

This licence made in duplicate this 12th day of July, 20 19.

BETWEEN:

HER MAJESTY THE QUEEN, in right of the Province of Nova Scotia, as represented by the Administrator, Nova Scotia Department of Fisheries and Aquaculture, as appointed under section 54A of the Fisheries and Coastal Resources Act, SNS 1996, c. 25,

hereinafter referred to as "**THE ADMINISTRATOR**"

OF THE ONE PART

- and -

Acadian Seaplants Limited
30 Brown Ave
Dartmouth, NS
B3B 1X8

hereinafter referred to as "**THE LICENCEE**"

OF THE OTHER PART

WHEREAS the Administrator, under the provisions of the Fisheries and Coastal Resources Act, S.N.S. 1996, Chapter 25 (the "Act") and the Aquaculture Licence and Lease Regulations (the "Regulations"), is authorized to renew aquaculture licences and aquaculture leases;

AND WHEREAS pursuant to the Act the Licencee was issued Aquaculture Licence No. 0175 on May 1st, 2014 for a term of five years from July 9th, 2014 to July 9th, 2019;

AND WHEREAS the Licencee wishes to renew aquaculture Licence No. 0175;

NOW THEREFORE in consideration of the mutual covenants herein contained, the parties hereto agree as follows:

1. The Administrator hereby grants to the Licencee a licence for the culture of European oyster (*Ostrea edulis*), Irish moss (*Chondrus crispus*), and Dulse (*Palmaria palmata*) at a landbased facility located in Charlesville, Shelburne County, more particularly described in Schedule "A" attached to and forming part of this Agreement (the "site").
2. The term of this licence shall be for ten years commencing on the July 9th, 2019 to July 9th, 2029 with the right of renewal, in accordance with the terms of the Act and the Regulations.
3. The Licencee shall pay to the Minister of Finance and Treasury Board an annual fee as set out in the Regulations. The annual payment must be received by the anniversary date of the licence. Late payments are subject to a fee as set out in the Regulations.
4. The undertakings set out in Schedule "B" to this licence (the "undertakings"), form part of this Agreement, and the Licencee hereby agrees to comply with any conditions or limitations contained in the undertakings unless compliance for licensing purposes is expressly waived by the Administrator. The Licencee is responsible for confirming any undertakings and ensuring compliance with them.
5. The Licencee agrees to comply with any permits, protocols, approvals, licenses or permissions (the "licensing requirements") which may be required under the laws of the relevant municipality, the Province or Canada. The Licencee is responsible for confirming any licensing requirements and ensuring compliance with them.
6. This licence must not be assigned except with the written approval of the Administrator. If

the Licencee is a corporation, any change in the right to control the corporation shall be deemed to be an assignment. No assignment shall be binding on the Administrator until approved by him in accordance with the Regulations.

7. In the event that the Licencee shall cease conducting an aquaculture business in the normal course, become insolvent, make a general assignment for the benefit of creditors, suffer or permit the appointment of a receiver of its business assets, or avail itself of any proceeding in bankruptcy under any statute relating to insolvency or the protection of rights of creditors, the Administrator may revoke this licence and this Agreement shall be of no further force and effect subject only to the right of Her Majesty the Queen in right of the Province of Nova Scotia ("Her Majesty") to claim for damages.
8. The Licencee must adhere to the Farm Management Plan, as it is in effect for this licence from time to time, and any failure to adhere to the Farm Management Plan is a breach of this licence.
9. The Licencee shall submit to the Minister of the Nova Scotia Department of Fisheries and Aquaculture (the "Minister") an annual report stating such information as the Minister requires concerning the Licencee's use and the productivity of the site.
10. The Licencee is hereby prohibited from using the site in any way that would interfere with other licenced aquaculture operations.
11. If the Administrator, in his or her sole discretion, is of the opinion that the aquaculture activities authorized by this licence are detrimental to or interfere with other licenced facilities, the Administrator may revoke this licence without compensation.
12. Following the completion of a performance review, in accordance with the Regulations, of the aquacultural operation subject to this licence, the Administrator may vary any terms or conditions of this licence in order to address any concerns raised in the performance review.
13. The Administrator may revoke this licence without advance notice or compensation if the Licencee is found by a court of competent jurisdiction to be in violation of any law of the Province or Canada relating to fishery activities.
14. If the Licencee fails to perform any of its obligations under this licence, the Minister may have the obligations performed, with the amount of any costs incurred to be a debt due to Her Majesty, for which Her Majesty shall have a first priority charge on the aquacultural produce within the site.
15. If the Licencee is in breach of any term of this licence and such breach is not corrected within the time period set out in the notice from the Administrator, the Administrator may revoke this licence without further notice or compensation.
16. Should it become necessary for Her Majesty to expropriate the Licencee's rights under this licence, it is hereby agreed that the value of the licence for purposes of expropriation compensation shall not exceed the depreciated value of improvements made by the Licencee that cannot be removed from the site. No compensation may be claimed for the cancellation of this licence where compensation is paid or payable in relation to the expropriation of a licence for the same site.
17. Any notices required to be given under this licence may be sent by regular mail to the parties at their addresses set out in the heading of this Agreement, and notice will be deemed to have been received by the intended recipient thereof five business days from the date on which the notice is post-marked. The parties, by agreement, may effect notice by any other means. The Licencee must notify the Administrator of any change of address within thirty (30) days.
18. Nothing in this Agreement shall be taken as a warranty by the Administrator that the site may be used now or in the future by the Licencee for aquaculture purposes. The Administrator assumes no responsibility whatsoever for any private property rights or for the actions of other levels of government which may interfere with the use of the site for

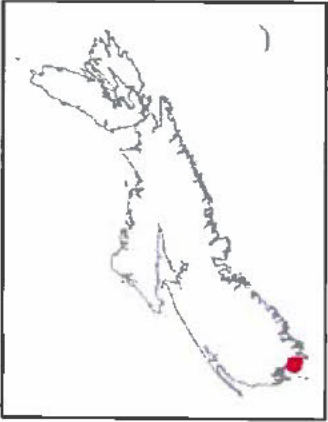
SCHEDULE A
GPS COORDINATE INFORMATION SHEET

| | | | |
|---------------------|------------------------|---------------|------------|
| Application #: | 0175 | | |
| Applicant: | Acadian Seaplants Ltd. | | |
| Location: | Charlesville | County: | Shelburne |
| Hydrographic Chart: | 4210 | Orthophoto #: | |
| Dimensions of site: | | Size: | Land based |

Approximate Coordinates of Application:

| | |
|------------------------------|-----------------------|
| Datum used: | NAD 83 |
| Centre coordinates (approx.) | Lat. 43° 34' 28.01" |
| | Long. -65° 46' 50.81" |

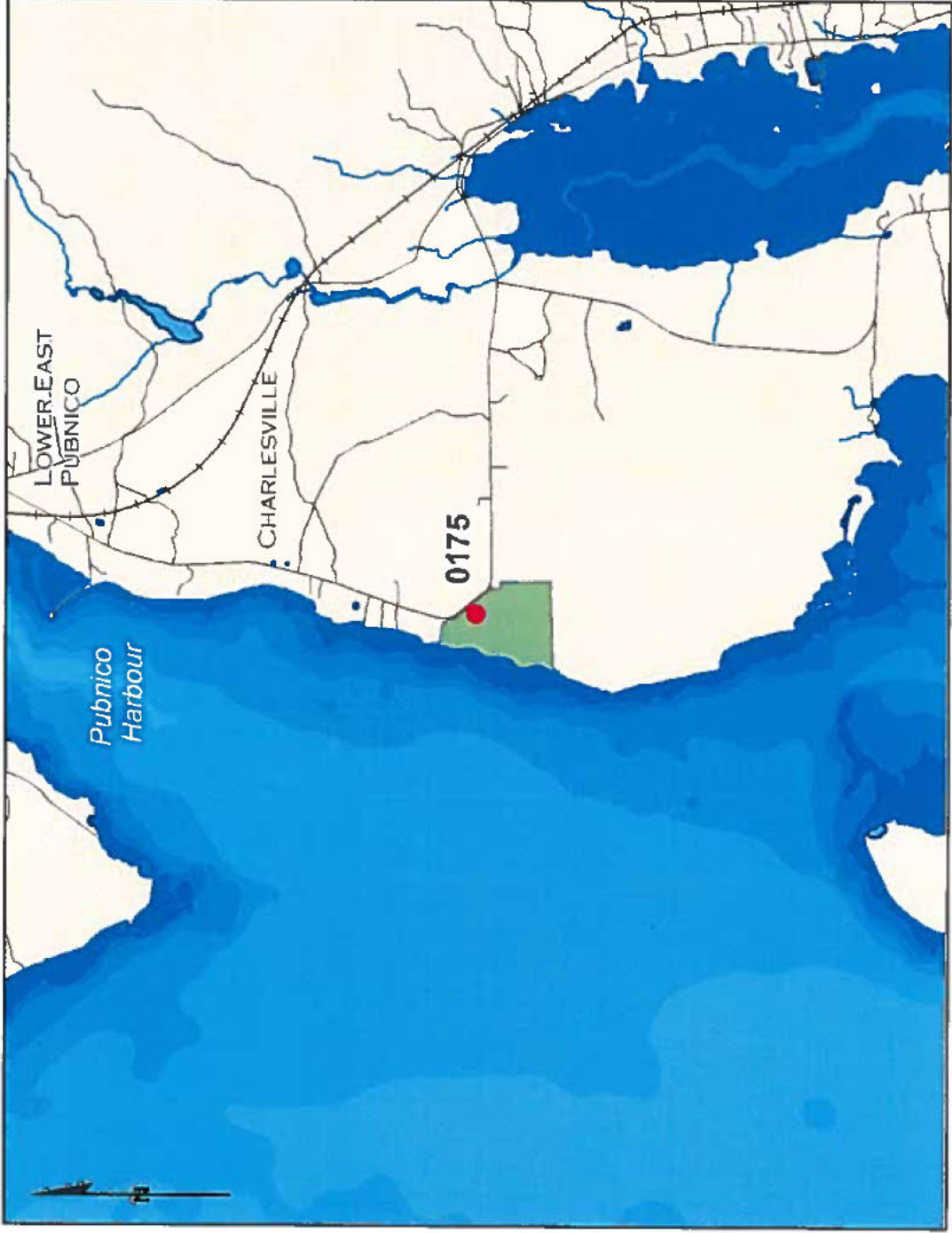
NOTE: COORDINATES ARE NOT TAKEN FROM A LEGAL SURVEY



Aquaculture Site:
0175

Center
Lat 43° 34' 28.01" Long -85° 46' 50.81"

Datum NAD 83
the above coordinates
are not from a legal survey



| Application Information | | Chart No. | | Disclaimer | |
|-----------------------------------------------------------------------------------------------------|--|-----------|--|----------------------------------------------------------------------------------------------------------------------------------|--|
| Proponent: Acadian Seaplants Limited Site Location: Charlesville Dimensions: N/A Area: N/A | | N/A | | This map should not be used for navigation or legal purposes. It is intended for general reference use only. MK-0175-MAR-2019 | |

● Landbased
 License Holder Property
 Road
 Lake

| | | | | | |
|-------------------------------------------------------------|--|--|------------|----------|---------|
