



D.J. PENWARDEN APPRAISALS LTD.

APPRAISALS • REAL ESTATE • CONSULTING

Specializing in Investment, Commercial & Industrial

Phone (905) 892-4644 Fax (905) 892-0505 E-mail: jpenwarden@cogeco.ca
9 Crosshill Road Fonthill, Ontario L0S 1E2

President

JOHN PENWARDEN, B.A., AACI

QUALIFICATIONS OF MARK REWBURY

Company Name: D. J. Penwarden Appraisals Ltd.
9 Crosshill Road
Fonthill, Ontario
L0S 1E2

Business Phone: (905) 892-4644

Position: Associate Appraiser

Experience in Real Estate Sales, Appraisals and Consulting Profession since 1983

Academic Qualifications & Credentials:

Designated Appraiser (CRA) with the Appraisal Institute of Canada.

Certified Residential Appraiser, State of Florida #0003703

Certified Residential Appraiser, State of Georgia #320630

Certified Residential Appraiser, State of New York #45000048103

Certified Residential Appraiser, State of Pennsylvania #RL139563

FHA Approved Appraiser

Member of Worldwide ERC/ERC Appraisal Trained

Licensed Real Estate Salesperson, State of Florida SL-3013848

Member of Realtor Association of Fort Myers and the Beach

Real Estate Association Courses

Brock University, St. Catharines, Ont. Micro Macro Economics 1992

Section 101 Introduction to Real Estate Appraising 1987

Section 102 Principal of Economics 1991

Principal of Appraisal 1987

Appraisal Institute Course & Exam #410 Part A Standards of Professional Practice 2001

Brief History and Experience

I have been in the real estate industry since 1983 and have accumulated experience in many different area of the field as briefly listed below.

Types of Appraisal Assignments Completed

- Office Buildings
- Commercial Buildings
- Combined Commercial-Residential Buildings
- Combined Retail/Office Buildings
- Medical Office Buildings
- Dental Clinics/Doctor's Offices
- Taverns
- Partial Interest/Lessee's Interest & Lessor's Int
- Service Stations/Gasoline Stations
- Apartment Site Sales
- Apartment Buildings
- Industrial Malls
- Industrial Buildings & Plants
- Industrial Lands
- Industrial Subdivision
- Tender Fruit Lands
- Farm Land
- Restaurant (Realty/Going Concern)
- Vegetable Farms
- Matrimonial Negotiations
- Condominiums(residential & medical & industrial)
- Hotels (High Rise/Full Service)
- Residential Subdivisions
- Residential Dwellings
- Raw Residential Subdivision Lands
- Residential Subdivisions
- Duplexes
- Triplexes
- Multiple Unit Residential Dwellings
- Semi-Detached Dwellings
- Link Houses
- Townhouse Land Sites
- Highway and General Commercial Land
- Motels
- Tourist Commercial Land
- Recreational & Park Land
- Partial Taking Expropriations
- Greenbelt and Hazard Lands
- Cash Crop Farms
- Co-operative Multiple Residential Lands
- Land Locked Parcels
- Residential Lots
- Estates
- Escarpment Lands , Wet Lands, Flood Plains
- Wholesale/Retail Greenhouse Enterprises
- Open Space/Seaway Lands
- Cottages
- Variety Stores
- 5 % Park Dedication Valuation
- Right of Ways and Easements
- Motor Inns
- Churches
- Municipal Streets
- Unopened Road Allowances
- Mortgage Construction Appraisals
- Residential Lots
- Heritage Designated Properties
- Historical Properties
- Income Tax Appraisals
- Litigation Appraisals
- Mixed Use Farms
- Capital Gains Tax Appraisal
- V-Day Valuations

- Assessment Appeals & Studies
- Lease Arbitration Cases
- Insurance Replacement Cost Valuations
- Recreation Halls
- Non Profit Development Rental Studies
- Horse Hobby Farms
- Insurance "Cash Value" Estimations
- Residential GST Appraisals

Partial List of Appraisal Clients

- General Trust
- Meridian Credit Union
- Royal Bank of Canada
- Canadian Imperial Bank of Commerce
- Central Guaranty Trust
- Adelaide Capital Corporation
- Various Finance Companies
- Mortgage Brokerage Firms
- General & Life Insurance Companies
- Insurance Brokers
- Insurance Adjusters
- Royal Lepage Relocation
- PHH Home Equity Relocation
- Canada Trust Relocation
- Town of Pelham
- Town of Fort Erie
- Remax Relocation
- Bank of Montreal
- Canada Mortgage & Housing Corporation
- Toronto Dominion/Canada Trust
- Bank of Nova Scotia
- National Bank of Canada
- Business Development Bank of Canada (BDC)
- Royal Trust
- Canada Trust Relocation
- Premier Trust
- Regional Municipality of Niagara
- City of St. Catharines
- City of Niagara Falls
- City of Welland
- Montreal Trust
- Investors Syndicate
- Ministry of Government Services
- Bell Canada

General List of Clients

- Legal Firms
- Accountants
- Farmers
- Insurance Liability Fund of the Appraisal Institute
- Church Groups
- Development Groups/Companies
- Individuals
- Real Estate Companies
- Consulting Firms
- Receivers
- Life Insurance Companies
- Arbitration Cases
- Minority Interest Shareholders
- Shareholder Groups

Insurance Cost Estimation Services

- Replacement/Reproduction cost estimates utilizing various top rated cost data sources such as Marshall-Swift, Boeckh and Means as well as computer system analysis. (More than one method is utilized for each estimation as a check and balance system.)
- Prior to fire building "cash value" estimations for insurance adjuster's settlements

Partial List of Types of Insurance Estimations Conducted

• Single Family Houses	• Retail Plaza Facilities
• Multiple Residential Apartment Buildings	• Churches/ Hall
• Commercial/Residential Mixed Use Complexes	• Agricultural/Farm Buildings
• Industrial Plants and Warehouses	• Historical Buildings
• Residential Estate Dwellings	• Funeral Homes
• Golf Courses	• Taverns

Partial List of Canadian Legal Firm Clients

• Anderson & Anderson	• Johnson & Marotta
• Ballantino	• Kroeker
• Bench, Keogh	• Lancaster, Mix & Welsh
• Berkow Cohen	• Lovett & Cunningham
• Blackadder, Lacavera	• MacDonald, Tuck & Associates
• Blaney, McMurtry & Stappels & Friedman	• Martin, Sheppard & Fraser
• Borden & Elliot	• Mascarin
• Broderick & Partners	• McKay, Heath, Marshall
• Brooks, Bielby & Smith	• McBurney, Durdan, Henderson & Corbett
• Borden Ladner Gervais	• Mollison, McCormick, McIntyre, McGee
• Chaiton & Chaiton	• Pongray
• Coy, Barch	• Reid McNaughton
• Crossingham, Brady, Miller, Stewart & Morningstar	• Reilly, Railton & Lambie
• Daniel & Partners	• Repei & Richard
• Chown Cairns	• Riou & Firth
• Davies, Ebert & Wilson now Wilson Opatovsky	• Simon & Anthony
• Dedinsky	• Sharpe, Bersch & Gnys
• Fasken, Campbell, Godfey	• Shaw (Mary Ann)
• Flett, Beccario, Crouch, Quinn, D'Amico	• Sinclair, Crowe
• Freeman, Frayne & Hummell	• Slovak & Stockton
• Gordon, Adams, Grenier & Phelps	• Smith (Randolph)
• Houghton & Sloniowski	• Strathy, Archibald & Seagram
• Hoy	• Stieber Berlach Gibbs
• Humphries	• Sullivan, Mahoney
• Jaluvka & Sauer	• Talmage, Stratton & Difore
• Jones, Jamieson & Redekop	• Teal

Partial List of US Attorneys

• Damon & Morey	• McGee & Gelman
• Farner & Farner	• John H. Ring
• Jaeckle, Fleischmann & Mugel	•

Additional Information

Primary Area Services: The entire Region of Niagara plus the Regions of Hamilton-Wentworth and Haldimand Norfolk.

1. Types of Appraisals Provided: A full range of services including all types of residential evaluation, commercial, investment, industrial, and recreational (etc.) properties. Refer to the previous types of property appraised. In addition, I have conducted development consulting reports and real estate market studies