



Directions for Completing EFS Forms

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Version 1.10

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Change Record

Version	Date	Page	Description
1.0	August 16, 2016	All	Initial release. This information in this document was previously published in the Director's Requirements for Electronic Land Title Forms (DR 03-11) (https://www.ltsa.ca/sites/default/files/DR-03-11-Directors-Requirements-for-Electronic-Land-Title-Forms.pdf), which has been renamed Electronic Land Title Forms and Supporting Documents.
1.1	March 20 2017	72, 80-81	Added field and completion instructions for Terms of Instrument Part 2 when Nature of Interest Transfer of Charge is selected
1.2	November 20, 2017	7, 33, 65	Forms A, B and C – change order of general instructions for item 1 and 2
		42 -45	Added instruction and image for mortgage over multiple parcels with different owners
		76	Set out instructions for a partial release of a charge
		9, 35, 67,	Updated image of application section on transfer form
		74, 81 - 84	Updated instructions for completing Terms of Instrument Part 2
		88, 147, 188	Updated image for Authorized Subscriber in Transferee section of form
		78	Removed Form 24, 27, 28 as approved forms
		127	Added form completion instruction for the Declaration and Form F, Certificate of Payment
		126	Added instructions and image for declaration of trust
		133	Added note about using the correct Form 17 application
		152	Added note about ensuring the correct charge name for caveat and CPL on the Form 17 Added instruction about no PID for a Power of Attorney
		172-173, 193	Replaced images for DSPL Schedules
		191	Deleted data entry instructions for the covenant statement on the Schedule of Owners and Witnesses contained in the Application to Deposit Plan
		216 - 218	Added to Local Government Filing Form natures of interest – Notice of Park Land Agreement, Notice of Release of Land Use Contract, Release of Land Use Contract (By Effluxion of Time)

1.2	November 20, 2017	178	Removed instruction for election and authorization to proceed with CPL and Caveat when filing a Application to Deposit Plan
		223	Added instruction for incorporation number on a CBL
1.3	March 2018	8, 29-30, 34, 61-62, 66, 96, 101-102, 125, 134, 159, 176, 206, 223	Added links to electronic signature setup and requirements for electronic signature appearances
1.4	January 1, 2019	18-20	Updated images for Determinable Fee Simple, Fee Simple on Condition and Fee Simple with Exception or Reservation
		52-53	Updated field label from Freehold to Fee Simple in Item 8, Interest Mortgaged.
		57 91-92	Updated image and professional capacity from Commissioner for Taking Affidavits in British Columbia to Commissioner for Taking Affidavits for British Columbia
		11, 37, 69, 139, 208, 226	Updated delivery method for STC requests on the form. Changed from mail delivery to electronic delivery to the customers myLTSA account
1.5	November 15, 2019	6, 137, 212	Removed "Director's Requirements" replaced with "E-filing Directions" removed "requirements" and replaced with "directions"
		6	Updated document name: removed <i>Approved Supporting Documents for Electronic Forms</i> and replaced with <i>Supporting Documents for Electronic Applications</i>
		7, 32, 64, 65, 125, 131, 133, 137, 152, 155, 158, 169, 173, 206, 224	Replaced images of Form A, Form B, Form C Charge and Release, Declaration, Form 17s, Strata Property Act Filing form, Survey Plan Certification, Application to Deposit Plan, Local Government Filing form, Claim of Builders Lien
		8	Removed "completion instructions and Director's Requirements" and replaced with "E-filing Directions and directions for completing forms"
		9, 28, 31, 35, 60, 63, 67, 94, 97, 101, 103, 126, 177, 178, 224	Removed "true copy" replaced with "execution copy"
		9, 31, 35, 63, 67, 97, 103, 126, 127, 129,	Removed "subscriber" and replaced with "designate"

		134, 159, 178, 224	
		17	Removed direction to add a fractional interest after the market value in the Market Value field
		33, 66, 103, 146, 227, 246	Updated image of the form's electronic signature certification statements
		97, 103, 126, 129, 134	Removed "other authorized subscriber" and replaced with "member of the Authorized Subscriber Register"
		69	Specified that an election to proceed subject to certificate of pending litigation or caveat is applicable to registering a charge (Form C Charge)
		75	Added "do not enter additional information on the second line" for the Additional Information field in Item 3, Nature of Interest of the Form C
		78	Added direction for completing the Additional Information field for common property as a dominant tenement, added image Common Property as Dominant Tenement
		82	Removed duplicate directions related to using a schedule
		126, 134, 159, 178, 207	Updated <i>Land Title Act</i> Part 10.1 section references and certifications by designates
		169	Updated document names from <i>Land Title EFS Requirements for Land Title Forms</i> to <i>Electronic Land Title Plan and Plan Application Requirements</i> and <i>General Survey Instructions</i> to <i>Survey and Plan Rules</i>
		206	Removed true copy requirement for Local Government Filing form
	February 20, 2020	7,9, 32,35, 62, 64, 65, 67, 97, 103, 125, 126, 133, 134,136,151, 154, 157-159, 172, 177,178, 168,192, 205, 206, 208, 223-225,	Updated the links to all the form templates, electronic signature setup and <i>Supporting Documents for Electronic Applications</i>

1.6	June 24, 2020	3, 4	Added direction on informational document related to a release of a Land Tax Deferment Act charge and preferred form of letter described in a Declaration form
		122	Added direction for completing a Land Tax Deferment Act declaration and preferred form of letter described in a Declaration form
1.7	September 28, 2020	120	Added new image of Declaration Form
1.8	February 1, 2021	Entire document	Removed guidance related to all Form 17s, Local Government Filing, Strata Property Act Filing, and Claim of Builders Lien form. These PDF forms were retired on Dec. 13/20 and Feb. 1/21. They are available in web filing in myLTSA.
		3-4, 122	Updated direction for a Land Tax Deferment Act letter that requests a delay in sending a Notice Declining to Register. The letter must be entered on a declaration form and not attached as a separate letter
1.9	April 1, 2021	Entire document	Revised links
1.10	September 12, 2021	Entire document	Removed guidance for Form A Freehold Transfer, Form B Mortgage, Form C Charge, Form C Release. These PDF form templates are retired. See web filing form practice guides for direction on completing forms.

1. Introduction

The Director of Land Titles (Director) has established directions for electronic forms, including EFS Forms, and supporting documents in E-filing Directions published at https://ltsa.ca/sites/default/files/E-filing%20Directions_0.pdf These directions include a requirement that an EFS form must be completed in compliance with the directions provided in this document.

EFS forms are published as downloadable templates, which include a mixture of free form and structured text fields, as well as drop down menus and tick boxes where appropriate to select content for the form. This document provides directions for completing form fields and detailed instructions for completing and signing EFS forms.

Subsequent references to “electronic form” in this document mean EFS Form.

Supporting documents

The Director has designated the supporting documents that may be submitted with an electronic form in *Supporting Documents for Electronic Applications* published at <https://ltsa.ca/sites/default/files/Supporting%20Documents%20for%20Electronic%20Applications.pdf>

2. EFS PDF Form Templates

2.1. Declaration

https://ltsa.ca/wp-content/uploads/2020/10/Form-DG-Declaration-General_V22.pdf

LAND TITLE ACT
FORM DECLARATION

Related Document Number:

LOCK

PAGE 1 OF 1 PAGES

Your electronic signature is a representation that

(a) you are a subscriber under section 168.6 of the Land Title Act, RSBC 1996 c.250, and that you are authorized to electronically sign this document by an e-filing direction made under section 168.22(2) of the act, or

(b) you are a designate authorized to certify this application under section 168.4 of the Land Title Act, RSBC 1996, c.250, that you certify this application under section 168.43(3) of the act, and that the supporting document or a true copy of the supporting document, if a true copy is allowed under an e-filing direction, is in your possession, or

(c) if the purpose of this declaration is to bring to the attention of the registrar an error, omission or misdescription in a previously submitted document under section 168.55 of the act, you certify that, based on your personal knowledge or reasonable belief, this declaration sets out the material facts accurately.

Signature

Form F Statement

NOTE:

A Declaration cannot be used to submit a request to the Registrar for the withdrawal of a document.

More Pages

General Instructions - Declaration

An electronic Declaration is used only in electronic filing and only in support of an electronic document. The declaration is appended automatically at the end of the document it supports.

For further information on submitting declarations, see the Land Title Electronic Filing System (EFS) User's Guide at <http://help.ltsa.ca/myltsa-enterprise/electronic-filing>.

A declaration provides a description of each document required to support an application for registration and any additional information required under s. 168.43 and of the *Land Title Act*. For example, a declaration is used to describe details of the supporting documents listed in the Supporting Documents for Electronic Applications at <https://ltsa.ca/sites/default/files/Supporting%20Documents%20for%20Electronic%20Applications.pdf>.

From time to time, the director may authorize additional supporting documents.

Lock and Unlock

Clicking on the **LOCK** button at the top of the page locks or freezes the data in the form and enters a unique identifier. Clicking on the **UNLOCK** button on a locked form unlocks the frozen data and deletes the unique identifier.

The purpose of this feature is to help lawyers and notaries confirm that a form has not been changed since it was locked. For example, a purchaser's lawyer may send a partially completed declaration to another lawyer for review. After getting it back, the lawyer can check the unique identifier. If the unique identifier is the same as the identifier on the version sent out, then no changes have been made to the locked fields.

Electronic Signature

Once the electronic form is completed, a hardcopy (the execution copy defined in Part 10.1 of the *Land Title Act*) must be printed and executed in accordance with Part 5 of the *Land Title Act*. The name and particulars of the witnessing officer must be entered before the electronic signature is affixed.

For help setting up your electronic signature, visit electronic signature set up at <https://help.ltsa.ca/myltsa-enterprise/electronic-filing/digital-certificate-management>

The LTSA in consultation with The Law Society of British Columbia has defined some required settings for electronic signature formats to be used for e-filing. You must set these options the first time you apply an electronic signature in accordance with the "Set Electronic Signature Appearance Options" found at the following link <https://help.ltsa.ca/myltsa-enterprise/set-electronic-signature-appearance-options>.

A British Columbia lawyer, notary, land surveyor or member of the Authorized Subscriber Register must affix their electronic signature before the form is submitted electronically. If the declaration provides details of a supporting document under s. 168.43 of the *Land Title Act*, the electronic signature certifies that the designate has the supporting document in his or her possession, or a true copy of that supporting document if the applicable e-filing directions allows. If the declaration provides additional information to the registrar, the electronic

signature certifies that, based on the designate's personal information or reasonable belief, the material facts set out in the declaration are correct.

To affix the electronic signature to the form, click on the box at the right of the certification statement. Once an electronic signature is affixed, the form cannot be modified in any way. An unsigned copy of the form should be saved before the electronic signature is affixed.

For further information on filing declarations, see the Land Title Electronic Filing System (EFS) User's Guide at <http://help.ltsa.ca/myltsa-enterprise/electronic-filing>.

Form Fields

Line 1 – **Related document number field:** enter the related document application number only when the related documents have already been submitted and have received numbers.

