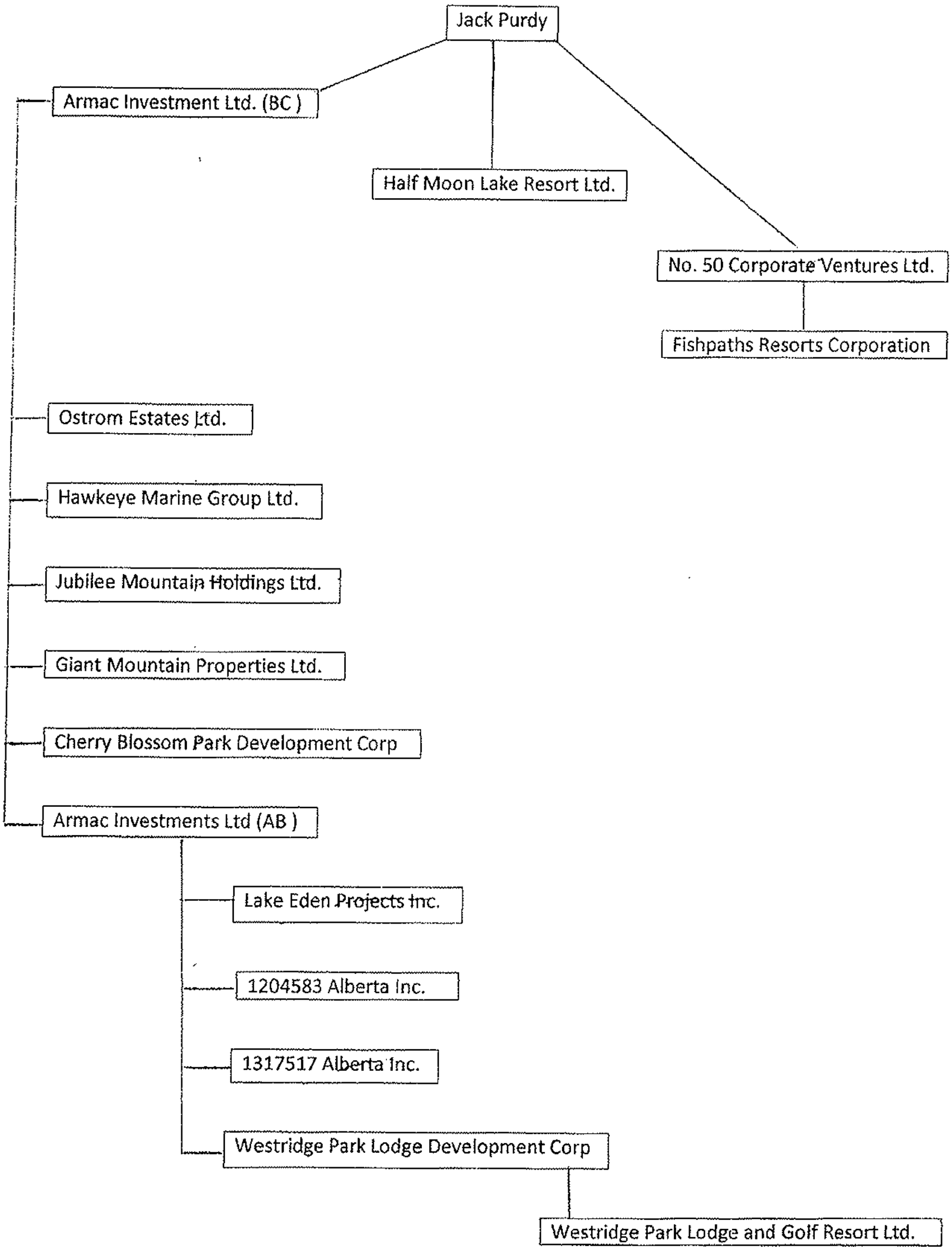
This is exhibit A referred to in the affidavit of JOHN KENNETH PURDY sworn before me on November 25, 2011.

A Commissioner of Oaths for the Province of Alberta

CONAN J. TAYLOR
Barrister and Solicitor
PRINT NAME AND EXPIRY/LAWYER


Jack Purdy
Armac Investment Ltd. (BC)
Half Moon Lake Resort Ltd.
No. 50 Corporate Ventures Ltd.
Fishpaths Resorts Corporation
Ostrom Estates Ltd.
Hawkeye Marine Group Ltd.
Jubilee Mountain Holdings Ltd.
Giant Mountain Properties Ltd.
Cherry Blossom Park Development Corp
Armac Investments Ltd (AB)
Lake Eden Projects Inc.
1204583 Alberta Inc.
1317517 Alberta Inc.
Westridge Park Lodge Development Corp
Westridge Park Lodge and Golf Resort Ltd.

This is exhibit B referred to in the affidavit of JOHN KENNETH PURDY sworn before me on November 25, 2011.

A Commissioner of Oaths for the Province of Alberta

CONAN J. TAYLOR
Barrister and Solicitor

PRINT NAME AND EXPIRY/LAWYER

RESIDENTIAL APPRAISAL REPORT

DEFINITIONS

DEFINITION OF MARKET VALUE: The most probable price which a property should bring in a competitive and open market as of the specified date under all conditions requisite to a fair sale, the buyer and seller each acting prudently and knowledgeably, and assuming the price is not affected by undue stimulus.

Implicit in this definition is the consummation of a sale as of a specified date and the passing of title from seller to buyer under conditions whereby: buyer and seller are typically motivated; both parties are well informed or well advised, and acting in what they consider their own best interests; a reasonable time is allowed for exposure in the open market; payment is made in terms of cash in Canadian dollars or in terms of financial arrangements comparable thereto; and the price represents the normal consideration for the property sold unaffected by special or creative financing or sales concessions granted by anyone associated with the sale.

(Source: Canadian Uniform Standards of Professional Appraisal Practice) *Note: If other than market value is being appraised, see additional comments*

DEFINITION OF HIGHEST AND BEST USE: The reasonably probable and legal use of the property, that is physically possible, appropriately supported, and financially feasible, and results in the highest value.

SCOPE

The scope of the appraisal encompasses the due diligence undertaken by the appraiser (consistent with the terms of reference from the client, the purpose and intended use of the report) and the necessary research and analysis to prepare a report in accordance with the Canadian Uniform Standards of Professional Appraisal Practice of the Appraisal Institute of Canada. The following comments describe the extent of the process of collecting, confirming and reporting data and its analysis, describe relevant procedures and reasoning details supporting the analysis, and provide the reason for the exclusion of any usual valuation procedures. The neighbourhood description was based on a physical inspection of the area. The improvement description was based on a physical inspection of the property at which time the photographs included in this report were taken. Comparable sale photographs were taken from the local MLS. Attic spaces were not inspected and crawl spaces, if applicable and accessible, were observed from the access hatch only. In developing a market value estimate, the market data used was collected from our office files, other real estate professionals or persons knowledgeable of the marketplace for the subject property. Cost data and rates of depreciation were researched from the Marshall and Swift Costing Services and checked against actual market data where possible. After assembling and analyzing this data, a final estimate of value was made.

