

COURT FILE NUMBER      2101-00811

COURT                      COURT OF QUEEN'S BENCH OF ALBERTA

JUDICIAL CENTRE        CALGARY

   ITMO THE RECEIVERSHIP OF ROXDALE GARDENS LTD.

DOCUMENT                **SERVICE LIST**

LAST UPDATED            MAY 31, 2022

Counsel/Party	Telephone	Fax	Status
<b>FTI Consulting Canada Inc.</b> Suite 1610, 520 – 5 Avenue SW Calgary, AB T2P 3R7  Attn: Dustin Olver / Robert Kleebaum / Deryck Helkaa Email: <a href="mailto:dustin.olver@fticonsulting.com">dustin.olver@fticonsulting.com</a> <a href="mailto:robert.kleebaum@fticonsulting.com">robert.kleebaum@fticonsulting.com</a> <a href="mailto:deryck.helkaa@fticonsulting.com">deryck.helkaa@fticonsulting.com</a>	403-454-6035		Receiver
<b>Torys LLP</b> 4600 Eighth Avenue Place East 525 – 8 Avenue SW Calgary, AB T2P 1G1  Attn: Kyle Kashuba / Jessie Mann Email: <a href="mailto:kkashuba@torys.com">kkashuba@torys.com</a> <a href="mailto:jmann@torys.com">jmann@torys.com</a>	403-776-3700		Counsel for Receiver
<b>Fasken Martineau DuMoulin LLP</b> 3400 First Canadian Centre 350 – 7 Avenue SW Calgary, AB T2P 3N9  Attn: Darren J. Reed / Jo Colledge-Miller Email: <a href="mailto:dreed@fasken.com">dreed@fasken.com</a> <a href="mailto:jcolledgemiller@fasken.com">jcolledgemiller@fasken.com</a>	403-261-6152 (Darren J. Reed) 403-261-5356 (Jo Colledge-Miller)		Counsel for Preferred Shareholders
<b>Oviatt Law</b> #401, 10408 124 Street Edmonton, AB T5N 1R5  Attn: Slader Oviatt Email: <a href="mailto:slader@oviattlaw.com">slader@oviattlaw.com</a>	780-705-4324	780-669-7215	Counsel for Preferred Shareholders  • Attachment Order re: Restricting Dealings – Court File No. 2103- 05948 – LTO Inst. No. <a href="#">212126005</a> (Lots 3&4)

Counsel/Party	Telephone	Fax	Status
<p><b>Cancom Roxdale Inc.</b> 20, 3908 – 97 Street Edmonton, AB T6E 6N2</p> <p>Attn: Directors/Shareholders – Vikaas Kwatra / Rohit Sethi / Yuvraj Verma Email: <a href="mailto:sbvncorp@gmail.com">sbvncorp@gmail.com</a> <a href="mailto:yuvraj_verma@hotmail.com">yuvraj_verma@hotmail.com</a> <a href="mailto:vikaas@kkwatra.com">vikaas@kkwatra.com</a> <a href="mailto:rohitemail@yahoo.com">rohitemail@yahoo.com</a></p> <p><i>Note: On November 8, 2021, Tarys received a returned package with “out of business” noted thereon with respect to Cancom’s address noted above (which was obtained from a Corporate Search against Cancom and from the Certificates of Title). On November 21, 2021, a package to Mr. Verma’s mailing address (3798 21 Street NW, Edmonton, Alberta T6T 1P3) was returned.</i></p> <p><b>When serving, send to both email addresses noted above.</b></p>			Borrower
<p><b>Kirwin LLP</b> 100, 12420 – 104 Avenue Edmonton, AB T5N 3Z9</p> <p>Attn: Eleanor Olszewski, Q.C. Email: <a href="mailto:eolszewski@kirwinllp.com">eolszewski@kirwinllp.com</a> <a href="mailto:mail@kirwinllp.com">mail@kirwinllp.com</a></p>	780-448-7401	780-453-3281	<p>Counsel for certain Cancom investors, namely: Jatin Govind Satrupa Govind Paulo Cezar Silveira Silva</p> <ul style="list-style-type: none"> <li>• <a href="#">AB PPSA Search</a> dated Oct 27, 2021 against Roxdale: Writ of Enforcement (Creditors – Jatin Govind &amp; Satrupa Govind); Current Amount Owing \$608,753.64</li> <li>• Certificates of Lis Pendens – LTO Inst. Nos. <a href="#">212136993</a> &amp; <a href="#">212148066</a> (Lots 3&amp;4)</li> <li>• <a href="#">AB PPSA Search</a> dated Oct 27, 2021 against Roxdale: Writ of Enforcement (Creditor – Paulo Cezar Silveira Silva); Current Amount Owing \$50,579.43</li> <li>• Certificate of Lis Pendens – LTO Inst. No. <a href="#">212159504</a> (Lot 3)</li> </ul>

