Limited Partnership, to execute documents on behalf of the Limited Partnership and to administer decisions of the General Partner which conform to general policies and general principles set forth herein or established by the General Partner. No fees will be charged to the Corporation for the delivery of the Administration Services. See Item 2.7 – "Material Agreements".

In the event that the Administrator is unable or unwilling to perform its obligations under the Administration Agreement, the General Partner shall either perform all obligations of the Administrator thereunder or shall be entitled to engage another person that is duly qualified to perform such obligations.

(e) A2A Capital Services

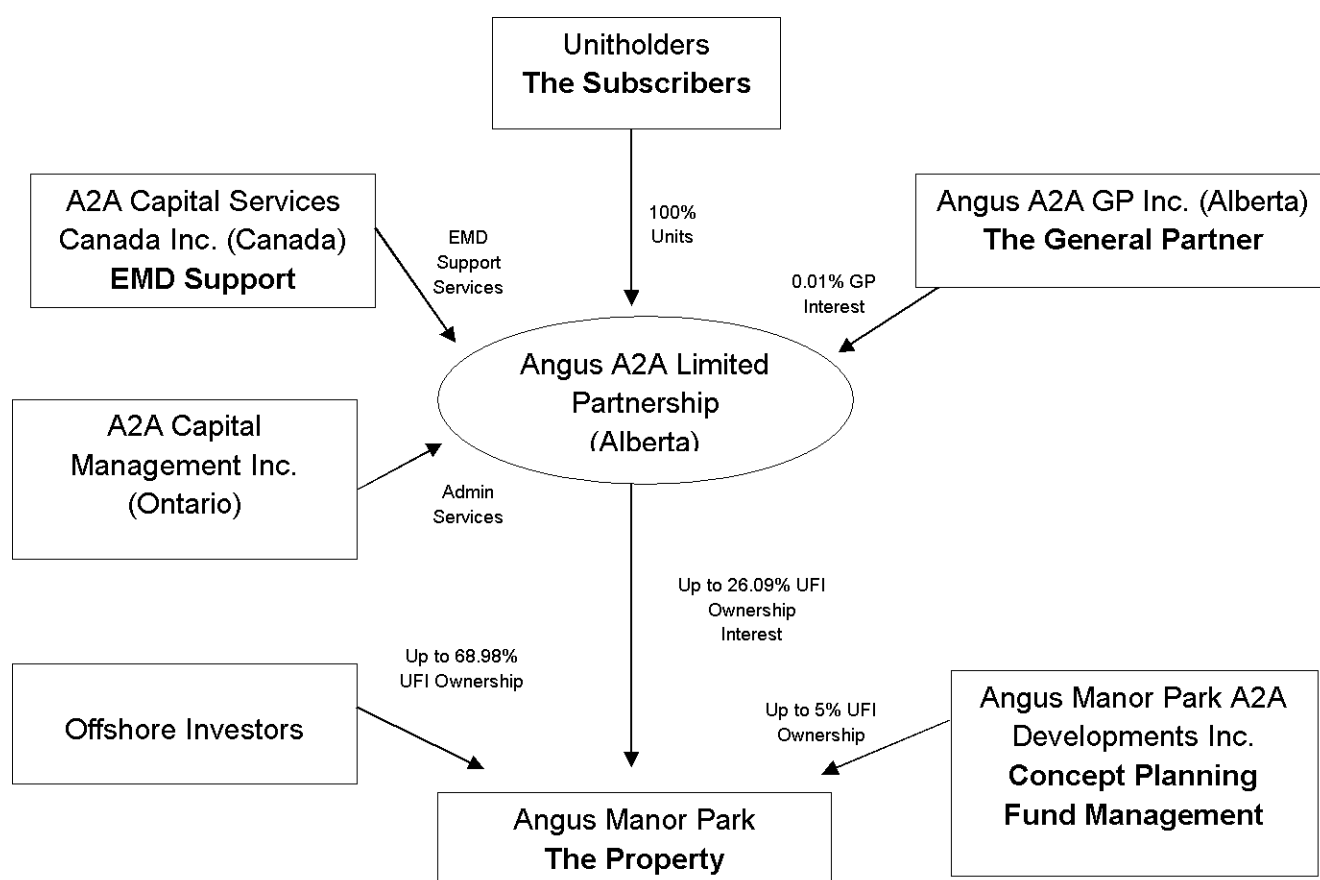
A2A Capital Services Canada Inc., is a corporation incorporated pursuant to the Business Corporations Act (Canada) on November 15, 2012. The registered and head office address for A2A Capital Services is, Suite 900, 744 Fourth Avenue SW, Calgary, Alberta T2P 3T4.

A2A Capital Services is controlled by Glenn Pickard. The directors of A2A Capital Services are Grayson Ambrose and Luke Michael Foo. The officer of A2A Capital Services is Grayson Ambrose, who holds both the offices of President and Secretary.

A2A Capital Services will provide Marketing Support Services to the Limited Partnership and agents selling the Units pursuant to this Offering Memorandum. A2A Capital Services will not charge or be paid any fees for the delivery of these services.

(f) A2A Group Structure

The following chart sets forth the relationships among the entities involved in this Offering (if fully subscribed):



2.2 OUR BUSINESS

A2A Group

The A2A Group is a group of companies operating under the banner A2A that are focused and dedicated to the business of integrated land development and investments. It seeks out and offers investors (including Offshore Investors) select opportunities in land investments with the single-minded aim of delivering above average returns in realistic timeframes.

Founded in Singapore in 2009, the A2A Group's specialized consultative service was developed by a group of dynamic entrepreneurs who pioneered and launched the concept of land banking in Asia in the

mid-1990's. Today, the A2A Group has extended its expertise and expanded its operations to include not just land banking, but investment programs covering the entire spectrum of land development – from the acquisition of land, right through to the development of land for residential and commercial end-users.

As of the date of this Offering Memorandum, approximately 1,836 acres of land (including the Property) are under the A2A Group's management in North America.

The Property

The Property was originally acquired on April 5, 2013 from a third party owner for a total price of \$4,199,964.23. It consists of approximately 167 acres of land, located in the Essa Township, Simcoe County, in Ontario, Canada. The Property is a 19 minute-drive Southwest of Barrie and 85 minute-drive north of Toronto. Angus Manor Park A2A Developments has commissioned Beacon Environmental Limited in October 2013 to do an environmental analysis to determine the amount of developable land in the township of Essa. The result shows that 81% of the land within the current township is non-developable. In January 2014, Angus Manor Park A2A Developments commissioned Weston Consulting Group Inc. to write an assessment based on the result. The completed result will be submitted to the local municipality in preparation for the proposed adjustment of the settlement boundary that will include Angus Manor Park within the limits. This could potentially cut the timeframe for rezoning the project by 1 to 2 years to local municipality in preparation for the proposed.

Investors, including holders of units in the Limited Partnership and Offshore Investors are ultimately paying \$20,000,000 to acquire a 2,300 UFI (\$10,000 per UFI for Offshore Investors and \$5,000 per UFI for the Subscribers of the current offering), representing a 95% interest in the Property.

The above amount is inclusive of the \$5,000 contribution to the Concept Planning Fund to be made by Angus A2A LP for each UFI purchased, up to a maximum of \$1,150,000 assuming Angus A2A LP's Offshore Investors purchases 1700 UFIs.

As of November 28, 2014, a total of 1,076 UFIs have been sold to Offshore Investors at a price of \$10,000 per UFI for total proceeds of \$10,760,000. Of the total proceeds, \$538,000 CAD has been contributed by those Offshore Investors to the Concept Planning Fund.

The Project

Angus is a residential community which offers easy access to places of work and leisure. Angus is one of the main communities in the Township of Essa in Simcoe County, Ontario. The town's population grew by 9.5% from 2006 to 2011 (faster than the national average growth of 5.9%) primarily because of its proximity to major employment areas:

Barrie

Barrie, along with the City of Kitchener and City of Waterloo, form the Kitchener-Waterloo-Barrie (KWB) region in the province of Ontario. The KWB economy is heavily focused in the technology sector. According to Greater Barrie Chamber of Commerce and Credit Unions of Ontario, the KWB region will lead economic growth in Ontario in the next two years as other regions focused in manufacturing, services and export sectors take time to recover. The region's unemployment rate is lower than that of the national average and lower than the city of Toronto. In 2013, unemployment rate was 6.9%. According to Statistics Canada, unemployment rate in the KWB region is expected to decrease further in 2014 and 2015, to 6.8% and 6.6% respectively.

According to the most recent Statistics of Canada estimate, the City of Barrie has a population of 141,000 in 2011. From 2006 to 2011, population grew at an average per annum rate of 1.9%. The KWB region's overall population growth rate is slightly below Barrie. Since 2011, the KWB region grew at 1.0% - 1.2% per annum. For 2014 and 2015, the KWB region is expected to grow at the same pace, around 1.0% to 1.1% per annum. Given historic precedence, it is likely that the City of Barrie will experience similar to slightly higher population growth rate than the overall KWB region during 2014 and 2015. Net migration is

positive for the KWB region. Since 2011, net migration inflow to Kitchener-Waterloo-Barrie has been approximately 10,000 per year. In 2013, net migration dipped to 9,000. It is expected that in 2014 and 2015, net migration will increase toward the figure of 10,000 per year.

Kitchener-Waterloo-Barrie Economic Outlook, 2014

	2011	2012	2013	2014	2015
Population (City of Waterloo)	743.3	751.4	766.9	767.0	776.9
% Change	2.8	-1.1	2.8	1.5	1.2
Population (City of Kitchener)	639.9	687.0	705.6	715.0	726.9
% Change	4.1	-0.3	2.4	1.8	1.4
Population (City of Barrie)	7.2	6.6	6.9	6.8	6.6
Population (City of Cambridge)	19,793	19,977	20,700	20,500	20,200
% Change	1.6	1.2	3.8	-1.0	-1.6
Population (Waterloo Region)	259,683	301,329	318,000	325,000	322,500
% Change	2.6	4.0	4.9	1.0	0.8
Population (Kitchener-Waterloo-Barrie)	7,809	6,529	7,000	7,200	7,400
% Change	-7.7	-19.2	10.7	2.9	2.6
Population (Kitchener-Waterloo-Barrie-Cambridge)	906	689	700	750	776
% Change	-24.7	-26.2	4.7	7.1	3.0
Population (Waterloo Region-City of Cambridge)	497	316	260	460	600
% Change	-20.1	-56.0	-21.4	65.9	31.1
Population (City of Cambridge)	1,272.0	1,296.5	1,299.3	1,313.6	1,329.8
% Change	1.2	1.1	1.0	1.1	1.0
Population (City of Kitchener)	10,336	10,021	9,000	9,700	9,500

Source: Ontario Chamber of Commerce

Toronto

Toronto's economy has expanded modestly in 2013. Real GDP growth rate is estimated to be at 2.4%. According to Conference Board of Canada and Moody's forecasts, the Toronto region is expected to grow by 2.9% in 2014 and 3.0% in 2015. In 2016 and 2017, growth rates are expected to slightly decline. These projected growth rates for Toronto are about 0.5% higher than the national average over the same period. The higher projected growth rates are partially attributed to Toronto's faster population growth rate, which is about 0.6% to 0.7% higher than the national average. Over the next few years, real GDP per capita in Toronto CMA is predicted to grow at 1.2% to 1.3 per annum. During periods of 2006 – 2008, unemployment rate stayed lower than 8% in the city of Toronto. After the financial crisis, unemployment rate increased to almost 10% in 2009. By the end of 2013, the unemployment rate was at 8.8%. One mitigating factor to interpret such high unemployment rate figure is that the labor force participation rate is high; in 2013, the labor force participation rate was 67.3%. Currently, labor force participation in Toronto is at a 20 year time high, and still higher than the Canadian average. The cause of such high participation rate is due to Toronto's relative higher portion of young population. Moreover, female participating in the labor force has steadily increased in Toronto.

Toronto's population has grown steadily in the past. From 2011 to 2013, populations grew by 1.5% - 1.7% per annum, it is forecasted for 2014 and 2015, population growth rates will be similar to what has been experienced in the past recent years. Statistics Canada currently forecast that in 2014 and 2015, population growth rate will remain steady at 1.5% per year. Toronto also shows an inflow in net migration. In 2011 to 2012, net immigration inflow was approximately 65,500. In 2013, net migration decreased to roughly 59,000. It is expected that in 2014, net migration will remain similar to 2013's figure at 59,000. And in 2015, net migration is expected to increase to over 63,000. (Statistics Canada).

Toronto Economic Outlook, 2014

	2011	2012	2013	2014	2015
Gross Domestic Product (\$)	3,405.1	3,465.2	3,579.6	3,630.8	3,670.9
% change	0.0	1.8	3.1	1.4	1.1
Employment (Thousands)	3,119.3	3,165.5	3,297.7	3,347.4	3,417.7
% change	1.4	1.5	3.9	1.3	2.1
Unemployment Rate (%)	9.4	9.6	7.9	7.5	7.5
Consumer Sales (\$Bn)	97,559	98,785	98,200	98,800	101,100
% change	4.3	-3.9	1.5	1.5	5.7
Personal Spending (Average)	470,500	404,377	550,100	654,000	577,700
% change	7.8	7.2	5.1	4.6	4.2
Construction Spending (\$Bn/yr)	33,015	38,041	37,500	37,500	39,000
% change	-1.2	14.9	-2.5	1.1	4.2
Manufacturing Production (Average)	2,536	4,324	4,500	4,700	4,600
% change	-10.2	22.0	4.1	3.4	1.0
Manufacturing New Orders (Average)	2,448	1,671	1,970	1,470	1,500
% change	54.1	-31.7	-18.0	7.3	2.0
Population (Thousands)	5,195.2	5,206.5	5,329.8	5,423.6	5,521.1
% change	1.7	1.6	1.5	1.5	1.5
Population Density	65,450	65,553	59,000	59,500	63,400

Source: Source: Ontario Chamber of Commerce

Sources

1. Statistics Canada - <http://www.statcan.gc.ca/tables-tableaux/sum-som/l01/met01/met128-eng.htm>
2. Ontario Chamber of Commerce - http://www.occ.ca/Publications/2014-Regional-Economic-Outlooks/REO2014_Kitchener-Waterloo-Barrie_OCC.pdf

2.3 DEVELOPMENT OF BUSINESS

The Limited Partnership intends on using the net proceeds of this Offering as described in Item 1.2 – "Use of Available Funds". The Limited Partnership has been set up for the sole purpose of acquiring the UFI's.

2.4 LONG TERM OBJECTIVES

The following outlines the Limited Partnership's long-term objectives and the methods and costs associated with the achievement of these objectives:

What we must do and how we will do it	Target completion date	Our cost to complete ⁽¹⁾
Raise \$3,000,00 to acquire 26.09% UFI in the Property	60 days from the launch of this Offering	Nil
Return of principal and realize a profit from holding the UFI's and the appreciation of the Property, which will flow through to the Unitholder.	Projected Timeline for the Project is 5 to 7 years	Nil

Note:

(1) The Limited Partnership anticipates no additional fees or expenses at this point to complete the objective.

2.5 SHORT TERM OBJECTIVES AND HOW WE INTEND TO ACHIEVE THEM

The following outlines the Limited Partnership's short-term objectives over the next twelve (12) months and the methods and costs associated with the achievement of these objectives:

What we must do and how we will do it	Target completion date	Our cost to complete ⁽¹⁾
Raise \$3,000,00 to acquire 26.09% UFI in the Property	June 30, 2015	Nil

Note:

(1) The Limited Partnership anticipates no additional fees or expenses at this point to complete the objective.

2.6 INSUFFICIENT FUNDS

It is not anticipated that any additional funding will be required to meet the Limited Partnership's objectives of acquiring UFIs in the case of either the Minimum Offering or the Maximum Offering. However, the Concept Planning Fund may not be sufficient to fund the costs of developing the Property in the timeframe contemplated, and there is no assurance that alternative financing to pay for such costs will be available. Lack of funding for the development of the Property may affect the amount and timing of distributions to Unitholders. See Item 8 - "Risk Factors" and "Forward Looking Statements" on page 4 of this Offering Memorandum.

2.7 MATERIAL AGREEMENTS

The following are the key terms of all material agreements which the Limited Partnership, or the General Partner on behalf of the Limited Partnership, has or expects to enter into and which can reasonably be regarded as presently being material to the Corporation or a prospective Subscriber of the securities being offered pursuant to this Offering. Copies of the Material Agreements can be reviewed at the offices of the Limited Partnership.

(a) UFI PURCHASE AGREEMENT

Purchase and Sale

The Limited Partnership has entered into the UFI Purchase Agreement with the Developer dated December 1, 2014 wherein the latter will agree to sell to the Limited Partnership up to 600 UFIs at a price of \$5,000 CAD per UFI. Following each Closing and sale of Units by the Limited Partnership, the Limited Partnership will use such proceeds to buy a corresponding number of UFIs from the Developer.

Due Diligence

The Limited Partnership has acknowledged that it has conducted such due diligence including, without limitation, such investigations and such tests and inspections regarding the physical condition of the Property as it reasonably deems desirable or necessary, and that the UFI's are being sold "as is, where is".

Closing

On each closing of a purchase and sale of UFIs, the Developer shall: (i) affect the legal transfer of the UFIs to the Limited Partnership; and (ii) in addition to delivering customary closing documentation, deliver a title opinion from a solicitor acceptable to the Limited Partnership confirming that the Developer is the owner of the UFIs being sold free and clear of charges, liens, and similar financial encumbrances, except for the Deed of Covenant and other restrictive covenants affecting Offshore Investors.

Registration of Security

On or before the first closing of a purchase of UFIs, the Limited Partnership shall be entitled to attend to the applicable registrations with Land Titles Registry (Ontario) to reflect the registration of the Limited Partnership's interest in the UFIs ("**Limited Partnership's Security**"). The funds from the first closing shall not be transferred to the Developer until the board of directors of the General Partner has determined, in their sole discretion, that the registration has been perfected and there are no preceding or other registrations that negatively affect the Limited Partnership's Security. The Limited Partnership's Security shall be postponed to reasonable development or construction financing required by the Developer, as agreed to by the board of directors of the General Partners in their sole discretion.

The intention of the Limited Partnership's Security is that if the Lands are sold, for any reason whatsoever, it will give the potential purchaser notice of the Limited Partnership's interest. Also, if title to the Lands is actually transferred, the Limited Partnership's Security will continue with the title. In addition, if any encumbrance is registered against the Lands, for instance a financial encumbrance, builder's lien or Certificate of Lis Pendens, or other such encumbrance, it will be registered in subsequent priority to the Limited Partnership's Security. The Limited Partnership's Security shall only be discharged if it is determined by the board of directors of the General Partner that such discharge is in the best interest of the Limited Partnership or, if a discharge is required because the Property has, or is to be sold, as determined by Special Resolution of the Co-owners as set out in the Deed of Covenant.

As additional security, the Limited Partnership shall be entitled to register a general security agreement against the Developer at the applicable Personal Property Registry.

(b) LIMITED PARTNERSHIP AGREEMENT

The Limited Partnership Agreement dated October 24, 2014, is the definitive agreement through which the Subscribers shall obtain their Units. The Partnership Agreement had an effective date of October 24, 2014. A Certificate of Limited Partnership was filed on October 24, 2014, under the Partnership Act. The right of the Partners to receive the allocations of profits and losses among the Partners, the issuance of Units and the requirements related to capital contributions, limitations on withdrawal from the Partnership, restrictions with respect to transfers of the Units, the management of the Limited Partnership by the General Partner, the right of the Limited Partners to vote on or consent to certain matters with respect to the Limited Partnership, the events causing the dissolution and liquidation of the Limited Partnership, and the distribution of the Partnership's assets upon such dissolution, as well as additional terms and conditions of the Units and rights, powers, duties and obligations of the Limited Partners, are set forth in detail in the Partnership Agreement. Below is only a summary of certain provisions of the Partnership Agreement. That summary is qualified in its entirety by reference to the Partnership Agreement and all Limited Partners are encouraged to fully review the Partnership Agreement, which is available for review by any Limited Partner or prospective Subscriber.

Specific Powers and Duties

The authority and power is vested in the General Partner to manage, control and operate the business and affairs of the Partnership, without limiting the generality of the foregoing the General Partner has full power and authority for and on behalf of and in the name of the Limited Partnership to:

- (a) negotiate, execute and perform all agreements which require execution by or on behalf of the Limited Partnership involving matters or transactions with respect to the Limited Partnership's business (and such agreements may limit the liability of the Limited Partnership to the assets of the Limited Partnership, with the other party to have no recourse to the assets of the General Partner, even if the same results in the terms of the agreement being less favourable to the Limited Partnership);
- (b) open and manage bank accounts in the name of the Limited Partnership and spend the capital of the Limited Partnership in the exercise of any right or power exercisable by the General Partner hereunder;
- (c) borrow funds in the name of the Limited Partnership from time to time, from financial institutions or other lenders as the General Partner may determine without limitation with regard to amount, cost or conditions of reimbursement of such loan;
- (d) guarantee the debts, liabilities and obligations of a third party;
- (e) mortgage, charge, assign, hypothecate, pledge or otherwise create a security interest in all or any property of the Limited Partnership now owned or hereafter acquired, to secure any present and future borrowings and related expenses of the Limited Partnership and to sell all or any of such property pursuant to a foreclosure or other realization upon the foregoing encumbrances;
- (f) see to the sound management of the Limited Partnership, and to manage, control and develop all the activities of the Limited Partnership and take all measures necessary or appropriate for the business of the Limited Partnership or ancillary thereto;
- (g) acquire, maintain, improve, upgrade, expand or dispose of the assets of the Limited Partnership from time to time;
- (h) incur all costs and expenses in connection with the Limited Partnership;
- (i) employ, retain, engage or dismiss from employment, personnel, agents, representatives or professionals or other investment participants with the powers and duties upon the terms and for the compensation as in the Discretion of the General Partner may be necessary or advisable in the carrying on of the business of the Limited Partnership;
- (j) engage agents or subcontract administrative functions, to assist the General Partner to carry out its management obligations to the Limited Partnership;
- (k) invest cash assets of the Limited Partnership that are not immediately required for the business of the Limited Partnership in investments which the General Partner considers appropriate;
- (l) act as attorney in fact or agent of the Limited Partnership in disbursing and collecting moneys for the Limited Partnership, paying debts and fulfilling the obligations of the Limited Partnership and handling and settling any claims of the Limited Partnership;
- (m) commence or defend any action or proceeding in connection with the Limited Partnership;
- (n) file returns or other documents required by any governmental or like authority;
- (o) retain legal counsel, experts, advisors or consultants as the General Partner considers appropriate and rely upon the advice of such Persons;
- (p) do anything that is in furtherance of or incidental to the business of the Limited Partnership or that is provided for in the Limited Partnership Agreement;
- (q) execute, acknowledge and deliver the documents necessary to effectuate any or all of the foregoing or otherwise in connection with the business of the Limited Partnership;
- (r) obtain any insurance coverage; and
- (s) generally carry out the objectives, purposes and business of the Limited Partnership.

No Person dealing with the Limited Partnership is required to enquire into the authority of the General Partner to do any act, take any proceeding, make any decision or execute and deliver any instrument, deed, agreement or document for or on behalf of or in the name of the Limited Partnership. The General

Partner may insert, and may cause agents of the Limited Partnership to insert, the following clause in any contracts or agreements to which the Limited Partnership is a party or by which it is bound:

"Angus A2A Limited Partnership is a limited partnership formed under the *Partnership Act* (Alberta), a limited partner of which is only liable for any of its liabilities or any of its losses to the extent of the amount that it has contributed or agreed to contribute to its capital and its pro rata share of any undistributed income."

Resignation and Removal of the General Partner

The General Partner may not be removed as general partner of the Limited Partnership, except as follows:

- (a) the occurrence of any of the following events which has not been cured by the General Partner within thirty (30) days of the occurrence thereof:
 - (i) the passing of any resolution of the directors or shareholders of the General Partner requiring or relating to the bankruptcy or the making of any assignment for the benefit of creditors of the General Partner (or the commencement of any act or proceeding in connection with any of the foregoing which is not contested in good faith by the General Partner); or
 - (ii) the appointment of a receiver of all or substantially all of the assets and undertakings of the General Partner;
- (b) the occurrence of any gross negligence, willful misconduct or fraud on the part of the General Partner, or
- (c) the passing of a Special Resolution by the Limited Partners for the removal of the General Partner.

Upon the occurrence of any of the preceding events and the passing of a Special Resolution by the Limited Partners for the removal of the General Partner, the General Partner shall be removed as the General Partner of the Limited Partnership effective upon the appointment of a new general partner and acceptance of such appointment. Any such action by the Limited Partners for removal of the General Partner must also provide for the election and succession of a new general partner.

Allocation and Distribution of Income and Losses

The ability of the Limited Partnership to make distributions of cash and to make cash redemptions of the Units will be wholly dependent upon distributions of Distributable Cash the Subscribers receives from the Limited Partnership pursuant to the terms of the Angus A2A LP Agreement. The General Partner may in its sole discretion make distributions of Distributable Cash as follows:

- i. firstly, 0.01% to the General Partner; and
- ii. secondly, to the Limited Partners.

If the General Partner determines to make a distribution of Distributable Cash, the General Partner will distribute Distributable Cash to the Limited Partners whose names appear on the register on the date on which such distribution is being made. Distributions made will be net of any tax required by law to be withheld by the General Partner on behalf of the Angus A2A LP.

Other Advances or Distributions

Subject to and in the same priority as set forth above, the General Partner may, in addition to the advances or distributions described above, advance or distribute Distributable Cash at any other time and establish a record date for making of such advance or distribution. Notwithstanding the foregoing, the General Partner will not make any such advance or distribution if and to the extent such advance or

distribution would be contrary to any provision of any other agreement to which the Angus A2A LP is a party, or by which the Angus A2A LP is bound (including any loan agreement) or to any applicable law.

(c) ADMINISTRATION AGREEMENT

The Limited Partnership and the General Partner entered into an administration agreement dated December 1, 2014 with the Administrator (A2A Capital Management Inc.) to help administer the Limited Partnership. Pursuant to the Limited Partnership Agreement and the Administration Agreement, the General Partner has granted to the Administrator authority to effect the actual administration of the duties of the General Partner under the Limited Partnership Agreement. The Administrator has been granted the authority to provide general administrative services and support to the Limited Partnership and the General Partner, to act as agent for the Limited Partnership, to execute documents on behalf of the Limited Partnership and to administer decisions of the General Partner which conform to general policies and general principles set forth herein or established by the General Partner. In addition, the Administrator shall have the powers and duties expressly provided for in the Limited Partnership Agreement and in the Administration Agreement ("collectively the **"Administration Services"**"), including the power to further delegate administration of the Limited Partnership, provided that no further delegation shall be effective until the Administrator shall have notified the General Partner of the name of the person or persons to whom such further delegation is made, and the terms and conditions thereof. No fees will be charged to the Limited Partnership or the General Partner for the delivery of the Administration Services.

In the event that the Administrator is unable or unwilling to perform its obligations under the Administration Agreement, the General Partner shall either perform all obligations of the Administrator thereunder or shall be entitled to engage another person that is duly qualified to perform such obligations.

(d) DEED OF COVENANT

The Limited Partnership, as a holder of the UFI's is a party to the Deed of Covenant along with the other Co-owners, the Offshore Investors and the Developer. The Deed of Covenant sets out the meetings and decisions that will be made by the Co-owners.

Meetings of Co-owners

The first general meeting of Co-owners shall be held as soon as feasible after the sale by the Developer of 95% of the UFIs or as otherwise called by the Administrator, and thereafter general meetings of Co-owners shall be held as often as is necessary when decisions or instructions are required from Co-owners with respect to the Property or when Co-owners representing 15% or more of the total UFIs requisition for a meeting. All meetings shall be held in Toronto, Ontario unless otherwise determined by the Developer. Co-owners shall have one vote for each UFI owned by a Co-owner and may attend a meeting in person or by proxy. Accordingly, there will be 2,300 votes if fully subscribed.

All Co-owners shall receive 14 days written notice of the first general meeting, which notice shall include an agenda for the meeting and:

- a) a resolution for the confirmation of the appointment of a facilitator (the "Facilitator");
- b) recommended decisions and instructions as may be appropriate for the leasing, rental and/or rezoning of the Property and/or undertaking planning, development and servicing activities;
- c) a recommendation for the appointment or confirmation of appointment of professional advisers and consultants for the management of the Property and to carry out planning, development and servicing activities; and
- d) a recommendation for the overall development plan of the Property, which will comprise the development phases for the Property, projection of Available Funds and its distribution plan ("**Development Plan**").

Not less than 14 days written notice shall be given for all other general meetings and each notice for general meeting after the first meeting shall be accompanied by an agenda setting out the matters to be

placed before the Co-owners and the resolutions for consideration, and, if thought fit, approval. Each agenda shall be accompanied by supporting materials, if any, sufficiently detailed to inform Co-owners of the matters to be considered at the meeting.

Decisions Requiring Ordinary Resolution

The following shall always require a decision of the Co-owners by way of Ordinary Resolution:

- a) approving or ratifying a proposal or plan to re-zone, develop and/or build structures on the Property;
- b) subject to limited exceptions requiring approval by a Special Resolution, consenting to the amendment of the Deed of Covenant or other restrictive covenant affecting a Co-owner;
- c) appointment and confirmation of Accountants to prepare the financial statements for the Property and any activities carried on with respect to the Property; and
- d) any matter relating to ordinary day to day management of and dealings with the Property not expressly requiring a Special Resolution.

Decisions Requiring Special Resolution

The following shall always require a decision of the Co-owners by the way of Special Resolution:

- a) approving the sale or exchange of all or any part of the Property not being the sale of a UFI by the Developer or other Co-owners; provided that, no such sale by such Co-owners shall include an interest in the Property of any other Co-owner; and
- b) approving or ratifying the giving of a loan or advance by the Facilitator to a Co-owner for the purposes of assisting a Co-owner in satisfying and performing their financial obligations under the Deed of Covenant or other restrictive covenant affecting a Co-owner.

Indemnity

Angus A2A LP will indemnify and pay, and hold forever harmless the Developer and all individuals and parties associated with the Developer and any other party that becomes the Facilitator under the Deed of Covenant (collectively the "Indemnified Parties") from any and all claims, actions, demands, and/or causes of action arising under federal and provincial law, local regulation, or the common law, of whatever kind of character, damages or detriment, whether known or unknown, arising from, relating to, or in any way connected with the Deed of Covenant.

ITEM 3 – DIRECTORS, MANAGEMENT, PROMOTERS AND PRINCIPAL HOLDERS

3.1 COMPENSATION AND SECURITIES HELD

The following table provides specified information about each Director, Officer and Promoter of the Issuer and each Principal Holder. Where the Principal Holder is not an individual, the following table provides the name of any person that directly or indirectly, beneficially owns or controls more than 50% of the voting rights of the Principal Holder. The Issuer has not completed its first financial year and no compensation has been paid since its inception:

Name and Municipality of Principal Residence	Position Held and the Date of Obtaining that Position	Compensation Paid by the Corporation Since Inception and the Compensation Anticipated to be Paid in Current Financial Year	Number, Type and Percentage of Securities Held After the Completion of the Maximum Offering
Grayson Ambrose, Calgary, Alberta	Vice President of Operations for A2A Capital Services Canada Inc. and oversees their Canadian operations and initial limited partner of the Limited Partnership; Director of A2A Capital Services; President & Secretary of A2A Capital Services	Nil	One (1) Unit, which will be redeemed by the Angus A2A LP upon the initial closing under this Offering.

3.2 MANAGEMENT EXPERIENCE

The names and principal occupations for the past five (5) years of the directors, senior officers of the General Partner, the Administrator and the Developer are as follows:

Name	Principal Occupations and Related Experience
Alexi Olcheski, Director and Vice President of the General Partner	<p>Alexi attended Queen's University, where he played varsity hockey and graduated with a Bachelor degree specializing in Economics. He went on to pursue a career in sales with Pitney Bowes, and Ricoh. At Pitney Bowes, Alexi received recognition as the rookie of the year for 2006. Following his success at Pitney Bowes, Alexi joined Ricoh's Calgary office where in 2008 he finished as the top commercial sales representative in Canada. Alexi was then promoted to sales manager where he led the top sales team in the country.</p> <p>Alexi joined Avison Young in 2009 and in his first year he was named Top Junior Broker in the company for Western Canada, and #2 overall in North America. In 2015 Alexi was bestowed the honor of being named a Principal of Avison Young. Alexi's hard work, in-depth market knowledge and strong negotiation skills contribute to his success as a consistent top 5 performer in Calgary's suburban office market.</p> <p>Alexi has been a featured guest speaker at the Calgary Leasing Forum, and at University of Calgary's, Haskayne School of Business. He has worked on significant projects with builders, developers, financiers and shareholders benefitting both the tenant and landlord sides of his business. Some notable tenants that Alexi has represented include the IBI Group of companies, Venture Communications, McElhanney, the Real Estate Council of Alberta, and the Merchant Law Group. He has also been successful in leasing office space on behalf of major landlords including The Standard Life Assurance Company, ARTIS REIT, RioCan, DREAM, First Capital, and Atlas Development Corporation.</p>
Glenn Pickard, Director, President and sole shareholder of the General Partner; Director of the Administrator	<p>Glenn earned a double diploma in Aviation and Archaeology & Anthropological Study from Mount Royal University in Calgary in 2003. He has since worked in the field of real estate, beginning as a freelance agent in Calgary. In 2004, he joined one of the largest land investment organizations in North America as a sales consultant. Where he was assigned to Asia from 2004 to 2009. As Regional Business Development officer, Glenn oversaw the development of institutional sales and channel services across Asia. Since 2010, Glenn has been head of sales for A2A</p>

Name	Principal Occupations and Related Experience
	real estate investment projects and products, and is responsible for all the A2A group's sales operations in North America and the Asia Pacific region.
Douglas Saxon, Director and Secretary-Treasurer of the General Partner	Douglas is a graduate from the University of British Columbia with a BComm in accounting and has attained his CFA designation. Douglas's previous experience ranges from investor relations work to consulting and most recently has spent the previous two and a half years as an Investment Advisor in Vancouver before moving on to his current research analyst role. Coupling this relationship management experience with the analytical skill set gained through the CFA program has helped him transition to the private equity industry with his work at Pinnacle.
Grayson Ambrose, Vice President of Operations for A2A Capital Services Canada Inc. and oversees their Canadian operations and initial limited partner of the Limited Partnership; Director of A2A Capital Services; President & Secretary of A2A Capital Services	Grayson a native of Calgary, Alberta, he completed his post-secondary education at the University of Calgary in 2002, majoring in Economics and minoring in Biology, where he obtained a degree in Economics. His entire career has been spent within the Alberta residential construction and development industry. He has worked for numerous suppliers, builders, and developers within Calgary and its surrounding areas. Most recently, beginning in June 2007 he started a position at Beattie Homes where he quickly became the Project Manager for the Expressions Custom Homes Division. There he oversaw all pre-construction and construction operations for various different new home and development projects, ranging from \$80,000 to \$25 million. In 2011 he took at position as Senior Estimator and Operations Manager at The Unity Builders Group of Companies where he oversaw the preconstruction operations of all its divisions in Alberta. His experience, education and personality have landed him in 2012 with A2A. His professionalism, dedication, and vast product knowledge, will continue to prove invaluable to A2A, as we expand throughout Canada.
Dirk Foo, Director of the Developer	In 1999, Dirk acquired a real estate development corporation, Multi-Match Ptd. Ltd. and, in 2000, he was offered a position with Walton International Group. While working with Walton International Group, Dirk was the Senior Vice President of Asia sales and led Walton International Group's Asian network to record sales year over year. After leaving Walton International Group, Dirk took a sabbatical before returning to work in real estate investment sales in 2011, this time with A2A Capital Management. Dirk currently resides in Singapore.
Allan Lind, Director of Administrator	Allan is the Executive Vice President-Corporate Affairs and Services for A2A Capital Management Pte. Ltd. Allan is also an executive director of all the operating companies and affiliates of the Management Company. He is a shareholder of A2A Capital Management, Inc. He holds a Bachelor's Degree in Business and Marketing from Edith Cowan University and brings over 30 years of experience in corporate fiscal planning and policy, accounting, auditing and marketing practice with global organizations such as BHP and Gillette Industries. In Australia, he had the opportunity to be involved with Wesfarmers and Rheem. He was the major shareholder and Operations Officer of Solahart International Ltd until it was acquired by Shell Oil Company. From 2008-2009, he was the Chief Financial Officer for Priority Wealth International Group, an international land banking corporation. Allan currently resides in Singapore.

