



This is the 1st Affidavit of William Roberts
in this case and was made on March 2, 2023

No. S2111109
Vancouver Registry

IN THE SUPREME COURT OF BRITISH COLUMBIA

BETWEEN:

PROSPERA CREDIT UNION

PETITIONER

AND:

1143924 B.C. LTD.
BUFFALO-GENTAI (ST. JOHNS) INVESTMENTS LIMITED PARTNERSHIP
BUFFALO-GENTAI DEVELOPMENT LTD.
HONGYU TINA MU
YU YANG
GENTAI DEVELOPMENT CORP.
BUFFALO HOLDINGS INC.
WJY 2015 TRUST
CANADIAN WESTERN BANK

RESPONDENTS

AFFIDAVIT

I, William Roberts, Barrister and Solicitor, of 1600 - 925 West Georgia Street, Vancouver, British Columbia, MAKE OATH AND SAY AS FOLLOWS:

1. I am a Partner with the law firm of Lawson Lundell LLP ("**Lawson**"), solicitors for MNP Ltd. (and formerly for The Bowra Group Inc.), in their capacities as court-appointed receiver and manager (in such capacity, the "**Receiver**"), without security, of all of the assets, undertakings and property of 1143924 B.C. Ltd., Buffalo-Gentai (St. Johns) Investment Limited Partnership and Buffalo-Gentai Development Ltd. (collectively, the "**Debtors**") and as such have personal knowledge of the facts and matters herein deposed to by me, except where stated to be made upon information and belief in which case I believe such facts and matters to be true.

2. I am authorized by Lawson to swear this Affidavit in support of the taxation and approval of their accounts referred to herein.
3. On December 21, 2022, a Substitution Order was granted substituting MNP Ltd. in the place of The Bowra Group Inc as Receiver. As such, the Statements of Account issued by Lawson prior to that substitution are addressed to The Bowra Group Inc. Attached hereto and marked as *Exhibit "A"* is a true copy of the Substitution Order granted December 21, 2022.
4. In summary, this receivership related to a residential development site in Port Moody consisting of a proposed +/- 200 units. We assisted the Receiver with three primary tasks: negotiating an acceptable form of contribution package with the City of Port Moody for the development; obtaining third-reading approval of the proposed re-zoning of the subject site; marketing the subject site for sale; and, completing that sale.
5. Each account details the amount of time spent by the timekeeper on the activities noted therein. They were rendered based upon the time spent and billed at the timekeeper's standard hourly rate. The particulars are set out in each account.
6. The Receiver provided instructions to Lawson to supply certain legal services which are more particularly set out in the following Statements of Account, true copies of which are attached hereto collectively as *Exhibit "B"*:

| Date | Fees | Disbursements | GST | PST | Total |
|------------|-------------|---------------|------------|------------|-------------|
| 3/3/2022 | \$15,475.00 | \$228.60 | \$785.18 | \$1,083.25 | \$17,572.03 |
| 4/4/2022 | \$22,280.50 | \$600.50 | \$1,140.06 | \$1,559.64 | \$25,580.70 |
| 5/11/2022 | \$7,233.00 | \$144.80 | \$368.89 | \$506.31 | \$8,253.00 |
| 6/2/2022 | \$2,170.00 | \$0.00 | \$108.50 | \$151.90 | \$2,430.40 |
| 7/5/2022 | \$2,843.00 | \$0.00 | \$142.15 | \$199.01 | \$3,184.16 |
| 8/4/2022 | \$13,808.00 | \$335.00 | \$703.15 | \$966.56 | \$15,812.71 |
| 9/7/2022 | \$18,928.00 | \$128.90 | \$952.85 | \$1,324.96 | \$21,334.71 |
| 10/25/2022 | \$28,553.50 | \$333.39 | \$1,441.76 | \$1,998.75 | \$32,327.40 |

| | | | | | |
|---------------|---------------------|-------------------|--------------------|--------------------|---------------------|
| 11/07/2022 | \$44,530.50 | \$712.20 | \$2,256.52 | \$3,117.13 | \$50,616.35 |
| 12/08/2022 | \$17,065.50 | \$223.61 | \$862.16 | \$1,194.58 | \$19,345.85 |
| 1/12/2023 | \$22,662.50 | \$249.42 | \$1,143.17 | \$1,586.37 | \$25,641.46 |
| 2/8/2023 | \$9,302.00 | \$324.89 | \$472.18 | \$651.14 | \$10,750.21 |
| Totals | \$204,851.50 | \$3,281.31 | \$10,376.57 | \$14,339.60 | \$232,848.98 |

7. In addition, Lawson anticipates further accounts for legal services of approximately \$60,000 in respect of the subject application for approval of professional fees and disbursements.

8. Lawson was retained by the Receiver to provide general advice and guidance as summarized below:
 - a. reviewing and providing comments on proposed form of receivership order;
 - b. negotiate with counsel for the City of Port Moody in relation to the form of contribution package and related agreements (rent-to-own agreement; rental housing agreement; non-market housing agreement);
 - c. obtain amended receivership order to permit the receiver to apply for third-reading re-zoning approval;
 - d. assist Receiver in evaluating options for contribution package;
 - e. obtaining third-reading approval from the City of Port Moody with respect to re-zoning of the site.
 - f. obtain order permitting the receiver to market the subject site for sale;
 - g. assisting the receiver in evaluating proposed marketing plans;
 - h. assisting the receiver in preparing materials to respond to threatened litigation;
 - i. assisting the receiver with marketing the subject site and evaluation of offers received; and
 - j. obtaining court approval of sale and completing that sale;

k. distribution of the proceeds of the sale to creditors

9. In the course of providing the services described in the Statements of Account, time and disbursements were expended by Lawson Lundell LLP and billed as follows:

| Account Dated: March 3, 2022 | | |
|-------------------------------------|----------------------------|--------------------|
| William L. Roberts | 10.9 hours @ \$700/hour | \$7,630.00 |
| Edward Wilson | 9.90 hours @ \$690/hour | \$6,831.00 |
| Cecilia Conto | 5.20 hours @ \$195/hour | \$1,014.00 |
| | Total Fees | \$15,475.00 |
| Disbursements | | |
| | Photocopies | \$124.20 |
| | LTSA Service Charge | \$15.03 |
| | LTSA Services | \$89.37 |
| | Total Disbursements | \$228.60 |
| Taxes | | |
| | GST | \$785.18 |
| | PST | \$1,083.25 |
| | Total Invoice | \$17,572.03 |
| Account Dated: April 4, 2022 | | |
| William L. Roberts | 14.30 hours @ \$700/hour | \$10,010.00 |
| Edward Wilson | 12.20 hours @ \$690/hour | \$8,418.00 |
| Joel Schachter | 6.40 hours @ \$410/hour | \$2,624.00 |
| Cecilia Conto | 6.30 hours @ \$195/hour | \$1,228.50 |
| | Total Fees | \$22,280.50 |
| Disbursements | | |
| | Photocopies | \$322.50 |
| | Colour Photocopies | \$159.00 |
| | BC Online (GST exempt) | \$80.00 |
| | BC Online | \$14.00 |
| | West Coast Title Search | \$25.00 |

| | | |
|------------------------------------|----------------------------|--------------------|
| | Total Disbursements | \$600.50 |
| Taxes | | |
| | GST | \$1,140.06 |
| | PST | \$1,559.64 |
| | Total Invoice | \$25,580.70 |
| Account Dated: May 11, 2022 | | |
| William L. Roberts | 5.70 hours @ \$700/hour | \$3,990.00 |
| Edward Wilson | 4.70 hours @ \$690/hour | \$3,243.00 |
| | Total Fees | \$7,233.00 |
| Disbursements | | |
| | Photocopies | \$73.80 |
| | Court Agent | \$47.00 |
| | Court Agent | \$24.00 |
| | Total Disbursements | \$144.80 |
| Taxes | | |
| | GST | \$368.89 |
| | PST | \$506.31 |
| | Total Invoice | \$8,253.00 |
| Account Dated: June 2, 2022 | | |
| William L. Roberts | 3.10 hours @ \$700/hour | \$2,170.00 |
| | Total Fees | \$2,170.00 |
| Taxes | | |
| | GST | \$108.50 |
| | PST | \$151.90 |
| | Total Invoice | \$2,430.40 |
| Account Dated: July 5, 2022 | | |
| William L. Roberts | 1.40 hours @ \$700/hour | \$980.00 |
| Edward Wilson | 2.70 hours @ \$690/hour | \$1,863.00 |
| | Total Fees | \$2,843.00 |
| Taxes | | |
| | GST | \$142.15 |

| | | |
|---|----------------------------|--------------------|
| | PST | \$199.01 |
| | Total Invoice | \$3,184.16 |
| Account Dated: August 4, 2022 | | |
| William L. Roberts | 13.40 hours @ \$700/hour | \$9,380.00 |
| Noor Mann | 6.90 hours @ \$370/hour | \$2,53.00 |
| Jordan Hayward | 1.20 hours @ \$250/hour | \$300.00 |
| Linda Alexander | 7.50 hours @ \$210/hour | \$1,575.00 |
| | Total Fees | \$13,808.00 |
| Disbursements | | |
| | Photocopies | \$237.00 |
| | Colour Photocopies | \$4.00 |
| | BC Online (GST exempt) | \$80.00 |
| | BC Online | \$14.00 |
| | Total Disbursements | \$335.00 |
| Taxes | | |
| | GST | \$703.15 |
| | PST | \$966.56 |
| | Total Invoice | \$15,812.71 |
| Account Dated: September 7, 2022 | | |
| William L Roberts | 10.90 hours @ \$700/hour | \$7,630.00 |
| Laura Bevan | 4.70 hours @ \$500/hour | \$2,350.00 |
| Eman Jeddy | 0.20 hours @ \$370/hour | \$74.00 |
| Noor Mann | 23.70 hours @ \$370/hour | \$8,769.00 |
| Linda Alexander | 0.50 hours @ \$210/hour | \$105.00 |
| | Total Fees | \$18,928.00 |
| Disbursements | | |
| | Photocopies | \$81.90 |
| | Court Agent | \$47.00 |
| | Total Disbursements | \$128.90 |
| Taxes | | |
| | GST | \$952.85 |

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|--|-------------------------------|--------------------|
| | PST | \$1,324.96 |
| | Total Invoice | \$21,334.71 |
| Account Dated: October 25, 2022 | | |
| William L. Roberts | 10.20 hours @ \$700/hour | \$7,140.00 |
| Alexis Teasdale | 14.10 hours @ \$635/hour | \$8,953.50 |
| Edward Wilson | 7.70 hours @ \$690/hour | \$5,313.00 |
| Kimia Jalilvand | 1.90 hours @ \$250/hour | \$475.00 |
| Linda Alexnader | 2.10 hours @ \$210/hour | \$441.00 |
| Naomi Griffin | 0.60 hours @ \$210/hour | \$126.00 |
| Natasha Sanders | 3.70 hours @ \$320/hour | \$4,184.00 |
| Noor Mann | 13.30 hours @ \$370/hour | \$4,921.00 |
| | Total Fees | \$28,553.50 |
| Disbursements | | |
| | Photocopies | \$159.60 |
| | LTSA Services (GST exempt) | \$51.66 |
| | LTSA Service Charge | \$31.50 |
| | LTSA Services | \$90.63 |
| | Total Disbursements | \$333.39 |
| Taxes | | |
| | GST | \$1,441.76 |
| | PST | \$1,998.75 |
| | Total Invoice | \$32,327.40 |
| Account Dated: November 7, 2022 | | |
| William L. Roberts | 29.10 hours @ \$700/hour | \$20,370.00 |
| Alexis Teasdale | 18.10 hours @ \$635/hour | \$11,493.50 |
| Cindy Curran | 1.40 hours @ \$150/hour | \$210.00 |
| Edward Wilson | 11.80 hours @ \$690/hour | \$8,142.00 |
| Linda Alexander | 13.50 hours @ \$210/hour | \$2,835.00 |
| Noor Mann | 4.00 hours @ \$370/hour | \$1,480.00 |
| | Total Fees | \$44,530.50 |

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|--|---|--------------------|
| Disbursements | | |
| | Photocopies | \$438.00 |
| | Colour Photocopies | \$29.00 |
| | LTSA Services (GST Exempt) | \$112.38 |
| | BC Online | \$103.00 |
| | BC Online Service Charge | \$3.00 |
| | LTSA Service Charge | 6.68 |
| | LTSA Services | \$20.14 |
| | Total Disbursements | \$712.20 |
| Taxes | | |
| | GST | \$2,256.52 |
| | PST | \$3,117.13 |
| | Total Invoice | \$50,616.35 |
| Account Dated: December 8, 2022 | | |
| William L. Roberts | 8.10 hours @ \$700/hour | \$5,670.00 |
| Alexis Teasdale | 0.70 hours @ \$635/hour | \$444.50 |
| Alona Batocabe | 1.40 hours @ \$295/hour | \$413.00 |
| Edward Wilson | 5.20 hours @ \$690/hour | \$3,588.00 |
| Linda Alexander | 6.50 hours @ \$210/hour | 1,365.00 |
| Liyan Wu | 1.70 hours @ \$380/hour | \$646.00 |
| Nicholas Shon | 10.60 hours @ \$445/hour | \$4,717.00 |
| Noor Mann | 0.60 hours @ \$370/hour | \$222.00 |
| | Total Fees | \$17,065.50 |
| Disbursements | | |
| | Photocopies | \$28.80 |
| | Trust Administration Fee | \$15.00 |
| | West Coast Title Searches (tax exempt) | \$46.00 |
| | Courier Services | \$19.81 |
| | BC Online | \$56.00 |

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|--|-------------------------------|--------------------|
| | BC Online Service Charge | \$12.00 |
| | West Coast Title Searches | \$46.00 |
| | Total Disbursements | \$223.61 |
| Taxes | | |
| | GST | \$862.16 |
| | PST | \$1,194.58 |
| | Total Invoice | \$19,345.85 |
| Account Dated: January 12, 2023 | | |
| William L. Roberts | 8.20 hours @ \$700/hour | \$5,740.00 |
| Alona Batocabe | 18.80 hours @ \$295/hour | \$5,546.00 |
| Anna Paczkowski | 2.10 hours @ \$475/hour | \$997.50 |
| Claire Burton-Doyle | 0.30 hours @ \$250/hour | \$75.00 |
| Edward Wilson | 3.00 hours @ \$690/hour | \$2,070.00 |
| Linda Alexander | 0.60 hours @ \$210/hour | \$126.00 |
| Naomi Griffin | 0.30 hours @ \$210/hour | \$63.00 |
| Nicholas Shon | 16.00 hours @ \$445/hour | \$7,120.00 |
| Noor Mann | 2.50 hours @ \$370/hour | \$925.00 |
| | Total Fees | \$22,662.50 |
| Disbursements | | |
| | Photocopies | \$147.30 |
| | LTSA Services (GST exempt) | \$48.57 |
| | Courier Services | \$19.48 |
| | BC Online | \$14.00 |
| | BC Online Service Charge | \$3.00 |
| | LTSA Service Charge | \$7.00 |
| | LTSA Services | \$10.07 |
| | Total Disbursements | \$249.42 |
| Taxes | | |
| | GST | \$1,143.17 |
| | PST | \$1,586.37 |

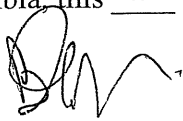
| | | |
|--|-------------------------------|--------------------|
| | Total Invoice | \$25,641.46 |
| Account Dated: February 8, 2023 | | |
| William L. Roberts | 4.20 hours @ \$750/hour | \$3,150.00 |
| Alexis Teasdale | 0.70 hours @ \$665/hour | \$465.50 |
| Alona Batocabe | 4.90 hours @ \$295/hour | \$1,445.50 |
| Cecilia Conto | 2.80 hours @ \$210/hour | \$588.00 |
| Cindy Curran | 2.40 hours @ \$150/hour | \$360.00 |
| Edward Wilson | 0.60 hours @ \$715/hour | \$429.00 |
| Linda Alexander | 1.90 hours @ \$230/hour | \$437.00 |
| Naomi Griffin | 0.10 hours @ \$260/hour | \$26.00 |
| Nicholas Shon | 0.60 hours @ \$490/hour | \$294.00 |
| Noor Mann | 4.90 hours @ \$430/hour | \$2,107.00 |
| | Total Fees | \$9,302.00 |
| Disbursements | | |
| | Photocopies | \$70.20 |
| | LTSA Services (GST exempt) | \$183.31 |
| | Courier Services | \$55.63 |
| | BC Online | \$5.50 |
| | BC Online Service Charge | \$1.50 |
| | LTSA Service Charge | \$8.75 |
| | Total Disbursements | \$324.89 |
| Taxes | | |
| | GST | \$472.18 |
| | PST | \$651.14 |
| | Total Invoice | \$10,750.21 |

10. I am a member in good standing of the Law Society of British Columbia and have been so since 1999. My practice is devoted primarily to the areas of bankruptcy and insolvency.

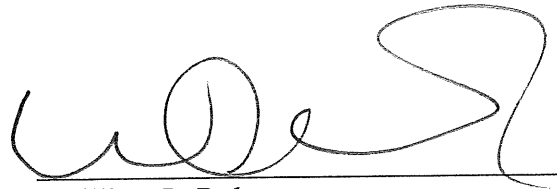
11. Edward Wilson is a member in good standing of the Law Society of British Columbia and has been so since 1983. Mr. Wilson practices in the real estate and municipal law fields with a specialty in real estate development.
12. Joel Schachter is a member in good standing of the Law Society of British Columbia and has been so since 2018. Mr. Schachter's practice is devoted primarily to the areas of commercial litigation.
13. Noor Mann is a member in good standing of the Law Society of British Columbia and has been so since 2020. Mr. Mann's practice is devoted primarily to the areas of bankruptcy and insolvency.
14. Alexis Teasdale is a member in good standing of the Law Society of Alberta and has been so since 2007. Ms. Teasdale is also a member in good standing of the Law Society of British Columbia and has been so since 2021. Ms. Teasdale's practice is devoted primarily to the areas of insolvency and restructuring.
15. Liyan Wu is a member in good standing of the Law Society of British Columbia and has been so since 2018. Ms. Wu's practice is devoted primarily to the areas of commercial real estate.
16. Nicholas Shon is a member in good standing of the Law Society of British Columbia and has been so since 2015. Mr. Shon's practice is devoted primarily to the areas of real estate development.
17. Anna Paczkowski is a member in good standing of the Law Society of British Columbia and has been so since 2013. Ms. Paczkowski's practice is devoted primarily to the areas of civil and commercial litigation.
18. Laura Bevan is a member in good standing of the Law Society of British Columbia and has been so since 2009. Ms. Bevan's practice is devoted primarily to the areas of civil and commercial litigation.

19. Eman Jeddy was an associate at Lawson Lundell at the time his work on this matter was performed. He is a member in good standing of the Law Society of British Columbia and has been so since 2020.
20. Kimia Jalilvand and Claire Burton-Doyle were both Articled Students with Lawson Lundell LLP at the time the work on this matter was performed.
21. Jordan Hayward and Natasha Sanders were both Summer Students with Lawson Lundell LLP at the time the work on this matter was performed.
22. Cecilia Conto, Linda Alexander, Naomi Griffin and Alona Batocabe are all paralegals employed by Lawson Lundell LLP.
23. Cindy Curran is a legal assistant employed by Lawson Lundell LLP.
24. This Affidavit is sworn in connection with the taxation of the accounts of Lawson Lundell LLP, for fees in the amount of **\$204,851.50** together with disbursements in the amount of **\$3,281.31**, GST in the amount of **\$10,376.57**, and PST in the amount of **\$14,339.60**, for a total of **\$232,848.98**.

SWORN BEFORE ME at the City of)
 Vancouver, in the Province of British)
 Columbia, this 2 day of March, 2023.)

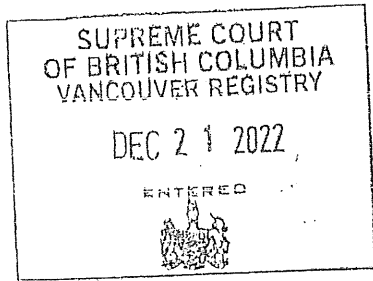


 A Commissioner for taking Affidavits for
 British Columbia



 William L. Roberts

BRYAN C. GIBBONS
Barrister & Solicitor
 1600 - 925 WEST GEORGIA ST.
 VANCOUVER, B.C. V6C 3L2
 (604) 685-3456



This is Exhibit " A " referred to in the
affidavit of W. Roberts
made before me on March 20, 23

[Signature]
A Commissioner for taking Affidavits
BRYAN GIBBONS British Columbia
Barrister & Solicitor
1600 - 925 WEST GEORGIA ST.
VANCOUVER, B.C. V6C 3L2 NO. S2210003
(604) 685-3456 VANCOUVER REGISTRY

**IN THE SUPREME COURT OF BRITISH COLUMBIA
IN BANKRUPTCY AND INSOLVENCY**

IN THE MATTER OF THE BANKRUPTCY AND INSOLVENCY ACT, R.S.C. 1985,
c. B-3, as amended, and the COMPANIES' CREDITORS ARRANGEMENT ACT, R.S.C.
1985, c. C-36, as amended, and the BUSINESS CORPORATIONS ACT, S.B.C. 2002, c. 57

and

IN THE MATTER OF THE BOWRA GROUP INC.
AND MNP LTD.

**ORDER MADE AFTER APPLICATION
(SUBSTITUTION ORDER)**

BEFORE THE HONOURABLE
JUSTICE STEPHENS

WEDNESDAY, DECEMBER 21, 2022

ON THE APPLICATION of MNP Ltd. ("MNP"), with the consent of The Bowra Group Inc. ("TBG"), coming on for hearing at Vancouver, British Columbia, on the 20th day of December, 2022, AND ON HEARING William L. Roberts, counsel for MNP, with the Office of the Superintendent of Bankruptcy and the Canada Revenue Agency, having been served and not opposing; AND UPON READING the materials filed, including the Petition, the Affidavit #1 of Grant Bazian and the Affidavit #1 of Mario Mainella;

THIS COURT ORDERS that:

Notice of this Application

1. Any timelines for notice under the *Bankruptcy and Insolvency Act*, R.S.C. 1985, c. B-3 (the "BIA"), the *Companies' Creditors Arrangement Act*, R.S.C. 1985, c. C-36 (the "CCAA"), the *British Columbia Business Corporation Act*, S.B.C. 2002, c. 57 (the "BCBCA"), or other legislation or authority be and is hereby abridged such that this application is properly returnable today.

