

CONDITIONS OF SALE.

1. Parcels Nos. 1, 2, 3, 4 and 5 will be put up for bidding per foot frontage on King Street. Parcel No. 6 will be put for bidding *en bloc*. Parcels Nos. 7, 8, 9 and 10 will be put up for bidding per foot frontage on Yonge Street.

2. No person shall at bidding advance less than \$50, and no bidding shall be retracted. The highest bidder shall be the purchaser. If any dispute arise respecting the last or highest bidding for any property, the property shall be put up again at a former bidding. The property will be sold subject to a reserve bid.

3. Each purchaser at the time of sale shall sign the subjoined agreement for the completion of the purchase, and will be required to pay his purchase money in the following manner, viz.:

A deposit equal to ten per cent. of the purchase money to be paid to the vendors or their solicitors at the time of sale, the residue of the purchase money to be paid to the said vendors, with interest from 1st October, 1887, within thirty days thereafter; and upon payment of such residue, the purchaser shall be entitled to his conveyance and to be let into possession (where no tenancy exists), and into the receipt of the rents and profits (where a tenancy exists).

4. The purchaser shall be entitled to the rents and profits from 1st October, 1887, and taxes and other rates shall also be apportioned from the said 1st October, 1887.

5. Each purchaser is to search the title at his own expense. The conveyance shall be prepared by the vendors' solicitors at the expense of the purchaser.

6. The vendors are not to be required to deliver any abstract of title other than a printed copy of the abstract as set out in the book hereto annexed, and the purchaser hereby acknowledges the receipt of a copy of such abstract, and the vendors will only produce such title deeds, abstracts or muniments of title, or copies of them, as are in their possession. The purchaser can have copies of the said deeds and copies as produced, and also of the memorandum abstract in the possession of the vendors' solicitors, if the purchaser requires such copies, at his own expense.

7. Objections to the title, if any, must be in writing, and must be served on the vendors' solicitors within ten days after sale, otherwise the purchaser will be deemed to have accepted the title. Should any objections be made to the title which the vendors are unable or unwilling to remove, the sale will be cancelled, and the money paid by the purchaser will be refunded, without interest, and the purchaser will have no claim for damages or costs.

8. If the purchaser shall fail to comply with the conditions aforesaid, or any of them, the deposit, or any payment made on such purchase, shall be forfeited to the vendors, and the premises may be resold, and the deficiency, if any, by such resale, together with the charges attending the same, or occasioned by the defaulter, are to be made good by the defaulter.