3.3 PENALTIES, SANCTIONS AND BANKRUPTCY

Except as set forth below, there are no penalties or sanctions that have been in effect during the last ten (10) years against an Officer, Director or control person of the Issuer or against a company of which any of the foregoing was an Officer, Director or control person. No declaration of bankruptcy, voluntary assignment in bankruptcy, proposal under any bankruptcy or insolvency legislation, proceedings, arrangement or compromise with creditors or appointment of a receiver, receiver manager or trustee to hold assets, has been in effect during the last ten (10) years with regard to those individuals or any companies of which any of those individuals was an Officer, Director or control person at that time.

3.4 LOANS

As of the date of the herein Offering Memorandum, there is no outstanding debentures or loans owing to any directors of the General Partner, Limited Partners, managers, promoters and principal holders.

ITEM 4 – CAPITAL STRUCTURE

4.1 SHARE CAPITAL

Description of Security	Number Authorized to be Issued	Price per Security	Number Outstanding as at December 1, 2014	Number Outstanding Assuming Completion of Minimum Offering	Number Outstanding Assuming Completion of Maximum Offering ⁽¹⁾
Limited Partnership Units	30,000	\$100	1 ⁽²⁾	5,000	30,000

Notes

- (1) As of September 30, 2014, a total of 1,076 UFI's have been sold to Offshore Investors at a price of \$10,000 per UFI for total proceeds of \$10,760,000. Of the total proceeds, \$538,000 CAD has been contributed by those Offshore Investors to the Concept Planning Fund.
- (2) This includes the One Unit that has been sold to the Initial Limited Partner (Grayson Ambrose) on the formation of the Limited Partnership.

4.2 LONG-TERM DEBT

As of January 6, 2015, the Corporation does not have any long term debt.

4.3 PRIOR SALES

As of January 6, 2015 there was the following issued and outstanding:

Date of Issuance	Type of Security Issued	Number of Securities Issued	Price per Security	Total Funds Received
October 24, 2014 ⁽¹⁾	Limited Partnership Units	1 ⁽¹⁾	\$100	\$100

Note

- (1) This includes the One Unit that has been sold to the Initial Limited Partner (Grayson Ambrose) on the formation of the Limited Partnership.

ITEM 5 – SECURITIES OFFERED

5.1 TERMS OF SECURITIES

The General Partner is authorized to raise capital for the Limited Partnership in the amount of up to three million dollars (\$3,000,000) by Limited Partners acquiring up to 30,000 Units at a cost of \$100 per Unit. The material terms, rights and obligations attaching to the Units are set out above under the heading Item 2 – "Business of the Partnership - Material Contracts".

Potential Subscriber are encouraged to review the Partnership Agreement, available by request to the General Partner, for a full description of the Units and the rights and limitations applicable to Limited Partners.

5.2 SUBSCRIPTION PROCEDURE

Subscribers wishing to subscribe for Units will be required to enter into a Subscription Agreement with the Issuer which will contain, among other things, representations, warranties and covenants by the Subscriber that it is duly authorized to purchase the Units, that it is purchasing the Units as principal and for investment and not with a view to resale and as to its corporate or other status to purchase the Units and that the Issuer is relying on an exemption from the requirements to provide the Subscriber with a prospectus and as a consequence of acquiring the securities pursuant to this exemption, certain protections, rights and remedies, provided by applicable securities laws, including statutory rights of rescission or damages, will not be available to the Subscriber.

Reference is made to the Subscription Agreement attached as Schedule "B" to this Offering Memorandum for the terms of these representations, warranties and covenants.

In order to subscribe for Units, a purchaser must complete, execute and deliver the following documentation to the Issuer at Suite 900, 744 – 4th Avenue S.W. Calgary, Alberta Canada T2P 3T4:

- (1) one (1) signed copy of the Subscription Agreement attached as Schedule "B" to the Offering Memorandum;
- (2) a cheque or bank draft in an amount equal to the Aggregate Subscription Amount, payable to: "Angus A2A Limited Partnership";
- (3) a properly completed and duly executed copy of the appropriate Schedule(s) to the Subscription Agreement applicable to the exemption that is being relied upon:
 - (I) if an "accredited investor", a Representation Letter in the form attached to this Subscription Agreement as Schedule "A" (please initial the Appendix 1 to Schedule "A", as indicated);
 - (II) if a "family, friend and business associate", a Representation Letter in the form attached to this Subscription Agreement as Schedule "A" (please initial the Appendix 2 to Schedule "A", as indicated);
 - (1) if applicable, a Risk Acknowledgement under Exemption 2.6 (Saskatchewan Close Personal Friends and Business Associates) (please initial the Appendix 3 to Schedule "A", as indicated);
 - (III) if a Subscriber is purchasing the Purchased Securities for an aggregate acquisition cost of not less than \$150,000.00 (in cash), a Representation Letter in the form attached to this Subscription Agreement as Schedule "A";
 - (IV) if the Subscriber is resident in Alberta, Saskatchewan, Manitoba, Nunavut or Yukon and is purchasing more than 10,000;

- (V) an Eligible Subscriber Status Certificate for Sales by Unregistered Dealers (Schedule "B" annexed hereto); and
 - (1) a Risk Acknowledgment under Blanket Order 31-505 (Schedule "D" annexed hereto).
 - (2) a Representation Letter in the form attached to this Subscription Agreement (Appendix 1 to Schedule "B", please initial as indicated);
- (4) a Risk Acknowledgement Form for Sales by Unregistered Dealers (Schedule "C" annexed hereto);

Subject to applicable securities laws and the Purchaser's two-day cancellation right, a subscription for Units, evidenced by a duly completed Subscription Agreement delivered to the Issuer shall be irrevocable by the Subscriber. **See Item 11 - Purchaser's Rights.**

Subscriptions for Units will be received, subject to rejection and allotment, in whole or in part, and subject to the right of the Issuer to close the subscription books at any time, without notice. If a subscription for Units is not accepted, all subscription proceeds will be promptly returned to the Subscriber without interest.

It is expected that certificates representing the Units will be available for delivery within a reasonable period of time after the relevant closing date(s). The subscription funds will be held until midnight of the second Business Day subsequent to the date that each Subscription Agreement is signed by a Subscriber.

The Initial Closing is scheduled to occur on or about December 1, 2014, or such later date. There will be subsequent closings after the Initial Closing, as determined by the Limited Partnership in its sole discretion.

You should carefully review the terms of the Subscription Agreement accompanying this Offering Memorandum for more detailed information concerning the rights and obligations of you and the Limited Partnership. Execution and delivery of the subscription agreement will bind you to the terms thereof, whether executed by you or by an agent on your behalf. You should consult with your own professional advisors. See Item 8 - "Risk Factors".

ITEM 6 – CERTAIN CANADIAN FEDERAL INCOME TAX CONSIDERATIONS

6.1 INCOME TAX CONSEQUENCES

You should consult your own professional advisers to obtain advice on the tax consequences that apply to you. Investors acquiring Units with a view to obtaining tax advantages should obtain independent tax advice from a knowledgeable tax advisor.

This summary is of a general nature only and is not intended to constitute legal or tax advice to any particular Limited Partner. Each prospective purchaser should seek independent advice regarding the income tax consequences of investing in the Limited Partnership based upon his/her/its own particular circumstances.

6.2 DESCRIPTION OF INCOME TAX CONSEQUENCES

In the opinion of Miller Thomson LLP, counsel to the Limited Partnership and also to the General Partner, the following is a fair summary of the principal Canadian federal income tax considerations of acquiring, holding and disposing of Units in the Limited Partnership generally applicable to a purchaser of Units pursuant to this offering who, for the purposes of the Tax Act, is an individual (other than a trust) who: (i) is or is deemed to be a resident of Canada for the purposes of the Tax Act and any applicable income tax treaty or convention; (ii) holds Units as capital property; (iii) has not made a foreign currency reporting

election under the Tax Act; and (iv) who deals with the Limited Partnership and the General Partner at arm's length and is not affiliated with the Limited Partnership or the General Partner. This summary assumes that not more than 50% of the fair market value of all Units in the Limited Partnership will be held by one or more persons who are "financial institutions" as defined in Section 142.2 of the Tax Act. This summary also assumes that Units in the Limited Partnership will not be listed or traded on a stock exchange or any other public market with the result that the rules in the Tax Act that impose tax on specified investment flow through ("**SIFT**") partnerships will not apply to the Limited Partnership."

This summary is based upon the current provisions of the Tax Act, the regulations thereunder, all specific proposals to amend the Tax Act and the regulations thereunder announced by the Minister of Finance (Canada) prior to the date hereof ("Tax Proposals") and counsel's understanding of the current published administrative and assessing policies of the Canada Revenue Agency. This summary is not exhaustive of all possible Canadian federal income tax consequences and, except for the Tax Proposals, does not take into account or anticipate any changes in law, whether by legislative, regulatory, administrative or judicial action or decision, nor does it take into account provincial, territorial or foreign tax legislation or considerations.

References to "income" or "loss" in this summary mean income or loss as determined for the purposes of the Tax Act.

Computation of Limited Partnership Income or Loss

The Limited Partnership itself is not subject to tax under the Tax Act. Rather, the income or loss of the Limited Partnership for a fiscal period for purposes of the Tax Act will be computed as if the Limited Partnership were a separate person resident in Canada. The income of the Limited Partnership as determined for purposes of the Tax Act may differ from its income as determined for accounting or non-Canadian tax purposes and may not be matched by cash distributions. In computing the income or loss of the Limited Partnership, deductions may be claimed in respect of reasonable administrative costs, interest and other expenses incurred by the Limited Partnership for the purposes of earning income, subject to the relevant provisions of the Tax Act.

For purposes of the Tax Act, all income of the Limited Partnership must be calculated in Canadian currency. Where the Limited Partnership acquires investments denominated in U.S. dollars or other foreign currencies, gains and losses may be realized by the Limited Partnership as a consequence of fluctuations in the relative values of the Canadian and foreign currencies.

Since the Limited Partnership is not expected to make regular distributions, a Limited Partner may incur tax liabilities in excess of actual cash distributions made prior to the date the liability arises or the tax is due.

Computation of Income of Limited Partners

Each person who is a Limited Partner during a fiscal period of the Limited Partnership, in computing his/her/its own income for his or her taxation year in which such fiscal period ends or with which it coincides, will be required to include (or, subject to the limitations described below, will be permitted to deduct) his or her share of the income (or loss) of the Limited Partnership for that fiscal period, whether or not any amounts are or will be distributed to him or her or whether he or she held the Units throughout such year. The fiscal period of the Limited Partnership ends on December 31 in each calendar year, and a fiscal period of the Limited Partnership will end on dissolution of the Limited Partnership. In general, a Limited Partner's share of any income or loss from the Limited Partnership from a particular source will be treated as if it were income or loss of the Limited Partner from that source, and any provisions of the Tax Act applicable to that type of income or loss will apply to the Limited Partner.

The character of any gains realized by the Limited Partnership on the disposition of investments as either capital gains or income gains will depend largely on factual considerations and no conclusions are expressed herein. The Limited Partnership's share of the "foreign accrual property income" ("**FAPI**") as defined in the Tax Act of corporations not resident in Canada which are "controlled foreign affiliates" as

defined in the Tax Act of the Limited Partnership will be included in computing its income. The FAPI of such corporations generally includes, inter alia, their income from (or income that is deemed to be from) property (other than dividends and certain other amounts received from other "foreign affiliates" as defined in the Tax Act), income from (or income that is deemed to be from) businesses other than active businesses and certain taxable capital gains.

A Limited Partner's share of taxable dividends received or considered to be received by the Limited Partnership in a fiscal period from a corporation resident in Canada will be treated as a dividend received by the Limited Partner and will be subject to the normal rules in the Tax Act applicable to such dividends, including the enhanced dividend gross-up and tax credit for eligible dividends when the dividend received by the Limited Partnership is designated as an eligible dividend.

Foreign taxes paid by the Limited Partnership and taxes withheld at source (other than for the account of a particular Limited Partner) will be allocated to the General Partner and the Limited Partners pro rata to their allocations of related income or loss under the Limited Partnership Agreement. Each Limited Partner's share of the business-income tax and non-business-income tax paid in a foreign country for a year will be creditable against its Canadian tax liability to the extent permitted by the detailed rules contained in the Tax Act. Although the foreign tax credit provisions are designed to avoid double taxation, the maximum credit is limited. Because of this, and because of timing differences in recognition of expenses and income and other factors, there is a risk of double taxation.

To the extent of its at-risk amount, and subject to the October 31, 2003 Proposals, a Limited Partner's share of losses of the Limited Partnership (other than capital losses) for any fiscal period may be applied against income of the Limited Partner from any other source to reduce income for the relevant taxation year and, to the extent it exceeds other income for that year, generally may be carried back three years and forward 20 years and deducted in computing its taxable income for those years.

Allowable capital losses (one-half of capital losses) are only deductible against taxable capital gains (one-half of capital gains) for purposes of the Tax Act. Accordingly, a Limited Partner's share of any allowable capital losses of the Limited Partnership will be deductible against taxable capital gains realized in the year the loss is allocated. Allocated allowable capital losses in excess of taxable capital gains realized in the year can be carried back three years or forward to any subsequent year, for deduction against net taxable capital gains realized in those years, to the extent and under the circumstances described in the Tax Act.

The Tax Act contains provisions which in general limit the ability of a limited partner to deduct in any taxation year his or her share of losses of a partnership for a particular fiscal period to his or her "**at-risk amount**" in respect of the partnership at the end of the fiscal period. Any losses so restricted will be deemed to be the Limited Partner's "limited partnership loss" in respect of the Limited Partnership for the taxation year. Such limited partnership loss may be carried forward and deducted by the Limited Partner in computing its taxable income for Canadian income tax purposes for any subsequent taxation year to the extent of the Limited Partner's at-risk amount in respect of the Limited Partnership at the end of the last fiscal period of the Limited Partnership ending in or coinciding with the end of the taxation year, less in general its share of the Limited Partnership's losses from a business or property for that fiscal period. The at-risk amount of a Limited Partner in respect of the Limited Partnership is determined in accordance with detailed rules contained in the Tax Act. In general terms, the at-risk amount of a Limited Partner in respect of the Limited Partnership at the end of the fiscal period of the Limited Partnership is: (i) the adjusted cost base of the Limited Partner's Units at that time; plus (ii) the Limited Partner's share of the income of the Limited Partnership for the fiscal period, less the aggregate of: (a) all amounts owing by the Limited Partner or by a person or partnership with whom the Limited Partner does not deal at arm's length to the Limited Partnership or to a person or partnership with whom the Limited Partnership does not deal at arm's length; and (b) any amount or benefit (with certain specified exceptions) that the Limited Partner or a person with whom the Limited Partner does not deal at arm's length is entitled to receive where the amount or benefit is intended to protect the Limited Partner from any loss that may be sustained by virtue of being a member of the Limited Partnership or holding or disposing of Units.

Where a transferee acquires a Unit from a transferor other than the Limited Partnership, the cost to the transferee of such Unit for purposes of determining the relevant at-risk amount is the lesser of the transferee's cost of such Unit and the transferor's adjusted cost base of such Unit. Where the adjusted cost base of the transferor cannot be determined, the at-risk amount of the transferee is nil.

Any amount deductible by a holder of a Unit as his or her share of a loss of the Limited Partnership and interest deductible on borrowed money used to acquire a Unit is required to be included in the holder's adjusted taxable income for the purpose of determining his or her alternative minimum tax obligation, if any.

October 31, 2003 Proposed Loss Limitation Rules

On October 31, 2003, the Department of Finance released Tax Proposals for public comment (the "**October 31, 2003 Proposals**"). In general, the October 31, 2003 Proposals may deny losses in respect of a business or property if in the year it is not reasonable to expect that the taxpayer will realize a cumulative profit from that business or property for the period in which the taxpayer has carried on, and can reasonably be expected to carry on, that business or has held and can reasonably be expected to hold, that property. Profit, for this purpose, is determined without reference to capital gains or capital losses. In general, these proposals may limit losses realized by the Limited Partnership and allocated to the Limited Partners and may deny losses realized by Limited Partners arising from the deduction of expenses incurred in connection with the acquisition of their Units. As part of the 2005 Canadian Federal Budget, the Minister of Finance (Canada) announced that an alternative proposal to reflect the October 31, 2003 Proposals would be released at an early opportunity. No such alternative proposal has been released to date. There can be no assurance that such alternative proposal will not adversely affect Limited Partners or that it may not differ significantly from the October 31, 2003 Proposals as described above.

Offshore Investment Fund Property Rules

On March 4, 2010, the Minister of Finance (Canada) announced as part of the 2010 Canadian Federal Budget that the outstanding Tax Proposals regarding investments in "foreign investment entities" would be replaced with revised Tax Proposals under which the existing rules in section 94.1 of the Tax Act relating to investments in "offshore investment fund property" ("**OIFP Rules**") would remain in place subject to certain limited enhancements. On November 21, 2012, the Minister of Finance (Canada) introduced Bill C-48 in the House of Commons that contained the revised Tax Proposals.

In general, in order for the OIFP Rules to apply: (i) a taxpayer must hold or have an interest in a non-resident entity (as defined in the Tax Act for purposes of the OIFP Rules) that may reasonably be considered to derive its value, directly or indirectly, primarily from certain portfolio investments listed in the Tax Act; and (ii) it may reasonably be concluded, having regard to all the circumstances, that one of the main reasons for acquiring, holding or having the interest, was to benefit from an investment in the portfolio investments in such a manner that the taxes on the income, profits and gains therefrom, for any particular year, are significantly less than the tax that would have been applicable if such income, profits and gains had been earned directly. Limited Partners to whom the application of the OIFP Rules may be relevant are advised to consult with their own tax advisors having regard to such Limited Partner's particular circumstances.

Tax Shelter and Tax Shelter Investment Rules

A "tax shelter" is defined in the Tax Act as an investment in respect of which representations have been made that the tax deductions in respect of taxation years ending within four years from the date the investment was acquired, will equal or exceed the cost of the investment less any prescribed benefits. Among other things, prescribed benefits include limited-recourse and long-term (over 10 years) debt. A "tax shelter investment" is defined in the Tax Act to include a tax shelter and certain partnership interests that are not tax shelters. Where any interest in a partnership is a tax shelter investment or entitles the holder to receive a share of the income of another partnership that is a tax shelter investment, all interests in that partnership will be tax shelter investments. If any of a partnership's investments is a tax shelter

investment, or any interests in the partnership are tax shelter investments, the cost amount of the partnership's investments (or, in certain circumstances, the cost amount of a Limited Partner's Units) will be reduced, and consequently any gain (or loss) realized on the disposition of an investment (or on the disposition of a Limited Partner's Units) may be increased (or decreased), for Canadian income tax purposes, by the principal amount of all of the indebtedness of the partnership (other than qualifying debt repaid within 60 days of borrowing) or any indebtedness that is a "limited recourse amount" for purposes of the Tax Act of a member of the partnership or any person not dealing at arm's length with the partnership (or the Limited Partner), that reasonably relates to the expenditure.

Borrowing generally will be considered a limited recourse amount for these purposes unless: (i) bona fide arrangements, evidenced in writing, are made, at the time the indebtedness arises, for repayment of the indebtedness and all interest thereon within a reasonable period not exceeding 10 years; and (ii) interest is payable at least annually, at a rate equal to or greater than the lesser of the prescribed rate of interest under the Tax Act in effect at the time the indebtedness arose and the prescribed rate of interest applicable from time to time during the term of the indebtedness, and such interest is paid by the Limited Partner in respect of the indebtedness not later than 60 days after the end of each taxation year of the Limited Partner.

The General Partner does not believe that Units are "**tax shelters**", but it does not have information to ascertain whether any Units held by Limited Partners would represent tax shelter investments to them. Such a determination would be based in part on expenses incurred or to be incurred personally by the holders of Units. Consequently, each Limited Partner will represent to the Limited Partnership that its investment in Units will not cause its Units or any other Units to be a tax shelter investment and will indemnify the Limited Partnership and its members for any loss, claim, damage or liability they may incur if this representation is not correct. **Accordingly, Limited Partners should consult their own tax advisors to ensure that their Units will not be tax shelter investments.**

Tax Shelter Identification Number

Provided that no representations or statements are made regarding the deductibility of any amount in connection with the acquisition of Units, other than those contained in this Offering Memorandum, it is not necessary to obtain a tax shelter identification number with respect to the issuance of such Units.

Disposition of Units by a Limited Partner

Upon the actual or deemed disposition of Units, a capital gain (or a capital loss) will generally be realized by the holder to the extent that the proceeds of disposition of the Units, net of any reasonable costs of the disposition, exceed (or are exceeded by) the adjusted cost base thereof to him or her. One-half of a Limited Partner's capital gain (or capital loss) must be included in computing the Limited Partner's income as a taxable capital gain (or allowable capital loss). An allowable capital loss will be deductible against a taxable capital gain realized in the year. Allowable capital losses in excess of taxable capital gains realized in the year may be carried back three years or forward to any subsequent year and deducted against net taxable capital gains realized in those years, to the extent and under the circumstances described in the Tax Act. In general, the disposition of a Unit to non-resident, a person exempt from tax under the Tax Act, and certain other persons described in the Tax Act, may give rise to adverse consequences to the transferor.

Subject to the tax shelter investment rules discussed above, the adjusted cost base of a Limited Partner's Units at any time generally is the actual cost of the Units to him or her plus his or her share of the income of the Limited Partnership for any fiscal period ending before that time, less his or her share of any losses of a Limited Partnership (other than any portion of the losses not deducted by reason of the application of the "**at-risk rules**") for any fiscal period ending before that time and any distributions made to him or her from the Limited Partnership before that time. In certain instances, further items (such as the non-taxable portion of capital gains and the non-allowable portion of capital losses) may enter into the computation of the adjusted cost base. If a Limited Partner's Units are not a tax shelter investment, the adjusted cost base of the Units will be reduced by the amount of any debt that relates to the acquisition of the Units for which recourse is limited either immediately or in the future and either absolutely or contingently. Where,

at the end of a fiscal period of the Limited Partnership, the adjusted cost base to a Limited Partner of its Units becomes a negative amount as a result of any such adjustments, the negative amount is deemed to be a gain from the disposition of the Units at the end of the fiscal period of the Limited Partnership. In such a case, the adjusted cost base of the Limited Partner's Units will be nil at the beginning of the next fiscal period of the Limited Partnership. The adjusted cost base of each Unit will be subject to the averaging provisions contained in the Tax Act.

Where a Limited Partner disposes of all of its Units, such person will no longer be a partner of the Limited Partnership. If, however, a Limited Partner is entitled to receive a distribution from the Limited Partnership after the disposition of all such Units, then the Limited Partner will be deemed to dispose of the Units at the later of: (i) the end of the fiscal period of the Limited Partnership during which the disposition occurred; and (ii) the date of the last distribution made by the Limited Partnership to which the Limited Partner was entitled. Pursuant to the Tax Proposals, the pro rata share of the income (or loss) for tax purposes of the Limited Partnership for a particular fiscal period which is allocated to a Limited Partner who has ceased to be a partner will generally be added (or deducted) in the computation of the adjusted cost base of the Limited Partner's Units at the time of the disposition. These rules are complex and Limited Partners should consult their own tax advisors for advice with respect to the specific tax consequences to them of disposing of Units.

The realization of a capital gain on the disposition of a Unit or the allocation of a capital gain by the Limited Partnership may give rise to an increased liability for the alternative minimum tax (see below).

Filing and Reporting Requirements

Each Limited Partner generally will be required to file an income tax return reporting his or her share of the income or loss of the Limited Partnership for each taxation year. The General Partner will not prepare or file income tax returns on behalf of a Limited Partner nor will it file information returns on behalf of a Limited Partner. The General Partner will provide each Limited Partner with certain information required for income tax purposes pertaining to the investments in Units. The General Partner has undertaken to file any information or return that may be required to be filed on behalf of the Limited Partnership.

The reporting rules in the Tax Act are very complex and hence, this summary does not purport to explain all of the circumstances in which reporting may be required by the Limited Partnership or by any Limited Partner. **Accordingly, Limited Partners should consult their own advisors to ensure that all requisite reporting is made.**

Alternative Minimum Tax

The Tax Act requires that individuals (and certain trusts) compute an alternative minimum tax ("**AMT**") at a federal rate of 15.5% on the amount by which "adjusted taxable income" exceeds \$40,000. An individual will be liable for AMT if the individual's AMT exceeds his/her/its tax otherwise payable for a taxation year. In computing his or her adjusted taxable income, a taxpayer must include, among other things, all taxable dividends (without application of the gross-up), and 80% of net capital gains. Furthermore, various deductions and credits are not allowed and certain amounts that are not otherwise included in taxable income are included for the purpose of computing adjusted taxable income, including all losses deducted by an individual limited partner in respect of such individual's limited partnership interests and associated carrying charges. To the extent the AMT of an individual exceeds income tax otherwise payable for a particular year, the difference may be deducted in the seven years following the year in computing tax otherwise payable for any such year, but only to the extent an individual's liability otherwise computed exceeds the individual's AMT for that year.

Accordingly, any losses of the Limited Partnership which are allocated to a Limited Partner and associated carrying charges must be included in computing adjusted taxable income for AMT purposes. In addition, 80% of any capital gain allocated to a Limited Partner or arising upon a disposition by a Limited Partner of their Units (or a deemed capital gain arising from a negative adjusted cost base) must be included in computing adjusted taxable income. Consequently, the AMT of a Limited Partner may exceed his or her income tax otherwise computed, depending on the sources of income of the Limited

Partner and the various expenses incurred, with the effect that a portion of the income of the Limited Partner against which any such Limited Partnership losses are deducted may become subject to income tax. Prospective investors are urged to consult their tax advisors to determine the impact of AMT.

6.3 ELIGIBILITY FOR INVESTMENT BY DEFERRED INCOME PLANS

The Units of the Limited Partnership are not "qualified investments" under the Tax Act for trusts governed by registered retirement savings plans, registered retirement income funds, registered education savings plans, deferred profit sharing plans, registered disability savings plans or tax-free savings accounts.

ITEM 7 – COMPENSATION PAID TO SELLERS AND FINDERS

There will be no compensation paid for funds raised under this Offering.

	<u>% of Gross Subscription Proceeds</u>
Exempt Market Dealer Selling Commission	= Nil
Exempt Market Dealer Service Fee	= Nil
Marketing Fee	= Nil
Total	= Nil

ITEM 8 – RISK FACTORS

The purchase of securities hereunder involves a number of risk factors. The risks described below are not the only risks or uncertainties involved with an investment in the Units. If any of the following risks occur, or if others occur, the Limited Partnership's business, operating results and financial condition could be seriously harmed and Unitholders may lose part or all of their investment. Risks affecting the Limited Partnership will affect its ability to make distributions on the Units. In addition to the risk factors set forth elsewhere in this Offering Memorandum, prospective Subscribers should consider the following risks associated with a purchase of Units:

No Review by Regulator

Subscribers under this Offering will not have the benefit of a review of this Offering Memorandum by any securities regulatory authority or regulator.

Illiquidity of Units

There is no market for the Units and the Limited Partnership does not plan to list the Units on any stock exchange or market. Consequently, holders of such securities may not be able to sell them readily, and Units may not be readily accepted as collateral for a loan. Purchasers should be prepared to hold these securities indefinitely and cannot expect to be able to liquidate their investment even in the case of an emergency. Accordingly, an investment in Units is suitable solely for persons able to make and bear the economic risk of a long-term investment. The Units will be subject to a number of resale restrictions, including a restriction on trading. A Unitholder will not be able to trade the Units unless he, she or it complies with very limited restrictions and exemptions from the prospectus and registration requirements under applicable Securities Laws. As the Limited Partnership has no intention of becoming a reporting issuer in any jurisdiction in Canada, these restrictions in trading will not expire.

Experience of the General Partner and Officers

While collectively the General Partner, the Administrator and the principals of the A2A Group have significant experience in land banking and real estate development in Canada, their direct experience in

the real estate development in Canada may be limited. Subscribers are cautioned that the experience of the General Partner and the principals of the A2A Group may not be relevant to the achievement of the objectives of the Limited Partnership.

Limited Voting Rights of Unitholders/ Reliance on Management

A Unitholder will have limited voting rights in the Limited Partnership and must rely principally on the General Partner and management of the Administrator with regards to decisions concerning the development of the Property. Decisions regarding the management of the Limited Partnership's affairs will be made exclusively by the General Partner of the Limited Partnership and not by the Unitholders. The Subscriber will not participate directly in Angus A2A LP and will not be entitled to vote in Angus A2A LP under the Angus A2A LP Agreement. Accordingly, Subscribers must carefully evaluate the personal experience and business performance of the General Partner of the Limited Partnership and the principals of the A2A Group involved in the development of the Property. The Limited Partnership may retain independent contractors, including affiliates of Angus A2A LP, to provide services to the Limited Partnership. The success of the Limited Partnership will be largely dependent upon the performance of its management and key employees of the Developer and its affiliates. There is a risk that the death or departure of any member of management or any key employee could have a material adverse effect on the Limited Partnership.

Subscribers as Limited Partners

The Subscribers of this offering will be limited partners of Angus A2A LP. The Subscribers as limited partners of Angus A2A LP will have limited rights in Angus A2A LP, and must rely solely on the General Partner and the Administrator for the day to day management of the activities of Angus A2A LP. As a limited partner, the Subscribers only have the rights afforded to it in the A2A Angus LP Agreement.

Potential Loss of Limited Liability to Unitholders

There is a risk that under applicable legislation, the Unitholders could lose its limited liability as a limited partner of A2A Angus LP and be held liable as a general partner of A2A Angus LP. Also, the Unitholders may be considered a general partner of A2A Angus LP under applicable legislation, with the resultant loss of limited liability, in the event the General Partner is dissolved or becomes bankrupt and the investment activities of A2A Angus LP are continued after the occurrence of such event without a new general partner replacing the General Partner. The limitation of liability will also be lost as a result of false statements with respect to A2A Angus LP in the record or in public filings made pursuant to the Partnership Act and other legislation which are known to be false by the Unitholders and which it fails to have corrected within a reasonable amount of time. There is also a possibility that the Unitholders may lose its limited liability as a limited partner of A2A Angus LP to the extent that the principles of Canadian law recognizing the limitation of liability of limited partners have not been authoritatively established with respect to limited partnerships formed under the laws of one province but operating, owning property or incurring obligations in another jurisdiction. Such loss of limited liability, if it occurs, means that the LP Unitholders will have unlimited liability for the debts, liabilities and obligations of A2A Angus LP including with respect to environmental liabilities relating to the Property. Such a loss of limited liability will have a significant negative impact on the value of the investment of Subscribers in the Units. The A2A Angus LP Agreement does not provide for an indemnity from the General Partner to limited partners of A2A Angus LP for any loss of damages suffered by them as a result of a loss of limited liability by them.

No Guarantees that Investment in Units will be Successful

Investing in the Units involves significant risks. Subscribers should purchase units only if it is able to bear the risk of the loss of its entire investment. An investment in the units should not constitute a significant portion of a Unitholder's portfolio.

A return on an investment in the Units is not comparable to the return on an investment in a fixed-income security. The recovery of an initial investment is at risk, and the anticipated return on such an investment is based on many performance assumptions. There can be no guarantee against losses resulting from an

investment in the Units and there can be no assurance that A2A Angus LP will be successful or that the Developer's objective of earning a profit on the eventual sale of the Property will be achieved. Although the Limited Partnership intends to make regular distributions of its available cash to Unitholders, such distributions may be reduced or suspended. The success of the Limited Partnership in its objectives and the amount of funds distributed to the Unitholders will depend on the efforts and abilities of the management of the Developer, A2A Angus LP and of the General Partner and on numerous other external factors such as, among other things, the development of the residential and commercial real estate markets in the vicinity of the Property, market factors and demand, development costs, interest rates, competition for homebuyers, political environment, working capital requirements, future capital requirements, and the general economic conditions that may prevail from time to time, which factors are out of the control of the management of the A2A Angus LP.