Counsel/Party	Telephone	Fax	Status
<b>Shareholders pursuant to AB Corporate Search of Debtor</b>			
<b>Vikaas Kwatra</b> 48 Jefferson Road NW Edmonton, AB T6L 6R9  Email: <a href="mailto:yuvraj_verma@hotmail.com">yuvraj_verma@hotmail.com</a> <a href="mailto:vikaas@kkwatra.com">vikaas@kkwatra.com</a>			Voting Shareholder / Director
<b>Rohit Sethi</b> 1049 James Crescent NW Edmonton, AB T6L 6P6  Email: <a href="mailto:sbvmcorp@gmail.com">sbvmcorp@gmail.com</a> <a href="mailto:rohitemail@yahoo.com">rohitemail@yahoo.com</a>			Voting Shareholder / Director
<b>Yuvraj Verma</b> 3798 21 Street NW Edmonton, AB T6T 1P3  Email: <a href="mailto:yuvraj_verma@hotmail.com">yuvraj_verma@hotmail.com</a>			Voting Shareholder / Director
<b>Shareholders of the Debtor<sup>1</sup></b>			
<b>Danilo San Pedro</b> Email: <a href="mailto:dksanpedro@gmail.com">dksanpedro@gmail.com</a>  <i>Note: Obtained from Fasken's Shareholder Email Recipient List;            Director resolutions part 2.</i>			Shareholder
<b>Olympia Trust Company ITF Dennis P. Clarke</b> Email: <a href="mailto:dennis@cicinspection.com">dennis@cicinspection.com</a>  <i>Note: Obtained from Fasken's Shareholder Email Recipient List;            Director resolutions part 1; Director resolutions part 2.</i>			Shareholder
<b>Sara Farouk El-Qutub and Maher Fared Shamlawi</b> Email: <a href="mailto:mahershamlawi@hotmail.com">mahershamlawi@hotmail.com</a>  <i>Note: Obtained from Fasken's Shareholder Email Recipient List;            Director resolutions part 1.</i>			Shareholder
<b>Olympia Trust Company ITF Gerald Stephen Kemp</b> Email: <a href="mailto:skemp@smsequip.com">skemp@smsequip.com</a> <a href="mailto:bev.kemp@hotmail.com">bev.kemp@hotmail.com</a>  <i>Note: Obtained from Fasken's Shareholder Email Recipient List;            Director resolutions part 1.</i>			Shareholder
<b>Olympia Trust Company ITF Bao Jing MA</b> Email: <a href="mailto:dannysiu@royalpacific.com">dannysiu@royalpacific.com</a>  <i>Note: Obtained from Fasken's Shareholder Email Recipient List;            Director resolutions part 1.</i>			Shareholder

<sup>1</sup> The noted shareholders are based on resolutions / other documentation provided to the Receiver by Fasken Martineau DuMoulin LLP.