Substitution of MNP and Discharge of TBG

- 2. Effective as of the date of this Order (the "**Substitution Date**"), MNP is hereby substituted in place of TBG as:
 - (a) trustee in bankruptcy/licensed insolvency trustee (in that capacity, "**Trustee**");
 - (b) privately-appointed receiver pursuant to the BIA, or court-appointed receiver or receiver-manager (in that capacity, "**Receiver**");
 - (c) proposal trustee pursuant to Part III, Division I of the BIA (in that capacity, "**Proposal Trustee**");
 - (d) administrator of consumer proposals pursuant to Part III, Division II of the BIA (in that capacity, "**Administrator**");
 - (e) monitor of a company appointed under s. 11.7 of the CCAA (in that capacity, the "**Monitor**"); and
 - (f) liquidator of a company appointed under s. 324 of the BCBCA (in that capacity, the "**Liquidator**")

for each of the estates listed as **Schedule "A"** to this Order (collectively, the "**Estates**") and as trustee of the accounts listed on **Schedule "B"** to this Order (collectively, the "**Trust Accounts**"). For clarity, the Estates shall not include any appointment made solely under a provincial statute from outside of British Columbia.

- 3. As of the Substitution Date, MNP is authorized and directed to continue and complete the administration of the Estates and to deal with any property of the Estates in accordance with the duties and functions of a Trustee, Receiver, Proposal Trustee, Administrator, Liquidator, or Monitor (each, an "**Insolvency Professional**"), as the case may be, as set out in the BIA, the *Bankruptcy and Insolvency General Rules*, CRC, c 368 (the "**BIA Rules**"), the CCAA, the BCBCA, any other applicable statute in force federally or provincially, and any court order or instrument, as applicable, and to receive all remuneration of an Insolvency Professional under the BIA, the BIA Rules, the CCAA, the BCBCA, any other applicable statute in force federally or provincially, and any court order or instrument, as applicable, in the Estates for services performed from the commencement of each of the Estates until MNP is discharged as Insolvency Professional, less any remuneration already received by TBG.
- 4. For greater certainty, s. 39(4) of the BIA shall not apply to the substitution of MNP for TBG pursuant to this Order.
- 5. The requirement and responsibility for taxation or other approval of the Insolvency Professional's accounts in respect of the Estates, where applicable, with respect to all work performed in respect of such Estates after the Substitution Date, through to the completion of the administration of the Estates and discharge of MNP as Insolvency Professional, is hereby assigned and transferred from TBG to MNP.

6. From and after the Substitution Date, MNP is hereby required, in respect of the Estates, to obtain from TBG as the former Insolvency Professional, where applicable, all books, estate records, documents including work in progress, billing or time records in support of any claims made for time charges and advances on fees made by the former Insolvency Professional, and detailed trial balances (electronic or otherwise) from the date of respective and applicable filing showing all the funds received and disbursed since the applicable initial filing, notwithstanding MNP assuming responsibility for the Estates and Trust Accounts as of the Substitution Date.
7. As of the Substitution Date, TBG is discharged as Insolvency Professional of the Estates and as trustee of the Trust Accounts. Specifically, with respect to its role as a Liquidator, TBG shall be discharged as Liquidator of those Estates pursuant to s. 325(3)(s) of the BCBCA.
8. The substitution of MNP in place of TBG and the discharge of TBG is without prejudice to the rights of the Superintendent of Bankruptcy or other professional body to commence or pursue any professional conduct matters relating to the Estates or the Trust Accounts.
9. On the transfer of the Estates to MNP: (i) neither MNP nor TBG shall be required to prepare a Statement of Receipts and Disbursements or to pass its accounts or notify parties for the Estates or otherwise comply with s. 36 of the BIA and Rule 61 of the BIA Rules; (ii) TBG shall not be required to retain all books, records and documents of the Estates as set out in Rule 68 of the BIA Rules; (iii) neither TBG nor MNP shall be required to file with the Registrar of Corporations the notices required under ss. 329 of the BCBCA, as applicable, and instead, MNP shall send a copy of this Order to the Registrar of Corporations; and (iv) for greater certainty and notwithstanding the specific obligations and provisions of the BIA referenced herein, except as otherwise provided in this Order, TBG shall have no further obligations following the Substitution Date in respect of its capacity as former Insolvency Professional of the Estates and former trustee of the Trust Accounts, and no liabilities for events transpiring after the Substitution Date in respect of the Estates or Trust Accounts.
10. MNP shall take reasonable steps to ensure continuity in the administration of the Estates and shall make no substantial changes to personnel involved with the administration of the Estates, outside the ordinary course of business and as far as is practicable.
11. In respect of any bankruptcy estate, proposal or consumer proposal where TBG has been discharged as a Trustee, Proposal Trustee or Administrator, as the case may be, MNP is vested with the powers granted under s. 41(10) of the BIA in respect of those Estates and MNP is entitled to any future remuneration arising from the administration of those Estates.
12. In respect of any receivership estate where TBG has been discharged as Receiver, MNP is vested with the powers granted under the order appointing TBG as Receiver.
13. In respect of any proceedings under the CCAA where TBG has been replaced as Monitor, MNP is vested with the rights, powers, and protections granted under the order

appointing TBG as Monitor and the rights, powers, and protections conferred upon TBG as Monitor pursuant to the CCAA.

14. The Canada Revenue Agency (“CRA”) representation authorization forms, Form T1013, of any bankrupt, debtor, or entity in the Estates signed in favour of TBG shall be deemed to be transferred to MNP and shall be recognized by CRA, without any requirement by MNP to obtain new signed T1013 forms.

Trust Accounts and Payments

15. As of the Substitution Date, MNP shall be substituted for TBG as holder of any and all consolidated trust bank accounts and all other trust bank accounts in the name of TBG in relation to the Estates, including but not limited to the Trust Accounts, and TBG and MNP are hereby authorized to take all steps and execute any instrument or documentation required or necessary for such purpose to give effect to this paragraph.
16. The banks, financial institutions, or other deposit-taking institutions at which the Trust Accounts identified in Schedule “B” to this Order are held are hereby expressly authorized to take all steps and execute any instrument or documentation required or necessary to give effect to the substitution of MNP for TBG as holder of any and all consolidated trust bank accounts and all other trust bank accounts in the name of TBG in relation to the Estates, including but not limited to the Trust Accounts.
17. As of the Substitution Date, and notwithstanding s. 8(1) of Directive 5R7, Estate Funds and Banking issued on May 23, 2021 by the Office of the Superintendent of Bankruptcy, MNP is hereby expressly permitted to operate two consolidated trust accounts in its capacity as Trustee or Administrator of the Estates in relation to which MNP acts as Trustee or Administrator.
18. Any post-dated cheques of any debtor or bankrupt in relation to the Estates made payable to TBG may be deposited by MNP into one of the Trust Accounts as set out in Schedule “B” hereto.

Vesting of Property and Registrations

19. All real and personal property wherever situated of the Estates, or where TBG has been discharged as trustee, receiver, proposal trustee or administrator (the “Former Estates”) but for which TBG retains an interest in the real or personal property, shall be vested in MNP and dealt with by MNP in accordance with the provisions of the BIA pursuant to its powers and obligations thereunder.
20. Upon presentation for registration in any relevant Land Title Office in British Columbia of a certified copy of this Order, together with a letter from Lawson Lundell LLP, solicitors for MNP, authorizing registration of this Order, the British Columbia Registrar of Land Titles is hereby directed to substitute the name of MNP in place of TBG on any registration in favour of TBG in any real property in which an Estate or Former Estate has an interest.

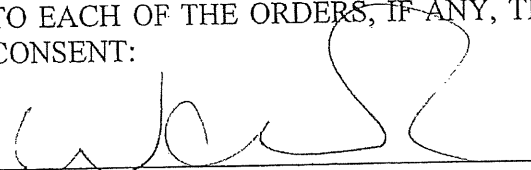
21. MNP shall forthwith give security in cash or by bond of a guarantee company, satisfactory to the Official Receiver for the due accounting for the payment and transfer of all property received by it and for the due and faithful performance of MNP's duties pursuant to s. 16(1) of the BIA.

General

22. This Order shall be effective in all court registries in British Columbia, notwithstanding it is brought in the Vancouver Registry only, and MNP shall cause a copy of this Order to be filed in the Court files for each of the Estates where a Court file has been or will be opened.
23. Any judge who is seized of or is supervising the court proceedings relating to any Estate shall be at liberty to amend, vary or set-aside any provision of this Order as it relates to that court proceeding or Estate.
24. A copy of this Order, without Schedules "A" or "B", shall be posted on the websites of TBG and MNP and, where applicable for the Estates, a copy posted to the respective webpages for each of the Estates in question, and such notice shall constitute good and sufficient notice to all bankrupts, creditors, debtors and other interested parties of the Estates. Any requirement, in the BIA, the BIA Rules, or otherwise, for notification of this application or this Order to creditors, bankrupts, debtors, interested parties of the Estates, the OSB, and any other person, is hereby waived.
25. MNP and TBG may apply to this Court for further Orders or advice and directions with respect to this Order and its substitution in the Estates.
26. This Court requests the aid, recognition and assistance of all courts having jurisdiction, wherever located, to give effect to this Order and to assist MNP and TBG and their respective agents in carrying out the terms of this Order. All such courts are respectfully requested to make such orders and to provide such assistance to MNP and TBG, as officers of this Court, as may be necessary or desirable to give effect to this Order or to assist MNP and TBG and their respective agents in carrying out the terms of this Order.

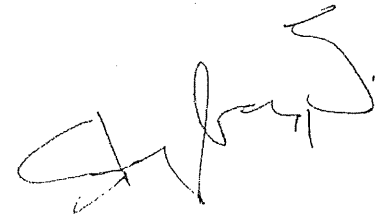
- 27. MNP and TBG are authorized and empowered to apply to any court, tribunal or regulatory or administrative body, wherever located, for recognition of this Order and for assistance in carrying out the terms of this Order.
- 28. This Order does not abrogate or derogate from any Court-ordered, contractual, or statutory protections from which MNP or TBG may benefit by virtue of their appointment as Insolvency Professional in relation to one or more of the Estates.

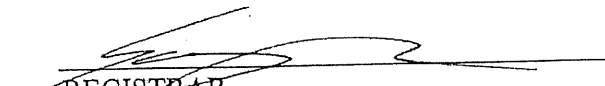
THE FOLLOWING PARTIES APPROVE THE FORM OF THIS ORDER AND CONSENT TO EACH OF THE ORDERS, IF ANY, THAT ARE INDICATED ABOVE AS BEING BY CONSENT:



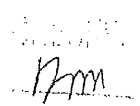
 William L. Roberts
 Counsel for MNP Ltd.

BY THE COURT





 REGISTRAR



SCHEDULE "A"

| Debtor / File name | OSB Number | Insolvency Type | Admin Type |
|---|-------------------------|------------------|------------|
| Corporate | | | |
| Alberta | | | |
| 1207216 ALBERTA LTD. | 24-115780 | Receivership | |
| 1436126 ALBERTA LTD. | 24-116182 | Receivership | |
| 3E GLASS (CALGARY) LTD. | 25-2708554 | Assignment | Ordinary |
| 3E GLASS (EDMONTON) LTD. | 24-2721122 | Assignment | Ordinary |
| 608772 ALBERTA LTD. and 1943969 ALBERTA LTD. o/a BIRCHWOOD AUTO BODY | 24-116227 and 24-116228 | Receivership | |
| ALLIANCE MUSHROOMS LTD. | 24-2803451 | Assignment | Ordinary |
| CHATUR HOLDINGS LTD. | 24-2476632 | Assignment | Ordinary |
| CHATUR HOLDINGS LTD. and GLOBE IMPORTS (ONTARIO) LTD. | 24-115980 | Receivership | |
| DASNIER BAY DEVELOPMENTS LTD. | 24-115861 | Receivership | |
| DESTINY BIOSCIENCE GLOBAL CORP. | 24-116113 | Receivership | |
| DEVLIN CONSTRUCTION LTD. | 24-2472485 | Assignment | Ordinary |
| DGS CONSTRUCTION LTD. | 24-2709766 | Assignment | Ordinary |
| FOSSIL EPC LTD. | 24-2813279 | Assignment | Ordinary |
| FRONTLINE CIVIL HOLDINGS INC. | 24-2536823 | Assignment | Ordinary |
| GILL'S VACUUM SERVICE LTD | 24-116264 | Receivership | |
| GRAN SABANA INVESTMENTS LTD. | 25-095303 | Receivership | |
| ICON READY MIX LTD. | 24-2578731 | Bankruptcy Order | Ordinary |
| KALCO FARMS LTD | 24-2731662 | Assignment | Ordinary |
| KALCO INVESTMENTS LTD | 24-2731666 | Assignment | Ordinary |
| MACFAM MECHANICAL LTD. | 24-116145 | Receivership | |
| QUANTUM POWER SERVICES INC. | 24-2790439 | Assignment | Ordinary |
| R.D.E. VENTURES INC. | 24-2536824 | Assignment | Ordinary |
| S7 VENTURES LTD. | 24-2472470 | Assignment | Ordinary |
| SHAMROCK VALLEY ENTERPRISES LTD. | 24-116190 | Receivership | |
| SIGNATURE MUSHROOMS LTD | 24-116217 | Receivership | |
| SIGNATURE MUSHROOMS LTD. | 24-2803394 | Assignment | Ordinary |
| SUMO SUMO LTD. | 24-2418608 | Proposal | Division I |
| V-VA SALON & SPA LTD. | 24-2812540 | Assignment | Ordinary |
| British Columbia | | | |
| 0744095 B.C LTD. | 11-2490512 | Assignment | Ordinary |
| 0806433 B.C LTD. | 11-2648230 | Assignment | Ordinary |
| 0876242 B.C. LTD. AND GATEWAY DEVELOPMENT LIMITED PARTNERSHIP | 11-254398 | Receivership | |
| 0975210 B.C. LTD. | 11-1932101 | Assignment | Ordinary |
| 0981478 B.C.Ltd. | 11-2540146 | Bankruptcy Order | Ordinary |
| 1092545 B.C. LTD. | 11-2532633 | Bankruptcy Order | Ordinary |
| 1104194 B.C. LTD. 2173 ARGYLE AVENUE LIMITED PARTNERSHIP | 11-254311 | Receivership | |
| 1104749 B.C. LTD. | 11-2669835 | Proposal | Division I |
| 1143924 B.C. LTD., BUFFALO-GENTAI (ST. JOHNS) INVESTMENT LIMITED PARTNERSHIP, BUFFALO-GENTAI DEVELOPMENT LTD. | 11-254374 | Receivership | |
| 304768 B.C. LTD. and GLENMERRY MARKET LTD. | N/A | Liquidation | |
| 3E GLASS LTD. | 11-2708551 | Assignment | Ordinary |
| 439281 B.C. LTD. | 11-1713676 | Assignment | Ordinary |
| 611802 B.C. LTD. | 11-2545514 | Bankruptcy Order | Ordinary |
| 629518 B.C. LTD. | 11-253915 | Bankruptcy Order | Ordinary |
| 647497 B.C. LTD. | 11-2430287 | Bankruptcy Order | Ordinary |
| 830480 ALBERTA INC. (RIVERPOINTE) | 11-253703 | Receivership | |
| ABERDANE CONSTRUCTION LTD. | 11-2222418 | Assignment | Ordinary |
| ALDERBRIDGE WAY LIMITED PARTNERSHIP, ALDERBRIDGE WAY GP LTD. AND | 0000550-2022-BC | CCAA | |
| ALPHA NEON LTD. | 11-1585079 | Assignment | Ordinary |
| ALTERRUS SYSTEMS INC. | 11-1829419 | Assignment | Ordinary |
| ARTIGIANO ROASTING CO. INC. | 11-2077882 | Proposal | Division I |
| BIOFERT MANUFACTURING INC. | 11-253884 | Receivership | |
| BIOFERT MANUFACTURING INC. | 11-253892 | Bankruptcy Order | Ordinary |
| BRITISH COLUMBIA DISCOVERY FUND INC | N/A | Liquidation | |
| CAFFE ARTIGIANO INC. | 11-2077891 | Proposal | Division I |
| CANADIAN INTEGRATED AGRICULTURE INC | 11-253883 | Receivership | |

| Debtor / File name | OSB Number | Insolvency Type | Admin Type |
|--|-----------------------|------------------|------------|
| CANADIAN INTEGRATED AGRICULTURE INC. | 11-253968 | Bankruptcy Order | Ordinary |
| CAVALLO WINERY LTD. | 11-254422 | Receivership | |
| CERTIFIED COATING SPECIALISTS INC. | 11-2078661 | Assignment | Ordinary |
| CERTIFIED COATING SPECIALISTS INC. | 11-253951 | Receivership | |
| CHANDLER HOMER STREET VENTURES LTD. | 11-252243 | Receivership | |
| CONDOR PROPERTIES LTD | 11-2137129 | Assignment | Ordinary |
| CONFORM CONSTRUCTION LTD. | 11-1323956 | Assignment | Ordinary |
| CONFORM CONSTRUCTION LTD. | 11-252965 | Receivership | |
| CONSHOT SYSTEMS INC. | 11-1323953 | Assignment | Ordinary |
| COOK AND KATSURA HOMES INC. | 11-252244 | Receivership | |
| CRAILAR TECHNOLOGIES | 11-2142042 | Assignment | Ordinary |
| CRISSEY FIELD MEDIA INC. | 11-253382 | Bankruptcy Order | Ordinary |
| DOME MOUNTAIN RESOURCES OF CANADA INC. | 11-2606942 | Bankruptcy Order | Ordinary |
| EASY CARE RESTORATION LTD. | 11-1607369 | Assignment | Ordinary |
| ECOMARINE PRODUCTS LTD. | 11-2556389 | Assignment | Ordinary |
| Edna Global Management (Flamingo) Inc. | 11-2248422 | Assignment | Ordinary |
| ENIGMA INTERCONNECT INC. (0116496 B.C. Ltd.) | 11-253396 | Bankruptcy Order | Ordinary |
| ENIGMA INTERCONNECT INC. Receivership | 11-253392 | Receivership | |
| EVELYN PROPERTIES LTD. | 11-1510921 | Proposal | Division I |
| EVELYN PROPERTIES LTD. | 11-1510921 | Assignment | Ordinary |
| FLYING CAMERAS INC. | 11-254003 | Bankruptcy Order | Ordinary |
| FOOTPRINTS ON THE SHORE BOOKS MUSIC GIFTS LTD. | 11-1754641 | Assignment | Ordinary |
| GREENSMART MANUFACTURING LTD. | 11-1731237 | Assignment | Ordinary |
| GREENSMART SHELTERS INC | 11-1731240 | Assignment | Ordinary |
| HALO METRICS INC. | 11-2772940 | Assignment | Ordinary |
| HAMILTON & SPILL LTD. Receivership | 11-252691 | Receivership | |
| HUDSON'S LANDING PUB LTD. | 11-1553474 | Assignment | Ordinary |
| IMOGO MOBILE TECHNOLOGIES CORP. | 11-253603 | Bankruptcy Order | Ordinary |
| IMOGO MOBILE TECHONOLOGIES CORP. | 11-253582 | Receivership | |
| INTERNATIONAL HERBS (B.C.) LTD | 11-254163 | Receivership | |
| KINGS LEGACY DEVELOPMENTS INC. | 11-1590832 | Assignment | Ordinary |
| KINGS LEGACY DEVELOPMENTS INC. | 11-252663 | Receivership | |
| KIP BROWN TRUCKING LTD. | 11-1851476 | Proposal | Division I |
| LEFT TECHNOLOGIES INC. | 11-2651572 | Assignment | Ordinary |
| LIGNOL ENERGY CORPORATION | 11-253783 | Receivership | |
| LIGNOL INNOVATIONS LTD. | 11-253801 | Receivership | |
| LOCAL GARDEN VANCOUVER INC. | 11-1829382 | Assignment | Ordinary |
| LUCKY 5 ENTERPRISES LTD. | 11-253926 | Bankruptcy Order | Ordinary |
| M3 STEEL (KAMLOOPS) LTD | 11-1545697 | Assignment | Ordinary |
| MALASPINA ENTERPRISES LTD. | 11-1848863 | Proposal | Division I |
| MEDICAN (WESTBANK) DEVELOPMENT LTD. | 11-253487 | Bankruptcy Order | Ordinary |
| MILLENIUM EVELYN PROPERTIES LTD. Receivership | 11-253181 | Receivership | |
| N & S FIT PALACE CORPORATION | 11-2853728 | Assignment | Ordinary |
| NANAIMO MARINE CENTRE LTD. | 11-1713686 | Assignment | Ordinary |
| NETLINK COMPUTER INC. | 11-2317704 | Assignment | Ordinary |
| NEW GROWTH CAPITAL CORP. | 11-1662383 | Assignment | Ordinary |
| NEWGEN HARRISON DEVELOPMENT INC. | 11-1879440 | Proposal | Division I |
| NFE MANUFACTURING INC. | 11-254425 | Receivership | |
| NFE MANUFACTURING INC. | 11-2851687 | Assignment | Ordinary |
| NISGA'A PACIFIC VENTURES LIMITED PARTNERSHIP | 11-254158 / 11-254159 | Receivership | |
| OCION WATER SCIENCES GROUP LTD. | 11-1929567 | Assignment | Ordinary |
| OCION WATER SCIENCES GROUP LTD. | 11-253800 | Receivership | |
| ONSTAR EXPLORATION LTD. | 11-2561354 | Bankruptcy Order | Ordinary |
| PAC-WEST INTERNATIONAL TRADING LTD. | 11-1526373 | Assignment | Ordinary |
| PANWOOD GLOBAL LTD. | 11-254027 | Bankruptcy Order | Ordinary |
| PERIMETER TRANSPORTATION LTD. | 11-252486 | Receivership | |
| PERIMETER TRANSPORTATION LTD. | 11-1136620 | Assignment | Ordinary |
| POLLARD EQUIPMENT (KAMLOOPS) LTD | 11-1311215 | Assignment | Ordinary |
| QUINSAM COAL CORPORATION | 11-254199 | Receivership | |
| REANEX INTERNATIONAL INC. | 11-1311214 | Assignment | Ordinary |
| RMK INVESTMENTS INC. | 11-2438297 | Proposal | Division I |
| SABLE FISH CANADA INC. | 11-253772 | Bankruptcy Order | Ordinary |
| SAFESTAR PRODUCTS COMPANY LIMITED | 11-1957765 | Assignment | Ordinary |

