



*Office of the Minister
MLA, Strathcona-Sherwood Park*

MINISTERIAL ORDER NO. SA:008/2020

WHEREAS the Lieutenant Governor in Council made Order in Council 080/2020 under section 52.1(1) of the *Public Health Act* (PHA) on March 17, 2020 declaring a state of public health emergency in Alberta due to pandemic COVID-19 and the significant likelihood of pandemic influenza;

WHEREAS Order in Council 080/2020 has effect for 90 days following March 17, 2020 under section 52.8(1)(a) of the PHA;

WHEREAS the Provincial Court of Alberta, Court of Queen's Bench of Alberta and Court of Appeal of Alberta have all responded to pandemic COVID-19 by reducing operations with, in particular, the Court of Queen's Bench of Alberta hearing only certain criminal matters, and emergency matters at the discretion of the Court;

WHEREAS section 52.1(3) of the PHA authorizes the Minister of Service Alberta (Minister), to make an order without consultation, to suspend or modify the application or operation of all or part of an enactment, subject to the terms and conditions the Minister prescribes, if the Minister is satisfied that the application or operation of all or part of the enactment is not in the public interest:

WHEREAS I am satisfied that the requirements in respect of documents requiring a signature to be commissioned or witnessed in person in:

- Section 162 of the *Land Titles Act*
- the Forms Regulation under the *Land Titles Act*
- the Builders' Lien Forms Regulation under the *Builders' Lien Act*
- the Forms Regulation under the *Dower Act*
- the Forms Regulation under the *Personal Property Security Forms Regulation*
- the forms set out in the Foreign Ownership of Land Regulations under the *Agricultural and Recreational Land Ownership Act*

are not in the public interest because the practice of meeting in person to execute these documents is not consistent with the social distancing recommendations, the self-isolation recommendations, and the quarantine requirements during the current COVID-19 pandemic and the courts are operating on an emergency and discretionary basis;

WHEREAS it remains essential for real estate and commercial transactions to continue

during the COVID-19 pandemic in order to create commerce and boost economic relief efforts.

THEREFORE, I, Nate Glubish, Minister of Service Alberta, pursuant to section 52.1(2) of the *Public Health Act*, do hereby order that:

1. Section 162 "Power of the court" of the *Land Titles Act*, RSA 2000, c L-4 ("Land Titles Act") be modified to read as follows:

"162 On being satisfied of the due execution of an instrument, the court or the Registrar may authorize its registration, notwithstanding that the proof of the execution may be absent or defective."

2. Form 31 "Affidavit of Attestation of an Instrument" in the Forms Regulation (Alberta Regulation 480/81) under the *Land Titles Act* ("Land Titles Forms Regulation") be modified to read as follows:

"Form 31

**Land Titles Act
(Sections 155 and 156)**

Affidavit of Attestation of an Instrument

I, A.B., of _____, in the _____, make oath and say:

1. I was personally present and did see _____ who is known to me to be the person named in the within (or annexed) instrument, duly sign the instrument;

or

I was personally present and did see _____ who, on the basis of the identification provided to me, I believe to be the person named in the within (or annexed) instrument, duly sign the instrument;

or

I, _____, being a lawyer in and for the Province of Alberta:

- a. witnessed the signature of _____ named in the within instrument, in a single session during which I was able at all times to see and hear the person signing the instrument by two-way videoconferencing;
- b. saw _____ named in the within instrument, who is personally known to me to be the person named in the within (or annexed) instrument, duly sign and execute the instrument; and
- c. have complied with the requirements established by the Law Society of Alberta with respect to this type of witnessing in effect at the date of this Affidavit;

or

I, _____, being a
lawyer in and for the Province of Alberta:

- a. witnessed the signature of _____ named in the within instrument, in a single session during which I was able at all times to see and hear the person signing the instrument by two-way videoconferencing;
- b. saw _____, who, on the basis of the identification shown to me, I believe to be the person named in the within (or annexed) instrument, duly sign and execute the instrument; and
- c. have complied with the requirements established by the Law Society of Alberta with respect to this type of witnessing in effect at the date of this Affidavit;

2. The instrument was signed at _____, in the _____ and I am the
subscribing witness thereto;

3. I believe the person whose signature I witnessed is at least eighteen (18) years of age.

4. (if being sworn by two-way videoconferencing) That I am executing this document separate and apart from any other person.

