

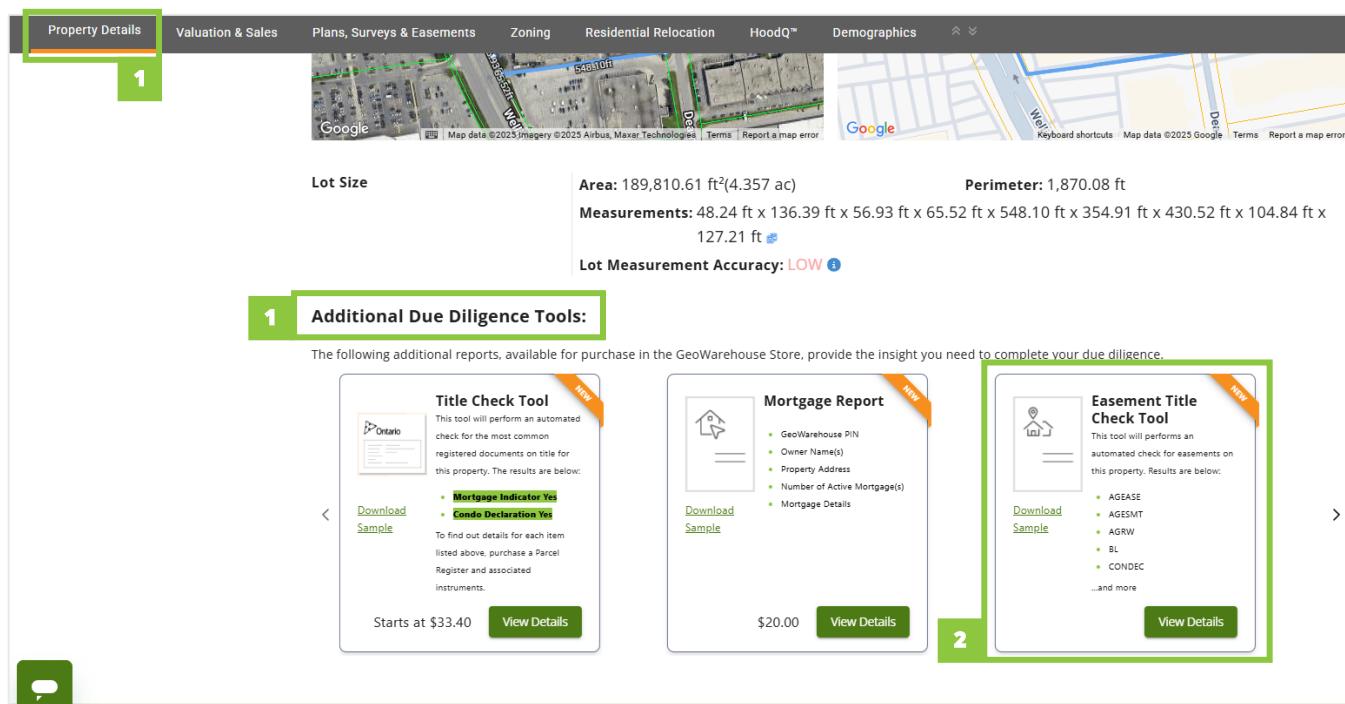
# Tips For Success

## How to access the Easement Title Check Tool

You can access the **Easement Title Check Tool** from the property report.

1. In the Property Report, select the **Property Details** section at the top of the report, and go scroll to the **Additional Due Diligence** section.
2. If the subject property has registered **Easements**, based on the easement criteria listed below, the **Easement Title Check Tool** tile will appear next to the Mortgage Report under the Additional Due Diligence.

- Agreement Re Easement (AGEASE)
- Agreement Re Easement (AGESMT)
- Agreement Re Right of Way (AGRW)
- Transfer of Easement (Grant) (TESMT)
- Transfer of Right of Way (TRW)
- Condominium Declaration (CONDEC)



The screenshot shows a property report interface. At the top, there is a navigation bar with tabs: **Property Details** (highlighted in green), **Valuation & Sales**, **Plans, Surveys & Easements**, **Zoning**, **Residential Relocation**, **HoodQ™**, and **Demographics**. Below the navigation bar is a map showing the property's location with a green outline. The map includes a north arrow, a scale bar, and a legend. The property's area is listed as 189,810.61 ft<sup>2</sup> (4.357 ac). The perimeter is 1,870.08 ft. The lot size is 48.24 ft x 136.39 ft x 56.93 ft x 65.52 ft x 548.10 ft x 354.91 ft x 430.52 ft x 104.84 ft x 127.21 ft. The lot measurement accuracy is marked as **LOW**.

**1 Additional Due Diligence Tools:**

The following additional reports, available for purchase in the GeoWarehouse Store, provide the insight you need to complete your due diligence.

