

Exhibit P-4

Special Supplemental Indenture to the Bond 6 Indenture
dated August 2005

THIS SPECIAL SUPPLEMENTAL INDENTURE TO THE FOURTH SUPPLEMENT made as
of the of August 2005

BETWEEN:

HOMBURG SHARECO INC.,
a company incorporated under the laws of the Province of
Nova Scotia, (hereinafter referred to as the "Corporation")

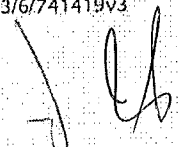
-and-

STICHTING HOMBURG MORTGAGE BOND,
a foundation incorporated under the laws of the Netherlands,
(hereinafter referred to as the "Trustee")

WHEREAS Homburg Shareco Inc. and Stichting Homburg Mortgage Bond entered into a Trust Indenture made as of the 15th day of December 2002 (the "Principal Indenture") in respect of the issue and securing of bonds issued by the Corporation, which Trust Indenture has been amended and supplemented by the First Supplemental Indenture dated of 25 April 2003, the Second Supplemental Indenture dated as of 30 November 2004, the Third Supplemental Indenture dated as of 31 December 2004, a Special Supplemental Indenture dated as of 27 June 2005, the Fourth Supplemental Indenture dated as of 1 July 2005 (the "Fourth Supplement") and the Fifth Supplemental Indenture dated as of 1 July 2005 (hereinafter collectively referred to as the "Trust Indenture");

AND WHEREAS the Guarantee Agreement made by Homburg Invest Inc. ("HII") in favour of the Trustee in respect of the obligations of the Corporation under the Series 6 Bonds is in the opinion of the Trustee the primary security held by the Trustee to secure the payment of the Series 6 Bonds by the Corporation;

AND WHEREAS, pursuant to the provisions of the Fourth Supplement, the Trustee was to obtain a guarantee and a collateral mortgage (the "Collateral Mortgage") in the principal amount of that amount of Canadian Dollars which is equivalent to Euros 31,230,000 from Homco Realty Fund (61) Limited Partnership (the "Limited Partnership") charging lands and premises known as Homburg Harris Centre located in Calgary, Alberta, or such other property of similar value as may be purchased by the Limited Partnership (the "Homco 61 Property");



AND WHEREAS the Limited Partnership has not yet completed the purchase of the Homburg Harris Centre and is not in a position to provide the Collateral Mortgage contemplated by the Fourth Supplement;

AND WHEREAS the Corporation wishes to lend the proceeds of the Series 6 Bond issue to HII, and HII wishes to advance the loan proceeds to the Limited Partnership partly as a loan (the "Limited Partnership Loan") and partly to purchase units in the Limited Partnership;

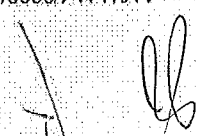
AND WHEREAS the Limited Partnership, pending its completion of the purchase of the Homburg Harris Centre, wishes to lend the proceeds of the Limited Partnership Loan to HII;

AND WHEREAS HII may wish to use the loan proceeds advanced to it by the Limited Partnership for its day to day operations;

AND WHEREAS the Corporation in order to accommodate a possible loan to HII wishes to replace the collateral security of the Collateral Mortgage with the collateral security represented by a security agreement (the "Pledge Agreement") executed by HII in favour of the Trustee pledging and granting a security interest in all of the limited partnership units owned by HII in Homco Realty Fund (71) Limited Partnership, Homco Realty Fund (72) Limited Partnership, Homco Realty Fund (73) Limited Partnership, Homco Realty Fund (74) Limited Partnership, Homco Realty Fund (75) Limited Partnership, and Homco Realty Fund (76) Limited Partnership (hereinafter collectively the "Homcos"), which limited partnership units are more particularly described in Schedule "A" attached hereto, on the terms and conditions hereinafter set out, so as to enable the disbursement by the Trustee to the Corporation of the proceeds of the Series 6 Bonds;