Lack of Operating History for A2A Angus LP

The Offering has been formed for the purpose of investing in A2A Angus LP and does not have a record of performance to be relied upon. The Limited Partnership's operations are subject to all the risks inherent in the establishment of a new business enterprise, including a lack of operating history. The Limited Partnership cannot be certain that its investment strategy will be successful. The likelihood of success of the Limited Partnership must be considered in light of the problems, expenses, difficulties, complications and delays frequently encountered in connection with the establishment of any business and real estate investment. If the Limited Partnership fails to address any of these risks or difficulties adequately, its business will likely suffer. Future profits, if any, will depend upon various factors including those affecting an investment in the Units and an investment in the Property. There is no assurance that the Limited Partnership can operate profitably or that it will successfully implement its plans.

Potential Uninsured Losses

The Limited Partnership cannot insure against any losses that may occur on its investment in the Units. The Developer carries comprehensive general liability fire, flood, extended coverage, rental loss and pollution insurance with policy specifications, limits and deductibles, customarily carried for similar properties. There are, however, certain types of risks (generally of a catastrophic nature such as from wars) which are either uninsurable or not insurable on an economically viable basis. Should an uninsured or underinsured loss occur, the Unitholders of A2A Angus LP could lose its investment in, and anticipated profits.

Potential Conflicts of Interest

Certain directors and/or officers of Angus A2A LP may also be officer or director of Angus A2A LP and/or of other affiliates of A2A, as well as of other companies that are engaged and will continue to be engaged in activities that may put them in conflict with the business strategy of the Limited Partnership. The Limited Partnership may propose from time to time that the Limited Partnership enter into contractual arrangements with the Developer, and/or affiliates thereof for the provision of certain services. There exists the possibility for such General Partnership to be in a conflict of interest as it relates to Angus A2A LP, Angus Manor Park A2A Developments Inc. and the affiliates thereof. The Limited Partnership does not have any employees. It will rely on the employees of its affiliates (including the Administrator) for the day-to-day management of its affairs.

Related Issuer

The Offering is considered a "connected issuer" and "related issuer" under Canadian securities law with Pinnacle Wealth Brokers Inc., a registered dealer appointed by the Limited Partnership to offer unites for sale under the Offering, due to Douglas Saxon, the Secretary/Treasurer of the General Partner, being a Pinnacle employee and due to Pinnacle Wealth Brokers paying for the legal and accounting costs of this offering.

Limited Control Over Angus Manor Park A2A Developments Inc.

Even in the case of a Maximum Offering, the Limited Partnership will only indirectly hold 26.09% of the UFI's. As such, it will have limited control over the activities of Angus Manor Park Developments Inc., and, with respect to the Property, will be subject to the decisions of a majority of the Co-owners who will be Offshore Investors. Furthermore, the Unitholders will rely on Angus Manor Park Development Inc. to properly develop the Property under the terms of the Deed of Covenant. There can be no assurances that Angus A2A LP or the Property will be properly developed, or that the construction of the development will be properly managed, or that decisions made in relation thereto will be made in a manner desirable to the Unitholders.

Single Asset Investment/Lack of Diversity

The Offering was formed solely for the purposes of the acquisition of the Units. The UFI's will represent the only significant asset of the Limited Partnership and therefore the Limited Partnership's financial performance will be directly tied to the performance thereof and to the performance of the Property. Accordingly, the Unitholders may be more susceptible to fluctuations in value resulting from adverse economic conditions affecting a particular country, industry or issue than would be the case if the Unitholders were required to maintain a wide diversification of assets.

The Units are not Direct Investments in Real Estate

The Units are not a direct investment in the Developer or the Property, but an investment in the Angus A2A LP.

No Independent Counsel for Unitholders

Legal counsel that prepared the documentation in connection with this transaction, including the agreements described under "Material Agreements" above, also act as legal counsel for A2A Capital Management and its affiliates, including Angus Manor Park Developments Inc. No independent counsel was retained on behalf of the Limited Partnership or the Subscribers. There has been no review by independent counsel on behalf of the Limited Partnership or the Subscribers of the Offering Memorandum or any other documentation in relation to the Offering.

Related Party Transactions

This is a related party transaction. Many are many of the same directors and officers of the General Partners, the Administrator, the Developer and the A2A Group. Certain agreements contemplated in this Offering Memorandum are among related parties. As such, certain contractual terms that might otherwise be included in documentation negotiated with an unrelated party may not be included in such agreements.

Release by Angus A2A LP

Pursuant to the Deed of Covenant Angus A2A LP will release the Developer and all individuals and parties associated with Angus Manor Park Development Inc. and any other party that becomes the Facilitator under the Deed of Covenant (collectively the "Released Parties") from any and all claims, actions, demands, and/or causes of action arising under federal and state law, local regulation, or the common law, of whatever kind of character, damages or detriment, whether known or unknown, arising from, relating to, or in any way connected with the Deed of Covenant. To the extent any claims cannot be waived or released by Angus A2A LP such claims are irrevocably assigned to the Developer. To the extent any claims are not either released or assigned, Angus A2A LP will agree that in no event shall the Released Parties be liable to the Developer or its successors or assigns in an amount in excess of the purchase price paid by the Angus A2A LP for the UFI's acquired by it.

Indemnity by Angus A2A LP

Pursuant to the Deed of Covenant Angus A2A LP will indemnify and pay, and hold forever harmless the Developer and all individuals and parties associated with the Developer and any other party that becomes the Facilitator under the Deed of Covenant (collectively the "Indemnified Parties") from any and all claims, actions, demands, and/or causes of action arising under federal and provincial law, local regulation, or the common law, of whatever kind of character, damages or detriment, whether known or unknown, arising from, relating to, or in any way connected with the Deed of Covenant. This indemnity is intended to be broad and shall cover all causes of action including but not limited to claims for the Indemnified Parties sole negligence or intentional acts and it is intended to meet the express negligence standard.

Reporting Obligations

The Limited Partnership is not, and currently has no intention of becoming, a reporting issuer in any of the provinces or territories of Canada. The Limited Partnership will provide to its Unitholders annual audited financial statements in accordance with the provisions of the Limited Partnership agreement. Copies of certain corporate information with respect to the Limited Partnership, including information on the terms contained in its organization and certain information with respect to the Unitholders, may be obtained from the Administrator.

Risks Involved in the Land Development and Homebuilding Industry

The land development and home building industry is cyclical and is significantly affected by changes in general and local economic and industrial conditions, such as employment levels in the GTA area, availability of financing for homebuyers, interest rates, consumer confidence, levels of new and existing homes for sale, demographic trends and housing demands. In addition, an oversupply of alternatives to new homes, such as resale homes, including homes held for sale by investors and speculators, foreclosed homes and rental properties may reduce the Developer's ability to sell new homes, depress prices and reduce margins from the sale of new homes. The Canadian homebuilding industry continues to face numerous challenges, with home foreclosures and tight credit standards continuing to have an effect on inventory and new home sale rates and prices. The Developer is also subject to risks related to availability and cost of materials and labour, and adverse weather conditions that can cause delays in construction schedules and cost overruns. Furthermore, the market value of undeveloped land, buildable lots and housing inventory held by the Developer in the development can fluctuate significantly as a result of changing economic or real estate market conditions in the GTA Area. The Developer may have to sell homes at a loss or hold land inventory longer than planned. Inventory carrying costs can be significant and can result in a loss in anticipated profits.

Interest Rate Volatility and Impact on Housing Market

It is anticipated that the market price for the Property at any given time may be affected by the level of interest rates prevailing at that time. A rise in interest rates may have a negative effect on the market price of the Property. Increases in interest rates may also have adverse effects on sales, vacancy rates, rent levels, refurbishing costs and other factors affecting the new home buying market business and profitability.

Difficulty in Retaining Qualified Trade Workers, Materials and Supplies

The homebuilding industry has, from time to time, experienced significant difficulties in the supply of materials and services, including with respect to: shortages of qualified trades people; labour disputes; shortages of building materials; unforeseen environmental and engineering problems; and increases in the cost of certain materials (particularly increases in the price of lumber, wallboard and cement, which are significant components of home construction costs). When any of these difficulties occur, it will cause delays and increase the cost of constructing homes.

Homebuilding can be Subject to Construction Defect Claims

As the party responsible for overseeing the development, the Developer may be subject to construction defect claims arising in the ordinary course of business. Claims of this nature are common in the homebuilding industry and can be costly. Further, where the Developer acts as a general contractor, it will be responsible for the performance of the entire contract, including work assigned to subcontractors. Claims may be asserted against the Developer for construction defects, personal injury or property damages caused by subcontractors, and if successful, these claims could give rise to liability on the part of the Developer. Any claim of this nature would negatively affect anticipated profits.

Government Regulations

The Developer must comply with extensive and complex regulations affecting the development of land and homebuilding process. These regulations could impose on the Developer additional costs and delays, which will adversely affect the value of the UFI and consequently the Units. The Developer must obtain approvals from numerous governmental authorities regarding permitted land use, levels of density, the installation of utility services, and building standards. Although the Property is zoned for residential use and preliminary plans have been approved, land development and homebuilding regulations are complex and are subject to change over the lifetime of the development. These regulations often provide broad discretion to the administering governmental authorities as to the conditions the Developer must meet prior to being approved for a particular phase of the development. Any delay or difficulty in obtaining approvals or any change in development regulations could greatly affect anticipated profits.

Environmental Matters

The operations of investments in both real estate and infrastructure are subject to numerous statutes, rules and regulations relating to environmental protection. There is the possibility of existing or future environmental contamination, including soil and groundwater contamination, as a result of the spillage of hazardous materials or other pollutants. Under various environmental statutes, rules and regulations of the appropriate jurisdiction, a current or previous owner, or operator of real property may be liable for non-compliance with applicable environmental and health and safety requirements, and for the costs of investigation, monitoring, removal or remediation of hazardous materials. These laws often impose liability whether or not the owner or operator knew of, or was responsible for, the presence of hazardous materials. The presence of these hazardous materials on a property could also result in personal injury, property damage or similar claims by private parties. Persons who arrange for the disposal or treatment of hazardous materials may also be liable for the costs of removal or remediation of those materials at the disposal or treatment facility, whether or not that facility is or ever was owned or operated by that person. Any liability resulting from non-compliance or other claims relating to environmental matters related to the Property could have a material adverse effect on the value of the Property and the Limited Partnership's investments.

Condemnation/Eminent Domain

Governmental and quasi-governmental authorities in the Province of Ontario, including but not limited to common carrier pipelines, have a statutory right of eminent domain. Common carrier pipelines are those that transport oil, oil products, gas, carbon dioxide, salt brine, sand, clay, liquified minerals or other mineral solutions. For example, a pipeline transporting crude oil could be a common carrier, and, as such, would have the right of eminent domain. A 'common carrier' pipeline transporting natural gas for others is a 'public utility,' commonly referred to as a 'gas utility,' and also would have the power of eminent domain. In the event an authority exercises the right of eminent domain on the Property for public use, the condemning entity must pay the land owner adequate compensation for the taking of the land. Such an event could reduce the profitability of the Property and the Net Income distributable to the Unitholders.

Availability of Distributable Cash

Distributable Cash Flow is calculated in accordance with the Limited Partnership Agreement, and cash distributions are not guaranteed and cannot be assured. Distributable Cash Flow will be dependent on the

success of the Developer in the development of the Property on the timetable contemplated. There is no assurance that such timetable will be met, or, if met, will result in the projected distributions referred to in Item 2.3 – "Our Business - The Property - Project Economics". The distributions to Angus A2A LP from the Developer will be subject to taxation and; therefore, the amounts received from the Limited Partnership from Angus A2A LP will be lower than the amounts shown in "The Property – Project Economics". The Distributable Cash Flow of the Limited Partnership and; therefore, the returns to Unitholders, will not equal, and will be less than, such amounts. See Item 6 - "Certain Canadian Federal Tax Considerations" and "Certain U.S. Federal Tax Considerations".

For all of the above reasons and others set forth herein, the Units involve a certain degree of risk. Any person considering the purchase of Units should be aware of these and other factors set forth in this Offering Memorandum and should consult with his, her or its legal, tax and financial advisors prior to making an investment in the Units. The Units should only be purchased by persons who can afford to lose all of their investment.

ITEM 9 – REPORTING OBLIGATIONS

The Limited Partnership is not a reporting issuer in any jurisdiction. It is therefore not required to disclose material changes which occur in its business and affairs, nor is it required to file with any securities regulatory authorities or to provide to shareholders audited interim financial statements or audited year end financial statements.

Financial or other information relating to the Limited Partnership and provided to you in the future may not by itself be sufficient for your needs to enable you to prepare your income tax returns or to assess the performance of your investment. The Limited Partnership is not required to send you any documents on an annual or ongoing basis.

ITEM 10 – RESALE RESTRICTIONS

These securities are subject to a number of resale restrictions under securities legislation, including a restriction on trading. Until the restriction on trading expires, you will not be able to trade the securities unless you are eligible to rely on and comply with an exemption from the prospectus and registration requirements under securities legislation. For information about these resale restrictions you should consult a lawyer.

The certificates representing the Units issued pursuant to this Offering will have the following legend inscribed thereon:

"Unless permitted under securities legislation, you cannot trade these securities before the date that is four (4) months and a day after the date the Corporation became a reporting issuer in any province or territory of Canada."

The Corporation has no intention of becoming a reporting issuer in any province or territory of Canada.

For Manitoba residents, you must not trade the securities without the prior written consent of the regulator in Manitoba unless:

- the Corporation has filed a prospectus with the regulator in Manitoba with respect to the securities you have purchased and the regulator in Manitoba has issued a receipt for that prospectus; or
- you have held the securities for at least 12 months.

The regulator in Manitoba will consent to your trade if the regulator is of the opinion that to do so is not prejudicial to the public interest.

ITEM 11 – PURCHASERS' RIGHTS

If you purchase the Units you will have certain rights, some of which are described below. For complete information about your rights, you should consult a lawyer.

Two Day Cancellation Right for a Subscriber

You can cancel your agreement to purchase the Units. To do so, you must send a notice to the Corporation before midnight on the second (2nd) Business Day after you sign the Subscription Agreement in respect of the Units.

Rights of Action in the Event of a Misrepresentation

Applicable securities laws in the Offering Jurisdictions provide you with a remedy to sue to cancel your agreement to buy these securities or for damages if this Offering Memorandum, or any amendment thereto, contains a misrepresentation. Unless otherwise noted, in this section, a "misrepresentation" means an untrue statement or omission of a material fact that is required to be stated or that is necessary in order to make a statement in this Offering Memorandum not misleading in light of the circumstances in which it was made.

These remedies are available to you whether or not you relied on the misrepresentation. However, there are various defences available to the Persons or companies that you have a right to sue. In particular, they have a defence if you knew of the misrepresentation when you purchased the securities. In addition, these remedies, or notice with respect thereto, must be exercised or delivered, as the case may be, by you within the strict time limit prescribed in the applicable securities laws.

The applicable contractual and statutory rights are summarized below and will be embodied in the Subscription Agreement to be executed and delivered by you to the Corporation prior to the issuance of the Units. By its execution of the Subscription Agreement, the Corporation will be deemed to have granted these rights to you. Subscribers should refer to the applicable securities laws of their respective Offering Jurisdiction for the particulars of these rights or consult with professional advisors.

Rights for Subscribers in the Provinces of Alberta and British Columbia

A Subscriber of Units pursuant to this Offering Memorandum who is a resident in Alberta and British Columbia has, in addition to any other rights the Subscriber may have at law, a right of action for damages or rescission against the Corporation if this Offering Memorandum, together with any amendments hereto, contains a misrepresentation. In Alberta and British Columbia, a Subscriber has additional statutory rights of action for damages against every director of the Corporation at the date of this Offering Memorandum and every Person or company who signed this Offering Memorandum.

If this Offering Memorandum contains a misrepresentation, which was a misrepresentation at the time the Units were purchased, the Subscriber will be deemed to have relied upon the misrepresentation and will, as provided below, have a right of action against the Corporation for damages or alternatively, while still the owner of any of the Units purchased by that Subscriber, for rescission, in which case, if the Subscriber elects to exercise the right of rescission, the Subscriber will have no right of action for damages against the Corporation, provided that:

- (k) no Person or company will be liable if it proves that the Subscriber purchased the securities with knowledge of the misrepresentation;
- (l) in the case of an action for damages, the defendant will not be liable for all or any portion of the damages that it proves do not represent the depreciation in value of the securities as a result of the misrepresentation;
- (m) in no case will the amount recoverable in any action exceed the price at which the securities were purchased by the Subscriber under this Offering Memorandum; and

- (n) in the case of a Subscriber resident in Alberta, no Person or company, other than the Corporation, will be liable if such Person or company is entitled to rely upon certain statutory provisions set out in subsections 204(3)(a) - (e) of the *Securities Act* (Alberta).

In British Columbia and Alberta, no action may be commenced more than:

- (a) in the case of an action for rescission, more than 180 days after the date of the transaction that gave rise to the cause of action; or
- (b) in the case of any other action, other than an action for rescission, more than the earlier of (i) 180 days after the Subscriber first had knowledge of the facts giving rise to the cause of action; or (ii) three (3) years after the date of the transaction that gave rise to the cause of action.

Subscribers should refer to the applicable provisions of the securities legislation for particulars of the rights or consult with a lawyer.

Statutory Rights of Action for Subscribers in the Province of Manitoba

In the event that this Offering Memorandum (including any amendment hereto) delivered to a purchaser of Units resident in Manitoba, contains a misrepresentation and it is a misrepresentation at the time of purchase, the purchaser shall be deemed to have relied upon the misrepresentation and shall have, in addition to any other rights they may have at law: (a) a right of action for damages against (i) the Corporation, (ii) every director of the Corporation at the date of this Offering Memorandum (collectively, the "**Directors**"), and (iii) every person or company who signed this Offering Memorandum (collectively, the "**Signatories**"); and (b) a right of rescission against the Corporation.

If a misrepresentation is contained in a record incorporated by reference in, or is deemed to be incorporated into this Offering Memorandum, the misrepresentation is deemed to be contained in this Offering Memorandum.

A purchaser may elect to exercise a right of rescission against the Corporation, in which case the purchaser will have no right of action for damages against the Corporation, Directors or Signatories.

The Corporation, the Directors and Signatories will not be liable if they prove that the purchaser purchased Units with knowledge of the misrepresentation.

All persons or companies referred to above that are found to be liable or accept liability are jointly and severally liable. A person or company who is found liable to pay a sum in damages may recover a contribution, in whole or in part, from a person who is jointly and severally liable to make the same payment in the same cause of action unless, in all the circumstances of the case, the court is satisfied that it would not be just and equitable.

A Director or Signatory will not be liable:

- (a) if they prove this Offering Memorandum was sent or delivered to the purchaser without their knowledge or consent and, on becoming aware of its delivery, gave reasonable notice to the Corporation that it was delivered without their knowledge and consent;
- (b) if they prove that, after becoming aware of a misrepresentation in this Offering Memorandum, they withdrew their consent to this Offering Memorandum and gave reasonable notice to the Corporation of their withdrawal and the reasons therefore;
- (c) if, with respect to any part of this Offering Memorandum purporting to be made on the authority of an expert or to be a copy of, or an extract from, a report, opinion or statement of an expert ("**Expert Opinion**"), such person proves they did not have any reasonable grounds to believe and did not believe that there was a misrepresentation or that the relevant part of this Offering Memorandum did not fairly represent the Expert Opinion or was not a fair copy of, or an extract from, such Expert Opinion; or

- (d) with respect to any part of this Offering Memorandum not purporting to be made on an expert's authority, or not purporting to be a copy of, or an extract from an Expert Opinion, unless the Director or Signatory (i) did not conduct an investigation sufficient to provide reasonable grounds for a belief that there had been no misrepresentation, or (ii) believed there had been a misrepresentation.

In an action for damages, the Corporation, the Directors and Signatories will not be liable for all or any part of the damages that they prove do not represent the depreciation in value of the Units as a result of the misrepresentation relied upon. The amount recoverable under the right of action shall not exceed the price at which the Units were offered for sale.

A purchaser of Units to whom this Offering Memorandum was not delivered prior to such purchase in circumstances where such Offering Memorandum was required to be delivered has a right of rescission or a right of action for damages against the Corporation or any dealer who failed to deliver the Offering Memorandum within the prescribed time.

A purchaser of Units to whom the Offering Memorandum is required to be sent may rescind the contract to purchase the Units by sending a written notice of rescission to the Corporation not later than midnight on the second day, excluding Saturdays and holidays, after the purchaser signs the agreement to purchase the Units.

Unless otherwise provided under applicable securities legislation, no action shall be commenced to enforce a right of action unless the right is exercised:

- (a) in the case of rescission, not later than 180 days from the day of the transaction that gave rise to the cause of action; or
- (b) in the case of an action, other than an action for rescission, the earlier of (i) 180 days from the day the purchaser first had knowledge of the facts giving rise to the cause of action; or (ii) two years from the day of the transaction that gave rise to the cause of action.

The rights discussed above are in addition to, and without derogation from, any other right or remedy which purchasers may have at law and are intended to correspond to the provisions of the *Securities Act* (Manitoba) and are subject to the defences contained therein.

Statutory Rights of Action for Subscribers in the Province of Saskatchewan

In the event that this Offering Memorandum and any amendment thereto or advertising or sales literature used in connection therewith delivered to a purchaser of the securities resident in Saskatchewan contains an untrue statement of a fact that significantly affects, or would reasonably be expected to have a significant effect on, the market price or value of the securities (herein called a "**material fact**") or omits to state a material fact that is required to be stated or that is necessary to make a statement not misleading in light of the circumstances in which it was made (herein called a "**misrepresentation**"), a purchaser will be deemed to have relied upon that misrepresentation and will have a right of action for damages against the Corporation, the promoters and "directors" (as defined in The Securities Act, 1988 (Saskatchewan)) of the Corporation, every person or company whose consent has been filed with this Offering Memorandum or amendment thereto but only with respect to reports, opinions or statements that have been made by them, every person who signed this Offering Memorandum or any amendment thereto, and every person who or company that sells the securities on behalf of the Corporation under this Offering Memorandum or amendment thereto.

Alternatively, where the purchaser purchased the securities from the Corporation, the purchaser may elect to exercise a right of rescission against the Corporation.

In addition, where an individual makes a verbal statement to a prospective purchaser that contains a misrepresentation relating to the securities and the verbal statement is made either before or

contemporaneously with the purchase of the securities, the purchaser has a right of action for damages against the individual who made the verbal statement.

No persons or company is liable, nor does a right of rescission exist, where the persons or company proves that the purchaser purchased the securities with knowledge of the misrepresentation. In an action for damages, no persons or company will be liable for all or any portion of the damages that it proves do not represent the depreciation in value of the securities as a result of the misrepresentation relied on.

No action shall be commenced to enforce these rights more than:

- (a) in the case of an action for rescission, 180 days after the date of the transaction that gave rise to the cause of action; or
- (b) in the case of any action, other than an action for rescission, the earlier of one year after the purchaser first had knowledge of the facts giving rise to the cause of action or six years after the date of the transaction that gave rise to the cause of action.

These rights are (i) in addition to and do not derogate from any other right the purchaser may have at law; and (ii) subject to certain defences as more particularly described in *The Securities Act*, 1988 (Saskatchewan).

Subscribers should consult their own legal advisers with respect to their rights and the remedies available to them. The rights discussed above are in addition to and without derogation from any other rights or remedies, which subscribers may have at law.

ITEM 12 – FINANCIAL STATEMENTS

ANGUS A2A LIMITED PARTNERSHIP

Calgary, Alberta

Financial Statements
October 24, 2014

ANGUS A2A LIMITED PARTNERSHIP
Index to Financial Statements
Year Ended October 24, 2014

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FINANCIAL STATEMENTS	
Statement of Financial Position	2
Statement of Changes in Partners' Capital	3
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SunRonkai LLP

CHARTERED ACCOUNTANTS

INDEPENDENT AUDITOR'S REPORT

To the Partners of Angus A24 Limited Partnership

We have audited the accompanying financial statements of Angus A24 Limited Partnership, which comprise the statement of financial position and the statement of changes in partners' capital as at October 24, 2014, and a summary of significant accounting policies and other explanatory information.

Management's Responsibility for the Financial Statements

Management is responsible for the preparation and fair presentation of these financial statements in accordance with International Financial Reporting Standards, and for such internal control as management determines is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error.

Auditor's Responsibility

Our responsibility is to express an opinion on these financial statements based on our audit. We conducted our audit in accordance with Canadian generally accepted auditing standards. Those standards require that we comply with ethical requirements and plan and perform the audit to obtain reasonable assurance about whether the financial statements are free from material misstatement.

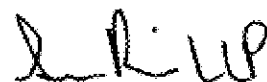
An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the entity's preparation and fair presentation of the financial statements in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion.

Opinion

In our opinion, the financial statements present fairly, in all material respects, the financial position and changes in partners' capital of Angus A24 Limited Partnership as at October 24, 2014 in accordance with International Financial Reporting Standards.

Vancouver, British Columbia
December 12, 2014

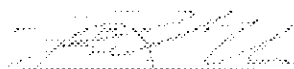



CHARTERED ACCOUNTANTS

ANGUS A2A LIMITED PARTNERSHIP
Statement of Financial Position
October 24, 2014

ASSETS		
CURRENT		
Due from initial limited partner	\$	100
<hr/>		
PARTNERS' CAPITAL	\$	100
<hr/>		

Approved on behalf of the Partnership by the Board of Directors of its General Partner, Angus A2A GP Inc.


 _____ President


 _____ Director

See notes to financial statements.

ANGUS A2A LIMITED PARTNERSHIP
Statement of Changes in Partners' Capital
October 24, 2014

	Number of Units	Units Stated Value	Total
Initial contribution, October 24, 2014	1	\$ 100	\$ 100

See notes to the financial statements.

ANGUS A2A LIMITED PARTNERSHIP

Notes to Financial Statements

October 24, 2014

1. FORMATION OF PARTNERSHIP AND NATURE OF OPERATIONS

Angus A2A Limited Partnership (the "Partnership") is a limited partnership established pursuant to and governed by the laws of the province of Alberta. The Partnership was formed as of October 24, 2014 pursuant to the Limited Partnership Agreement and filed its certificate of limited partnership on October 24, 2014 and was extra-provincially registered in the province of Ontario on October 26, 2014.

The Partnership's primary purpose and sole business is to acquire, from Angus Manor Park Developments, between a 4.35% and a 26.09% undivided fractional interest in Angus Manor Park; and participate in the appreciation of Angus Manor Park by Angus Manor Park Developments taking the property to the development ready stage.

The Partnership is managed by Angus A2A GP Inc. (the "General Partner"). The General Partner grants A2A Capital Management Inc. (the "Administrator") the authority to administer its decisions. The address and principal place of business of the Partnership is Suite 900, 744 – 4th Avenue SW, Calgary, Alberta, T2P 3T4.

The Partnership has not commenced operations at the date of the statement of financial position. Accordingly, statements of operations and cash flows have not been prepared.

2. STATEMENT OF COMPLIANCE

The financial statements have been prepared in accordance with International Financial Reporting Standards ("IFRS") as issued by the International Accounting Standards Board ("IASB") and interpretations of the International Financial Reporting Interpretations Committee ("IFRIC").

The financial statements have been prepared on the historical cost basis except for certain financial assets and liabilities, which are measured at fair value, as explained in note 5.

These financial statements are presented in Canadian dollars, which is the Partnership's functional currency.

The financial statements were authorized for issue by the General Partner on December 12, 2014.

3. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

(a) Financial Instruments

A financial instrument is any contract that gives rise to a financial asset of one entity and a financial liability or equity instrument.

(i) Loans and receivables

Classification

Loans and receivables are non-derivative financial assets with fixed or determinable payments that are not quoted in an active market. They are included in current assets, except for those with maturities greater than 12 months after the balance sheet date, which are classified as non-current assets. Assets in this category include amounts due from shareholders which are classified as current assets in the statement of financial position.

Recognition and measurement

Loans and receivables are initially recognized at fair value plus transaction costs and subsequently carried at amortized cost using the effective interest method, less any impairment losses. Interest income is recognized by applying the effective interest rate, except for short-term receivables when the recognition of interest would be immaterial.

ANGUS A2A LIMITED PARTNERSHIP
Notes to Financial Statements
October 24, 2014

3. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

(a) Financial instruments (continued)

(i) Partnership

Partnership units are classified as partners' capital. Incremental costs directly attributable to the issue of partnership units are recognized as a deduction from equity, net of any tax effects.

(ii) Impairment

The Partnership assesses at each balance sheet date whether there is objective evidence that a financial asset, other than those at fair value through profit or loss, or a group of financial assets, is impaired. When an impairment has occurred, the cumulative loss is recognized in profit or loss.

Individually significant financial assets are tested for impairment on an individual basis. The remaining financial assets are assessed collectively in groups that share similar credit risk characteristics.

For financial assets carried at amortized cost, the amount of the impairment loss recognized is the difference between the asset's carrying amount and the present value of estimated future cash flows, discounted at the financial asset's original effective interest rate.

When an available-for-sale financial asset is considered to be impaired, cumulative gains or losses previously recognized in other comprehensive income are reclassified to profit or loss in the period.

With the exception of available-for-sale equity instruments, if, in a subsequent period, the amount of the impairment loss decreases and the decrease can be related objectively to an event occurring after the impairment was recognized, the previously recognized impairment loss is reversed through profit or loss to the extent that the carrying amount of the investment at the date the impairment is reversed does not exceed what the amortized cost would have been had the impairment not been recognized. Any increase in fair value subsequent to an impairment loss with respect to available-for-sale equity instruments is recognized in other comprehensive income.

(b) Use of estimates and judgments

The preparation of financial statements in conformity with IFRS requires management to make judgments, estimates and assumptions that affect the application of accounting policies and the reported amounts of assets, liabilities, income and expenses. Actual results may differ from these estimates.

Estimates and judgments are continually evaluated and are based on historical experience and other factors, including expectations of future events that are believed to be reasonable under the circumstances. Accounting estimates will, by definition, seldom equal the actual results. Revisions to accounting estimates are recognized in the period in which the estimates are revised and in any future years affected.

Information about significant areas of estimation uncertainty and critical judgments in applying accounting policies that have the most significant effect on the amounts recognized in the financial statements is included in note 6.

ANGUS A2A LIMITED PARTNERSHIP
Notes to Financial Statements
October 24, 2014

4. PARTNERS' CAPITAL

Under the terms of the Limited Partnership Agreement, on October 24, 2014 the initial limited partner of the Partnership contributed the sum of \$100 to the Partnership as the initial capital contribution to the capital of the Partnership. One unit was exchanged for the contribution.

Each limited partner is entitled to participate equally with respect to any and all distributions of distributable cash subject to a calculation of a unit's proportionate share as per the Limited Partnership Agreement. On termination, the limited partners of record are entitled to receive all the assets of the Partnership remaining after payment of all debts, liabilities, and liquidation expenses of the Partnership.

5. FINANCIAL RISK MANAGEMENT

(a) Overview

In the normal course of business, the Partnership is exposed to a number of risks from its use of financial instruments. These risks, and the actions taken to manage them, are as follows:

- interest rate risk; and
- liquidity and market risk.

This note presents information about the Partnership's exposure to each of the above risks, the Partnership's objectives, policies and processes for measuring and managing risk, and the Partnership's management of capital.

The Partnership employs risk management strategies and policies to ensure that any exposure to risk is in compliance with the Partnership's business objectives and risk tolerance levels. While the General Partner has the overall responsibility for the establishment and oversight of the Partnership's risk management framework, the Administrator has the responsibility to administer and monitor these risks.

(b) Interest rate risk

Interest rate risk arises from the possibility that the value of, or cash flows related to, a financial instrument will fluctuate as a result of changes in market interest rates. The Partnership is exposed to interest rate risk from the interest rate differentials between the market rate and the rates used on these financial statements. A rise in interest rates may have a negative effect on the market price of the property. Increases in interest rates may also have adverse effects on sales, vacancy rates, rent levels, refurbishing costs, and other factors affecting the new home buying market business and profitability.

There is no interest bearing debt as at October 24, 2014 that expose the Partnership to the risk of interest rate fluctuations. However, inherently, changes in interest rates may affect the general economy.

(c) Liquidity and market risk

Liquidity risk is the risk that the Partnership may not be able to meet its financial obligations associated with financial liabilities. The Partnership was formed solely for the purposes of the acquisition an undivided financial interest in Angus Park Manor, which will represent the only significant asset of the Partnership. Therefore, the Partnership's financial performance will be directly tied to the performance thereof and to the performance of Angus Manor Park. The units are not a direct investment in Angus Manor Park Developments or Angus Manor Park, but an investment in the Partnership. There is no market for the units and the Partnership does not plan to list the units on any stock exchange or market. Consequently, holders of such securities may not be able to sell them readily, and the units may not be readily accepted as collateral for a loan.

Accordingly, the partners may be more susceptible to fluctuations in value resulting from adverse economic conditions affecting a particular country, industry, or issue than would be the case if the partners were required to maintain a wide diversification of assets.

ANGUS A2A LIMITED PARTNERSHIP
Notes to Financial Statements
October 24, 2014

6. FINANCIAL INSTRUMENTS

Current assets and current liabilities

The fair value of financial instruments included in current assets and current liabilities approximates their carrying value due to their short-term nature.

7. CAPITAL MANAGEMENT

The Partnership defines capital as the aggregate of partners' capital. The unitholders become limited partners of the Partnership. The Partnership's objective in managing capital is to safeguard the Partnership's ability to continue as a going concern. The Partnership's capital structure is approved by the General Partner. Capital adequacy is monitored by the Partnership to ensure adherence to the Limited Partnership Agreement. The Partnership does not have any externally imposed capital requirements to which it is subject.

The Limited Partnership Agreement allows the General Partner, at its sole discretion, to distribute to the Partnership's limited partners distributable cash. Distributable cash, calculated in accordance with the Limited Partnership Agreement, is net of any tax required by law to be withheld by the General Partner on behalf of the Partnership. There were no distributions as at October 24, 2014.