Counsel/Party	Telephone	Fax	Status
<b>Olympia Trust Company ITF Chung Yin Siu</b> Email: <a href="mailto:dannysiu@royalpacific.com">dannysiu@royalpacific.com</a>  <i>Note: Obtained from Fasken's Shareholder Email Recipient List; Director resolutions part 1.</i>			Shareholder
<b>Chung Yin Siu</b> Email: <a href="mailto:dannysiu@royalpacific.com">dannysiu@royalpacific.com</a>  <i>Note: Obtained from Exhibit L to the Affidavit of George Hu, filed April 29, 2021; Director resolutions part 2.</i>			Shareholder
<b>Olympia Trust Company ITF Byron Birkbeck</b> Email: <a href="mailto:bbirkbeck@hotmail.com">bbirkbeck@hotmail.com</a>  <i>Note: Obtained from Fasken's Shareholder Email Recipient List; Director resolutions part 1.</i>			Shareholder
<b>Olympia Trust Company ITF Maggie Ting Ting Hon</b> Email: <a href="mailto:maggiehon@royalpacific.com">maggiehon@royalpacific.com</a>  <i>Note: Obtained from Fasken's Shareholder Email Recipient List; Director resolutions part 1.</i>			Shareholder
<b>Maggie Ting Ting Hon</b> Email: <a href="mailto:maggiehon@royalpacific.com">maggiehon@royalpacific.com</a>  <i>Note: Obtained from Exhibit L to the Affidavit of George Hu, filed April 29, 2021; Director resolutions part 2; Director resolutions part 3.</i>			Shareholder
<b>Olympia Trust Company ITF Maria Georgina Carandang</b> Email: <a href="mailto:fix4you@hotmail.com">fix4you@hotmail.com</a> <a href="mailto:mjsc6127@gmail.com">mjsc6127@gmail.com</a>  <i>Note: Obtained from Fasken's Shareholder Email Recipient List; Director resolutions part 1.</i>			Shareholder
<b>Maria Georgina Carandang</b> Email: <a href="mailto:fix4you@hotmail.com">fix4you@hotmail.com</a> <a href="mailto:mjsc6127@gmail.com">mjsc6127@gmail.com</a>  <i>Note: Obtained from Exhibit L to the Affidavit of George Hu, filed April 29, 2021; Director resolutions part 2.</i>			Shareholder
<b>Gilbert Pangilinan</b> Email: <a href="mailto:leng111569@yahoo.com">leng111569@yahoo.com</a>  <i>Note: Obtained from Fasken's Shareholder Email Recipient List; Director resolutions part 1.</i>			Shareholder
<b>Olympia Trust Company ITF Gilbert Pangilinan</b> Email: <a href="mailto:leng111569@yahoo.com">leng111569@yahoo.com</a>  <i>Note: Obtained from Fasken's Shareholder Email Recipient List; Director resolutions part 1.</i>			Shareholder

Counsel/Party	Telephone	Fax	Status
<b>Olympia Trust Company ITF King Chi Hung</b> Email: <a href="mailto:kinghung95@gmail.com">kinghung95@gmail.com</a>  <i>Note: Obtained from Fasken's Shareholder Email Recipient List; Director resolutions part 1.</i>			Shareholder
<b>Olympia Trust Company ITF Qin Lu</b> Email: <a href="mailto:jenellelu@royalpacific.com">jenellelu@royalpacific.com</a>  <i>Note: Obtained from Fasken's Shareholder Email Recipient List.</i>			Shareholder
<b>Olympia Trust Company ITF Donald Malowski</b> 78 Linksvew Dr Spruce Grove, AB T7X 4L5  Attn: Sanjna Khaira Email: <a href="mailto:KhairaS@olympiatrust.com">KhairaS@olympiatrust.com</a> <a href="mailto:rrspinfo@olympiatrust.com">rrspinfo@olympiatrust.com</a>  <i>Note: Obtained from Fasken's Shareholder Email Recipient List, Exhibit L to the Affidavit of George Hu, filed April 29, 2021, and the Receiver.</i>			Shareholder
<b>Islamic Cooperative Homes</b> Email: <a href="mailto:emran.rashed@gmail.com">emran.rashed@gmail.com</a>  <i>Note: Obtained from Fasken's Shareholder Email Recipient List.</i>			Shareholder
<b>Neceib Moussa and Sally Farhat</b> Email: <a href="mailto:neceib.moussa@gmail.com">neceib.moussa@gmail.com</a>  <i>Note: Obtained from Fasken's Shareholder Email Recipient List; Director resolutions part 2.</i>			Shareholder
<b>Noreen Ruzycki and Barry Ruzycki</b> Email: <a href="mailto:barryruzycki1967@gmail.com">barryruzycki1967@gmail.com</a>  <i>Note: Obtained from Fasken's Shareholder Email Recipient List; Director resolutions part 2.</i>			Shareholder
<b>Ganesh Investments Ltd.</b> Email: <a href="mailto:ganeshinvestment@hotmail.com">ganeshinvestment@hotmail.com</a>  <i>Note: Obtained from Fasken's Shareholder Email Recipient List (which referred to this entity as "Ganesh Investments" (with an "s")); Director resolutions part 2 – according to the Directors Resolution, the subject entity's name is Ganesh Investment Ltd. (without an "s" after "Investment").</i>			Shareholder
<b>Jenifer Shaban Ali and Jaffar Ali</b> Email: <a href="mailto:jenali10@gmail.com">jenali10@gmail.com</a>  <i>Note: Obtained from Fasken's Shareholder Email Recipient List; Director resolutions part 2.</i>			Shareholder

