

FORM 9
CERTIFICATE OF SUBSTANTIAL PERFORMANCE OF THE
CONTRACT UNDER SECTION 32 OF THE ACT

Construction Act

TORONTO

(County/District/Regional Municipality/Town/City in which premises are situated)

72 JUTLAND ROAD, UNITS 18-20, TORONTO, ON, M8Z 0G7

(street address and city, town, etc., or, if there is no street address, the location of the premises)

This is to certify that the contract for the following improvement:

INTERIOR FIT-OUT OF UNITS

(short description of the improvement)

to the above premises was substantially performed on APRIL 30, 2025

(date substantially performed)

Date certificate signed: JUNE 9, 2025



(payment certifier where there is one)

(owner and contractor, where there is no payment certifier)

Name of owner: PATRICIA TZIKOULIS ; EDDY PANETTA

Address for service: _____

Name of contractor: CSS GROUP INC.

Address for service: 72 JUTLAND RD, UNIT 19, TORONTO, ON M8Z 0G7.

Name of payment certifier (where applicable): _____

Address: _____

(Use A or B, whichever is appropriate)

- A. Identification of premises for preservation of liens:

(if a lien attaches to the premises, a legal description of the premises,
including all property identifier numbers and addresses for the premises)

- B. Office to which claim for lien must be given to preserve lien:

(if the lien does not attach to the premises, the name and address of the person or body to whom the claim for lien must be given)