The Partnership is in compliance with the Limited Partnership Agreement as at October 24, 2014.

The capital structure consisted of the following components at October 24, 2014:

Partners' capital	\$	100
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8. SUBSEQUENT EVENT

Subsequent to the balance sheet date, on November 26, 2014, the limited partnership received cash of \$100 in settlement of the receivable for partnership units issued.

ITEM 13 – DATE AND CERTIFICATE

Dated: December 1, 2014.

THIS OFFERING MEMORANDUM DOES NOT CONTAIN A MISREPRESENTATION.

ON BEHALF OF THE BOARD OF DIRECTORS OF THE GENERAL PARTNER A2A GP INC.

(“Signed”) Alexi Olcheski

Alexi Olcheski, Vice President

(“Signed”) Douglas Saxon

Douglas Saxon, Secretary Treasurer

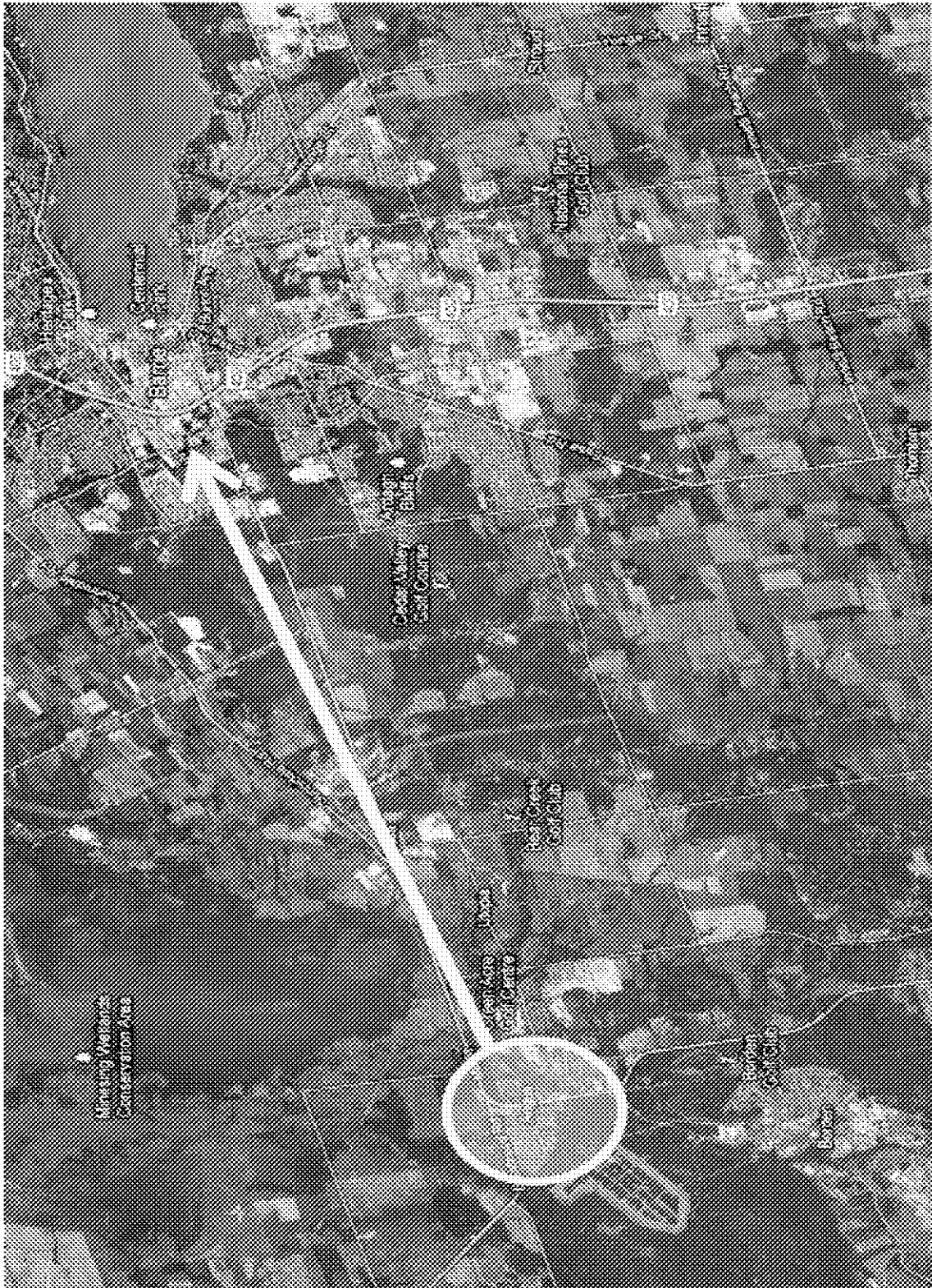
(“Signed”) Glenn Pickard

Glenn Pickard, President

SCHEDULE "A"

THE PROJECT





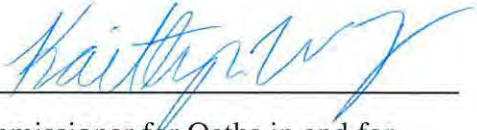
SCHEDULE "B"

SUBSCRIPTION AGREEMENT

SCHEDULE "C"

BROCHURE

This is Exhibit "27" referred to
In the Affidavit of Michael Edwards
Sworn before me this 12th day of November, 2024



Commissioner for Oaths in and for
the Province of Alberta

Kaitlyn Wong
Barrister & Solicitor
3400, 350 7th Avenue SW
Calgary, Alberta T2P3N9
Ph: 1-403-261-7388

PROPERTY DESCRIPTION: PT LT 28 CON 5 ESSA TWP; PT LT 29 CON 5 ESSA BEING PT 2 51R16117; TOWNSHIP OF ESSA

PROPERTY REMARKS:

ESTATE/QUALIFIER:

FEE SIMPLE
LT CONVERSION QUALIFIED

RECENTLY:

FIRST CONVERSION FROM BOOK

PIN CREATION DATE:

1999/07/19

OWNERS' NAMES

ANGUS MANOR PARK A2A DEVELOPMENTS INC.
LEUNG, CHEUK HANG
KUMARASAMY, ARUNA
KUMARASAMY, SHARMENDRAN
KUMARASAMY, ANISHKUMAR
TSAL, YEUNG
WONG, MING YIU RAYMOND
LAI, FUK KEUNG STEPHEN
MARU, MEHUL RUSHIKESH
BIN ZAINI, MOHAMAD
HO, FOONG LAN
ONG, JIMMY
LEOW, YUON YAU
CHAN, KING HEI
LAU, SUM WAI
MAK, YUEN TING
TSUI, WAI LING
LAU, KIT LUN
TU, LUJIANG
BIN ABDULLAH, AZLAN
CHELLIAH, SATHYA SEELAN
CHAY, CHOY FUN
ZHOU, MENG
LAI, KAN WA
YUEN, CHU YAN
CHAN, CHUN HUNG STEPHEN
CHAN, EMILY
LAI, KAN FUNG
GAN, WILLIAM FOH SYN
LEE, GABRIELYN FOH CHOO
WONG, SAI MUNG
LIM, SAU KUEN
GNOR, CHEE KHEONG
TAM, WAI YIN PINKY
CHIU, CHI FAI
CHEUNG, WING LEONG
CHAN, DAVID YAP FAY
ONG, LYE SIONG
LIM, WEI ENG
ONG, DESMOND LEONG KEAT
LAM, KIT LIUG
CHIN, NE NE

CAPACITY SHAPE

893/2300
TCOM 1/2300
JTEN PT 4/2300
JTEN PT 4/2300
JTEN PT 4/2300
TCOM 3/2300
TCOM 3/2300
TCOM 3/2300
TCOM 1/2300
TCOM 2/2300
TCOM 2/2300
TCOM 0.34/2300
TCOM 0.66/2300
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JTEN PT 2/2300
JTEN PT 2/2300
JTEN PT 2/2300
JTEN PT 2/2300
TCOM 1/2300
TCOM 7/2300
TCOM 1/2300
TCOM 1/2300
TCOM 1/2300
TCOM 6/2300
JTEN PT 2/2300
JTEN PT 2/2300
JTEN PT 2/2300
TCOM 2/2300
TCOM 2/2300

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#27 PART 1

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* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

OWNERS' NAMES	CAPACITY	SHARE
LOH, HON VOON	TCOM	2/2300
YAP, YOK MEI	JTEN	PT 2/2300
TAN, KOON GUAN	JTEN	PT 2/2300
TOH, GUEK BEE	TCOM	2/2300
BIN ABDUL WAHAB, JOHARI	JTEN	PT 2/2300
BINTI MANSHOR, NUR ADILA	JTEN	PT 2/2300
BINTI HJ AWANG JALIL, NORDIAH	TCOM	2/2300
CHAN, WAI CHUNG WILSON	TCOM	2/2300
CHEN, SHU-CHUAN	TCOM	1/2300
CHEN CHANG, YING-CHIAO	TCOM	1.98/2300
CHEN, CHIA-YU	TCOM	1.02/2300
TSAI, JUI-CHI	TCOM	1/2300
CHEE, PING WEI	TCOM	1/2300
WONG, HEONG BOOI	TCOM	4/2300
TAN, STEFANIE SU JEN	TCOM	0.52/2300
CHEE, PING FEN	TCOM	2.48/2300
BINTI MOHD ASRAF, RATNAWATI	JTEN	PT 8/2300
BINTI WAN MOHD NOR, ILHAM	JTEN	PT 8/2300
KONG, SOOK YUEN	TCOM	1/2300
TAN, KAM HING	TCOM	3/2300
BINTI MOHD ASRAF, RATNAWATI	JTEN	PT 8/2300
BINTI WAN MOHD NOR, MURNI	JTEN	PT 8/2300
BINTI MOHD ASRAF, RATNAWATI	JTEN	PT 8/2300
BINTI WAN MOHD NOR, ASMA	JTEN	PT 8/2300
BINTI MOHD ASRAF, RATNAWATI	JTEN	PT 8/2300
BINTI WAN MOHD NOR, SOFIYA	JTEN	PT 8/2300
HARI SINGH, HANJEET KAUR	TCOM	4/2300
BIN MOHD TAN, ISA	JTEN	PT 2/2300
BINTI ABD TALIB, ROKIAH	JTEN	PT 2/2300
TAN, THYE HENG	TCOM	2/2300
YAP, SIEW LIAN	TCOM	2/2300
WAN, SIEW KUEN	TCOM	1/2300
YIP, LI KUAN	TCOM	1/2300
CH'NG, BEE LEE	TCOM	2/2300
LOW, DOUGLAS KAH FEI	TCOM	1/2300
TAN, TUAN HWAN	TCOM	1/2300
BOON, KAI YIN	TCOM	1/2300
LIN, YUN-MING	JTEN	PT 2/2300
TSAI, CHING-I	JTEN	PT 2/2300
CHU, SHOU-CHUAN	TCOM	1/2300
SHU, BO YEE	TCOM	1/2300
WONG, YUEN SHAN	TCOM	2/2300
BIN OSMAN, ZULKIFLI	TCOM	2/2300
CHAN, CHOR PHENG	TCOM	1/2300
CHIN, MING LOI	TCOM	2/2300
CIA, POH LY	TCOM	2/2300
GOH, CHIN LIANG MALCOLM BASIL	TCOM	2/2300
LEE, ANTHONY	TCOM	2/2300
ONG, CHAI LEE	TCOM	3/2300

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* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

OWNERS' NAMES	CAPACITY	SHARE
ONG, DUNSTAN YUAN SHENG	JTEN	PT 2/2300
ONG, DILLON HONG SHENG	JTEN	PT 2/2300
PHUA, ANN LOCK	TCOM	1/2300
CHIN, POK SEH	TCOM	1/2300
KHOO, LINDA BEE LIAN	TCOM	1/2300
KHOO, LORRAINE BEE KIM	TCOM	4/2300
KHOO, WILLIAM HOCK WEE	TCOM	1/2300
BIN ABDUL HALIM, SUHAIMI	TCOM	2/2300
KHOO, LIP KIONG	JTEN	PT 3/2300
ONG, SIEW KIM	JTEN	PT 3/2300
YEO, CECILIA JOO LI	TCOM	2/2300
AU, ELIZABETH ANNE YOKE PING	TCOM	4/2300
CHIN, FUI KIEN	TCOM	1/2300
LIM, WEN GUANG RAYMOND	TCOM	1/2300
BINTI KAMARUN, HAM RABEAH	TCOM	1/2300
LAI, YOK PENG	TCOM	1/2300
LEE, YENG FONG	TCOM	2/2300
LIM, ESTHER OI PIN	TCOM	1/2300
LIM, TRICIA CHUK PIN	TCOM	1/2300
LIONG, TICK SENG	JTEN	PT 1/2300
LOO, KEW CHIN	JTEN	PT 1/2300
WONG, HUEY JENG	TCOM	1/2300
YEE, HOONG HING	TCOM	1/2300
CHENG, KWONG WHEE	TCOM	10/2300
TAN, HOCK ANN	TCOM	1/2300
CHIENG, KIU SII	TCOM	2/2300
LAM, WAI SIN	TCOM	1/2300
NG, YEN KIN	TCOM	2/2300
ONG, GEOK GUEK	TCOM	2/2300
POON, SOOK CHI	TCOM	1/2300
THAMOTHARAM, RAJASKANDA	TCOM	1/2300
CHEAM, SU YNG	TCOM	2/2300
LIM, TONG HENG	TCOM	2.5/2300
TAN, KIM KI	TCOM	2.5/2300
SOO, KAM LOONG	TCOM	6/2300
CHAN, DAVID YAP FAY	TCOM	3/2300
LUI, KIN CHUEN	JTEN	PT 2/2300
HO, KWAI FUN	JTEN	PT 2/2300
LEE, KIN FEI	TCOM	1/2300
KAN, WING KAI KEITH	TCOM	3/2300
LEUNG, SHU LAI HIMBERT	TCOM	1/2300
GOH, KIM CHUAN	TCOM	2/2300
MA, SOOK FUNN CINDY DEBORAH	TCOM	2/2300
TAN, CHING	TCOM	1/2300
TAN, WENDY WEI LENG	TCOM	2/2300
BIN SUJAK, IKHWAN SALIM	TCOM	3/2300
GAN, PENELOPE PAIK LING	TCOM	3/2300
K D BOK, LENA PERIACHEE BOK	TCOM	1/2300
LEE, KOOI SEE	TCOM	2/2300

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* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

OWNERS' NAMES	CAPACITY	SHARE
LOW, SAI LOOI	TCOM	1/2300
CHIEN, HSIU-CHEN	TCOM	1/2300
GRIBBON, RYAN MICHAEL	TCOM	2/2300
NG, WAI CHOONG	JTEN	PT 3/2300
TAN, MABAL	JTEN	PT 3/2300
CHO, YUEH-YUN	TCOM	5/2300
HSU, HSIAO-MEI	TCOM	2/2300
LEUNG, YUEN PING	TCOM	3/2300
TSANG, KWOK MING	TCOM	1/2300
HU, YA HUI	TCOM	1/2300
SHEN, CHIA FENG	TCOM	1/2300
CHAN, SIU LAM DONALD	TCOM	4/2300
LAM, YAT YAU	TCOM	2/2300
LAU, LAI CHING	TCOM	6/2300
WANG, ZHENG	TCOM	6/2300
YIP, SHUI CHUN	TCOM	2/2300
WONG, WAI FATT	TCOM	5/2300
TEE, SOONG HEONG	TCOM	2/2300
MUHAMAD AKRAM, MUZAFFAR ALI KHAN BIN	JTEN	PT 2/2300
NOR HASNAN, NOOR LIANA BINTE	JTEN	PT 2/2300
TAN, PEARL LIAN KHENG	TCOM	3/2300
TANG, KIM YEOW	TCOM	2/2300
THO, MIN SENG	TCOM	2/2300
THAM, KIN LOONG	TCOM	1.5/2300
YEO, PEI LI	TCOM	1.5/2300
TAN, MAY LING MADELEINE	TCOM	1/2300
TAN, CHUN THUAN	TCOM	3/2300
SEAH, CHYE HONG	TCOM	2/2300
NG, YAN YAP	TCOM	6/2300
LOO, SHEA FONG	TCOM	1/2300
LEOW, LAY HOON	TCOM	1/2300
KIT, SIU FEN	TCOM	2/2300
KIT, SIU CHING	TCOM	3/2300
CHUA, GEOK HONG	TCOM	1/2300
CHEW, EARN KONG	TCOM	2/2300
CHEONG, GUAT BENG	TCOM	1/2300
CHAN, YIT SEEM	JTEN	PT 1/2300
AW, TAI CHANG	JTEN	PT 1/2300
LUK, SIU HAN CATHERINE	TCOM	1/2300
KU, YIN KAY KAY	TCOM	3/2300
HO, MAN YEE	TCOM	1/2300
CHIANG, CHUEN-SHEUE	JTEN	PT 2/2300
CHEN, MENG-LIANG	JTEN	PT 2/2300
CHAN, SHEK	TCOM	2/2300
CHAN, SEE LAN SHIRLEY	TCOM	1/2300
CHU, HENG HWEE	TCOM	4/2300
KHOO, GAIK BEE	TCOM	1/2300
GAN, KIM GUAN	TCOM	2/2300
CHONG, MARISA AI PING	TCOM	1/2300

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* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

OWNERS' NAMES	CAPACITY	SHARE
CHAN, YIT KUAN	TCOM	1/2300
YAN, CHIN HENG	JTEN	PT 2/2300
GUO, YANJUN	JTEN	PT 2/2300
YAN, CHIN HENG	TCOM	0.5/2300
GUO, YANJUN	TCOM	0.5/2300
SUBRAMANIAM, KULARATNAM	JTEN	PT 2/2300
MASILAMONEY, SUGANTHINI	JTEN	PT 2/2300
RAMALINGAM, STEPHEN SIVANESWAREN	TCOM	2/2300
PHUNG, LI CHEN	JTEN	PT 2/2300
TUMMALAPALLI, VENKATASIVA RAMANANDA PRASAD	JTEN	PT 2/2300
NG, BOON SWEE	JTEN	PT 6/2300
WONG, CHOI CHAN	JTEN	PT 6/2300
LO, LIAN JIN	TCOM	1/2300
LIM, CHOON YEN	TCOM	1/2300
LEONG, WAI CHAI	TCOM	1/2300
CHOW, HONG CHEONG	JTEN	PT 4/2300
TEE, HUAT YONG	JTEN	PT 4/2300
CHING, KOK HIN	TCOM	0.5/2300
CHUA, MAY LING	TCOM	0.5/2300
CHANG, YOCK MIOW	TCOM	2/2300
BIN SHAHID, MOHAMMED SHAHDAN	TCOM	2/2300
BIN MOHD SAYUTI, KHAIRUL NIZAM	TCOM	2/2300
YEE, BENEDICT SHAN BAO	JTEN	PT 2/2300
YEE, JONATHAN WOON CHYE	JTEN	PT 2/2300
POR, KENG HWA	JTEN	PT 1/2300
CHEE, TIONG BENG	JTEN	PT 1/2300
PHANG, CHONG YIN ALICE	TCOM	1/2300
LIM, LEE VUI CECILY	TCOM	1/2300
LIM, LEE JIN LILIAN	TCOM	1/2300
LIM, CHI LUNG	TCOM	2/2300
HO, HEEN WU	TCOM	2/2300
CHENG, ESTHER PUI KONG	TCOM	2/2300
LIM, LAY YONG	TCOM	2/2300
LEONG, SAW SAN	TCOM	2/2300
BTE ALMARHUM TENGKU BESAR MAHMUD, TUANKU AISHAH ROHANI	TCOM	2/2300
CHAN, HENG CHEONG	TCOM	2/2300
WONG, MAN FUNG TERESA	TCOM	1/2300
CHEN, CHUNG YI	TCOM	3/2300
TONG, ELAINE YEE LIN	TCOM	1/2300
WONG, ANNG ANNG	TCOM	2/2300
HO, TIONG GHEE	TCOM	2/2300
HSU, YU-FU	TCOM	3/2300
HSU, SHENG CHAO	JTEN	PT 5/2300
WU, CHIH LIN	JTEN	PT 5/2300
LIU, CHEN TZER	TCOM	2/2300
HSU, SHENG CHAO	TCOM	4/2300
LIN, LAN MEI	TCOM	2/2300
CHIH, CHIA FANG	TCOM	1/2300

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OWNERS' NAMES	CAPACITY	SHARE
CHEN, TING YU	TCOM	1/2300
CHEN, CHIN HUA	TCOM	2/2300
CHIN, LAP SHUN	TCOM	1/2300
LIN, SHU HUI	TCOM	2/2300
LIN, LIANG CHUN	TCOM	2/2300
LU, CHUNG- CHUAN	TCOM	1/2300
LU, CHUNG-CHUAN	JTEN	PT 1/2300
HSIAO, YOU-HWA	JTEN	PT 1/2300
HSIAO, YOU-HWA	TCOM	1/2300
WAN, KA KA	TCOM	1/2300
FRANCIS, HELENA	TCOM	2/2300
FRANCIS, ANGELA	TCOM	2/2300
KUM, KIT CHING CATHERINE	TCOM	1/2300
BIN S MOHD GHAZALI, S MOHAMAD YUSMAL	TCOM	1/2300
NG, SENG PEEN	TCOM	3/2300
LAW, KAR SIANG	TCOM	8/2300
BIN MOHAMMAD, AMINUDDIN	TCOM	1/2300
BIN SUJAK, IKHWAN SALIM	TCOM	2/2300
CHENG, PEI-CHIH	TCOM	5/2300
NG, TAMMY	TCOM	1/2300
YEH, CHIA-SHIUN	TCOM	2/2300
LOH, MEE KENG	TCOM	1/2300
WONG, CHEE MIN	TCOM	1/2300
PEH, FUNG	TCOM	1/2300
LIN, CHIA-WEN	TCOM	2/2300
WONG, WAI HENG	TCOM	2/2300
QUEK, HAN YANG	TCOM	2/2300
EE, SWEE BEE	TCOM	2/2300
LIU, MING-JEN	TCOM	2/2300
LEE, CHING-HSUAN	TCOM	3/2300
CHAN, YING-YING	TCOM	1/2300
HSIEH, FU-MEI	TCOM	2/2300
YU, SU-HUA	TCOM	1/2300
SIEW, WEI HAO	TCOM	7/2300
THEN, CHUI FOONG	TCOM	2/2300
TANG, SOOK TENG	TCOM	2/2300
YU, SHU-FEN	TCOM	1/2300
FUNG, SYLVESTER YIN KHIAM	JTEN	PT 1/2300
FOH, SET MUI	JTEN	PT 1/2300
SIEW, TUCK MENG	TCOM	7/2300
TAY, BEE HONG	TCOM	7/2300
YUNG, SIEW LEY	TCOM	2/2300
CHEUNG, HON YU	TCOM	2/2300
WONG, YIU NANG	TCOM	2/2300
WENG, LUNG-PING	TCOM	2/2300
LAW, MANG HING	TCOM	2/2300
TAGUCHI, MITOSHI	TCOM	2/2300
SWA, WOON SANG	TCOM	1/2300
MARSHALL, ANDREW SAMUEL	TCOM	2/2300

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OWNERS' NAMES	CAPACITY	SHARE
CHOW, HONG CHEONG	JTEN	PT 4/2300
TEE, HUAT YONG	JTEN	PT 4/2300
BIN ABU CHIK, ABDUL RAZAK	TCOM	1/2300
TAN, GIM AIK	TCOM	1/2300
TAN, SUAN GIM	TCOM	1/2300
LIM, MUI CHIO	TCOM	1/2300
LIM, YOKE ONG	TCOM	1/2300
LIM, GUAT CHENG	TCOM	1/2300
SINNADURAI, MAHENDRAN	TCOM	3/2300
SUNG, KUN-TSE	TCOM	1/2300
KI, CHRISTINE	TCOM	2/2300
KATO, SHIHO	JTEN	PT 2/2300
KATO, MACHIKO	JTEN	PT 2/2300
TAN, BEE LIN	TCOM	3/2300
YU, WEN-CHANG	TCOM	2/2300
PING, CHAY SOON	TCOM	2/2300
SOH, PEI SHI PATSY	JTEN	PT 3/2300
SOH, BECKY BI QING	JTEN	PT 3/2300
SOH, SHERMAN JUN HAO	JTEN	PT 3/2300
LIM, WEI WEE	TCOM	2/2300
SOH, JULIE POH LAY	TCOM	3/2300
BIN HASHIM, GHULAM MOHAMMED	JTEN	PT 1/2300
BINTI MORIS, NORHAYATI	JTEN	PT 1/2300
GUNARATNAM, GANESH	TCOM	1/2300
CHEAH, AUN HENG	TCOM	1/2300
CHEE, PEE YANG	TCOM	1/2300
TAN, CHONG ING	TCOM	7/2300
CHAN, YIN PING DEBBIE	TCOM	2/2300
THAM, KWAI FONG	TCOM	5/2300
LAU, SUM WAI	TCOM	5/2300
DAVINA, KOEN	TCOM	1/2300
OH, CHOONG TONG	TCOM	1/2300
BIN MOHD ILIAS, MOHD IZUDDIN	TCOM	1/2300
THUM, MAY YONG	TCOM	1/2300
WIDJAJA, CINDY ANGGRIANI	TCOM	2/2300
BIN ABU KASSIM, BAHARUDDIN	TCOM	2/2300
ER, SWEE HIONG	TCOM	2/2300
TAN, PUAY HUANG	TCOM	2/2300
BINTI ABDUL RAHMAN, AZIZAH	TCOM	3/2300
BINTI MOHD GHAUTH, MEHLAN	TCOM	1/2300
TSUN, ALEXANDER WING GEY	TCOM	2/2300
LAU, SHUK YIN	TCOM	2/2300
CHAN, CELIA	TCOM	2/2300
KONG, MEI LENG	TCOM	2/2300
NG, WEE TECK	TCOM	2/2300
TAN, CHAOCHENG	TCOM	1/2300
BIN ABU BAKAR, ABBAS	TCOM	2/2300
QUEK, LILY	TCOM	1/2300
TAN, PUI CHEW	TCOM	1/2300

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OWNERS' NAMES	CAPACITY	SHARE
KONG, MEI LENG	TCOM	2/2300
TEO, MEI LING AUDREY	TCOM	2/2300
LIM, PING JOO	TCOM	1/2300
TANG, BOON CHONG	TCOM	3/2300
CHOY, SWEE CHUN	TCOM	1/2300
BINTI ROHANY, HABIBAH	TCOM	2/2300
OZAWA, HIROSHI	TCOM	3/2300
KONG, WAI QUEN	TCOM	1/2300
LIM, FELIX KHEK ANN	TCOM	4/2300
CHEN, KUM SENG	TCOM	2/2300
SOH, LAI LENG	TCOM	1/2300
BIN KHALID, OMAR	TCOM	1/2300
BIN SAIDIN, MOHD SALLEH	TCOM	1/2300
TAN, JING HOOI	TCOM	1/2300
BIN ABU NOH, MOHAMMAD RAIS	TCOM	1/2300
LIM, FELIX KHEK ANN	TCOM	6/2300
YONG, CHOOI LAI	TCOM	1/2300
LAU, POH CHOO	TCOM	1/2300
PHAN, YULIANA	TCOM	1.4/2300
TANET, BIAN TI MULIATI	TCOM	0.6/2300
LEONG, PHILIP WENG KEE	TCOM	1/2300
TEO, KOK LIANG WINSTON	TCOM	1/2300
JUHARI, MOHAMAD SHAMSURI BIN	TCOM	1/2300
WANG, JEE JUAN	TCOM	1/2300
TANET, BIAN TI MULIATI	TCOM	1/2300
LAU, BENJAMIN CHEE HOONG	TCOM	2/2300
ADI, ROBERTUS WAHENDRO	TCOM	2/2300
YO, SIU LI AGNES	TCOM	2/2300
MEILIANA, VANNY	TCOM	2/2300
TANET, BIAN TI MULIATI	TCOM	2/2300
LIUS, TERYANTO	TCOM	2/2300
DJONG, ANMARIA REDI AMINAH	TCOM	1/2300
KWOK, YIH HUEI	TCOM	1.8/2300
DJONG, ANMARIA REDI AMINAH	TCOM	1.2/2300
CHIANG, JING YING	TCOM	1/2300
ZECH, ALEXANDRA	TCOM	1/2300
CIA, POH LY	TCOM	2/2300
BIN ABU BAKAR, ABBAS	TCOM	1/2300
HARI SINGH, HANJEET KAUR	TCOM	2/2300
WONG, GIOK LAN	TCOM	2/2300
MOHAN SINGH, TRILOCHAN KAUR	TCOM	2/2300
BINTI OMAR, SABARIAH	TCOM	2/2300
BIN ABOO MANSOOR, AHMAD AZLAN	TCOM	1/2300
BIN MOHD SALLEH, MOHD NADZMI	JTEN	PT 30/2300
BIN MOHD NADZMI, MUHAMMAD HARIZ	JTEN	PT 30/2300
BINTI MOHD NADZMI, NISRIN NABILA	JTEN	30/2300
WONG, CHIP YING	JTEN	PT 1/2300
WONG, YEE HONG	JTEN	PT 1/2300
NG, WAI CHOONG	JTEN	PT 3/2300

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* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

OWNERS' NAMES	CAPACITY	SHARE
TAN, MABAL	JTEN	PT 3/2300
KONG, JUDITH SOOK THENG	JTEN	PT 5/2300
LOO, ADRIEL JIA JAD	JTEN	PT 5/2300
KONG, KOK WING	TCOM	3/2300
SEE, SWEE LAN	TCOM	1/2300
MAH, RICHARD FOO KHEONG	TCOM	1/2300
SAMASALAM, KRISHNAN	TCOM	2/2300
NIEW, AH MOOI	TCOM	1/2300
BINTI KAMARUDDIN, MARIA	TCOM	9/2300
BIN SUJAK, IKHWAN SALIM	TCOM	9/2300
LIM, RADIANCE BOH YEE	TCOM	2/2300
LEE, SIEW KENG	TCOM	1/2300
BIN ARIFFIN, YAHYA	TCOM	3/2300
OKAYASU, TOMOMICHI	TCOM	2/2300
LIM, YIN SHIN	JTEN	PT 1/2300
TAN, CHAI HONG	JTEN	PT 1/2300
LIM, CHEE CHIEH	TCOM	1/2300
HUANG, JUI CHI	TCOM	1/2300
LIM, PING JOO	TCOM	1/2300
LO, YING KIT LAWRENCE	TCOM	3/2300
DIU, CHIN KEE	TCOM	1/2300
LAI, JING WEN	TCOM	1/2300
HONDA, KAZUSHI	TCOM	1/2300
TAN, LOOI ENG	TCOM	1/2300
CHIN, CHOY NYOK	TCOM	1/2300
POK, SHEONG TECK	TCOM	1/2300
CHIN, CHOY YEN	TCOM	1/2300
HAU, WAN HOCK	TCOM	1/2300
TAN, LINDA KIM LIAN	TCOM	1/2300
CHAI, FELICIA WAI YIN	TCOM	1/2300
BIN SHAARI, HUSSAIN	TCOM	1/2300
KASAI, KEN	TCOM	1/2300
LOOI, HOONG KUN	JTEN	PT 5/2300
LIP, WAI CHENG	JTEN	PT 5/2300
LEE, AH LAH ALICE	TCOM	3/2300
BIN AHMAD SHAH, ZABRI	JTEN	PT 3/2300
BINTI TAIB, FADZILAH	JTEN	PT 3/2300
QUAH, SOK CHING	TCOM	2/2300
BINTI KAMARUN, HAM RABEAH	TCOM	1/2300
TANG, SONG MOW	TCOM	1.5/2300
TAN, SOH BEE	TCOM	1.5/2300
WONG, MO LING MAUREEN	TCOM	1/2300
ANG, MARY ANG	TCOM	1/2300
TEOH, LEOK YEOW	TCOM	2/2300
ANTHONY SAMY, ROBERT ANTHONY SAMY	JTEN	PT 3/2300
LOUIS AROKIASAMY, JANCIERANI	JTEN	PT 3/2300
GOH, GIM KHIAM	TCOM	0.5/2300
GOH, GIM EWE	TCOM	0.5/2300
TAN, WENG CHEONG	TCOM	1/2300

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OWNERS' NAMES	CAPACITY	SHARE
CHAN, KENG MUN	TCOM	1/2300
LAI, WENG YEW	TCOM	3/2300
SIE, PUAY GUAN	TCOM	5/2300
RAN, XUJUN	TCOM	2/2300
NG, KIAN BEEN	TCOM	2/2300
TEE, SIOK CHIN	JTEN	PT 2/2300
LAI, WYE CHEE	JTEN	PT 2/2300
BIN SARIPAN, M HAIKAL	TCOM	1/2300
OOI, CHONG GIM	TCOM	1/2300
LEE, SIEW THONG	TCOM	1/2300
LIONG, TICK SENG	JTEN	PT 1/2300
LOO, KEW CHIN	JTEN	PT 1/2300
CHAN, MUN LOONG SIMON	TCOM	2/2300
TAN, LEE HIOK	TCOM	2/2300
CHIA, CHIN NING	TCOM	2/2300
CHAN, GABRIEL CHIA PING	TCOM	6/2300
BONG, SIAW FAH	TCOM	6/2300
WONG, WAI TENG	TCOM	2/2300
HO, CHENG EN BENJAMIN	TCOM	1.2/2300
LOO, SHEA FONG	TCOM	0.8/2300
OH, MAUREEN PEK CHOO	TCOM	2/2300
GOVINDASAMY, MURUGESU	TCOM	2/2300
TSANG, WING HUNG	TCOM	2/2300
HIRASAWA, KENJI	TCOM	2/2300
FOO, TIANG KEOW ERIC	TCOM	2/2300
APPLASAMY, NARASIAH	JTEN	PT 2/2300
NARASIAH, VILASINY	JTEN	PT 2/2300
POH, LYDIA FOONG YUE POH	TCOM	2/2300
CHOW, HONG CHEONG	JTEN	PT 2/2300
TEE, HUAT YONG	JTEN	PT 2/2300
PING, CHAY SOON	TCOM	1/2300
TAN, HOOD LIAN EVELYN	JTEN	PT 3/2300
SEOW, HUI LING SEMONE	JTEN	PT 3/2300
CHAN, SUET SUM	TCOM	1/2300
CHAN, SUET YEE	TCOM	1/2300
KIT, SIU FEN	TCOM	2/2300
LOH, PUI YEE	TCOM	1/2300
CHOO, CHEW YEAN	TCOM	1/2300
CHEN, LILING	TCOM	2/2300
ONG, LIP KEONG	TCOM	1/2300
SOO, AARON CHAN WENG	TCOM	1/2300
CHOO, CHEW YEAN	JTEN	PT 3/2300
KANG, CHEE BOON	JTEN	PT 3/2300
SALAM, NOORANI BT	TCOM	1/2300
LIM, PECK HOON	TCOM	0.6/2300
NG, SEOH GECK	TCOM	0.8/2300
LEUNG, SAU FONG	TCOM	0.6/2300
LOO, SHEA FONG	TCOM	4/2300
TAY, MOLLY	TCOM	1/2300