SWORN before me at the _____)
in the _____ of _____)

this _____) _____ (Signature)
day of _____, _____)

or

SWORN before me, a lawyer in and for the Province of Alberta)
at the _____ in the _____ of _____)
by two-way videoconferencing with the deponent)
who was at the _____ in the Province of Alberta)
this _____ day of _____, _____)
on the basis of evidence provided to me that enabled) _____
me to verify the deponent's identity) _____ (Signature)
and confirm the contents of the document being executed)

3. Form 31 "Affidavit of Attestation of an Instrument by Marksman" in the Land Titles Forms Regulation be modified to read as follows:

"Form 31

**Land Titles Act
(Sections 155 and 156)**

Affidavit of Attestation of an Instrument by Marksman

I, A.B., of _____, in the _____, make oath and say:

1. I was personally present and did see _____ who is known to me to be the person named in the within (or annexed) instrument duly execute the instrument by making his mark on it;

or

I was personally present and did see _____ who, on the basis of the identification provided to me, I believe to be the person named in the within (or annexed) instrument, duly execute the instrument by making his mark on it;

or

I, _____, being a lawyer in and for the Province of Alberta:

- a. witnessed the signature of _____ named in the within instrument in a single session during which I was able at all times to see and hear the person signing the instrument by two-way videoconferencing;
- b. saw _____ named in the within (or annexed) instrument, who is personally known to me to be the person named therein, duly sign and execute the instrument by making his mark on it; and
- c. have complied with the requirements established by the Law Society of Alberta with respect to this type of witnessing in effect at the date of this Affidavit;

or

I, _____, being a lawyer in and for the Province of Alberta:

- a. witnessed the signature of _____ named in the within instrument in a single session during which I was able at all times to see and hear the person signing the instrument by two-way videoconferencing;
- b. saw _____ who, on the basis of the identification shown to me, I believe to be the person named in the within (or annexed) instrument,

duly sign and execute the instrument by making his mark on it; and

c. have complied with the requirements established by the Law Society of Alberta with respect to this type of witnessing in effect at the date of this Affidavit;

2. The instrument was read over and fully explained to the person whose execution by mark I witnessed before it was executed and he seemed to fully understand it;

3. The instrument was executed at _____ in the _____ and I am the subscribing witness thereto;

4. I believe the person whose execution by mark I witnessed is at least eighteen (18) years of age.

5. (if being sworn by two-way videoconferencing) That I am executing this document separate and apart from any other person.

SWORN before me at the _____)
in the _____ of _____)
this _____) _____ (Signature)
day of _____, _____)

or

SWORN before me, a lawyer in and for the Province of Alberta)
at the _____ in the _____ of _____)
by two-way videoconferencing with the deponent)
who was at the _____ in the Province of Alberta)
this _____ day of _____, _____)
on the basis of evidence provided to me that enabled _____
me to verify the deponent's identity) _____ (Signature)
and confirm the contents of the document being executed)
"

4. Form 11 "Alberta Surveyor's Certificate" in the Land Titles Forms Regulation be modified to read as follows:

"Form 11
Land Titles Act
(Section 77)
Alberta Land Surveyor's Certificate

I, (name of surveyor), of the (place of residence), Alberta Land Surveyor, make oath and say:

- 1 that the survey represented by this plan was made under my personal supervision,
- 2 that the survey was made in accordance with good surveying practices and in accordance with the provisions of the *Surveys Act*, and
- 3 that the survey was performed between the dates of _____ and _____, _____, and that this plan is true and correct, and is prepared in accordance with the provisions of the *Land Titles Act*.
- 4 (if being sworn by two-way videoconferencing) That I am executing this document separate and apart from any other person.