| SHELburne COUNTY REGISTRY OF DEEDS | | | 1876 | 254 | 710-719 |
| I certify that this document as registered as shown here | | | Document # | Book | Pages |
| Donna Uedrick Registrar | | | 09 30 1999 | 10:04 AM | |
| | | | MM DD 'YYY | Time | |

THIS WARRANTY DEED made the 15th day of September, 1999.

BETWEEN: **1870**

FMC OF CANADA LIMITED FMC CANADA LIMITÉE, a body corporate,
Hereinafter called the "**GRANTOR**"

OF THE FIRST PART

- and -

ACADIAN SEAPLANTS LIMITED, a body corporate,
Hereinafter called the "**GRANTEE**"

OF THE SECOND PART

WHEREAS:

1. The properties described in Schedule "A" attached hereto were conveyed to Marine Colloids Limited by the following Deeds:
 - a. Warranty Deed from Thomas Marshall McComiskey and Joyce McComiskey dated November 3, 1976, and recorded at the Registry of Deeds at Barrington, NS, in Book 12 at Page 260;
 - b. Warranty Deed from Ephraim V. Malone, Vanessa P. Malone and Scott R. Malone dated October 25, 1976, and recorded at the Registry of Deeds at Barrington, NS, in Book 12 at Page 235;
 - c. Warranty Deed from Charles Hines and Ada Hines dated January 4, 1977, and recorded at the Registry of Deeds at Barrington, NS, in Book 12 at Page 568;
 - d. Warranty Deed from Charles Hines and Ada Hines dated August 25, 1987, and recorded at the Registry of Deeds at Barrington, NS, in Book 49 at Page 702;
 - e. Deed from Her Majesty the Queen in right of the Province of Nova Scotia, represented in this behalf by the Minister of Highways dated August 12, 1977, and recorded at the Registry of Deeds at Barrington, NS, in Book 13 at Page 368;