ASSUMPTIONS AND LIMITING CONDITIONS AND EXTRAORDINARY ITEMS

ORDINARY ASSUMPTIONS & LIMITING CONDITIONS

The certification that appears in this appraisal report is subject to the following conditions:

1. This report is prepared at the request of the client and for the specific use referred to herein. It is not reasonable for any other party to rely on this appraisal without first obtaining written authorization from the client, the author and any supervisory appraiser, subject to the qualification in paragraph 11 below. Liability is expressly denied to any person other than the client and those who obtain written consent and, accordingly, no responsibility is accepted for any damage suffered by any such person as a result of decisions made or actions based on this report. Diligence by all intended users is assumed.
2. Because market conditions, including economic, social and political factors change rapidly and, on occasion, without warning, the market value estimate expressed as of the date of this appraisal cannot be relied upon as of any other date except with further advice from the appraiser and confirmed in writing.
3. The appraiser will not be responsible for matters of a legal nature that affect either the property being appraised or the title to it. No registry office search has been performed and the appraiser assumes that the title is good and marketable and free and clear of all encumbrances including leases, unless otherwise noted in this report. The property is appraised on the basis of it being under responsible ownership.
4. The subject property is presumed to comply with government regulations including zoning, building codes and health regulations and, if it doesn't comply, its non-compliance may affect market value.
5. No survey of the property has been made. Any sketch in the appraisal report shows approximate dimensions and is included only to assist the reader of this report in visualizing the property.
6. This report is completed on the basis that testimony or appearance in court concerning this appraisal is not required unless specific arrangements to do so have been made beforehand. Such arrangements will include, but not necessarily be limited to, adequate time to review the appraisal report and data related thereto and the provision of appropriate compensation.
7. Unless otherwise stated in this report, the appraiser has no knowledge of any hidden or unapparent conditions of the property (including, but not limited to, its soils, physical structure, mechanical or other operating systems, its foundation, etc.) or adverse environmental conditions (on it or a neighbouring property, including the presence of hazardous wastes, toxic substances, etc.) that would make the property more or less valuable. It has been assumed that there are no such conditions unless they were observed at the time of inspection or became apparent during the normal research involved in completing the appraisal. This report should not be construed as an environmental audit or detailed property condition report, as such reporting is beyond the scope of this report and/or the qualifications of the appraiser. The author makes no guarantees or warranties, express or implied, regarding the condition of the property, and will not be responsible for any such conditions that do exist or for any engineering or testing that might be required to discover whether such conditions exist. The bearing capacity of the soil is assumed to be adequate.
8. The appraiser is not qualified to comment on environmental issues that may affect the market value of the property appraised, including but not limited to pollution or contamination of land, buildings, water, groundwater or air. Unless expressly stated, the property is assumed to be free and clear of pollutants and contaminants, including but not limited to moulds or mildews or the conditions that might give rise to either, and in compliance with all regulatory environmental requirements, government or otherwise, and free of any environmental condition, past, present or future, that might affect the market value of the property appraised. If the party relying on this report requires information about environmental issues then that party is cautioned to retain an expert qualified in such issues. We expressly deny any legal liability relating to the effect of environmental issues on the market value of the subject property.
9. The appraiser obtained information, estimates and opinions that were used in the preparation of this report from sources considered to be reliable and accurate and believes them to be true and correct. The appraiser does not assume responsibility for the accuracy of items that were furnished by other parties.
10. The opinions of value and other conclusions contained herein assume satisfactory completion of any work remaining to be completed in a good and workmanlike manner. Further inspection may be required to confirm completion of such work.
11. The contents of this report are confidential and will not be disclosed by the author to any party except as provided for by the provisions of the Canadian Uniform Standards of Professional Appraisal Practice ("The Standards") and/or when properly entered into evidence of a duly qualified judicial or quasi-judicial body. The appraiser acknowledges that the information collected herein is personal and confidential and shall not use or disclose the contents of this report except as provided for in the provisions of the Canadian Uniform Standards of Professional Appraisal Practice (the "Standards") and in accordance with the appraiser's privacy policy. The client agrees that in accepting this report, it shall maintain the confidentiality and privacy of any personal information contained herein and shall comply in all material respects with the contents of the appraiser's privacy policy.
12. The appraiser has agreed to enter into the assignment as requested by the client named in the report for the use specified by the client, which is stated in the report. The client has agreed that the performance of this appraisal and the report format are appropriate for the intended use.
13. Written consent from the author and supervisory appraiser, if applicable, must be obtained before any part of the appraisal report can be used for any purpose by anyone except the client and other intended users identified in the report. Where the client is the mortgagee, liability is extended to its insurer. Liability to any other party or for any other use is expressly denied regardless of who pays the appraisal fee. Written consent and approval must also be obtained before the appraisal (or any part of it) can be altered or conveyed to other parties, including mortgagees (other than the client) and the public through prospectus, offering memoranda, advertising, public relations, news, sales or other media.
14. If transmitted electronically, this report will have been digitally signed and secured with personal passwords to lock the appraisal file. Due to the possibility of digital modification, only originally signed reports and those reports sent directly by the appraiser, can be relied upon without fault.

Other

EXTRAORDINARY ASSUMPTIONS & LIMITING CONDITIONS

An extraordinary assumption or limiting condition has been invoked in this appraisal report. ☒ YES ☐ NO If yes, see attached addendum.

HYPOTHETICAL CONDITIONS

A hypothetical condition has been invoked in this appraisal report. ☐ YES ☒ NO If yes, see attached addendum.

JURISDICTIONAL EXCEPTION

A jurisdictional exception has been invoked in this appraisal report. ☐ YES ☒ NO If yes, see attached addendum.

CERTIFICATION

I certify that, to the best of my knowledge and belief:

1. The statements of fact contained in this report are true and correct.
2. The reported analyses, opinions and conclusions are limited only by the reported assumptions and limiting conditions and are my personal, impartial and unbiased professional analyses, opinions and conclusions.
3. I have no past, present or prospective interest or bias with respect to the property that is the subject of this report and no personal interest or bias with respect to the parties involved with this assignment, except as specified herein.
4. My engagement in this assignment is not contingent upon developing or reporting a predetermined result, upon the amount of value estimate, upon a direction in value that favours the cause of the client, upon the attainment of a stipulated result or the occurrence of a subsequent event.
5. My analyses, opinions and conclusions were developed, and this report has been prepared, in conformity with the Canadian Uniform Standards of Professional Appraisal Practice.
6. I have the knowledge and experience to complete this assignment competently. Except as herein disclosed, no other person has provided me with significant professional assistance in the completion of this appraisal assignment.
7. The Appraisal Institute of Canada has a mandatory Continuing Professional Development Program for all members. As at the date of this report, the requirements of this program have been fulfilled.

SUPERVISORY APPRAISER'S CERTIFICATION If a supervisory appraiser has signed this appraisal report, he or she certifies and agrees that: "I directly supervised the appraiser who prepared this appraisal report and, having reviewed the report, agree with the statements and conclusions of the appraiser, agree to be bound by the appraiser's certification and am taking full responsibility for the valuation and the report."