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* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

OWNERS' NAMES	CAPACITY	SHARE
WIDJAJA, CINDY ANGGRIANI	TCOM	3/2300
SATO, TAKATOSHI	TCOM	2/2300
KWEE, SOW FUN	TCOM	3/2300
TONG, POW MUN	TCOM	2/2300
FRANCIS, HELENA	JTEN	PT 2/2300
FRANCIS, ANGELA	JTEN	PT 2/2300
CHING, LAI HUAT	TCOM	1/2300
LEOW, CHYE WAH	TCOM	1/2300
GOH, SING HOOK	TCOM	0.8/2300
GOH, POH CHOO	TCOM	0.4/2300
GOH, ALEX SENG SWEE	TCOM	0.8/2300
SENG, KOK TENG	TCOM	2/2300
TAN, GEOK LIAN	TCOM	1.2/2300
TAN, LAY YAN	TCOM	0.8/2300
WONG, GIOK LAN	TCOM	2/2300
HOH, KIM HYAN	JTEN	PT 2/2300
YEONG, KUM THIM	JTEN	PT 2/2300
CHIN, CHEE KIONG RICHARD	TCOM	1/2300
NG, HEE KHIANG	JTEN	PT 1/2300
CHIN, CHEE	JTEN	PT 1/2300
WONG, YEUCK KIU	TCOM	2/2300
HUM, YEAN WEE	TCOM	1.5/2300
TEO, SIEW PAN	TCOM	1.5/2300
LYE, MENG CHENG	TCOM	1/2300
TSUI, KIT	TCOM	2/2300
LAM, SUI CHUN	TCOM	1/2300
LO, CHUI YEE	TCOM	1/2300
YANG, HSIU-YING	TCOM	2/2300
CHANG, KOON WANG	TCOM	4/2300
NG, TECK WAN	TCOM	0.33/2300
HUANG, HANLEI CLEMENT	TCOM	0.33/2300
TEO, KIM EE TERESA	TCOM	0.34/2300
SIEW, KHEE MING CALVIN	TCOM	0.5/2300
ANG, ANGELINE YIN BOON	TCOM	0.5/2300
LEE, SEE TING	TCOM	2/2300
LEE, HAN CHONG SAMUEL	TCOM	0.8/2300
LEE, WILFRED HAN SONG	TCOM	0.8/2300
TEO, IRENE	TCOM	0.4/2300
TAN, BEE LIN	TCOM	2/2300
KWONG, PAUL KIN YIP	TCOM	2/2300
TSANG, YING CHEUK	TCOM	8/2300
LEE, KING TONG	TCOM	1/2300
TO, YAT HONG	TCOM	1/2300
TAN, YEN LOO JOANNE	TCOM	1/2300
NG, CHOU HIEN	TCOM	1/2300
P SUBRAMANIAM, S GUNASEHARAN	TCOM	1/2300
TADAYON, HUSSAIN MOHAMED TAQI	JTEN	PT 2/2300
BINTI ARIFF, RASHIDAH HANOUM	JTEN	PT 2/2300
TEO, SI YING TERINA	TCOM	2/2300

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OWNERS' NAMES	CAPACITY	SHARE
TAN, KIM SENG	TCOM	1/2300
CHANG, YEW KHOON	TCOM	1/2300
TEDJA, CHRISTINE	JTEN	PT 1/2300
TOOLSERAM, HARRY	JTEN	PT 1/2300
PATHMANATHAN, PREMENDRAN	JTEN	PT 1/2300
TEH, YEN HOON	JTEN	PT 1/2300
GAN, BOON GEE	JTEN	PT 1/2300
YAP, KIM LEN	JTEN	PT 1/2300
BOO, BETTE GUEK HUEY	TCOM	1/2300
BOO, HOONG NAI	TCOM	0.5/2300
OR, SIOK BENG	TCOM	0.5/2300
CHEONG, KOOK YUU	TCOM	1/2300
NG, BOON SWEE	JTEN	PT 2/2300
WONG, CHOI CHAN	JTEN	PT 2/2300
LEE, BOON PIN	TCOM	1/2300
GOH, GIM KHIAM	JTEN	PT 1/2300
GOH, GIM EWE	JTEN	PT 1/2300
LEUNG, SAU FONG	TCOM	5.58/2300
LEE, KAM SEUNG	TCOM	0.42/2300
PANG, WAI FAT	TCOM	1/2300
LAU, PAK SHING	JTEN	PT 2/2300
CHAN, KIT YEE CHERI	JTEN	PT 2/2300
CHENG, PEI-CHIH	TCOM	2/2300
CHUNG, PO YAM	JTEN	PT 2/2300
IP, WAN YIM	JTEN	PT 2/2300
WONG, TRIKIE HOW KUN	TCOM	2/2300
SURIADI, LUSIANA	TCOM	1/2300
NOVITA, DIAN	TCOM	1/2300
NEO, BOON SIM	TCOM	1/2300
SEOW, YUNN SHYAN	TCOM	1/2300
LEUNG, CHUN WING	TCOM	2/2300
TIN, TEONG SAN	TCOM	5/2300
TANET, BIAN TI MULIATI	TCOM	1/2300
LEE, ANNA SOY MOA	TCOM	4/2300
HO, LUI	TCOM	3/2300
POON, LAN SZE	JTEN	PT 2/2300
YUEN, TAK CHING	JTEN	PT 2/2300
SHIM, DAVID	TCOM	1/2300
LEONG, MEE YOKE	TCOM	2/2300
BIN MOHD SAYUTI, KHAIRUL NIZAM	TCOM	2/2300
BINTI YAHYA, NORIZAN	JTEN	PT 1/2300
BIN MOHD YAACOB, MOHD FAIZ	JTEN	PT 1/2300
BIN MOHD YAACOB, MOHAMMAD HAZIM	JTEN	PT 1/2300
KWEE, SOW FUN	TCOM	2/2300
PEH, CHEE KEONG	TCOM	1/2300
KONG, JUDITH SOOK THENG	JTEN	PT 4/2300
LOO, ADRIEL JIA JAD	JTEN	PT 4/2300
KEE, HOCK HOE	TCOM	3/2300
LAW, KAR SIANG	TCOM	2/2300

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OWNERS' NAMES	CAPACITY	SHARE
SELVAM WILLIAM, ALBURN	TCOM	1/2300
SHAM, KIEN YEE	TCOM	1/2300
BINTI ABDULLAH, ROSHIDAH	TCOM	1/2300
HARI SINGH, HANJEET KAUR	TCOM	3/2300
HO, CHEOK FAI	JTEN	PT 2/2300
GOH, AYE THONG	JTEN	PT 2/2300
KONG, KOK WING	JTEN	PT 2/2300
CHAN, YOKE MOI	JTEN	PT 2/2300
U, KA HONG	TCOM	2/2300
PHUNG, LI CHEN	JTEN	PT 1/2300
TUMMALAPALLI, VENKATASIVA RAMANANDA PRASAD	JTEN	PT 1/2300
NOZAKI, TAKASHI	TCOM	1/2300
MAH, RICHARD FOO KHEONG	TCOM	1/2300
WONG, SHOK FONG	JTEN	PT 2/2300
NG, SENG WAH	JTEN	PT 2/2300
LAM, ALICIA KARINE CHAI HSIA	TCOM	1/2300
RIANTO, GRACE WIDYALESTARI	TCOM	1/2300
CHAN, WAI FONG	TCOM	4/2300
TAN, CHONG ING	TCOM	4/2300
NG, WEE KEE	TCOM	2/2300
NG, TJIN-HWAI	TCOM	6/2300
KAO, MING-HAI	TCOM	2/2300
HSIEH, YU-CHEN	TCOM	2/2300
TEO, IRENE	TCOM	3/2300
DJONG, ANMARIA REDI AMINAH	TCOM	2/2300
SIE, PUAY GUAN	TCOM	2/2300
NG, WEE TECK	TCOM	3/2300
YUAN, CHIH-HUNG	TCOM	2/2300
YANG, CHEN-CHUNG	TCOM	1/2300
CHU, TING-CHUN	TCOM	1/2300
KUO, TSUNG-TE	TCOM	1/2300
LEE, SHUK MAN	TCOM	2/2300
FONG, JONATHAN	TCOM	2/2300
WONG, LING MIN	TCOM	1/2300
WONG, YEUCK KIU	TCOM	2/2300
CHONG, TSZ CHUNG	TCOM	2/2300
PEE, LAI MENG	TCOM	1/2300
TAN, GIM AIK	TCOM	1/2300
LING, SHU FEN	TCOM	1/2300
SUNDRAM, PARAWATHY	TCOM	1/2300
LIM, GUAT CHENG	TCOM	1/2300
BIN WAN AB RAHMAN, MOHD AZMI	JTEN	PT 1/2300
BIN MOHD AZMI, WAN AIMAN AKMAL	JTEN	PT 1/2300
TAN, HOCK ANN	TCOM	1/2300
SINNADURAI, MAHENDRAN	TCOM	1/2300
CHAN, YIT KUAN	TCOM	1/2300
NG, WAI CHOONG	JTEN	PT 3/2300
TAN, MABAL	JTEN	PT 3/2300
BIN CHIK OMAR, CHIK NAZRIN	TCOM	1/2300

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OWNERS' NAMES	CAPACITY	SHARE
BINTI KAIRON, NORLIDA	TCOM	1/2300
LOW, CHEE CHEONG	TCOM	3/2300
BIN ABDUL HALIM, SUHAIMI	TCOM	1/2300
LEE, EWE AI REBECCA	TCOM	1/2300
YEE, HOONG HING	TCOM	2/2300
CHEOH, BOON LEONG	TCOM	1/2300
CHEAM, SU YNG	TCOM	0.34/2300
PHAVADE, NIVEDITA	TCOM	0.33/2300
SING, SER CHEK	TCOM	0.33/2300
LIM, AH CHYE	TCOM	0.34/2300
ANG, CHENG ENG	TCOM	0.33/2300
ANG, CHENG HOE	TCOM	0.33/2300
RAMALINGAM, AMUTHA	TCOM	0.5/2300
RAMALINGAM, SHASIKUMAR	TCOM	0.5/2300
KONG, SAI WAH	TCOM	0.5/2300
CHAN, HELEN SOOK YIN	TCOM	0.5/2300
ONG, BEE LAN	TCOM	0.5/2300
LAM, YONG ZHI KENNETH	TCOM	0.5/2300
TAN, WEI PING	TCOM	1/2300
TAN, CHUN KWANG	TCOM	0.5/2300
TAN, TIAN LOO	TCOM	0.5/2300
LAI, KEEN HOONG	TCOM	0.5/2300
LAI, KAM HOONG	TCOM	0.5/2300
LIM, SHEA LI SHIRLEY	TCOM	0.57/2300
YIP, KWOK ONN ANDREW	TCOM	0.43/2300
SINGH, JOGINDAR	JTEN	PT 2/2300
SANDHU, RAJVINDER SINGH	JTEN	PT 2/2300
ANGUS A2A GP INC.	GPAR	40/2300
ANGUS A2A LIMITED PARTNERSHIP	FIRM	
ANGUS A2A GP INC.	GPAR	44/2300
ANGUS A2A LIMITED PARTNERSHIP	FIRM	
ANGUS A2A GP INC.	GPAR	100/2300
ANGUS A2A LIMITED PARTNERSHIP	FIRM	
ANGUS A2A GP INC.	GPAR	28/2300
ANGUS A2A LIMITED PARTNERSHIP	FIRM	
ANGUS MANOR PARK A2A GP INC.	GPAR	16/2300
ANGUS MANOR PARK A2A LIMITED PARTNERSHIP.	FIRM	
ANGUS MANOR PARK A2A GP INC.	GPAR	16/2300
ANGUS MANOR PARK A2A LIMITED PARTNERSHIP	FIRM	
ANGUS MANOR PARK A2A GP INC.	GPAR	33/2300
ANGUS MANOR PARK A2A LIMITED PARTNERSHIP		

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
EFFECTIVE	2000/07/29	THE NOTATION OF THE	"BLOCK IMPLEMENTATION DATE" OF 1999/07/19 ON THIS PIN			
WAS REPLACED WITH THE		"PIN CREATION DATE"	OF 1999/07/19			
** PRINTOUT	INCLUDES ALL DOCUMENT TYPES AND	DELETED INSTRUMENTS	SINCE 1999/07/16 **			

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* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
<div><div>**SUBJECT, ON FIRST REGISTRATION UNDER THE LAND TITLES ACT, TO:</div><div>**SUBSECTION 44(1) OF THE LAND TITLES ACT, EXCEPT PARAGRAPH 11, PARAGRAPH 14, PROVINCIAL SUCCESSION DUTIES *AND ESCHEATS OR FORFEITURE TO THE CROWN.</div><div>**THE RIGHTS OF ANY PERSON WHO WOULD, BUT FOR THE LAND TITLES ACT, BE ENTITLED TO THE LAND OR ANY PART OFIT THROUGH LENGTH OF ADVERSE POSSESSION, PRESCRIPTION, MISDESCRIPTION OR BOUNDARIES SETTLED BYCONVENTION.</div><div>**ANY LEASE TO WHICH THE SUBSECTION 70(2) OF THE REGISTRY ACT APPLIES.</div><div>**DATE OF CONVERSION TO LAND TITLES: 1999/07/19 **</div></div>						
51R16117	1987/09/09	PLAN REFERENCE				C
RO969886	1987/09/14	TRANSFER		*** COMPLETELY DELETED ***	DECAROLIS, CHESTER DECAROLIS, YOLANDA	
SC690485	2008/10/15	APL OF SURV-LAND		*** COMPLETELY DELETED *** DECAROLIS, YOLANDA	DECAROLIS, CHESTER	
SC854251	2010/09/23	TRANSMISSION-LAND		*** COMPLETELY DELETED *** DECAROLIS, CHESTER	DE CAROLIS, JOSEPH ROBERT DE CAROLIS, CHESTER LAWRENCE DECAROLIS, CHESTER - ESTATE	
SC1047212	2013/03/26	TRANS PERSONAL REP		*** COMPLETELY DELETED *** DE CAROLIS, CHESTER LAWRENCE DE CAROLIS, JOSEPH ROBERT	DE CAROLIS, CHESTER LAWRENCE HARE, MARIA ANNETTE DE CAROLIS, JOSEPH ROBERT MURRAY, KAREN DARLENE	
SC1049480	2013/04/05	TRANSFER	\$4,200,016	DE CAROLIS, CHESTER LAWRENCE DE CAROLIS, JOSEPH ROBERT HARE, MARIA ANNETTE MURRAY, KAREN DARLENE	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1069705	2013/07/15	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEUNG, CHEUK HANG	C
REMARKS: PLANNING ACT STATEMENTS.						

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REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
SC1069706	2013/07/15	TRANSFER	\$40,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KUMARASAMY, ARUNA KUMARASAMY, SHARMENDRAN KUMARASAMY, ANISHKUMAR	C
SC1069707	2013/07/15	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TSAI, YEUNG	C
SC1069709	2013/07/15	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, MING YIU RAYMOND	C
SC1069710	2013/07/15	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAI, FUK KEUNG STEPHEN	C
SC1069717	2013/07/15	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	MARU, MEHUL RUSHIKESH	C
SC1069720	2013/07/15	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN ZAINI, MOHAMAD	C
SC1069721	2013/07/15	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HO, FOONG LAN	C
SC1069723	2013/07/15	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	ONG, JIMMY LEOW, YUON YAU	C
SC1069724	2013/07/15	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, KING HEI	C
SC1084319	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAU, SUM WAI	C
SC1084320	2013/09/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	MAK, YUEN TING	C
SC1084321	2013/09/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TSUI, WAI LING	C
SC1084324	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAU, KIT LUN	C
SC1084326	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TU, LUJIANG	C

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REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
		REMARKS: PLANNING ACT STATEMENTS.				
SC1084327	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN ABDULLAH, AZLAN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1084329	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHELLIAH, SATHYA SEELAN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1084331	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAY, CHOY FUN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1084333	2013/09/12	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	ZHOU, MENG	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1084334	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAI, KAM WA	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1084336	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YUEN, CHU YAN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1084337	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, CHUN HUNG STEPHEN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1084338	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, EMILY	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1084342	2013/09/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAI, KAM FUNG	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1084343	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	GAN, WILLIAM POH SYN LEE, GABRIELYN POH CHOO	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1084344	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, SAI MUNG LIM, SAU KUEN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1084345	2013/09/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	GNOH, CHEE KHEONG	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1084347	2013/09/12	TRANSFER	\$70,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAM, WAI YIN PINKY	C
		REMARKS: PLANNING ACT STATEMENTS.				

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SC1084350	2013/09/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHIU, CHI FAI	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1084351	2013/09/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEUNG, WING LEONG	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1084353	2013/09/12	TRANSFER	\$60,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, DAVID YAP FAY	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1084359	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	ONG, LYE SIONG LIM, WEI ENG ONG, DESMOND LEONG KEAT	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1084360	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAM, KIT LING	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1084362	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHIN, NE NE	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1084365	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LOH, HON VOON	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1084370	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YAP, YOK MEI TAN, KOON GUAN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1084374	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TOH, GUEK BEE	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1084375	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN ABDUL WAHAB, JOHARI BINTI MANSHOR, NUR ADILA	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1084378	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BINTI HJ AWANG JALIL, NORDIAH	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1084387	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, WAI CHUNG WILSON	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1106422	2013/12/16	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEN, SHU-CHUAN	C
REMARKS: PLANNING ACT STATEMENTS.						

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REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
SC1106426	2013/12/16	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEN CHANG, YING-CHIAO CHEN, CHIA-YU	C
SC1106432	2013/12/16	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TSAI, JUI-CHI	C
SC1106436	2013/12/16	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEE, PING WEI	C
SC1106437	2013/12/16	TRANSFER	\$40,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, HEONG BOOI	C
SC1106438	2013/12/16	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, STEFANIE SU JEN CHEE, PING FEN	C
SC1106439	2013/12/16	TRANSFER	\$80,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BINTI MOHD ASRAF, RATNAWATI BINTI WAN MOHD NOR, ILHAM	C
SC1106440	2013/12/16	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KONG, SOOK YUEN	C
SC1106441	2013/12/16	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, KAM HING	C
SC1106442	2013/12/16	TRANSFER	\$80,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BINTI MOHD ASRAF, RATNAWATI BINTI WAN MOHD NOR, MURNI	C
SC1106443	2013/12/16	TRANSFER	\$80,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BINTI MOHD ASRAF, RATNAWATI BINTI WAN MOHD NOR, ASMA	C
SC1106444	2013/12/16	TRANSFER	\$80,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BINTI MOHD ASRAF, RATNAWATI BINTI WAN MOHD NOR, SOFIYA	C
SC1106445	2013/12/16	TRANSFER	\$40,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HARI SINGH, HANJEET KAUR	C
SC1106446	2013/12/16	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN MOHD TAN, ISA	C

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REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
		REMARKS: PLANNING ACT STATEMENTS.			BINTI ABD TALIB, ROKIAH	
SC1106447	2013/12/16	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, THYE HENG	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1106448	2013/12/16	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YAP, SIEW LIAN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1106449	2013/12/16	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WAN, SIEW KUEN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1106450	2013/12/16	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YIP, LI KUAN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1106451	2013/12/16	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CH'NG, BEE LEE	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1106452	2013/12/16	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LOW, DOUGLAS KAH FEI	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1106453	2013/12/16	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, TUAN HWAN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1106454	2013/12/16	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BOON, KAI YIN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1106455	2013/12/16	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIN, YUN-MING TSAI, CHING-I	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1106456	2013/12/16	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHU, SHOU-CHUAN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1106457	2013/12/16	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SHU, BO YEE	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1106458	2013/12/16	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, YUEN SHAN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1115122	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN OSMAN, ZULKIFLI	C
		REMARKS: PLANNING ACT STATEMENTS.				

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SC1115140	2014/02/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, CHOR PHENG	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1115141	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHIN, MING LOI	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1115142	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CIA, POH LY	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1115143	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	GOH, CHIN LIANG MALCOLM BASIL	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1115144	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEE, ANTHONY	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1115145	2014/02/12	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	ONG, CHAI LEE	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1115146	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	ONG, DUNSTAN YUAN SHENG ONG, DILLON HONG SHENG	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1115147	2014/02/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	PHUA, ANN LOCK	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1115155	2014/02/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHIN, POK SEH	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1115156	2014/02/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KHOO, LINDA BEE LIAN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1115157	2014/02/12	TRANSFER	\$40,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KHOO, LORRAINE BEE KIM	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1115158	2014/02/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KHOO, WILLIAM HOCK WEE	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1115159	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN ABDUL HALIM, SUHAIMI	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1115160	2014/02/12	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KHOO, LIP KIONG ONG, SIEW KIM	C
REMARKS: PLANNING ACT STATEMENTS.						

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SC1115161	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YEO, CECILIA JOO LI	C
SC1115165	2014/02/12	TRANSFER	\$40,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	AU, ELIZABETH ANNE YOKE PING	C
SC1115166	2014/02/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHIN, FUI KIEN	C
SC1115167	2014/02/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, WEN GUANG RAYMOND	C
SC1115168	2014/02/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BINTI KAMARUN, HAM RABEAH	C
SC1115169	2014/02/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAI, YOK PENG	C
SC1115170	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEE, YENG FONG	C
SC1115171	2014/02/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, ESTHER OI PIN	C
SC1115172	2014/02/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, TRICIA CHUK PIN	C
SC1115173	2014/02/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIONG, TICK SENG LOO, KEW CHIN	C
SC1115174	2014/02/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, HUEY JENG	C
SC1115175	2014/02/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YEE, HOONG HING	C
SC1115176	2014/02/12	TRANSFER	\$100,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHENG, KWONG WHEE	C
SC1115177	2014/02/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, HOCK ANN	C

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SC1115179	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHIENG, KIU SII	C
SC1115180	2014/02/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAM, WAI SIN	C
SC1115181	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NG, YEN KIN	C
SC1115182	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	ONG, GEOK GUEK	C
SC1115183	2014/02/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	POON, SOOK CHI	C
SC1115184	2014/02/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	THAMOTHARAM, RAJASKANDA	C
SC1115185	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEAM, SU YNG	C
SC1115186	2014/02/12	TRANSFER	\$50,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, TONG HENG TAN, KIM KI	C
SC1115187	2014/02/12	TRANSFER	\$60,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SOO, KAM LOONG	C
SC1115188	2014/02/12	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, DAVID YAP FAY	C
SC1115189	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LUI, KIN CHUEN HO, KWAI FUN	C
SC1115190	2014/02/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEE, KIN FEI	C
SC1115191	2014/02/12	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KAN, WING KAI KEITH	C
SC1115192	2014/02/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEUNG, SHU LAI HIMBERT	C

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SC1115199	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	GOH, KIM CHUAN	C
SC1115200	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	MA, SOOK FUNN CINDY DEBORAH	C
SC1115201	2014/02/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, CHING	C
SC1115202	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, WENDY WEI LENG	C
SC1115203	2014/02/12	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN SUJAK, IKHWAN SALIM	C
SC1115204	2014/02/12	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	GAN, PENELOPE PAIK LING	C
SC1115205	2014/02/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	K D BOK, LENA PERIACHEE BOK	C
SC1115206	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEE, KOOI SEE	C
SC1115207	2014/02/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LOW, SAI LOOI	C
SC1115208	2014/02/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHIEN, HSIU-CHEN	C
SC1115209	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	GRIBBON, RYAN MICHAEL	C
SC1115210	2014/02/12	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NG, WAI CHOONG TAN, MABAL	C
SC1115211	2014/02/12	TRANSFER	\$50,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHO, YUEH-YUN	C
SC1115212	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HSU, HSIAO-MEI	C

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		REMARKS: PLANNING ACT STATEMENTS.				
SC1115213	2014/02/12	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEUNG, YUEN PING	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1115214	2014/02/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TSANG, KWOK MING	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1115215	2014/02/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HU, YA HUI	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1115216	2014/02/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SHEN, CHIA FENG	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1115217	2014/02/12	TRANSFER	\$40,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, SIU LAM DONALD	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1115218	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAM, YAT YAU	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1115219	2014/02/12	TRANSFER	\$60,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAU, LAI CHING	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1115220	2014/02/12	TRANSFER	\$60,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WANG, ZHENG	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1115221	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YIP, SHUI CHUN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1115222	2014/02/12	TRANSFER	\$50,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, WAI FATT	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1115223	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TEE, SOONG HEONG	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1115224	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	MUHAMAD AKRAM, MUZAFFAR ALI KHAN BIN NOR HASNAN, NOOR LIANA BINTE	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1115225	2014/02/12	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, PEARL LIAN KHENG	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1115226	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TANG, KIM YEOW	C

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ON 2023/09/07 AT 12:15:34

* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119150	2014/03/11	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	THO, MIN SENG	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119151	2014/03/11	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	THAM, KIN LOONG YEO, PEI LI	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119152	2014/03/11	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, MAY LING MADELEINE	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119153	2014/03/11	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, CHUN THUAN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119154	2014/03/11	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SEAH, CHYE HONG	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119155	2014/03/11	TRANSFER	\$60,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NG, YAN YAP	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119156	2014/03/11	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LOO, SHEA FONG	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119157	2014/03/11	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEOW, LAY HOON	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119158	2014/03/11	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KIT, SIU FEN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119159	2014/03/11	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KIT, SIU CHING	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119160	2014/03/11	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHUA, GEOK HONG	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119161	2014/03/11	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEW, EARN KONG	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119162	2014/03/11	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEONG, GUAT BENG	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119580	2014/03/13	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, YIT SEEM	C

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REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
		REMARKS: PLANNING ACT STATEMENTS.			AW, TAI CHANG	
SC1119581	2014/03/13	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LUK, SIU HAN CATHERINE	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119582	2014/03/13	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KU, YIN KAY KAY	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119583	2014/03/13	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HO, MAN YEE	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119584	2014/03/13	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHIANG, CHUEN-SHEUE CHEN, MENG-LIANG	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119585	2014/03/13	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, SHEK	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119586	2014/03/13	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, SEE LAN SHIRLEY	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119587	2014/03/13	TRANSFER	\$40,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHU, HENG HWEE	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119588	2014/03/13	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KHOO, GAIK BEE	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119589	2014/03/13	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	GAN, KIM GUAN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119590	2014/03/13	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHONG, MARISA AI PING	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119591	2014/03/13	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, YIT KUAN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119592	2014/03/13	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YAN, CHIN HENG GUO, YANJUN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119593	2014/03/13	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YAN, CHIN HENG GUO, YANJUN	C

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SC1119594	2014/03/13	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SUBRAMANIAM, KULARATNAM MASILAMONEY, SUGANTHINI	C
SC1119595	2014/03/13	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	RAMALINGAM, STEPHEN SIVANESWAREN	C
SC1119596	2014/03/13	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	PHUNG, LI CHEN TUMMALAPALLI, VENKATASIVA RAMANANDA PRASAD	C
SC1119597	2014/03/13	TRANSFER	\$60,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NG, BOON SWEE WONG, CHOI CHAN	C
SC1119598	2014/03/13	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LO, LIAN JIN	C
SC1119599	2014/03/13	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, CHOON YEN	C
SC1119600	2014/03/13	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEONG, WAI CHAI	C
SC1119601	2014/03/13	TRANSFER	\$40,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHOW, HONG CHEONG TEE, HUAT YONG	C
SC1119602	2014/03/13	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHING, KOK HIN CHUA, MAY LING	C
SC1119603	2014/03/13	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHANG, YOCK MIOU	C
SC1119604	2014/03/13	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN SHAHID, MOHAMMED SHAHDAN	C
SC1119605	2014/03/13	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN MOHD SAYUTI, KHAIRUL NIZAM	C

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SC1119606	2014/03/13	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YEE, BENEDICT SHAN BAO YEE, JONATHAN WOON CHYE	C
	REMARKS: PLANNING ACT STATEMENTS.					
SC1119607	2014/03/13	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	POR, KENG HWA CHEE, TIONG BENG	C
	REMARKS: PLANNING ACT STATEMENTS.					
SC1119608	2014/03/13	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	PHANG, CHONG YIN ALICE	C
	REMARKS: PLANNING ACT STATEMENTS.					
SC1119609	2014/03/13	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, LEE VUI CECILY	C
	REMARKS: PLANNING ACT STATEMENTS.					
SC1119610	2014/03/13	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, LEE JIN LILIAN	C
	REMARKS: PLANNING ACT STATEMENTS.					
SC1119611	2014/03/13	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, CHI LUNG	C
	REMARKS: PLANNING ACT STATEMENTS.					
SC1119612	2014/03/13	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HO, HEEN WU	C
	REMARKS: PLANNING ACT STATEMENTS.					
SC1119613	2014/03/13	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHENG, ESTHER PUI KONG	C
	REMARKS: PLANNING ACT STATEMENTS.					
SC1141928	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, LAY YONG	C
	REMARKS: PLANNING ACT STATEMENTS.					
SC1141929	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEONG, SAW SAN	C
	REMARKS: PLANNING ACT STATEMENTS.					
SC1141930	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BTE ALMARHUM TENGKU BESAR MAHMUD, TUANKU AISHAH ROHANI	C
	REMARKS: PLANNING ACT STATEMENTS.					
SC1141931	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, HENG CHEONG	C
	REMARKS: PLANNING ACT STATEMENTS.					
SC1141932	2014/07/03	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, MAN FUNG TERESA	C
	REMARKS: PLANNING ACT STATEMENTS.					
SC1141933	2014/07/03	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEN, CHUNG YI	C
	REMARKS: PLANNING ACT STATEMENTS.					

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SC1141941	2014/07/03	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TONG, ELAINE YEE LIN	C
SC1141942	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, ANNG ANNG	C
SC1141943	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HO, TIONG GHEE	C
SC1141944	2014/07/03	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HSU, YU-FU	C
SC1141945	2014/07/03	TRANSFER	\$50,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HSU, SHENG CHAO WU, CHIH LIN	C
SC1141946	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIU, CHEN TZER	C
SC1141949	2014/07/03	TRANSFER	\$40,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HSU, SHENG CHAO	C
SC1141950	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIN, LAN MEI	C
SC1141951	2014/07/03	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHIH, CHIA FANG	C
SC1141952	2014/07/03	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEN, TING YU	C
SC1141953	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEN, CHIN HUA	C
SC1141954	2014/07/03	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHIN, LAP SHUN	C
SC1141955	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIN, SHU HUI	C
SC1141956	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIN, LIANG CHUN	C

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SC1141957	2014/07/03	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LU, CHUNG- CHUAN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141958	2014/07/03	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LU, CHUNG-CHUAN HSIAO, YOU-HWA	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141961	2014/07/03	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HSIAO, YOU-HWA	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141962	2014/07/03	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WAN, KA KA	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141963	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	FRANCIS, HELENA	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141964	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	FRANCIS, ANGELA	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141965	2014/07/03	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KUM, KIT CHING CATHERINE	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141966	2014/07/03	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN S MOHD GHAZALI, S MOHAMAD YUSMAL	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141967	2014/07/03	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NG, SENG PEEN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141968	2014/07/03	TRANSFER	\$80,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAW, KAR SIANG	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141969	2014/07/03	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN MOHAMMAD, AMINUDDIN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141970	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN SUJAK, IKHWAN SALIM	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141971	2014/07/03	TRANSFER	\$50,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHENG, PEI-CHIH	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141972	2014/07/03	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NG, TAMMY	C
REMARKS: PLANNING ACT STATEMENTS.						

