

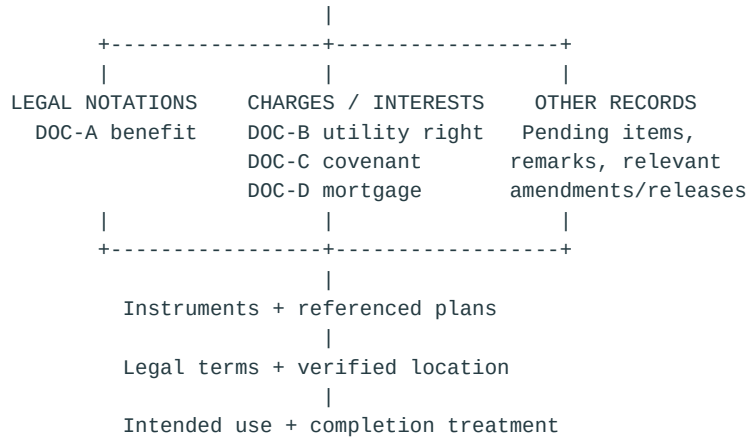
Title-reading map and working record

Fictional teaching example only. Not a real title, survey, legal opinion or evidence of any property's rights. DOC-A through DOC-D are invented labels, not registration numbers. No land geometry or dimensions are represented.

How the records connect

MATCH THE PURCHASE

Contract legal description -> PID(s) -> dated title search(es)



STRATA PURCHASE: individual title + common property record + strata plan

BUILDING PLANS: separate municipal/permit and physical investigations

This is a reading sequence, not a reproduction of every field on an LTSA title. A legal notation is not necessarily a benefit; DOC-A is a benefit only in this invented example. Order the actual instruments before classifying your own entries.

Worked fictional entries

Fictional entry	Assumed relationship for this example	Evidence still needed	Decision question
DOC-A: driveway easement	Purchased land benefits from access over neighbouring land	Full instrument, benefiting / burdened descriptions and referenced plan	Does the right cover the access and purpose the buyer needs?
DOC-B: utility statutory right of way	Part of purchased land is burdened	Instrument, holder, affected-area plan, relevant amendments	Does the intended workshop or driveway change conflict with the terms or affected area?
DOC-C: covenant	Obligations or restrictions affect the purchased land	Full terms, holder, relevant amendments or releases, legal interpretation	What does the actual wording mean for the proposed use? Registration alone does not decide enforceability.
DOC-D: seller mortgage	A registered security interest	Contractual completion treatment, legal arrangements, required discharge confirmation	Which steps remove the charge? Payment of debt is not itself proof of registered discharge.

No row is automatically harmless, fatal or removable. No conclusion about legal priority follows from the DOC-A-D order.

Your own property record

Keep this locally and share relevant legal records only through the professional's agreed channel. Do not insert private owner or financial details into a public comment.

- Property reference and intended use:
- Contract legal description and every PID included:
- Search date/time, source and report format (current only/current plus cancelled):
- Individual title(s) received; strata common property record and plan if applicable:
- Actual entry number, nature and status:
- Benefit, burden, financial security or classification not yet confirmed:
- Instrument received, including all pages and referenced schedules:
- Plan number and plan received; affected-area location still requiring survey advice:
- Relevant amendments/releases, pending items and remarks checked:
- Who interprets the terms; who verifies location; who confirms lender requirements:
- Intended use question and written answer/reference:
- Expected completion treatment: remains / discharge arrangement / unresolved:
- Evidence required for that treatment and responsible professional:
- Decision deadline and date for next legal follow-up:
- Separate municipal, permit or physical investigation required:

A blank field means unknown, not "no restriction." Mark it unknown and identify the next evidence needed. Refresh the record when new documents arrive; do not keep an old conclusion attached to changed facts.

Primary references

- [LTSA title search and point-in-time scope](#)
- [LTSA title view and document retrieval](#)
- [Land Title Act sections 218-221](#)
- [LTSA common property search](#)
- [FCAC mortgage discharge](#)

Rules and source pages checked September 8, 2026. Use current records and advice for your own transaction.