



66 Wellington Street West, 31st Floor
PO Box 331, TD Centre
Toronto, Ontario M5K 1E9

CONVERTIBLE MORTGAGE SCHEDULE

3 x 1 Year

The AGF Trust 3x1 Convertible Mortgage option is a closed term mortgage for a period of three years with the applicable interest rate adjusting on a yearly basis, specifically at the anniversary date of the mortgage. Effectively, the mortgagor(s) is receiving the interest rate for a one year period followed by adjustments to that rate once a year, every year, on the anniversary date. Further details are as follows:

1. INITIAL 1 YEAR TERM

The interest rate of _____% (AGF Trust One Year Posted Mortgage Rate + _____%) applies only to the initial one-year term.

2. SUBSEQUENT TERMS

During the term of this mortgage, the interest rate payable under the mortgage shall be adjusted automatically on the anniversary date of the interest adjustment date to the then current AGF Trust One Year Posted Mortgage interest rate for the one-year term plus _____%, and the monthly payments thereafter shall be adjusted to reflect the change of interest rate. There shall be no renewal fees payable. This adjustment will continue to take place on each anniversary date of the interest adjustment date until the end of the three year term.

3. CONVERTIBLE OPTION

Notwithstanding the foregoing, the Mortgagor(s), with the written consent of the Guarantor(s), if any, may elect to renew the mortgage, on any payment date, for a period not less than the remaining term. A Mortgage Renewal Agreement shall be required and a renewal fee may be charged. The interest rate shall be adjusted to the then current interest rates offered by AGF Trust for the term chosen.

I/we understand and accept the above-noted terms and agree to be bound by them.

Dated: _____

Signature of Mortgagor/Guarantor

Signature of Mortgagor/Guarantor

Signature of Mortgagor/Guarantor

Signature of Mortgagor/Guarantor