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SC1141973 REMARKS: PLANNING ACT STATEMENTS.	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YEH, CHIA-SHIUN	C
SC1141974 REMARKS: PLANNING ACT STATEMENTS.	2014/07/03	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LOH, MEE KENG	C
SC1141975 REMARKS: PLANNING ACT STATEMENTS.	2014/07/03	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, CHEE MIN	C
SC1141976 REMARKS: PLANNING ACT STATEMENTS.	2014/07/03	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	PEH, FUNG	C
SC1142038 REMARKS: PLANNING ACT STATEMENTS.	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIN, CHIA-WEN	C
SC1142039 REMARKS: PLANNING ACT STATEMENTS.	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, WAI HENG	C
SC1142040 REMARKS: PLANNING ACT STATEMENTS.	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	QUEK, HAN YANG	C
SC1142041 REMARKS: PLANNING ACT STATEMENTS.	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	EE, SWEE BEE	C
SC1142042 REMARKS: PLANNING ACT STATEMENTS.	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIU, MING-JEN	C
SC1142043 REMARKS: PLANNING ACT STATEMENTS.	2014/07/03	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEE, CHING-HSUAN	C
SC1142044 REMARKS: PLANNING ACT STATEMENTS.	2014/07/03	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, YING-YING	C
SC1142045 REMARKS: PLANNING ACT STATEMENTS.	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HSIEH, FU-MEI	C
SC1142046 REMARKS: PLANNING ACT STATEMENTS.	2014/07/03	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YU, SU-HUA	C
SC1142047 REMARKS: PLANNING ACT STATEMENTS.	2014/07/03	TRANSFER	\$70,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SIEW, WEI HAO	C

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SC1142048	2014/07/03	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	THEN, CHUI FOONG	C
SC1142049	2014/07/03	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TANG, SOOK TENG	C
SC1142050	2014/07/03	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YU, SHU-FEN	C
SC1142051	2014/07/03	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	FUNG, SYLVESTER YIN KHIAM FOH, SET MUI	C
SC1142052	2014/07/03	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$70,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SIEW, TUCK MENG	C
SC1142053	2014/07/03	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$70,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAY, BEE HONG	C
SC1151279	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YUNG, SIEW LEY	C
SC1151281	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEUNG, HON YU	C
SC1151282	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, YIU NANG	C
SC1151283	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WENG, LUNG-PING	C
SC1151284	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAW, MANG HING	C
SC1151285	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAGUCHI, MITOSHI	C
SC1151286	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SWA, WOON SANG	C
SC1151287	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	MARSHALL, ANDREW SAMUEL	C

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SC1151290	2014/08/11	TRANSFER	\$40,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHOW, HONG CHEONG TEE, HUAT YONG	C
SC1151291	2014/08/11	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN ABU CHIK, ABDUL RAZAK	C
SC1151292	2014/08/11	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, GIM AIK	C
SC1151293	2014/08/11	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, SUAN GIM	C
SC1151294	2014/08/11	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, MUI CHIO	C
SC1151295	2014/08/11	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, YOKE ONG	C
SC1151296	2014/08/11	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, GUAT CHENG	C
SC1151297	2014/08/11	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SINNADURAI, MAHENDRAN	C
SC1151298	2014/08/11	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SUNG, KUN-TSE	C
SC1151299	2014/08/11	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KI, CHRISTINE	C
SC1151303	2014/08/11	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KATO, SHIHO KATO, MACHIKO	C
SC1151304	2014/08/11	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, BEE LIN	C
SC1151305	2014/08/11	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YU, WEN-CHANG	C
SC1151306	2014/08/11	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	PING, CHAY SOON	C

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SC1151307	2014/08/11	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SOH, PEI SHI PATSY SOH, BECKY BI QING SOH, SHERMAN JUN HAO	C
SC1151309	2014/08/11	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, WEI WEE	C
SC1151310	2014/08/11	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SOH, JULIE POH LAY	C
SC1151311	2014/08/11	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN HASHIM, GHULAM MOHAMMED BINTI MORIS, NORHAYATI	C
SC1151312	2014/08/11	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	GUNARATNAM, GANESH	C
SC1158893	2014/09/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEAH, AUN HENG	C
SC1158894	2014/09/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEE, PEE YANG	C
SC1173735	2014/11/10	TRANSFER	\$70,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, CHONG ING	C
SC1173736	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, YIN PING DEBBIE	C
SC1173737	2014/11/10	TRANSFER	\$50,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	THAM, KWAI FONG	C
SC1173738	2014/11/10	TRANSFER	\$50,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAU, SUM WAI	C
SC1173739	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	DAVINA, KOEN	C
SC1173740	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	OH, CHOONG TONG	C

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SC1173741	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN MOHD ILIAS, MOHD IZUDDIN	C
SC1173746	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	THUM, MAY YONG	C
SC1173747	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WIDJAJA, CINDY ANGGRIANI	C
SC1173748	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN ABU KASSIM, BAHARUDDIN	C
SC1173749	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	ER, SWEE HIONG	C
SC1173750	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, PUAY HUANG	C
SC1173751	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BINTI ABDUL RAHMAN, AZIZAH	C
SC1173752	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BINTI MOHD GHAUTH, MEHLAN	C
SC1173754	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TSUN, ALEXANDER WING GEY	C
SC1173755	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAU, SHUK YIN	C
SC1173756	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, CELIA	C
SC1173757	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KONG, MEI LENG	C
SC1173758	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NG, WEE TECK	C
SC1173759	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, CHAOCHENG	C
SC1173760	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN ABU BAKAR, ABBAS	C

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SC1173765	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	QUEK, LILY	C
SC1173766	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, PUI CHEW	C
SC1173767	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KONG, MEI LENG	C
SC1173768	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TEO, MEI LING AUDREY	C
SC1173769	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, PING JOO	C
SC1173770	2014/11/10	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TANG, BOON CHONG	C
SC1173772	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHOY, SWEE CHUN	C
SC1173773	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BINTI ROHANY, HABIBAH	C
SC1173774	2014/11/10	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	OZAWA, HIROSHI	C
SC1173775	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK DEVELOPMENTS INC.	KONG, WAI QUEN	C
SC1173776	2014/11/10	TRANSFER	\$40,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, FELIX KHEK ANN	C
SC1173777	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEN, KUM SENG	C
SC1173778	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SOH, LAI LENG	C
SC1173779	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN KHALID, OMAR	C

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ON 2023/09/07 AT 12:15:34

* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
SC1173780	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN SAIDIN, MOHD SALLEH	C
SC1173781	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, JING HOOI	C
SC1173782	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN ABU NOH, MOHAMMAD RAIS	C
SC1173783	2014/11/10	TRANSFER	\$60,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, FELIX KHEK ANN	C
SC1173784	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YONG, CHOOI LAI	C
SC1173785	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAU, POH CHOO	C
SC1173786	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	PHAN, YULIANA TANET, BIAN TI MULIATI	C
SC1173787	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEONG, PHILIP WENG KEE	C
SC1173788	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TEO, KOK LIANG WINSTON	C
SC1173789	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	JUHARI, MOHAMAD SHAMSURI BIN	C
SC1173790	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WANG, JEE JUAN	C
SC1173791	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TANET, BIAN TI MULIATI	C
SC1173792	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAU, BENJAMIN CHEE HOONG	C
SC1173793	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	ADI, ROBERTUS WAHENDRO	C

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SC1173794	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YO, SIU LI AGNES	C
SC1173795	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	MEILIANA, VANNY	C
SC1173796	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TANET, BIAN TI MULIATI	C
SC1173797	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIUS, TERYANTO	C
SC1173798	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	DJONG, ANMARIA REDI AMINAH	C
SC1173799	2014/11/10	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KWOK, YIH HUEI DJONG, ANMARIA REDI AMINAH	C
SC1173800	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHIANG, JING YING	C
SC1173801	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	ZECH, ALEXANDRA	C
SC1173805	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CIA, POH LY	C
SC1173806	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN ABU BAKAR, ABBAS	C
SC1173807	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HARI SINGH, HANJEET KAUR	C
SC1173808	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, GIOK LAN	C
SC1173809	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	MOHAN SINGH, TRILOCHAN KAUR	C
SC1173810	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BINTI OMAR, SABARIAH	C

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SC1173812	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN ABOO MANSOOR, AHMAD AZLAN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1173813	2014/11/10	TRANSFER	\$300,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN MOHD SALLEH, MOHD NADZMI BIN MOHD NADZMI, MUHAMMAD HARIZ BINTI MOHD NADZMI, NISRIN NABIL	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1173814	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, CHIP YING WONG, YEE HONG	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1173815	2014/11/10	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NG, WAI CHOONG TAN, MABAL	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1173816	2014/11/10	TRANSFER	\$50,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KONG, JUDITH SOOK THENG LOO, ADRIEL JIA JAD	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1173817	2014/11/10	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KONG, KOK WING	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1173819	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SEE, SWEE LAN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1173820	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	MAH, RICHARD FOO KHEONG	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1173821	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SAMASALAM, KRISHNAN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1173822	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NIEW, AH MOOI	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1173823	2014/11/10	TRANSFER	\$90,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BINTI KAMARUDDIN, MARIA	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1173824	2014/11/10	TRANSFER	\$90,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN SUJAK, IKHWAN SALIM	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1173826	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, RADIANCE BOH YEE	C

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		REMARKS: PLANNING ACT STATEMENTS.				
SC1173827	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEE, SIEW KENG	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173828	2014/11/10	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN ARIFFIN, YAHYA	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173829	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK DEVELOPMENTS INC.	OKAYASU, TOMOMICHI	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173830	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC,	LIM, YIN SHIN TAN, CHAI HONG	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173831	2014/11/10	TRANSFER	\$100,005	ANGUS MANOR PARK A2A DEVELOPMENTS INC,	LIM, CHEE CHIEH	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173834	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HUANG, JUI CHI	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173835	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, PING JOO	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173836	2014/11/10	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LO, YING KIT LAWRENCE	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173837	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC,	DIU, CHIN KEE	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173838	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK DEVELOPMENTS INC.	LAI, JING WEN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173839	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HONDA, KAZUSHI	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173840	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, LOOI ENG	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173841	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHIN, CHOY NYOK	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173842	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	POK, SHEONG TECK	C

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SC1173843	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHIN, CHOY YEN	C
SC1173844	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HAU, WAN HOCK	C
SC1173845	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, LINDA KIM LIAN	C
SC1173846	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAI, FELICIA WAI YIN	C
SC1173847	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN SHAARI, HUSSAIN	C
SC1173848	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KASAI, KEN	C
SC1173849	2014/11/10	TRANSFER	\$50,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LOOI, HOONG KUN LIP, WAI CHENG	C
SC1173850	2014/11/10	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEE, AH LAH ALICE	C
SC1173851	2014/11/10	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN AHMAD SHAH, ZABRI BINTI TAIB, FADZILAH	C
SC1173854	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	QUAH, SOK CHING	C
SC1173855	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BINTI KAMARUN, HAM RABEAH	C
SC1173856	2014/11/10	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TANG, SONG MOW TAN, SOH BEE	C
SC1173857	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, MO LING MAUREEN	C

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SC1173858	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	ANG, MARY ANG	C
SC1173859	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TEOH, LEOK YEOW	C
SC1173860	2014/11/10	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	ANTHONYSAM Y, ROBERT ANTHONYSAMY LOUIS AROKIASAMY, JANCIERANI	C
SC1173861	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	GOH, GIM KHIAM GOH, GIM EWE	C
SC1173862	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, WENG CHEONG	C
SC1173863	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, KENG MUN	C
SC1173864	2014/11/10	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAI, WENG YEW	C
SC1173865	2014/11/10	TRANSFER	\$50,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SIE, PUAY GUAN	C
SC1173868	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	RAN, XUJUN	C
SC1173869	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NG, KIAN BEEN	C
SC1173870	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TEE, SIOK CHIN LAI, WYE CHEE	C
SC1173871	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN SARIPAN, M HAIKAL	C
SC1173872	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	OOI, CHONG GIM	C

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* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
SC1173873	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEE, SIEW THONG	C
SC1173874	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIONG, TICK SENG LOO, KEW CHIN	C
SC1173875	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, MUN LOONG SIMON	C
SC1173876	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, LEE HIOK	C
SC1173877	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHIA, CHIN NING	C
SC1173878	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$60,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, GABRIEL CHIA PING	C
SC1173879	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$60,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BONG, SIAW FAH	C
SC1173880	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, WAI TENG	C
SC1173881	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HO, CHENG EN BENJAMIN LOO, SHEA FONG	C
SC1173882	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	OH, MAUREEN PEK CHOO	C
SC1185809	2015/01/06	NO CHNG ADDR OWNER		CHOY, SWEE CHUN		C
SC1185810	2015/01/06	APL CH NAME OWNER		BINTI MOHD NADZMI, NISRIN NABIL	BINTI MOHD NADZMI, NISRIN NABILA	C
SC1207702	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	GOVINDASAMY, MURUGESU	C
SC1207704	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TSANG, WING HUNG	C
SC1207705	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HIRASAWA, KENJI	C

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SC1207706	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	FOO, TIANG KEOW ERIC	C
SC1207707	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	APPLASAMY, NARASIAH NARASIAH, VILASINY	C
SC1207708	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	POH, LYDIA FOONG YUE POH	C
SC1207709	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHOW, HONG CHEONG TEE, HUAT YONG	C
SC1207710	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	PING, CHAY SOON	C
SC1207714	2015/05/01	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, HOOD LIAN EVELYN SEOW, HUI LING SEMONE	C
SC1207715	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, SUET SUM	C
SC1207716	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC	CHAN, SUET YEE	C
SC1207717	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KIT, SIU FEN	C
SC1207718	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LOH, PUI YEE	C
SC1207719	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHOO, CHEW YEAN	C
SC1207720	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEN, LILING	C
SC1207732	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	ONG, LIP KEONG	C

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SC1207733	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SOO, AARON CHAN WENG	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207734	2015/05/01	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHOO, CHEW YEAN KANG, CHEE BOON	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207735	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SALAM, NOORANI BT	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207736	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, PECK HOON NG, SEOH GECK LEUNG, SAU FONG	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207737	2015/05/01	TRANSFER	\$40,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LOO, SHEA FONG	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207738	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEAM, SU YNG PHAVADE, NIVEDITA SING, SER CHEK	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207740	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, AH CHYE ANG, CHENG ENG ANG, CHENG HOE	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207741	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAY, MOLLY	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207742	2015/05/01	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WIDJAJA, CINDY ANGGRIANI	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207743	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SATO, TAKATOSHI	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207744	2015/05/01	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KWEE, SOW FUN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207745	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TONG, POW MUN	C
REMARKS: PLANNING ACT STATEMENTS.						

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SC1207746	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	FRANCIS, HELENA FRANCIS, ANGELA	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207749	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHING, LAI HUAT	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207750	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEOW, CHYE WAH	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207751	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	GOH, SING HOOK GOH, POH CHOO GOH, ALEX SENG SWEE	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207752	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SENG, KOK TENG	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207753	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, GEOK LIAN TAN, LAY YAN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207754	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, GIOK LAN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207755	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HOH, KIM HYAN YEONG, KUM THIM	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207759	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHIN, CHEE KIONG RICHARD	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207760	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NG, HEE KHIANG CHIN, CHEE	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207761	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, YEUCK KIU	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207762	2015/05/01	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HUM, YEAN WEE TEO, SIEW PAN	C
REMARKS: PLANNING ACT STATEMENTS.						

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SC1207763	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LYE, MENG CHENG	C
SC1207764	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TSUI, KIT	C
SC1207765	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAM, SUI CHUN	C
SC1207775	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LO, CHUI YEE	C
SC1207776	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YANG, HSIU-YING	C
SC1207777	2015/05/01	TRANSFER	\$40,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHANG, KOON WANG	C
SC1207778	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NG, TECK WAN HUANG, HANLEI CLEMENT TEO, KIM EE TERESA	C
SC1207779	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SIEW, KHEE MING CALVIN ANG, ANGELINE YIN BOON	C
SC1207780	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEE, SEE TING	C
SC1207781	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEE, HAN CHONG SAMUEL LEE, WILFRED HAN SONG TEO, IRENE	C
SC1207782	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, BEE LIN	C
SC1207783	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KWONG, PAUL KIN YIP	C
SC1207784	2015/05/01	TRANSFER	\$80,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TSANG, YING CHEUK	C

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SC1207785	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEE, KING TONG	C
SC1207786	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TO, YAT HONG	C
SC1207787	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, YEN LOO JOANNE	C
SC1207788	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NG, CHOU HIEN	C
SC1207793	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	P SUBRAMANIAM, S GUNASEHARAN	C
SC1207794	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TADAYON, HUSSAIN MOHAMED TAQI BINTI ARIFF, RASHIDAH HANOUM	C
SC1207795	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TEO, SI YING TERINA	C
SC1207796	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, KIM SENG	C
SC1207797	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHANG, YEW KHOON	C
SC1207798	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TEDJA, CHRISTINE TOOLSERAM, HARRY	C
SC1207799	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	PATHMANATHAN, PREMENDRAN TEH, YEN HOON	C
SC1207804	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	GAN, BOON GEE YAP, KIM LEN	C
SC1207805	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BOO, BETTE GUEK HUEY	C

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SC1207806	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BOO, HOONG NAI OR, SIOK BENG	C
SC1207807	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEONG, KOOK YUU	C
SC1207808	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NG, BOON SWEE WONG, CHOI CHAN	C
SC1207809	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEE, BOON PIN	C
SC1207810	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	GOH, GIM KHIAM GOH, GIM EWE	C
SC1207812	2015/05/01	TRANSFER	\$60,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEUNG, SAU FONG LEE, KAM SEUNG	C
SC1207813	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	PANG, WAI FAT	C
SC1207814	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAU, PAK SHING CHAN, KIT YEE CHERI	C
SC1207815	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHENG, PEI-CHIH	C
SC1207816	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHUNG, PO YAM IP, WAN YIM	C
SC1207817	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, TRIXIE HOW KUN	C
SC1207818	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SURIADI, LUSIANA	C

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SC1207828	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NOVITA, DIAN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207829	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NEO, BOON SIM	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207830	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SEOW, YUNN SHYAN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207831	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEUNG, CHUN WING	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207832	2015/05/01	TRANSFER	\$50,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TIN, TEONG SAN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207833	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TANET, BIAN TI MULIATI	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207834	2015/05/01	TRANSFER	\$40,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEE, ANNA SOY MOA	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207835	2015/05/01	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HO, LUI	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207836	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	POON, LAN SZE YUEN, TAK CHING	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207837	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SHIM, DAVID	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207838	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEONG, MEE YOKE	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207839	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN MOHD SAYUTI, KHAIRUL NIZAM	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207840	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BINTI YAHYA, NORIZAN BIN MOHD YAACOB, MOHD FAIZ BIN MOHD YAACOB, MOHAMMAD HAZIM	C
REMARKS: PLANNING ACT STATEMENTS.						

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PREPARED FOR BORLAK01
ON 2023/09/07 AT 12:15:34

* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
SC1207857	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KWEE, SOW FUN	C
SC1207858	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	PEH, CHEE KEONG	C
SC1207859	2015/05/01	TRANSFER	\$40,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KONG, JUDITH SOOK THENG LOO, ADRIEL JIA JAD	C
SC1207860	2015/05/01	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KEE, HOCK HOE	C
SC1207861	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAW, KAR SIANG	C
SC1207862	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SELVAM WILLIAM, ALBURN	C
SC1207863	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	RAMALINGAM, AMUTHA RAMALINGAM, SHASIKUMAR	C
SC1207864	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SHAM, KIEN YEE	C
SC1207865	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BINTI ABDULLAH, ROSHIDAH	C
SC1207866	2015/05/01	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HARI SINGH, HANJEET KAUR	C
SC1207867	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC,	HO, CHEOK FAI GOH, AYE THONG	C
SC1207868	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KONG, KOK WING CHAN, YOKE MOI	C
SC1207869	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	U, KA HONG	C

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REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
SC1207870	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KONG, SAI WAH CHAN, HELEN SOOK YIN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207891	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	PHUNG, LI CHEN TUMMALAPALLI, VENKATASIVA RAMANANDA PRASAD	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207892	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC,	NOZAKI, TAKASHI	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207893	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	MAH, RICHARD FOO KHEONG	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207894	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC,	WONG, SHOK FONG NG, SENG WAH	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207895	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	ONG, BEE LAN LAM, YONG ZHI KENNETH	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207896	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAM, ALICIA KARINE CHAI HSIA	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207897	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	RIANTO, GRACE WIDYALESTARI	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207898	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, WEI PING	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207899	2015/05/01	TRANSFER	\$40,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, WAI FONG	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207900	2015/05/01	TRANSFER	\$40,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, CHONG ING	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207901	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NG, WEE KEE	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207923	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, CHUN KWANG TAN, TIAN LOO	C
REMARKS: PLANNING ACT STATEMENTS.						

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REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
SC1207924	2015/05/01	TRANSFER	\$60,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NG, TJIN-HWAI	C
SC1207925	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KAO, MING-HAI	C
SC1207926	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HSIEH, YU-CHEN	C
SC1207927	2015/05/01	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TEO, IRENE	C
SC1207928	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	DJONG, ANMARIA REDI AMINAH	C
SC1207929	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SIE, PUAY GUAN	C
SC1207930	2015/05/01	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NG, WEE TECK	C
SC1207931	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC,	YUAN, CHIH-HUNG	C
SC1207932	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YANG, CHEN-CHUNG	C
SC1207933	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHU, TING-CHUN	C
SC1207934	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KUO, TSUNG-TE	C
SC1207935	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEE, SHUK MAN	C
SC1207936	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK DEVELOPMENTS INC.	FONG, JONATHAN	C
SC1207937	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, LING MIN	C

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REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
SC1207938	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, YEUCK KIU	C
SC1208012	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC,	LAI, KEEN HOONG LAI, KAM HOONG	C
SC1208013	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHONG, TSZ CHUNG	C
SC1208014	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	PEE, LAI MENG	C
SC1208015	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGIS MANOR PARK A2A DEVELOPMENTS INC,	TAN, GIM AIK	C
SC1208016	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LING, SHU FEN	C
SC1208017	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC,	SUNDRAM, PARAWATHY	C
SC1208018	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, GUAT CHENG	C
SC1208019	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN WAN AB RAHMAN, MOHD AZMI BIN MOHD AZMI, WAN AIMAN AKMAL	C
SC1208020	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, HOCK ANN	C
SC1208021	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SINNADURAI, MAHENDRAN	C
SC1208022	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, YIT KUAN	C
SC1208023	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NG, WAI CHOONG TAN, MABAL	C
SC1208024	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN CHIK OMAR, CHIK NAZRIN	C

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SC1208025	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BINTI KAIRON, NORLIDA	C
SC1208026	2015/05/01	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LOW, CHEE CHEONG	C
SC1208027	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN ABDUL HALIM, SUHAIMI	C
SC1208028	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEE, EWE AI REBECCA	C
SC1208029	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YEE, HOONG HING	C
SC1208030	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEOH, BOON LEONG	C
SC1208031	2015/05/01	TRANSFER		*** COMPLETELY DELETED *** ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, SHEA LI SHIRLEY YIP, KWOK ONN ANDREW	
SC1280741	2016/02/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SINGH, JOGINDAR SANDHU, RAJVINDER SINGH	C
SC1280742	2016/02/03	TRANSFER	\$400,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	ANGUS A2A GP INC. ANGUS A2A LIMITED PARTNERSHIP	C
SC1280743	2016/02/03	TRANSFER	\$440,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	ANGUS A2A GP INC. ANGUS A2A LIMITED PARTNERSHIP	C
SC1280744	2016/02/03	TRANSFER	\$1,000,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	ANGUS A2A GP INC. ANGUS A2A LIMITED PARTNERSHIP	C
SC1282308	2016/02/11	TRANSFER	\$2	LIM, SHEA LI SHIRLEY YIP, KWOK ONN ANDREW	LIM, SHEA LI SHIRLEY YIP, KWOK ONN ANDREW	C

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REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
SC1294878	2016/04/08	TRANSFER	\$260,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	ANGUS A2A GP INC. ANGUS A2A LIMITED PARTNERSHIP	C
SC1373344	2016/12/20	TRANSFER	\$160,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	ANGUS MANOR PARK A2A CAPITAL CORPORATION	C
SC1385574	2017/02/08	TRANSFER	\$160,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	ANGUS MANOR PARK A2A CAPITAL CORPORATION	C
SC1385575	2017/02/08	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	ANGUS A2A GP INC.	C
SC1385576	2017/02/08	TRANSFER	\$330,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	ANGUS MANOR PARK A2A CAPITAL CORPORATION	C
SC1427895	2017/07/06	TRANSFER	\$2	ANGUS MANOR PARK A2A CAPITAL CORPORATION	ANGUS MANOR PARK A2A GP INC. ANGUS MANOR PARK A2A LIMITED PARTNERSHIP.	C
SC1427896	2017/07/06	TRANSFER	\$2	ANGUS MANOR PARK A2A CAPITAL CORPORATION	ANGUS MANOR PARK A2A GP INC. ANGUS MANOR PARK A2A LIMITED PARTNERSHIP	C
SC1427897	2017/07/06	TRANSFER	\$2	ANGUS MANOR PARK A2A CAPITAL CORPORATION	ANGUS MANOR PARK A2A GP INC. ANGUS MANOR PARK A2A LIMITED PARTNERSHIP	C

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REGISTRY

OFFICE #51

58103-0065 (LT)

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ON 2023/09/07 AT 12:13:20

* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

OWNERS' NAMES	CAPACITY	SHARE
LOH, HON VOON	TCOM	2/2300
YAP, YOK MEI	JTEN	PT 2/2300
TAN, KOON GUAN	JTEN	PT 2/2300
TOH, GUEK BEE	TCOM	2/2300
BIN ABDUL WAHAB, JOHARI	JTEN	PT 2/2300
BINTI MANSHOR, NUR ADILA	JTEN	PT 2/2300
BINTI HJ AWANG JALIL, NORDIAH	TCOM	2/2300
CHAN, WAI CHUNG WILSON	TCOM	2/2300
CHEN, SHU-CHUAN	TCOM	1/2300
CHEN CHANG, YING-CHIAO	TCOM	1.98/2300
CHEN, CHIA-YU	TCOM	1.02/2300
TSAI, JUI-CHI	TCOM	1/2300
CHEE, PING WEI	TCOM	1/2300
WONG, HEONG BOOI	TCOM	4/2300
TAN, STEFANIE SU JEN	TCOM	0.52/2300
CHEE, PING FEN	TCOM	2.48/2300
BINTI MOHD ASRAF, RATNAWATI	JTEN	PT 8/2300
BINTI WAN MOHD NOR, ILHAM	JTEN	PT 8/2300
KONG, SOOK YUEN	TCOM	1/2300
TAN, KAM HING	TCOM	3/2300
BINTI MOHD ASRAF, RATNAWATI	JTEN	PT 8/2300
BINTI WAN MOHD NOR, MURNI	JTEN	PT 8/2300
BINTI MOHD ASRAF, RATNAWATI	JTEN	PT 8/2300
BINTI WAN MOHD NOR, ASMA	JTEN	PT 8/2300
BINTI MOHD ASRAF, RATNAWATI	JTEN	PT 8/2300
BINTI WAN MOHD NOR, SOFIYA	JTEN	PT 8/2300
HARI SINGH, HANJEET KAUR	TCOM	4/2300
BIN MOHD TAN, ISA	JTEN	PT 2/2300
BINTI ABD TALIB, ROKIAH	JTEN	PT 2/2300
TAN, THYE HENG	TCOM	2/2300
YAP, SIEW LIAN	TCOM	2/2300
WAN, SIEW KUEN	TCOM	1/2300
YIP, LI KUAN	TCOM	1/2300
CH'NG, BEE LEE	TCOM	2/2300
LOW, DOUGLAS KAH FEI	TCOM	1/2300
TAN, TUAN HWAN	TCOM	1/2300
BOON, KAI YIN	TCOM	1/2300
LIN, YUN-MING	JTEN	PT 2/2300
TSAI, CHING-I	JTEN	PT 2/2300
CHU, SHOU-CHUAN	TCOM	1/2300
SHU, BO YEE	TCOM	1/2300
WONG, YUEN SHAN	TCOM	2/2300
BIN OSMAN, ZULKIFLI	TCOM	2/2300
CHAN, CHOR PHENG	TCOM	1/2300
CHIN, MING LOI	TCOM	2/2300
CIA, POH LY	TCOM	2/2300
GOH, CHIN LIANG MALCOLM BASIL	TCOM	2/2300
LEE, ANTHONY	TCOM	2/2300
ONG, CHAI LEE	TCOM	3/2300

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OWNERS' NAMES	CAPACITY	SHARE
ONG, DUNSTAN YUAN SHENG	JTEN	PT 2/2300
ONG, DILLON HONG SHENG	JTEN	PT 2/2300
PHUA, ANN LOCK	TCOM	1/2300
CHIN, POK SEH	TCOM	1/2300
KHOO, LINDA BEE LIAN	TCOM	1/2300
KHOO, LORRAINE BEE KIM	TCOM	4/2300
KHOO, WILLIAM HOCK WEE	TCOM	1/2300
BIN ABDUL HALIM, SUHAIMI	TCOM	2/2300
KHOO, LIP KIONG	JTEN	PT 3/2300
ONG, SIEW KIM	JTEN	PT 3/2300
YEO, CECILIA JOO LI	TCOM	2/2300
AU, ELIZABETH ANNE YOKE PING	TCOM	4/2300
CHIN, FUI KIEN	TCOM	1/2300
LIM, WEN GUANG RAYMOND	TCOM	1/2300
BINTI KAMARUN, HAM RABEAH	TCOM	1/2300
LAI, YOK PENG	TCOM	1/2300
LEE, YENG FONG	TCOM	2/2300
LIM, ESTHER OI PIN	TCOM	1/2300
LIM, TRICIA CHUK PIN	TCOM	1/2300
LIONG, TICK SENG	JTEN	PT 1/2300
LOO, KEW CHIN	JTEN	PT 1/2300
WONG, HUEY JENG	TCOM	1/2300
YEE, HOONG HING	TCOM	1/2300
CHENG, KWONG WHEE	TCOM	10/2300
TAN, HOCK ANN	TCOM	1/2300
CHIENG, KIU SII	TCOM	2/2300
LAM, WAI SIN	TCOM	1/2300
NG, YEN KIN	TCOM	2/2300
ONG, GEOK GUEK	TCOM	2/2300
POON, SOOK CHI	TCOM	1/2300
THAMOTHARAM, RAJASKANDA	TCOM	1/2300
CHEAM, SU YNG	TCOM	2/2300
LIM, TONG HENG	TCOM	2.5/2300
TAN, KIM KI	TCOM	2.5/2300
SOO, KAM LOONG	TCOM	6/2300
CHAN, DAVID YAP FAY	TCOM	3/2300
LUI, KIN CHUEN	JTEN	PT 2/2300
HO, KWAI FUN	JTEN	PT 2/2300
LEE, KIN FEI	TCOM	1/2300
KAN, WING KAI KEITH	TCOM	3/2300
LEUNG, SHU LAI HIMBERT	TCOM	1/2300
GOH, KIM CHUAN	TCOM	2/2300
MA, SOOK FUNN CINDY DEBORAH	TCOM	2/2300
TAN, CHING	TCOM	1/2300
TAN, WENDY WEI LENG	TCOM	2/2300
BIN SUJAK, IKHWAN SALIM	TCOM	3/2300
GAN, PENELOPE PAIK LING	TCOM	3/2300
K D BOK, LENA PERIACHEE BOK	TCOM	1/2300
LEE, KOOI SEE	TCOM	2/2300

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58103-0065 (LT)

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ON 2023/09/07 AT 12:13:20

* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

OWNERS' NAMES	CAPACITY	SHARE
LOW, SAI LOOI	TCOM	1/2300
CHIEN, HSIU-CHEN	TCOM	1/2300
GRIBBON, RYAN MICHAEL	TCOM	2/2300
NG, WAI CHOONG	JTEN	PT 3/2300
TAN, MABAL	JTEN	PT 3/2300
CHO, YUEH-YUN	TCOM	5/2300
HSU, HSIAO-MEI	TCOM	2/2300
LEUNG, YUEN PING	TCOM	3/2300
TSANG, KWOK MING	TCOM	1/2300
HU, YA HUI	TCOM	1/2300
SHEN, CHIA FENG	TCOM	1/2300
CHAN, SIU LAM DONALD	TCOM	4/2300
LAM, YAT YAU	TCOM	2/2300
LAU, LAI CHING	TCOM	6/2300
WANG, ZHENG	TCOM	6/2300
YIP, SHUI CHUN	TCOM	2/2300
WONG, WAI FATT	TCOM	5/2300
TEE, SOONG HEONG	TCOM	2/2300
MUHAMAD AKRAM, MUZAFFAR ALI KHAN BIN	JTEN	PT 2/2300
NOR HASNAN, NOOR LIANA BINTE	JTEN	PT 2/2300
TAN, PEARL LIAN KHENG	TCOM	3/2300
TANG, KIM YEOW	TCOM	2/2300
THO, MIN SENG	TCOM	2/2300
THAM, KIN LOONG	TCOM	1.5/2300
YEO, PEI LI	TCOM	1.5/2300
TAN, MAY LING MADELEINE	TCOM	1/2300
TAN, CHUN THUAN	TCOM	3/2300
SEAH, CHYE HONG	TCOM	2/2300
NG, YAN YAP	TCOM	6/2300
LOO, SHEA FONG	TCOM	1/2300
LEOW, LAY HOON	TCOM	1/2300
KIT, SIU FEN	TCOM	2/2300
KIT, SIU CHING	TCOM	3/2300
CHUA, GEOK HONG	TCOM	1/2300
CHEW, EARN KONG	TCOM	2/2300
CHEONG, GUAT BENG	TCOM	1/2300
CHAN, YIT SEEM	JTEN	PT 1/2300
AW, TAI CHANG	JTEN	PT 1/2300
LUK, SIU HAN CATHERINE	TCOM	1/2300
KU, YIN KAY KAY	TCOM	3/2300
HO, MAN YEE	TCOM	1/2300
CHIANG, CHUEN-SHEUE	JTEN	PT 2/2300
CHEN, MENG-LIANG	JTEN	PT 2/2300
CHAN, SHEK	TCOM	2/2300
CHAN, SEE LAN SHIRLEY	TCOM	1/2300
CHU, HENG HWEE	TCOM	4/2300
KHOO, GAIK BEE	TCOM	1/2300
GAN, KIM GUAN	TCOM	2/2300
CHONG, MARISA AI PING	TCOM	1/2300

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* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

