

**Land Titles Act
Yukon Land Registration District
Transfer of Land**

I/We _____
(Insert full name(s) and tenancy type as shown on Certificate of Title of Transferor(s))

Of _____
(Insert address of Transferor(s))

Being (or entitled to be) registered owner of an estate in fee simple, subject, however, to such encumbrances, liens and interests as are notified by memorandum underwritten (or endorsed hereon) in all the certain tract(s) of land described as follows:

(Insert complete legal description shown on Certificate of Title (Lot, Portion, Block, Quad, Group, Subdivision, City, Plan # as well as Yukon – legal description also includes any parcel descriptions or particulars also shown on Certificate of Title)

do hereby in consideration of the sum of _____ dollars

paid to me by _____
of _____ in the _____
(Town or City) (Territory or Province)

the receipt of which sum I hereby acknowledge, transfer to the said ***(Insert full name(s) and *tenancy type of Transferee(s) *Tenancy Type – the two most popular are “as joint tenants” or “as tenants-in-common”. Tenants-in-common requires percentages indicating parties’ interests in the property. For the definition of the tenancy types, please seek legal advice.***

all my estate and interest in the said land.

In Witness Whereof, I/We has/have hereunto subscribed my/our name(s) this _____ day of _____, A.D. 20_____.

SIGNED by the said _____)
1. _____) 1. _____
(PRINT Name of Transferor) (Signature of Transferor)

2. _____) 2. _____
(PRINT Name of Transferor) (Signature of Transferor)

in the presence of a Witness _____)
1. _____) 1. _____
(PRINT Name of Witness) (Signature of Witness)

Subject to the reservations and exceptions contained in the original grant from the Crown and _____
(List all Charges, Liens and Interests shown on the Certificate of Title)

Full mailing address of Transferee(s): _____

Affidavit of Attestation

Canada) I, _____ of _____
 Yukon) (**PRINT Name of Witness from front page**) (Town or
 City)
 To Wit:) in Yukon, make oath and say: -

1. **That** I was personally present and did see _____
 (Full name(s) of Transferor(s))

named in the within instrument who is (are) personally known to me, to be the person(s) named therein, duly sign and execute the same for the purposes named therein;

2. **That** the said instrument was executed at _____ in the Yukon
 Territory and that I am the subscribing witness thereto; (Town or City)

3. **That** I know the said _____
 (Full name(s) of Transferor(s))

and (s)he is (they are) in my belief of the full age of nineteen years.

Sworn before me at _____)
 _____, in Yukon,)
 this _____ day of _____)
 _____ A.D. 20 _____.) (Signature of Witness)
 _____)
 _____)
 A Notary Public In and For Yukon)
 _____)

(Print Name of Notary Public)
 (If sworn outside of Yukon the Notary Public is required to affix their seal)

Affidavit of Value

Canada) I, _____ of _____
 Yukon) (**PRINT full name of Transferor/Transferee/ Agent**) (Town or City)
 To Wit:) in Yukon, make oath and say: -

1. **That** I am the Transferor/or Transferee/ or Agent of the Transferor/ or Agent of the Transferee(s) named in the annexed instrument; (**Circle the above that applies**)

2. **That** the fair market value of the within described parcel(s) of land (s), together with all buildings and other improvements thereon is in my opinion of the value of _____

(\$ _____) dollars.

Note: Fair market value means the dollar amount that the land might be expected to realize if it were sold on the open market by a willing seller to a willing buyer. "Land" includes buildings and all other improvements affixed to the land.

Sworn before me at _____)
 _____, in Yukon,)
 this _____ day of _____)
 _____ A.D. 20 _____.)
 _____)
 _____) (Signature of Transferor/Transferee/ Agent)
 _____)

A Notary Public In and For Yukon (**Signature**)
 _____)
 (Print Name of Notary Public))
 (If sworn outside of Yukon the Notary Public must affix their seal)

SPOUSAL AFFIDAVIT

I/We, _____,
of the _____ of _____, in the Yukon

MAKE OATH AND SAY (AFFIRM) AS FOLLOWS:

1. The word "Property" as used herein means the property described in the attached instrument.
2. The words "Spouse" and "Family Home" as used herein are defined in Section 1 and Section 21 of the *Family Property and Support Act*, 1986 c 63 (the "Act");
3. The words "supply" and "exempt supply" as used herein have the meanings assigned thereto under the *Excise Tax Act* (Canada);
4. The supply of the property contemplated by this transaction is an exempt supply under the *Excise Tax Act* (Canada).

Mark the applicable boxes in Paragraph 5 with a "✓" or "X".

5. When I/we executed the attached instrument,
- (a) I was not a spouse;
- (b) I was a spouse and _____ was my spouse; (**Attach a completed Spousal Consent Affidavit if 5(b) and 6(a) are applicable**);
- (c) We were spouses of one another;
- (d) We were not spouses of one another and neither of us has a spouse or former spouse who has any right to possession of the property.

Mark the applicable boxes in Paragraph 6 with a "✓" or "X".

6. (a) the property has been occupied by myself and my spouse as our family home. (**If 5(b) and 6(a) are applicable attach a completed Spousal Consent Affidavit**).
- (b) the property has not been occupied by myself and my spouse as our family home.
- (c) the property has not been occupied by myself and my spouse as our family home since the cancellation of its designation as our family home under Section 24 or 27 of the *Act*;
- (d) the property is not designated as a family home under Section 24 of the *Act*, and an instrument designating another property as a family home is registered under Section 24 of the *Act* and is not cancelled.
- (e) the instrument to which this Affidavit is attached is authorized by a Court Order (or an Order has been made releasing the property as a family home) and such Order has not been appealed, the time for appeal has expired and no application for leave to appeal or to extend the time to appeal has been made.

*** Mark "✓" or "X" in Paragraph 7 or strike out if inapplicable.***

7. I am a resident of Canada and as at the completion of the attached transaction I will continue to be a resident of Canada as defined in the *Income Tax Act* (Canada), as amended from time to time.

Sworn (Affirmed) before me at the _____)

of _____ in Yukon,)

this _____ day of _____, 20____)

_____)

A Notary Public in and for Yukon)

(Printed Name of Notary)

Land Titles will reject forms that have not been fully completed. Check to ensure that you have:
***⇨Marked the applicable clauses in Paragraph 5 and 6. If 5(b) and 6(a) are applicable, be sure to attach the duly completed Spousal Consent Affidavit; and**
***⇨Marked Paragraph 7, and if not applicable, you have struck it out.**