Line 2 – **Declaratory information field:** enter the following information as applicable:

- a. If a declaration is submitted to describe a Form F, Certificate of Payment, under the *Strata Property Act*, click on **Form F Statement**. A description of the Form F appears automatically. A Form F must be described on the declaration and an image of the Form F attached to a declaration is not acceptable.
- b. To request a delay in sending a Notice Declining to Register in order to file a release of a *Land Tax Deferment Act* charge, enter the template text set out below on a Declaration form. Do not attach a separate letter (requesting the delay) to a Form A or Declaration form.

Below is a template for use in the Declaration form

Land Tax Deferment Act
(Section 10)
Satisfaction of Land Tax Deferment Act Charge
To: Registrar of Titles

I hereby confirm:

- (a) that I am aware of the Land Tax Deferment Act Charge registered on this property, and
- (b) that I am in contact with the officials at the Property Taxation Branch and I am in the process of having the said Land Tax Deferment Act Charge removed from title.

Please accept this declaration as my request to withhold sending a Notice Declining to Register in regard to this charge in order to provide me sufficient time to have the Notice of Satisfaction of the Land Tax Deferment Act Charge filed at the Land Title Office.

- c. If a declaration is submitted to describe a supporting document other than a Form F, include the complete text of the supporting document in the declaration. The declaration should include the names of the parties who signed the supporting document.

- d. If a declaration is submitted to provide additional information to the registrar (e.g., to describe a typographical error in the address and to request that the registrar use the correct address), the declaration must state whether the information is based on personal information or reasonable belief and cite the name of the person making the statement. The declaration must be printed and signed by the individual making the statement.
- e. If the declaration is not made by the lawyer, notary, or land surveyor who prepared the original document, but is made by an owner or conveyancer acting on personal knowledge and belief, the owner or conveyancer must be identified.
- f. Where applicable, the declaration should state that a true copy of the supporting document has been initialed by all of the parties.
- g. By attaching an image of a supporting document to the declaration and applying their electronic signature to the declaration, the designate certifies that, as applicable, the original or a true copy of the supporting document is in his or her possession.

Completion Instructions

- (1) If the declaration is completed prior to submitting the electronic document, the declaration is included with the submission (e.g., to attach a trust agreement).

EXAMPLE: DECLARATION FOR A TRUST AGREEMENT

<p>LAND TITLE ACT FORM DECLARATION</p>	<p>Related Document Number: </p>
<p>LOCK PAGE 1 OF 1 PAGES</p>	
<p>Your electronic signature is a representation that you are a designate authorized to certify this application under section 168.4 of the <i>Land Title Act</i>, RSBC 1996, c.250, that you certify this application under section 168.43(3) of the act, and that the supporting document or a true copy of the supporting document, if a true copy is allowed under an e-filing direction, is in your possession.</p>	<div style="border: 2px solid black; width: 100%; height: 60px; background-color: #e0e0ff;"></div>
<p>Form F Statement</p>	

Please find attached an image of the original trust agreement, in my possession, between Joni Barring, Settlor and Jerri Smithers as Trustee

- (2) If the declaration is created after submitting the electronic document, the declaration is filed by adding the pending number in the related document number field and using the Corrective Declaration process. If the pending electronic document has been assigned to a land title examiner, an electronic Declaration cannot be submitted until a refusal notice has been issued.

EXAMPLE: CORRECTIVE DECLARATION

LAND TITLE ACT
FORM DECLARATION

Related Document Number:

LOCK

PAGE 1 OF 1 PAGES

Your electronic signature is a representation that you are a designate authorized to certify this application under section 168.4 of the *Land Title Act*, RSBC 1996, c.250, that you certify this application under section 168.43(3) of the act, and that the supporting document or a true copy of the supporting document, if a true copy is allowed under an e-filing direction, is in your possession.



Form F Statement

This format is a suggestion only.

The format is:

I, _____, (state identity when this individual is not the submitting lawyer, notary, member of Authorized Subscriber Register or land surveyor) declare that:

1. Make a statement about the error or omission in the document.
2. Set out the correct and/or added information.
3. Where applicable, state you have the consent of all the parties to make the changes (written consent should be retained at your office), and/or, where applicable, state that the execution copy has been initialled by all parties.

Name

The declaration must be printed and signed by the individual making the statement.

- (3) A declaration cannot be used to withdraw a document that is pending. A request for a complete withdrawal of an application is made by submitting a request electronically through the customer portal. Withdrawals submitted electronically are immediately associated to the related application and assigned to the next available examiner.
- (4) If more space is required for the declaration, click on **More Pages**. A continuation page will be appended to the declaration.
- (5) A declaration is appended to the end of the document it supports.

Electronic Signature

Once the electronic form is completed and the image of the original supporting document is attached, a British Columbia lawyer, notary, land surveyor or member of the Authorized Subscriber Register must affix their electronic signature before the form is submitted electronically.

The electronic signature certifies that the designate has in their possession the supporting document described in the application or a true copy of that supporting document if the applicable e-filing direction allows.).

EXAMPLE: DECLARATION

LAND TITLE ACT
FORM DECLARATION

Related Document Number:

LOCK

PAGE 1 OF 1 PAGES

Your electronic signature is a representation that you are a designate authorized to certify this application under section 168.4 of the *Land Title Act*, RSBC 1996, c. 250, that you certify this application under section 168.43(3) of the act, and that the supporting document or a true copy of the supporting document, if a true copy is allowed under an e-filing direction, is in your possession.

A large rectangular area that has been redacted with a light blue background. A small red tab is visible at the top left corner of the redacted area.

2.2. Survey Plan Certification

https://ltsa.ca/wp-content/uploads/2020/10/LTO-Survey-Plan-Certification_V15.pdf

SURVEY PLAN CERTIFICATION
PROVINCE OF BRITISH COLUMBIA

PAGE 1 OF 2 PAGES

Your electronic signature is a representation that you are a British Columbia land surveyor and a subscriber under section 168.6 of the *Land Title Act*, R.S.B.C. 1996 c.250. By electronically signing this document, you are also electronically signing the attached plan under section 168.3 of the act.



1. BC LAND SURVEYOR: (Name, address, phone number)

Import Profile

Name

Address Line 1

Address Line 2

City

BC

Postal Code

Additional Information

Surveyor General Certification [For Surveyor General Use Only]

2. PLAN IDENTIFICATION:

Plan Number:

This original plan number assignment was done under Commission #:

3. CERTIFICATION:

Form 9

Explanatory Plan

Form 9A

I am a British Columbia land surveyor and certify that I was present at and personally superintended this survey and that the survey and plan are correct.

The field survey was completed on:

2015

January

01

(YYYY/Month/DD)

The checklist was filed under ECR#:

The plan was completed and checked on:

2015

January

01

(YYYY/Month/DD)

None

Strata Form S

None

Strata Form U1

Strata Form U1/U2

Arterial Highway I am a British Columbia land surveyor and certify that I am authorized by the Minister of Transportation and Infrastructure under section 44.1 of the Transportation Act to show certain lands identified on this plan dedicated as Arterial Highway.

Remainder Parcel (Airspace) I am a British Columbia Land Surveyor and certify that no portion of the parcels or dedications created on this plan overlap vertically, that is, lie above or below any portion of the Air Space parcels on Air Space Plan

4. ALTERATION:

LTO Document Reference:

This is an alteration to a previous version of this plan identified by control number:

DESCRIPTION OF ALTERATION: SEE SCHEDULE

General Information

The Survey Plan Certification, with plan attached, is created by a British Columbia land surveyor and e-mailed to the lawyer or notary responsible for submitting the plan to the land title office. As the lawyer or notary is not responsible for completing the certification, this guide does not include completion instructions. However, this section of the guide includes general information about the form and an example of completed documents.

The Survey Plan Certification allows a British Columbia land surveyor to apply their electronic signature to the form certifying that the information in the form and the attached plan are correct.

Land surveyors acquire plan numbers for electronic plans in advance. Therefore, the plan attached to the Survey Plan Certification contains the new plan number. When the land surveyor applies their electronic signature to the form, a control number is generated automatically. The control number identifies the version of the plan that the land surveyor is certifying.

When an electronic Application to Deposit Plan at Land Title Office is created, the application includes both the plan number and the control number. Individuals who are required to approve and sign electronic applications, including owners and approving officers, have assurance that they are approving the correct version of a plan because the application contains the same plan number and the same control number as the Survey Plan Certification.

The electronic filing system confirms that the plan number and the control number on the Survey Plan Certification and on the application are the same.

Signatures and approvals are shown on an electronic application in accordance with the Electronic Land Title Plan and Plan Application Requirements and the Survey and Plan Rules. .

The Survey and Plan Rules are available at <http://www.abcls.ca> and the Electronic Land Title Plan and Plan Application Requirements at https://ltsa.ca/wp-content/uploads/2020/10/Electronic_Land_Title_Plan_and_Plan_Application_Requirements.pdf.

Practice Alert: Lawyers and notaries who receive by e-mail a Survey Plan Certification, with plan attached, MUST NOT open the certification and save it to a file. When opened and saved, the electronic signature may be invalidated. Users should right-click on the icon and save the certification to a file without opening it.

Example of Survey Plan Certification

SURVEY PLAN CERTIFICATION
PROVINCE OF BRITISH COLUMBIA

PAGE 1 OF 1 PAGES

Your electronic signature is a representation that you are a British Columbia land surveyor and a subscriber under section 168.6 of the Land Title Act, RSBC 1996 c.250. By electronically signing this document, you are also electronically signing the attached plan under section 168.3 of the act.

Sam
Surveyor

Digitally signed by
Sam Surveyor
Date: 2019.06.21
16:06:52 -07'00'

1. BC LAND SURVEYOR: (Name, address, phone number)

[Import Profile](#)

Name

Address Line 1

Address Line 2

City

BC Postal Code

Additional Information

Surveyor General Certification [For Surveyor General Use Only]

2. PLAN IDENTIFICATION:

Control Number: **156-115-8412**

Plan Number: **EPP123**

This original plan number assignment was done under Commission #: **234**

3. CERTIFICATION:

Form 9 Explanatory Plan Form 9A

I am a British Columbia land surveyor and certify that I was present at and personally superintended this survey and that the survey and plan are correct.