OWNERS' NAMES	CAPACITY	SHARE
CHAN, YIT KUAN	TCOM	1/2300
YAN, CHIN HENG	JTEN	PT 2/2300
GUO, YANJUN	JTEN	PT 2/2300
YAN, CHIN HENG	TCOM	0.5/2300
GUO, YANJUN	TCOM	0.5/2300
SUBRAMANIAM, KULARATNAM	JTEN	PT 2/2300
MASILAMONEY, SUGANTHINI	JTEN	PT 2/2300
RAMALINGAM, STEPHEN SIVANESWAREN	TCOM	2/2300
PHUNG, LI CHEN	JTEN	PT 2/2300
TUMMALAPALLI, VENKATASIVA RAMANANDA PRASAD	JTEN	PT 2/2300
NG, BOON SWEE	JTEN	PT 6/2300
WONG, CHOI CHAN	JTEN	PT 6/2300
LO, LIAN JIN	TCOM	1/2300
LIM, CHOON YEN	TCOM	1/2300
LEONG, WAI CHAI	TCOM	1/2300
CHOW, HONG CHEONG	JTEN	PT 4/2300
TEE, HUAT YONG	JTEN	PT 4/2300
CHING, KOK HIN	TCOM	0.5/2300
CHUA, MAY LING	TCOM	0.5/2300
CHANG, YOCK MIOW	TCOM	2/2300
BIN SHAHID, MOHAMMED SHAHDAN	TCOM	2/2300
BIN MOHD SAYUTI, KHAIRUL NIZAM	TCOM	2/2300
YEE, BENEDICT SHAN BAO	JTEN	PT 2/2300
YEE, JONATHAN WOON CHYE	JTEN	PT 2/2300
POR, KENG HWA	JTEN	PT 1/2300
CHEE, TIONG BENG	JTEN	PT 1/2300
PHANG, CHONG YIN ALICE	TCOM	1/2300
LIM, LEE VUI CECILY	TCOM	1/2300
LIM, LEE JIN LILIAN	TCOM	1/2300
LIM, CHI LUNG	TCOM	2/2300
HO, HEEN WU	TCOM	2/2300
CHENG, ESTHER PUI KONG	TCOM	2/2300
LIM, LAY YONG	TCOM	2/2300
LEONG, SAW SAN	TCOM	2/2300
BTE ALMARHUM TENGKU BESAR MAHMUD, TUANKU AISHAH ROHANI	TCOM	2/2300
CHAN, HENG CHEONG	TCOM	2/2300
WONG, MAN FUNG TERESA	TCOM	1/2300
CHEN, CHUNG YI	TCOM	3/2300
TONG, ELAINE YEE LIN	TCOM	1/2300
WONG, ANNG ANNG	TCOM	2/2300
HO, TIONG GHEE	TCOM	2/2300
HSU, YU-FU	TCOM	3/2300
HSU, SHENG CHAO	JTEN	PT 5/2300
WU, CHIH LIN	JTEN	PT 5/2300
LIU, CHEN TZER	TCOM	2/2300
HSU, SHENG CHAO	TCOM	4/2300
LIN, LAN MEI	TCOM	2/2300
CHIH, CHIA FANG	TCOM	1/2300

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* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

OWNERS' NAMES	CAPACITY	SHARE
CHEN, TING YU	TCOM	1/2300
CHEN, CHIN HUA	TCOM	2/2300
CHIN, LAP SHUN	TCOM	1/2300
LIN, SHU HUI	TCOM	2/2300
LIN, LIANG CHUN	TCOM	2/2300
LU, CHUNG- CHUAN	TCOM	1/2300
LU, CHUNG-CHUAN	JTEN	PT 1/2300
HSIAO, YOU-HWA	JTEN	PT 1/2300
HSIAO, YOU-HWA	TCOM	1/2300
WAN, KA KA	TCOM	1/2300
FRANCIS, HELENA	TCOM	2/2300
FRANCIS, ANGELA	TCOM	2/2300
KUM, KIT CHING CATHERINE	TCOM	1/2300
BIN S MOHD GHAZALI, S MOHAMAD YUSMAL	TCOM	1/2300
NG, SENG PEEN	TCOM	3/2300
LAW, KAR SIANG	TCOM	8/2300
BIN MOHAMMAD, AMINUDDIN	TCOM	1/2300
BIN SUJAK, IKHWAN SALIM	TCOM	2/2300
CHENG, PEI-CHIH	TCOM	5/2300
NG, TAMMY	TCOM	1/2300
YEH, CHIA-SHIUN	TCOM	2/2300
LOH, MEE KENG	TCOM	1/2300
WONG, CHEE MIN	TCOM	1/2300
PEH, FUNG	TCOM	1/2300
LIN, CHIA-WEN	TCOM	2/2300
WONG, WAI HENG	TCOM	2/2300
QUEK, HAN YANG	TCOM	2/2300
EE, SWEE BEE	TCOM	2/2300
LIU, MING-JEN	TCOM	2/2300
LEE, CHING-HSUAN	TCOM	3/2300
CHAN, YING-YING	TCOM	1/2300
HSIEH, FU-MEI	TCOM	2/2300
YU, SU-HUA	TCOM	1/2300
SIEW, WEI HAO	TCOM	7/2300
THEN, CHUI FOONG	TCOM	2/2300
TANG, SOOK TENG	TCOM	2/2300
YU, SHU-FEN	TCOM	1/2300
FUNG, SYLVESTER YIN KHIAM	JTEN	PT 1/2300
FOH, SET MUI	JTEN	PT 1/2300
SIEW, TUCK MENG	TCOM	7/2300
TAY, BEE HONG	TCOM	7/2300
YUNG, SIEW LEY	TCOM	2/2300
CHEUNG, HON YU	TCOM	2/2300
WONG, YIU NANG	TCOM	2/2300
WENG, LUNG-PING	TCOM	2/2300
LAW, MANG HING	TCOM	2/2300
TAGUCHI, MITOSHI	TCOM	2/2300
SWA, WOON SANG	TCOM	1/2300
MARSHALL, ANDREW SAMUEL	TCOM	2/2300

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* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

OWNERS' NAMES	CAPACITY	SHARE
CHOW, HONG CHEONG	JTEN	PT 4/2300
TEE, HUAT YONG	JTEN	PT 4/2300
BIN ABU CHIK, ABDUL RAZAK	TCOM	1/2300
TAN, GIM AIK	TCOM	1/2300
TAN, SUAN GIM	TCOM	1/2300
LIM, MUI CHIO	TCOM	1/2300
LIM, YOKE ONG	TCOM	1/2300
LIM, GUAT CHENG	TCOM	1/2300
SINNADURAI, MAHENDRAN	TCOM	3/2300
SUNG, KUN-TSE	TCOM	1/2300
KI, CHRISTINE	TCOM	2/2300
KATO, SHIHO	JTEN	PT 2/2300
KATO, MACHIKO	JTEN	PT 2/2300
TAN, BEE LIN	TCOM	3/2300
YU, WEN-CHANG	TCOM	2/2300
PING, CHAY SOON	TCOM	2/2300
SOH, PEI SHI PATSY	JTEN	PT 3/2300
SOH, BECKY BI QING	JTEN	PT 3/2300
SOH, SHERMAN JUN HAO	JTEN	PT 3/2300
LIM, WEI WEE	TCOM	2/2300
SOH, JULIE POH LAY	TCOM	3/2300
BIN HASHIM, GHULAM MOHAMMED	JTEN	PT 1/2300
BINTI MORIS, NORHAYATI	JTEN	PT 1/2300
GUNARATNAM, GANESH	TCOM	1/2300
CHEAH, AUN HENG	TCOM	1/2300
CHEE, PEE YANG	TCOM	1/2300
TAN, CHONG ING	TCOM	7/2300
CHAN, YIN PING DEBBIE	TCOM	2/2300
THAM, KWAI FONG	TCOM	5/2300
LAU, SUM WAI	TCOM	5/2300
DAVINA, KOEN	TCOM	1/2300
OH, CHOONG TONG	TCOM	1/2300
BIN MOHD ILIAS, MOHD IZUDDIN	TCOM	1/2300
THUM, MAY YONG	TCOM	1/2300
WIDJAJA, CINDY ANGGRIANI	TCOM	2/2300
BIN ABU KASSIM, BAHARUDDIN	TCOM	2/2300
ER, SWEE HIONG	TCOM	2/2300
TAN, PUAY HUANG	TCOM	2/2300
BINTI ABDUL RAHMAN, AZIZAH	TCOM	3/2300
BINTI MOHD GHAUTH, MEHLAN	TCOM	1/2300
TSUN, ALEXANDER WING GEY	TCOM	2/2300
LAU, SHUK YIN	TCOM	2/2300
CHAN, CELIA	TCOM	2/2300
KONG, MEI LENG	TCOM	2/2300
NG, WEE TECK	TCOM	2/2300
TAN, CHAOCHENG	TCOM	1/2300
BIN ABU BAKAR, ABBAS	TCOM	2/2300
QUEK, LILY	TCOM	1/2300
TAN, PUI CHEW	TCOM	1/2300

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* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

OWNERS' NAMES	CAPACITY	SHARE
KONG, MEI LENG	TCOM	2/2300
TEO, MEI LING AUDREY	TCOM	2/2300
LIM, PING JOO	TCOM	1/2300
TANG, BOON CHONG	TCOM	3/2300
CHOY, SWEE CHUN	TCOM	1/2300
BINTI ROHANY, HABIBAH	TCOM	2/2300
OZAWA, HIROSHI	TCOM	3/2300
KONG, WAI QUEN	TCOM	1/2300
LIM, FELIX KHEK ANN	TCOM	4/2300
CHEN, KUM SENG	TCOM	2/2300
SOH, LAI LENG	TCOM	1/2300
BIN KHALID, OMAR	TCOM	1/2300
BIN SAIDIN, MOHD SALLEH	TCOM	1/2300
TAN, JING HOOI	TCOM	1/2300
BIN ABU NOH, MOHAMMAD RAIS	TCOM	1/2300
LIM, FELIX KHEK ANN	TCOM	6/2300
YONG, CHOOI LAI	TCOM	1/2300
LAU, POH CHOO	TCOM	1/2300
PHAN, YULIANA	TCOM	1.4/2300
TANET, BIAN TI MULIATI	TCOM	0.6/2300
LEONG, PHILIP WENG KEE	TCOM	1/2300
TEO, KOK LIANG WINSTON	TCOM	1/2300
JUHARI, MOHAMAD SHAMSURI BIN	TCOM	1/2300
WANG, JEE JUAN	TCOM	1/2300
TANET, BIAN TI MULIATI	TCOM	1/2300
LAU, BENJAMIN CHEE HOONG	TCOM	2/2300
ADI, ROBERTUS WAHENDRO	TCOM	2/2300
YO, SIU LI AGNES	TCOM	2/2300
MEILIANA, VANNY	TCOM	2/2300
TANET, BIAN TI MULIATI	TCOM	2/2300
LIUS, TERYANTO	TCOM	2/2300
DJONG, ANMARIA REDI AMINAH	TCOM	1/2300
KWOK, YIH HUEI	TCOM	1.8/2300
DJONG, ANMARIA REDI AMINAH	TCOM	1.2/2300
CHIANG, JING YING	TCOM	1/2300
ZECH, ALEXANDRA	TCOM	1/2300
CIA, POH LY	TCOM	2/2300
BIN ABU BAKAR, ABBAS	TCOM	1/2300
HARI SINGH, HANJEET KAUR	TCOM	2/2300
WONG, GIOK LAN	TCOM	2/2300
MOHAN SINGH, TRILOCHAN KAUR	TCOM	2/2300
BINTI OMAR, SABARIAH	TCOM	2/2300
BIN ABOO MANSOOR, AHMAD AZLAN	TCOM	1/2300
BIN MOHD SALLEH, MOHD NADZMI	JTEN	PT 30/2300
BIN MOHD NADZMI, MUHAMMAD HARIZ	JTEN	PT 30/2300
BINTI MOHD NADZMI, NISRIN NABILA	JTEN	30/2300
WONG, CHIP YING	JTEN	PT 1/2300
WONG, YEE HONG	JTEN	PT 1/2300
NG, WAI CHOONG	JTEN	PT 3/2300

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* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

OWNERS' NAMES	CAPACITY	SHARE
TAN, MABAL	JTEN	PT 3/2300
KONG, JUDITH SOOK THENG	JTEN	PT 5/2300
LOO, ADRIEL JIA JAD	JTEN	PT 5/2300
KONG, KOK WING	TCOM	3/2300
SEE, SWEE LAN	TCOM	1/2300
MAH, RICHARD FOO KHEONG	TCOM	1/2300
SAMASALAM, KRISHNAN	TCOM	2/2300
NIEW, AH MOOI	TCOM	1/2300
BINTI KAMARUDDIN, MARIA	TCOM	9/2300
BIN SUJAK, IKHWAN SALIM	TCOM	9/2300
LIM, RADIANCE BOH YEE	TCOM	2/2300
LEE, SIEW KENG	TCOM	1/2300
BIN ARIFFIN, YAHYA	TCOM	3/2300
OKAYASU, TOMOMICHI	TCOM	2/2300
LIM, YIN SHIN	JTEN	PT 1/2300
TAN, CHAI HONG	JTEN	PT 1/2300
LIM, CHEE CHIEH	TCOM	1/2300
HUANG, JUI CHI	TCOM	1/2300
LIM, PING JOO	TCOM	1/2300
LO, YING KIT LAWRENCE	TCOM	3/2300
DIU, CHIN KEE	TCOM	1/2300
LAI, JING WEN	TCOM	1/2300
HONDA, KAZUSHI	TCOM	1/2300
TAN, LOOI ENG	TCOM	1/2300
CHIN, CHOY NYOK	TCOM	1/2300
POK, SHEONG TECK	TCOM	1/2300
CHIN, CHOY YEN	TCOM	1/2300
HAU, WAN HOCK	TCOM	1/2300
TAN, LINDA KIM LIAN	TCOM	1/2300
CHAI, FELICIA WAI YIN	TCOM	1/2300
BIN SHAARI, HUSSAIN	TCOM	1/2300
KASAI, KEN	TCOM	1/2300
LOOI, HOONG KUN	JTEN	PT 5/2300
LIP, WAI CHENG	JTEN	PT 5/2300
LEE, AH LAH ALICE	TCOM	3/2300
BIN AHMAD SHAH, ZABRI	JTEN	PT 3/2300
BINTI TAIB, FADZILAH	JTEN	PT 3/2300
QUAH, SOK CHING	TCOM	2/2300
BINTI KAMARUN, HAM RABEAH	TCOM	1/2300
TANG, SONG MOW	TCOM	1.5/2300
TAN, SOH BEE	TCOM	1.5/2300
WONG, MO LING MAUREEN	TCOM	1/2300
ANG, MARY ANG	TCOM	1/2300
TEOH, LEOK YEOW	TCOM	2/2300
ANTHONY SAMY, ROBERT ANTHONY SAMY	JTEN	PT 3/2300
LOUIS AROKIASAMY, JANCIERANI	JTEN	PT 3/2300
GOH, GIM KHIAM	TCOM	0.5/2300
GOH, GIM EWE	TCOM	0.5/2300
TAN, WENG CHEONG	TCOM	1/2300

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* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

OWNERS' NAMES	CAPACITY	SHARE
CHAN, KENG MUN	TCOM	1/2300
LAI, WENG YEW	TCOM	3/2300
SIE, PUAY GUAN	TCOM	5/2300
RAN, XUJUN	TCOM	2/2300
NG, KIAN BEEN	TCOM	2/2300
TEE, SIOK CHIN	JTEN	PT 2/2300
LAI, WYE CHEE	JTEN	PT 2/2300
BIN SARIPAN, M HAIKAL	TCOM	1/2300
OOI, CHONG GIM	TCOM	1/2300
LEE, SIEW THONG	TCOM	1/2300
LIONG, TICK SENG	JTEN	PT 1/2300
LOO, KEW CHIN	JTEN	PT 1/2300
CHAN, MUN LOONG SIMON	TCOM	2/2300
TAN, LEE HIOK	TCOM	2/2300
CHIA, CHIN NING	TCOM	2/2300
CHAN, GABRIEL CHIA PING	TCOM	6/2300
BONG, SIAW FAH	TCOM	6/2300
WONG, WAI TENG	TCOM	2/2300
HO, CHENG EN BENJAMIN	TCOM	1.2/2300
LOO, SHEA FONG	TCOM	0.8/2300
OH, MAUREEN PEK CHOO	TCOM	2/2300
GOVINDASAMY, MURUGESU	TCOM	2/2300
TSANG, WING HUNG	TCOM	2/2300
HIRASAWA, KENJI	TCOM	2/2300
FOO, TIANG KEOW ERIC	TCOM	2/2300
APPLASAMY, NARASIAH	JTEN	PT 2/2300
NARASIAH, VILASINY	JTEN	PT 2/2300
POH, LYDIA FOONG YUE POH	TCOM	2/2300
CHOW, HONG CHEONG	JTEN	PT 2/2300
TEE, HUAT YONG	JTEN	PT 2/2300
PING, CHAY SOON	TCOM	1/2300
TAN, HOOD LIAN EVELYN	JTEN	PT 3/2300
SEOW, HUI LING SEMONE	JTEN	PT 3/2300
CHAN, SUET SUM	TCOM	1/2300
CHAN, SUET YEE	TCOM	1/2300
KIT, SIU FEN	TCOM	2/2300
LOH, PUI YEE	TCOM	1/2300
CHOO, CHEW YEAN	TCOM	1/2300
CHEN, LILING	TCOM	2/2300
ONG, LIP KEONG	TCOM	1/2300
SOO, AARON CHAN WENG	TCOM	1/2300
CHOO, CHEW YEAN	JTEN	PT 3/2300
KANG, CHEE BOON	JTEN	PT 3/2300
SALAM, NOORANI BT	TCOM	1/2300
LIM, PECK HOON	TCOM	0.6/2300
NG, SEOH GECK	TCOM	0.8/2300
LEUNG, SAU FONG	TCOM	0.6/2300
LOO, SHEA FONG	TCOM	4/2300
TAY, MOLLY	TCOM	1/2300

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* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

OWNERS' NAMES	CAPACITY	SHARE
WIDJAJA, CINDY ANGGRIANI	TCOM	3/2300
SATO, TAKATOSHI	TCOM	2/2300
KWEE, SOW FUN	TCOM	3/2300
TONG, POW MUN	TCOM	2/2300
FRANCIS, HELENA	JTEN	PT 2/2300
FRANCIS, ANGELA	JTEN	PT 2/2300
CHING, LAI HUAT	TCOM	1/2300
LEOW, CHYE WAH	TCOM	1/2300
GOH, SING HOOK	TCOM	0.8/2300
GOH, POH CHOO	TCOM	0.4/2300
GOH, ALEX SENG SWEE	TCOM	0.8/2300
SENG, KOK TENG	TCOM	2/2300
TAN, GEOK LIAN	TCOM	1.2/2300
TAN, LAY YAN	TCOM	0.8/2300
WONG, GIOK LAN	TCOM	2/2300
HOH, KIM HYAN	JTEN	PT 2/2300
YEONG, KUM THIM	JTEN	PT 2/2300
CHIN, CHEE KIONG RICHARD	TCOM	1/2300
NG, HEE KHIANG	JTEN	PT 1/2300
CHIN, CHEE	JTEN	PT 1/2300
WONG, YEUCK KIU	TCOM	2/2300
HUM, YEAN WEE	TCOM	1.5/2300
TEO, SIEW PAN	TCOM	1.5/2300
LYE, MENG CHENG	TCOM	1/2300
TSUI, KIT	TCOM	2/2300
LAM, SUI CHUN	TCOM	1/2300
LO, CHUI YEE	TCOM	1/2300
YANG, HSIU-YING	TCOM	2/2300
CHANG, KOON WANG	TCOM	4/2300
NG, TECK WAN	TCOM	0.33/2300
HUANG, HANLEI CLEMENT	TCOM	0.33/2300
TEO, KIM EE TERESA	TCOM	0.34/2300
SIEW, KHEE MING CALVIN	TCOM	0.5/2300
ANG, ANGELINE YIN BOON	TCOM	0.5/2300
LEE, SEE TING	TCOM	2/2300
LEE, HAN CHONG SAMUEL	TCOM	0.8/2300
LEE, WILFRED HAN SONG	TCOM	0.8/2300
TEO, IRENE	TCOM	0.4/2300
TAN, BEE LIN	TCOM	2/2300
KWONG, PAUL KIN YIP	TCOM	2/2300
TSANG, YING CHEUK	TCOM	8/2300
LEE, KING TONG	TCOM	1/2300
TO, YAT HONG	TCOM	1/2300
TAN, YEN LOO JOANNE	TCOM	1/2300
NG, CHOU HIEN	TCOM	1/2300
P SUBRAMANIAM, S GUNASEHARAN	TCOM	1/2300
TADAYON, HUSSAIN MOHAMED TAQI	JTEN	PT 2/2300
BINTI ARIFF, RASHIDAH HANOUM	JTEN	PT 2/2300
TEO, SI YING TERINA	TCOM	2/2300

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* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

OWNERS' NAMES	CAPACITY	SHARE
TAN, KIM SENG	TCOM	1/2300
CHANG, YEW KHOON	TCOM	1/2300
TEDJA, CHRISTINE	JTEN	PT 1/2300
TOOLSERAM, HARRY	JTEN	PT 1/2300
PATHMANATHAN, PREMENDRAN	JTEN	PT 1/2300
TEH, YEN HOON	JTEN	PT 1/2300
GAN, BOON GEE	JTEN	PT 1/2300
YAP, KIM LEN	JTEN	PT 1/2300
BOO, BETTE GUEK HUEY	TCOM	1/2300
BOO, HOONG NAI	TCOM	0.5/2300
OR, SIOK BENG	TCOM	0.5/2300
CHEONG, KOOK YUU	TCOM	1/2300
NG, BOON SWEE	JTEN	PT 2/2300
WONG, CHOI CHAN	JTEN	PT 2/2300
LEE, BOON PIN	TCOM	1/2300
GOH, GIM KHIAM	JTEN	PT 1/2300
GOH, GIM EWE	JTEN	PT 1/2300
LEUNG, SAU FONG	TCOM	5.58/2300
LEE, KAM SEUNG	TCOM	0.42/2300
PANG, WAI FAT	TCOM	1/2300
LAU, PAK SHING	JTEN	PT 2/2300
CHAN, KIT YEE CHERI	JTEN	PT 2/2300
CHENG, PEI-CHIH	TCOM	2/2300
CHUNG, PO YAM	JTEN	PT 2/2300
IP, WAN YIM	JTEN	PT 2/2300
WONG, TRIxie HOW KUN	TCOM	2/2300
SURIADI, LUSIANA	TCOM	1/2300
NOVITA, DIAN	TCOM	1/2300
NEO, BOON SIM	TCOM	1/2300
SEOW, YUNN SHYAN	TCOM	1/2300
LEUNG, CHUN WING	TCOM	2/2300
TIN, TEONG SAN	TCOM	5/2300
TANET, BIANti MULIATI	TCOM	1/2300
LEE, ANNA SOY MOA	TCOM	4/2300
HO, LUI	TCOM	3/2300
POON, LAN SZE	JTEN	PT 2/2300
YUEN, TAK CHING	JTEN	PT 2/2300
SHIM, DAVID	TCOM	1/2300
LEONG, MEE YOKE	TCOM	2/2300
BIN MOHD SAYUTI, KHAIRUL NIZAM	TCOM	2/2300
BINTI YAHYA, NORIZAN	JTEN	PT 1/2300
BIN MOHD YAACOB, MOHD FAIZ	JTEN	PT 1/2300
BIN MOHD YAACOB, MOHAMMAD HAZIM	JTEN	PT 1/2300
KWEE, SOW FUN	TCOM	2/2300
PEH, CHEE KEONG	TCOM	1/2300
KONG, JUDITH SOOK THENG	JTEN	PT 4/2300
LOO, ADRIEL JIA JAD	JTEN	PT 4/2300
KEE, HOCK HOE	TCOM	3/2300
LAW, KAR SIANG	TCOM	2/2300

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OWNERS' NAMES	CAPACITY	SHARE
SELVAM WILLIAM, ALBURN	TCOM	1/2300
SHAM, KIEN YEE	TCOM	1/2300
BINTI ABDULLAH, ROSHIDAH	TCOM	1/2300
HARI SINGH, HANJEET KAUR	TCOM	3/2300
HO, CHEOK FAI	JTEN	PT 2/2300
GOH, AYE THONG	JTEN	PT 2/2300
KONG, KOK WING	JTEN	PT 2/2300
CHAN, YOKE MOI	JTEN	PT 2/2300
U, KA HONG	TCOM	2/2300
PHUNG, LI CHEN	JTEN	PT 1/2300
TUMMALAPALLI, VENKATASIVA RAMANANDA PRASAD	JTEN	PT 1/2300
NOZAKI, TAKASHI	TCOM	1/2300
MAH, RICHARD FOO KHEONG	TCOM	1/2300
WONG, SHOK FONG	JTEN	PT 2/2300
NG, SENG WAH	JTEN	PT 2/2300
LAM, ALICIA KARINE CHAI HSIA	TCOM	1/2300
RIANTO, GRACE WIDYALESTARI	TCOM	1/2300
CHAN, WAI FONG	TCOM	4/2300
TAN, CHONG ING	TCOM	4/2300
NG, WEE KEE	TCOM	2/2300
NG, TJIN-HWAI	TCOM	6/2300
KAO, MING-HAI	TCOM	2/2300
HSIEH, YU-CHEN	TCOM	2/2300
TEO, IRENE	TCOM	3/2300
DJONG, ANMARIA REDI AMINAH	TCOM	2/2300
SIE, PUAY GUAN	TCOM	2/2300
NG, WEE TECK	TCOM	3/2300
YUAN, CHIH-HUNG	TCOM	2/2300
YANG, CHEN-CHUNG	TCOM	1/2300
CHU, TING-CHUN	TCOM	1/2300
LEE, SHUK MAN	TCOM	2/2300
FONG, JONATHAN	TCOM	2/2300
WONG, LING MIN	TCOM	1/2300
WONG, YEUCK KIU	TCOM	2/2300
CHONG, TSZ CHUNG	TCOM	2/2300
PEE, LAI MENG	TCOM	1/2300
TAN, GIM AIK	TCOM	1/2300
LING, SHU FEN	TCOM	1/2300
SUNDRAM, PARAWATHY	TCOM	1/2300
LIM, GUAT CHENG	TCOM	1/2300
BIN WAN AB RAHMAN, MOHD AZMI	JTEN	PT 1/2300
BIN MOHD AZMI, WAN AIMAN AKMAL	JTEN	PT 1/2300
TAN, HOCK ANN	TCOM	1/2300
SINNADURAI, MAHENDRAN	TCOM	1/2300
CHAN, YIT KUAN	TCOM	1/2300
NG, WAI CHOONG	JTEN	PT 3/2300
TAN, MABAL	JTEN	PT 3/2300
BIN CHIK OMAR, CHIK NAZRIN	TCOM	1/2300
BINTI KAIRON, NORLIDA	TCOM	1/2300

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OWNERS' NAMES	CAPACITY	SHARE
LOW, CHEE CHEONG	TCOM	3/2300
BIN ABDUL HALIM, SUHAIMI	TCOM	1/2300
LEE, EWE AI REBECCA	TCOM	1/2300
YEE, HOONG HING	TCOM	2/2300
CHEOH, BOON LEONG	TCOM	1/2300
CHEAM, SU YNG	TCOM	0.34/2300
PHAVADE, NIVEDITA	TCOM	0.33/2300
SING, SER CHEK	TCOM	0.33/2300
LIM, AH CHYE	TCOM	0.34/2300
ANG, CHENG ENG	TCOM	0.33/2300
ANG, CHENG HOE	TCOM	0.33/2300
RAMALINGAM, AMUTHA	TCOM	0.5/2300
RAMALINGAM, SHASIKUMAR	TCOM	0.5/2300
KONG, SAI WAH	TCOM	0.5/2300
CHAN, HELEN SOOK YIN	TCOM	0.5/2300
ONG, BEE LAN	TCOM	0.5/2300
LAM, YONG ZHI KENNETH	TCOM	0.5/2300
TAN, WEI PING	TCOM	1/2300
TAN, CHUN KWANG	TCOM	0.5/2300
TAN, TIAN LOO	TCOM	0.5/2300
LAI, KEEN HOONG	TCOM	0.5/2300
LAI, KAM HOONG	TCOM	0.5/2300
LIM, SHEA LI SHIRLEY	TCOM	0.57/2300
YIP, KWOK ONN ANDREW	TCOM	0.43/2300
SINGH, JOGINDAR	JTEN	PT 2/2300
SANDHU, RAJVINDER SINGH	JTEN	PT 2/2300
ANGUS A2A GP INC.	GPAR	40/2300
ANGUS A2A LIMITED PARTNERSHIP	FIRM	
ANGUS A2A GP INC.	GPAR	44/2300
ANGUS A2A LIMITED PARTNERSHIP	FIRM	
ANGUS A2A GP INC.	GPAR	100/2300
ANGUS A2A LIMITED PARTNERSHIP	FIRM	
ANGUS A2A GP INC.	GPAR	28/2300
ANGUS A2A LIMITED PARTNERSHIP	FIRM	
ANGUS MANOR PARK A2A GP INC.	GPAR	16/2300
ANGUS MANOR PARK A2A LIMITED PARTNERSHIP.	FIRM	
ANGUS MANOR PARK A2A GP INC.	GPAR	16/2300
ANGUS MANOR PARK A2A LIMITED PARTNERSHIP	FIRM	
ANGUS MANOR PARK A2A GP INC.	GPAR	33/2300
ANGUS MANOR PARK A2A LIMITED PARTNERSHIP		

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/CHKD
EFFECTIVE	2000/07/29	THE NOTATION OF THE	"BLOCK IMPLEMENTATION DATE" OF 1999/07/19 ON THIS PIN			
WAS REPLACED WITH THE		"PIN CREATION DATE" OF 1999/07/19				
** PRINTOUT	INCLUDES ALL	DOCUMENT TYPES AND	DELETED INSTRUMENTS SINCE 1999/07/16 **			

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REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
<div><div><div>**SUBJECT, ON FIRST REGISTRATION UNDER THE LAND TITLES ACT, TO:</div><div>**SUBSECTION 44(1) OF THE LAND TITLES ACT, EXCEPT PARAGRAPH 11, PARAGRAPH 14, PROVINCIAL SUCCESSION DUTIES *AND ESCHEATS OR FORFEITURE TO THE CROWN.</div><div>**THE RIGHTS OF ANY PERSON WHO WOULD, BUT FOR THE LAND TITLES ACT, BE ENTITLED TO THE LAND OR ANY PART OFIT THROUGH LENGTH OF ADVERSE POSSESSION, PRESCRIPTION, MISDESCRIPTION OR BOUNDARIES SETTLED BYCONVENTION.</div><div>**ANY LEASE TO WHICH THE SUBSECTION 70(2) OF THE REGISTRY ACT APPLIES.</div><div>**DATE OF CONVERSION TO LAND TITLES: 1999/07/19 **</div></div></div>						
RO291071	1969/02/24	LIS PENDENS		*** COMPLETELY DELETED ***		
RO305966	1969/08/01	AGREEMENT		*** COMPLETELY DELETED ***		
RO346115	1970/12/11	TRANSFER		*** COMPLETELY DELETED ***	DECAROLIS, CHESTER DECAROLIS, YOLANDA	
SC690485	2008/10/15	APL OF SURV-LAND		*** COMPLETELY DELETED *** DECAROLIS, YOLANDA	DECAROLIS, CHESTER	
SC701410	2008/11/24	APL (GENERAL)		*** COMPLETELY DELETED *** DECAROLIS, CHESTER		
SC854251	2010/09/23	TRANSMISSION-LAND		*** COMPLETELY DELETED *** DECAROLIS, CHESTER	DE CAROLIS, JOSEPH ROBERT DE CAROLIS, CHESTER LAWRENCE DECAROLIS, CHESTER - ESTATE	
SC1047089	2013/03/25	TRANS PERSONAL REP		*** COMPLETELY DELETED *** DE CAROLIS, CHESTER LAWRENCE DE CAROLIS, JOSEPH ROBERT	DE CAROLIS, CHESTER LAWRENCE HARE, MARIA ANNETTE DE CAROLIS, JOSEPH ROBERT MURRAY, KAREN DARLENE	
SC1049392	2013/04/05	APL (GENERAL)		*** COMPLETELY DELETED *** DE CAROLIS, CHESTER LAWRENCE		

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REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
				DE CAROLIS, JOSEPH ROBERT HARE, MARIA ANNETTE MURRAY, KAREN DARLENE		
SC1049393	2013/04/05	APL (GENERAL)		*** COMPLETELY DELETED *** DE CAROLIS, CHESTER LAWRENCE DE CAROLIS, JOSEPH ROBERT HARE, MARIA ANNETTE MURRAY, KAREN DARLENE		
SC1049480	2013/04/05	TRANSFER	\$4,200,016	DE CAROLIS, CHESTER LAWRENCE DE CAROLIS, JOSEPH ROBERT HARE, MARIA ANNETTE MURRAY, KAREN DARLENE	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	C
SC1069705	2013/07/15	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEUNG, CHEUK HANG	C
SC1069706	2013/07/15	TRANSFER	\$40,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KUMARASAMY, ARUNA KUMARASAMY, SHARMENDRAN KUMARASAMY, ANISHKUMAR	C
SC1069707	2013/07/15	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TSAI, YEUNG	C
SC1069709	2013/07/15	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, MING YIU RAYMOND	C
SC1069710	2013/07/15	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAI, FUK KEUNG STEPHEN	C
SC1069717	2013/07/15	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	MARU, MEHUL RUSHIKESH	C
SC1069720	2013/07/15	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN ZAINI, MOHAMAD	C
SC1069721	2013/07/15	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HO, FOONG LAN	C

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SC1069723	2013/07/15	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	ONG, JIMMY LEOW, YUON YAU	C
SC1069724	2013/07/15	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, KING HEI	C
SC1084319	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAU, SUM WAI	C
SC1084320	2013/09/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	MAK, YUEN TING	C
SC1084321	2013/09/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TSUI, WAI LING	C
SC1084324	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAU, KIT LUN	C
SC1084326	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TU, LUJIANG	C
SC1084327	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN ABDULLAH, AZLAN	C
SC1084329	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHELLIAH, SATHYA SEELAN	C
SC1084331	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAY, CHOY FUN	C
SC1084333	2013/09/12	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	ZHOU, MENG	C
SC1084334	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAI, KAM WA	C
SC1084336	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YUEN, CHU YAN	C
SC1084337	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, CHUN HUNG STEPHEN	C

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SC1084338	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, EMILY	C
SC1084342	2013/09/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAI, KAM FUNG	C
SC1084343	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	GAN, WILLIAM POH SYN LEE, GABRIELYN POH CHOO	C
SC1084344	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, SAI MUNG LIM, SAU KUEN	C
SC1084345	2013/09/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	GNOH, CHEE KHEONG	C
SC1084347	2013/09/12	TRANSFER	\$70,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAM, WAI YIN PINKY	C
SC1084350	2013/09/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHIU, CHI FAI	C
SC1084351	2013/09/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEUNG, WING LEONG	C
SC1084353	2013/09/12	TRANSFER	\$60,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, DAVID YAP FAY	C
SC1084359	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	ONG, LYE SIONG LIM, WEI ENG ONG, DESMOND LEONG KEAT	C
SC1084360	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAM, KIT LING	C
SC1084362	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHIN, NE NE	C
SC1084365	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LOH, HON VOON	C

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SC1084370	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YAP, YOK MEI TAN, KOON GUAN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1084374	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TOH, GUEK BEE	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1084375	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN ABDUL WAHAB, JOHARI BINTI MANSHOR, NUR ADILA	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1084378	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BINTI HJ AWANG JALIL, NORDIAH	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1084387	2013/09/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, WAI CHUNG WILSON	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1106422	2013/12/16	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEN, SHU-CHUAN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1106426	2013/12/16	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEN CHANG, YING-CHIAO CHEN, CHIA-YU	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1106432	2013/12/16	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TSAI, JUI-CHI	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1106436	2013/12/16	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEE, PING WEI	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1106437	2013/12/16	TRANSFER	\$40,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, HEONG BOOI	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1106438	2013/12/16	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, STEFANIE SU JEN CHEE, PING FEN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1106439	2013/12/16	TRANSFER	\$80,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BINTI MOHD ASRAF, RATNAWATI BINTI WAN MOHD NOR, ILHAM	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1106440	2013/12/16	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KONG, SOOK YUEN	C

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SC1106441	2013/12/16	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, KAM HING	C
SC1106442	2013/12/16	TRANSFER	\$80,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BINTI MOHD ASRAF, RATNAWATI BINTI WAN MOHD NOR, MURNI	C
SC1106443	2013/12/16	TRANSFER	\$80,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BINTI MOHD ASRAF, RATNAWATI BINTI WAN MOHD NOR, ASMA	C
SC1106444	2013/12/16	TRANSFER	\$80,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BINTI MOHD ASRAF, RATNAWATI BINTI WAN MOHD NOR, SOFIYA	C
SC1106445	2013/12/16	TRANSFER	\$40,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HARI SINGH, HANJEET KAUR	C
SC1106446	2013/12/16	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN MOHD TAN, ISA BINTI ABD TALIB, ROKIAH	C
SC1106447	2013/12/16	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, THYE HENG	C
SC1106448	2013/12/16	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YAP, SIEW LIAN	C
SC1106449	2013/12/16	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WAN, SIEW KUEN	C
SC1106450	2013/12/16	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YIP, LI KUAN	C
SC1106451	2013/12/16	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CH'NG, BEE LEE	C
SC1106452	2013/12/16	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LOW, DOUGLAS KAH FEI	C
SC1106453	2013/12/16	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, TUAN HWAN	C

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REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
		REMARKS: PLANNING ACT STATEMENTS.				
SC1106454	2013/12/16	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BOON, KAI YIN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1106455	2013/12/16	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIN, YUN-MING TSAI, CHING-I	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1106456	2013/12/16	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHU, SHOU-CHUAN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1106457	2013/12/16	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SHU, BO YEE	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1106458	2013/12/16	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, YUEN SHAN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1115122	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN OSMAN, ZULKIFLI	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1115140	2014/02/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, CHOR PHENG	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1115141	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHIN, MING LOI	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1115142	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CIA, POH LY	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1115143	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	GOH, CHIN LIANG MALCOLM BASIL	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1115144	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEE, ANTHONY	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1115145	2014/02/12	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	ONG, CHAI LEE	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1115146	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	ONG, DUNSTAN YUAN SHENG ONG, DILLON HONG SHENG	C
		REMARKS: PLANNING ACT STATEMENTS.				

