

**Superior Court of Justice Family Court Branch**

*(Name of court)*

Court File Number  
**FC-18-056454-00**

**Form 14A: Affidavit  
(general) dated**

**July 26, 2018**

at **50 Eagle Street West, Newmarket, On L3Y 6B1**

*Court office address*

**Applicant(s)**

*Full legal name & address for service — street & number, municipality, postal code, telephone & fax numbers and e-mail address (if any).*

**Sheida Aletratikhosroshahi  
29 Woodhaven Crescent  
Richmond Hill, ON L4E 3T1**

*Lawyer's name & address — street & number, municipality, postal code, telephone & fax numbers and e-mail address (if any).*

**Ingrid Van Weert  
Barrister & Solicitor  
Suite 1700  
65 Queen Street West  
Toronto, ON M5H 2M5  
Tel: (416) 366-1700 ext 242  
Fax: (416) 367-2502  
ingrid@ontariodivorcelaw.ca**

**Respondent(s)**

*Full legal name & address for service — street & number, municipality, postal code, telephone & fax numbers and e-mail address (if any).*

**Mahyar Radmehr  
174 Denise Circle  
Newmarket, ON L3X 2J9**

*Lawyer's name & address — street & number, municipality, postal code, telephone & fax numbers and e-mail address (if any).*

**Brian Sherman, Sherman Law  
10212 Yonge Street, Suite 206  
Richmond Hill, ON L4C 3B6  
Tel: (416) 241-8426/Fax: (416) 247-3704  
Email: bsherman@shermanpc.com**

**My name is** *(full legal name)* **Olimpia Gilmour**

**I live in** *(municipality & province)* **Richmond Hill, Ontario**

**and I swear/affirm that the following is true:**

*Set out the statements of fact in consecutively numbered paragraphs. Where possible, each numbered paragraph should consist of one complete sentence and be limited to a particular statement of fact. If you learned a fact from someone else, you must give that person's name and state that you believe that fact to be true.*

I am submitting this affidavit to explain the documentation for the charge (in the form of a secure "Homeline") that has been placed on title of property located at 29 Woodhaven Crescent, Richmond Hill, Ontario, L4E 3T1.

1. I am a financial advisor with RBC and have held this position since July 4, 1983.
2. On January 26, 2017, Mr. Mahyar Radmehr and his wife Ms. Sheida Aletratikhosroshahi attended the RBC branch at 12935 Yonge Street, Richmond Hill, Ontario, L4E 0G7, where I work. I am familiar with both Mr. Mahyar Radmehr and Ms. Sheida Aletratikhosroshahi. I have dealt with both of them many times over the last several years.
3. I remember them arranging collateral mortgage on 29 Woodhaven Crescent, Richmond Hill about a year and half ago since I have dealt with both of them many times over the last several years. This collateral mortgage was arranged to secure the "Homeline" line of credit.
4. I explained to Ms. Sheida Aletratikhosroshahi and Mr. Mahyar Radmehr that mortgage (reference number 844249680) would be registered on title of property located at 29 Woodhaven Crescent, Richmond Hill, Ontario, L4E 3T1. I further explained that the mortgage face amount registered would be \$1,000,000.00 and the scheduled closing date would be January 27, 2017. I explained the details of the mortgage loan they were obtaining on 29 Woodhaven Crescent, Richmond Hill, On, L4E 3T1. I explained the transaction to both in considerable detail.
5. Both signed and their signatures were witnessed by myself. Both parties seemed to understand my explanation.
6. Ms. Sheida Aletratikhosroshahi seemed to be signing the documents voluntarily and did not seem to be under any duress or undue pressure when she was signing the documents.

**SWORN** before me at the Town of  
Richmond Hill, in Province of Ontario,  
This 25th day of July 2018



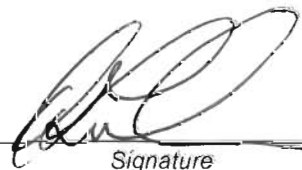
OLIMPIA GILMOUR



*A Commissioner for taking Affidavits, etc.*

Put a line through any blank space left on this page.

Sworn/Affirmed before me at Richmond Hill  
municipality  
in Ontario  
province, state, or country  
on July 26, 2018  
date  
S. Hain  
Commissioner for taking affidavits  
(Type or print name below if signature is illegible.)

  
Signature  
(This form is to be signed in front of a  
lawyer, justice of the peace, notary public  
or commissioner for taking affidavits.)