2. Marine Colloids Limited was continued from Nova Scotia to Ontario effective June 21, 1994;

3. Marine Colloids Limited amalgamated with FMC of Canada Limited under the *Business Corporations Act* (Ontario) under the name FMC of Canada Limited FMC Canada Limitée on January 1, 1995.

WITNESSETH that in consideration of One Dollar (\$1.00) and other good and valuable consideration;

THE GRANTOR hereby conveys to the GRANTEE the lands described in Schedule "A" to this Warranty Deed.

THE GRANTOR covenants with the GRANTEE that the GRANTEE shall have quiet enjoyment of the lands, that the GRANTOR has good title in fee simple to the lands and the right to convey them as hereby conveyed, that the lands are free from encumbrances, and that the GRANTOR will procure such further assurances as may be reasonably required.

In this WARRANTY DEED the singular includes the plural and the masculine includes the feminine, with the intent that this WARRANTY DEED shall be read with all appropriate changes of number and gender.

IN WITNESS WHEREOF the Grantor has duly executed These Presents the day and year first above written.

SIGNED, SEALED & DELIVERED IN THE PRESENCE OF

FMC OF CANADA LIMITED FMC CANADA LIMITÉE

Seal
Lillian I. Schultz, Notary Public
Philadelphia, Philadelphia County
My Commission Expires Mar. 17, 2003
Member, Pennsylvania Association of Notaries

Per: [Redacted Signature] Peter A. Isley Vice President

STATE OF PENNSYLVANIA
COUNTY OF

I CERTIFY on this 13 day of September, 1999, FMC OF CANADA LIMITED/FMC CANADA LIMITÉE, one of the parties mentioned in the foregoing and annexed Warranty Deed, caused the same to be executed in its name and on its behalf and its corporate seal to be hereunto affixed by its duly authorized officer in that behalf in my presence and I have signed as a witness to such execution.

[Redacted Signature] A Notary Public in and for the State of Pennsylvania


Notarial Seal
Lillian I. Schultz, Notary Public
Philadelphia, Philadelphia County
My Commission Expires Mar. 17, 2003
Member, Pennsylvania Association of Notaries

STATE OF PENNSYLVANIA
DISTRICT OF

I, JETER A. ISLEY, make oath and say as follows:

1. THAT I am the Vice President of FMC OF CANADA LIMITED FMC CANADA LIMITÉE (the "Company"), the Grantor in the foregoing Warranty Deed, and have personal knowledge of the matters herein deposed to.
2. THAT FMC OF CANADA LIMITED FMC CANADA LIMITÉE is a resident of Canada within the meaning of the *Income Tax Act* (Canada).
3. THAT when the signing officer of FMC OF CANADA LIMITED FMC CANADA LIMITÉE executed the attached instrument, the ownership of a share or an interest in a share of the Company did not entitle the owner thereof to the occupation of the dwelling owned by the Company pursuant to the Matrimonial Property Act.
4. THAT the property described in Schedule "A" attached is not and has not been occupied by a person owning a share or an interest in a share of the said Company.

SWORN TO at Philadelphia in the State of Pennsylvania, this 13 day of September, 1999, before me:



 Notary Public in and for the State of Pennsylvania



 JETER A. ISLEY

Notarial Seal
 Lillian J. Schultz, Notary Public
 Philadelphia, Philadelphia County
 My Commission Expires Mar. 17, 2003
 Member, Pennsylvania Association of Notaries

ALL THAT CERTAIN lot, piece or parcel of land situate, lying and being on the Western side of Provincial Highway No. 3 at Charlesville, in the County of Shelburne and Province of Nova Scotia, and more particularly bounded and described as follows:

BEGINNING at an aluminum survey marker situate on the Western side of Provincial Highway No. 3 at the Northeastern corner bound of land of Ephraim Malone and others;