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SC1115147	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	PHUA, ANN LOCK	C
SC1115155	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHIN, POK SEH	C
SC1115156	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KHOO, LINDA BEE LIAN	C
SC1115157	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$40,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KHOO, LORRAINE BEE KIM	C
SC1115158	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KHOO, WILLIAM HOCK WEE	C
SC1115159	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN ABDUL HALIM, SUHAIMI	C
SC1115160	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KHOO, LIP KIONG ONG, SIEW KIM	C
SC1115161	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YEO, CECILIA JOO LI	C
SC1115165	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$40,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	AU, ELIZABETH ANNE YOKE PING	C
SC1115166	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHIN, FUI KIEN	C
SC1115167	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, WEN GUANG RAYMOND	C
SC1115168	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BINTI KAMARUN, HAM RABEAH	C
SC1115169	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAI, YOK PENG	C
SC1115170	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEE, YENG FONG	C

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SC1115171	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, ESTHER OI PIN	C
SC1115172	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, TRICIA CHUK PIN	C
SC1115173	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIONG, TICK SENG LOO, KEW CHIN	C
SC1115174	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, HUEY JENG	C
SC1115175	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YEE, HOONG HING	C
SC1115176	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$100,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHENG, KWONG WHEE	C
SC1115177	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, HOCK ANN	C
SC1115179	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHIENG, KIU SII	C
SC1115180	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAM, WAI SIN	C
SC1115181	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NG, YEN KIN	C
SC1115182	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	ONG, GEOK GUEK	C
SC1115183	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	POON, SOOK CHI	C
SC1115184	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	THAMOTHARAM, RAJASKANDA	C
SC1115185	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEAM, SU YNG	C

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SC1115186	2014/02/12	TRANSFER	\$50,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, TONG HENG TAN, KIM KI	C
SC1115187	2014/02/12	TRANSFER	\$60,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SOO, KAM LOONG	C
SC1115188	2014/02/12	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, DAVID YAP FAY	C
SC1115189	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LUI, KIN CHUEN HO, KWAI FUN	C
SC1115190	2014/02/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEE, KIN FEI	C
SC1115191	2014/02/12	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KAN, WING KAI KEITH	C
SC1115192	2014/02/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEUNG, SHU LAI HIMBERT	C
SC1115199	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	GOH, KIM CHUAN	C
SC1115200	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	MA, SOOK FUNN CINDY DEBORAH	C
SC1115201	2014/02/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, CHING	C
SC1115202	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, WENDY WEI LENG	C
SC1115203	2014/02/12	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN SUJAK, IKHWAN SALIM	C
SC1115204	2014/02/12	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	GAN, PENELOPE PAIK LING	C
SC1115205	2014/02/12	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	K D BOK, LENA PERIACHEE BOK	C

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SC1115206	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEE, KOOI SEE	C
SC1115207	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LOW, SAI LOOI	C
SC1115208	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHIEN, HSIU-CHEN	C
SC1115209	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	GRIBBON, RYAN MICHAEL	C
SC1115210	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NG, WAI CHOONG TAN, MABAL	C
SC1115211	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$50,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHO, YUEH-YUN	C
SC1115212	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HSU, HSIAO-MEI	C
SC1115213	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEUNG, YUEN PING	C
SC1115214	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TSANG, KWOK MING	C
SC1115215	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HU, YA HUI	C
SC1115216	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SHEN, CHIA FENG	C
SC1115217	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$40,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, SIU LAM DONALD	C
SC1115218	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAM, YAT YAU	C
SC1115219	2014/02/12	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$60,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAU, LAI CHING	C

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SC1115220	2014/02/12	TRANSFER	\$60,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WANG, ZHENG	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1115221	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YIP, SHUI CHUN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1115222	2014/02/12	TRANSFER	\$50,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, WAI FATT	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1115223	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TEE, SOONG HEONG	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1115224	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	MUHAMAD AKRAM, MUZAFFAR ALI KHAN BIN NOR HASNAN, NOOR LIANA BINTE	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1115225	2014/02/12	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, PEARL LIAN KHENG	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1115226	2014/02/12	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TANG, KIM YEOW	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1119150	2014/03/11	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	THO, MIN SENG	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1119151	2014/03/11	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	THAM, KIN LOONG YEO, PEI LI	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1119152	2014/03/11	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, MAY LING MADELEINE	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1119153	2014/03/11	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, CHUN THUAN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1119154	2014/03/11	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SEAH, CHYE HONG	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1119155	2014/03/11	TRANSFER	\$60,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NG, YAN YAP	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1119156	2014/03/11	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LOO, SHEA FONG	C

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		REMARKS: PLANNING ACT STATEMENTS.				
SC1119157	2014/03/11	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEOW, LAY HOON	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119158	2014/03/11	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KIT, SIU FEN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119159	2014/03/11	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KIT, SIU CHING	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119160	2014/03/11	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHUA, GEOK HONG	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119161	2014/03/11	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEW, EARN KONG	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119162	2014/03/11	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEONG, GUAT BENG	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119580	2014/03/13	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, YIT SEEM AW, TAI CHANG	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119581	2014/03/13	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LUK, SIU HAN CATHERINE	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119582	2014/03/13	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KU, YIN KAY KAY	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119583	2014/03/13	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HO, MAN YEE	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119584	2014/03/13	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHIANG, CHUEN-SHEUE CHEN, MENG-LIANG	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119585	2014/03/13	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, SHEK	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119586	2014/03/13	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, SEE LAN SHIRLEY	C
		REMARKS: PLANNING ACT STATEMENTS.				

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SC1119587	2014/03/13	TRANSFER	\$40,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHU, HENG HWEE	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1119588	2014/03/13	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KHOO, GAIK BEE	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1119589	2014/03/13	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	GAN, KIM GUAN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1119590	2014/03/13	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHONG, MARISA AI PING	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1119591	2014/03/13	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, YIT KUAN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1119592	2014/03/13	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YAN, CHIN HENG GUO, YANJUN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1119593	2014/03/13	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YAN, CHIN HENG GUO, YANJUN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1119594	2014/03/13	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SUBRAMANIAM, KULARATNAM MASILAMONEY, SUGANTHINI	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1119595	2014/03/13	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	RAMALINGAM, STEPHEN SIVANESWAREN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1119596	2014/03/13	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	PHUNG, LI CHEN TUMMALAPALLI, VENKATASIVA RAMANANDA PRASAD	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1119597	2014/03/13	TRANSFER	\$60,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NG, BOON SWEE WONG, CHOI CHAN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1119598	2014/03/13	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LO, LIAN JIN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1119599	2014/03/13	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, CHOON YEN	C
REMARKS: PLANNING ACT STATEMENTS.						

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SC1119600	2014/03/13	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEONG, WAI CHAI	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119601	2014/03/13	TRANSFER	\$40,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHOW, HONG CHEONG TEE, HUAT YONG	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119602	2014/03/13	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHING, KOK HIN CHUA, MAY LING	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119603	2014/03/13	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHANG, YOCK MIOW	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119604	2014/03/13	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN SHAHID, MOHAMMED SHAHDAN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119605	2014/03/13	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN MOHD SAYUTI, KHAIRUL NIZAM	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119606	2014/03/13	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YEE, BENEDICT SHAN BAO YEE, JONATHAN WOON CHYE	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119607	2014/03/13	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	POR, KENG HWA CHEE, TIONG BENG	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119608	2014/03/13	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	PHANG, CHONG YIN ALICE	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119609	2014/03/13	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, LEE VUI CECILY	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119610	2014/03/13	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, LEE JIN LILIAN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119611	2014/03/13	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, CHI LUNG	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1119612	2014/03/13	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HO, HEEN WU	C
		REMARKS: PLANNING ACT STATEMENTS.				

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SC1119613	2014/03/13	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHENG, ESTHER PUI KONG	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141928	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, LAY YONG	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141929	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEONG, SAW SAN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141930	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BTE ALMARHUM TENGKU BESAR MAHMUD, TUANKU AISHAH ROHANI	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141931	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, HENG CHEONG	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141932	2014/07/03	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, MAN FUNG TERESA	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141933	2014/07/03	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEN, CHUNG YI	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141941	2014/07/03	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TONG, ELAINE YEE LIN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141942	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, ANNG ANNG	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141943	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HO, TIONG GHEE	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141944	2014/07/03	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HSU, YU-FU	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141945	2014/07/03	TRANSFER	\$50,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HSU, SHENG CHAO WU, CHIH LIN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141946	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIU, CHEN TZER	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141949	2014/07/03	TRANSFER	\$40,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HSU, SHENG CHAO	C
REMARKS: PLANNING ACT STATEMENTS.						

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SC1141950	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIN, LAN MEI	C
SC1141951	2014/07/03	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHIH, CHIA FANG	C
SC1141952	2014/07/03	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEN, TING YU	C
SC1141953	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEN, CHIN HUA	C
SC1141954	2014/07/03	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHIN, LAP SHUN	C
SC1141955	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIN, SHU HUI	C
SC1141956	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIN, LIANG CHUN	C
SC1141957	2014/07/03	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LU, CHUNG- CHUAN	C
SC1141958	2014/07/03	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LU, CHUNG-CHUAN HSIAO, YOU-HWA	C
SC1141961	2014/07/03	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HSIAO, YOU-HWA	C
SC1141962	2014/07/03	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WAN, KA KA	C
SC1141963	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	FRANCIS, HELENA	C
SC1141964	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	FRANCIS, ANGELA	C
SC1141965	2014/07/03	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KUM, KIT CHING CATHERINE	C

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SC1141966	2014/07/03	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN S MOHD GHAZALI, S MOHAMAD YUSMAL	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141967	2014/07/03	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NG, SENG PEEN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141968	2014/07/03	TRANSFER	\$80,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAW, KAR SIANG	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141969	2014/07/03	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN MOHAMMAD, AMINUDDIN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141970	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN SUJAK, IKHWAN SALIM	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141971	2014/07/03	TRANSFER	\$50,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHENG, PEI-CHIH	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141972	2014/07/03	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NG, TAMMY	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141973	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YEH, CHIA-SHIUN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141974	2014/07/03	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LOH, MEE KENG	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141975	2014/07/03	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, CHEE MIN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1141976	2014/07/03	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	PEH, FUNG	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1142038	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIN, CHIA-WEN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1142039	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, WAI HENG	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1142040	2014/07/03	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	QUEK, HAN YANG	C
REMARKS: PLANNING ACT STATEMENTS.						

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SC1142041	2014/07/03	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	EE, SWEE BEE	C
SC1142042	2014/07/03	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIU, MING-JEN	C
SC1142043	2014/07/03	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEE, CHING-HSUAN	C
SC1142044	2014/07/03	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, YING-YING	C
SC1142045	2014/07/03	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HSIEH, FU-MEI	C
SC1142046	2014/07/03	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YU, SU-HUA	C
SC1142047	2014/07/03	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$70,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SIEW, WEI HAO	C
SC1142048	2014/07/03	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	THEN, CHUI FOONG	C
SC1142049	2014/07/03	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TANG, SOOK TENG	C
SC1142050	2014/07/03	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YU, SHU-FEN	C
SC1142051	2014/07/03	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	FUNG, SYLVESTER YIN KHIAM FOH, SET MUI	C
SC1142052	2014/07/03	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$70,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SIEW, TUCK MENG	C
SC1142053	2014/07/03	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$70,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAY, BEE HONG	C
SC1151279	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YUNG, SIEW LEY	C

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SC1151281	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEUNG, HON YU	C
SC1151282	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, YIU NANG	C
SC1151283	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WENG, LUNG-PING	C
SC1151284	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAW, MANG HING	C
SC1151285	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAGUCHI, MITOSHI	C
SC1151286	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SWA, WOON SANG	C
SC1151287	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	MARSHALL, ANDREW SAMUEL	C
SC1151290	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$40,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHOW, HONG CHEONG TEE, HUAT YONG	C
SC1151291	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN ABU CHIK, ABDUL RAZAK	C
SC1151292	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, GIM AIK	C
SC1151293	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, SUAN GIM	C
SC1151294	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, MUI CHIO	C
SC1151295	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, YOKE ONG	C
SC1151296	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, GUAT CHENG	C

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SC1151297	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SINNADURAI, MAHENDRAN	C
SC1151298	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SUNG, KUN-TSE	C
SC1151299	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KI, CHRISTINE	C
SC1151303	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KATO, SHIHO KATO, MACHIKO	C
SC1151304	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, BEE LIN	C
SC1151305	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YU, WEN-CHANG	C
SC1151306	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	PING, CHAY SOON	C
SC1151307	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SOH, PEI SHI PATSY SOH, BECKY BI QING SOH, SHERMAN JUN HAO	C
SC1151309	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, WEI WEE	C
SC1151310	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SOH, JULIE POH LAY	C
SC1151311	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN HASHIM, GHULAM MOHAMMED BINTI MORIS, NORHAYATI	C
SC1151312	2014/08/11	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	GUNARATNAM, GANESH	C
SC1158893	2014/09/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEAH, AUN HENG	C

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SC1158894	2014/09/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEE, PEE YANG	C
SC1173735	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$70,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, CHONG ING	C
SC1173736	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, YIN PING DEBBIE	C
SC1173737	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$50,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	THAM, KWAI FONG	C
SC1173738	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$50,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAU, SUM WAI	C
SC1173739	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	DAVINA, KOEN	C
SC1173740	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	OH, CHOONG TONG	C
SC1173741	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN MOHD ILIAS, MOHD IZUDDIN	C
SC1173746	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	THUM, MAY YONG	C
SC1173747	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WIDJAJA, CINDY ANGGRIANI	C
SC1173748	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN ABU KASSIM, BAHARUDDIN	C
SC1173749	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	ER, SWEE HIONG	C
SC1173750	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, PUAY HUANG	C
SC1173751	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BINTI ABDUL RAHMAN, AZIZAH	C
SC1173752	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BINTI MOHD GHAUTH, MEHLAN	C

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SC1173754	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TSUN, ALEXANDER WING GEY	C
SC1173755	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAU, SHUK YIN	C
SC1173756	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, CELIA	C
SC1173757	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KONG, MEI LENG	C
SC1173758	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NG, WEE TECK	C
SC1173759	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, CHAOCHENG	C
SC1173760	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN ABU BAKAR, ABBAS	C
SC1173765	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	QUEK, LILY	C
SC1173766	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, PUI CHEW	C
SC1173767	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOMENTS INC.	KONG, MEI LENG	C
SC1173768	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TEO, MEI LING AUDREY	C
SC1173769	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, PING JOO	C
SC1173770	2014/11/10	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TANG, BOON CHONG	C
SC1173772	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHOY, SWEE CHUN	C

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SC1173773	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BINTI ROHANY, HABIBAH	C
SC1173774	2014/11/10	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	OZAWA, HIROSHI	C
SC1173775	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK DEVELOPMENTS INC.	KONG, WAI QUEN	C
SC1173776	2014/11/10	TRANSFER	\$40,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, FELIX KHEK ANN	C
SC1173777	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEN, KUM SENG	C
SC1173778	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SOH, LAI LENG	C
SC1173779	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN KHALID, OMAR	C
SC1173780	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN SAIDIN, MOHD SALLEH	C
SC1173781	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, JING HOOI	C
SC1173782	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN ABU NOH, MOHAMMAD RAIS	C
SC1173783	2014/11/10	TRANSFER	\$60,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, FELIX KHEK ANN	C
SC1173784	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YONG, CHOOI LAI	C
SC1173785	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAU, POH CHOO	C
SC1173786	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	PHAN, YULIANA TANET, BIAN TI MULIATI	C

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REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
SC1173787	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEONG, PHILIP WENG KEE	C
SC1173788	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TEO, KOK LIANG WINSTON	C
SC1173789	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	JUHARI, MOHAMAD SHAMSURI BIN	C
SC1173790	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WANG, JEE JUAN	C
SC1173791	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TANET, BIAN TI MULIATI	C
SC1173792	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAU, BENJAMIN CHEE HOONG	C
SC1173793	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	ADI, ROBERTUS WAHENDRO	C
SC1173794	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YO, SIU LI AGNES	C
SC1173795	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	MEILIANA, VANNY	C
SC1173796	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TANET, BIAN TI MULIATI	C
SC1173797	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIUS, TERYANTO	C
SC1173798	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	DJONG, ANMARIA REDI AMINAH	C
SC1173799	2014/11/10	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KWOK, YIH HUEI DJONG, ANMARIA REDI AMINAH	C
SC1173800	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHIANG, JING YING	C

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SC1173801	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	ZECH, ALEXANDRA	C
SC1173805	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CIA, POH LY	C
SC1173806	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN ABU BAKAR, ABBAS	C
SC1173807	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HARI SINGH, HANJEET KAUR	C
SC1173808	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, GIOK LAN	C
SC1173809	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	MOHAN SINGH, TRILOCHAN KAUR	C
SC1173810	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BINTI OMAR, SABARIAH	C
SC1173812	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN ABOO MANSOOR, AHMAD AZLAN	C
SC1173813	2014/11/10	TRANSFER	\$300,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN MOHD SALLEH, MOHD NADZMI BIN MOHD NADZMI, MUHAMMAD HARIZ BINTI MOHD NADZMI, NISRIN NABIL	C
SC1173814	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, CHIP YING WONG, YEE HONG	C
SC1173815	2014/11/10	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NG, WAI CHOONG TAN, MABAL	C
SC1173816	2014/11/10	TRANSFER	\$50,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KONG, JUDITH SOOK THENG LOO, ADRIEL JIA JAD	C
SC1173817	2014/11/10	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KONG, KOK WING	C

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REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
SC1173819	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SEE, SWEE LAN	C
SC1173820	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	MAH, RICHARD FOO KHEONG	C
SC1173821	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SAMASALAM, KRISHNAN	C
SC1173822	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NIEW, AH MOOI	C
SC1173823	2014/11/10	TRANSFER	\$90,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BINTI KAMARUDDIN, MARIA	C
SC1173824	2014/11/10	TRANSFER	\$90,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN SUJAK, IKHWAN SALIM	C
SC1173826	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, RADIANCE BOH YEE	C
SC1173827	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEE, SIEW KENG	C
SC1173828	2014/11/10	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN ARIFFIN, YAHYA	C
SC1173829	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK DEVELOPMENTS INC.	OKAYASU, TOMOMICHI	C
SC1173830	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC,	LIM, YIN SHIN TAN, CHAI HONG	C
SC1173831	2014/11/10	TRANSFER	\$100,005	ANGUS MANOR PARK A2A DEVELOPMENTS INC,	LIM, CHEE CHIEH	C
SC1173834	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HUANG, JUI CHI	C
SC1173835	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, PING JOO	C

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REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173836	2014/11/10	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LO, YING KIT LAWRENCE	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173837	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC,	DIU, CHIN KEE	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173838	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK DEVELOPMENTS INC.	LAI, JING WEN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173839	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HONDA, KAZUSHI	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173840	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, LOOI ENG	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173841	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHIN, CHOY NYOK	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173842	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	POK, SHEONG TECK	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173843	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHIN, CHOY YEN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173844	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HAU, WAN HOCK	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173845	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, LINDA KIM LIAN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173846	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAI, FELICIA WAI YIN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173847	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN SHAARI, HUSSAIN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173848	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KASAI, KEN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173849	2014/11/10	TRANSFER	\$50,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LOOI, HOONG KUN LIP, WAI CHENG	C

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SC1173850	2014/11/10	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEE, AH LAH ALICE	C
SC1173851	2014/11/10	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN AHMAD SHAH, ZABRI BINTI TAIB, FADZILAH	C
SC1173854	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	QUAH, SOK CHING	C
SC1173855	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BINTI KAMARUN, HAM RABEAH	C
SC1173856	2014/11/10	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TANG, SONG MOW TAN, SOH BEE	C
SC1173857	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, MO LING MAUREEN	C
SC1173858	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	ANG, MARY ANG	C
SC1173859	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TEOH, LEOK YEOW	C
SC1173860	2014/11/10	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	ANTHONYSAMY, ROBERT ANTHONYSAMY LOUIS AROKIASAMY, JANCIERANI	C
SC1173861	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	GOH, GIM KHIAM GOH, GIM EWE	C
SC1173862	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, WENG CHEONG	C
SC1173863	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, KENG MUN	C
SC1173864	2014/11/10	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAI, WENG YEW	C

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		REMARKS: PLANNING ACT STATEMENTS.				
SC1173865	2014/11/10	TRANSFER	\$50,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SIE, PUAY GUAN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173868	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	RAN, XUJUN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173869	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NG, KIAN BEEN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173870	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TEE, SIOK CHIN LAI, WYE CHEE	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173871	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN SARIPAN, M HAIKAL	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173872	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	OOI, CHONG GIM	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173873	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEE, SIEW THONG	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173874	2014/11/10	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIONG, TICK SENG LOO, KEW CHIN	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173875	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, MUN LOONG SIMON	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173876	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, LEE HIOK	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173877	2014/11/10	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHIA, CHIN NING	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173878	2014/11/10	TRANSFER	\$60,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, GABRIEL CHIA PING	C
		REMARKS: PLANNING ACT STATEMENTS.				
SC1173879	2014/11/10	TRANSFER	\$60,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BONG, SIAW FAH	C
		REMARKS: PLANNING ACT STATEMENTS.				

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SC1173880	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, WAI TENG	C
SC1173881	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HO, CHENG EN BENJAMIN LOO, SHEA FONG	C
SC1173882	2014/11/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	OH, MAUREEN PEK CHOO	C
SC1185809	2015/01/06	NO CHNG ADDR OWNER		CHOY, SWEE CHUN		C
SC1185810	2015/01/06	APL CH NAME OWNER		BINTI MOHD NADZMI, NISRIN NABIL	BINTI MOHD NADZMI, NISRIN NABILA	C
SC1207702	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	GOVINDASAMY, MURUGESU	C
SC1207704	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TSANG, WING HUNG	C
SC1207705	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HIRASAWA, KENJI	C
SC1207706	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	FOO, TIANG KEOW ERIC	C
SC1207707	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	APPLASAMY, NARASIAH NARASIAH, VILASINY	C
SC1207708	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	POH, LYDIA FOONG YUE POH	C
SC1207709	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHOW, HONG CHEONG TEE, HUAT YONG	C
SC1207710	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	PING, CHAY SOON	C
SC1207714	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, HOOD LIAN EVELYN SEOW, HUI LING SEMONE	C

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SC1207715	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, SUET SUM	C
SC1207716	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC	CHAN, SUET YEE	C
SC1207717	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KIT, SIU FEN	C
SC1207718	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LOH, PUI YEE	C
SC1207719	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHOO, CHEW YEAN	C
SC1207720	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEN, LILING	C
SC1207732	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	ONG, LIP KEONG	C
SC1207733	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SOO, AARON CHAN WENG	C
SC1207734	2015/05/01	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHOO, CHEW YEAN KANG, CHEE BOON	C
SC1207735	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SALAM, NOORANI BT	C
SC1207736	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, PECK HOON NG, SEOH GECK LEUNG, SAU FONG	C
SC1207737	2015/05/01	TRANSFER	\$40,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LOO, SHEA FONG	C
SC1207738	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEAM, SU YNG PHAVADE, NIVEDITA SING, SER CHEK	C

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SC1207740	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, AH CHYE ANG, CHENG ENG ANG, CHENG HOE	C
SC1207741	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAY, MOLLY	C
SC1207742	2015/05/01	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WIDJAJA, CINDY ANGGRIANI	C
SC1207743	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SATO, TAKATOSHI	C
SC1207744	2015/05/01	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KWEE, SOW FUN	C
SC1207745	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TONG, POW MUN	C
SC1207746	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	FRANCIS, HELENA FRANCIS, ANGELA	C
SC1207749	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHING, LAI HUAT	C
SC1207750	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEOW, CHYE WAH	C
SC1207751	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	GOH, SING HOOK GOH, POH CHOO GOH, ALEX SENG SWEE	C
SC1207752	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SENG, KOK TENG	C
SC1207753	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, GEOK LIAN TAN, LAY YAN	C

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SC1207754	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, GIOK LAN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207755	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HOH, KIM HYAN YEONG, KUM THIM	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207759	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHIN, CHEE KIONG RICHARD	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207760	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NG, HEE KHIANG CHIN, CHEE	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207761	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, YEUCK KIU	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207762	2015/05/01	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HUM, YEAN WEE TEO, SIEW PAN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207763	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LYE, MENG CHENG	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207764	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TSUI, KIT	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207765	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAM, SUI CHUN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207775	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LO, CHUI YEE	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207776	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YANG, HSIU-YING	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207777	2015/05/01	TRANSFER	\$40,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHANG, KOON WANG	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207778	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NG, TECK WAN HUANG, HANLEI CLEMENT TEO, KIM EE TERESA	C

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SC1207779	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SIEW, KHEE MING CALVIN ANG, ANGELINE YIN BOON	C
SC1207780	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEE, SEE TING	C
SC1207781	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEE, HAN CHONG SAMUEL LEE, WILFRED HAN SONG TEO, IRENE	C
SC1207782	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, BEE LIN	C
SC1207783	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KWONG, PAUL KIN YIP	C
SC1207784	2015/05/01	TRANSFER	\$80,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TSANG, YING CHEUK	C
SC1207785	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEE, KING TONG	C
SC1207786	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TO, YAT HONG	C
SC1207787	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, YEN LOO JOANNE	C
SC1207788	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NG, CHOU HIEN	C
SC1207793	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	P SUBRAMANIAM, S GUNASEHARAN	C
SC1207794	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TADAYON, HUSSAIN MOHAMED TAQI BINTI ARIFF, RASHIDAH HANOUUM	C
SC1207795	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TEO, SI YING TERINA	C

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SC1207796	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, KIM SENG	C
SC1207797	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHANG, YEW KHOON	C
SC1207798	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TEDJA, CHRISTINE TOOLSERAM, HARRY	C
SC1207799	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	PATHMANATHAN, PREMENDRAN TEH, YEN HOON	C
SC1207804	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	GAN, BOON GEE YAP, KIM LEN	C
SC1207805	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BOO, BETTE GUEK HUEY	C
SC1207806	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BOO, HOONG NAI OR, SIOK BENG	C
SC1207807	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHEONG, KOOK YUU	C
SC1207808	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NG, BOON SWEE WONG, CHOI CHAN	C
SC1207809	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEE, BOON PIN	C
SC1207810	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	GOH, GIM KHIAM GOH, GIM EWE	C
SC1207812	2015/05/01	TRANSFER	\$60,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEUNG, SAU FONG LEE, KAM SEUNG	C

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REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
SC1207813	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	PANG, WAI FAT	C
SC1207814	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAU, PAK SHING CHAN, KIT YEE CHERI	C
SC1207815	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHENG, PEI-CHIH	C
SC1207816	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHUNG, PO YAM IP, WAN YIM	C
SC1207817	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, TRIXIE HOW KUN	C
SC1207818	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SURIADI, LUSIANA	C
SC1207828	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NOVITA, DIAN	C
SC1207829	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NEO, BOON SIM	C
SC1207830	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SEOW, YUNN SHYAN	C
SC1207831	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEUNG, CHUN WING	C
SC1207832	2015/05/01	TRANSFER	\$50,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TIN, TEONG SAN	C
SC1207833	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TANET, BIAN TI MULIATI	C
SC1207834	2015/05/01	TRANSFER	\$40,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEE, ANNA SOY MOA	C

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SC1207835	2015/05/01	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HO, LUI	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207836	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	POON, LAN SZE YUEN, TAK CHING	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207837	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SHIM, DAVID	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207838	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEONG, MEE YOKE	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207839	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BIN MOHD SAYUTI, KHAIRUL NIZAM	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207840	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BINTI YAHYA, NORIZAN BIN MOHD YAACOB, MOHD FAIZ BIN MOHD YAACOB, MOHAMMAD HAZIM	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207857	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KWEE, SOW FUN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207858	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	PEH, CHEE KEONG	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207859	2015/05/01	TRANSFER	\$40,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KONG, JUDITH SOOK THENG LOO, ADRIEL JIA JAD	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207860	2015/05/01	TRANSFER	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KEE, HOCK HOE	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207861	2015/05/01	TRANSFER	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAW, KAR SIANG	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207862	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SELVAM WILLIAM, ALBURN	C
REMARKS: PLANNING ACT STATEMENTS.						
SC1207863	2015/05/01	TRANSFER	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	RAMALINGAM, AMUTHA RAMALINGAM, SHASIKUMAR	C
REMARKS: PLANNING ACT STATEMENTS.						

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SC1207864	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SHAM, KIEN YEE	C
SC1207865	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	BINTI ABDULLAH, ROSHIDAH	C
SC1207866	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HARI SINGH, HANJEET KAUR	C
SC1207867	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC,	HO, CHEOK FAI GOH, AYE THONG	C
SC1207868	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KONG, KOK WING CHAN, YOKE MOI	C
SC1207869	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	U, KA HONG	C
SC1207870	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KONG, SAI WAH CHAN, HELEN SOOK YIN	C
SC1207891	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	PHUNG, LI CHEN TUMMALAPALLI, VENKATASIVA RAMANANDA PRASAD	C
SC1207892	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC,	NOZAKI, TAKASHI	C
SC1207893	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	MAH, RICHARD FOO KHEONG	C
SC1207894	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC,	WONG, SHOK FONG NG, SENG WAH	C
SC1207895	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	ONG, BEE LAN LAM, YONG ZHI KENNETH	C

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SC1207896	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LAM, ALICIA KARINE CHAI HSIA	C
SC1207897	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	RIANTO, GRACE WIDYALESTARI	C
SC1207898	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, WEI PING	C
SC1207899	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$40,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHAN, WAI FONG	C
SC1207900	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$40,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, CHONG ING	C
SC1207901	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NG, WEE KEE	C
SC1207923	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TAN, CHUN KWANG TAN, TIAN LOO	C
SC1207924	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$60,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NG, TJIN-HWAI	C
SC1207925	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	KAO, MING-HAI	C
SC1207926	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	HSIEH, YU-CHEN	C
SC1207927	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	TEO, IRENE	C
SC1207928	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	DJONG, ANMARIA REDI AMINAH	C
SC1207929	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	SIE, PUAY GUAN	C
SC1207930	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$30,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	NG, WEE TECK	C

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SC1207931	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC,	YUAN, CHIH-HUNG	C
SC1207932	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	YANG, CHEN-CHUNG	C
SC1207933	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHU, TING-CHUN	C
SC1207935	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LEE, SHUK MAN	C
SC1207936	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK DEVELOPMENTS INC.	FONG, JONATHAN	C
SC1207937	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, LING MIN	C
SC1207938	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	WONG, YEUCK KIU	C
SC1208012	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC,	LAI, KEEN HOONG LAI, KAM HOONG	C
SC1208013	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$20,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	CHONG, TSZ CHUNG	C
SC1208014	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	PEE, LAI MENG	C
SC1208015	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGIS MANOR PARK A2A DEVELOPMENTS INC,	TAN, GIM AIK	C
SC1208016	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LING, SHU FEN	C
SC1208017	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC,	SUNDRAM, PARAWATHY	C
SC1208018	2015/05/01	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$10,000	ANGUS MANOR PARK A2A DEVELOPMENTS INC.	LIM, GUAT CHENG	C

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