**Title Check Tool** NEW

This tool will perform an automated check for the most common registered documents on title for this property. The results are below:

- **Mortgage Indicator Yes**
- **Condo Declaration Yes**

To find out details for each item listed above, purchase a Parcel Register and associated instruments.

Starts at \$33.40 [View Details](#)

**Mortgage Report** NEW

- GeoWarehouse PIN
- Owner Name(s)
- Property Address
- Number of Active Mortgage(s)
- Mortgage Details

[Download](#) [Sample](#)

\$20.00 [View Details](#)

**Easement Title Check Tool** NEW

This tool will perform an automated check for easements on this property. Results are below:

- AGEASE
- AGESMT
- AGRW
- BL
- CONDEC

...and more

[Download](#) [Sample](#)

[View Details](#)



3. Click **Download Sample** to view examples of the **Easement** document types.
4. Click **View Details** to view the list of **Easements** and continue to the easement purchase process.

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The following additional reports, available for purchase in the GeoWarehouse Store, provide the insight you need to complete your due diligence.

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[View Details](#)

**Mortgage Report**



GeoWarehouse PIN  
Owner Name(s)  
Property Address  
Number of Active Mortgage(s)  
Mortgage Details

[Download Sample](#)

\$20.00

[View Details](#)

**Easement Title Check Tool**



This tool will perform an automated check for easements on this property. Results are below:

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[Download Sample](#)

**3**

[View Details](#)

**4**

5. In the Product Details window, you can select the **Easement(s)** you wish to purchase. Choose **Add to Cart** (to continue shopping) or **Quick Checkout** (to purchase right away).

This package includes:

- The Parcel Register title record which contains a list of active registered instruments for the subject property within the Ontario Land Registration System.
- Additional details related to the easement(s) you select.

**PRODUCT DETAILS**

**Easement Title Check Tool**

**\$38.20**

Fees include:  
\$9.95 Statutory Fee Page 1  
\$2.65 Statutory Fee Page 2  
\$2.40 Statutory Fee Extra Pages  
\$2.40 EUSA Fee Extra Pages

\$1.00 Easement Check Fee per Instrument  
\$1.00 Easement Check Fee per Plan  
Plus applicable taxes.

Product Requirements \*

PDF Reader

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**Subject Property Identification Information (POLARIS)**

Instrument	Selection	Registration Date	Instrument Details
Agreement Re Easement (AGEASE)	<input type="checkbox"/> Agreement Re Easement (Deleted)	03/01/2004	An Agreement Re Easement is a registered legal document where property owners grant or confirm the right for another party to use part of their land for a specific purpose, such as access, utilities, or drainage.
Agreement Re Easement (AGESMT)	<input type="checkbox"/> Agreement Re Easement (Deleted)	03/01/2004	An Agreement Re Easement is a registered legal document where property owners grant or confirm the right for another party to use part of their land for a specific purpose, such as access, utilities, or drainage.
Agreement Re Right of Way (AGRW)	<input type="checkbox"/> Agreement Re Right of Way (Deleted)	03/01/2004	An Agreement Re Right of Way is a registered legal document that grants one party the right to pass through or across another party's land, typically for travel, utility, or shared access purposes.
By-Law (BL)	<input type="checkbox"/> Application To Register By-Law <input type="checkbox"/> Application To Register By-Law	03/18/1987 09/03/1996 01/13/1996 09/28/1995 04/08/1995 04/23/1995	A by-law is a rule or regulation passed by a local municipal government that governs land use, building standards, property maintenance, and community behavior within its jurisdiction.

**Product Configuration**

Select the checkbox to include deleted instruments. Please Note: Selecting this option may affect the price of the product.

**Product Exception**

The Land Registry Status in POLARIS for the Subject Property has changed to Active. This is the most current status for the subject property. Click CANCEL if you do not wish to proceed with the purchase.

[Add to Cart](#) [Quick Checkout](#)

[Click here to return to GeoWarehouse](#)

**5**



6. If you select **Quick Checkout** you will be directed to the checkout page. Enter your payment details here.
7. Click **Finalize Order**. Once complete, you will be directed to the transaction confirmation page. Select **download product** to access your report.
8. A copy of the **Parcel Register and Easement documents** will also be sent to your email. You can access it at any time from the **Downloads** section of your **Account**.

#### **Disclaimer**

*The Easement Title Check Tool provides a summary of registered easements that may affect the subject property. It does **not** constitute a complete title search. Easements may also be created by documents not reviewed by this tool (e.g., certain Transfers or Court Orders). Users should consult the official title records including registered documents, registered plans, and the legal description for complete and up to date information regarding all easements.*

**If you have any questions,  
please connect with us.**

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1.866.237.5937

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