| Debtor / File name | OSB Number | Insolvency Type | Admin Type |
|---|------------|------------------|-------------|
| SHELTER INDUSTRIES INC | 11-1731232 | Assignment | Ordinary |
| SHEMBI INTERNATIONAL MARKETING (UNITED BLVD) INC. | 11-2648872 | Assignment | Ordinary |
| SMITHE RESIDENCES LTD | 11-254331 | Receivership | |
| SNFW FITNESS B.C. LTD. | 11-254272 | Receivership | |
| SNFW FITNESS B.C. LTD. | 11-2636604 | Assignment | Ordinary |
| SOUTHWEST MOTORRAD LTD | 11-253132 | Bankruptcy Order | Ordinary |
| STRIKERS WELDING & FABRICATION LTD. | 11-254424 | Receivership | |
| STRIKERS WELDING & FABRICATION LTD. | 11-2851655 | Assignment | Ordinary |
| SUTUS INC. | 11-253608 | Bankruptcy Order | Ordinary |
| TA HOTEL MANAGEMENT LIMITED PARTNERSHIP | 11-2667874 | Assignment | Ordinary |
| TBA BEVERAGE INC. | 11-2638450 | Assignment | Ordinary |
| THE COLUMBIA RESTORATION COMPANY LTD. | 11-253640 | Bankruptcy Order | Ordinary |
| THOMPSON'S FOAM SHOP LTD | 11-253784 | Bankruptcy Order | Ordinary |
| TORRY & SONS PLUMBING AND HEATING LTD. | 11-1790637 | Assignment | Ordinary |
| TRAVEL AMERICA CANADA, INC. | 11-2346180 | Assignment | Ordinary |
| TYHEE GOLD CORP. | 11-2278634 | Assignment | Ordinary |
| VALUE EQUITY LTD. | N/A | Liquidation | |
| VI FITNESS CENTRES INC. | 11-2373869 | Assignment | Ordinary |
| VIGIL TECHNOLOGIES INC | 11-2483312 | Assignment | Ordinary |
| ZAO TRADING CORPORATION | 11-2048177 | Proposal | Division I |
| Northwest Territories | | | |
| MCCAW NORTH DRILLING & BLASTING LTD. | 24-2561006 | Proposal | Division I |
| Ontario | | | |
| GLOBE IMPORTS (ONTARIO) LTD. | 32-2483613 | Assignment | Ordinary |
| Saskatchewan | | | |
| 101100090 SASKATCHEWAN LTD. | 23-2654754 | Proposal | Division I |
| Consumer | | | |
| Alberta | | | |
| Leder, Andrea Beth | 24-2228324 | Assignment | Ordinary |
| Leder, Gordon Anthony | 24-2228415 | Assignment | Ordinary |
| British Columbia | | | |
| Jackson, Eden | 11-2215918 | Assignment | Summary |
| Johnson, Kelly | 11-2271133 | Assignment | Summary |
| Salehi, Sina | 11-2190997 | Assignment | Summary |
| Arguello, Sylvianne, Aida AKA Wojtun | 11-2156308 | Proposal | Division II |
| Ballas, Chris, Panagiotis | 11-2192876 | Proposal | Division II |
| Cuayzon, Roochie Rubillos | 11-2278546 | Proposal | Division II |
| Donan Funes, Josue Antonio | 11-2275429 | Proposal | Division II |
| Foxcroft, Glenn, Allan | 11-2159974 | Proposal | Division II |
| Menjivar, Tiffany | 11-2112888 | Proposal | Division II |
| Sharma, Sonya Roshini | 11-2250305 | Proposal | Division II |
| Dhaliwal, Jaspreet Singh | 11-2114565 | Assignment | Ordinary |
| Petrick, Angela Clara | 11-2145647 | Assignment | Ordinary |
| Petrick, Rock Allan | 11-2145646 | Assignment | Ordinary |
| SINGH, GURMEET | 11-2648761 | Assignment | Summary |
| Podollan, David Paul | 11-2621845 | Bankruptcy Order | Ordinary |
| Hayes, Christopher Miles | 11-2097203 | Proposal | Division I |
| Johnson, Kelly | 11-2271133 | Proposal | Division I |
| Torres, Mary Phyllis | 11-2085948 | Proposal | Division I |
| Ungab, Arlene | 11-2135750 | Proposal | Division I |
| Notes: | | | |
| "Liquidation" type files do not have an OSB number | | | |
| Receivership, Liquidation and CCAA files do not have "Admin Type" | | | |

SCHEDULE "B"

| Debtor / File name | Bank Name | Transit Number | Account Number |
|--|-----------|----------------|----------------|
| Alberta Corporate Accounts | | | |
| 1436126 ALBERTA LTD. | BMO | 00040 | 1642 114 |
| 3E GLASS (CALGARY) LTD. | BMO | 00040 | 1665 172 |
| 3E GLASS (EDMONTON) LTD. | BMO | 00040 | 1658 423 |
| 608772 ALBERTA LTD. and 1943969 ALBERTA LTD. o/a BIRCHWOOD AUTO BODY | BMO | 00040 | 1583 222 |
| ALLIANCE MUSHROOMS LTD. | BMO | 00040 | 1597 499 |
| CHATUR HOLDINGS LTD. | BMO | 00040 | 1738 765 |
| DESTINY BIOSCIENCE GLOBAL CORP. | BMO | 00040 | 1689 705 |
| GILL'S VACUUM SERVICE LTD | BMO | 00040 | 1561 058 |
| GRAN SABANA INVESTMENTS LTD. | BMO | 00040 | 1592 778 |
| KALCO FARMS LTD | BMO | 00040 | 1654 318 |
| KALCO INVESTMENTS LTD | BMO | 00040 | 1654 326 |
| MACFAM MECHANICAL LTD. | BMO | 00040 | 1669 309 |
| SHAMROCK VALLEY ENTERPRISES LTD. | BMO | 00040 | 1621 743 |
| SIGNATURE MUSHROOMS LTD | BMO | 00040 | 1592 743 |
| SIGNATURE MUSHROOMS LTD. | BMO | 00040 | 1597 501 |
| 1207216 ALBERTA LTD. | HSBC | 10270 | 321624 052 |
| CHATUR HOLDINGS LTD. and GLOBE IMPORTS (ONTARIO) LTD. | HSBC | 10020 | 057504 942 |
| DASNIER BAY DEVELOPMENTS LTD. | HSBC | 10020 | 057504 900 |
| DEVLIN CONSTRUCTION LTD. | HSBC | 10020 | 057504 902 |
| DGS CONSTRUCTION LTD. | HSBC | 10020 | 057504 931 |
| FOSSIL EPC LTD. | HSBC | 10020 | 057504 938 |
| ICON READY MIX LTD. | HSBC | 10020 | 057504 907 |
| MCCAW NORTH DRILLING & BLASTING LTD. | HSBC | 10020 | 057504 912 |
| QUANTUM POWER SERVICES INC. | HSBC | 10020 | 057504 936 |
| S7 VENTURES LTD. | HSBC | 10020 | 057504 903 |
| SUMO SUMO LTD. | HSBC | 10270 | 321624 067 |
| V-VA SALON & SPA LTD. | HSBC | 10020 | 057504 939 |
| Alberta Consumer Accounts | | | |
| Leder, Andrea Beth | VersaBank | 10008 | 77 08040 |
| Leder, Gordon Anthony | VersaBank | 10008 | 77 08041 |
| British Columbia Corporate Accounts | | | |
| 0744095 B.C LTD. | BMO | 00040 | 1721 461 |
| 0876242 B.C. LTD. AND GATEWAY DEVELOPMENT LIMITED PARTNERSHIP | BMO | 00040 | 1580 603 |
| 0981478 B.C.Ltd. | BMO | 00040 | 1721 488 |
| 1092545 B.C. LTD. | BMO | 00040 | 1721 445 |
| 304768 B.C. LTD. and GLENMERRY MARKET LTD. | BMO | 07550 | 1014 646 |
| 304768 B.C. LTD. and GLENMERRY MARKET LTD. | BMO | 07550 | 8076 700 |
| 3E GLASS LTD. | BMO | 00040 | 1665 164 |
| 611802 B.C. LTD. | BMO | 00040 | 1721 453 |
| ABERDANE CONSTRUCTION LTD. | BMO | 00040 | 1844 752 |
| ALPHA NEON LTD. | BMO | 00040 | 1820 806 |
| CANADIAN INTEGRATED AGRICULTURE INC | BMO | 00040 | 4617 415 |
| CANADIAN INTEGRATED AGRICULTURE INC. | BMO | 07600 | 1990 814 |
| CERTIFIED COATING SPECIALISTS INC. | BMO | 07600 | 1991 147 |
| CERTIFIED COATING SPECIALISTS INC. | BMO | 07600 | 1991 120 |
| CONDOR PROPERTIES LTD | BMO | 07600 | 1989 987 |
| CRISSY FIELD MEDIA INC. | BMO | 00040 | 1992 210 |
| EASY CARE RESTORATION LTD. | BMO | 00040 | 1764 795 |
| ECOMARINE PRODUCTS LTD. | BMO | 00040 | 1716 590 |

| Debtor / File name | Bank Name | Transit Number | Account Number |
|---|-----------|----------------|-------------------------------|
| GLOBE IMPORTS (ONTARIO) LTD. | BMO | 00040 | 1738 757 |
| GREENSMART MANUFACTURING LTD. | BMO | 00040 | 1968 907 |
| GREENSMART SHELTERS INC | BMO | 00040 | 1968 923 |
| IMOGO MOBILE TECHNOLOGIES CORP. | BMO | 00040 | 1962 492 |
| IMOGO MOBILE TECHONOLOGIES CORP. | BMO | 00040 | 1822 326 |
| INTERNATIONAL HERBS (B.C.) LTD | BMO | 00040 | 1738 781 |
| LIGNOL ENERGY CORPORATION | BMO | 00040 | 1930 167 |
| LIGNOL INNOVATIONS LTD. | BMO | 00040 | 1923 864 |
| M3 STEEL (KAMLOOPS) LTD | BMO | 00040 | 1761 965 |
| MEDICAN (WESTBANK) DEVELOPMENT LTD. | BMO | 00040 | 1821 921 |
| NETLINK COMPUTER INC. | BMO | 00040 | 1793 473 |
| NEW GROWTH CAPITAL CORP. | BMO | 00040 | 1821 913 |
| NFE MANUFACTURING INC. | BMO | 00040 | 1564 574 |
| NFE MANUFACTURING INC. | BMO | 00040 | 1564 590 |
| NISGA'A PACIFIC VENTURES LIMITED PARTNERSHIP | BMO | 00040 | 1749 114 |
| OCION WATER SCIENCES GROUP LTD. | BMO | 00040 | 1922 052 |
| OCION WATER SCIENCES GROUP LTD. | BMO | 00040 | 1923 872 |
| QUINSAM COAL CORPORATION | BMO | 00040 | 1715 299 |
| QUINSAM COAL CORPORATION | BMO | 00040 | 1721 533 |
| RMK INVESTMENTS INC. | BMO | 00040 | 1742 748 |
| SHELTER INDUSTRIES INC | BMO | 00040 | 1968 915 |
| SNFW FITNESS B.C. LTD. | BMO | 00040 | 1668 269 |
| SNFW FITNESS B.C. LTD. | BMO | 00040 | 1668 250 |
| STRIKERS WELDING & FABRICATION LTD. | BMO | 00040 | 1564 566 |
| STRIKERS WELDING & FABRICATION LTD. | BMO | 00040 | 1564 582 |
| THOMPSON'S FOAM SHOP LTD | BMO | 00040 | 1930 175 |
| TRAVEL AMERICA CANADA, INC. | BMO | 00040 | 1780 808 |
| TYHEE GOLD CORP. | BMO | 00040 | 1816 495 |
| VI FITNESS CENTRES INC. | BMO | 00040 | 1778 222 |
| VIGIL TECHNOLOGIES INC | BMO | 00040 | 1738 773 |
| | | | |
| BRITISH COLUMBIA DISCOVERY FUND INC | CIBC | 00010 | 14 26710 |
| | | | |
| 1104194 B.C. LTD. 2173 ARGYLE AVENUE LIMITED PARTNERSHIP | CWB | 00690 | 10 1013178365 |
| 1143924 B.C. LTD., BUFFALO-GENTAI (ST. JOHNS) INVESTMENT LIMITED PARTNERSHIP, BUFFALO-GENTAI DEVELOPMENT LTD. | CWB | 00690 | 10 1014214508 |
| CAVALLO WINERY LTD. | CWB | 00620 | 10 1015579189 |
| CAVALLO WINERY LTD. | CWB | 00620 | 10 1012802685 (deposits only) |
| | | | |
| The Bowra Group Inc. - 3rd party | HSBC | 10020 | 057504 005 |
| The Bowra Group Inc. - 3rd party | HSBC | 10020 | 057504 070 |
| 0806433 B.C LTD. | HSBC | 10020 | 057504 920 |
| 0975210 B.C. LTD. | HSBC | 10270 | 321624 038 |
| 101100090 SASKATCHEWAN LTD. | HSBC | 10020 | 057504 927 |
| 1104749 B.C. LTD. | HSBC | 10020 | 057504 933 |
| 439281 B.C. LTD. | HSBC | 10270 | 321624 027 |
| 629518 B.C. LTD. | HSBC | 10270 | 321624 051 |
| 647497 B.C. LTD. | HSBC | 10270 | 321624 066 |
| 830480 ALBERTA INC. (RIVERPOINTE) | HSBC | 10270 | 321624 034 |
| ALDERBRIDGE WAY LIMITED PARTNERSHIP, ALDERBRIDGE WAY GP LTD. AND | HSBC | 10020 | 057504 941 |
| ARTIGIANO ROASTING CO. INC. | HSBC | 10270 | 321624 057 |
| BIOFERT MANUFACTURING INC. | HSBC | 10270 | 321624 045 |
| BIOFERT MANUFACTURING INC. | HSBC | 10270 | 321624 043 |
| CAFFE ARTIGIANO INC. | HSBC | 10270 | 321624 056 |
| CHANDLER HOMER STREET VENTURES LTD. Receivership | HSBC | 10020 | 057504 056 |
| CONFORM CONSTRUCTION LTD. | HSBC | 10270 | 414258 001 |
| CONFORM CONSTRUCTION LTD. Receivership | HSBC | 10270 | 416412 001 |

| Debtor / File name | Bank Name | Transit Number | Account Number |
|---|-----------|----------------|----------------|
| CONSHOT SYSTEMS INC. | HSBC | 10270 | 414231 001 |
| COOK AND KATSURA HOMES INC. Receivership | HSBC | 10020 | 057504 057 |
| CRAILAR TECHNOLOGIES | HSBC | 10270 | 321624 055 |
| DOME MOUNTAIN RESOURCES OF CANADA INC. | HSBC | 10020 | 057504 914 |
| EVELYN PROPERTIES LTD. | HSBC | 10270 | 486046 001 |
| FLYING CAMERAS INC. | HSBC | 10270 | 321624 060 |
| FOOTPRINTS ON THE SHORE BOOKS MUSIC GIFTS LTD. | HSBC | 10270 | 321624 018 |
| HALO METRICS INC. | HSBC | 10020 | 057504 935 |
| HAMILTON & SPILL LTD. Receivership | HSBC | 10270 | 321624 009 |
| HUDSON'S LANDING PUB LTD. | HSBC | 10020 | 527977 001 |
| KINGS LEGACY DEVELOPMENTS INC. Trustee | HSBC | 10270 | 524606 001 |
| KINGS LEGACY DEVELOPMENTS INC. Receivership Holdback Acct | HSBC | 10270 | 321624 011 |
| KINGS LEGACY DEVELOPMENTS INC. Receivership | HSBC | 10270 | 321624 008 |
| LEFT TECHNOLOGIES INC. | HSBC | 10020 | 057504 923 |
| LUCKY 5 ENTERPRISES LTD. | HSBC | 10270 | 321624 050 |
| MILLENIUM EVELYN PROPERTIES LTD. Receivership | HSBC | 10270 | 470727 001 |
| N & S FIT PALACE CORPORATION | HSBC | 10020 | 057504 940 |
| NANAIMO MARINE CENTRE LTD. | HSBC | 10270 | 321624 013 |
| NEWGEN HARRISON DEVELOPMENT INC. | HSBC | 10270 | 321624 041 |
| ONSTAR EXPLORATION LTD. | HSBC | 10020 | 057504 906 |
| PAC-WEST INTERNATIONAL TRADING LTD. | HSBC | 10270 | 488332 001 |
| PANWOOD GLOBAL LTD. | HSBC | 10270 | 321624 061 |
| PERIMETER TRANSPORTATION LTD. Receivership | HSBC | 10270 | 321624 003 |
| Podollan, David Paul | HSBC | 10020 | 057504 917 |
| POLLARD EQUIPMENT (KAMLOOPS) LTD | HSBC | 10270 | 408355 001 |
| REANEX INTERNATIONAL INC. | HSBC | 10270 | 408363 001 |
| SABLE FISH CANADA INC. | HSBC | 10020 | 153015 003 |
| SAFESTAR PRODUCTS COMPANY LIMITED | HSBC | 10270 | 321624 040 |
| SHEMBI INTERNATIONAL MARKETING (UNITED BLVD) INC. | HSBC | 10020 | 057504 919 |
| SMITHE RESIDENCES LTD | HSBC | 10020 | 057504 932 |
| SOUTHWEST MOTORRAD LTD | HSBC | 10270 | 461752 001 |
| SUTUS INC. | HSBC | 10270 | 321624 015 |
| TA HOTEL MANAGEMENT LIMITED PARTNERSHIP | HSBC | 10020 | 057504 930 |
| TBA BEVERAGE INC. | HSBC | 10020 | 057504 925 |
| THE COLUMBIA RESTORATION COMPANY LTD. | HSBC | 10270 | 321624 030 |
| TORRY & SONS PLUMBING AND HEATING LTD. | HSBC | 10270 | 321624 031 |
| VALUE EQUITY LTD. | HSBC | 10020 | 057504 937 |
| ZAO TRADING CORPORATION | HSBC | 10270 | 321624 053 |
| | | | |
| ENIGMA INTERCONNECT INC. (0116496 B.C. Ltd.) | TD | 09400 | 5359092 |
| ENIGMA INTERCONNECT INC. Receivership | TD | 09400 | 5357626 |
| | | | |
| Edna Global Management (Flamingo) Inc. | VersaBank | 10008 | 77 08364 |
| | | | |
| BC Consumer Accounts | | | |
| Consolidated Summary Administration | VersaBank | 10008 | 77 05243 |
| Consolidated Division II Proposal | VersaBank | 10008 | 77 05244 |
| Dhalliwal, Jaspreet Singh | VersaBank | 10008 | 77 07146 |
| Hayes, Christopher Miles | VersaBank | 10008 | 77 06284 |
| Johnson, Kelly | VersaBank | 10008 | 77 08534 |
| Patrick, Angela Clara | VersaBank | 10008 | 77 07144 |
| Patrick, Rock Allan | VersaBank | 10008 | 77 07145 |
| SINGH, GURMEET | VersaBank | 10008 | 77 14714 |
| Torres, Mary Phyllis | VersaBank | 10008 | 77 06049 |
| Ungab, Arlene | VersaBank | 10008 | 77 06603 |

No. 5221003
VANCOUVER REGISTRY

IN THE SUPREME COURT OF BRITISH COLUMBIA
IN BANKRUPTCY AND INSOLVENCY

IN THE MATTER OF THE BANKRUPTCY AND INSOLVENCY
ACT, R.S.C. 1985, c. B-3, as amended, and the COMPANIES'
CREDITORS ARRANGEMENT ACT, R.S.C. 1985, c. C-36, as
amended, and the BUSINESS CORPORATIONS ACT, S.B.C.
2002 c. 57.

and

IN THE MATTER OF THE BOWRA GROUP INC.
AND MNP LTD.

ORDER MADE AFTER APPLICATION



Barristers & Solicitors
1600 Cathedral Place
925 West Georgia Street
Vancouver, British Columbia
V6C 3L2
Phone: (604) 685-3456
Attention: William L. Roberts



Suite 1600 Cathedral Place
925 West Georgia Street
Vancouver, BC
Canada V6C 3L2

14

THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BURRARD STREET, SUITE 430
VANCOUVER, BC
V7X 1M3

Invoice Date: 3/3/2022
Invoice No.: 739064
File No.: 022556.161722

ATTENTION: MARIO MAINELLA


File Description: BUFFALO-GENTAI DEVELOPMENT LTD.

To professional services rendered up to and including March 3, 2022, as per attached detail.

| | |
|---|----------------------------|
| Total Professional Fees | \$ 15,475.00 |
| Total Taxable Disbursements and Other Charges | \$ 228.60 |
| Total GST | \$ 785.18 |
| Total PST | \$ 1,083.25 |
| Current Invoice Due | \$ <u>17,572.03</u> |

This is our account.

Lawson Lundell LLP

Per: 
William Roberts

This is Exhibit " B " referred to in the
affidavit of W. Roberts
made before me on March 2 2022

A Commissioner for taking Affidavits
for British Columbia

BRYAN C. GIBBONS
Barrister & Solicitor
1600 - 925 WEST GEORGIA ST.
VANCOUVER, B.C. V6C 3L2
(604) 685-3456

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PAYMENT IS DUE UPON RECEIPT OF INVOICE
INTEREST ON OVERDUE ACCOUNTS WILL BE CHARGED 12% PER ANNUM
GST #R115124141

LS



THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BARRARD STREET, SUITE 430
VANCOUVER, BC
V7X 1M3

Invoice Date: 3/3/2022
Invoice No.: 739064
File No.: 022556.161722

ATTENTION: MARIO MAINELLA

File Description: BUFFALO-GENTAI DEVELOPMENT LTD.

