

**PRIME VET ET AL
In Receivership**

**Information Summary
For Prospective Purchasers**



INTRODUCTION

On June 21, 2019, MNP Ltd. was appointed by the Court of Queen's Bench of Alberta as the Receiver (the "Receiver") in respect of the assets and properties of Edmonton South Animal Hospital Ltd., Prime Vet Corporation, Prime Vet Holdings Corp., Lakeview Animal Hospital Ltd., and Cumberland Veterinary Services Ltd. (herein collectively referred to as "**Prime Vet**" or the "**Companies**"). In our capacity as Receiver, we are soliciting offers to purchase the Companies assets en bloc, namely the veterinarian practices and all the associated equipment and inventory as well as real property.

LIMITATIONS

To facilitate this process, we have prepared a Confidential Information Package ("CIP"). All information in the CIP has been prepared solely for the convenience of prospective purchasers and has not been audited or otherwise verified by the Receiver. The Receiver does not make any representations or warranties as to the accuracy or completeness of the CIP and shall have no liability for any representations (be they expressed or implied) or omissions contained herein nor in any other written or oral communications transmitted to prospective purchasers in the course of the evaluations of the assets. Furthermore, the information provided in the CIP may not contain all of the information a prospective purchaser may require and therefore, prospective purchasers should conduct their own investigations, analysis and due diligence relating to the Company's assets and any of the information contained in the CIP.

HIGHLIGHTS

- Three (3) Veterinary practices, to be sold together or individually: Edmonton South Animal Hospital, Terra Losa Animal Hospital and Lakeview Animal Hospital;
- In good standing with ABVMA and AAHA Accredited;
- Two (2) practices operating from leased space with commercial leases in place;
- One (1) practice operating from a condominium unit (also available for sale through Receivership proceedings); and
- Other information, including financial reports and detailed information on assets (including leased equipment) available electronically upon execution of a Confidentiality Agreement.

THE SALES PROCESS

Process Stage	Timing
CIP sent to interested parties	Commencing July 12, 2019
Web-based data room access provided to prospective purchasers upon execution of Confidentiality Agreement	Commencing July 12, 2019
Access to ESAH, Lakeview and Terra Losa	July 21, 2019 and July 28, 2019
Deadline for Offers to Purchase	August 15, 2019 at 5 PM MST
Selection of successful Offer to Purchase (if any)	August 23, 2019 (estimated)
Court approval of sale	As soon as possible, pending Court Availability
Closing	15 days following Court Approval (estimated)

The Receiver has formulated specific transaction procedures that are included in the Terms and Conditions of Sale included in the CIP, however, the Receiver reserves the right to:

- Amend or terminate the sales procedures during the sales process;
- Accept an Offer to Purchase that may not necessarily be the highest bid;
- Negotiate with one or more prospective purchasers at any time;
- Set a minimum offer price for any of the assets;
- Enter into a definitive transaction agreement without prior notice to other prospective purchasers at any time during the transaction process; and
- Not accept any Offers to Purchase.

To receive a copy of the Confidentiality Agreement and CIP, please contact the Receiver as per below:

MNP Ltd.in its capacity as Receiver of
Prime Vet
1300, 10235 101 Street NW
Edmonton, AB T5J 3G1

Attn: Reina Ainsworth
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