PROPERTY IDENTIFICATION

ADDRESS: 7382 Rincon Road CITY: Port Alberni PROVINCE: BC POSTAL CODE: V9Y 9E9

LEGAL DESCRIPTION: Lot 5, District Lot 39, Alberni District, Plan 1977 - PID No.: 000-286-885

AS A RESULT OF MY ANALYSIS OF ALL APPLICABLE DATA AND RELEVANT FACTORS, IT IS MY CONCLUSION THAT THE MARKET VALUE OF THE INTEREST IN THE SUBJECT PROPERTY AS AT May 3, 2011 (Effective Date of the Appraisal) IS $ 635,000

APPRAISER:		SUPERVISORY APPRAISER:	
SIGNATURE:	[signature]	SIGNATURE:	
NAME:	Garry Doucette, AACI, P. App	NAME:	
DESIGNATION:	AACI	DESIGNATION:	
DATE SIGNED:	May 17, 2011	DATE SIGNED:	
DATE OF INSPECTION:	May 3, 2011	DATE OF INSPECTION:	
LICENSE INFO (where applicable):		LICENSE INFO (where applicable):	

NOTE: For this appraisal to be valid, an original or a password protected digital signature is required — *NOTE: For this appraisal to be valid, an original or a password protected digital signature is required*

ATTACHMENTS:

☐ ADDITIONAL SALES ☒ EXTRAORDINARY ITEMS ADDENDUM ☒ NARRATIVE ADDENDUM ☒ PHOTO ADDENDUM ☒ SKETCH ADDENDUM
☒ MAP ADDENDUM ☒ COMPARABLE PHOTOS ☐ ☐ ☐
☐

RESIDENTIAL APPRAISAL REPORT - ADDENDUM

CLIENT		APPRAISER	
CLIENT:	Plasmon Industries 1978 Ltd.	APPRAISER:	Garry Doucette, AACI, P. App
ATTENTION:	John Frank Polestio	COMPANY:	PCAG Property Advisors Inc.
ADDRESS:	9544 118 Avenue Edmonton, AB T5G 0P1	ADDRESS:	3581 Bishop Crescent Port Alberni, BC V9Y 7W1
E-MAIL:	johnfrankpolestio@hotmail.com	E-MAIL:	garry@pcag.net
PHONE:	(780) 471-1934 FAX:	PHONE:	(250) 723-5099 FAX: (250) 723-8228

EXTRAORDINARY ASSUMPTIONS & LIMITING CONDITIONS

An extraordinary assumption is a hypothesis, either supposed or unconfirmed, which, if not true, could alter the appraiser's opinions and conclusions (e.g. an absence of contamination where such contamination is possible, the presence of a municipal sanitary sewer where unknown or uncertain). An extraordinary limiting condition is a necessary modification or exclusion of a Standard Rule which must be explained and justified by the appraiser (e.g. exclusion of a relevant valuation approach.) The appraiser must conclude before accepting the assignment which involves invoking an Extraordinary Limiting Condition that the scope of the work applied will result in opinions and conclusions which are credible. Both must accompany statements of each opinion/conclusion so affected.

Environmental Issues - IMPORTANT ASSUMPTION

There is a fuel oil storage tank on the propedy likely used to fuel vehicles. There is evidence that there has been a spill of oil around the tank. The appraiser is not qualified to test such substances or determine the extent of any possible contamination and therefore AN ENVIRONMENTAL ENQUIRY OF THE SUBJECT PROPERTY HAS NOT BEEN ATTEMPTED and therefore does not form, in any way, a part of this appraisal.

This appraisal assumes there is no soil contamination that would adversely affect the property's market value.

HYPOTHETICAL CONDITIONS

Hypothetical conditions may be used when they are required for legal purpose, for purposes of reasonable analysis or for purposes of comparison. Common hypothetical conditions include proposed improvements and prospective appraisals. For every Hypothetical Condition, an Extraordinary Assumption is required (see above). An analysis based on a hypothetical condition must not result in an appraisal report that is misleading or that relies on actions or events that would be illegal or improbable within the control of the assignment. Following is a description of each hypothetical condition applied to this report, the rationale for its use and its effect on the result of the assignment.

JURISDICTIONAL EXCEPTION

The Jurisdictional Exception permits the appraiser to disregard a part or parts of the Standards determined to be contrary to law or public policy in a given jurisdiction and only that part shall be void and of no force or effect in that jurisdiction. The following comments identify the part or parts disregarded, if any, and the legal authority justifying these actions.

EXTRAORDINARY ASSUMPTIONS ADDENDUM

REFERENCE: **Supplemental Addendum** FILE NO.:

CLIENT:	Plaamen Industries 1978 Ltd.	APPRAISER:	Garry Doucette, AACI, P. App
ADDRESS:	9544 118 Avenue	ADDRESS:	3501 Bishop Crescent
	Edmonton, AB T5G 0P1		Port Alberni, BC V9Y 7W1
PHONE:	(780) 471-1934 FAX:	PHONE:	(250) 723-5099 FAX: (250) 723-6228

7382 Rincon Road, Port Alberni, BC V9Y 9E9

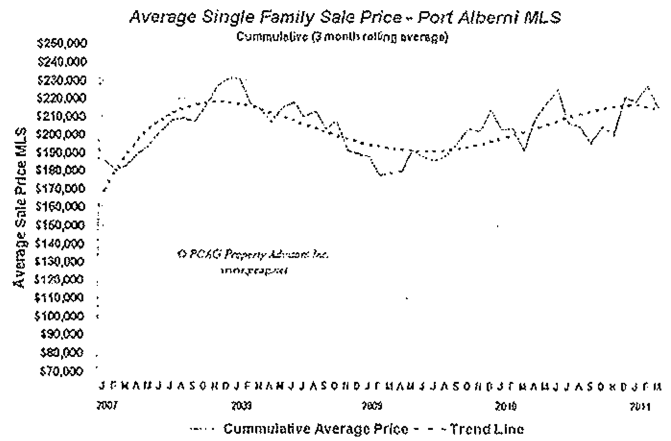
Intended Use of the Appraisal

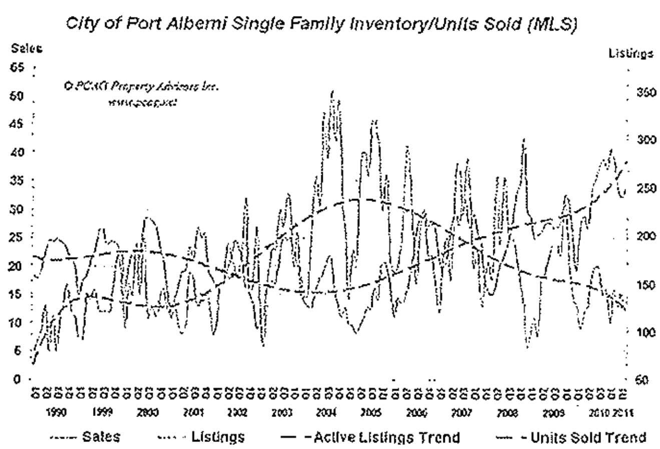
The only party who may rely on the opinions in this report is the above referenced client, even where the report is for financing purposes. This report assumes that only the addressee will rely upon it, and only for the intended use stated herein. No one else may rely on this report without written consent of the appraiser, which we may not provide retroactively. We expressly deny any legal liability for unauthorized reliance on this report and for any other use.

When preparing an appraisal for lending purposes, appraisers do not investigate if the prospective loan and applicant satisfy prudent loan underwriting criteria. Correspondingly, we assume no responsibility for loans made where the borrower lacks the ability and/or motivation to repay the loan, or where the lender has not followed prudent lending practices. When we authorize a lender to rely on this report, we grant such authorization subject to the lender completing a thorough due diligence investigation that reasonably concludes that the borrower has the intention and capacity to repay the loan.

Market Conditions

The real estate market over the past several years in the Alberni Valley has been in transition with a higher inventory of listed properties. Sales volumes in the market trended lower to the beginning of 2009. Combined with the increases in available inventory, the average sale price trended lower at the same time. 2009 saw a slight recovery into 2010 with a decline in prices over the past six months with inventory levels remaining fairly high (see charts below).