To professional services rendered up to and including March 3, 2022, as follows:

| Date | Timekeeper | Description |
|---------|------------|---|
| 1/26/22 | WLR | Email from / to client regarding receivership materials |
| 1/28/22 | WLR | Review pleadings |
| 1/31/22 | WLR | Telephone conference with R. Clark regarding various issues; telephone call to client regarding same; email to all parties regarding same |
| 2/2/22 | WLR | Conference with Cecilia Conto regarding pleadings, PPR registrations and lands |
| 2/2/22 | CC2 | Receive instructions and review file; Conduct title searches; |
| 2/3/22 | WLR | Conference with client regarding various issues; telephone conference with all counsel regarding various issues; review land searches |
| 2/3/22 | CC2 | Review pleadings and title searches; Prepare summary of properties; |
| 2/3/22 | ELW | Review and respond to email with A. Davies; review materials; conference with William Roberts; |
| 2/4/22 | CC2 | Organize security documents, PPR and Corporate searches; |
| 2/4/22 | ELW | Review and respond to email; review Agreements; conference with William Roberts; |
| 2/7/22 | ELW | Review and respond to email; |
| 2/8/22 | ELW | Revise documents; search firm files for documents; research Port Moody website; |
| 2/9/22 | ELW | Review materials; review Port Moody website; telephone call to Developer's lawyer; telephone call to City's lawyer; conference call; |
| 2/9/22 | WLR | Telephone conference with Ed Wilson regarding various issues |
| 2/9/22 | WLR | Email from / to Ed Wilson regarding development issues |
| 2/10/22 | ELW | Review Port Moody materials; |
| 2/11/22 | ELW | Review Port Moody materials; review and respond to City's lawyer; |

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GST #R115124141



| Date | Timekeeper | Description | |
|---------|------------|---|--------------|
| 2/14/22 | ELW | Review CMHC website regarding Rent To Own; | |
| 2/15/22 | ELW | Review and respond to email with K. Koo; review Market Housing Agreement; | |
| 2/17/22 | WLR | Email from / to counsel and telephone conference with client regarding various issues | |
| 2/17/22 | ELW | Review and respond to email; telephone call to City's lawyer; review issues; | |
| 2/18/22 | ELW | Review and respond to email with A. Davies; | |
| 2/18/22 | WLR | Reporting email from client | |
| 2/22/22 | WLR | Multiple emails from / to client and stakeholders regarding meeting; review Cushman report; email to / from client regarding same and response to counsel | |
| 2/22/22 | ELW | Review and respond to email; review C&W proposal; conference with William Roberts; | |
| 2/23/22 | ELW | Conference with William Roberts; review and respond to email; | |
| 2/23/22 | WLR | Review Colliers report; email to / from client regarding same; telephone conference with stakeholders regarding same | |
| 2/24/22 | WLR | Review reports; prepare for and telephone conference with all stakeholders to review options | |
| 2/25/22 | WLR | Conference with client to review strategy | |
| 2/28/22 | WLR | Telephone call from counsel for CWB regarding receiver's report; email to client regarding same | |
| 3/1/22 | WLR | Conference with Ed Wilson to strategize action plan; email from / to client regarding same | |
| Total | | | \$ 15,475.00 |

Fee Summary

| Timekeeper | Initials | Hours | hrs at | Rate | /hr | Total |
|-------------------------|----------|-------|--------|--------|-----|--------------|
| WILLIAM ROBERTS | WLR | 10.90 | hrs at | 700.00 | /hr | 7,630.00 |
| EDWARD L. WILSON | ELW | 9.90 | hrs at | 690.00 | /hr | 6,831.00 |
| CECILIA CONTO | CC2 | 5.20 | hrs at | 195.00 | /hr | 1,014.00 |
| Total Professional Fees | | | | | | \$ 15,475.00 |

Taxable Other Charges

| | | |
|-------------|--|-----------|
| Photocopies | | \$ 124.20 |
|-------------|--|-----------|

Taxable Disbursements

| | |
|---------------------|----------|
| LTSA Service Charge | \$ 15.03 |
| LTSA Services | \$ 89.37 |

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PAYMENT IS DUE UPON RECEIPT OF INVOICE
INTEREST ON OVERDUE ACCOUNTS WILL BE CHARGED 12% PER ANNUM
GST #R115124141



| | | |
|---------------------------------|-----------|-------------------------|
| Fees | \$ | 15,475.00 |
| Disbursements and Other Charges | \$ | 228.60 |
| Total GST | \$ | 785.18 |
| Total PST | \$ | 1,083.25 |
| CURRENT INVOICE DUE | \$ | <u>17,572.03</u> |

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PAYMENT IS DUE UPON RECEIPT OF INVOICE
 INTEREST ON OVERDUE ACCOUNTS WILL BE CHARGED 12% PER ANNUM
 GST #R115124141



Suite 1600 Cathedral Place
925 West Georgia Street
Vancouver, BC
Canada V6C 3L2

THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BARRARD STREET, SUITE 430
VANCOUVER, BC
V7X 1M3

Invoice Date: 3/3/2022
Invoice No.: 739064
File No.: 022556.161722

ATTENTION: MARIO MAINELLA

For Professional Services Rendered Through March 3, 2022.

File No.: 022556-161722
Matter Reference: BUFFALO-GENTAL DEVELOPMENT LTD.
Contact: William Roberts
Invoice: 739064

| | |
|---|----------------------------|
| Total Professional Fees | \$ 15,475.00 |
| Total Taxable Disbursements and Other Charges | \$ 228.60 |
| Total GST | \$ 785.18 |
| Total PST | \$ 1,083.25 |
| Total Amount Due | \$ <u>17,572.03</u> |

This remittance advice should be returned to ensure proper credit to your account. Thank you.

| | |
|--|--|
| Payment Options: | |
| EFT/Wire Transfer: HSBC Bank Canada 885 West Georgia Street, Vancouver, B.C., V6C 3G1 Account Name: Lawson Lundell LLP Account No.: 102337001 Bank ID: 016 Transit: 10270 Swift Code: HKBCCATT | Cheque: Cheques payable to Lawson Lundell LLP and mailed to the following address: Suite 1600 Cathedral Place 925 West Georgia Street Vancouver, BC Canada V6C 3L2 |
| Interac e-Transfer: Send to eftpmt@lawsonlundell.com referencing Invoice number in message. Please send password to eftpmt@lawsonlundell.com in separate email. | |
| Please email us at eftpmt@lawsonlundell.com referencing invoice number and payment amount. | |

THIS INVOICE IS PAYABLE UPON RECEIPT.

PLEASE RETURN THIS PAGE WITH YOUR REMITTANCE.



Suite 1600 Cathedral Place
925 West Georgia Street
Vancouver, BC
Canada V6C 3L2

THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BARRARD STREET, SUITE 430
VANCOUVER, BC
V7X 1M3

Invoice Date: 4/4/2022
Invoice No.: 741700
File No.: 022556.161722

ATTENTION: MARIO MAINELLA

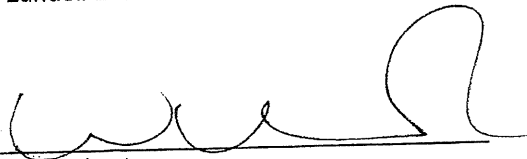
File Description: BUFFALO-GENTAI DEVELOPMENT LTD.

To professional services rendered up to and including April 4, 2022, as per attached detail.

| | |
|---|----------------------------|
| Total Professional Fees | \$ 22,280.50 |
| Total Taxable Disbursements and Other Charges | \$ 520.50 |
| Total Exempt Disbursements and Other Charges | \$ 80.00 |
| Total GST | \$ 1,140.06 |
| Total PST | \$ 1,559.64 |
| Current Invoice Due | <u>\$ 25,580.70</u> |

This is our account.

Lawson Lundell LLP

Per: 
William Roberts

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PAYMENT IS DUE UPON RECEIPT OF INVOICE
INTEREST ON OVERDUE ACCOUNTS WILL BE CHARGED 12% PER ANNUM
GST #R116124141



THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BARRARD STREET, SUITE 430
VANCOUVER, BC
V7X 1M3

Invoice Date: 4/4/2022
Invoice No.: 741700
File No.: 022556.161722

ATTENTION: MARIO MAINELLA

File Description: BUFFALO-GENTAI DEVELOPMENT LTD.

To professional services rendered up to and including April 4, 2022, as follows:

| Date | Timekeeper | Description |
|--------|------------|--|
| 3/1/22 | ELW | Conference with William Roberts; review and respond to email; conference with M. Mainella; review Staff Report; |
| 3/2/22 | WLR | Multiple emails from / to client regarding strategy for obtaining approvals |
| 3/2/22 | ELW | Telephone call to City's solicitor regarding Rent-to-Own Agreement; review file; |
| 3/3/22 | WLR | Multiple emails from / to counsel to arrange meeting and review terms of proposed agreement |
| 3/3/22 | ELW | Conference with William Roberts; |
| 3/4/22 | WLR | Multiple emails from / to counsel regarding the involvement of Mr. Chiang and underlying proposal; telephone conference with all stakeholders regarding same |
| 3/4/22 | CC2 | Review file; Commence draft application materials re amend receivership order; Review Receivership Order; Consider further amendments; |
| 3/7/22 | WLR | Review and revise materials to review amend receivership order |
| 3/7/22 | ELW | Conference with William Roberts; |
| 3/8/22 | WLR | Review and revise materials to amend receivership order |
| 3/8/22 | CC2 | Finalize draft Notice of application to amend Order; |
| 3/8/22 | JJS1 | Review background on file in preparation of application to amend receivership order; review draft materials prepared by C. Conto; |
| 3/8/22 | ELW | Letter to Lidstone & Company regarding documents; telephone call to Bell Alliance; review and respond to email with A. Davies; |
| 3/9/22 | ELW | Review and respond to email with City's lawyer and telephone call to same; telephone call to L. Niro; review Housing Agreement; |
| 3/9/22 | JJS1 | Review and revise application materials to amend receivership order; |

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GST #R115124141

| Date | Timekeeper | Description |
|---------|------------|---|
| 3/9/22 | WLR | Further revisions to motion materials; email to client regarding same |
| 3/10/22 | JJS1 | Review and revise application materials; review summary of discussions with City of Port Moody's Planner; email to Receiver regarding draft affidavit; |
| 3/10/22 | JJS1 | Further review of summary of discussions between the Receiver and City of Port Moody; draft email to Ritchie Clark regarding rescission of 2nd reading of market rental agreement and revisions to the rent-to-own agreement; |
| 3/10/22 | WLR | Telephone call from counsel for Buffalo regarding meeting with Receiver; multiple emails from / to Receiver regarding same |
| 3/10/22 | ELW | Revise Rental Housing Agreement and Non-Market Housing Agreement; review Rent-to-Own policies; memorandum to Bowra regarding language on documents; |
| 3/11/22 | ELW | Letter to Bell Alliance; telephone call to L. Niro; |
| 3/11/22 | CC2 | Prepare Schedules for the Notice of Application; |
| 3/11/22 | JJS1 | Review and revise affidavit of Doug Chivers; email to Receiver regarding same; instructions to C. Conto to finalize materials; |
| 3/11/22 | WLR | Multiple emails from / to client regarding response to issues from Gerald Chiang; email to counsel providing response to same |
| 3/14/22 | JJS1 | Final review of application materials to amend receivership order; instructions to C. Conto about filing and service of same; commission affidavit of Doug Chivers in support of application to amend receivership order; |
| 3/14/22 | WLR | Multiple emails from / to counsel regarding application to vary receivership order |
| 3/14/22 | CC2 | Arrangements for filing of application materials; Prepare service letter; Instructions to Nasiba Froogh; Email to Service list; Draft affidavit of delivery; Swear affidavit and arrangements for filing of same; |
| 3/14/22 | ELW | Letter to Bell Alliance; review and respond to email with A. Davies; review Rent To Own issues; |
| 3/15/22 | ELW | Review draft Agreement; telephone call to Lidstone & Company; telephone call to Bell Alliance; |
| 3/15/22 | WLR | Multiple emails from / to client and counsel regarding various issues |
| 3/16/22 | WLR | Email to stakeholders regarding amendments to RO; email from / to Ed Wilson regarding rezoning application |
| 3/16/22 | ELW | Review and revise Rent To Own Agreement; |
| 3/17/22 | WLR | Multiple emails from / to client regarding negotiations with City |
| 3/18/22 | ELW | Review and respond to email; review comments on Rent To Own Agreement; |
| 3/21/22 | ELW | Attend meeting regarding Rent to Own Agreement; |
| 3/21/22 | CC2 | Review and revise application record; |

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| Date | Timekeeper | Description | |
|--------------|------------|---|--------------|
| 3/21/22 | WLR | Prepare for and attend conference with client to review agreements and strategy | |
| 3/22/22 | WLR | Telephone conference with client regarding conversation with G. Chiang; multiple emails from / to counsel regarding motion; instructions to Legal Assistant regarding filing of motion. | |
| 3/23/22 | CC2 | Receive and review response to Notice of Application from Buffalo Gentai Development Ltd.; Instructions to Nasiba Froogh; Revise Index; Email to service list enclosing the same; | |
| 3/23/22 | ELW | Revise Rent To Own Agreement and circulate same; review notes; | |
| 3/25/22 | ELW | Prepare version for Port Moody's lawyer; | |
| 3/25/22 | WLR | Review status of application to amend RO | |
| 3/25/22 | CC2 | Circulate link for application; Revise and circulate draft order; Further revise order; | |
| 3/25/22 | JJS1 | Prepare and attend notice of application to amend receivership order; | |
| 3/28/22 | WLR | Multiple emails from / to client and counsel regarding unsolicited offer on property | |
| 3/28/22 | ELW | Review and respond to email; circulate Rent To Own Agreement to City; | |
| 3/31/22 | CC2 | Receive entered order; Revise service letter | |
| Total | | | \$ 22,280.50 |

Fee Summary

| Timekeeper | Initials | Hours | hrs at | Rate | /hr | Total |
|--------------------------------|----------|-------|--------|--------|-----|--------------|
| William Roberts | WLR | 14.30 | hrs at | 700.00 | /hr | 10,010.00 |
| Edward L. Wilson | ELW | 12.20 | hrs at | 690.00 | /hr | 8,418.00 |
| Joel Schachter | JJS1 | 6.40 | hrs at | 410.00 | /hr | 2,624.00 |
| Cecilia Conto | CC2 | 6.30 | hrs at | 195.00 | /hr | 1,228.50 |
| Total Professional Fees | | | | | | \$ 22,280.50 |

Taxable Other Charges

| | |
|--------------------|-----------|
| Photocopies | \$ 322.50 |
| Colour Photocopies | \$ 159.00 |

Non-Taxable Disbursements

| | |
|------------------------|----------|
| BC Online (GST exempt) | \$ 80.00 |
|------------------------|----------|

Taxable Disbursements

| | |
|---------------------------|----------|
| BC Online | \$ 14.00 |
| West Coast Title Searches | \$ 25.00 |

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| | | |
|---------------------------------|----|------------------|
| Fees | \$ | 22,280.50 |
| Disbursements and Other Charges | \$ | 600.50 |
| Total GST | \$ | 1,140.06 |
| Total PST | \$ | 1,559.64 |
| CURRENT INVOICE DUE | \$ | <u>25,580.70</u> |

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 INTEREST ON OVERDUE ACCOUNTS WILL BE CHARGED 12% PER ANNUM
 GST #R115124141



Suite 1600 Cathedral Place
925 West Georgia Street
Vancouver, BC
Canada V6C 3L2

THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BURRARD STREET, SUITE 430
VANCOUVER, BC
V7X 1M3

Invoice Date: 4/4/2022
Invoice No.: 741700
File No.: 022556.161722

ATTENTION: MARIO MAINELLA

For Professional Services Rendered Through April 4, 2022.

File No.: 022556-161722
Matter Reference: BUFFALO-GENTAI DEVELOPMENT LTD.
Contact: William Roberts
Invoice: 741700

| | |
|---|----------------------------|
| Total Professional Fees | \$ 22,280.50 |
| Total Taxable Disbursements and Other Charges | \$ 520.50 |
| Total Exempt Disbursements and Other Charges | \$ 80.00 |
| Total GST | \$ 1,140.06 |
| Total PST | \$ 1,559.64 |
| Total Amount Due | \$ <u>25,580.70</u> |

This remittance advice should be returned to ensure proper credit to your account. Thank you.

| | |
|--|--|
| Payment Options: | |
| EFT/Wire Transfer: HSBC Bank Canada 885 West Georgia Street, Vancouver, B.C., V6C 3G1 Account Name: Lawson Lundell LLP Account No.: 102337001 Bank ID: 016 Translt: 10270 Swift Code: HKBCCATT | Cheque: Cheques payable to Lawson Lundell LLP and mailed to the following address: Suite 1600 Cathedral Place 925 West Georgia Street Vancouver, BC Canada V6C 3L2 |
| Interac e-Transfer: Send to eftpmt@lawsonlundell.com referencing invoice number in message. Please send password to eftpmt@lawsonlundell.com in separate email. | |
| Please email us at eftpmt@lawsonlundell.com referencing invoice number and payment amount. | |

THIS INVOICE IS PAYABLE UPON RECEIPT.
PLEASE RETURN THIS PAGE WITH YOUR REMITTANCE.



Suite 1600 Cathedral Place
925 West Georgia Street
Vancouver, BC
Canada V6C 3L2

THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BARRARD STREET, SUITE 430
VANCOUVER, BC
V7X 1M3

Invoice Date: 5/11/2022
Invoice No.: 745242
File No.: 022556.161722

ATTENTION: MARIO MAINELLA


File Description: BUFFALO-GENTAI DEVELOPMENT LTD.

To professional services rendered up to and including May 9, 2022, as per attached detail.

| | | |
|---|-----------|------------------------|
| Total Professional Fees | \$ | 7,233.00 |
| Total Taxable Disbursements and Other Charges | \$ | 144.80 |
| Total GST | \$ | 368.89 |
| Total PST | \$ | 506.31 |
| Current Invoice Due | \$ | <u>8,253.00</u> |

This is our account.

Lawson Lundell LLP

Per: 
William Roberts

The contents of this invoice may be subject to solicitor-client privilege. Disclosure of a privileged document to a third party could constitute a waiver of privilege. We recommend that prior to voluntarily sharing the contents of this invoice or providing a copy of it to a tax auditor or other person, that you seek legal advice.

PAYMENT IS DUE UPON RECEIPT OF INVOICE
INTEREST ON OVERDUE ACCOUNTS WILL BE CHARGED 12% PER ANNUM
GST #R115124141



THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BARRARD STREET, SUITE 430
VANCOUVER, BC
V7X 1M3

Invoice Date: 5/11/2022
Invoice No.: 745242
File No.: 022556.161722

ATTENTION: MARIO MAINELLA

File Description: BUFFALO-GENTAI DEVELOPMENT LTD.

To professional services rendered up to and including May 9, 2022, as follows:

| Date | Timekeeper | Description |
|---------|------------|--|
| 4/1/22 | ELW | Review and respond to email with M. McAllister and telephone call to same regarding revised Rent to Own Agreement; |
| 4/4/22 | ELW | Review and respond to email with City Solicitor; circulate Word version of Rent to Own Agreement; |
| 4/4/22 | WLR | Email from / to Ed Wilson regarding further requests from City; review update memo from Receiver |
| 4/5/22 | WLR | Multiple emails from / to counsel and client regarding memo on various contribution scenarios |
| 4/7/22 | WLR | Multiple emails from / to client regarding stakeholders contacting Ponni Group |
| 4/7/22 | ELW | Conference call regarding Rent to Own; |
| 4/8/22 | WLR | Multiple emails from / to client and counsel regarding contribution options |
| 4/11/22 | WLR | Prepare for and attend telephone conference with all stakeholders |
| 4/11/22 | ELW | Revise Rent to Own Agreement; |
| 4/12/22 | ELW | Review and respond to email with A. Davies; review and respond to email with City Solicitor; |
| 4/13/22 | ELW | Revise Rent to Own Agreement; review and respond to email; |
| 4/14/22 | ELW | Email to City's solicitor regarding Deposit issue; |
| 4/22/22 | WLR | Review report from client; Telephone call from counsel for Buffalo regarding same |
| 4/25/22 | WLR | Telephone call from counsel regarding allocation of non-market units |
| 4/27/22 | ELW | Review and respond to email with McAllister; |
| 4/28/22 | ELW | Review and respond to email with A. Davies; telephone call to M. McAllister; |

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PAYMENT IS DUE UPON RECEIPT OF INVOICE
INTEREST ON OVERDUE ACCOUNTS WILL BE CHARGED 12% PER ANNUM
GST #R115124141



Total \$ 7,233.00

Fee Summary

| | Initials | Hours | hrs at | Rate | /hr | Total |
|-------------------------|----------|-------|--------|--------|-----|-------------|
| Timekeeper | | | | | | |
| William Roberts | WLR | 5.70 | hrs at | 700.00 | /hr | 3,990.00 |
| Edward L. Wilson | ELW | 4.70 | hrs at | 690.00 | /hr | 3,243.00 |
| Total Professional Fees | | | | | | \$ 7,233.00 |

Taxable Other Charges

Photocopies \$ 73.80

Taxable Disbursements

Cash Disbursements - FLIP THE SCRIPT PRODUCTIONS INC. - Court Agent / NAF \$ 47.00
 Cash Disbursements - FLIP THE SCRIPT PRODUCTIONS INC. - Court Agent / NAF \$ 24.00

Fees \$ 7,233.00
 Disbursements and Other Charges \$ 144.80
 Total GST \$ 368.89
 Total PST \$ 506.31

CURRENT INVOICE DUE

\$ 8,253.00

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PAYMENT IS DUE UPON RECEIPT OF INVOICE
INTEREST ON OVERDUE ACCOUNTS WILL BE CHARGED 12% PER ANNUM
GST #R115124141

28



Suite 1600 Cathedral Place
925 West Georgia Street
Vancouver, BC
Canada V6C 3L2

THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BARRARD STREET, SUITE 430
VANCOUVER, BC
V7X 1M3

Invoice Date: 5/11/2022
Invoice No.: 745242
File No.: 022556.161722

ATTENTION: MARIO MAINELLA

For Professional Services Rendered Through May 9, 2022.

File No.: 022556-161722
Matter Reference: BUFFALO-GENTAI DEVELOPMENT LTD.
Contact: William Roberts
Invoice: 745242

| | |
|---|---------------------------|
| Total Professional Fees | \$ 7,233.00 |
| Total Taxable Disbursements and Other Charges | \$ 144.80 |
| Total GST | \$ 368.89 |
| Total PST | \$ 506.31 |
| Total Amount Due | \$ <u>8,253.00</u> |

This remittance advice should be returned to ensure proper credit to your account. Thank you.

| | |
|--|--|
| Payment Options: | |
| EFT/Wire Transfer: HSBC Bank Canada 885 West Georgia Street, Vancouver, B.C., V6C 3G1 Account Name: Lawson Lundell LLP Account No.: 102337001 Bank ID: 016 Transit: 10270 Swift Code: HKBCCATT | Cheque: Cheques payable to Lawson Lundell LLP and mailed to the following address: Suite 1600 Cathedral Place 925 West Georgia Street Vancouver, BC Canada V6C 3L2 |
| Interac e-Transfer: Send to eftpmt@lawsonlundell.com referencing invoice number in message. Please send password to eftpmt@lawsonlundell.com in separate email. | |
| Please email us at eftpmt@lawsonlundell.com referencing invoice number and payment amount. | |

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Suite 1600 Cathedral Place
925 West Georgia Street
Vancouver, BC
Canada V6C 3L2

THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BURRARD STREET, SUITE 430
VANCOUVER, BC
V7X 1M3

Invoice Date: 6/2/2022
Invoice No.: 747207
File No.: 022556.161722

ATTENTION: MARIO MAINELLA

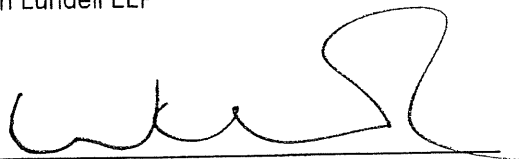
File Description: BUFFALO-GENTAI DEVELOPMENT LTD.