Counsel/Party	Telephone	Fax	Status
<b>Zahida Rehana Khan and Saheed Mohammad Taki</b> Email: <a href="mailto:zahida.khan65@gmail.com">zahida.khan65@gmail.com</a>  <i>Note: Obtained from Fasken's Shareholder Email Recipient List; Director resolutions part 2.</i>			Shareholder
<b>Sing Lim Yeo and Yee Ken Yeo</b> Email: <a href="mailto:singyeo@shaw.ca">singyeo@shaw.ca</a>  <i>Note: Obtained from Fasken's Shareholder Email Recipient List; Director resolutions part 2.</i>			Shareholder
<b>Daojing Financial Consulting Ltd.</b> Email: <a href="mailto:davidwelltex@gmail.com">davidwelltex@gmail.com</a>  <i>Note: Obtained from Fasken's Shareholder Email Recipient List; Director resolutions part 2.</i>			Shareholder
<b>Ka Fai Pui</b> Email: <a href="mailto:jackiepu@gmail.com">jackiepu@gmail.com</a>  <i>Note: Obtained from Fasken's Shareholder Email Recipient List; Director resolutions part 2.</i>			Shareholder
<b>Mohamed Hassan Khattab</b> Email: <a href="mailto:mohd_khattab@hotmail.com">mohd_khattab@hotmail.com</a>  <i>Note: Obtained from Fasken's Shareholder Email Recipient List; Director resolutions part 3.</i>			Shareholder
<b>Nyuk Jin Hui and Kai Wah Hui</b> Email: <a href="mailto:realtorjinhui@yahoo.ca">realtorjinhui@yahoo.ca</a>  <i>Note: Obtained from Fasken's Shareholder Email Recipient List; Director resolutions part 3.</i>			Shareholder
<b>Nyuk Jin Hui and Benjamin Joshua Chung Hui</b> Email: <a href="mailto:realtorjinhui@yahoo.ca">realtorjinhui@yahoo.ca</a>  <i>Note: Obtained from Exhibit L to the Affidavit of George Hu, filed April 29, 2021; Director resolutions part 3.</i>			Shareholder
<b>Hon Hing Choi Chan and Joy Ling Chan</b> Email: <a href="mailto:joyjoychan@hotmail.com">joyjoychan@hotmail.com</a>  <i>Note: Obtained from Fasken's Shareholder Email Recipient List; Director resolutions part 3.</i>			Shareholder
<b>Gu Ming Gu and Tieng Kim Ung</b> Email: <i>[Note: No email included in Fasken's Shareholder Email Recipient List.]</i>  <i>Note: Obtained from Fasken's Shareholder Email Recipient List; Director resolutions part 3.</i>			Shareholder

