

TRANSFER Form 8.4

District of _____

Transfer of Land Transfer of Mortgage Transfer of Leasehold Title Transfer of Encumbrance

1. TRANSFEROR(S) (Vendor) include address, postal code AND INTEREST/ESTATE TRANSFERRED

see schedule

2. LAND DESCRIPTION

TITLE NUMBER(S)

MORTGAGE NUMBER(S)

see schedule

3. CONSIDERATION

Receipt of \$ _____ is acknowledged.

4. FAIR MARKET VALUE AND, IF APPLICABLE, LAND TRANSFER TAX EXEMPTION EVIDENCE

1. I certify that the fair market value of the land as a whole with respect to which this transfer is tendered for registration within the meaning of Part III of The Revenue Act is \$ _____

see schedule

2.

DATE
Y M D

.....
 Name Signature

5. TRANSFEREE(S) (Purchaser) True and correct name, address, postal code AND TENANCY/ESTATE/SHARE ACQUIRED

see schedule

6. ADDRESS OF TRANSFEREE(S) FOR SERVICE include postal code

7. EVIDENCE OF TRANSFEROR(S)

see schedule

1. I am (one of) the within transferor(s) and I am of the full age of majority.
2. I am (one of) the (person(s) entitled to be) owner of the within described land.
3. I hereby transfer the land/lease/mortgage/encumbrance to the Transferee(s).
- 4.
- 5.
- 6.

DATE
Y M D

.....
 Witness Name Signature

.....
 Witness Name Signature

.....
 Witness Name Signature

IMPORTANT NOTICE: By virtue of Section 194 of The Real Property Act, any statement set out in this document and signed by the party making the statement has the same effect and validity as an oath, affidavit, affirmation or statutory declaration given pursuant to The Manitoba Evidence Act.

8. TYPE OF PROPERTY Residential Farm Commercial

9. FARM LANDS OWNERSHIP DECLARATION

The registration of this instrument does not contravene the provisions of The Farm Lands Ownership Act because:

Strike out inappropriate statement(s) and initial

1. The within land is not farm land as defined in The Farm Lands Ownership Act.
2. The within farm land is exempt by Regulation 325/87R of The Real Property Act, i.e. it is 5 acres or less.
3. The aggregate holdings of farm land by the Transferee is less than 40 acres (including the land in this instrument).
4. The Transferee is a Canadian citizen, permanent resident of Canada, agency of the government, municipality, local government district, Qualified Canadian Organization, Family Farm Corporation or a Qualified Immigrant as defined in The Farm Lands Ownership Act.
5. The interest in farm land is being claimed pursuant to a bona fide debt obligation.
6. The Transferee is exempt by the Farm Lands Ownership Board (Order enclosed).
7. Other (specify section of The Farm Lands Ownership Act) _____

Particulars:

DATE
Y M D

..... Name Signature

..... Name Signature

Transferee, Transferor or Agent

10/11. HOMESTEADS ACT CONSENT TO DISPOSITION AND ACKNOWLEDGEMENT

Transfer of Land or Leasehold title only. Note: For consent by widow(er) or surviving common-law partner, see section 22 of The Homesteads Act.

I, the spouse or common-law partner of the Transferor, consent to the disposition of the homestead effected by this instrument and acknowledge that:

1. I am the first spouse or common-law partner to acquire homestead rights in the property; or
 A previous spouse or common-law partner of the Transferor acquired homestead rights in the property but those rights have been released or terminated in accordance with The Homesteads Act.
2. I am aware that The Homesteads Act gives me a life estate in the homestead and that I have the right to prevent this disposition of the homestead by withholding my consent.
3. I am aware that the effect of this consent is to give up my life estate in the homestead to the extent necessary to give effect to this disposition.
4. I execute this consent apart from my spouse or common-law partner freely and voluntarily without any compulsion on the part of my spouse or common-law partner.

DATE
Y M D

..... Name of Spouse or Common-Law Partner Signature of Spouse or Common-Law Partner

..... Name of Witness Signature of Witness

A Notary Public in and for the Province of Manitoba
A Commissioner for Oaths in and for the Province of Manitoba
My commission expires:
Or other person authorized to take affidavits
under The Manitoba Evidence Act (Specify)

12. ENCUMBRANCES, LIENS AND INTERESTS - The within document is subject to instrument number(s)

13. INSTRUMENT PRESENTED FOR REGISTRATION BY *include address, postal code, contact person and phone number*

LTO USE ONLY

FEES CHECKED	REFUND AMOUNT
<p style="text-align: center;">Certificate of Registration</p> <p>Registered this date _____</p> <p>as No. _____</p> <p>I certify that the within instrument was registered in the _____ Land Titles Office and entered on Title No. _____</p> <p>_____ For District Registrar</p> <p>New Title No. _____</p>	TRANSFER

NOTE: SINGULAR INCLUDES PLURAL AND VICE VERSA WHERE APPLICABLE. "I" to be read as including all Transferor(s) whether individual or corporate.