To professional services rendered up to and including June 2, 2022, as per attached detail.

| | |
|----------------------------|---------------------------|
| Total Professional Fees | \$ 2,170.00 |
| Total GST | \$ 108.50 |
| Total PST | \$ 151.90 |
| Current Invoice Due | <u>\$ 2,430.40</u> |

This is our account.

Lawson Lundell LLP

Per: 
William Roberts

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PAYMENT IS DUE UPON RECEIPT OF INVOICE
INTEREST ON OVERDUE ACCOUNTS WILL BE CHARGED 12% PER ANNUM
GST #R116124141



THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BURRARD STREET, SUITE 430
VANCOUVER, BC
V7X 1M3

Invoice Date: 6/2/2022
Invoice No.: 747207
File No.: 022556.161722

ATTENTION: MARIO MAINELLA

File Description: BUFFALO-GENTAI DEVELOPMENT LTD.

To professional services rendered up to and including June 2, 2022, as follows:

| Date | Timekeeper | Description | | |
|---------|------------|--|----|----------|
| 5/4/22 | WLR | Review Receiver's update | | |
| 5/9/22 | WLR | Telephone call from and email from counsel regarding advancement of funds under Receiver's Certificate | | |
| 5/18/22 | WLR | Email from client providing report on negotiations with City | | |
| 5/27/22 | WLR | Letter from counsel for regarding involvement of Gerald Chiang | | |
| 5/30/22 | WLR | Review and revise letter to counsel responding to allegations | | |
| Total | | | \$ | 2,170.00 |

Fee Summary

| Timekeeper | Initials | Hours | hrs at | Rate | /hr | Total |
|----------------------------|----------|-------|--------|--------|-----|--------------------|
| William Roberts | WLR | 3.10 | hrs at | 700.00 | /hr | 2,170.00 |
| Total Professional Fees | | | | | | \$ 2,170.00 |
| Fees | | | | | | \$ 2,170.00 |
| Total GST | | | | | | \$ 108.50 |
| Total PST | | | | | | \$ 151.90 |
| CURRENT INVOICE DUE | | | | | | <u>\$ 2,430.40</u> |

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PAYMENT IS DUE UPON RECEIPT OF INVOICE
INTEREST ON OVERDUE ACCOUNTS WILL BE CHARGED 12% PER ANNUM
GST #R115124141



Suite 1600 Cathedral Place
925 West Georgia Street
Vancouver, BC
Canada V6C 3L2

THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BURRARD STREET, SUITE 430
VANCOUVER, BC
V7X 1M3

Invoice Date: 6/2/2022
Invoice No.: 747207
File No.: 022556.161722

ATTENTION: MARIO MAINELLA

For Professional Services Rendered Through June 2, 2022.

File No.: 022556-161722
Matter Reference: BUFFALO-GENTAI DEVELOPMENT LTD.
Contact: William Roberts
Invoice: 747207

| | |
|-------------------------|---------------------------|
| Total Professional Fees | \$ 2,170.00 |
| Total GST | \$ 108.50 |
| Total PST | \$ 151.90 |
| Total Amount Due | \$ <u>2,430.40</u> |

This remittance advice should be returned to ensure proper credit to your account. Thank you.

| | |
|--|--|
| Payment Options: | |
| EFT/Wire Transfer: HSBC Bank Canada 885 West Georgia Street, Vancouver, B.C., V6C 3G1 Account Name: Lawson Lundell LLP Account No.: 102337001 Bank ID: 016 Transit: 10270 Swift Code: HKBCCATT Interac e-Transfer: Send to eftpmt@lawsonlundell.com referencing invoice number in message. Please send password to eftpmt@lawsonlundell.com in separate email. | Cheque: Cheques payable to Lawson Lundell LLP and mailed to the following address: Suite 1600 Cathedral Place 925 West Georgia Street Vancouver, BC Canada V6C 3L2 |
| Please email us at eftpmt@lawsonlundell.com referencing invoice number and payment amount. | |

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PLEASE RETURN THIS PAGE WITH YOUR REMITTANCE.



Suite 1600 Cathedral Place
925 West Georgia Street
Vancouver, BC
Canada V6C 3L2

EMAIL: MMAINELLA@BOWRAGROUP.COM;
KKOO@BOWRAGROUP.COM

Invoice Date: 7/5/2022
Invoice No.: 749673
File No.: 022556.161722

THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BURRARD STREET, SUITE 430
VANCOUVER, BC V7X 1M3

ATTENTION: MARIO MAINELLA

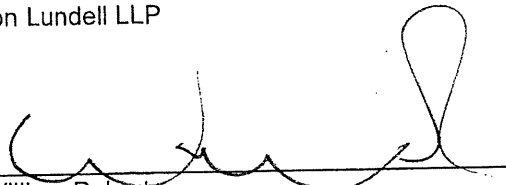
File Description: BUFFALO-GENTAI DEVELOPMENT LTD.

To professional services rendered up to and including July 5, 2022, as per attached detail.

| | |
|----------------------------|---------------------------|
| Total Professional Fees | \$ 2,843.00 |
| Total GST | \$ 142.15 |
| Total PST | \$ 199.01 |
| Current Invoice Due | \$ <u>3,184.16</u> |

This is our account.

Lawson Lundell LLP

Per: 
William Roberts

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PAYMENT IS DUE UPON RECEIPT OF INVOICE
INTEREST ON OVERDUE ACCOUNTS WILL BE CHARGED 12% PER ANNUM
GST #R115124141



EMAIL: MMAINELLA@BOWRAGROUP.COM;
KKOO@BOWRAGROUP.COM

Invoice Date: 7/5/2022
Invoice No.: 749673
File No.: 022556.161722

THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BURRARD STREET, SUITE 430
VANCOUVER, BC V7X 1M3

ATTENTION: MARIO MAINELLA

File Description: BUFFALO-GENTAI DEVELOPMENT LTD.

To professional services rendered up to and including July 5, 2022, as follows:

| Date | Timekeeper | Description | |
|---------|------------|--|-------------|
| 5/2/22 | ELW | Review and respond to email with Lidstone & Company; | |
| 5/3/22 | ELW | Revise Rent to Own Agreement; conference with Bowra Group; | |
| 5/4/22 | ELW | Meeting with Lidstone & Company; review and respond to emails; | |
| 5/6/22 | ELW | Revise Rent to Own Agreement; Telephone call to Lidstone. | |
| 5/10/22 | ELW | Revise and circulate Housing Agreement (Rent to Own); | |
| 5/11/22 | ELW | Revise and circulate Housing Agreement (Rent to Own); | |
| 6/22/22 | WLR | Email from / to client regarding upcoming council vote | |
| 6/23/22 | WLR | Email from / to client regarding memo to stakeholders on upcoming vote | |
| 6/29/22 | WLR | Email from / to client and counsel regarding council approval and next steps | |
| Total | | | \$ 2,843.00 |

Fee Summary

| Timekeeper | Initials | Hours | hrs at | Rate | /hr | Total |
|----------------------------|----------|-------|--------|--------|-----|--------------------|
| William Roberts | WLR | 1.40 | hrs at | 700.00 | /hr | 980.00 |
| Edward L. Wilson | ELW | 2.70 | hrs at | 690.00 | /hr | 1,863.00 |
| Total Professional Fees | | | | | | \$ 2,843.00 |
| Fees | | | | | | \$ 2,843.00 |
| Total GST | | | | | | \$ 142.15 |
| Total PST | | | | | | \$ 199.01 |
| CURRENT INVOICE DUE | | | | | | <u>\$ 3,184.16</u> |

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PAYMENT IS DUE UPON RECEIPT OF INVOICE
INTEREST ON OVERDUE ACCOUNTS WILL BE CHARGED 12% PER ANNUM
GST #R115124141



Suite 1600 Cathedral Place
925 West Georgia Street
Vancouver, BC
Canada V6C 3L2

EMAIL: MMAINELLA@BOWRAGROUP.COM;
KKOO@BOWRAGROUP.COM

Invoice Date: 7/5/2022
Invoice No.: 749673
File No.: 022556.161722

THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BURRARD STREET, SUITE 430
VANCOUVER, BC V7X 1M3

ATTENTION: MARIO MAINELLA

For Professional Services Rendered Through July 5, 2022.

File No.: 022556-161722
Matter Reference: BUFFALO-GENTAI DEVELOPMENT LTD.
Contact: William Roberts
Invoice: 749673

| | |
|-------------------------|---------------------------|
| Total Professional Fees | \$ 2,843.00 |
| Total GST | \$ 142.15 |
| Total PST | \$ 199.01 |
| Total Amount Due | \$ <u>3,184.16</u> |

This remittance advice should be returned to ensure proper credit to your account. Thank you.

| | |
|--|--|
| Payment Options: | |
| EFT/Wire Transfer: HSBC Bank Canada 885 West Georgia Street, Vancouver, B.C., V6C 3G1 Account Name: Lawson Lundell LLP Account No.: 102337001 Bank ID: 016 Translt: 10270 Swift Code: HKBCCATT | Cheque: Cheques payable to Lawson Lundell LLP and mailed to the following address: Suite 1600 Cathedral Place 925 West Georgia Street Vancouver, BC Canada V6C 3L2 |
| Interac e-Transfer: Send to eftpmt@lawsonlundell.com referencing invoice number in message. Please send password to eftpmt@lawsonlundell.com in separate email. | |
| Please email us at eftpmt@lawsonlundell.com referencing invoice number and payment amount. | |

THIS INVOICE IS PAYABLE UPON RECEIPT.

PLEASE RETURN THIS PAGE WITH YOUR REMITTANCE.



Suite 1600 Cathedral Place
925 West Georgia Street
Vancouver, BC
Canada V6C 3L2

EMAIL: MMAINELLA@BOWRAGROUP.COM;
KKOO@BOWRAGROUP.COM

Invoice Date: 8/4/2022
Invoice No.: 752547
File No.: 022556.161722

THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BURRARD STREET, SUITE 430
VANCOUVER, BC V7X 1M3

ATTENTION: MARIO MAINELLA


File Description: BUFFALO-GENTAI DEVELOPMENT LTD.

To professional services rendered up to and including August 4, 2022, as per attached detail.

| | |
|---|----------------------------|
| Total Professional Fees | \$ 13,808.00 |
| Total Taxable Disbursements and Other Charges | \$ 255.00 |
| Total Exempt Disbursements and Other Charges | \$ 80.00 |
| Total GST | \$ 703.15 |
| Total PST | \$ 966.56 |
| Current Invoice Due | \$ <u>15,812.71</u> |

This is our account.

Lawson Lundell LLP

Per: 
William Roberts

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PAYMENT IS DUE UPON RECEIPT OF INVOICE
INTEREST ON OVERDUE ACCOUNTS WILL BE CHARGED 12% PER ANNUM
GST #R115124141

EMAIL: MMAINELLA@BOWRAGROUP.COM;
KKOO@BOWRAGROUP.COM

Invoice Date: 8/4/2022
Invoice No.: 752547
File No.: 022556.161722

THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BURRARD STREET, SUITE 430
VANCOUVER, BC V7X 1M3

ATTENTION: MARIO MAINELLA

File Description: BUFFALO-GENTAI DEVELOPMENT LTD.

To professional services rendered up to and including August 4, 2022, as follows:

| Date | Timekeeper | Description |
|---------|------------|---|
| 7/5/22 | NSM | Emails among Receiver and other counsel; review background materials; |
| 7/5/22 | WLR | Multiple emails from / to client regarding Order for Sale and choice of realtor; review and revise motion materials |
| 7/6/22 | NSM | Continue reviewing background materials |
| 7/7/22 | NSM | Review and revise notice of application; |
| 7/7/22 | LEA | Draft application to amend Receivership Order to include power of sale; |
| 7/7/22 | WLR | Review and revise conduct of sale motion |
| 7/11/22 | LEA | Draft Further Amended Initial Order relating to conduct of sale of lands |
| 7/11/22 | WLR | Telephone conference with all parties regarding marketing issues |
| 7/12/22 | LEA | Review email with potential court dates and calculate service period; revise draft notice of application and order; |
| 7/12/22 | WLR | Multiple emails from / to counsel regarding hearing date for conduct of sale application; review and revise motion for same |
| 7/13/22 | NSM | Revise notice of application; emails to Will Roberts and Linda Alexander regarding same; |
| 7/14/22 | LEA | Revisions to application to enhance receiver's powers; |
| 7/14/22 | WLR | Review and revise Notice of Motion for conduct of sale; telephone conference with client |
| 7/15/22 | WLR | Review and revise Receiver's Report; finalize motion materials |
| 7/15/22 | LEA | Review Receiver's Report; revise application materials and draft order; |
| 7/18/22 | LEA | Finalize application materials and arrange for filing; prepare schedules for listing agreement and offer; |

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PAYMENT IS DUE UPON RECEIPT OF INVOICE
INTEREST ON OVERDUE ACCOUNTS WILL BE CHARGED 12% PER ANNUM
GST #R115124141

| Date | Timekeeper | Description |
|---------|------------|---|
| 7/18/22 | NSM | Review Receiver's Report; |
| 7/19/22 | LEA | Draft supporting affidavit; revise service letter; |
| 7/19/22 | NSM | Review listing agreement and schedule to listing agreement; |
| 7/19/22 | WLR | Review and revise letter to all parties enclosing motion materials; instructions to Legal Assistant regarding same; review and revise listing agreement |
| 7/20/22 | NSM | Revise listing agreement for parcels; emails to client regarding same; |
| 7/20/22 | LEA | Review Application Response filed by Prospera; |
| 7/20/22 | WLR | Further revisions to listing agreement |
| 7/25/22 | LEA | Review filed Application Response and email to counsel regarding documents to be included in the Record; |
| 7/27/22 | LEA | Revisions to draft Orders; prepare blacklined versions of Orders for application record; |
| 7/27/22 | NSM | Review email from opposing counsel regarding application; |
| 7/28/22 | LEA | Review application record; various email correspondence with counsel; |
| 7/29/22 | LEA | Email to counsel with hearing information; |
| 8/2/22 | WLR | Prepare for and attend hearing; multiple emails from / to counsel regarding same; attend to entry of Orders |
| 8/2/22 | JKH | Attend at BC Supreme Court and vet two orders, have them signed by Justice Morellato in chambers, and file with registry |
| 8/2/22 | LEA | Prepare draft Order to adjourn and finalize receivership order for review by counsel and entry; |
| Total | | \$ 13,808.00 |

Fee Summary

| Timekeeper | Initials | Hours | hrs at | Rate | /hr | Total |
|-------------------------|----------|-------|--------|--------|-----|--------------|
| William Roberts | WLR | 13.40 | hrs at | 700.00 | /hr | 9,380.00 |
| Noor Mann | NSM | 6.90 | hrs at | 370.00 | /hr | 2,553.00 |
| JORDAN HAYWARD | JKH | 1.20 | hrs at | 250.00 | /hr | 300.00 |
| Linda Alexander | LEA | 7.50 | hrs at | 210.00 | /hr | 1,575.00 |
| Total Professional Fees | | | | | | \$ 13,808.00 |

Taxable Other Charges

| | |
|--------------------|-----------|
| Photocopies | \$ 237.00 |
| Colour Photocopies | \$ 4.00 |

Non-Taxable Disbursements

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| | |
|--|--------------------------------|
| BC Online (GST exempt) | \$ 80.00 |
| <u>Taxable Disbursements</u> | |
| BC Online | \$ 14.00 |
| Fees | \$ 13,808.00 |
| Disbursements and Other Charges | \$ 335.00 |
| Total GST | \$ 703.15 |
| Total PST | \$ 966.56 |
| CURRENT INVOICE DUE | <u>\$ 15,812.71</u> |

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PAYMENT IS DUE UPON RECEIPT OF INVOICE
 INTEREST ON OVERDUE ACCOUNTS WILL BE CHARGED 12% PER ANNUM
 GST #R115124141



Suite 1600 Cathedral Place
925 West Georgia Street
Vancouver, BC
Canada V6C 3L2

EMAIL: MMAINELLA@BOWRAGROUP.COM;
KKOO@BOWRAGROUP.COM

Invoice Date: 8/4/2022
Invoice No.: 752547
File No.: 022556.161722

THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BURRARD STREET, SUITE 430
VANCOUVER, BC V7X 1M3

ATTENTION: MARIO MAINELLA

For Professional Services Rendered Through August 4, 2022.

File No.: 022556-161722
Matter Reference: BUFFALO-GENTAI DEVELOPMENT LTD.
Contact: William Roberts
Invoice: 752547

| | |
|---|----------------------------|
| Total Professional Fees | \$ 13,808.00 |
| Total Taxable Disbursements and Other Charges | \$ 255.00 |
| Total Exempt Disbursements and Other Charges | \$ 80.00 |
| Total GST | \$ 703.15 |
| Total PST | \$ 966.56 |
| Total Amount Due | <u>\$ 15,812.71</u> |

This remittance advice should be returned to ensure proper credit to your account. Thank you.

| | |
|--|--|
| Payment Options: | |
| EFT/Wire Transfer: HSBC Bank Canada 885 West Georgia Street, Vancouver, B.C., V6C 3G1 Account Name: Lawson Lundell LLP Account No.: 102337001 Bank ID: 016 Transit: 10270 Swift Code: HKBCCATT | Cheque: Cheques payable to Lawson Lundell LLP and mailed to the following address: Suite 1600 Cathedral Place 925 West Georgia Street Vancouver, BC Canada V6C 3L2 |
| Interac e-Transfer: Send to eftpmt@lawsonlundell.com referencing invoice number in message. Please send password to eftpmt@lawsonlundell.com in separate email. | |
| Please email us at eftpmt@lawsonlundell.com referencing invoice number and payment amount. | |

THIS INVOICE IS PAYABLE UPON RECEIPT.

PLEASE RETURN THIS PAGE WITH YOUR REMITTANCE.



Suite 1600 Cathedral Place
925 West Georgia Street
Vancouver, BC
Canada V6C 3L2

EMAIL: MMAINELLA@BOWRAGROUP.COM;
KKOO@BOWRAGROUP.COM

Invoice Date: 9/7/2022
Invoice No.: 755832
File No.: 022556.161722

THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BARRARD STREET, SUITE 430
VANCOUVER, BC V7X 1M3

ATTENTION: MARIO MAINELLA

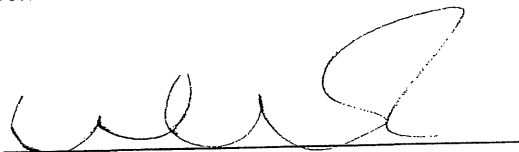
File Description: BUFFALO-GENTAI DEVELOPMENT LTD.

To professional services rendered up to and including September 7, 2022, as per attached detail.

| | |
|---|----------------------------|
| Total Professional Fees | \$ 18,928.00 |
| Total Taxable Disbursements and Other Charges | \$ 128.90 |
| Total GST | \$ 952.85 |
| Total PST | \$ 1,324.96 |
| Current Invoice Due | <u>\$ 21,334.71</u> |

This is our account.

Lawson Lundell LLP

Per: 
William Roberts

The contents of this invoice may be subject to solicitor-client privilege. Disclosure of a privileged document to a third party could constitute a waiver of privilege. We recommend that prior to voluntarily sharing the contents of this invoice or providing a copy of it to a tax auditor or other person, that you seek legal advice.

PAYMENT IS DUE UPON RECEIPT OF INVOICE
INTEREST ON OVERDUE ACCOUNTS WILL BE CHARGED 12% PER ANNUM
GST #R115124141

THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BURRARD STREET, SUITE 430
VANCOUVER, BC V7X 1M3

Invoice Date: 9/7/2022
Invoice No.: 755832
File No.: 022556.161722

ATTENTION: MARIO MAINELLA

File Description: BUFFALO-GENTAI DEVELOPMENT LTD.