Counsel/Party	Telephone	Fax	Status
<b>Fang Yang</b> Email: <a href="mailto:kelsey-yang@hotmail.com">kelsey-yang@hotmail.com</a>  <i>Note: Obtained from Fasken's Shareholder Email Recipient List; Director resolutions part 3.</i>			Shareholder
<b>Christine Yin Hui</b> Email: <a href="mailto:christinehui@live.com">christinehui@live.com</a>  <i>Note: Obtained from Fasken's Shareholder Email Recipient List; Director resolutions part 3.</i>			Shareholder
<b>Huiyang Xu</b> Email: <a href="mailto:beckychanis@gmail.com">beckychanis@gmail.com</a>  <i>Note: Obtained from Fasken's Shareholder Email Recipient List; Director resolutions part 3.</i>			Shareholder
<b>Celina Cai Xing Luo</b> Email: <a href="mailto:stage2491@gmail.com">stage2491@gmail.com</a>  <i>Note: Obtained from Fasken's Shareholder Email Recipient List; Director resolutions part 3.</i>			Shareholder
<b>Cantech Oilfield Equipment Ltd.</b> Email: <a href="mailto:georgehu@cantechengineering.com">georgehu@cantechengineering.com</a>  <i>Note: Obtained from Fasken's Shareholder Email Recipient List; Director resolutions part 3.</i>			Shareholder
<b>Cantech Engineering &amp; Consulting Ltd.</b> 5160 Skyline Way NE Calgary, AB T2E 6V1  Attn: George Hu Email: <a href="mailto:georgehu@cantechengineering.com">georgehu@cantechengineering.com</a>	403-456-4594 (office) 403-669-9390 (cell)		Shareholder (provider of Receiver's borrowings)
<b>2027498 Alberta Ltd.</b> 8203 Summerside Grande Blvd SW Edmonton, AB T6X 0J2  Email: <a href="mailto:ndrpawan@hotmail.com">ndrpawan@hotmail.com</a>  <i>Note: Name and email address obtained from Fasken's Shareholder Email Recipient List, and mailing address obtained from Exhibit L to the Affidavit of George Hu, filed April 29, 2021; Director resolutions part 3.</i>			Shareholder
<b>Harileela Investments Ltd.</b> Email: <a href="mailto:vykss@hotmail.com">vykss@hotmail.com</a>  <i>Note: Obtained from Fasken's Shareholder Email Recipient List; Director resolutions part 1; Director resolutions part 3.</i>			Shareholder

Counsel/Party	Telephone	Fax	Status
<b>Royal Greenland Community Ltd.</b> Email: <a href="mailto:maggichon@royalpacific.com">maggichon@royalpacific.com</a>  <i>Note: Obtained from Exhibit L to the Affidavit of George Hu, filed April 29, 2021; Director resolutions part 3.</i>			Shareholder
<b>Canada Revenue Agency – Regional Intake Centre            Pacific Insolvency Intake Centre</b> Surrey National Verification and Collection Centre Canada Revenue Agency 9755 King George Boulevard Surrey, BC V3T 5E1 <b>[Note: Documents to be faxed]</b>	1-866-891-7403	1-866-219-0311	
<b>Parties with interest(s) registered against Plan 1821856, Block 1, Lot 3 and/or Lot 4<sup>2</sup></b> <i>*See also parties noted above.</i>			
<b>AltaLink Management Ltd.</b> 2611 – 3 Ave SE Calgary, AB T2A 7W7			<ul style="list-style-type: none"> <li>• Utility Right of Way – LTO Inst. No. <a href="#">3300ED</a> (Lot 3)</li> <li>• Utility Right of Way – LTO Inst. No. <a href="#">752174711</a> (Lot 3)</li> <li>• Caveat re: Amending Agreement – LTO Inst. No. <a href="#">892119736</a> (Lots 3&amp;4)</li> </ul>
<b>Capital Region Sewage Commission</b>  <b>Alberta Capital Region Wastewater Commission</b> 23262 Township Road 540 Fort Saskatchewan, AB T8L 4A2  Attn: Jerry Yang, Engineering Manager Email: <a href="mailto:jyang@acrwc.ab.ca">jyang@acrwc.ab.ca</a>  <i>Note: On November 18, 2021, Torys spoke to Paul at Alberta Capital Region Wastewater Commission to inquire about their connection to Capital Region Sewage Commission. He confirmed that Capital Region Sewage Commission was the original name of the company in the 80's, but it changed its name in the early 2000's to Alberta Capital Region Wastewater Commission.</i>	780-467-8655		<ul style="list-style-type: none"> <li>• Utility Right of Way – LTO Inst. No. <a href="#">842114570</a> (Lot 3)</li> </ul>
<b>Lawson Lundell LLP</b> Suite 1100, 225 – 6 Avenue SW Brookfield Place Calgary, AB T2P 1N2  Attn: Jason Paton / Alexis Teasdale Email: <a href="mailto:ipaton@lawsonlundell.com">ipaton@lawsonlundell.com</a> <a href="mailto:ateasdale@lawsonlundell.com">ateasdale@lawsonlundell.com</a>	403-218-7543 (Jason) 403-218-7564 (Alexis)	403-269-9494	Counsel for Plains Midstream Canada ULC  <ul style="list-style-type: none"> <li>• Caveat re: Right of Way Agreement – LTO Inst. No. <a href="#">942026829</a> (Lots 3&amp;4)</li> </ul>

<sup>2</sup> Note: the addresses noted hereunder were obtained from the applicable Certificate(s) of Title.