THENCE in a Northerly direction following Provincial Highway No. 3 three hundred and two (302') feet, more or less, to an Old Government Road, the said course having been subtended by traverse line bearing North nine degrees seventeen minutes zero zero seconds West ($N 9^{\circ} 17' 00'' W$) a distance of two hundred and ninety-nine point seven eight (299.78') feet;

THENCE South thirty-five degrees twenty-two minutes twelve seconds West ($S 35^{\circ} 22' 12'' W$) following the Old Government Road so called, one hundred and seventy-three point two nine (173.29') feet to an aluminum survey marker and lands of Ephraim Malone and others;

THENCE South seventy-four degrees ten minutes twelve seconds East ($S 74^{\circ} 10' 12'' E$) following lands of Ephraim Malone and others two hundred and thirty-seven point two one (237.21') feet to the first mentioned aluminum survey marker and the place of beginning.

CONTAINING an area of point seven zero (.70) acres.

ALSO ALL THAT CERTAIN lot, piece or parcel of land and premises situate, lying and being on the Western side of Provincial Highway No. 3 at Charlesville, in the County of Shelburne and Province of Nova Scotia, and more particularly bounded and described as follows:

BEGINNING at an aluminum survey marker situate on the Western side of Provincial Highway No. 3 at the Southeastern corner bound of lands of Ephraim Malone;

THENCE North fifty-seven degrees forty-four minutes zero zero seconds West ($N 57^{\circ} 44' 00'' W$) eighty-three point four zero (83.40') feet to an aluminum survey marker;

THENCE North thirty-four degrees fourteen minutes twenty-four seconds East ($N 34^{\circ} 14' 24'' E$) twenty-four point five zero (24.50') feet to a further aluminum survey marker and other lands of Ephraim Malone and Marshall McComiskey;

THENCE North sixty-four degrees thirty-one minutes six seconds West ($N 64^{\circ} 31' 6'' W$) following further lands of Marshall McComiskey and Ephraim Malone three hundred and ninety-three point eight one (393.81') feet to an aluminum survey marker on the shore of Pubnico Harbour;

THENCE in a Southwesterly direction following the shore of Pubnico Harbour four hundred and eighty-two (482') feet, more or less, to lands of Ephraim Malone and others, the said last course having been subtended by a traverse line bearing South twenty-four degrees eighteen minutes fifty-four seconds West ($S 24^{\circ} 18' 54'' W$) a distance of four hundred and sixty-eight point five one (468.51') feet;

THENCE in an Easterly direction from the shore of Pubnico Harbour thirty-three (33') feet, more or less, to a further aluminum survey marker;

THENCE South seventy-four degrees ten minutes twelve seconds East (S 74° 10' 12" E) following a fence and lands of Ephraim Malone three hundred and eighty-nine point four zero (389.40') feet to a further aluminum survey marker and an Old Government Road, so called;

THENCE North thirty-five degrees twenty-two minutes twelve seconds East (N 35° 22' 12" E) following the Old Government Road one hundred and eighty-five (185') feet to an aluminum survey marker on the Western side of Provincial Highway No. 3;

THENCE North fifteen degrees forty-eight minutes thirty-six seconds East (N 15° 48' 36" E) following Provincial Highway No. 3 twenty-nine point three four (29.34') feet to an aluminum survey marker and the place of beginning.

BEING a portion of lots conveyed by two deeds, Deed No. 1 being deed transferred from Charles Evans McComiskey and wife to Marshall McComiskey dated May 2, 1952 and recorded at the Registry of Deeds Office, Barrington, Nova Scotia, on June 14, 1955 in Book V, Page 94. Deed No. 2 being deed transferred from Charles McComiskey and wife to Thomas Marshall McComiskey dated July 22, 1959 and recorded at the Registry of Deeds Office, Barrington, Nova Scotia on December 16, 1959 in Book W, Page 117

THE SAID GRANTORS HEREIN hereby release any claims whatsoever they might have or any prescriptive rights which they might have over the Old Government Road which runs through the property above described over land of Ephraim Malone and alongs lands of Charles Hines.