To professional services rendered up to and including September 7, 2022, as follows:

| Date | Timekeeper | Description |
|---------|------------|--|
| 8/3/22 | WLR | Email to all parties enclosing entered Orders; email from / to counsel for Buffalo regarding application to approve activities; email to / from client regarding listing agreement |
| 8/4/22 | WLR | Conference with Laura Bevan regarding Buffalo claim against receiver and strategy for same; email to / from client regarding response to Buffalo |
| 8/4/22 | NSM | Revise listing agreement; emails to and from clients regarding listing agreement; |
| 8/4/22 | NSM | Begin reviewing authorities on threshold to bring a claim against a receiver; |
| 8/4/22 | LLB | Review email from Will Roberts and underlying correspondence from Ritchie Clark; preliminary review of contribution package memo prepared by Bowra Group; |
| 8/5/22 | NSM | Emails to client regarding revised listing agreement; |
| 8/5/22 | WLR | Email to counsel for Buffalo regarding potential claim against receiver |
| 8/8/22 | LLB | Email correspondence to Noor Mann regarding research on test for leave to sue a Receiver; email correspondence with Noor Mann regarding gathering up documentation referred to in Receiver's memo; |
| 8/8/22 | NSM | Emails with Laura Bevan regarding memo on seeking leave to bring an action against a receiver; |
| 8/9/22 | NSM | Emails with Laura Bevan regarding information from receiver; |
| 8/10/22 | WLR | Email from / to counsel regarding response materials from Buffalo; conference with Laura Bevan regarding same |
| 8/10/22 | NSM | Ongoing drafting of memo regarding leave to sue receiver; emails to client regarding exclusive sales listing agreements; |
| 8/11/22 | WLR | Prepare outline of evidence to oppose claim |
| 8/11/22 | LLB | Review email correspondence from Will Roberts regarding application for leave to sue the receiver; |
| 8/11/22 | NSM | Ongoing drafting of memo regarding leave to sue receiver; |

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| Date | Timekeeper | Description |
|---------|------------|---|
| 8/12/22 | NSM | Ongoing drafting of memo regarding leave to sue receiver; emails to client regarding exclusive sales listing agreements; |
| 8/15/22 | LLB | Review and revise draft memo from Noor Mann on test for leave to sue a Receiver; draft email to Noor Mann with revised memo and additional questions; |
| 8/15/22 | WLR | Review memo on claim against Receiver |
| 8/16/22 | NSM | Review and revise Receiver's memo; |
| 8/17/22 | NSM | Review and revise Receiver's memo; |
| 8/18/22 | NSM | Review and revise Receiver's memo; |
| 8/19/22 | LLB | Email correspondence with Noor Mann regarding status of application for leave to sue receiver; |
| 8/19/22 | NSM | Review and revise Receiver's memo; |
| 8/21/22 | NSM | Review and revise memo regarding test to sue receiver; |
| 8/22/22 | NSM | Draft and revise memo regarding leave to sue receiver; |
| 8/22/22 | WLR | Email from / to counsel regarding application to approve activities; review and revise research memo regarding same |
| 8/23/22 | NSM | Review memo regarding update on receiver's activities and progress draw; |
| 8/23/22 | WLR | Email from / to counsel and client regarding commencement of marketing; review marketing materials; email to client regarding same |
| 8/24/22 | WLR | Email from counsel enclosing Response; review same; email from / to client regarding marketing |
| 8/24/22 | LEA | Review requirements for record; |
| 8/24/22 | LLB | Review revised memorandum from Noor Mann; review Application Response filed by Gerald Chiang; |
| 8/25/22 | LEA | Update service list; |
| 8/25/22 | LLB | Meet with Noor Mann and Will Roberts to discuss draft reply to Application Response; |
| 8/25/22 | EAJ | Assist Noor with case law research regarding discoverability; |
| 8/25/22 | NSM | Review memo regarding update on receiver's activities and progress draw; |
| 8/29/22 | LEA | Revise listing schedules; |
| 8/29/22 | WLR | Prepare precedent contract of purchase and sale |
| 8/31/22 | WLR | Telephone conference with client regarding strategy for responding to claim |
| 9/1/22 | WLR | Review Affidavit from Gerald Chiang; email to / from client regarding same; email to / from counsel regarding possible sealing order for confidential information |

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| Date | Timekeeper | Description | |
|--------|------------|--|--------------|
| 9/2/22 | LLB | Conference with Will Roberts on next steps for reply in application to approve the receiver's activities; review correspondence regarding Gerald Chiang; | |
| 9/2/22 | WLR | Review chronology and notes from client | |
| Total | | | \$ 18,928.00 |

Fee Summary

| Timekeeper | Initials | Hours | hrs at | Rate | /hr | Total |
|-------------------------|----------|-------|--------|--------|-----|--------------|
| William Roberts | WLR | 10.90 | hrs at | 700.00 | /hr | 7,630.00 |
| Laura Bevan | LLB | 4.70 | hrs at | 500.00 | /hr | 2,350.00 |
| Eman Jeddy | EAJ | 0.20 | hrs at | 370.00 | /hr | 74.00 |
| Noor Mann | NSM | 23.70 | hrs at | 370.00 | /hr | 8,769.00 |
| Linda Alexander | LEA | 0.50 | hrs at | 210.00 | /hr | 105.00 |
| Total Professional Fees | | | | | | \$ 18,928.00 |

Taxable Other Charges

| | |
|-------------|----------|
| Photocopies | \$ 81.90 |
|-------------|----------|

Taxable Disbursements

| | |
|--|----------|
| Cash Disbursements - FLIP THE SCRIPT PRODUCTIONS INC. - Court agent fees / CZC | \$ 47.00 |
|--|----------|

| | |
|---------------------------------|--------------|
| Fees | \$ 18,928.00 |
| Disbursements and Other Charges | \$ 128.90 |
| Total GST | \$ 952.85 |
| Total PST | \$ 1,324.96 |

CURRENT INVOICE DUE \$ 21,334.71

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PAYMENT IS DUE UPON RECEIPT OF INVOICE
INTEREST ON OVERDUE ACCOUNTS WILL BE CHARGED 12% PER ANNUM
GST #R115124141

44



Suite 1600 Cathedral Place
925 West Georgia Street
Vancouver, BC
Canada V6C 3L2

EMAIL: MMAINELLA@BOWRAGROUP.COM;
KKOO@BOWRAGROUP.COM
THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BURRARD STREET, SUITE 430
VANCOUVER, BC V7X 1M3

Invoice Date: 9/7/2022
Invoice No.: 755832
File No.: 022556.161722

ATTENTION: MARIO MAINELLA

For Professional Services Rendered Through September 7, 2022.

File No.: 022556-161722
Matter Reference: BUFFALO-GENTAI DEVELOPMENT LTD.
Contact: William Roberts
Invoice: 755832

| | |
|---|----------------------------|
| Total Professional Fees | \$ 18,928.00 |
| Total Taxable Disbursements and Other Charges | \$ 128.90 |
| Total GST | \$ 952.85 |
| Total PST | \$ 1,324.96 |
| Total Amount Due | \$ <u>21,334.71</u> |

This remittance advice should be returned to ensure proper credit to your account. Thank you.

| | |
|--|--|
| Payment Options: | |
| EFT/Wire Transfer: HSBC Bank Canada 885 West Georgia Street, Vancouver, B.C., V6C 3G1 Account Name: Lawson Lundell LLP Account No.: 102337001 Bank ID: 016 Transit: 10270 Swift Code: HKBCCATT | Cheque: Cheques payable to Lawson Lundell LLP and mailed to the following address: Suite 1600 Cathedral Place 925 West Georgia Street Vancouver, BC Canada V6C 3L2 |
| Interac e-Transfer: Send to eftpmt@lawsonlundell.com referencing invoice number in message. Please send password to eftpmt@lawsonlundell.com in separate email. | |
| Please email us at eftpmt@lawsonlundell.com referencing invoice number and payment amount. | |

THIS INVOICE IS PAYABLE UPON RECEIPT.
PLEASE RETURN THIS PAGE WITH YOUR REMITTANCE.

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Suite 1600 Cathedral Place
925 West Georgia Street
Vancouver, BC
Canada V6C 3L2

EMAIL: MMAINELLA@BOWRAGROUP.COM;
KKOO@BOWRAGROUP.COM
THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BURRARD STREET, SUITE 430 VANCOUVER, BC V7X 1M3

Invoice Date: 10/25/22
Invoice No. 1202479
File No.: 022556.161722

ATTENTION: Mario Mainella


File Description: BUFFALO-GENTAI DEVELOPMENT LTD.

To professional services rendered up to and including September 30, 2022, as per attached detail.

| | | |
|---|----|-------------------------|
| Total Professional Fees | \$ | 28,553.50 |
| Total Taxable Disbursements and Other Charges | \$ | 281.73 |
| Total Exempt Disbursements and Other Charges | \$ | 51.66 |
| Total PST BC | \$ | 1,998.75 |
| Total GST | \$ | 1,441.76 |
| Current Invoice Due: | \$ | <u>32,327.40</u> |

This is our account

Lawson Lundell LLP

Per: 
WILLIAM ROBERTS

The contents of this invoice may be subject to solicitor-client privilege. Disclosure of a privileged document to a third party could constitute a waiver of privilege. We recommend that prior to voluntarily sharing the contents of this invoice or providing a copy of it to a tax auditor or other person, that you seek legal advice.

PAYMENT IS DUE UPON RECEIPT OF INVOICE
INTEREST ON OVERDUE ACCOUNTS WILL BE CHARGED 12% PER ANNUM
GST #R115124141



EMAIL: MMAINELLA@BOWRAGROUP.COM;
KKOO@BOWRAGROUP.COM
THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BURRARD STREET, SUITE 430 VANCOUVER, BC V7X 1M3

Invoice Date: 10/25/22
Invoice No. 1202479
File No.: 022556.161722

ATTENTION: Mario Mainella

File Description: BUFFALO-GENTAI DEVELOPMENT LTD.

To professional services rendered up to and including September 30, 2022, as follows:

| Date | Timekeeper | Description |
|----------|------------|--|
| 09/01/22 | ELW | Review Offer to Purchase; |
| 09/02/22 | ELW | Draft form of Contract of Purchase and Sale; |
| 09/06/22 | WLR | Telephone call from counsel for CWB regarding status of marketing program; telephone conference with realtor regarding same and regarding status of negotiations with City; email from / to client regarding same |
| 09/07/22 | WLR | Conference with Ed Wilson to review and revise precedent PSA |
| 09/07/22 | ELW | Review title; |
| 09/07/22 | NJG | Obtain and review copies of titles for nine properties for permitted encumbrances; request parcel activity notifier subscription for each property; revise draft offer to purchase and agreement of purchase and sale at schedule D; |
| 09/08/22 | WLR | Conference with Ed Wilson regarding further revisions to PSA |
| 09/08/22 | ELW | Revise Offer to Purchase; |
| 09/09/22 | WLR | Review revisions to PSA |
| 09/09/22 | ELW | Revise Purchase and Sale Agreement; |
| 09/11/22 | ELW | Review title; memorandum to Lidstone & Company; |
| 09/13/22 | NSM | Review management contract and latest version of listing agreement; draft reply to response; |
| 09/14/22 | NSM | Review response to application; review legal authorities; begin drafting reply outline; |
| 09/14/22 | ELW | Review and respond to email regarding Purchase and Sale Agreement; Review and respond to email regarding Purchase and Sale Agreement; |
| 09/15/22 | NSM | Draft memo outlining issues to address in reply; |

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| Date | Timekeeper | Description |
|----------|------------|---|
| 09/16/22 | ELW | Revise Purchase and Sale Agreement; review comments from Bowra and Colliers; Revise Purchase and Sale Agreement; review comments from Bowra and Colliers; |
| 09/20/22 | WLR | Review memo outlining evidence and arguments for application to approve activities; email to Noor Mann regarding same |
| 09/20/22 | AET | Internal conference with William Roberts regarding application for approval of Receiver's activities; |
| 09/20/22 | NSM | Review memo regarding update on receiver's activities and progress draw; |
| 09/21/22 | KJ1 | Drafting affidavit for D. Chivers; |
| 09/21/22 | NSM | Review case law for test to sue a receiver; |
| 09/21/22 | ELW | Review and respond to email regarding Crane Swing, etc.; Review and respond to email regarding Crane Swing, etc.; |
| 09/22/22 | WLR | Telephone conference with client regarding offers received; email from / to client regarding revisions of Colliers report |
| 09/22/22 | ELW | Review and respond to email; Review and respond to email; |
| 09/23/22 | AET | Internal conference with William Roberts and Noor Mann regarding offer and arguments; review filed materials; |
| 09/23/22 | NSM | Ms Teams call with Alexis Teasdale and Will Roberts regarding evidence; phone call with K. Koo of Bowra Group regarding same; |
| 09/23/22 | WLR | Multiple emails from / to client regarding offers and strategy for same |
| 09/23/22 | ELW | Review and respond to email with City's lawyer; Review and respond to email with City's lawyer; |
| 09/24/22 | AET | Continue to review filed materials; prepare 2nd Affidavit of D. Chivers; |
| 09/25/22 | AET | Continue to review filed materials and consider arguments; prepare 2nd Affidavit of D. Chivers; |
| 09/26/22 | KJ1 | Drafting affidavit for receiver and finding relevant exhibits; |
| 09/26/22 | WLR | Email from / to Ed Wilson regarding offer; email from / to client regarding stakeholder meeting; email from client regarding Pooni evidence |
| 09/26/22 | AET | Continue to review filed materials and consider arguments; prepare 2nd Affidavit of D. Chivers; |
| 09/27/22 | NSS | Consider law with respect to the Court's jurisdiction to set the standard of liability for receivers; |

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| Date | Timekeeper | Description |
|----------|------------|---|
| 09/27/22 | WLR | Conference with client to prepare for telephone conference with stakeholders; conference with stakeholders to review offers and develop strategy |
| 09/28/22 | NSS | Continue to consider law with respect to the Court's jurisdiction to set the standard of liability for receivers; |
| 09/28/22 | LEA | Draft Notice of Application for approval of sale; |
| 09/28/22 | NSM | Phone conference with Alexis Teasdale regarding affidavits; begin reviewing notice of application to approve sale; |
| 09/28/22 | ELW | Revise Purchase and Sale Agreement; review and respond to email; Revise Purchase and Sale Agreement; review and respond to email; |
| 09/29/22 | AET | Continue to review filed materials and consider arguments; continue to prepare 2nd Affidavit of D. Chivers; Continue to review filed materials and consider arguments; continue to prepare 2nd Affidavit of D. Chivers; |
| 09/29/22 | WLR | Email from / to realtor regarding counter-offer and messaging to interested parties for competing bid; email from / to realtor regarding counter-offer and messaging to interested parties for competing bids |
| 09/29/22 | LEA | Revise materials for approval of sale application; Revise materials for approval of sale application; |
| 09/29/22 | AET | Continue to review filed materials and consider arguments; prepare 2nd Affidavit of D. Chivers; Continue to review filed materials and consider arguments; prepare 2nd Affidavit of D. Chivers; |
| 09/30/22 | NSM | Phone conferences with Alexis Teasdale, Will Roberts and K. Koo of Bowra group regarding appraisal value and financial considerations regarding contribution package; Phone conferences with Alexis Teasdale, Will Roberts and K. Koo of Bowra group regarding appraisal value and financial considerations regarding contribution package; |
| 09/30/22 | AET | Continue to prepare Affidavit of D. Chivers; internal conferences with William Roberts and Noor Mann; Continue to prepare Affidavit of D. Chivers; internal conferences with William Roberts and Noor Mann; |
| 09/30/22 | WLR | Review and revise Order Approving Sale motion materials; multiple emails from / to client regarding counter offer and strategy for same; review and revise Order Approving Sale motion materials; multiple emails from / to client regarding counter offer and strategy for same |

Total Fees: 28,553.50

Fee Summary

The contents of this invoice may be subject to solicitor-client privilege. Disclosure of a privileged document to a third party could constitute a waiver of privilege. We recommend that prior to voluntarily sharing the contents of this invoice or providing a copy of it to a tax auditor or other person, that you seek legal advice.

| Timekeeper | Initials | Hours | Rate | Total |
|-----------------|----------|-------|--------|--------------------|
| ALEXIS TEASDALE | AET | 14.10 | 635.00 | 8,953.50 |
| ED WILSON | ELW | 7.70 | 690.00 | 5,313.00 |
| KIMIA JALILVAND | KJ1 | 1.90 | 250.00 | 475.00 |
| LINDA ALEXANDER | LEA | 2.10 | 210.00 | 441.00 |
| NAOMI GRIFFIN | NJG | 0.60 | 210.00 | 126.00 |
| NATASHA SANDERS | NSS | 3.70 | 320.00 | 1,184.00 |
| NOOR MANN | NSM | 13.30 | 370.00 | 4,921.00 |
| WILLIAM ROBERTS | WLR | 10.20 | 700.00 | 7,140.00 |
| | | | | \$28,553.50 |

Taxable Other Charges

Photocopies 159.60

Non-Taxable Disbursements

LTSA Services (GST exempt) 51.66

Taxable Disbursements

LTSA Service Charge 31.50
 LTSA Services 90.63

| | | |
|---------------------------------|-----------|------------------|
| Total Fees | \$ | 28,553.50 |
| Disbursements and Other Charges | \$ | 333.39 |
| Total PST BC | \$ | 1,998.75 |
| Total GST | \$ | 1,441.76 |
| CURRENT INVOICE DUE: | \$ | 32,327.40 |
| | | |
| Previous Balance Due | \$ | 21,334.71 |

The contents of this invoice may be subject to solicitor-client privilege. Disclosure of a privileged document to a third party could constitute a waiver of privilege. We recommend that prior to voluntarily sharing the contents of this invoice or providing a copy of it to a tax auditor or other person, that you seek legal advice.

50



Suite 1600 Cathedral Place
925 West Georgia Street
Vancouver, BC
Canada V6C 3L2

EMAIL: MMAINELLA@BOWRAGROUP.COM;
KKOO@BOWRAGROUP.COM
THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BURRARD STREET, SUITE 430 VANCOUVER, BC V7X 1M3

Invoice Date: 10/25/22
Invoice No. 1202479
File No.: 022556.161722

ATTENTION: Mario Mainella

For Professional Services Rendered Through September 30, 2022

| | | |
|---|---------------------------------|---------------------|
| File No.: | 022556.161722 | |
| Matter Reference: | BUFFALO-GENTAI DEVELOPMENT LTD. | |
| Contact: | ROBERTS, WILLIAM | |
| Invoice | 1202479 | |
| Total Professional Fees | | 28,553.50 |
| Total Taxable Disbursements and Other Charges | | 281.73 |
| Total Exempt Disbursements and Other Charges | | 51.66 |
| Total BCPST | | 1,998.75 |
| Total GST | | 1,441.76 |
| Total Amount Due: | | \$ 32,327.40 |

This remittance advice should be returned to ensure proper credit to your account. Thank you.

| | |
|---|--|
| Payment Options: | |
| EFT/Wire Transfer: HSBC Bank Canada 885 West Georgia Street, Vancouver, B.C., V6C 3G1 Account Name: Lawson Lundell LLP Account No.: 102337001 Bank ID: 016 Transit: 10270 Swift Code: HKBCCATT | Cheque: Cheques payable to Lawson Lundell LLP and mailed to the following address: Suite 1600 Cathedral Place 925 West Georgia Street Vancouver, BC Canada V6C 3L2 |
| Interac e-Transfer: e-Transfer funds to efpmt@lawsonlundell.com referencing invoice number in message. Please send password to efpmt@lawsonlundell.com in separate email. Please email us at efpmt@lawsonlundell.com referencing invoice number and payment amount. | |

THIS INVOICE IS PAYABLE UPON RECEIPT.

PLEASE RETURN THIS PAGE WITH YOUR REMITTANCE



Suite 1600 Cathedral Place
925 West Georgia Street
Vancouver, BC
Canada V6C 3L2

EMAIL: MMAINELLA@BOWRAGROUP.COM;
KKOO@BOWRAGROUP.COM
THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BURRARD STREET, SUITE 430 VANCOUVER, BC V7X 1M3

Invoice Date: 11/07/22
Invoice No. 1205611
File No.: 022556.161722

ATTENTION: Mario Mainella

File Description: BUFFALO-GENTAI DEVELOPMENT LTD.

To professional services rendered up to and including October 31, 2022, as per attached detail.

| | | |
|---|-----------|-------------------------|
| Total Professional Fees | \$ | 44,530.50 |
| Total Taxable Disbursements and Other Charges | \$ | 599.82 |
| Total Exempt Disbursements and Other Charges | \$ | 112.38 |
| Total PST BC | \$ | 3,117.13 |
| Total GST | \$ | 2,256.52 |
| Current Invoice Due: | \$ | <u>50,616.35</u> |

This is our account.

Lawson Lundell LLP

Per: 
WILLIAM ROBERTS

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PAYMENT IS DUE UPON RECEIPT OF INVOICE
INTEREST ON OVERDUE ACCOUNTS WILL BE CHARGED 12% PER ANNUM
GST #R115124141



EMAIL: MMAINELLA@BOWRAGROUP.COM;
KKOO@BOWRAGROUP.COM
THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BURRARD STREET, SUITE 430 VANCOUVER, BC V7X 1M3

Invoice Date: 11/07/22
Invoice No. 1205611
File No.: 022556.161722

ATTENTION: Mario Mainella

File Description: BUFFALO-GENTAI DEVELOPMENT LTD.

