

COURT FILE NUMBER

1103 18646

COURT

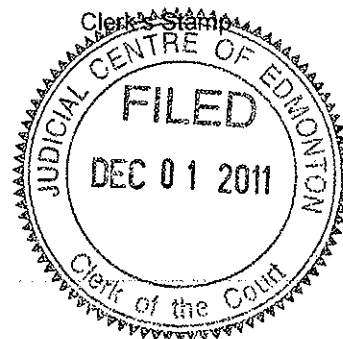
QUEEN'S BENCH OF ALBERTA

JUDICIAL CENTRE

EDMONTON

IN THE MATTER OF THE
COMPANIES' CREDITORS
ARRANGEMENT ACT, R.S.C.
1985, Chapter C-36, AS AMENDED

AND IN THE MATTER OF A PLAN
OF COMPROMISE OR
ARRANGMENT OF ARMAC
INVESTMENTS LTD. (AB), LAKE
EDEN PROJECTS INC. (AB),
1204583 ALBERTA INC. (AB),
1317517 ALBERTA INC. (AB),
WESTRIDGE PARK LODGE
DEVELOPMENT CORP (AB), and
WESTRIDGE PARK LODGE AND
GOLF RESORT LTD. (AB), HALF
MOON LAKE RESORT LTD. (AB),
NO. 50 CORPORATE VENTURES
LTD. (BC), FISHPATHS RESORTS
CORPORATION (BC), ARMAC
INVESTMENT LTD. (BC), OSTROM
ESTATES LTD. (BC), HAWKEYE
MARINE GROUP LTD. (BC),
JUBILEE MOUNTAIN HOLDINGS
LTD. (BC), GIANT MOUNTAIN
PROPERTIES LTD. (BC), and
CHERRY BLOSSOM PARK
DEVELOPMENT CORP (BC)



DOCUMENT

**AFFIDAVIT OF JOHN KENNETH
PURDY sworn on December 1, 2011**


ADDRESS FOR SERVICE
AND
CONTACT INFORMATION
OF
PARTY FILING THIS
DOCUMENT

Taylor Law Office
Suite 401, 10722 – 103 Avenue
Edmonton, Alberta
T5J 5G7
Attention: Conan J. Taylor
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I, JOHN KENNETH PURDY (also known as "Jack Purdy"), businessman, of the County of Strathcona, in the Province of Alberta, MAKE OATH AND SAY THAT:

1. I, either directly or through holding companies, legally and beneficially own and control 100 percent of the voting shares, and I am the sole director, of all the Applicants in these proceedings, and as such I have personal knowledge of the facts and matters hereinafter deposed to save and except where stated to be on information and belief and where so stated I verily believe the same to be true.
2. Attached as **Exhibit "A"** to this my Affidavit is a copy of Certificate of Title dated August 11, 2010 (the "Lake Eden CTO"), of the Lake Eden Projects Inc. lands (the "Lands"). This Lake Eden CTO is dated approximately one week prior to the tax sale of the Lands in question.
3. Attached hereto as **Exhibit "B"** is a copy of letter dated July 14, 2010, from the Count of Parkland, and attachment thereto, plus copies of newspaper advertisements dated July 30th and August 6th, 2010, in regard to the tax sale of the Lands scheduled for August 18th, 2010 (the "Tax Sale"). Of note, registered encumbrance holders as set out on the Lake Eden CTO are also indicated as being sent copies of this letter.
4. Attached hereto as **Exhibit "C"** is a copy of Certificate of Title in respect of the Lands dated September 23rd, 2010, following the tax sale.
5. With respect to Builder's Lien registered as Instrument #102248576 on the Lake Eden CTO, attached hereto as **Exhibit "D"** is a "Firm and Irrevocable Assignment of Interest" dated October 21, 2010, executed by "Mike Bilida".
6. Attached hereto as **Exhibit "E"** is a copy of Mortgage registered on the Lake Eden CTO as Instrument #052489889.
7. With respect to Certificate of Lis Pendens registered on the Lake Eden CTO as Instrument #092183281 (the "S&D Action"):
 - a. Attached hereto as **Exhibit "F"** is a copy of the Statement of Claim filed in the S&D Action;
 - b. Attached hereto as **Exhibit "G"** is a copy of the Order to Registrar L.A. Smart, Q.C. dated June 25th, 2009, in which, with respect to any of the Applicant companies in this matter, the action is stayed and a Statement of Defence is not required to be filed until ordered otherwise by the Court;
 - c. Attached hereto as **Exhibit "H"** is a copy of Statement of Claim filed by Plaintiffs, including Lake Eden Projects Inc. alleging slander of title in respect of the Certificate of Lis Pendens registered against the lands, and S&D International Group Inc.'s Statement of Defence thereto;
 - d. Attached hereto as **Exhibit "I"** is a copy of the Affidavit of Truth of Statements in Application for Bankruptcy Order, sworn by Mr. David C. Yee as CEO of S&D International Group Inc., which evidences no basis of an interest by S&D International Group Inc. in the Lands.
8. I know of no basis in fact or law that gives S&D International Group Inc. any interest in the Lands or right to file the above referenced Certificate of Lis Pendens.

- SWORN BEFORE ME at Edmonton, Alberta,
this 25th day of November, 2011.


John Kenneth Purdy

CONAN J. TAYLOR
Barrister and Solicitor