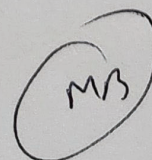


**TO: The Registrar
Real Estate and Business Brokers Act 2002
Real Estate Council of Ontario
3300 Bloor Street West, Suite 1400, West Tower
Toronto, ON M8X 2X2**

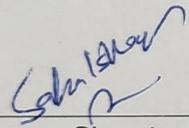
1. Pursuant to subsection 10(2) of the Real Estate and Business Brokers Act, 2002 (the "Act"), I hereby consent and undertake to abide by the following conditions to my registration:
 - a) I agree that if my pending TICO fine is not fully satisfied by May 5, 2024 I shall provide RECO with a full progress report of my efforts to satisfy the fines, including payments made and the current balance owing confirmed in writing by TICO.
 - b) I agree to use my best efforts to ensure that my pending fine with TICO is paid in full on or before May 5, 2024 and shall provide RECO with supporting documentation from TICO as proof.
 - c) I agree to provide RECO with an original Canadian Criminal Record and Judicial Matters Check from the local police service for the city/region in which I reside with any application I submit for registration, renewal, or reinstatement under the Act. Should fingerprint verification be required, the services of a RCMP accredited facility must be used.
 - d) I agree not to apply to be an officer, director, partner, shareholder, interested person, associated person or broker of record of a real estate brokerage for a period of three (3) years from my bankruptcy discharge date of July 30, 2021.
 - e) I agree not to operate as a sole proprietor real estate brokerage for a period of three (3) years from my bankruptcy discharge date of July 30, 2021.
 - f) I agree to not have signing authority or be designated as an alternate signatory on any statutory trust account established pursuant to subsection 27 of the Act for any real estate brokerage for a period of three (3) years from my discharge date.
 - g) I agree to notify RECO immediately, in writing, all complaints made about me from any source, and without limiting the generality of the foregoing, of any complaints made against me, including consumer complaints and/or complaints made with any real estate boards, and shall provide the details of such complaints.

Continued...

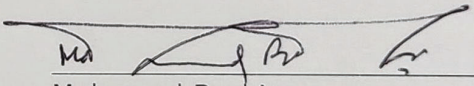


- h) I agree to be monitored by my broker of record and to work under their close supervision, including but not limited to the review of all transaction agreements, forms and contracts as entered into by the registrant and his clients, on behalf of the brokerage. It is also my understanding that my broker of record has agreed to provide such close supervision as evidenced by his/her signature to these conditions.
 - i) I agree that if these Conditions are still in effect at the time of transferring my registration, I shall notify the new broker of record of these conditions, in writing, prior to the transfer of my registration, and ensure that a copy of these conditions are duly signed by my new broker of record.
 - j) I agree that a copy of these Conditions will be published on RECO's website and any other place as may be required by law, and/or deemed by the Registrar to assist in protecting the public.
2. I hereby acknowledge and understand that if new or additional information comes to the attention of RECO related to my honesty, integrity, financial responsibility or compliance with law, or if I breach any of these conditions, the Registrar may take further administrative action, including issuing a proposal to revoke my registration, based on the totality of the evidence of my past conduct. Nothing in these conditions shall prejudice or limit the Registrar's rights under the Act.
 3. I hereby acknowledge that I have read and understood these conditions and have obtained or have had the opportunity to obtain independent legal advice with respect to my consent to the conditions set out herein.

Signed at 22 this Aug day of _____ 2023.



Witness Signature



Mahmood Bashir
Reference #4795235/SDP

SABA ISHAQ

Print Witness Name

ACKNOWLEDGED AND UNDERSTOOD BY: Gurcharan Badial 08/22/2023
Gurcharan Badial/Broker of Record
2468402 Ontario Inc. o/a
Coldwell Banker Sun Realty