The field survey was completed on: 2019 January 01 (YYYY/Month/DD) The checklist was filed under ECR#: 123456
The plan was completed and checked on: 2019 January 01 (YYYY/Month/DD)

None Strata Form S

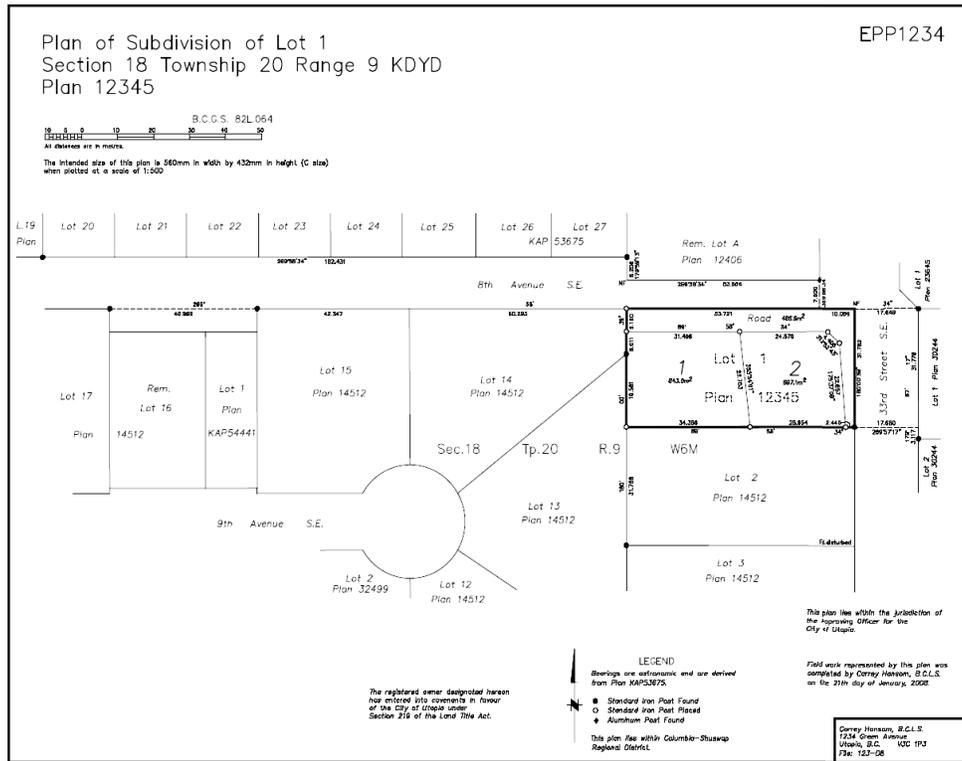
None Strata Form U1 Strata Form U1/U2

Arterial Highway

Remainder Parcel (Airspace)

4. ALTERATION:

Example of Survey Plan to Be Attached to Survey Plan Certification



2.3. Application to Deposit Plan at Land Title Office

https://ltsa.ca/wp-content/uploads/2020/10/LTO-Application-to-Deposit-Plan_V18.pdf

APPLICATION TO DEPOSIT PLAN
AT LAND TITLE OFFICE
PROVINCE OF BRITISH COLUMBIA

[HELP GUIDE](#)

[LOCK](#)

PAGE 1 OF 1 PAGES

Your electronic signature is a representation that
(a) you are a subscriber under section 168.6 of the *Land Title Act*, RSBC 1996 c.250, and that you are authorized to electronically sign this application by an e-filing direction made under section 168.22(3) of the act, and
(b) if this application requires an execution copy, that you are a designate authorized to certify this application under section 168.4 of the *Land Title Act*, RSBC 1996, c.250, that you certify this application under section 168.42(4) of the act, and that an execution copy, or a true copy of that execution copy, is in your possession.

1. APPLICATION: (Name, address, phone number of applicant, applicant's solicitor or agent)

[Import Profile](#)

Applicant Name		
Address Line 1		Additional Information
Address Line 2		
City	BC Postal Code	

Deduct LTSA Fees? Yes

2. PARCEL IDENTIFIER AND LEGAL DESCRIPTION OF LAND:
[PID] [LEGAL DESCRIPTION]

000-000-000	LEGAL DESCRIPTION FIELD
No PID NMBR	

[Use 30 Parcel Schedule](#)

[Use 3 Parcel Schedule](#)

3. APPLICATION FOR DEPOSIT OF:

PLAN TYPE	PLAN NUMBER	CONTROL NUMBER	NUMBER OF NEW LOTS CREATED
Select Plan Type		000-000-0000	

4. OWNER(S): (updated owner(s) name(s), occupation(s), postal address and postal code)

[Use Schedule](#)

GIVEN NAMES; LAST NAME; OCCUPATION		
GIVEN NAMES; LAST NAME; OCCUPATION		
STREET ADDRESS		
CITY	BRITISH COLUMBIA	
AS JOINT TENANTS	POSTAL CODE	CANADA

[Joint Tenants ?](#)

5. ADDITIONAL INFORMATION:

Is there a supporting document required for this plan application?
Click on the [Help Guide](#) button on the top of this form for more information.

[Add Owner/Charge Signatures](#)

[Add Approver Signatures](#)

[Add SG Signatures](#)

[Use Schedule](#)

Application to Deposit Plan at Land Title Office Schedule of Owners and Witnesses

SCHEDULE OF OWNERS AND WITNESSES

PAGE 3 OF 3 PAGES

PLAN NUMBER: CONTROL NUMBER:

<p>Witness to All Signatures</p> <p>_____</p> <p>[signature]</p> <p>_____</p> <p>[fill in witness name]</p> <p>_____</p> <p>[fill in occupation]</p> <p>_____</p> <p>[fill in address line 1]</p> <p>_____</p> <p>[fill in address line 2]</p>	<p>Select the appropriate type of owner signature which will autopopulate this field.</p>
---	---

<p>Witness to All Signatures</p> <p>_____</p> <p>[signature]</p> <p>_____</p> <p>[fill in witness name]</p> <p>_____</p> <p>[fill in occupation]</p> <p>_____</p> <p>[fill in address line 1]</p> <p>_____</p> <p>[fill in address line 2]</p>	<p>Select the appropriate type of owner signature which will autopopulate this field.</p>
---	---

Application to Deposit Plan at Land Title Office Schedule of Approving Officers and Provincial Approvers

SCHEDULE OF APPROVING OFFICERS AND PROVINCIAL APPROVERS

PAGE 2 OF 4 PAGES

PLAN NUMBER:

CONTROL NUMBER:

Select the approval type from the following selections in the drop down. *Appropriate editable text will auto fill in the text box*

Approval - Approving Officer, LTA s. 88



Plan EPP _____ is Approved under the Land Title Act on _____ [date].

[signature] Approving Officer

[Fill in name of Approving Officer]

[Fill in name of municipality, or as case may be]

[include file reference if desired]

Select the approval type from the following selections in the drop down. *Appropriate editable text will auto fill in the text box*

Select the correct form of approval which will autopopulate this field.

Application to Deposit Plan at Land Title Office Schedule of Surveyor General Approvals

SCHEDULE OF SURVEYOR GENERAL APPROVALS

PAGE 3 OF 3 PAGES

PLAN NUMBER: CONTROL NUMBER:

Select the approval type from the following selections in the drop down. *Appropriate editable text will auto fill in the text box*

Select an approval type from the above dropdown menu and this field will autopopulate with data entry fields.
See below for an example.]

Select the approval type from the following selections in the drop down. *Appropriate editable text will auto fill in the text box*

Bare Land Stata - Modified Monumentation

Modified monumentation has been used for Strata Plan EPS_____.

[Signature]

Surveyor General [Fill in name]

[Date]

Add Owner/Charge Signatures

Add Approver Signatures

Add SG Signatures

General Directions – Application to Deposit Plan at Land Title Office

The Application to Deposit Plan at Land Title Office is the form used to submit electronic plans and supporting documents. In addition to completion instructions for each Item in the application, this part sets out specific requirements for a number of special topics including pre-plan conveyances, alterations to pending plans, phased and amended strata plans, and road and highway closures. These topics are addressed at the end of this part.

- (1) An application to deposit a survey plan by electronic means must be made in the form, Application to Deposit Plan at Land Title Office (the “application”). Only the plan types listed in the drop down menu on the application may be submitted electronically.
- (2) Forms prescribed under the *Strata Property Act* cannot be attached to an application. *Strata Property Act* forms must be prepared and signed in hardcopy format, imaged, attached to an electronic Strata Property Act Filing, and submitted to the land title office as part of an electronic strata plan application package. For instructions on preparing and filing strata forms, see the instructions for the Strata Property Act Filing.
- (3) The application must contain the pre-assigned plan number and control number from the electronic Survey Plan Certification, with plan attached, and must be submitted before the Survey Plan Certification. Pre-assigned electronic plan numbers begin with the prefix EPP for land title plans and the prefix EPS for strata plans. British Columbia land surveyors obtain the plan numbers. The director has exempted three plan types from the requirement for pre-assigned plan numbers to enable submission of subsequent phases and amendments to hardcopy strata plans and Block Outline posting plans of plans filed with hardcopy plan numbers. The land surveyor enters the existing hardcopy plan number in the Survey Plan Certification for these types of plans. Applicants must also enter the same hardcopy plan number on the application.
- (4) The application includes fields for information about the applicant, the legal description of the property, the type of plan application, the owners, any additional information required to complete the application and schedules for required signatures.
- (5) Requirements and instructions for completing the form can be accessed by clicking on the **Help Guide** button at the top of the Form.
- (6) Additional information, in the form of supporting documents, must be imaged, attached to an electronic Declaration, and submitted immediately following the application. The Director has approved document types that may be attached to an electronic Declaration. See Supporting Documents for Electronic Applications at <https://ltsa.ca/sites/default/files/Supporting%20Documents%20for%20Electronic%20Applications.pdf>. The Director may authorize additional supporting documents from time to time.
- (7) The signatures, witnesses and approval blocks are shown on the Application to Deposit Plan Form. There are three types of signature schedules—one for owners, one for approving agencies, and one for Surveyor General approvals. Each schedule contains a drop down menu listing the required approvals and signatories. The schedules are created by clicking on **Add Owner/Charge Signatures**, **Add Approver Signatures** or **Add SG Signatures** at the bottom of the application. By selecting an item from the drop down menu in each schedule, the signature or witness field is populated automatically with the appropriate text for the type selected. This text can be edited.

- (8) Each page of the application carries forward the plan number and control number entered on the first page and all pages are numbered automatically. By printing or signing the application electronically, the schedules are reordered in the same order as shown on the application.
- (9) Electronic forms are designed with specific fields intended for specific information. Enter the data in the field specified for that purpose by pressing the **Tab** key to move from one field to the next. Hover the mouse over any field to see the tool tips for completing the field.
- (10) Electronic land title forms, including their schedules, are numbered automatically and the user is not required to number the pages within the form. If the submission includes additional material, other than the electronic land title forms and their schedules (e.g., signatures for the consents of owners and approvals), page numbers on the additional material are not updated and the land title office does not require that these pages be numbered.
- (11) The phrase *END OF DOCUMENT* is not required on an electronic form.

Lock and Unlock

Clicking on the **LOCK** button at the top of the page locks or freezes all the data in the form fields—except for items in the application section, which can be edited—and enters a unique identifier. Locking the form deletes any unused schedules. Clicking on the **UNLOCK** button on a locked form unlocks the frozen data and deletes the unique identifier.

The purpose of this feature is to help lawyers, notaries, land surveyors and members of the Authorized Subscriber Register keep track of changes to a form by providing a new number each time the form is locked. For example, a purchaser’s lawyer may send a partially completed form to another lawyer for review. After getting it back, the lawyer can check the unique identifier to see that no further changes have been made to the locked form fields. If the unique identifier is the same as the identifier on the version sent out, then no changes have been made to the fields. Locking does not prevent pages being added to or deleted from the document (e.g., the insertion of an image of a supporting document).