AND WHEREAS, in the opinion of the Trustee, the value of the limited partnership units in the Homcos is approximately Sixty Million Canadian Dollars (CDN \$60,000,000);

AND WHEREAS the Corporation deems it advisable to amend the provisions of the Fourth Supplement on the terms set out in this indenture (herein the "Special Supplemental Indenture to the Fourth Supplement"), and the Trustee is of opinion that the within amendment and supplement to the Trust Indenture does not materially and adversely affect the interest of the holders of the Series 6 Bonds;

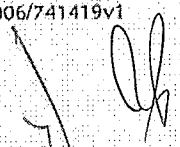


AND WHEREAS the Corporation and the Trustee, pursuant to Article 19.1(g) of the Principal Indenture, have agreed to enter into this Special Supplemental Indenture to the Fourth Supplement, to amend the Fourth Supplement to permit the replacement of the Collateral Mortgage by the Pledge Agreement executed by HII as substituted collateral security for the Series 6 Bonds;

NOW THEREFORE this Indenture witnesses, in consideration of the premises and for other good and valuable consideration, the parties hereto, pursuant to Article 19.1(g) of the Principal Indenture, agree as follows:

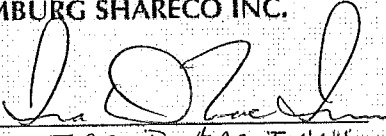
1. In this Special Supplemental Indenture to the Fourth Supplement, capitalized terms have the same meaning as set out in the Fourth Supplement except where such capitalized terms are defined herein.
2. As a temporary alternative to the collateral security to be provided by the Collateral Mortgage, and in lieu of the Collateral Mortgage, the Trustee may in its absolute discretion, and without the requirement to obtain the consent of the holders of the any of the Bonds (including, without limitation, the holders of the Series 6 Bonds), accept the Pledge Agreement made by HII in favour of the Trustee collateral to the Guarantee Agreement, in respect of which Pledge Agreement appropriate registrations shall be made under the Nova Scotia and Alberta *Personal Property Security Acts* ("PPSA").
3. The Pledge Agreement and all registrations made under the PPSA in respect thereof shall be discharged as soon as the Limited Partnership has provided the duly registered Collateral Mortgage to the Trustee.
4. In all other respects the Trust Indenture shall remain in full force and effect unamended.

This Special Supplemental Indenture to the Fourth Supplement may be executed in several counterparts, each of which so executed shall be deemed to be an original, and such counterparts together shall constitute one and the same instrument and notwithstanding their date of execution shall be deemed to bear date as of the date hereinbefore written.




IN WITNESS WHEREOF the parties hereto have duly executed these presents by the hands of their proper officers on their behalf.

HOMBURG SHARECO INC.

Per: 
Name: IRA D. MAC INNIS
Title: VP FINANCE + CFO

STICHTING HOMBURG MORTGAGE BOND

Per: 
Name: R. de Louw
Title:

Schedule "A"

All of the limited partnership units owned by Homburg Invest Inc. in Homco Realty Fund (71) Limited Partnership, Homco Realty Fund (72) Limited Partnership, Homco Realty Fund (73) Limited Partnership, Homco Realty Fund (74) Limited Partnership, Homco Realty Fund (75) Limited Partnership, and Homco Realty Fund (76) Limited Partnership, which limited partnership units are more particularly described as follows:

Limited Partnership	# of Units	Certificate #
Homco Realty Fund (71) Limited Partnership	635.950 Class "A"	A-01
Homco Realty Fund (72) Limited Partnership	134.3 Class "A"	A-01
Homco Realty Fund (73) Limited Partnership	451.09 Class "A"	A-01
Homco Realty Fund (74) Limited Partnership	1,057.81 Class "A"	A-01
Homco Realty Fund (75) Limited Partnership	507.97 Class "A"	A-01
Homco Realty Fund (76) Limited Partnership	1,106 Class "A"	A-01