SCHEDULE "A"

ALL THAT CERTAIN lot, piece or parcel of land situate, lying and being on the Western side of Provincial Highway No. 3 at Charlesville, in the County of Shelburne and Province of Nova Scotia, and more particularly bounded and described as follows:

BEGINNING at an aluminum survey marker situate on the Western side of the Provincial Highway No. 3 at the Southeastern corner bounds of land of Marshal McComiskey;

THENCE in a Southerly direction following Provincial Highway No. 3 seven hundred and sixty (760') feet, more or less, to an aluminum survey marker and an old Government road which separates the property of Charles Hines from the property herein described, the said last course having been subtended by a traverse line bearing South eighteen degrees forty-three minutes fifty-four seconds East (S 18° 43' 54" E) a distance of seven hundred fifty-eight point nine seven (758.97') feet;

THENCE North sixty-eight degrees thirty-seven minutes thirty seconds West (N 68° 37' 30" W) following the old Government road and a fence eight hundred and sixty-four point zero one (864.01') feet to an aluminum survey marker;

THENCE North thirty-five degrees twenty-two minutes twelve seconds East (N 35° 22' 12" E) following the old Government road five hundred and seventy-four point six three (574.63') feet to an aluminum survey marker on the Southern boundary of Marshal McComiskey land;

THENCE South seventy-four degrees ten minutes twelve seconds East (S 74° 10' 12" E) following Marshal McComiskey land and a fence two hundred and thirty-seven point two one (237.21') feet to an aluminum survey marker situate on the Western side of Provincial Highway No. 3 and the place of beginning;

THE ABOVE DESCRIBED lands are the same as shown on a Plan dated the 4th day of May, A. D., 1976 prepared by R. C. Dearman, N.S.L.S. and marked Block B.

ALL THAT CERTAIN lot, piece or parcel of land situate, lying and being to the Westward of Provincial Highway No. 3 at Charlesville, in the County of Shelburne and Province of Nova Scotia, and more particularly bounded and described as follows:

BEGINNING at an aluminum survey marker situate on the Southern boundary of land of Marshal McComiskey where said land is intersected by the old Government road, so called;

THENCE South thirty-five degrees twenty-two minutes twelve seconds West (S 35° 22' 12" W) following the old Government road, so called, five hundred and seventy-one point one four (571.14') feet to a found aluminum survey marker and lands of Charles Hines;

THENCE North sixty-nine degrees sixteen minutes six seconds West (N 69° 16' 06" W) following a fence and lands of Charles Hines four hundred and seventy-one point seven four (471.74') feet to a found aluminum survey marker situate on the shore of Pubnico Harbour;

THENCE in a Northeasterly direction following the shore of Pubnico Harbour five hundred and sixty (560') feet, more or less, to lands of Marshal McComiskey, the last course having been subtended by a traverse line described as follows: North fifty-three degrees seven minutes forty-two seconds East (N 53° 07' 42" E) one hundred and eighty-three point two six (183.26') feet;

THENCE North fifty-eight degrees fifty-four minutes forty-two seconds East (N 58° 54' 42" E) three hundred and fifty-seven point four five (357.45') feet;

THENCE North twenty-six degrees forty-three minutes twelve seconds West (N 26° 43' 12" W) one hundred and twenty-three point five six (123.56') feet to an aluminum survey marker situate thirty-three (33') feet more or less from the shore of Pubnico Harbour;

THENCE in an Easterly direction following lands of Marshal McComiskey thirty-three (33') feet to an aluminum survey marker:

THENCE South seventy-four degrees ten minutes twelve seconds East (S 74° 10' 12" E) following lands of Marshal McComiskey and a fence three hundred and eighty-nine point four zero (389.40') feet to the first mentioned bound and the place of beginning.

THE SAID LANDS ABOVE DESCRIBED in a Survey Plan prepared by R. C. Dearman, N.S.L.S., dated the 4th day of May, A. D., 1976 and shown as Block A.

THE TOTAL OF THE ABOVE TWO LOTS being twelve point two (12.2) acres, more or less.

TOGETHER WITH any interest or claim of the said Gruntors in the old Government road which is shown on the Plan of R. C. Dearman dated the 4th day of May, A. D., 1976.