Electronic Signature

Once the electronic form is completed, a hardcopy (the execution copy defined in Part 10.1 of the *Land Title Act*) must be printed, executed and witnessed in accordance with Part 5 of the *Land Title Act*. The name and particulars of the witness must be entered before the electronic signature is affixed.

For help setting up your electronic signature, visit electronic signature set up at <https://help.ltsa.ca/myltsa-enterprise/electronic-filing/digital-certificate-management>

The LTSA in consultation with The Law Society of British Columbia has defined some required settings for electronic signature formats to be used for e-filing. You must set these options the first time you apply an electronic signature in accordance with the “Set Electronic Signature Appearance Options” found at the following link <https://help.ltsa.ca/myltsa-enterprise/set-electronic-signature-appearance-options>.

British Columbia lawyers, notaries public, land surveyors or members of the Authorized Subscriber Register must affix their electronic signature before the form is submitted electronically. The electronic signature is a representation that he or she is a subscriber under s. 168.6 of the act and that he or she is authorized to electronically sign the application by an e-filing direction under s. 168.22(2) and, if an execution copy is required that he or she is a designate authorized to certify the application under s. 168.42(4) and that he or she has in their possession an execution copy, or a true copy of that execution copy (e.g., a facsimile).

To affix the electronic signature to the form, click on the box at the right of the certification statement. Once an electronic signature is affixed, the form cannot be modified in any way. An unsigned copy of the form should be saved before the electronic signature is affixed.

For detailed procedures, see the Land Title Electronic Filing System (EFS) User's Guide at <http://help.ltsa.ca/myltsa-enterprise/electronic-filing>.

When a plan type is selected which does not require signatures (e.g., Posting Plans, Statutory Rights of Way), ignore the following warning when finalizing the application.

EXAMPLE: WARNING MAY BE IGNORED FOR PLANS WHICH DO NOT REQUIRE SIGNATURES

Warning - Consent or approval signature pages are generally required but none are appended to this form.

Item 1—Application

- (1) Under the *Land Title Act*, the applicant is the person who is entitled to be the registered owner of the estate transferred. Item 1 constitutes the application to register the estate transferred and must be completed by the applicant or the solicitor or agent of the applicant either before or after execution of the instrument. Any refusal notice is sent electronically to the person who submitted the application.
- (2) If the applicant or the applicant's solicitor or agent is an individual, his or her name, address (with postal code), and phone number must be entered.
- (3) If the applicant or the applicant's solicitor or agent is acting on behalf of a corporation, the name, address (with postal code), and phone number of an individual who is authorized to do all acts necessary to effect registration of the freehold transfer must be entered.

Form Fields

Line 1 – **Applicant name field:** enter the name of applicant or applicant's solicitor or agent and, where applicable, the name of the corporation on whose behalf the individual, solicitor or agent is acting.

Line 2 – **Applicant address line 1 field:** enter the street address. This field may also be used to continue the description of the applicant from the applicant name field, if necessary.

Line 3 – **Applicant address line 2 field:** enter the street address on line 2, if necessary.

Line 4 – **City field:** enter the name of the city.

Line 5 – **Province field:** enter the abbreviated name of the province.

Line 6 – **Postal code field:** enter the postal code, or zip code for out-of-Canada addresses.

Line 7 – **Additional information field:** use this field to enter the phone number for the applicant, solicitor, or agent and for any additional instructions and information (e.g., "Subject to CPL CA4010").

Completion Instructions

- (1) Where the city, province, and postal code fields are not completed with appropriate text, the user will receive a warning upon applying their electronic signature.
- (2) No written signature is required on the electronic form.
- (3) If the transferee is exempt from land title office fees, deselect the ***Deduct LTSA Fees?*** check box. The application must be made on behalf of a Ministry (name the Ministry) and the Ministry file must be referenced in the additional information field.

EXAMPLE: ITEM 1 APPLICANT COMPLETION

1. APPLICATION: (Name, address, phone number of applicant, applicant's solicitor or agent)		Import Profile
Christie Samson		
12345 6th Avenue		File: Green122.1
New Westminster		Phone 604-322-4321
BC	V3C 1P2	merge RP AB12345
Deduct LTSA Fees? Yes <input checked="" type="checkbox"/>		

EXAMPLE: ITEM 1 APPLICANT COMPLETION BY ALTERNATE

1. APPLICATION: (Name, address, phone number of applicant, applicant's solicitor or agent)		Import Profile
Christie Samson, on behalf of the Ministry of Transportation		
and Infrastructure		Ministry File: 2382919
12345 6th Avenue		Phone 604-322-4321
New Westminster	BC	V3C 1P2
Deduct LTSA Fees? Yes <input type="checkbox"/>		

For information on filing declarations, see the Declaration Completion Instructions in this guide and see the Electronic Filing System (EFS) User's Guide at <http://help.ltsa.ca/myltsa-enterprise/electronic-filing>.

- (4) Note that text in the additional information field is designed to shrink the font size to accommodate four lines of text, but is not intended to accommodate overly lengthy descriptions. Where the description begins to decrease the font size to the point of illegibility, select a schedule to accommodate the situation. Entering more than four lines of text in the additional information field may shrink the text beyond legibility and may result in a refusal notice from the examiner.

Import Profile

- (5) Users who often enter the same information into the application section of electronic forms may find it useful to create a profile of commonly used data. If a profile already exists, clicking on **Import Profile** will enter the default information stored in the profile. This information can be edited. To find out how to create profiles, see the Land Title Electronic Filing System (EFS) User's Guide at <http://help.ltsa.ca/myltsa-enterprise/electronic-filing>.

Item 2—Parcel Identifier and Legal Description of Land

Form Fields

Line 1 – **Parcel identifier field:** enter the PID number in the format "999-999-999" (e.g., type "079-345-232", not "079 345 232" or "079345232"). Where no PID number exists for the parcel affected, select **NO PID NMBR** and complete the related plan number field. The related plan must be in the same package or have a pending status when the application is filed electronically. When describing common property, enter the strata plan number in the related plan number field. The application numbers will be noted against all of the titles in the strata plan. Note that, in limited circumstances, where the application is accompanied by an application to raise title to unregistered land, a PID number or a related plan number is not required (e.g., a Crown Grant followed by an application).

Line 2 – **Legal description of land field:** enter the legal description consisting of everything shown below the PID number in the **Description of Land** segment of a printed computer title.

Completion Instructions

- (1) Multiple parcels may be included on one electronic application.

Use No PID NMBR

- (2) If a PID number has not been assigned to the parcel, select **NO PID NMBR**. Parcels without PID numbers must have a related plan number. The related plan number must be in the same package or have a pending status when the application is filed electronically.

EXAMPLE: NO PID NUMBER WITH RELATED PLAN NUMBER

2. PARCEL IDENTIFIER AND LEGAL DESCRIPTION OF LAND: [PID] [LEGAL DESCRIPTION]	
NO PID NMBR PID NMBR	LOT 2 SECTION 3 TOWNSHIP 4 NEW WESTMINSTER DISTRICT PLAN EPP123
Related Plan Number: EPP123	Use 30 Parcel Schedule Use 3 Parcel Schedule

- (3) Neither a PID number nor related plan number is required if the application is a plan over an unregistered parcel and it is submitted in the same package as a Form 17 Fee Simple with one of the following Natures of Interest:

Form Type	Nature of Interest
Form 17 Fee Simple	APPLICATION BY OWNER OF ABSOLUTE FEE FOR INDEFEASIBLE TITLE
	APPLICATION FOR TITLE TO ROAD
	FIRST NATIONS LANDS TITLE
	TITLE TO CLOSED ROAD
	CROWN GRANT
	CROWN GRANT SUBMITTED BY SURVEYOR GENERAL
	TITLE TO CROWN LAND IN SRW, S. 24, B.C. REG. 334/79
	CANCELLATION OF INTERIOR LOT LINES

EXAMPLE: APPLICATION FOR TITLE TO UNREGISTERED LAND WITH NO PID NUMBER OR RELATED PLAN NUMBER

2a. PARCEL IDENTIFIER AND LEGAL DESCRIPTION OF LAND:	
[PID]	[LEGAL DESCRIPTION]
NO PID NMBR	THAT PART OF SECTION 3 TOWNSHIP 1 NWD SHOWN ON PLAN EPP123
PID NMBR	
STC? YES	
Pick up STC?	Related Plan Number <input type="text"/> Use 30 Parcel Schedule Use 3 Parcel Schedule

- (4) The electronic filing system notes the application on the registered title of a parcel by PID number only. When **NO PID NMBR** is selected and the related plan number is completed, the application is noted against the PID number of the registered titles affected by the related plan application.
- (5) When **NO PID NMBR** is selected and the related plan number field is not completed, the application cannot be noted against any registered titles. This option may only be used when the title and parcel have not yet been registered (e.g., Crown Grants). Users receive the following warning message when an application is submitted without a PID number or related plan number and title to unregistered land is being raised by an application in the same package:

The document does not reference a PID number. If a PID number with a registered title exists for the land described in {#} - {Filename} or for land in a related application which forms part of this package, your application may be subject to a refusal notice requiring a material change.

- (6) If a registered title exists, but the user fails to include a PID number or related plan number, then a refusal notice will be issued requiring that the application be withdrawn.

EXAMPLE: APPLICATION WITH NO PID NUMBER OR RELATED PLAN NUMBER

2. PARCEL IDENTIFIER AND LEGAL DESCRIPTION OF LAND:
[PID] [LEGAL DESCRIPTION]

NO PID NMBR THAT PART OF SECTION 3 TOWNSHIP 1 NWD SHOWN ON PLAN EPP123

PID NMBR

Related Plan Number: Use 30 Parcel Schedule Use 3 Parcel Schedule

EXAMPLE: PLAN AFFECTING PART OF COMMON PROPERTY IN STRATA PLAN

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ADDITIONAL PARCEL IDENTIFICATION PAGE 5 OF 5 PAGES

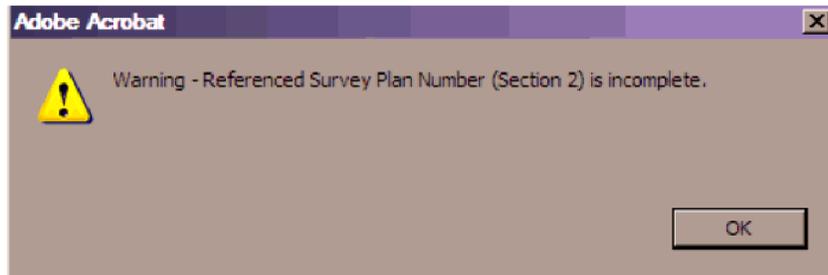
2. PARCEL IDENTIFIER AND LEGAL DESCRIPTION OF LAND Related Plan Number: **LMS123**

[PID] [LEGAL DESCRIPTION - must fit in a single text line]

NO PID NMBR PART OF THE COMMON PROPERTY STRATA PLAN LMS123

- (7) For a Bylaw, Road Closing, or Statutory Right of Way Plan over unregistered Crown land, select **NO PID NMBR** but do not complete the related plan number field. Ignore the warning message to enter **Referenced Survey Plan Number** and click on **OK**.

EXAMPLE: WARNING RE REFERENCED SURVEY PLAN NUMBER



Legal Description

- (8) The legal description consists of everything shown below the PID number in the **Description of Land** segment of a title.
- (9) Preambles such as "All and singular that certain parcel ..." in the legal description must not be included. Similarly, reference to a strata lot owner's share in the common property must not be included. Statements such as "That part of Lot 4 ... shown on ..." may be used, if required.
- (10) Lot and Plan numbers should be entered in figures only. In addition, the following abbreviations are acceptable:

Rge = Range	Tp = Township	N = North	W = West
Bl = Block	Dist = District	S = South	E = East
Gp = Group	Sec = Section	DL = District Lot	
LD = Legal Subdivision		ODYD = Osoyoos Division, Yale District	
W6M = West of the Sixth Meridian		QCD = Queen Charlotte District	
Frac = Fractional		SDYD = Similkameen Division, Yale District	
THSL = Town of Hastings Suburban Lands		TID = Texada Island District	
KDYD = Kamloops Division, Yale District		YDYD = Yale Division, Yale District	
NWD = New Westminster District			

- (11) It is not acceptable to include reference to a water, assessment, or improvement district or legal notations such as "hereunto annexed is Easement No. ...".
- (12) The legal description must be recorded entirely within Item 2, legal description of land field, and must not continue onto a schedule. The legal description must be entered opposite the PID number field of the parcel it describes.

Use 3 or 30 Parcel Schedules

- (13) If there is more than one legal description or if space is not sufficient in Item 2 for the complete legal description, set out the complete description in a schedule. Click on ***Use 30 Parcel Schedule*** for legal descriptions needing one line of text or click on ***Use 3 Parcel Schedule*** for lengthier legal descriptions. The words ***SEE SCHEDULE*** will appear and a schedule will be appended to the form. Once the schedule is selected, the legal description of land field cannot be changed and the schedule must be completed or a new form started.

Use 30 Parcel Schedule has 30 fields for legal descriptions requiring only one line of text. ***Use 3 Parcel Schedule*** has three fields for lengthy legal descriptions.

For further information on completing the schedule, see the Form E Schedule Completion Instructions in this guide.

For information on importing and exporting data, see the Land Title Electronic Filing System (EFS) User's Guide at <http://help.ltsa.ca/myltsa-enterprise/electronic-filing>.

EXAMPLE: SEE SCHEDULE ENTERED IN ITEM 2

2a	PARCEL IDENTIFIER AND LEGAL DESCRIPTION OF LAND: [PID]
	[LEGAL DESCRIPTION]
	SEE SCHEDULE
STC? YES	<input type="checkbox"/>
Pick up STC?	
	Use 30 Parcel Schedule Use 3 Parcel Schedule

Item 3—Application for Deposit

Form Fields

Line 1 – **Application for deposit of plan type field:** select the plan type from the Plan Type drop down menu.

EXAMPLE: PLAN TYPE MENU IN ITEM 3

3. APPLICATION FOR DEPOSIT OF:
PLAN TYPE
Select Plan Type

4. Select Plan Type
Airspace
Bylaw or Road Closing
Posting
Posting Plan (Block Outline)
Posting Plan (Hardcopy Block Outline)
Public Official Plan (Certified Copy)
Reference or Explanatory
Reference or Explanatory (Section 107)
Statutory Right of Way
Strata
Strata (Amendment)
Strata (Hardcopy Amendment)
Strata (Phased)
Strata (Hardcopy Phased)
Subdivision

Line 1 – **Plan number field:** enter the plan number.

Line 1 – **Control number field:** enter the control number from the Survey Plan Certification.

Line 1 – **Number of new lots created field:** enter the number of lots created by the type of plan, where required.

Note that for plan types that create new lots, the *Number of New Lots Created* field in Item 3 defaults to 1. If more than one lot is created by the plan enter the total number of new lots.

EXAMPLE: PLAN TYPE, PLAN AND CONTROL NUMBER, NUMBER OF LOTS IN ITEM 3

2. PARCEL IDENTIFIER AND LEGAL DESCRIPTION OF LAND:
[PID] [LEGAL DESCRIPTION]
011-122-123 LOT 1 DISTRICT LOT 21 GROUP 2 NWD PLAN LMP3212
No PID NMBR

Use 30 Parcel Schedule Use 3 Parcel Schedule

3. APPLICATION FOR DEPOSIT OF:

PLAN TYPE	PLAN NUMBER	CONTROL NUMBER	NUMBER OF NEW LOTS CREATED
Subdivision	EPP341	117-324-2332	10

Completion Instructions

(1) For plan types that do not create new lots, the number of new lots created field in Item 3 is protected.

- (2) For plan types that may or may not create new lots (e.g., a plan accompanying a charge that does not create a new lot), the number of new lots created field in Item 3 defaults to 0. Enter the number of new lots, if any.
- (3) The electronic filing system assigns each application a filing number or a separate pending title number for each new lot in the application. The application number and the electronic plan number will be noted against the title to each of the legal descriptions with PID numbers.
- (4) In limited circumstances, the related plan number may be one that has been filed and registered previously (e.g., a block outline posting plan, a subsequent phase or an amendment to a strata plan).

Item 4—Owner

Form Fields

Line 1 – **Registered owner #1 name field:**

For individuals: name and occupation. A semicolon is required after the given names and between the family name and occupation (e.g., GIVEN NAMES; FAMILY NAME; OCCUPATION).

For corporations: If the transferee is incorporated, registered or continued in British Columbia or incorporated federally, enter its name in the owner name field and its incorporation number in the incorporation number field, which will appear after tabbing out of the corporation name field.

Line 2 – **Registered owner #2 name field:**

For individuals: name of the second individual, if any, and occupation (e.g., GIVEN NAMES; FAMILY NAME; OCCUPATION).

See below under completion instructions if a second owner is a corporation or further information on joint tenancy is needed.

Line 3 – **Address line field:** enter the street address.

Line 4 – **City field:** enter the name of the city.

Line 5 – **Province field:** update the province or state and country field, if necessary.

Line 6 – **Postal code field:** enter the postal code, or the zip code for out-of-Canada addresses.

Completion Instructions

- (1) The fields for province or state, country, and incorporation type, for corporations, are pre-entered but can be edited by clicking on them with the mouse.
- (2) A city, town, or village by itself is not a sufficient postal address. The address must contain a street or route number, post office box number, or general delivery designation as required by Canada Post. In all cases, the postal address must include a postal code.

- (3) The registered owners' names must be set out in capital letters. Names must not be underlined or highlighted.

Individual Registered Owners

- (4) Individuals' names and occupations must be entered in the following format with the items separated by semicolons.

GIVEN NAMES; FAMILY NAME; OCCUPATION

Failure to use semicolons indicates the transferee is a corporation.

EXAMPLE: INDIVIDUAL TRANSFEREE SEPARATED BY SEMICOLONS

4.	OWNER(S): (updated owner(s) name(s), occupation(s), postal address and postal code)
JOHN PAUL; SMITH; CONTRACTOR	

Note that when the electronic form is printed, commas replace the semicolons between the name and occupation, and the yellow click boxes do not appear.

- (5) If there are two individual registered owners, enter the second name in the field below the first in the same format. Do not use connecting words such as "and". If the registered owners are joint tenants, click on **Joint Tenants?**. Answer "yes" in the pop-up dialogue box and the phrase **AS JOINT TENANTS** will appear at the left-hand side of the form. To change the selection, click on **Joint Tenants?**. The software will ask that the selection be confirmed again.

EXAMPLE: TWO INDIVIDUAL REGISTERED OWNERS AS JOINT TENANTS

4.	OWNER(S): (updated owner(s) name(s), occupation(s), postal address and postal code)	<input type="button" value="Use Schedule"/>
JOHN PAUL; SMITH; CONTRACTOR		
SUSAN MARY; SMITH; CONTRACTOR		
113 APPLE LANE		
SUMMERFIELD		BRITISH COLUMBIA
AS JOINT TENANTS	V3X 1Y2	CANADA
<input type="button" value="Joint Tenants ?"/>		

- (6) Two registered owners who use the same address must be entered in Item 4. If there is more than one address, a schedule is required (click on **Use Schedule**).
- (7) A schedule must be used where there are more than two individual transferees or where there is one corporate registered owner and at least one other registered owner, whether an individual or a corporation.
- (8) If a schedule is required for Item 4, enter the registered owner information on the schedule (click on **Use Schedule**). The words **SEE SCHEDULE** will appear and a schedule will be appended to the form. Set out all of the information in the schedule. Do not set out some information in Item 4 and some in the schedule. Once **Use Schedule** is selected, the registered owner fields cannot be changed and the schedule must be completed or a new form started.

EXAMPLE: SEE SCHEDULE SELECTED IN ITEM 4

4. OWNER(S): (updated owner(s) name(s), occupation(s), postal address and postal code)	Use Schedule
SEE SCHEDULE	
	Joint Tenants ?

Individual and Corporate Registered Owners

(9) If there is one individual and one corporation, enter this information on a schedule (click on *Use Schedule*).

EXAMPLE: USE SCHEDULE FOR ONE INDIVIDUAL AND ONE CORPORATE REGISTERED OWNER

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SCHEDULE PAGE 2 OF 2 PAGES

ENTER THE REQUIRED INFORMATION IN THE SAME ORDER AS THE INFORMATION APPEARS ON THE FIRST PAGE.

4. Owners

Jack Max Jones, Dentist
7789 Green Way
Burnaby, BC V2X 9P2 as to an undivided 1/4 interest
ABC Co. Ltd. Incorporation No. 23222
888 10th Avenue
New Westminster, BC V6C 1Y6 as to an undivided 3/4 interest

Corporate Registered Owners

(10) If the corporation is neither incorporated or registered in British Columbia nor incorporated federally, enter the corporation's name and attach proof of its incorporation on an electronic Declaration.

(11) If the registered owner holds the interest in trust, reference to the trust instrument must be included after the name of the registered owner.

EXAMPLE: REGISTERED OWNER IN TRUST

4. OWNER(S): (updated owner(s) name(s), occupation(s), postal address and postal code)	Use Schedule
ABC COMPANY, IN TRUST	
123 WAYFAIR STREET	Incorporation No
BURNABY	12122
V3X 1Y6	CANADA
	Joint Tenants ?

(12) Additional information, such as references to branch offices or further descriptive information must not be included in the name field. This information may be included in the street address field, as long as the street address still fits.

- (13) If there is more than one corporation, enter this information on a schedule (click on *Use Schedule*).

EXAMPLE: SCHEDULE SHOWING MORE THAN ONE CORPORATE REGISTERED OWNER

FORM_E_V10

SCHEDULE PAGE 2 OF 2 PAGES

ENTER THE REQUIRED INFORMATION IN THE SAME ORDER AS THE INFORMATION APPEARS ON THE FIRST PAGE.

4. Owners

ABC Co. Ltd. Incorporation No. 23222, DEF Inc. Incorporation No. 32211
and GHI Corp. Incorporation No. 78888
all of 888 10th Avenue
New Westminster, BC V6C

- (14) In the case of a corporate registered owner that has branch offices, a branch office address for service may be included in the address field as the address of the registered owner.
- (15) If there is no incorporation number, enter a space in the incorporation number field and tab into the third line to continue with the corporate registered owner's street address.
- (16) No proof of incorporation is required for corporations incorporated in British Columbia or federally. For all corporations incorporated in other jurisdictions, proof of incorporation must be attached to an electronic Declaration and submitted following the application.
- (17) If a schedule is required for Item 4, enter the registered owner information on the schedule (click on *Use Schedule*). The words **SEE SCHEDULE** will appear and a schedule will be appended to the form. Set out all of the information in the schedule. Do not set out some information in Item 4 and some in the schedule. Once *Use Schedule* is selected, the registered owner fields cannot be changed and the schedule must be completed or a new form started.

EXAMPLE: SEE SCHEDULE SELECTED IN ITEM 4

4. OWNER(S): (updated owner(s) name(s), occupation(s), postal address and postal code)

SEE SCHEDULE

EXAMPLE: TWO COMPANIES LISTED ON A SCHEDULE

FORM_E_V10

SCHEDULE PAGE 2 OF 2 PAGES

ENTER THE REQUIRED INFORMATION IN THE SAME ORDER AS THE INFORMATION APPEARS ON THE FIRST PAGE.

4. Owners

ABC Co. Ltd. Incorporation No. 23222
 888 10th Avenue
 New Westminster, BC V6C 3P3

GHI Corp. Incorporation No. 78888
 9898 Blake Ave
 Vancouver, BC V6Y 1X2

EXAMPLE: DESCRIPTION OF GOVERNING JURISDICTION

4. OWNER(S): (updated owner(s) name(s), occupation(s), postal address and postal code) Use Schedule

CITY OF ABBOTSFORD

A MUNICIPAL CORPORATION INCORPORATED UNDER THE LOCAL GOVERNMENT ACT

32315 SOUTH FRASER WAY

ABBOTSFORD	BRITISH COLUMBIA	
V2T 1W7	CANADA	Joint Tenants ?

(18) For a posting plan, enter the registered owner’s name or enter *Not Applicable* in line 1.

(19) Members of the Authorized Subscriber Register are restricted to electronically signing applications where the organizations they represent are the transferee/owner of the application. If the plan application is to be electronically signed by a Member of the Authorized Subscriber Register with this requirement, then the name of the transferee/owner must appear on the plan application and not in a schedule, as the system must verify the name in the form is the same as it appears in the Authorized Subscriber register.

The name of the transferee for a Statutory Right of Way for example would be the organization who will be the owner of the Statutory Right of Way charge not the owner of the title to the land.

If the organization the Member represents wish to include a further description of the organization that will not fit within the transferee field, e.g. reference to a ministry or a division of the organization, the additional information may need to be abbreviated and may extend into the first address field.

EXAMPLE: AUTHORIZED SUBSCRIBER'S NAME OF ORGANIZATION FOR TRANSFEREE

4. OWNER(S): (updated owner(s) name(s), occupation(s), postal address and postal code) Use Schedule 

HER MAJESTY THE QUEEN IN RIGHT OF CANADA		
AS REPRESENTED BY THE MINISTRY OF NATIONAL REVENUE		
12345 167 STREET		
VICTORIA	BRITISH COLUMBIA	
V2W 6U7	CANADA	

Joint Tenants ?

For further information on completing the schedule, see the Form E Schedule Completion Instructions in this guide.

For instructions on attaching and scanning supporting documents, see the Electronic Filing System (EFS) Scanning Requirements at <http://help.ltsa.ca/myltsa-enterprise/scanning-requirements>.

Item 5—Additional Information

Form Fields

Line 1 – **Additional information field:** enter a description of any supporting documents to be submitted in support of the application.

Line 2 – **Supporting document checkbox:** check this box if there are supporting documents. Checking the box adds a statement to the additional information field that requires the user to enter the particulars of the supporting documents. The statement can be edited.

EXAMPLE: CHECK MARK IN ITEM 5 INDICATING SUPPORTING DOCUMENT

5. ADDITIONAL INFORMATION:

The [enter the name or type of supporting document] [dated _____ (where applicable)] attached to a declaration is in support of the plan application.

Is there a supporting document required for this plan application?
Click on the Help Guide button on the top of this form for more information.

Completion Instructions

- (1) A supporting document must not be attached directly to an application. An original of the supporting document must be scanned, attached to an electronic Declaration, and submitted immediately following the application.

- (2) The electronic filing system automatically attaches the declaration and the supporting document to the application.
- (3) The Director has approved document types that may be attached to an electronic Declaration. See Supporting Documents for Electronic Applications at <https://itsa.ca/sites/default/files/Supporting%20Documents%20for%20Electronic%20Applications.pdf>. The Director may authorize additional supporting documents from time to time.
- (4) A letter or e-mail from the registrar approving the use of an explanatory plan, for example, may be attached directly to the application.

For assistance scanning images suitable for electronic filing, see the EFS Scanning Requirements at www.itsa.ca/cms/user-guides-and-publications.

For further information on preparing and submitting declarations, see the instructions for a Declaration and the Land Title Electronic Filing System (EFS) User's Guide at <http://help.itsa.ca/myitsa-enterprise/electronic-filing>.

Signatures and Approvals—General

There are three types of signature schedules: one for owners, one for approving agencies, and one for Surveyor General approvals. Each schedule contains a drop down menu listing the required approvals and signatories. The schedules are created by clicking on **Add Owner/ Charge Signatures**, **Add Approver Signatures** or **Add SG Signatures** at the bottom of the application. By selecting an item from the drop down menu in each schedule, the signature or witness field is populated automatically with the appropriate text for the type selected. This text can be edited.

Note that the drop down menus do not appear on the printed form.

Schedule of Owners and Witnesses

Form Fields

Line 1 – **Plan number field:** this field populates automatically when the plan number field in the first page of the application is completed.

Line 1 – **Control number field:** this field populates automatically when the control number field in the first page of the application is completed.

Line 2 – **Signature type selection field:** click on the drop down menu and select from the listing of four different signature styles. The Line 4, owner signature field, populates automatically with the appropriate editable text for each type of owner.

Line 4 – **Witness signature field:** enter the witness name, occupation and address in the lines provided. The text in this field can be edited.

Line 4 – **Owner signature field:** enter the complete names of the registered owners as shown on the registered title below

the signature lines. For a corporation, enter the name above the signature lines with the names of the authorized signatories below the signature lines.

Line 5 – **Signature type selection field:** click on the drop down menu and select from the listing of four different signature styles. The Line 6, owner signature field, populates automatically with the appropriate editable text for that type of owner.

Line 6 – **Witness signature field:** enter the witness name, occupation and address in the lines provided. The text in this field can be edited.

Line 6 – **Owner signature field:** enter the complete names of the registered owners as shown on the registered title below the signature lines. For a corporation, enter the name above the signature lines with the names of the authorized signatories below the signature lines.

EXAMPLE: SCHEDULE OF OWNERS AND WITNESSES

SCHEDULE OF OWNERS AND WITNESSES PAGE 2 OF 4 PAGES

PLAN NUMBER: EPP1234 CONTROL NUMBER: 120-352-9592

Owner/Charge Owner - Individual

Owner/Charge Owner - Individual
Owner/Charge Owner - Corporate
Consents of Registered Charges - Section 100(4) Land Title Act
Certification by Crown for Plans over Titled Crown Land

[signature] [signature]

[fill in witness name] [fill in the name of owner]

[fill in occupation] [fill in the name of owner]

[fill in address line 1] [signature]

[fill in address line 2] [fill in the name of owner]

Completion Instructions

- (1) The schedule provides space for two individual signatures and witness blocks.
- (2) If additional signature fields are required, click on **Add Owner/Charge Signatures**, **Add Approver Signatures** or **Add SG Signatures** as required.

EXAMPLE: ADDITIONAL SIGNATURE FIELDS

Add Owner/Charge Signatures Add Approver Signatures Add SG Signatures

Schedule of Approving Officers and Provincial Approvers

Form Fields

Line 1 – **Plan number field:** this field populates automatically when the plan number field in the first page of the application is completed.

Line 1 – **Control number field:** this field populates automatically when the control number field in the first page of the application is completed.

Line 2 – **Approver type selection field:** click on the drop down menu and select from the listing of various required approval types. Line 3, required approver signature field, populates automatically with the appropriate editable text for that type of approval.

Line 3 – **Required approver signature field:** complete the required information in the text provided and enter the name of the approver below the signature line.

Line 4 – **Approver type selection field:** if an additional approval is needed, click on the drop down menu and select from the listing of various required approval types. Line 5, required approver signature field, populates automatically with the appropriate editable text for that type of approval.

Line 5 – **Required approver signature field:** complete the required information in the text provided and enter the name of the approver below the signature line.

Completion Instructions

Note that the drop down menus do not appear on the printed form.

EXAMPLE: SCHEDULE OF APPROVING OFFICERS AND PROVINCIAL APPROVERS

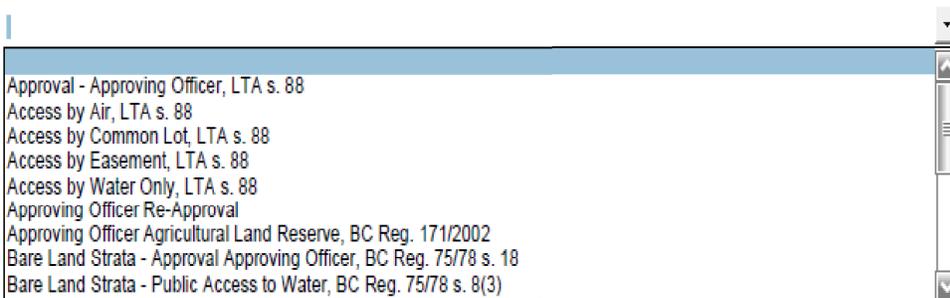
FORM_APPR_V15

SCHEDULE OF APPROVING OFFICERS AND PROVINCIAL APPROVERS

PAGE 2 OF 4 PAGES

PLAN NUMBER: CONTROL NUMBER:

Select the approval type from the following selections in the drop down. *Appropriate editable text will auto fill in the text box*



A screenshot of a dropdown menu with a list of approval types. The list includes: Approval - Approving Officer, LTA s. 88; Access by Air, LTA s. 88; Access by Common Lot, LTA s. 88; Access by Easement, LTA s. 88; Access by Water Only, LTA s. 88; Approving Officer Re-Approval; Approving Officer Agricultural Land Reserve, BC Reg. 171/2002; Bare Land Strata - Approval Approving Officer, BC Reg. 75/78 s. 18; and Bare Land Strata - Public Access to Water, BC Reg. 75/78 s. 8(3). The menu has a scroll bar on the right side.

(1) The schedule provides space for two individual approval fields.

(2) If additional signature fields are required, click on *Add Owner/Charge Signatures*, *Add Approver Signatures*, or *Add SG Signatures* as required.

EXAMPLE: ADDITIONAL SIGNATURE FIELDS



Schedule of Surveyor General Approvals

Form Fields

- Line 1 – **Plan number field:** this field populates automatically when the plan number field in the first page of the application is completed.
- Line 1 – **Control number field:** this field populates automatically when the control number field in the first page of the application is completed.
- Line 2 – **Surveyor General approver type selection field:** click on the drop down menu and select from the listing of various required Surveyor General approval types. Line 3, required surveyor approval signature field, populates automatically with the appropriate editable text for that type of approval.
- Line 3 – **Required approver signature field:** complete the required information in the text provided and enter the name of the approver below the signature line.
- Line 4 – **Approver type selection field:** if an additional approval is needed, click on the drop down menu and select from the listing of various required surveyor approval types. Line 5, required surveyor approval signature field, populates automatically with the appropriate editable text for that type of approval.
- Line 5 – **Required approver signature field:** complete the required information in the text provided and enter the name of the Surveyor General below the signature line.

Completion Instructions

Note that the drop down menus do not appear on the printed form.

EXAMPLE: SCHEDULE OF SURVEYOR GENERAL APPROVALS

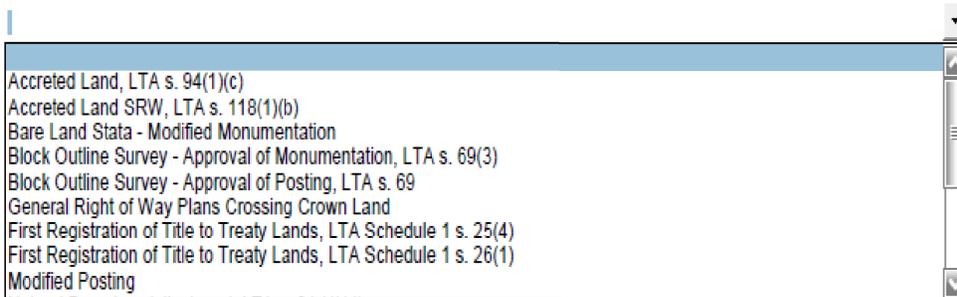
SCHEDULE OF SURVEYOR GENERAL APPROVALS

PAGE 3 OF 4 PAGES

PLAN NUMBER:

CONTROL NUMBER:

Select the approval type from the following selections in the drop down. *Appropriate editable text will auto fill in the text box*



A screenshot of a dropdown menu with a light blue background. The menu is open, showing a list of approval types. The first item is highlighted in a darker blue. The list includes:

- Accreted Land, LTA s. 94(1)(c)
- Accreted Land SRW, LTA s. 118(1)(b)
- Bare Land Stata - Modified Monumentation
- Block Outline Survey - Approval of Monumentation, LTA s. 69(3)
- Block Outline Survey - Approval of Posting, LTA s. 69
- General Right of Way Plans Crossing Crown Land
- First Registration of Title to Treaty Lands, LTA Schedule 1 s. 25(4)
- First Registration of Title to Treaty Lands, LTA Schedule 1 s. 26(1)
- Modified Posting

- (1) The schedule provides space for two individual approvals.
- (2) If additional signature fields are required, click on ***Add Owner/Charge Signatures***, ***Add Approver Signatures***, or ***Add SG Signatures*** as required.

EXAMPLE: ADDITIONAL SIGNATURE FIELDS



A screenshot of three buttons arranged horizontally within a rectangular frame. Each button has a yellow background and black text. From left to right, the buttons are:

- Add Owner/Charge Signatures
- Add Approver Signatures
- Add SG Signatures

Special Topics

This part sets out specific requirements for a number of special topics including pre-plan conveyances, alterations to pending plans, phased and amended strata plans, and road and highway closures.

Pre-plan Conveyance, Extension of Charge or Partial Release

A PID number cannot be used more than once in the same electronic application. If a parcel of land is to be subdivided and there are conveyances, charges, or releases that relate to each of the new lots within the subdivision plan, enter the parent PID number or relate the application to a subsequent plan number in the same package.

Note that PID numbers cannot be duplicated in a single document and that the related plan number must be accompanied by a plan application with a PID number and registered title to ensure acceptance in the electronic filing system.

EXAMPLE: PREPLAN CONVEYANCE WITH NO PID NUMBER AND RELATED PENDING PLAN NUMBER

ADDITIONAL PARCEL IDENTIFICATION		PAGE 3 OF 3 PAGES
2. PARCEL IDENTIFIER AND LEGAL DESCRIPTION OF LAND	Related Plan Number: EPP123	
STC for each PID listed below? YES <input type="checkbox"/>		
[PID]	[LEGAL DESCRIPTION – must fit in a single text line]	
NO PID NMBR	ALL THAT PART OF LOT 1 SEC 2 TP 3 NWD PLAN LMP4567 INCLUDED IN LOT A PLAN EPP123	
NO PID NMBR	ALL THAT PART OF LOT 1 SEC 2 TP 3 NWD PLAN LMP4567 INCLUDED IN LOT B PLAN EPP123	
NO PID NMBR	ALL THAT PART OF LOT 1 SEC 2 TP 3 NWD PLAN LMP4567 INCLUDED IN LOT C PLAN EPP123	

Complete the related plan number field with the subdivision plan number in the same plan package as the Form A. Note that in the example above, three fee simple application numbers will be assigned.

Alteration to Pending Electronic Plans

An alteration to an electronic plan cannot be submitted unless the original plan has been submitted and is in pending status. If a pending plan has been assigned to a Land Title Examiner, an alteration to a plan cannot be submitted until a refusal notice has been issued.

The land surveyor prepares a second version of the plan showing the alteration and using the same plan number as the original. The land surveyor then completes a new Survey Plan Certification and attaches the altered plan.

When the land surveyor has applied their electronic signature to the Survey Plan Certification, a new control number is generated automatically. The new control number verifies the new version of the plan that the land surveyor certified.

The altered plan is submitted using the plan alteration process.

Plan Alteration Process

The land surveyor will:

- (1) Amend the plan image to reflect the desired changes.
- (2) Prepare a new Survey Plan Certification (SPC) with all the same information and certification as the original one.
- (3) Click the "alteration" box in item 4 on the form and enter the original LTO document reference number (the first "CA" number on the Application to Deposit Plan) and the control number from your original SPC.
- (4) Briefly describe the nature of the amendment in the box provided.
- (5) Electronically sign the SPC and resubmit the plan if they are the applicant. If the land surveyor is not the applicant they will forward it to the applicant who submitted the initial package and they will resubmit it.

The new SPC will have a new control number, but as long as the correct LTO document reference number and control number from the original SPC is entered in item 4 of the new SPC, the new plan will replace the original and become the new version of the plan.

As noted above, each time an amendment is done a new SPC is required which generates a new control number, although every amendment will always reference the original LTO document number and control number from the original SPC. The differing control numbers provide an “audit trail” for each amendment.

EXAMPLE: PLAN ALTERATION:

SURVEY PLAN CERTIFICATION
PROVINCE OF BRITISH COLUMBIA PAGE 1 OF 2 PAGES

By incorporating your electronic signature into this form you are also incorporating your electronic signature into the attached plan and you

(a) represent that you are a subscriber and that you have incorporated your electronic signature to the attached electronic plan in accordance with section 168.73 (3) of the Land Title Act, RSBC 1996 c.250; and

(b) certify the matters set out in section 168.73 (4) of the Land Title Act, Each term used in this representation and certification is to be given the meaning ascribed to it in part 10.1 of the Land Title Act.

1. BC LAND SURVEYOR: (Name, address, phone number) **Import Profile**

Peter Samson

Samson & Samson File:

12345 6th Avenue Phone **604-322-4321**

New Westminster **BC** **V3C 1P2**

Surveyor General Certification [For Surveyor General Use Only]

2. PLAN IDENTIFICATION:

Plan Number: **EPP123**

This original plan number assignment was done under Commission #:

3. CERTIFICATION: Form 9 Explanatory Plan Form 9A

I am a British Columbia land surveyor and certify that I was present at and personally supervised this survey and that the survey and plan are correct.

The field survey was completed on: **20** **January** **0** (YYYY/Month/DD) The checklist was filed under ECR#: **12331**

The plan was completed and checked on: **20** **January** **0** (YYYY/Month/DD)

None Strata Form S

None Strata Form U1 Strata Form U1/U2

Arterial Highway

4. ALTERATION: LTO Document Reference: **CA123456**

This is an alteration to a previous version of this plan identified by control number: **023-111-2211**

DESCRIPTION OF ALTERATION: SEE SCHEDULE

FORM_EB_V8

4. DESCRIPTION OF ALTERATION (continued) PAGE 2 OF 2 PAGES

The plan title has been amended from Subdivision plan of Lot 2 District Lot 3 NWD Plan LMP2322 to Subdivision plan of Lot 2 District Lot 1 NWD Plan LMP2322

Phased or Amended Strata Plans

Two or more phases of a strata plan or an amending plan may be added to the same package. Each plan application must include the PID number of the titles affected or, where no PID number has been assigned, must relate to a preceding reference or subdivision plan number either in the same package or in a package previously submitted and still in a pending state.

Note that selecting **NO PID NMBR** and entering the same strata plan number in the relate to plan field will result in an error message.

An amended strata plan application may be submitted as a separate package or as part of a larger package combined with other phases of the same strata plan. Rather than listing all of the legal descriptions and PID numbers from a previously registered phase of the strata plan, select **NO PID NMBR** and enter the same strata plan number in the relate to plan field.

The prior phase or strata plan may have either a pending or registered status. Relating to the filed or pending strata plan will ensure that the amending strata plan is noted on all of the titles in both the registered strata plan and the pending plan.

Road Closing Plans

Municipal Bylaw or Road Closing and Reference Plan

- (1) In Item 2, select **NO PID NMBR** and complete the legal description using the road closing plan title. Do not enter the pre-assigned bylaw plan number in the related plan number field. The related plan number and the bylaw plan number cannot be the same.

EXAMPLE: APPLICATION FOR CLOSED ROAD, NO PID NUMBER ENTERED IN ITEM 2

ADDITIONAL PARCEL INFORMATION PAGE 2 OF 2 PAGES

2. PARCEL IDENTIFIER AND LEGAL DESCRIPTION OF LAND:

[PID] [LEGAL DESCRIPTION]

NO PID NMBR THE CLOSED ROAD SECTION 2 TOWNSHIP 3 NWD DEDICATED ROAD ON
 [PID NMBR] PLAN BCP1234

[Related Plan Number]

- (2) In Item 3, if the municipality has passed a bylaw or resolution, select ***Bylaw or Road Closing*** from the drop down menu.