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Agricultural Land Reserve
The subject property is located inside the boundaries of the Agricultural Land Reserve and is subject to the regulations of the Land Commission Reserve Act.

Site Comments
The size of the subject site was obtained from sources considered reliable, however, no legal survey was provided or available. Accordingly, a legal survey should be obtained to confirm the site size. For the purposes of this appraisal, the site size is assumed correct and the value estimate could be subject to change if found otherwise. The subject improvements are assumed to be constructed well within the boundaries of the subject site. A legal survey should be obtained to confirm the location of same. Should any of the improvements not be fully located within the confines of the subject site, the value estimate could be subject to change.

Improvement Description
Building A - This is a wood frame storage garage in fair condition. It is approximately 800 square feet and has an unfinished interior.

Building B - This is a wood frame storage garage in fair condition. It is approximately 800 square feet and has an unfinished interior.

Building C - This is a wood frame, 720 square foot, 3 bedroom, one bathroom cabin in average but dated condition on a post and pier foundation.

Building D - This is a wood frame, 640 square foot, open plan, one bathroom cabin in fair condition on a post and pier foundation.

Building E - This is a newer wood frame structure, 990 square feet, with a one bedroom suite and utility room on a concrete slab.

Time/Date of Sale Comments
Every effort has been made to secure comparable sales which occurred within the six-month period immediately preceding the effective date of this report. Use of earlier sales indicates that more recent sales were unavailable. Comparables, therefore, will reflect the selection of those sales deemed most comparable to the subject property, regardless of the time frame. If the time frame is expanded, this has been done to recite sales which have characteristics most similar to the subject, and to provide the most accurate indicators of value; this being a common and necessary appraisal practice in the area. Lack of more current sales in the neighbourhood does not necessarily mean that adverse locational conditions exist.

Adjustment Comments
The best available comparable sales have been selected with respect to date of sale, location, size, age, condition, style and special features of the improvements. However, if adjustments are large, at least one of these factors differs significantly between the subject and the comparable sale. Despite the careful selection of comparable sales data, the heterogeneous nature of the local residential real estate market dictates that such variances are not uncommon, especially when the subject property may be atypical and/or there has been a relatively low volume of recent sales to select from within the subject neighbourhood and adjacent or similar neighbourhoods. While comparables that require no adjustments are actively sought, they are relatively infrequently found. However, the integrity of the comparable sales is maintained by reasonable and appropriate adjustments. If any adjustments are made, the comparable sales still accurately reflect the market value estimate for the subject. An adjustment reflects contributory value of a specific item, or combination of items, and is deemed to be a reasonable and appropriate reflection of the market.

Fire, Smoke and Carbon Monoxide Equipment
It is imperative that the reader or any other interested party be aware that the Appraiser did not inspect the premises for the detection of smoke or fire detection systems, or for the presence of carbon monoxide detectors, nor did the Appraiser inspect the condition of such equipment, if present. The Appraiser takes no responsibility whatsoever for the lack of, or condition of detection devices that may be located on the premises, nor does the Appraiser warrant compliance in any manner of such equipment, if present. This would require inspection and written confirmation from the Fire Department or appropriate City or Municipality offices.

Digital Signature
This appraisal report may have been signed with a password-protected digital signature. Electronically affixing a signature to a report carries the same level of authenticity and responsibility as an ink signature on a paper copy report. This digital signature can only be affixed to, or removed from, the appraisal report by the signatory herself by means of a confidential password. No other individual has any knowledge of the password or is authorized to affix or delete such digital signature from the appraisal report or any attachments thereto. The appraiser certifies that safeguards for the protection and affixation of the signature dictated by the Canadian Uniform Standards of Professional Appraisal Practice have been observed.

Digital Images
Digitized images, such as photographs, maps, exhibits, etc. are unaltered from their original likeness. Digital images may have been modified for formatting, brightness or resolution.

REFERENCE: **Supplemental Addendum** FILE NO.

CLIENT:	Plasmon Industries 1978 Ltd.	APPRAISER:	Garry Doucette, AACI, P. App
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	Edmonton, AB T6G 0P1		Port Alberni, BC V9Y 7W1
PHONE:	(780) 471-1934 FAX:	PHONE:	(250) 723-5099 FAX: (250) 723-8228

7382 Rincon Road, Port Alberni, BC V9Y 9E9

Environmental Issues

PCAG Property Advisors Inc. is not qualified to comment on environmental issues that may affect the market value of the property appraised, including but not limited to pollution or contamination of land, buildings, water, groundwater or air. Unless expressly stated, the property is assumed to be free and clear of pollutants and contaminants, including but not limited to moulds or mildews or the conditions that might give rise to either, and in compliance with all regulatory environmental requirements, government or otherwise, and free of any environmental condition, past, present or future, that might affect the market value of the property appraised. If the party relying on this report requires information about environmental issues then that party is cautioned to retain an expert qualified in such issues. We expressly deny any legal liability relating to the effect of environmental issues on the market value of the subject property.

REFERENCE:

Photograph Addendum

FILE NO.:

CLIENT: Plasmen Industries 1978 Ltd.	APPRAISER: Garry Doucette, AACI, P. App
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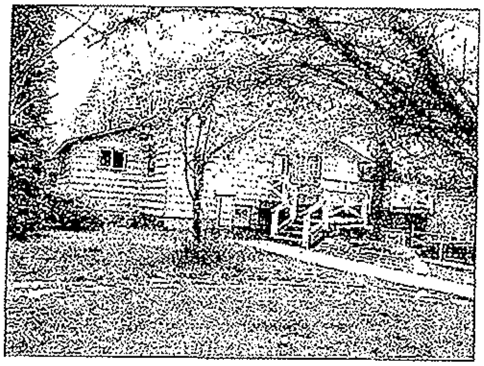
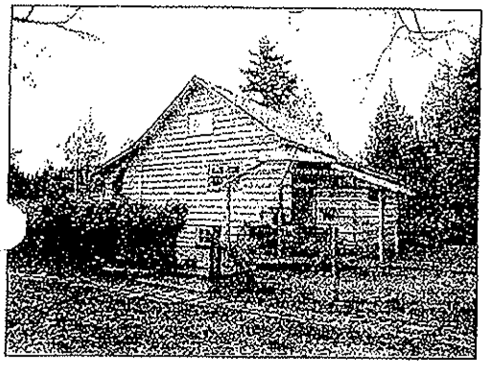
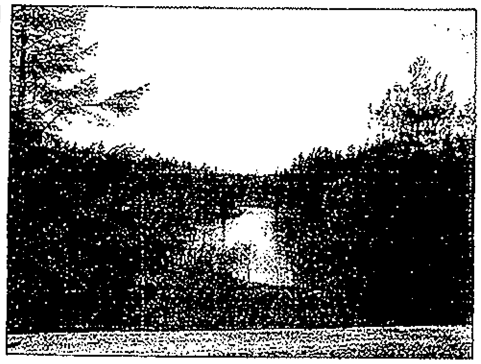