To professional services rendered up to and including October 31, 2022, as follows:

| Date | Timekeeper | Description |
|----------|------------|---|
| 09/30/22 | ELW | Review and respond to email; review title; review and respond to email with Colliers; |
| 10/02/22 | AET | Continue to prepare Affidavit of D. Chivers; review law relating to liability of receivers; |
| 10/03/22 | WLR | Telephone conference with client regarding offer and counter-offer and strategy for same; telephone conference with client and counsel for Gentai regarding possible settlement between LP's and possible structure of same |
| 10/03/22 | NSM | Review authorities respecting crystallization of damages leading to a cause of action; |
| 10/03/22 | AET | Continue to prepare Affidavit of D. Chivers; review law relating to liability of receivers; prepare brief email memorandum regarding arguments in relation to potential claim against Receiver; internal correspondence with William Roberts and Noor Mann; |
| 10/03/22 | ELW | Conference call; review and respond to email; |
| 10/04/22 | LEA | Revisions to application materials for approval of sale; |
| 10/04/22 | AET | Continue to prepare Affidavit of D. Chivers; review law relating to liability of receivers; prepare brief email memorandum regarding arguments in relation to potential claim against Receiver; internal correspondence with William Roberts and Noor Mann; prepare email to D. Chivers and K. Koo; |
| 10/04/22 | WLR | Multiple emails from / to client regarding status of negotiations and potential settlement between parties; conference with Linda Alexander regarding Order Approving Sale materials; conference with Alexis Teasdale regarding Affidavit in support of application to approve activities |
| 10/04/22 | ELW | Review Crane Swing and Underpinning Agreement; telephone call to R. Clark; review and respond to email; |
| 10/05/22 | WLR | Email from / to counsel for Gentai regarding possible RVO offer; research and review issues regarding RVO in receivership; telephone conference with counsel for Gentai regarding same; multiple emails from / to client regarding same |

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PAYMENT IS DUE UPON RECEIPT OF INVOICE
INTEREST ON OVERDUE ACCOUNTS WILL BE CHARGED 12% PER ANNUM
GST #R115124141

| Date | Timekeeper | Description |
|----------|------------|--|
| 10/05/22 | AET | Internal correspondence with William Roberts; review recent cases in relation to reverse vesting orders in receivership proceedings; consider feasibility of reverse vesting order transaction; |
| 10/05/22 | ELW | Review and respond to email; |
| 10/06/22 | NSM | Review draft affidavit; emails from K. Koo regarding affidavit and application; |
| 10/06/22 | AET | Revise Affidavit #2 of D. Chivers; prepare email to D. Chivers and K. Koo; internal correspondence with William Roberts; |
| 10/06/22 | ELW | Revise Contract of Purchase and Sale (Bene counteroffer); review closing issues and land appraisal; |
| 10/07/22 | WLR | Multiple emails from / to client regarding possible Gentai bid; telephone conference with all stakeholders regarding Bene bid; instructions to Legal Assistant regarding motion materials |
| 10/07/22 | LEA | Draft Affidavit in support of order for approval of sale; assemble exhibits for Doug Chiver affidavit; |
| 10/07/22 | NSM | Review affidavit of D. Chivers and corresponding exhibits; emails with Linda Alexander and Alexis Teasdale regarding exhibits; review offer to purchase; |
| 10/07/22 | AET | Internal correspondence with William Roberts, Noor Mann and Linda Alexander; prepare email to K. Koo regarding sale approval materials; revise draft Notice of Application, Sale Approval and Vesting Order, and Affidavit of Linda Alexander; |
| 10/07/22 | ELW | Review Contract of Purchase and Sale with respect to Closing and Subject Removal; |
| 10/11/22 | LEA | Revisions to application materials and arrange for filing; |
| 10/11/22 | WLR | Finalize motion materials; multiple emails from / to stakeholders regarding same |
| 10/11/22 | NSM | Review affidavit of Linda Alexander; review notice of application for approval of sale; review letter from Colliers regarding market strata and market rental units; review Collier's pro-forma; |
| 10/11/22 | AET | Review and respond to email from H. Buck regarding signed offer; review and revise draft second report to the court; correspond with K. Koo regarding draft notice of application and valuation report; internal correspondence with William Roberts and Linda Alexander regarding finalizing materials; |
| 10/11/22 | ELW | Review and respond to email; |
| 10/12/22 | LEA | Prepare service letter to parties with application materials for approval of sale; arrange for filing and service of Receiver's Report; |
| 10/12/22 | WLR | Conference with Alexis Teasdale regarding claims process order and CBA settlement |

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| Date | Timekeeper | Description |
|----------|------------|---|
| 10/12/22 | AET | Correspond with K. Koo and D. Chivers regarding second report; internal correspondence with William Roberts and Linda Alexander regarding filing and service of materials; |
| 10/12/22 | ELW | Telephone call from P. Julian; review and respond to email regarding deposit; |
| 10/13/22 | LEA | Revisions to exhibits for D. Chivers affidavit; |
| 10/13/22 | WLR | Telephone call from and email from / to counsel for Gentai regarding possible share sale and form of offer for same |
| 10/13/22 | AET | Finalize second Affidavit of D. Chivers; prepare email to K. Koo and D. Chivers; exchange emails with K. Koo; internal correspondence with Linda Alexander regarding updated Exhibits to second Affidavit of D. Chivers; attend to issues with service of materials; |
| 10/13/22 | NSM | Review affidavit of D. Chivers; review Receiver's second report; |
| 10/13/22 | ELW | Review and respond to email regarding deposit; review and respond to email; conference with William Roberts regarding offer and court materials; review and respond to email regarding Crane Swing Agreement; |
| 10/14/22 | WLR | Email from / to realtor regarding competing bid process; review and revise memo to bidders regarding same; email from / to client regarding assignment of Bene offer |
| 10/14/22 | LEA | Draft and revise Memo to Realtor regarding competing bid process; email to realtor; |
| 10/14/22 | AET | Review form of offer from Gentai; |
| 10/14/22 | ELW | Receive and process Deposit (\$2,000,000); review and respond to email with P. Julian regarding Assignment; |
| 10/15/22 | AET | Continue to review and comment on form of offer from Gentai; internal correspondence to William Roberts and Ed Wilson; |
| 10/17/22 | AET | Review comments on form of offer for Gentai; correspond with William Roberts and Ed Wilson; |
| 10/17/22 | LEA | Email correspondence with realtor regarding competing offers; |
| 10/17/22 | WLR | Multiple emails from / to counsel, client and realtor regarding bid process and hearing |
| 10/17/22 | ELW | Revise Purchase and Sale Agreement (1143924 B.C. Ltd.); telephone call from P. Julian; revise Assignment Agreement; review closing issues and complete markup; |
| 10/18/22 | AET | Review revisions to form of offer and prepare additional revisions; internal conferences with William Roberts; telephone call with D. Chivers and K. Koo; review application response of WJY 2015 Trust; telephone call with D. Chivers and William Roberts; review email and schedule from J. Langlois; emails to and from clients regarding payout figure |

The contents of this invoice may be subject to solicitor-client privilege. Disclosure of a privileged document to a third party could constitute a waiver of privilege. We recommend that prior to voluntarily sharing the contents of this invoice or providing a copy of it to a tax auditor or other person, that you seek legal advice.

| Date | Timekeeper | Description |
|----------|------------|--|
| 10/18/22 | LEA | Further revisions to form of draft Vesting Order; review email correspondence with counsel for Purchaser regarding Assignment; receive offer from Gentai; telephone call to court registry regarding submission of offers and prepare summary; |
| 10/18/22 | WLR | Multiple emails from / to counsel and telephone conference with client and counsel regarding competing bids and opposition to vesting order from Buffalo group |
| 10/18/22 | ELW | Conference with William Roberts; attend conference call; review Assignment; |
| 10/18/22 | CZC | Prepare and file Application Record; serve Application Record index on counsel; |
| 10/19/22 | WLR | Multiple emails from / to and telephone conference with counsel and client regarding competing offers; prepare for hearing |
| 10/19/22 | LEA | Various email correspondence with counsel and client regarding offers; meet with Mr. Gao to accept increased offer; prepare Court memo; |
| 10/19/22 | CZC | Pull caselaw from CanLii for October 20, 2022 hearing |
| 10/20/22 | WLR | Prepare for and attend hearing; prepare Order; multiple emails from / to client and counsel regarding same |
| 10/20/22 | LEA | Preparation for hearing; prepare revised Vesting Order; email correspondence; |
| 10/20/22 | ELW | Review and respond to email; review Reciprocal Easement (Crane Swing and Shoring) Agreement; review closing issues with respect to withholding tax; telephone call from H. Buck; |
| 10/21/22 | LEA | Review sale agreement and titles; revisions to Vesting Order; email correspondence with counsel for buyer and realtor; |
| 10/21/22 | WLR | Review and revise Vesting Order; email to all parties regarding same; multiple emails from / to counsel regarding sale issues |
| 10/21/22 | ELW | Review Share Purchase Agreement; review and respond to email; telephone call to P. Julian regarding Bene deposit; review closing process; |
| 10/24/22 | LEA | Email correspondence with counsel for Purchaser regarding form of vesting order; prepare blackline; email draft vesting order to counsel; |
| 10/24/22 | WLR | Finalize form of Order |
| 10/24/22 | ELW | Review and respond to email with Lidstone regarding City Agreements and sale; |
| 10/26/22 | WLR | Finalize Order; email to all counsel regarding same; instructions to Legal Assistant regarding same |
| 10/27/22 | LEA | Arrange for execution and entry of Vesting Order; |

The contents of this invoice may be subject to solicitor-client privilege. Disclosure of a privileged document to a third party could constitute a waiver of privilege. We recommend that prior to voluntarily sharing the contents of this invoice or providing a copy of it to a tax auditor or other person, that you seek legal advice.

| Date | Timekeeper | Description | |
|--------------------|------------|--|------------------|
| 10/28/22 | LEA | Email communications with client regarding closing date; | |
| 10/28/22 | WLR | Email from / to client regarding closing date | |
| Total Fees: | | | 44,530.50 |

Fee Summary

| Timekeeper | Initials | Hours | Rate | Total |
|-----------------|----------|-------|--------|--------------------|
| ALEXIS TEASDALE | AET | 18.10 | 635.00 | 11,493.50 |
| CINDY CURRAN | CZC | 1.40 | 150.00 | 210.00 |
| ED WILSON | ELW | 11.80 | 690.00 | 8,142.00 |
| LINDA ALEXANDER | LEA | 13.50 | 210.00 | 2,835.00 |
| NOOR MANN | NSM | 4.00 | 370.00 | 1,480.00 |
| WILLIAM ROBERTS | WLR | 29.10 | 700.00 | 20,370.00 |
| | | | | \$44,530.50 |

Taxable Other Charges

| | |
|--------------------|--------|
| Photocopies | 438.00 |
| Colour Photocopies | 29.00 |

Non-Taxable Disbursements

| | |
|----------------------------|-------|
| LTSA Services (GST exempt) | 80.00 |
| | 32.38 |

Taxable Disbursements

| | |
|--------------------------|-------|
| | 93.00 |
| BC Online | 10.00 |
| BC Online Service Charge | 3.00 |
| LTSA Service Charge | 6.68 |
| LTSA Services | 20.14 |

| | |
|--|---------------------|
| Total Fees | \$ 44,530.50 |
| Disbursements and Other Charges | \$ 712.20 |
| Total PST BC | \$ 3,117.13 |
| Total GST | \$ 2,256.52 |
| CURRENT INVOICE DUE: | <u>\$ 50,616.35</u> |
| Previous Balance Due | \$ 53,662.11 |

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S7



Suite 1600 Cathedral Place
925 West Georgia Street
Vancouver, BC
Canada V6C 3L2

EMAIL: MMAINELLA@BOWRAGROUP.COM;
KKOO@BOWRAGROUP.COM
THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BURRARD STREET, SUITE 430 VANCOUVER, BC V7X 1M3

Invoice Date: 11/07/22
Invoice No. 1205611
File No.: 022556.161722

ATTENTION: Mario Mainella

For Professional Services Rendered Through October 31, 2022

| | | |
|---|---------------------------------|---------------------|
| File No.: | 022556.161722 | |
| Matter Reference: | BUFFALO-GENTAI DEVELOPMENT LTD. | |
| Contact: | ROBERTS, WILLIAM | |
| Invoice | 1205611 | |
| Total Professional Fees | | 44,530.50 |
| Total Taxable Disbursements and Other Charges | | 599.82 |
| Total Exempt Disbursements and Other Charges | | 112.38 |
| Total BCPST | | 3,117.13 |
| Total GST | | 2,256.52 |
| Total Amount Due: | | \$ 50,616.35 |

This remittance advice should be returned to ensure proper credit to your account. Thank you.

| | |
|--|--|
| Payment Options: | |
| EFT/Wire Transfer: HSBC Bank Canada 885 West Georgia Street, Vancouver, B.C., V6C 3G1 Account Name: Lawson Lundell LLP Account No.: 102337001 Bank ID: 016 Transit: 10270 Swift Code: HKBCCATT | Cheque: Cheques payable to Lawson Lundell LLP and mailed to the following address: Suite 1600 Cathedral Place 925 West Georgia Street Vancouver, BC Canada V6C 3L2 |
| Interac e-Transfer: e-Transfer funds to efpmt@lawsonlundell.com referencing invoice number in message. Please send password to efpmt@lawsonlundell.com in separate email. Please email us at efpmt@lawsonlundell.com referencing invoice number and payment amount. | |

THIS INVOICE IS PAYABLE UPON RECEIPT.

PLEASE RETURN THIS PAGE WITH YOUR REMITTANCE



Suite 1600 Cathedral Place
925 West Georgia Street
Vancouver, BC
Canada V6C 3L2

EMAIL: MMAINELLA@BOWRAGROUP.COM;
KKOO@BOWRAGROUP.COM
THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BARRARD STREET, SUITE 430 VANCOUVER, BC V7X 1M3

Invoice Date: 12/08/22
Invoice No. 1209775
File No.: 022556.161722

ATTENTION: Mario Mainella

File Description: BUFFALO-GENTAI DEVELOPMENT LTD.

To professional services rendered up to and including November 30, 2022, as per attached detail.

| | | |
|---|-----------|-------------------------|
| Total Professional Fees | \$ | 17,065.50 |
| Total Taxable Disbursements and Other Charges | \$ | 177.61 |
| Total Exempt Disbursements and Other Charges | \$ | 46.00 |
| Total PST BC | \$ | 1,194.58 |
| Total GST | \$ | 862.16 |
| Current Invoice Due: | \$ | <u>19,345.85</u> |

This is our account.

Lawson Lundell LLP

Per: 
WILLIAM ROBERTS

The contents of this invoice may be subject to solicitor-client privilege. Disclosure of a privileged document to a third party could constitute a waiver of privilege. We recommend that prior to voluntarily sharing the contents of this invoice or providing a copy of it to a tax auditor or other person, that you seek legal advice.

PAYMENT IS DUE UPON RECEIPT OF INVOICE
INTEREST ON OVERDUE ACCOUNTS WILL BE CHARGED 12% PER ANNUM
GST #R115124141

EMAIL: MMAINELLA@BOWRAGROUP.COM;
KKOO@BOWRAGROUP.COM
THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BURRARD STREET, SUITE 430 VANCOUVER, BC V7X 1M3

Invoice Date: 12/08/22
Invoice No. 1209775
File No.: 022556.161722

ATTENTION: Mario Mainella

File Description: BUFFALO-GENTAI DEVELOPMENT LTD.

To professional services rendered up to and including November 30, 2022, as follows:

| Date | Timekeeper | Description |
|----------|------------|--|
| 11/01/22 | LEA | Receive entered Vesting Order; circulate to parties and realtor; |
| 11/01/22 | WLR | Letter to all counsel enclosing entered Order |
| 11/08/22 | ELW | Review Offer to Purchase; |
| 11/09/22 | WLR | Conference with Linda Alexander regarding closing issues |
| 11/09/22 | LEA | Draft undertaking letter to counsel for closing; review PPR registrations; review further requirements for closing |
| 11/10/22 | LEA | Email to counsel for purchaser regarding next steps; review response; |
| 11/14/22 | WLR | Email from / to purchaser's counsel regarding closing issues |
| 11/14/22 | LEA | Email to and from counsel for Purchaser regarding requirements for closing; |
| 11/15/22 | LEA | Review email from counsel for Purchaser regarding requirements; |
| 11/15/22 | ELW | Telephone call from Purchaser; review file; |
| 11/16/22 | WLR | Multiple emails from / to counsel and client regarding calculation of cash required for closing; review agreements in relation to same; conference with Linda Alexander regarding same |
| 11/16/22 | LEA | Review email from counsel; review contract regarding calculation of purchase price; |
| 11/17/22 | WLR | Review PSA and Order to determine cash payable on closing |
| 11/17/22 | LEA | Review email from counsel for purchaser; review closing procedures with Lawyer; |
| 11/17/22 | ELW | Telephone call from Purchaser's lawyer regarding City documents; review file; conference with Nicholas Shon; |
| 11/18/22 | WLR | Conference with Ed Wilson regarding closing issues |

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| Date | Timekeeper | Description |
|----------|------------|--|
| 11/18/22 | ELW | Review file; conference with Nicholas Shon and William Roberts; |
| 11/18/22 | NRS | Conference call with W. Roberts and E. Wilson regarding sale; begin reviewing purchase agreement; obtaining and reviewing title and corporate searches; emails regarding minute book for nominee; reviewing correspondence with Purchaser's counsel; |
| 11/21/22 | WLR | Attend to closing issues; letter to registered office for nominee requesting minute book |
| 11/21/22 | LEA | Draft letter to counsel for Owner requesting Minute Book; review leases; |
| 11/21/22 | NRS | Reviewing purchase agreement; emails with W. Roberts and L. Alexander regarding closing mechanics and tenancies; |
| 11/21/22 | ELW | Review and respond to email regarding closing issue; |
| 11/22/22 | LEA | Receive Minute Book; internal emails regarding next steps |
| 11/22/22 | WLR | Multiple emails from / to client regarding closing issues |
| 11/22/22 | NRS | Emails with K. Koo regarding tenancies and rent roll; reviewing same; reviewing minute book; |
| 11/22/22 | ELW | Memorandum to Purchaser regarding Land Documents; |
| 11/23/22 | AAN | Discussions regarding sale file; consider various email and materials; prepare notes; |
| 11/23/22 | LEA | Prepare payout requests, review PPR registrations; prepare mortgage and PPR releases; review emails from Receiver regarding distribution; emails to counsel; |
| 11/23/22 | WLR | Multiple emails from / to client regarding distribution of proceeds and holdbacks; multiple emails from / to purchaser's counsel regarding closing issues |
| 11/23/22 | NRS | Reviewing title and PPR searches; reviewing and commenting on payout request letters and discharges; emails with K. Koo and L. Alexander regarding same; |
| 11/23/22 | ELW | Review and respond to email; conference with Nicholas Shon; |
| 11/24/22 | AET | Review correspondence from D. Chivers and K. Koo; review and prepare revisions to Affidavit #2 of D. Chivers; |
| 11/24/22 | AAN | Email to and from municipality of Port Moody regarding special meter reading; discussion regarding same; consider emails; |
| 11/24/22 | WLR | Email from counsel for creditor claiming security interest in lands; telephone conference with and email from / to client regarding possible response and potential claims distribution order; email to counsel for creditor regarding same |
| 11/24/22 | ELW | Review and respond to email regarding closing issue; |

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| Date | Timekeeper | Description |
|----------|------------|--|
| 11/25/22 | AAN | Consider various emails; |
| 11/25/22 | WLR | Email from / to counsel for creditor regarding distribution of funds; review and revise appeal documents |
| 11/25/22 | WLR | Email from / to purchaser's counsel regarding corporate org chart |
| 11/25/22 | NRS | Emails with Purchaser's counsel regarding closing mechanics; emails with W. Roberts and L. Alexander regarding same; |
| 11/25/22 | ELW | Conference with Nicholas Shon; |
| 11/28/22 | LWU | Review Chinese Translation of Share Transfer Agreement and attachments; Prepared markup copies to J. Yong. |
| 11/28/22 | WLR | Email from / to Nick Shon regarding closing issues |
| 11/28/22 | LEA | Revisions to exhibits for Doug Chiver's affidavit; |
| 11/28/22 | NRS | Reviewing and commenting on closing agenda; emails and telephone call with Purchaser's counsel regarding closing documents, tenancies, and extension request; email to W. Roberts and E. Wilson regarding same; |
| 11/29/22 | LEA | Review email correspondence with counsel regarding tenants; review terms of contract; |
| 11/29/22 | NRS | Emails and telephone call with CWB's counsel regarding payout request and PPR discharges; revising same; emails and telephone call with Purchaser's counsel, W. Roberts, and K. Koo regarding extension request; reviewing revised closing agenda; |
| 11/30/22 | NSM | Review share transfer documents from Lihua Fu and Xuemei Huang; |
| 11/30/22 | NRS | Drafting amendment to purchase agreement; emails with K. Koo and Purchaser's counsel regarding same; |

Total Fees: 17,065.50

Fee Summary

| Timekeeper | Initials | Hours | Rate | Total |
|-----------------|----------|-------|--------|----------|
| ALEXIS TEASDALE | AET | 0.70 | 635.00 | 444.50 |
| ALONA BATOCABE | AAN | 1.40 | 295.00 | 413.00 |
| ED WILSON | ELW | 5.20 | 690.00 | 3,588.00 |
| LINDA ALEXANDER | LEA | 6.50 | 210.00 | 1,365.00 |
| LIYAN WU | LWU | 1.70 | 380.00 | 646.00 |
| NICHOLAS SHON | NRS | 10.60 | 445.00 | 4,717.00 |
| NOOR MANN | NSM | 0.60 | 370.00 | 222.00 |
| WILLIAM ROBERTS | WLR | 8.10 | 700.00 | 5,670.00 |

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Fee Summary

| Timekeeper | Initials | Hours | Rate | Total |
|---|----------|-------|------|-------------------|
| | | | | \$17,065.50 |
| <u>Taxable Other Charges</u> | | | | |
| Photocopies | | | | 28.80 |
| Trust Administration Fee | | | | 15.00 |
| <u>Non-Taxable Disbursements</u> | | | | |
| West Coast Title Searches (tax exempt) | | | | 46.00 |
| <u>Taxable Disbursements</u> | | | | |
| Courier Services | | | | 19.81 |
| BC Online | | | | 56.00 |
| BC Online Service Charge | | | | 12.00 |
| West Coast Title Searches | | | | 46.00 |
| Total Fees | | | \$ | 17,065.50 |
| Disbursements and Other Charges | | | \$ | 223.61 |
| Total PST BC | | | \$ | 1,194.58 |
| Total GST | | | \$ | 862.16 |
| CURRENT INVOICE DUE: | | | \$ | 19,345.85 |
| Previous Balance Due | | | \$ | 104,278.46 |

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Suite 1600 Cathedral Place
925 West Georgia Street
Vancouver, BC
Canada V6C 3L2

EMAIL: MMAINELLA@BOWRAGROUP.COM;
KKOO@BOWRAGROUP.COM
THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BURRARD STREET, SUITE 430 VANCOUVER, BC V7X 1M3

Invoice Date: 12/08/22
Invoice No. 1209775
File No.: 022556.161722

ATTENTION: Mario Mainella

For Professional Services Rendered Through November 30, 2022

| | | |
|---|---------------------------------|---------------------|
| File No.: | 022556.161722 | |
| Matter Reference: | BUFFALO-GENTAI DEVELOPMENT LTD. | |
| Contact: | ROBERTS, WILLIAM | |
| Invoice | 1209775 | |
| Total Professional Fees | | 17,065.50 |
| Total Taxable Disbursements and Other Charges | | 177.61 |
| Total Exempt Disbursements and Other Charges | | 46.00 |
| Total BCPST | | 1,194.58 |
| Total GST | | 862.16 |
| Total Amount Due: | | \$ 19,345.85 |

This remittance advice should be returned to ensure proper credit to your account. Thank you.

| | |
|--|--|
| Payment Options: | |
| EFT/Wire Transfer: HSBC Bank Canada 885 West Georgia Street, Vancouver, B.C., V6C 3G1 Account Name: Lawson Lundell LLP Account No.: 102337001 Bank ID: 016 Transit: 10270 Swift Code: HKBCCATT | Cheque: Cheques payable to Lawson Lundell LLP and mailed to the following address: Suite 1600 Cathedral Place 925 West Georgia Street Vancouver, BC Canada V6C 3L2 |
| Interac e-Transfer: e-Transfer funds to efpmt@lawsonlundell.com referencing invoice number in message. Please send password to efpmt@lawsonlundell.com in separate email. Please email us at efpmt@lawsonlundell.com referencing invoice number and payment amount. | |

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PLEASE RETURN THIS PAGE WITH YOUR REMITTANCE



Suite 1600 Cathedral Place
925 West Georgia Street
Vancouver, BC
Canada V6C 3L2

64

EMAIL: MMAINELLA@BOWRAGROUP.COM;
KKOO@BOWRAGROUP.COM
THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BURRARD STREET, SUITE 430 VANCOUVER, BC V7X 1M3

Invoice Date: 01/12/23
Invoice No. 1213845
File No.: 022556.161722

ATTENTION: Mario Mainella

File Description: BUFFALO-GENTAI DEVELOPMENT LTD.