BEING a portion of four different deeds: #1-Deed, Bertina Maud NICKERSON to Vanessa Malone, dated the 20th day of October, A. D., 1944 and recorded at the Registry of Deeds Office at Barrington, Nova Scotia on the 2nd day of November, A. D., 1953 in Book U, Page 566. #2-Deed, Ephraim Malone and wife to Scott Malone, dated the 12th day of August, A. D., 1969 and recorded at the Registry of Deeds Office at Barrington, Nova Scotia on the 23rd day of September, A. D., 1969 in Book Z, Page 622. #3-Deed, Henry Hubbard to Ephraim Malone, dated the 9th day of June, A. D., 1937 and recorded at the Registry of Deeds Office at Barrington, Nova Scotia in Book O, Page 581 on the 11th day of June, A. D., 1937. #4-Tax Deed dated the 13th day of June, A. D., 1969 and as yet unrecorded, from the Municipality of the District of Barrington to Ephraim Malone.

SCHEDULE "A"

All that certain piece and parcel of land at Charlesville in the County of Shelburne, Province of Nova Scotia, known as Lot 1A as shown on the Final Plan of Subdivision Showing Lots 1A and 2B, Lands of Marine Colloids Limited & Lands of Charles & Ada Hines at Charlesville, County of Shelburne, Province of Nova Scotia, dated the 20th day of February, 1981, prepared by D.S. Thorne, N.S.L.S., and approved by the Department of Municipal Affairs on the 3rd day of April, 1987, and being comprised of two parcels of land more particularly described as follows:

LOT 1:

ALL THAT CERTAIN lot, piece or parcel of land situate, lying and being at Charlesville, in the County of Shelburne and Province of Nova Scotia, and being more particularly bounded and described as follows:

BEGINNING at a point located one hundred fifty-nine point three (159.3') feet along a line running Westerly with a bearing of North sixty-eight degrees thirty minutes fifty-four seconds West ($N 68^{\circ} 30' 54'' W$) from a point at the intersection of the Southwesterly boundary of Provincial Highway No. 3 and the Southerly boundary of the lands owned by Marine Colloids Limited, formerly the Southerly boundary of a disused public road;

THENCE eight hundred twenty point two (820.2') feet in a Westerly direction along a line bearing North sixty-eight degrees thirty minutes fifty-four seconds West ($N 68^{\circ} 30' 54'' W$) to an aluminum survey marker;

THENCE in a Northerly direction thirty-three point one (33.1') feet along a line bearing North forty-one degrees fifty-seven minutes thirty seconds East ($N 41^{\circ} 57' 30'' E$) to an aluminum survey marker;

THENCE in a Westerly direction along a line bearing North sixty-nine degrees twelve minutes thirty-six seconds West ($N 69^{\circ} 12' 36'' W$) to the high water mark of Pubnico Harbour;

THENCE along the shore one thousand three hundred fifty (1,350') feet more or less to the Northerly boundary of the lands of Donald E. Hill, Royce Howes and D. Hartleap of Bath, Maine.

THENCE in an Easterly direction one thousand seven hundred fifty-four point seven (1,754.7') feet along a line bearing South sixty-nine degrees twenty-three minutes zero six seconds East ($S 69^{\circ} 23' 06'' E$);

THENCE in a Northerly direction one thousand one hundred twenty point eight (1,120.8') feet along a line bearing North twenty-one degrees twenty-nine minutes zero six seconds East ($N 21^{\circ} 29' 06'' E$);

THENCE in a Westerly direction one hundred forty-three point five (143.5') feet along a line bearing North sixty-eight degrees thirty minutes thirty-six seconds ($N 68^{\circ} 30' 36''$);

THENCE in a Northerly direction one hundred twenty-six (126') feet to the point of beginning.

BEING AND INTENDED TO BE the same lands conveyed by Charles Hines and Ada Hines to Marine Colloids Limited by Deed dated January 4, 1977, and recorded at the Registry of Deeds at Barrington, NS, in Book 12 at Page 568.