Front

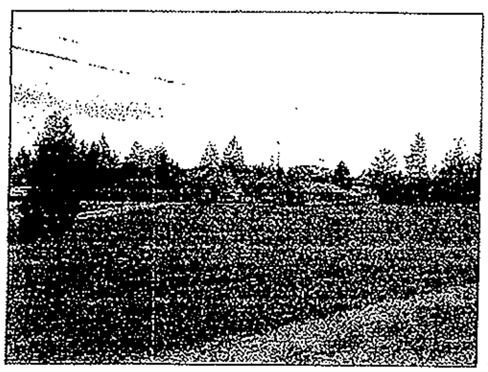
Rear



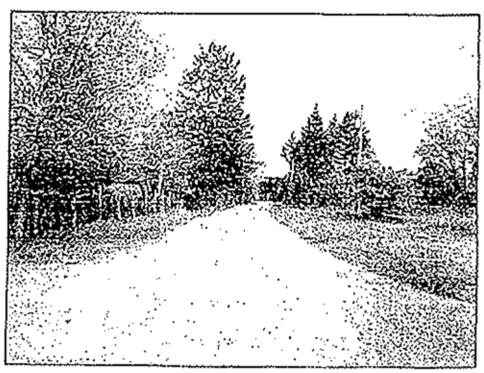
Front



View



View of Property Facing West



Street Scene

REFERENCE:

Photograph Addendum

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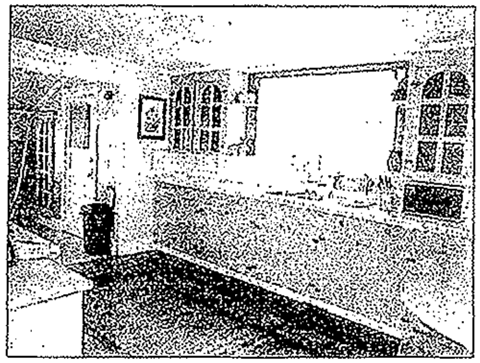
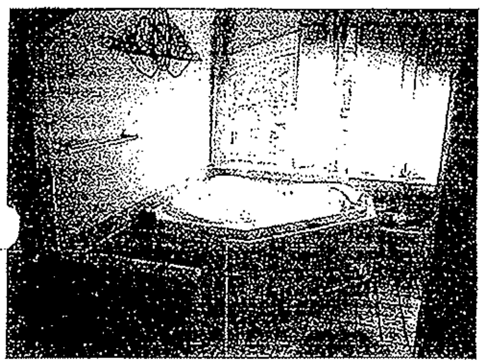
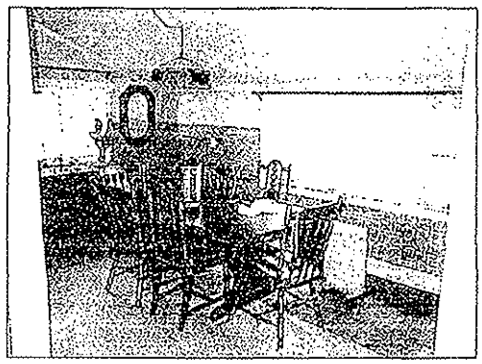
Interior



Interior



Interior



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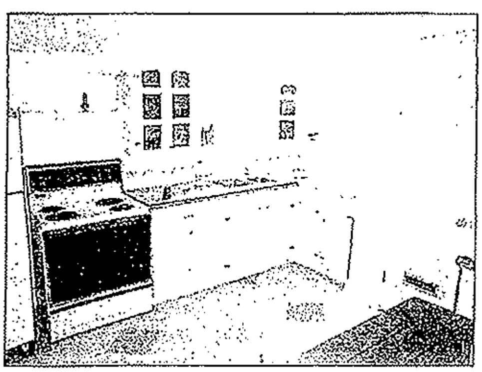

Interior

Interior

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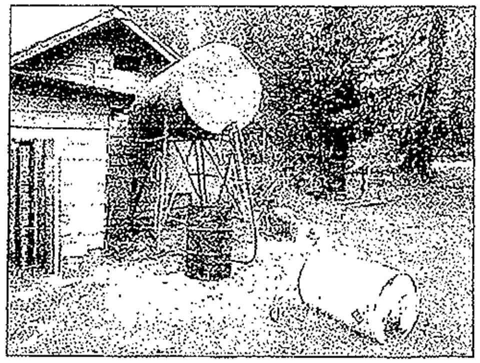
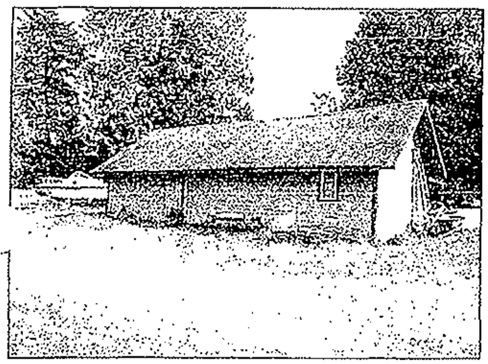
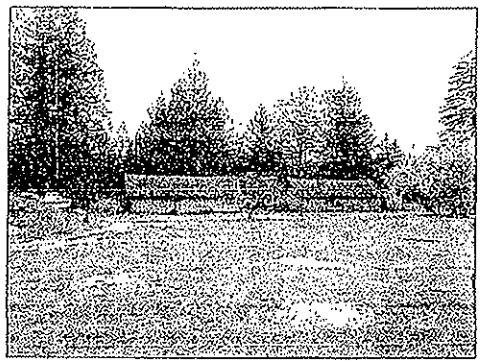
Building A



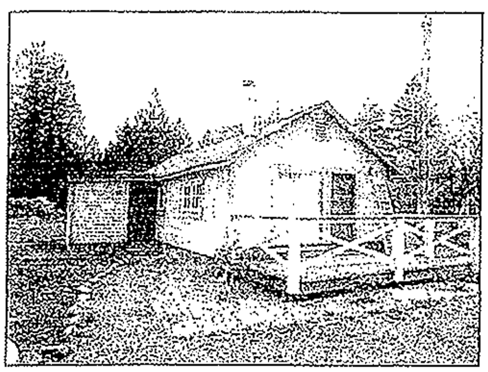
Fuel Oil Tank



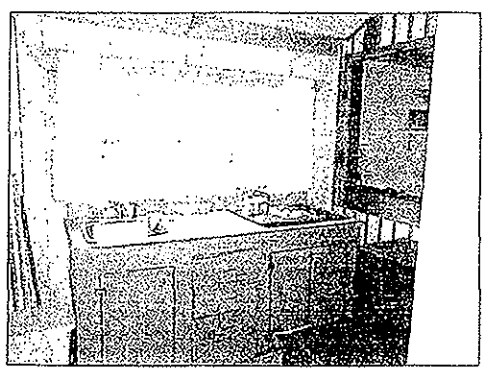
Building B



Buildings A and B



Building C



Building C - Interior

REFERENCE: **Photograph Addendum** FILE NO.:

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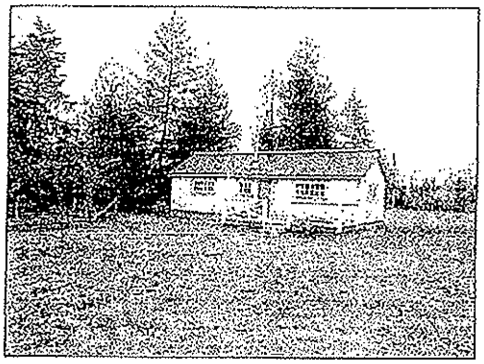
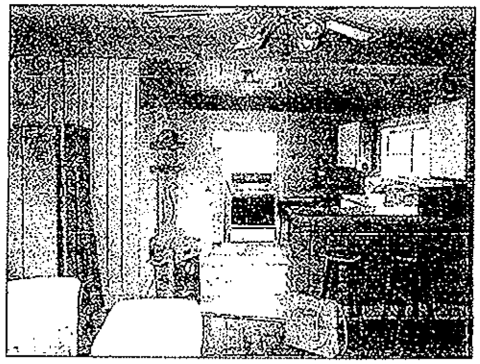
PHONE: (780) 471-1934 FAX:	PHONE: (250) 723-5099 FAX: (250) 723-8228