EXAMPLE: BYLAW OR ROAD CLOSING ENTERED IN ITEM 3

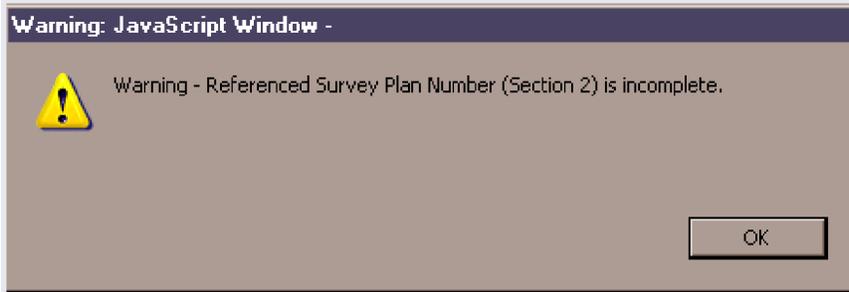
2. PARCEL IDENTIFIER AND LEGAL DESCRIPTION OF LAND:			
[PID] [LEGAL	DESCRIPTION]		
NO PID NMBR	PART OF ROAD DEDICATED ON PLAN LMP18019 DISTRICT LOT 300 GROUP		
FID NMBR	2 NWD		
Related Plan Number: <input type="text" value=""/>			
		<input type="button" value="Use 30 Parcel Schedule"/>	<input type="button" value="Use 3 Parcel Schedule"/>
3. APPLICATION FOR DEPOSIT OF:			
PLAN TYPE	PLAN NUMBER	CONTROL NUMBER	NUMBER OF NEW LOTS CREATED
Bylaw or Road Closing <input type="checkbox"/>	EPP1234	120-352-9592	

- (3) If a plan package consists of a bylaw plan defining a closed road, the user places a check mark in the box at the bottom of the field. The check mark adds a statement to the additional information field that can be edited to enter the particulars of the bylaw or resolution.

EXAMPLE: SELECT THE CHECK BOX IN ITEM 5 TO INDICATE A SUPPORTING DOCUMENT

5. ADDITIONAL INFORMATION:	
The City of Chilliwack Bylaw No. 123 attached to a declaration is in support of the plan application.	
<input checked="" type="checkbox"/> Is there a supporting document required for this plan application? <i>Click on the Help Guide button on the top of this form for more information.</i>	

- (4) A certified copy of the bylaw or resolution is attached to an electronic Declaration. When the application for the plan is submitted, it is followed immediately by the declaration with bylaw attached and then by the Surveyor Plan Certification with pre-assigned plan number and plan attached. The electronic filing system will append the declaration and the attached bylaw to the application.
- (5) The application is accompanied by an electronic Form 17 Fee Simple applying for indefeasible title in the name of the municipality. See the instructions, Title to Closed Road, Application in Form 17.
- (6) Ignore the warning message when applying the electronic signature. Click **OK**.



Discontinuance and Closure of Highway, Ministry of Transportation and Infrastructure

In order to dispose of a closed road under the *Transportation Act*, the Ministry of Transportation and Infrastructure must make an application to the land title office. Notice of the closure must be published in the Gazette.

- (1) In Item 2, select ***NO PID NMBR*** and complete the legal description using the road closing plan title. The relate to plan field remains blank. Do not enter a pre-assigned number defining the discontinuance or closure in the relate to plan field. Note that the related plan number and the new plan number cannot be the same.
- (2) In Item 3, select, as appropriate, either ***Reference or Explanatory*** or ***Statutory Right of Way*** from the drop down menu.

EXAMPLE: REFERENCE OR EXPLANATORY PLAN ENTERED IN ITEM 3

2. PARCEL IDENTIFIER AND LEGAL DESCRIPTION OF LAND:
 [PID] [LEGAL DESCRIPTION]

NO PID NMBR PART OF ROAD DEDICATED ON PLAN LMP18019 DISTRICT LOT 300 GROUP
 PID NMBR 2 NWD

Related Plan Number:

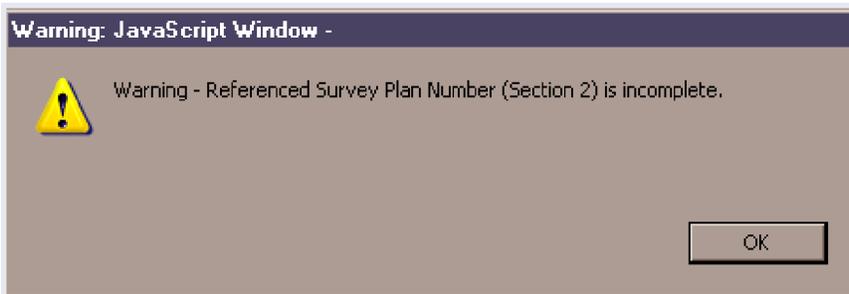
3. APPLICATION FOR DEPOSIT OF:

PLAN TYPE	PLAN NUMBER	CONTROL NUMBER	NUMBER OF NEW LOTS CREATED
Reference or Explanatory	EPP1234	120-352-9592	0

- (3) The user places a check mark in the box at the bottom of the field. The check mark adds a statement to the additional information field that can be edited to enter the particulars of the Gazette notice.

EXAMPLE: SELECT THE CHECK BOX IN ITEM 5 INDICATING A SUPPORTING DOCUMENT

- (4) A copy of the Gazette notice is attached to an electronic Declaration. When the application is submitted, it is followed immediately by the declaration with notice attached and then by the Surveyor Plan Certification with pre-assigned plan number and the explanatory or reference plan or the statutory right of way plan attached. The electronic filing system will append the declaration and the certification to the application.
- (5) The application is accompanied by an electronic Form 17 Fee Simple applying for indefeasible title in the name of the BC Transportation Financing Authority. See the instructions, Title to Closed Road, Application in Form 17.
- (6) Ignore the warning message when applying the electronic signature. Click **OK**.



Title to Closed Road, Application in Form 17 Fee Simple

An application to transfer title to a closed road is made in the Form 17 Fee Simple.

- (1) In item 2, select **NO PID NMBR** and enter the pre-assigned bylaw plan number in the related plan number field. Complete the legal description.
- (2) In Item 3, **Nature of Interest**, select **Title to Closed Road** from the drop down menu.

EXAMPLE: TITLE TO CLOSED ROAD IN FORM 17 FEE SIMPLE

2a. PARCEL IDENTIFIER AND LEGAL DESCRIPTION OF LAND: [PID] [legal description]	
NO PID NMBR	THAT PART OF SECTION 2 TOWNSHIP 3 NWD SHOWN ON PLAN EPP1234.
PID NMBR	
STC? YES	
Pick up STC?	
Related Plan Number: EPP1234	Use 30 Parcel SchedUe Use 3 Parcel Schedule
2b. MARKET VALUE: \$ 10,000.00	
3. NATURE OF INTEREST: Fee Simple	
TITLE TO CLOSED ROAD	

Transfer of Closed Road to Adjacent Owner

The road closure application may also include an application to transfer title to the closed road from a municipality or the BC Transportation Financing Authority to an owner of adjacent land. This application is made in the Form A Freehold Transfer.

- (1) The application package includes, in the following order:
 - a. Application to Deposit Plan at Land Title Office;
 - b. Survey Plan Certification with plan attached;
 - c. Form 17 Fee Simple with declaration and supporting documents attached;
 - d. Form A Freehold Transfer.
- (2) On Form A, in Item 2(a), the user selects **NO PID NMBR** and completes the related plan number field with the subdivision or reference plan number consolidating the closed road with the adjacent land.
- (3) If a Form A transfer accompanies an application for Title to Road or Title to Closed Road, **NO PID NMBR** may be selected without completing the relate to plan field or the application may relate to a accompanying subdivision or reference plan number.

EXAMPLE: LEGAL DESCRIPTIONS IN ITEM 2(a) FOR TRANSFER OF CLOSED ROAD TO OWNER OF ADJACENT LAND

2a. PARCEL IDENTIFIER AND LEGAL DESCRIPTION OF LAND: [PID] [LEGAL DESCRIPTION]	
NO PID NMBR	THAT PART OF DISTRICT LOT 300 GROUP 2 NWD SHOWN ON PLAN
PID NMBR	EPP1234
STC? YES	
Pick up STC?	
Related Plan Number: EPP1235	Use 30 Parcel SchedUe Use 3 Parcel Schedule

Documents Subsequent to Application, Subdivision, or Reference Plan Consolidation

- (1) In a subsequent application creating a new charge (e.g., a covenant) or transferring the new lots in the consolidation or subdivision plan, the application should relate back to the subdivision or reference plan which consolidated the closed road with the adjacent lands.

In addition to the legal description for the closed road, the subsequent application must include at least one legal description with a registered title and PID number.

- (2) For legal description of the closed road, select **NO PID NMBR** and complete the related plan number field. Each legal description in the plan must be entered separately. The related plan must be in the same package or have a pending status when the application is submitted.
- (3) If there is more than one legal description or if space is not sufficient in Item 2 for the complete PID number and legal description, set out the complete description in a schedule. Click on **Use 30 Parcel Schedule** for legal descriptions needing one line of text or click on **Use 3 Parcel Schedule** for lengthier legal descriptions. The words **SEE SCHEDULE** will appear and a schedule will be appended to the form. Once the schedule is selected, the legal description field cannot be changed and the schedule must be completed or a new form started.
- (4) **Use 30 Parcel Schedule** has 30 fields for legal descriptions requiring only one line of text and PID numbers. **Use 3 Parcel Schedule** has three fields for lengthy legal descriptions and PID numbers.

For further information on completing the schedule, see the Form E Schedule Completion Instructions in this guide.

For information on importing and exporting data, see the Land Title Electronic Filing System (EFS) User's Guide at <http://help.ltsa.ca/myltsa-enterprise/electronic-filing>.

EXAMPLE: USE 30 PARCEL SCHEDULE TO LIST NEW LEGAL DESCRIPTIONS FOLLOWING SUBDIVISION OR CONSOLIDATION PLAN

LAND TITLE ACT FORM E	
SCHEDULE	PAGE 2 OF 2 PAGES
2. PARCEL IDENTIFIER AND LEGAL DESCRIPTION OF LAND	Related Plan Number: EPP1235
STC for each PID listed below? YES <input type="checkbox"/>	
[PID]	[LEGAL DESCRIPTION - must fit in a single text line]
NO PID NMBR	LOT 1 DISTRICT LOT 300 GROUP 2 NWD PLAN EPP1235
NO PID NMBR	LOT 3 DISTRICT LOT 300 GROUP 2 NWD PLAN EPP1235
NO PID NMBR	LOT 6 DISTRICT LOT 300 GROUP 2 NWD PLAN EPP1235
NO PID NMBR	LOT 9 DISTRICT LOT 300 GROUP 2 NWD PLAN EPP1235