Counsel/Party	Telephone	Fax	Status
<b>Leduc County<sup>3</sup></b> Suite 101, 1101 – 5 Street Nisku, AB T9E 2X3  Attn: Natasha Wice, Director of Finance	780-955-3555		<ul style="list-style-type: none"> <li>• Caveat re: Deferred Reserve – LTO Inst. No. <a href="#">182154462</a> (Lot 3)</li> <li>• Caveat re: Order Pursuant to Municipal Government Act – LTO Inst. No. 222 056 691 (Lot 3)</li> </ul>
<b>1858811 Alberta Ltd.</b> #20, 3908 – 97 Street Edmonton, AB T6E 6N2			<ul style="list-style-type: none"> <li>• Easement – Inst. Nos. 182154465 and 182154466 (Lot 3)</li> </ul>
<b>SB LLP</b> Suite 209, 2920 Calgary Trail NW Edmonton, AB T6J 2G8  Attn: Harman S. Kandola / Guntash Gill Email: <a href="mailto:hkandola@sb-llp.com">hkandola@sb-llp.com</a> <a href="mailto:ggill@sb-llp.com">ggill@sb-llp.com</a>	780-395-7172 (Harman) 825-600-5137 (Guntash)	780-438-5296	Counsel for Amrik Land Developments Corp. (assumed the lien of Scheffer Andrew Ltd. <sup>4</sup> ) <ul style="list-style-type: none"> <li>• Builder's Lien – LTO Inst. No. <a href="#">202083011</a> (Lots 3&amp;4) (\$197,605)</li> <li>• Certificate of Lis Pendens – LTO Inst. No. <a href="#">202209263</a> (Lots 3&amp;4)</li> </ul>
<b>Battle River Cooperative Rea Ltd.</b> Box 1420 Camrose, AB T4V 1X3			<ul style="list-style-type: none"> <li>• Caveat re: Utility Right of Way – LTO Inst. No. <a href="#">202136178</a> (Lot 3)</li> </ul>
<b>Saima Amir Ali &amp; Rahim Khan Ali</b> c/o Sockett Law 5118 – 50 Avenue Wetaskiwin, AB T9A 0S6  Attn: Kenneth R. Sockett, Q.C. Email: <a href="mailto:sockett@sockettlaw.com">sockett@sockettlaw.com</a> <a href="mailto:info@sockettlaw.com">info@sockettlaw.com</a>	780-352-6691	780-352-6697	<ul style="list-style-type: none"> <li>• Caveat re: Purchasers Interest – LTO Inst. No. <a href="#">212081204</a> (Lot 3)</li> </ul>
<b>Javier Molina &amp; Karen Molina</b> c/o Engelking Law 4311 Savaryn Drive SW Edmonton, AB T6X 2E8  Attn: Murray L. Engelking Email: <a href="mailto:mengelking@englaw.ca">mengelking@englaw.ca</a>	780-434-7787	780-434-7424	<ul style="list-style-type: none"> <li>• Certificate of Lis Pendens – LTO Inst. No. <a href="#">212128249</a> (Lots 3&amp;4)</li> <li>• Certificate of Lis Pendens – LTO Inst. No. <a href="#">212128250</a> re: interest in Mortgage – LTO Inst. No. <a href="#">202157563</a> (Lots 3&amp;4)</li> </ul>
<b>1849241 Alberta Ltd.</b> 6, 604 Mcallister Loop SW Edmonton, Alberta T6W 1K8			<ul style="list-style-type: none"> <li>• Caveat re: Agreement Charging Land – LTO Inst. No. 222 041 076</li> <li>• Claim interest as lender in the sum of \$200,000</li> </ul>

<sup>3</sup> Note: Service via mail requested.

<sup>4</sup> Notice of lien holder change received via letter dated January 31, 2022.