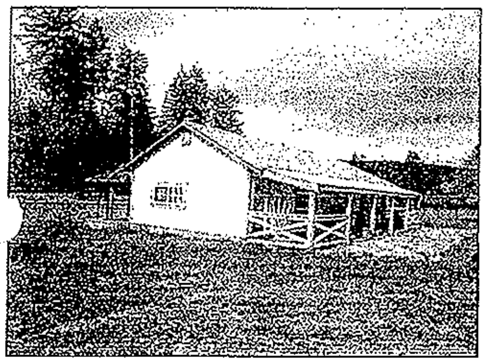
7382 Rincon Road, Port Alberni, BC V9Y 9E9



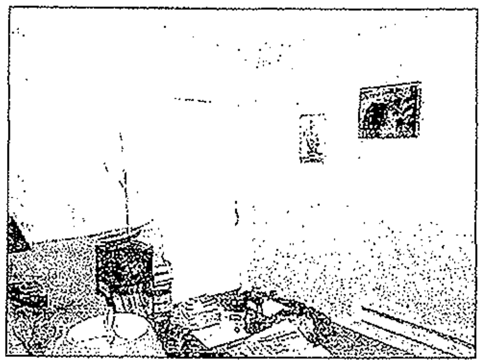
Building D



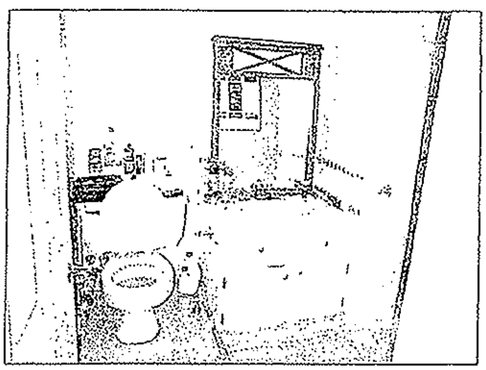
Building D - Interior



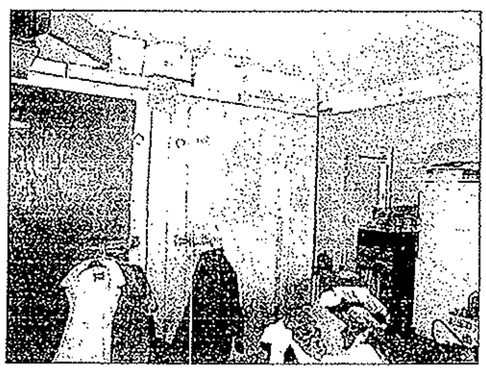
Building E



Building E - Interior



Building E - Interior



Building E - Interior

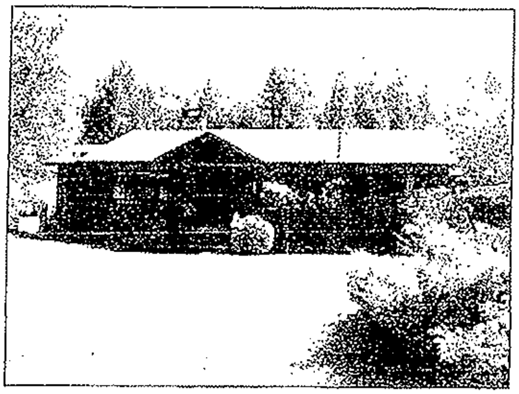
REFERENCE:

Comparable Photo Page

FILE NO.

CLIENT		APPRAISER	
CLIENT:	Plaamen Industries 1978 Ltd.	APPRAISER:	Garry Doucette, AACI, P. App
ADDRESS:	9544 118 Avenue	ADDRESS:	3581 Bishop Crescent
	Edmonton, AB T5G 0P1		Port Alberni, BC V9Y 7W1
PHONE:	(780) 471-1934 FAX:	PHONE:	(250) 723-5099 FAX: (250) 723-8228

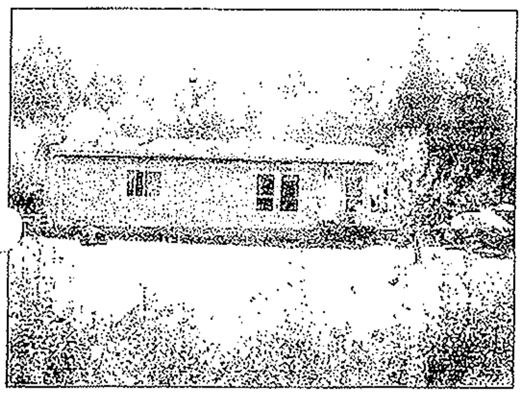
7382 Rincon Road, Port Alberni, BC V9Y 9E9



Comparable 1

6801 Bigmore Road

Sale Price	900,000
Liveable Floor Area	1,492
Total Rooms	11
Total Bedrooms	3
Total Bathrooms	1
Site Size	20
Age	34



Comparable 2

7000 Swanson Road

Sale Price	475,000
Liveable Floor Area	1,126
Total Rooms	7
Total Bedrooms	2
Total Bathrooms	2
Site Size	22.58
Age	15

Comparable 3

7463 Hector Road

Sale Price	397,500
Liveable Floor Area	1,248
Total Rooms	6
Total Bedrooms	2
Total Bathrooms	2
Site Size	9.04
Age	34

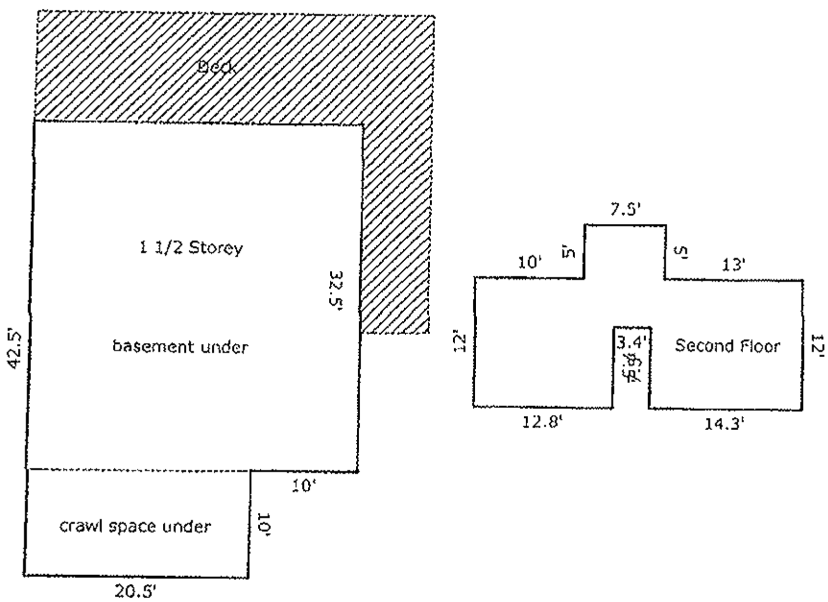
REFERENCE:

Building Sketch

FILE NO.:

CLIENT:	Pinamon Industries 1978 Ltd.	APPRAISER:	Garry Doucette, AACI, P. App
ADDRESS:	9544 118 Avenue	ADDRESS:	3581 Bishop Crescent
	Edmonton, AB T5G 0P1		Port Alberni, BC V9Y 7W1
PHONE:	(780) 471-1934 FAX:	PHONE:	(250) 723-5099 FAX: (250) 723-8228

7382 Rincon Road, Port Alberni, BC V9Y 9E9



Drawn by a la mode, inc.

