



ONTARIO SUPERIOR COURT OF JUSTICE
(COMMERCIAL LIST)

COUNSEL SLIP/ENDORSEMENT

COURT FILE NO.: CV-25-00741261-00CL DATE: September 24, 2025

NO. ON LIST: 2

TITLE OF PROCEEDING: MARSHALLZEHR GROUP INC. v. 2301402 ONTARIO LIMITED et a

BEFORE JUSTICE: STEELE

PARTICIPANT INFORMATION

For Plaintiff, Applicant, Moving Party, Crown:

Name of Person Appearing	Name of Party	Contact Info
Danish Afroz Maleeha Anwar	Counsel for the Receiver/Moving Party	dafroz@chaitons.com manwar@chaitons.com

For Defendant, Respondent, Responding Party, Defence:

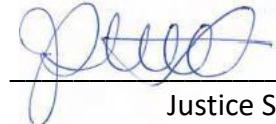
Name of Person Appearing	Name of Party	Contact Info

For Other, Self-Represented:

Name of Person Appearing	Name of Party	Contact Info
Jeffrey Berger	Receiver	jberger@tdbadvisory.ca

ENDORSEMENT OF JUSTICE STEELE:

1. The Receiver seeks approval of its First Report and activities, approval of an increase in the amount the Receiver is authorized to borrow from \$250,000 to \$1,000,000 and a corresponding increase in the Borrowing Charge, and approval of professional fees.
2. The motion is unopposed.
3. Capitalized terms used in this endorsement that are not defined herein have the meaning set out in the Receiver's factum.
4. The Receiver is requesting an increase to the amount the Receiver may borrow (and corresponding increase to the Borrowing Charge) given the uncertainty surrounding the time it will take to sell the Real Properties, and the significant carrying costs. Under s. 243(1) of the BIA the court may appoint a receiver to "take any action that the court considers advisable." I am satisfied that the requested borrowing increase (and corresponding increase to the charge) should be approved.
5. I am satisfied that the Receiver's and its counsel's fees, as supported by fee affidavits, are fair and reasonable and should be approved.
6. As is commonly done, the Receiver seeks court approval of the First Report and activities. I am satisfied that the activities of the Receiver in the report were necessary and undertaken in good faith and should be approved.
7. Order attached.



Justice Steele

Date: September 24, 2025