

**CONTINUING POWER OF ATTORNEY
FOR PROPERTY**

THIS CONTINUING POWER OF ATTORNEY FOR PROPERTY is given

By [REDACTED]
Of [REDACTED] Whitby, [REDACTED]

APPOINTMENT

1. I APPOINT MY d [REDACTED]

[REDACTED] ler St. Whitby, [REDACTED]

To be my attorney for property, and I authorize my attorney to do, on my behalf, any and all acts, which I could do if capable, except make a will, subject to any conditions and restrictions contained herein, My attorney shall have the authority to act as my litigation guardian, if one is required to commence, continue, defend or represent me in any court proceeding.

SUBSTITUTION

2. If the above appointed attorney refuses to act, or is unable to act by reason of death, Court removal, becoming incapacitated or resignation,

I SUBSITITUTE AND APPOINT

Nil

to act as my attorney for property, in the place of any attorney appointed in paragraph 1 hereof who refuses or is unable to act. The substituted attorney appointed shall, if able and willing to act, thereafter be my attorney, together with any attorney appointed in paragraph 1 hereof who is able and willing to act, and I authorize him/her or them thereafter to do, on my behalf, any and all acts which I could do, if capable, except make a will, subject to any conditions and restrictions contained herein.

CONTINUING POWER

3. This is a continuing power of attorney. It is my intention and I so authorize my attorney(s) that this authority shall be exercised during any incapacity on my part to manage my property, pursuant to sections 7 and 14 of the *Substitute Decisions Act*.

CONDITIONS AND RESTRICTIONS

4. This power of attorney is subject to the following conditions and restrictions:
THIS POWER OF ATTORNEY SHALL BE RESTRICTED TO AND SHALL ONLY BE USED BY MY SAID ATTORNEY FOR THE PURPOSES OF SIGNING ANY AND ALL DOCUMENTATION WITHIN FORTY-EIGHT MONTHS FROM NOW, BE REQUIRED WITH RESPECT TO LEASE, MORTGAGE, SALE, TRANSFER THE FOLLOWING RESIDENTIAL PROPERTY WHICH IS OWNED BY Zhihong Hu

ADDRESS [REDACTED] path Avenue, Tor [REDACTED]

EFFECTIVE DATE

5. This continuing power of attorney for property comes into effect as of the date of execution set out below.

REVOCATION

6. Any prior power of attorney given by except a power of attorney given to a bank or financial institution for the purpose of transacting my business with that bank or financial institution, is hereby revoked.

COMPENSATION

7. I authorize my attorney(s) and my attorney(s) has or have agreed to accept no compensation for any work done by him/her or them pursuant to this power of attorney.

EXECUTED AT Toronto (City), TH^{is} ^{1st} F July, 2025, in the presence of both witnesses, each present at the same time.

WITNESS:

WITNESS: V

ing Dr. North York
On, Canada. Post code
Address

WITNESS:

r. North York,
On, Canada. Post code:
Address

July 21, 2025

Barrister. Solicitor and

Grantor:

