Ontario

MINISTRY OF PUBLIC AND BUSINESS SERVICE DELIVERY
Ministère des Services au public et aux entreprises

APOSTILLE
(Convention de La Haye du 5 Octobre 1961)

1. Country: / **Pays :** **Canada**

   This public document / **Le présent acte public**

2. has been signed by / **a été signé par**

3. acting in the capacity of / **agissant en qualité de** **Notary Public**

4. bears the seal / stamp of / **est revêtu du sceau / timbre de** **Notary Public**

Certified
Attesté

5. at / **à** **Toronto, Ontario**

6. the / **le** **2024-10-15**

7. by / **par** **Manager Official Documents Services**

8. N° / **sous n°** **ON-24-**

9. Seal / stamp / **Sceau / timbre :**

10. Signature / Signature :



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委托书

委托人： 出生，身份证号码： ，是受托人 女儿。
受托人： 出生，身份证号码： ，是委托 母亲。
委托原因事项：

委托人 欲购买坐落于河南省洛阳市 的房产，因无暇亲自办理贷款购房的相关事宜，特委托 全权办理以下事宜：

一、代为签订与此购房相关的合同或协议，如有需要，代为办理合同公证；
二、代为办理网签合同的身份核验手续及备案登记手续；
三、代为办理购房资格审核的相关事宜；
四、代为办理申请购房贷款的相关手续，签订借款合同相关文件，代为向中国人民银行查询个人征信记录，代为在银行开立还贷款账户等与贷款相关事宜；
五、代为支付房款，办理资金监管的相关手续；
六、代为办理不动产权利的转移登记手续；
七、代为申请并领取不动产权证书及密码凭证；
八、代为办理房屋交验收手续；
九、代为办理房屋内水、电、燃气、物业、维修基金的过户手续；
十、如有需要，代为办理房产税申报（征免认定手续）相关事宜，签署并领取相关文件；
十一、代为办理审税事宜，并支付相关税费和各项正当费用；
十二、代为回答相关登记机构的问讯；
十三、代为办理银行卡开卡、激活、设置密码、领取银行卡等相关事项；
十四、代为办理预告登记及抵押权预告登记相关手续；
十五、代为办理其它与上述委托事项相关的事宜。

委托期限从签署之日至上述事宜办结为止。受托人无转委托权。

委托人在此特别声明：受托人在办理上述委托事宜时在相关文件上的签字及缴纳的费用委托人均予以认可；基于该委托授权产生的法律后果和法律责任均由委托人承担。

委托人（签字）：

日期：2024.10.08

I was personally present
when the document was signed

JOSEPH JOHN FAUST
Barrister, Solicitor and Notary Public
Tel:
Add: rkham, ON, L3R 5Z9

Oct. 8, 2024

-Translation-

Power of Attorney

Principal: female, born on , ID number: , is the daughter of the trustee .

Trustee: , female, born on , ID number: is the mother of the principal .

Reasons for Entrustment:
The principal intends to purchase a real estate property located at Jianxi District, Luoyang City, Henan Province. Due to being too busy to handle the relevant matters of purchasing a property with a loan in person, she hereby entrusts to handle the following matters with full authority:

1. To sign contracts or agreements related to this property purchase, and if necessary, to handle the notarization of the contracts on behalf of the principal;
2. To handle the identity verification procedures and registration and filing procedures for the online contract signing on behalf of the principal;
3. To handle the relevant matters of the purchase qualification review on behalf of the principal;
4. To handle the relevant procedures for applying for a housing purchase loan, sign the relevant documents of the loan contract, inquire about personal credit records of the principal from the People's Bank of China, and open a loan repayment account in the bank and other matters related to the loan on behalf of the principal;
5. To pay the real estate property price and handle the relevant procedures of capital supervision on behalf of the principal;
6. To handle the transfer registration procedures of real estate rights on behalf of the principal;
7. To apply for and receive the real estate ownership certificate and password voucher on behalf of the principal;
8. To handle the property handover and acceptance procedures on behalf of the principal;
9. To handle the transfer procedures of water, electricity, gas, property management, and maintenance funds of the property on behalf of the principal;
10. If necessary, to handle the relevant matters of real estate tax declaration (tax exemption and determination procedures), sign and receive the relevant documents on behalf of the principal;
11. To handle the tax review matters and pay the relevant taxes and all legitimate fees on behalf of the principal;
12. To answer the inquiries of the relevant registration authorities on behalf of the principal;
13. To handle the relevant matters such as opening a bank card, activating it, setting a password, and collecting the bank card on behalf of the principal;
14. To handle the relevant procedures of pre-registration and mortgage pre-registration on behalf of the principal;
15. To handle other matters related to the above entrusted matters on behalf of the principal.

The term of entrustment starts from the date of signing until the above matters are completed. The trustee has no right to sub-entrust.

The principal hereby specifically declares that the principal approves of the signatures on the relevant documents and the fees paid by the trustee when handling the above entrusted matters; all legal consequences and legal liabilities arising from this authorization of entrustment shall be borne by the principal.

Principal (Signature): [Signature]
Date: October 8, 2024

Translated by:
Stephen (Siyang
Signature:
ATIO Certified T