To professional services rendered up to and including December 31, 2022, as per attached detail.

| | | |
|---|----|-------------------------|
| Total Professional Fees | \$ | 22,662.50 |
| Total Taxable Disbursements and Other Charges | \$ | 200.85 |
| Total Exempt Disbursements and Other Charges | \$ | 48.57 |
| Total PST BC | \$ | 1,586.37 |
| Total GST | \$ | 1,143.17 |
| Current Invoice Due: | \$ | <u>25,641.46</u> |

This is our account.

Lawson Lundell LLP

Per: 
WILLIAM ROBERTS

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PAYMENT IS DUE UPON RECEIPT OF INVOICE
INTEREST ON OVERDUE ACCOUNTS WILL BE CHARGED 12% PER ANNUM
GST #R115124141

EMAIL: MMAINELLA@BOWRAGROUP.COM;
 KOOO@BOWRAGROUP.COM
 THE BOWRA GROUP INC.
 ONE BENTALL CENTRE
 505 BURRARD STREET, SUITE 430 VANCOUVER, BC V7X 1M3

Invoice Date: 01/12/23
 Invoice No. 1213845
 File No.: 022556.161722

ATTENTION: Mario Mainella

File Description: BUFFALO-GENTAI DEVELOPMENT LTD.

To professional services rendered up to and including December 31, 2022, as follows:

| Date | Timekeeper | Description |
|----------|------------|--|
| 11/30/22 | ELW | Review and respond to email; |
| 12/01/22 | AAN | Consider various emails and materials; |
| 12/01/22 | WLR | Telephone call from counsel for Buffalo group regarding extension to closing; conference with Nick Shon regarding extension; email from counsel for CWB regarding payout |
| 12/01/22 | ELW | Review and respond to email; |
| 12/02/22 | NSM | Draft memo to client summarizing alleged third party security interest over development lands; |
| 12/02/22 | CMB2 | Review memorandum for N. Mann; |
| 12/02/22 | LEA | Obtain updated PPR searches for Buffalo Megan Holdings; update service list |
| 12/02/22 | WLR | Email from / to all parties regarding extension addendum |
| 12/02/22 | NRS | Emails regarding amendment to purchase agreement; |
| 12/02/22 | ELW | Conference with Will Roberts and Nicholas Shon; review and respond to email; |
| 12/04/22 | WLR | Review summary of claim against Buffalo and email to client regarding same |
| 12/05/22 | NSM | Emails to K. Koo from Bowra Group regarding third party security interest and litigation; |
| 12/08/22 | AAN | Consider various emails; |
| 12/08/22 | WLR | Telephone call from client regarding finalizing Petition and Affidavits |
| 12/08/22 | ELW | Review and respond to email; conference with Nicholas Shon; |
| 12/12/22 | NRS | Telephone call with Purchaser's lender's counsel regarding \$4.6M promissory note; emails regarding same; |

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| Date | Timekeeper | Description |
|----------|------------|---|
| 12/12/22 | WLR | Multiple emails from / to counsel for purchaser's lender regarding structure of the transaction |
| 12/13/22 | WLR | Email from / to counsel for purchaser's lender regarding credit bid issues |
| 12/13/22 | NRS | Emails with partner and Purchaser's lender's counsel regarding promissory note; emails with Purchaser' counsel regarding undertakings and vesting order; |
| 12/14/22 | AAN | Consider emails; discussion regarding closing documents; consider Vendor's Statement of Adjustments; provide comments; |
| 12/14/22 | LEA | Review email requests from counsel for Purchase; |
| 12/14/22 | NRS | Reviewing crane swing easement; discussions with partner regarding same; emails regarding change of registered and records office of nominee; email to K. Koo regarding statement of adjustments; begin reviewing draft closing documents; |
| 12/15/22 | AAN | Consider various emails and materials; ongoing discussions; prepare Irrevocable Direction to Pay; |
| 12/15/22 | LEA | Email to law firm for Nominee regarding sale of company and transfer of registered office; |
| 12/15/22 | WLR | Review multiple emails from / to purchaser's counsel regarding closing issues |
| 12/15/22 | NRS | Conference call with partners regarding various closing matters; reviewing and revising draft closing documents; considering operation of strata; emails regarding requirements to provide Form B and Form F; considering execution of closing documents by T. Mu and P. Yang; emails and telephone call with Purchaser's counsel regarding same; |
| 12/15/22 | ELW | Conference with Nicholas Shon and William Roberts; |
| 12/16/22 | AAN | Ongoing discussions; consider emails; consider payout statement from Prospera; update Irrevocable Direction to Pay; prepare letter to existing Lenders paying out loans; |
| 12/16/22 | WLR | Multiple emails from / to counsel for Buffalo group regarding resignations and distributions; conference with Anna Paczkowski regarding application to remove directors |
| 12/16/22 | NRS | Email to partner regarding resignations of outgoing Buffalo directors; reviewing updated closing documents; email to K. Koo regarding trust declarations; preparing signature packages for client execution; emails regarding payout statements; reviewing same; |
| 12/16/22 | ATP | Conference with Will Roberts regarding upcoming closing and potential application for director's resignations; |

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| Date | Timekeeper | Description |
|----------|------------|--|
| 12/19/22 | AAN | Ongoing discussions; prepare payout letter to broker; consider various emails; update Irrevocable Direction to Pay; prepare letter to Purchaser's lawyer returning signed documents; consider payout statements from CWB; update Irrevocable Direction to Pay; |
| 12/19/22 | WLR | Email from / to counsel regarding cash on closing; conference with Anna Paczkowski regarding application to remove directors |
| 12/19/22 | NRS | Emails and telephone calls with partners regarding resignation of outgoing Buffalo directors; reviewing articles of nominee; discussions with corporate associate regarding special resolution; emails with Buffalo's counsel regarding same; attending to execution of closing documents by K. Koo; reviewing and revising direction and trust reconciliation statement; reviewing and revising undertaking letter to Purchaser's counsel; receipt and review of updated payout statements; |
| 12/19/22 | ATP | Consider Receiver's authority to remove directors; emails to and from Will Roberts and Nicholas Shon regarding same; |
| 12/20/22 | AAN | Consider various emails; update payout letters; consider signed closing documents; prepare closing index; prepare letter to client reporting on registration; |
| 12/21/22 | AAN | Prepare for closing; ongoing discussions; consider emails; consider updated CWB payout statement; update Irrevocable Direction to Pay; telephone calls and emails to and from Prospera regarding payout; receipt of funds; attend to payouts; forward payout letter to Prospera; |
| 12/21/22 | NJG | Obtain copy of title and pending charge following notification from land title office regarding tagged title; obtain copy of pending charge for nine additional notifications relating to a pending mortgage and assignment of rents; |
| 12/21/22 | WLR | Attend to closing |
| 12/21/22 | NRS | Emails regarding funding and closing; attending to closing and payouts; |
| 12/21/22 | ELW | Conference with Nicholas Shon and Alona Batocabe; review file; |
| 12/22/22 | AAN | Consider emails; consider updated payout statement from CWB; update Irrevocable Direction to Pay; telephone calls and email to and from CWB regarding payout statements; update letter to CWB's lawyer paying out loan; update letter to client paying out balance of funds; forward payout to counsel for CWB;; forward balance of funds to client; forward payout to broker; email from and to Prospera regarding payment of loan; |
| 12/22/22 | WLR | Multiple emails from / to counsel regarding sales proceeds and various issues |
| 12/22/22 | NRS | Attending to payouts; |
| 12/22/22 | ELW | Conference with Nicholas Shon and Alona Batocabe; |

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| Date | Timekeeper | Description | |
|--------------------|------------|---|------------------|
| 12/23/22 | AAN | Attend to post-closing items; email to and from Purchaser's lawyer regarding payout to Existing lenders; update closing documents brief; prepare letter to Purchaser's lawyer sending originally signed Vendor documents and minute book for Nominee; | |
| 12/28/22 | ELW | Review and respond to email regarding LTO filing; | |
| Total Fees: | | | 22,662.50 |

Fee Summary

| Timekeeper | Initials | Hours | Rate | Total |
|---------------------|----------|-------|--------|--------------------|
| ALONA BATOCABE | AAN | 18.80 | 295.00 | 5,546.00 |
| ANNA PACZKOWSKI | ATP | 2.10 | 475.00 | 997.50 |
| CLAIRE BURTON-DOYLE | CMB2 | 0.30 | 250.00 | 75.00 |
| ED WILSON | ELW | 3.00 | 690.00 | 2,070.00 |
| LINDA ALEXANDER | LEA | 0.60 | 210.00 | 126.00 |
| NAOMI GRIFFIN | NJG | 0.30 | 210.00 | 63.00 |
| NICHOLAS SHON | NRS | 16.00 | 445.00 | 7,120.00 |
| NOOR MANN | NSM | 2.50 | 370.00 | 925.00 |
| WILLIAM ROBERTS | WLR | 8.20 | 700.00 | 5,740.00 |
| | | | | \$22,662.50 |

Taxable Other Charges

| | |
|-------------|--------|
| Photocopies | 147.30 |
|-------------|--------|

Non-Taxable Disbursements

| | |
|----------------------------|-------|
| LTSA Services (GST exempt) | 48.57 |
|----------------------------|-------|

Taxable Disbursements

| | |
|--------------------------|-------|
| Courier Services | 19.48 |
| BC Online | 14.00 |
| BC Online Service Charge | 3.00 |
| LTSA Service Charge | 7.00 |
| LTSA Services | 10.07 |

| | |
|--|---------------------|
| Total Fees | \$ 22,662.50 |
| Disbursements and Other Charges | \$ 249.42 |
| Total PST BC | \$ 1,586.37 |
| Total GST | \$ 1,143.17 |
| CURRENT INVOICE DUE: | \$ 25,641.46 |

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Suite 1600 Cathedral Place
925 West Georgia Street
Vancouver, BC
Canada V6C 3L2

EMAIL: MMAINELLA@BOWRAGROUP.COM;
KKOO@BOWRAGROUP.COM
THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BURRARD STREET, SUITE 430 VANCOUVER, BC V7X 1M3

Invoice Date: 01/12/23
Invoice No. 1213845
File No.: 022556.161722

ATTENTION: Mario Mainella

For Professional Services Rendered Through December 31, 2022

| | | |
|---|---------------------------------|---------------------|
| File No.: | 022556.161722 | |
| Matter Reference: | BUFFALO-GENTAI DEVELOPMENT LTD. | |
| Contact: | ROBERTS, WILLIAM | |
| Invoice | 1213845 | |
| Total Professional Fees | | 22,662.50 |
| Total Taxable Disbursements and Other Charges | | 200.85 |
| Total Exempt Disbursements and Other Charges | | 48.57 |
| Total BCPST | | 1,586.37 |
| Total GST | | 1,143.17 |
| Total Amount Due: | | \$ 25,641.46 |

This remittance advice should be returned to ensure proper credit to your account. Thank you.

| | |
|---|--|
| Payment Options: | |
| EFT/Wire Transfer: HSBC Bank Canada 885 West Georgia Street, Vancouver, B.C., V6C 3G1 Account Name: Lawson Lundell LLP Account No.: 102337001 Bank ID: 016 Transit: 10270 Swift Code: HKBCCATT | Cheque: Cheques payable to Lawson Lundell LLP and mailed to the following address: Suite 1600 Cathedral Place 925 West Georgia Street Vancouver, BC Canada V6C 3L2 |
| Interac e-Transfer: e-Transfer funds to eftpmt@lawsonlundell.com referencing invoice number in message. Please send password to eftpmt@lawsonlundell.com in separate email. Please email us at eftpmt@lawsonlundell.com referencing invoice number and payment amount. | |

THIS INVOICE IS PAYABLE UPON RECEIPT.

PLEASE RETURN THIS PAGE WITH YOUR REMITTANCE



70

Suite 1600 Cathedral Place
925 West Georgia Street
Vancouver, BC
Canada V6C 3L2

EMAIL: MMAINELLA@BOWRAGROUP.COM;
KKOO@BOWRAGROUP.COM
THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BURRARD STREET, SUITE 430 VANCOUVER, BC V7X 1M3

Invoice Date: 02/08/23
Invoice No. 1216769
File No.: 022556.161722

ATTENTION: Mario Mainella


File Description: BUFFALO-GENTAI DEVELOPMENT LTD.

To professional services rendered up to and including January 31, 2023, as per attached detail.

| | | |
|---|-----------|-------------------------|
| Total Professional Fees | \$ | 9,302.00 |
| Total Taxable Disbursements and Other Charges | \$ | 141.58 |
| Total Exempt Disbursements and Other Charges | \$ | 183.31 |
| Total PST BC | \$ | 651.14 |
| Total GST | \$ | 472.18 |
| Current Invoice Due: | \$ | <u>10,750.21</u> |

This is our account.

Lawson Lundell LLP

Per: 
WILLIAM ROBERTS

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PAYMENT IS DUE UPON RECEIPT OF INVOICE
INTEREST ON OVERDUE ACCOUNTS WILL BE CHARGED 12% PER ANNUM
GST #R115124141

EMAIL: MMAINELLA@BOWRAGROUP.COM;
KKOO@BOWRAGROUP.COM
THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BURRARD STREET, SUITE 430 VANCOUVER, BC V7X 1M3

Invoice Date: 02/08/23
Invoice No. 1216769
File No.: 022556.161722

ATTENTION: Mario Mainella

File Description: BUFFALO-GENTAI DEVELOPMENT LTD.

To professional services rendered up to and including January 31, 2023, as follows:

| Date | Timekeeper | Description |
|----------|------------|---|
| 01/03/23 | ELW | Review and respond to email; conference with William Roberts; |
| 01/03/23 | AAN | Consider various emails; ongoing discussions regarding releases; email to existing Lender's lawyer regarding payout of loan and releases; discussions regarding filing of releases and undertakings; |
| 01/03/23 | LEA | Receiver signed mortgage releases and update for registration; |
| 01/03/23 | NRS | Emails with K. Koo regarding closing brief; discussions with paralegal regarding same; |
| 01/04/23 | ELW | Review LTO notices; |
| 01/04/23 | AAN | Ongoing discussions; consider various emails; |
| 01/04/23 | NSM | Review and digitally sign LTO Form C release in favour of Prospera, Form C Release in favour of Canadian Western Bank and LTO Declaration; |
| 01/04/23 | NJG | Obtain copy of pending charge release further to tagged titles notification; |
| 01/04/23 | LEA | Finalize and submit mortgage releases, and Prospera PPSA releases; |
| 01/05/23 | AAN | Consider emails and filed releases; ongoing discussions regarding same; forward release particulars to Purchaser's lawyer; |
| 01/05/23 | LEA | Attend to release of Canadian Western PPR Registration; |
| 01/09/23 | AAN | Prepare letter to Purchaser's lawyer providing originally signed closing documents; discussion regarding same; email to and from Purchaser's lawyer regarding original closing documents; consider counterparts of Purchaser closing documents; |
| 01/09/23 | WLR | Email from / to client regarding application for discharge and distribution |
| 01/09/23 | AET | Review correspondence from K. Koo and D. Chivers regarding application for distribution and discharge; |

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| Date | Timekeeper | Description |
|----------|------------|--|
| 01/10/23 | AET | Attend call with D. Chivers, K. Koo and William Roberts; internal correspondence with Cecilia Conto regarding draft notice of application; |
| 01/10/23 | AAN | Discussion regarding delivery of package to the Purchaser's lawyer; emails to and from Purchaser's lawyer regarding same; |
| 01/10/23 | WLR | Telephone conference with client to discuss report for distribution and discharge application; email from / to counsel for Gentai group regarding receivership costs allocation |
| 01/11/23 | CC2 | Receive instructions; Review file and draft Receiver's final report; Draft Notice of Application for a distribution order and discharge of Receiver; Draft order; |
| 01/11/23 | WLR | Email from / to creditor regarding distribution process |
| 01/12/23 | CC2 | Revise Notice of Application for distribution and discharge ; |
| 01/12/23 | CC2 | Further review Notice of application to discharge receiver and distribution; Revise order to discharge receiver; |
| 01/13/23 | AAN | Attend to post-closing items; update closing index; |
| 01/16/23 | AET | Internal correspondence with Noor Mann regarding draft notice of application and affidavits; internal correspondence with Kimia Jalilvand and William Roberts regarding receivership fees issue; |
| 01/16/23 | CZC | Prepare Affidavit of W. Roberts with respect to approval of Lawson Lundell invoices; prepare Affidavit of Receiver with respect to approval of professional fees and disbursements; |
| 01/17/23 | AET | Internal correspondence with William Roberts; review and respond to emails from K. Koo; |
| 01/17/23 | NSM | Revise notice of application for distribution order, fee approval and discharge of receiver; |
| 01/17/23 | WLR | Review and categorize time entries, as requested by counsel |
| 01/18/23 | WLR | Further work to categorize time entries |
| 01/19/23 | NSM | Ongoing revisions of Notice of Application, supporting affidavit and order made after application;; review trustee reports; emails to Alexis Teasdale regarding same; |
| 01/19/23 | WLR | Finalize cost allocation; multiple emails from / to counsel regarding same |
| 01/23/23 | AAN | Update closing index for closing brief; discussion regarding same; email from Purchaser's lawyer regarding release particulars and Receiver's Certificate; discussion regarding same; |
| 01/23/23 | LEA | Prepare Receiver's Certificate; |

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| Date | Timekeeper | Description |
|----------|------------|--|
| 01/24/23 | AAN | Ongoing discussions regarding outstanding post-closing items; emails to and from Purchaser's lawyer regarding same; |
| 01/24/23 | LEA | Receive signed Receiver's Certificate and arrange for filing; |
| 01/24/23 | NRS | Emails with Purchaser's counsel regarding post-closing deliverables; |
| 01/25/23 | NRS | Email to W. Roberts regarding discharge of CWB security; |
| 01/25/23 | LEA | Review email from counsel for CWB regarding releases; arrange for certified copy of Receiver's Certificate; |
| 01/27/23 | WLR | Telephone conference with counsel for Buffalo regarding distribution application; email to student to finalize same |
| 01/31/23 | AAN | Consider certified copy of Receiver's Certificate; discussion regarding same; email to Purchaser's lawyer regarding same; discussion regarding c-book; |
| 01/31/23 | LEA | Review letter to counsel for Purchaser with Receiver's Certificate; |
| 01/31/23 | AET | Internal correspondence with William Roberts regarding application for discharge and distribution; review correspondence from William Roberts to R. Clark regarding priority claim to sale proceeds; |

Total Fees: 9,302.00

Fee Summary

| Timekeeper | Initials | Hours | Rate | Total |
|-----------------|----------|-------|--------|-------------------|
| ALEXIS TEASDALE | AET | 0.70 | 665.00 | 465.50 |
| ALONA BATOCABE | AAN | 4.90 | 295.00 | 1,445.50 |
| CECILIA CONTO | CC2 | 2.80 | 210.00 | 588.00 |
| CINDY CURRAN | CZC | 2.40 | 150.00 | 360.00 |
| ED WILSON | ELW | 0.60 | 715.00 | 429.00 |
| LINDA ALEXANDER | LEA | 1.90 | 230.00 | 437.00 |
| NAOMI GRIFFIN | NJG | 0.10 | 260.00 | 26.00 |
| NICHOLAS SHON | NRS | 0.60 | 490.00 | 294.00 |
| NOOR MANN | NSM | 4.90 | 430.00 | 2,107.00 |
| WILLIAM ROBERTS | WLR | 4.20 | 750.00 | 3,150.00 |
| | | | | \$9,302.00 |

Taxable Other Charges

| | |
|-------------|-------|
| Photocopies | 70.20 |
|-------------|-------|

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Non-Taxable Disbursements

| | |
|----------------------------|--------|
| | 40.00 |
| LTSA Services (GST exempt) | 143.31 |

Taxable Disbursements

| | |
|--------------------------|-------|
| | 34.00 |
| Courier Services | 21.63 |
| BC Online | 5.50 |
| BC Online Service Charge | 1.50 |
| LTSA Service Charge | 8.75 |

| | |
|--|----------------------------|
| Total Fees | \$ 9,302.00 |
| Disbursements and Other Charges | \$ 324.89 |
| Total PST BC | \$ 651.14 |
| Total GST | \$ 472.18 |
| CURRENT INVOICE DUE: | \$ <u>10,750.21</u> |

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PAYMENT IS DUE UPON RECEIPT OF INVOICE
INTEREST ON OVERDUE ACCOUNTS WILL BE CHARGED 12% PER ANNUM
GST #R115124141

78



Suite 1600 Cathedral Place
925 West Georgia Street
Vancouver, BC
Canada V6C 3L2

EMAIL: MMAINELLA@BOWRAGROUP.COM;
KKOO@BOWRAGROUP.COM
THE BOWRA GROUP INC.
ONE BENTALL CENTRE
505 BURRARD STREET, SUITE 430 VANCOUVER, BC V7X 1M3

Invoice Date: 02/08/23
Invoice No. 1216769
File No.: 022556.161722

ATTENTION: Mario Mainella

For Professional Services Rendered Through January 31, 2023

File No.: 022556.161722
Matter Reference: BUFFALO-GENTAI DEVELOPMENT LTD.
Contact: ROBERTS, WILLIAM
Invoice 1216769

| | |
|---|----------------------------|
| Total Professional Fees | 9,302.00 |
| Total Taxable Disbursements and Other Charges | 141.58 |
| Total Exempt Disbursements and Other Charges | 183.31 |
| Total BCPST | 651.14 |
| Total GST | 472.18 |
| Total Amount Due: | \$ <u>10,750.21</u> |

This remittance advice should be returned to ensure proper credit to your account. Thank you.

| | |
|--|--|
| Payment Options: | |
| EFT/Wire Transfer: HSBC Bank Canada 885 West Georgia Street, Vancouver, B.C., V6C 3G1 Account Name: Lawson Lundell LLP Account No.: 102337001 Bank ID: 016 Transit: 10270 Swift Code: HKBCCATT | Cheque: Cheques payable to Lawson Lundell LLP and mailed to the following address: Suite 1600 Cathedral Place 925 West Georgia Street Vancouver, BC Canada V6C 3L2 |
| Interac e-Transfer: e-Transfer funds to eftpmt@lawsonlundell.com referencing invoice number in message. Please send password to eftpmt@lawsonlundell.com in separate email. | |
| Please email us at eftpmt@lawsonlundell.com referencing invoice number and payment amount. | |

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