Area Calculations Summary

Living Area	
First Floor	1196.3 Sq ft
Second Floor	378 Sq ft
Total Living Area (Rounded):	1574 Sq ft
Non-living Area	
Basement	991.3 Sq ft
Wood Deck	490.8 Sq ft

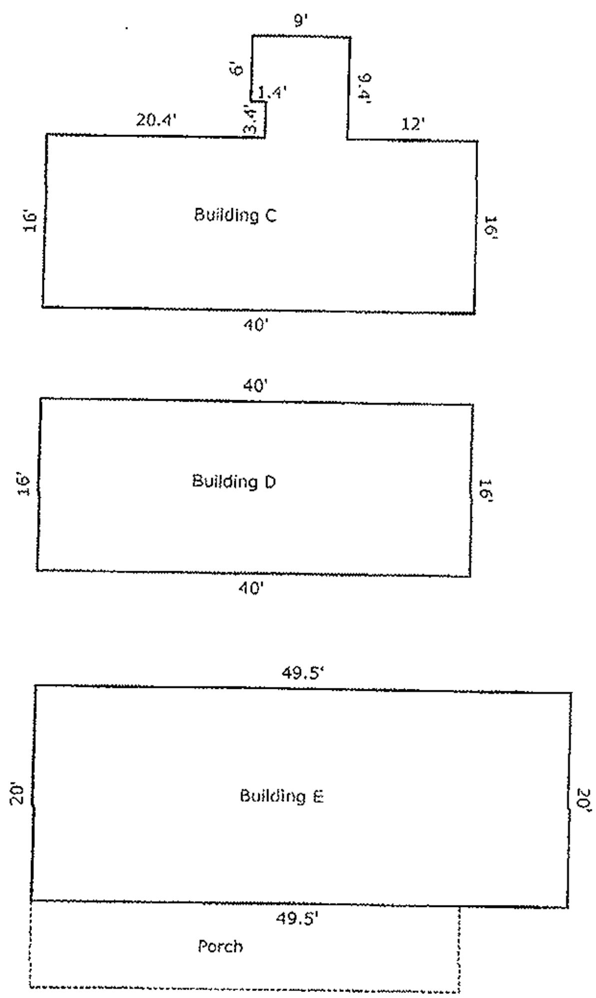
REFERENCE:

Building Sketch

FILE NO:

CLIENT		APPRAISER	
CLIENT:	Plasmon Industries 1978 Ltd.	APPRAISER:	Garry Doucette, AACI, P. App
ADDRESS:	9544 118 Avenue	ADDRESS:	3561 Bishop Crescent
	Edmonton, AB T5G 0P1		Port Alberni, BC V9Y 7W1
PHONE:	(780) 471-1934 FAX:	PHONE:	(250) 723-5099 FAX: (250) 723-8228

7382 Rincon Road, Port Alberni, BC V9Y 9E9



Area Calculations Summary

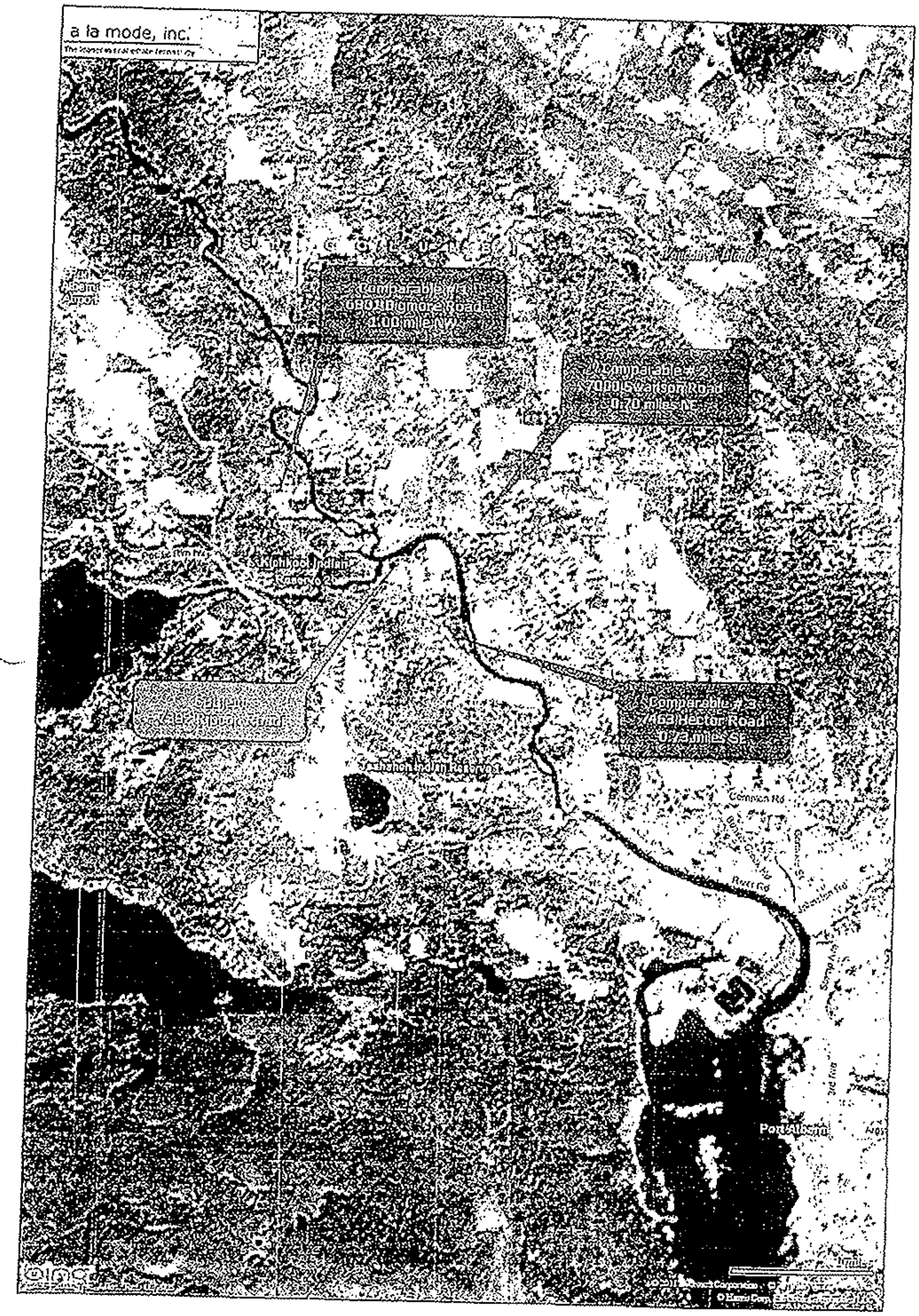
Non-living Area	
Building C	719.8 Sq ft
Building D	640 Sq ft
Building E	990 Sq ft

REFERENCE: **Location Map** [Page #17]

FILE NO.:

CLIENT		APPRAISER	
CLIENT:	Pionmen Industries 1978 Ltd.	APPRAISER:	Garry Doucette, AACI, P. App
ADDRESS:	9544 118 Avenue	ADDRESS:	3581 Bishop Crescent
	Edmonton, AB T5G 0P1		Port Alberni, BC V9Y 7W1
PHONE:	(780) 471-1934 FAX:	PHONE:	(250) 723-5099 FAX: (250) 723-8228