LOT 2:

ALL THAT CERTAIN lot, piece or parcel of land situate, lying and being at Charlesville, in the County of Shelburne, and Province of Nova Scotia, and being more particularly bounded and described as follows:

BEGINNING at a point located Ninety-Six point zero zero (96.00') feet along a line running Westerly with a bearing of South Eighty-Eight degrees Twelve Minutes Sixty-Four Seconds West ($S 88^{\circ} 12' 64'' W$) from a point at the intersection of the Southwestern boundary of Provincial Highway No. 3 and the Northern boundary of lands of Charles and Ada Hines;

THENCE South Two degrees zero one minutes zero four seconds East ($S 2^{\circ} 01' 04'' E$) a distance of One Hundred and Forty-Six point Seven Six (146.76') feet to a point;

THENCE South Eighty-Eight degrees Twelve Minutes Fifty-Four Seconds West ($S 88^{\circ} 12' 54'' W$) a distance of Sixteen point Three Two (16.32') feet to a point;

THENCE North Twenty-Five degrees Fifty-Four Minutes Forty-Four Seconds West ($N 25^{\circ} 54' 44'' W$) a distance of One Hundred and Fifteen point Nine Nine (115.99') feet to a point;

THENCE North Eighty-Eight degrees Twelve Minutes Fifty-Four Seconds East ($N 88^{\circ} 12' 54'' E$) a distance of Sixty-Three point Three zero (63.30') feet to a survey marker and place of beginning.

BEING AND INTENDED TO BE parcel "A" as shown on a plan of subdivision prepared February 20th, 1987 by David S. Thorne and approved by the Provincial Development Officer on April 3rd, 1987.

ALSO BEING AND INTENDED TO BE a portion of those lands conveyed to Charles and Ada Hines by Deed dated September 9th, 1947, and recorded September 10th, 1947 in Book S at page 69 at the Registry of Deeds Office in Barrington.

BEING AND INTENDED TO BE the same lands conveyed by Charles Hines and Ada Hines to Marine Colloids Limited by Deed dated August 25, 1977, and recorded at the Registry of Deeds at Barrington, NS, in Book 49 at Page 702.

SCHEDULE "A"

All that certain lot, piece or parcel of land situate, lying and being at Charlesville, County of Shelburne, Province of Nova Scotia, as shown on plans of surveys signed by R.C. Dearman, Nova Scotia Land Surveyor, dated May 4th and October 28th, 1976, and being more particularly bounded and described as follows:

Beginning at the point of intersection of the Westerly boundary of Trunk Highway #3 with the Northwesterly boundary of The Old Public Road and 33 ft. perpendicularly distant from the centre line thereof;

THENCE, in a southwesterly direction following the arc of a curve having a radius of 576.44 ft. along the boundary of the aforesaid Old Public Road, and parallel to the centre line thereof, a distance of 190 ft. more or less to a point;

THENCE, following a course of South 35° 22 min. 12 sec. East along the boundary of the aforesaid Old Road and parallel to the said centre line a distance of 810 ft., more or less, to meet the lands of Marine Colloids Limited, formerly of Charles Hines, said point lying on the Southwesterly boundary of the aforesaid Old Public Road and 33 ft. perpendicularly distant from the centre line thereof;

THENCE, following a course of South 68° 37 min. 30 sec. East along the boundary of the Old Public Road and parallel to the centre thereof, a distance of 1000 ft., more or less, or until it meets the Southwesterly boundary of Trunk Highway #3 and 33 ft. perpendicularly distant from the centre line thereof;

THENCE, in a Northwesterly direction following the boundary of aforesaid Trunk Highway #3 and parallel to the centre line thereof, to meet the Northwesterly boundary of the aforesaid Old Public Highway and 33 ft. perpendicularly distant from the centre line thereof;

THENCE, following a course of North 68° 37' 30" West, following the boundary of the aforesaid Old Public Road and parallel to the centre line thereof, a distance of 814 ft., more or less, to a point.

THENCE, following a course of North 35° 22' 12" East along the boundary of the aforesaid old road and parallel to the centre line thereof, a distance of 726 ft., more or less, to a point.

THENCE, continuing in a Northeasterly direction following the arc of a curve having a radius of 510.44 ft. along the boundary of the aforesaid Old Public Road and parallel to the centre line thereof, a distance of 97 ft., more or less, or until it meets the Westerly boundary of aforesaid Trunk Highway #3 and 33 ft. perpendicularly distant to the centre line thereof;

THENCE, in a Northly direction following the boundary of the aforesaid highway and parallel to the centre line thereof, a distance of 102 ft., more or less to the point of beginning.

THE above described parcel of land is shown outlined in red on the above mentioned plan and contains 2.79 acres, more or less.

Schedule "B"

This Schedule sets out any undertakings required of the Licencee.

There are no undertakings required of the Licencee.