

April 25, 2017

File No.: 177191-298

DELIVERED VIA COURIER OR PROCESS SERVICE**TO THE TENANTS LISTED ON THE ATTACHED SERVICE LIST**

Dear Sir/Madam:

**RE: Sterling Bridge Mortgage Corp. v. Heritage Plaza Developments, and Ali Ghani
(Action No. 1601-08655)**

As you are aware, we are counsel to Sterling Bridge Mortgage Corp. with respect to the above note matter.

Please find enclosed for service upon you the following filed documents:

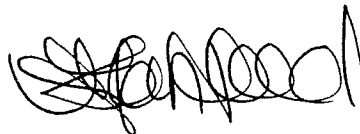
1. Application, together with draft form of Order, returnable May 8, 2017;
2. Affidavit of Keith Prosser, sworn April 24, 2017; and
3. First and Last Report of the Receiver, dated April 24, 2017.

NOTE: If the Application is granted, you will be required to vacate the leased premises within 30 days of the date of the Order.

At the Application, we may be seeking an Order that will affect your rights. It is your right to attend the Application and make any submissions that you want the Court to take into consideration.

Should you have any questions please contact Naomi McGregor with Deloitte Restructuring Inc. at (403) 503-1423 or the writer at (403) 268-7015.

Yours truly,
Dentons Canada LLP



Afshan Naveed

AN/gw
Enclosures

c.c. Keith Prosser, Sterling Bridge Mortgage Corp. (via email w/enclosures)
David W. Mann, Dentons Canada LLP (via email w/enclosures)
Deloitte Restructuring Inc. (via email w/enclosures)

STERLING BRIDGE MORTGAGE CORP.
v.
HERITAGE PLAZA DEVELOPMENTS INC. and ALI GHANI

Action No. 1601-08655

File: 177191-298

SERVICE LIST

(updated April 24, 2017)

<i>Service Recipient</i>	<i>Method of Service</i>	<i>Recipient Status</i>
<p>Dentons Canada LLP 850-2nd Street SW Calgary, AB T2P 0R8</p> <p>Attention: David Mann Email: david.mann@dentons.com</p> <p>Attention: Afshan Naveed Email: afshan.naveed@dentons.com</p>	<p>Email</p> <p>Email</p>	Counsel for the Plaintiff
<p>Deloitte Restructuring Inc. 700 - 850 2 Street S.W. Calgary, AB T2P 0R8</p> <p>Attn: Robert J. Taylor Email: bobtaylor@deloitte.ca</p>	Email	Receiver
<p>Heritage Plaza Developments Inc. 228, 1935 – 32 Avenue N.E. Calgary, AB T2E 7C8</p> <p>Attention : Mr. Ali Ghani Email : a.ghani@theprismgroup.ca</p>	Email and Courier	Defendant
<p>Mr. Ali Ghani 228, 1935 – 32 Avenue N.E. Calgary, AB T2E 7C8 Email : a.ghani@theprismgroup.ca</p>	Email and Courier	Defendant
<p>Primetime Electric Limited c/o Ritzen Olivieri LLP 302 – 7 St. Anne Street St. Albert, AB T8N 2X4</p> <p>Attn: Mark Olivieri Email: marko@rolaw.ca</p>	Email	Lienor

<p>715942 Alberta Ltd. c/o Ritzen Olivieri LLP 302 – 7 St. Anne Street St. Albert, AB T8N 2X4</p> <p>Attn: Mark Olivieri Email: marko@rolaw.ca</p>	<p>Email</p>	<p>Lienor</p>
<p>Harbouredge Commercial Finance Corporation 300, 40 Huron Street Collingwood, ON L9Y 4R3</p> <p>Attention: Laurie Monaghan or Kevin Bowman Email: lmonaghan@harbouredgeleasing.com Email: kbowman@harbouredgeleasing.com</p>	<p>Email and Courier</p>	<p>Lienor</p>
<p>Ace Liquor Corporation 250, 2635 – 37 Avenue N.E. Calgary, AB T1Y 5Z6</p> <p>and</p> <p>Unit 2103 & 2104, 100 Horse Creek Road Cochrane, AB T4C 0E3</p>	<p>Courier</p> <p>Process Service</p>	<p>Tenant</p> <p>Taranvir Vander, Manager tvander@aceliquor.ca</p>
<p>Harmony Daycare Centre Ltd. 4127, 1540 Sherwood Blvd. N.W. Calgary, AB T3R 0K5</p> <p>and</p> <p>Unit 2201, 100 Horse Creek Road Cochrane, AB T4C 0E3</p>	<p>Courier</p> <p>Process Service</p>	<p>Tenant</p> <p>Jiyoung Erin Park And Micheol Eric Kwon, Owners epark@harmonychildcare.ca</p>
<p>1622959 Alberta Ltd., o/a Anytime Fitness 228, 1935 – 32 Avenue N.E. Calgary, AB T2E 7C8</p> <p>and</p> <p>Unit 2202, 100 Horse Creek Road Cochrane, AB T4C 0E3</p>	<p>Courier</p> <p>Process Service</p>	<p>Tenant</p> <p>Jan Sandilands, Manager Rob Sanderson, Owner cochrane@anytimefitness.com</p>

<p>1243599 Alberta Ltd., o/a Freshii 144 California Place N.E. Calgary, AB T1Y 6S8</p> <p>and</p> <p>Unit 2106, Unit 2202, 100 Horse Creek Road Cochrane, AB T4C 0E3</p>	<p>Courier</p> <p>Process Service</p>	<p>Tenant</p> <p>Ali Ghani, Owner mountainridge@freshii.com</p>
<p>John Alexander Mclsaac & Maureen Clare Mclsaac 1409 Main Street Saskatoon, SK S7H 0L5</p> <p>Email: maureenalexm@gmail.com</p>	<p>Email and Courier</p>	<p>Shareholder</p>