7382 Rincon Road, Port Alberni, BC V9Y 9E9

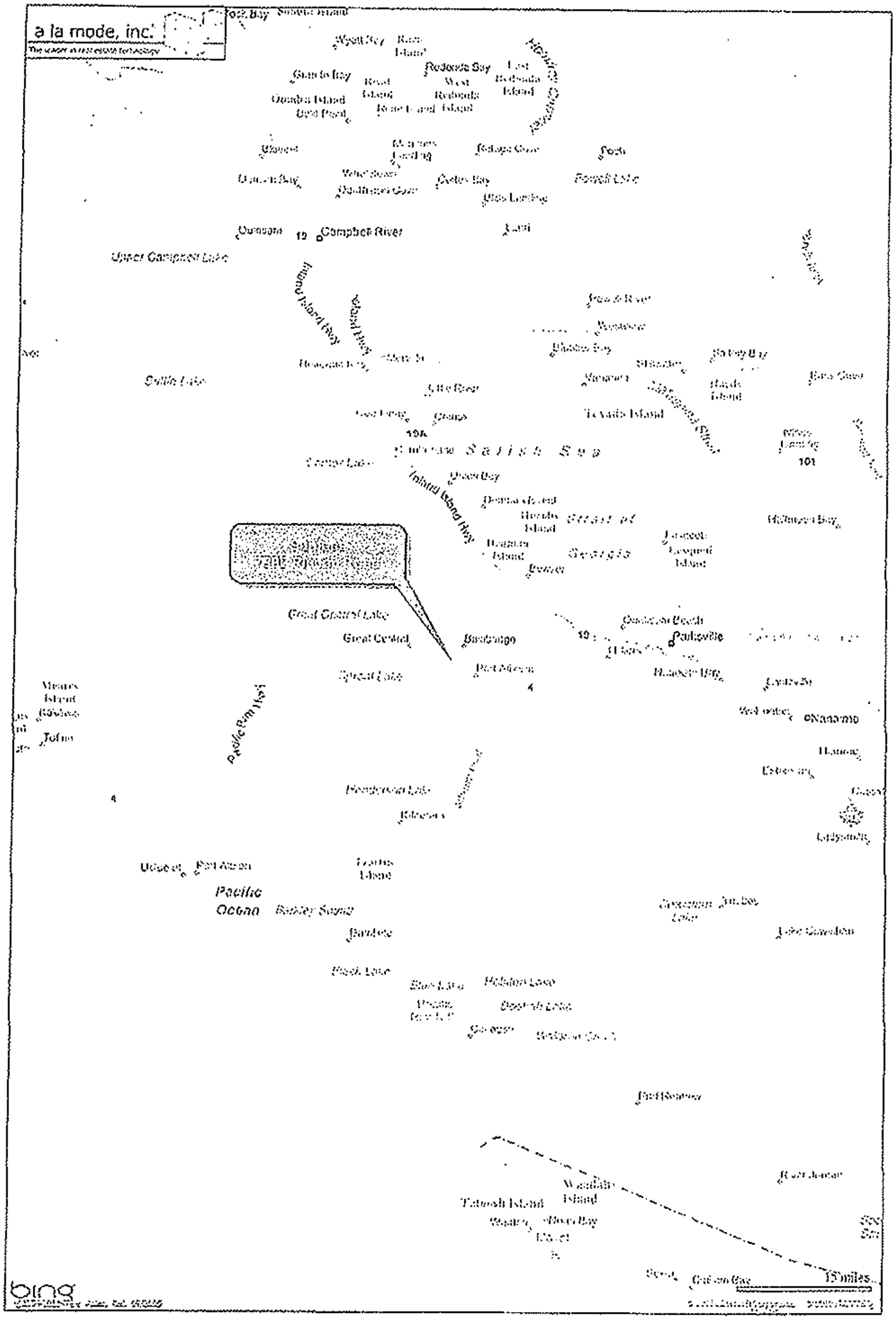


Form CMAPCH.LOC — "WinTOTAL" appraisal software by a la mode, inc. — 1-800-ALAMODE

REFERENCE: **Location Map** FILE NO:

CLIENT:	Plaamen Industries 1978 Ltd.	APPRAISER:	Garry Doucette, AACI, P. App
ADDRESS:	9544 118 Avenue	ADDRESS:	3581 Bishop Crescent
	Edmonton, AB T5G 0P1		Port Alberni, BC V9Y 7W1
PHONE:	(780) 471-1934 FAX:	PHONE:	(250) 723-5099 FAX: (250) 723-8228

7382 Rincon Road, Port Alberni, BC V9Y 9E9



QUALIFICATIONS OF GARRY R. DOUCETTE

Experience

1995 - present

- Independent Fee Appraiser, PCAG Property Advisors Inc. formerly Pacific Coastal Appraisal Group Inc.
- Completed commercial and industrial valuations for purchases, sales, mortgages, insurance, assessments and litigation.

Clients include:

City of Port Alberni	B.C. Buildings Corporation	ICBC
School District 70 Alberni	CIBC Mortgage Corporation	Telus
Regional District of Alberni/Clayoquot	TD Canada Trust	Timberwest Forest Corp.
Port Alberni Harbour Commission	Scotia Mortgage Corporation	Public Trustee
Ministry of Transportation and Highways	Royal Bank of Canada	Mortgage Brokers
Beaver Creek Improvement District	Coastal Community Credit Union	Lawyers
Tseshaht First Nation	Bank of Montreal	Accountants
Hupacasath First Nation	HSBC Bank Canada	Private Individuals

1991 - present

- Residential Fee Appraiser, Pacific Coastal Appraisal Group Inc.
- Completed over five thousand residential valuations.

Clients include:

Bank of Montreal	Finance Companies	ReMax Relocation Company
Canadian Imperial Bank of Commerce	Mortgage Brokers	HSBC Bank Canada
Bank of Nova Scotia	C.M.H.C.	Public Trustee
Royal Bank of Canada	MacMillan Bloedel Ltd.	Trust Companies
Coastal Community Credit Union	PHH Home Equity Ltd.	Lawyers
TD Canada Trust	Royal LePage Relocation Service	Accountants
Royal Canadian Mounted Police	Canada Trust Relocation	Private Individuals

1987 - 1991

- Realtor, NRS Mid-Island Realty Ltd., Downtown Branch
- Sold residential and commercial real estate.
- Achieved recognition for highest sales commission volume in 1991
- Served on the Legislative and Government Liaison Committee of the Vancouver Island Real Estate Board.

Education

- Completed the Real Property Appraisal and Assessment Program, St. Francis Xavier University.
- Completed the Appraisal Institute of Canada's Residential Appraisal Program.
- Completed courses and attained an Agents License under section 9.15 of the Real Estate Act of B.C.
- Completed the Salesman's and Sub-Mortgage Brokers program and attained salesman's license under the Real Estate Act of B.C.
- Diploma in Forest Resources Technology, Malaspina College, Nanaimo, B.C.
- Completed second year of the Certified General Accountants Program.
- Grade 12 Alberni District Senior Secondary School, Port Alberni, B.C.
- Competent Toastmaster Certificate from the Somass Toastmasters Club 1303

Professional Designations

July 29, 1993	Appraisal Institute of Canada, Canadian Residential Appraiser - CRA
May 2, 2003	Appraisal Institute of Canada, Accredited Appraiser Canadian Institute, Professional Appraiser - AACI