SWORN before me at _____
of _____
in the _____ of _____
this _____ day of _____, _____) Alberta Land Surveyor

or

SWORN before me, a lawyer in and for the Province of Alberta)
at the _____ in the _____ of _____)
by two-way videoconferencing with the deponent)
who was at the _____ in the Province of Alberta)
this _____ day of _____, _____)
on the basis of evidence provided to me that enabled)
me to verify the deponent's identity) Alberta Land Surveyor
and confirm the contents of the document being executed)
"

5. Form 11.1 "Monumentation Certificate" in the Land Titles Forms Regulation be modified to read as follows:

"Form 11.1

**Land Titles Act
(Section 77)**

Monumentation Certificate

I, (name of surveyor), of the (place of residence), Alberta Land Surveyor, make oath and say:

- 1 that the monuments required by section 47 of the *Surveys Act* have been placed under my personal supervision, between the dates of _____ and _____, _____, and
- 2 that the position of each monument on the ground is in accordance with the co-ordinates shown on the survey plan registered as number _____ and that the boundaries that have been established on the ground are in accordance with the said co-ordinates, except for the following:
- 3 (if being sworn by two-way videoconferencing) That I am executing this document separate and apart from any other person.

(List and describe any boundaries on the ground that vary from the co-ordinates on the survey plan.)

SWORN before me at _____
of _____
in the _____ of _____
this _____ day of _____, _____, A.D.

A Commissioner for Oaths
in and for the Province of Alberta

Alberta Land Surveyor

or

SWORN before me, a lawyer in and for the Province of Alberta
at the _____ in the _____ of _____
by two-way videoconferencing with the deponent)
who was at the _____ in the Province of Alberta)
this _____ day of _____, _____
on the basis of evidence provided to me that enabled
me to verify the deponent's identity) _____
and confirm the contents of the document being executed)

" _____
Alberta Land Surveyor

6. Form 12 "Dominion Land Surveyor's Certificate" in the Land Titles Forms Regulation be modified to read as follows:

"Form 12

**Land Titles Act
(Section 77)**

Dominion Land Surveyor's Certificate

I, (name of surveyor), of the (place of residence), Dominion Land Surveyor, make oath and say:

1. That the survey represented by this plan has been made by me, and that the said plan is correct and true and is prepared in accordance with the provisions of the *Land Titles Act*.
2. (if being sworn by two-way videoconferencing) That I am executing this document separate and apart from any other person.

SWORN before me at the _____)
_____ of _____)
in the _____ of _____)
this ___ day of _____, _____) Dominion Land Surveyor

or

SWORN before me, a lawyer in and for the Province of Alberta)
at the _____ in the _____ of _____)
by two-way videoconferencing with the deponent)
who was at the _____ in the Province of Alberta)
this ___ day of _____, _____)
on the basis of evidence provided to me that enabled)
me to verify the deponent's identity) _____
and confirm the contents of the document being executed)
" _____

7. Form 27 "Affidavit In Support of Caveat" in the Land Titles Forms Regulation be modified to read as follows:

"Form 27

**Land Titles Act
(Section 131)**

Affidavit in Support of Caveat

I, (the Caveator or his Agent), make oath and say (or solemnly declare) as follows:

- 1 I am the within named caveator (or agent for the caveator).
- 2 I believe that I have (or the caveator has) a good and valid claim on the land (mortgage or encumbrance), and I say that this caveat is not being filed for the purpose of delaying or embarrassing any person interested in or proposing to deal with it.
3. (if being sworn by two-way videoconferencing) That I am executing this document separate and apart from any other person.

SWORN before me at the _____)
____ of _____)
in the _____ of _____)
this _____ day of _____, _____)

or

SWORN before me, a lawyer in and for the Province of Alberta)
at the _____ in the _____ of _____)
by two-way videoconferencing with the deponent)
who was at the _____ in the Province of Alberta)
this _____ day of _____, _____)
on the basis of evidence provided to me that enabled) _____
me to verify the deponent's identity) _____ (Signature)
and confirm the contents of the document being executed)
" _____

8. Form 31.1 "Affidavit Verifying Corporate Signing Authority" in the Land Titles Forms Regulation be modified to read as follows:

"Form 31.1

**Land Titles Act
(Section 161)**

Affidavit Verifying Corporate Signing Authority

I, A.B. of _____ make oath and say:

- 1 I am an officer or a director of (here set out name of corporation) named in the within or annexed instrument (or caveat).
- 2 I am authorized by the corporation to execute the instrument (or caveat) without affixing a corporate seal.
- 3 (if being sworn by two-way videoconferencing) That I am executing this document separate and apart from any other person.

SWORN before me at _____
in the _____
this _____ day of _____, _____

) _____ (Signature)

or

SWORN before me, a lawyer in and for the Province of Alberta)
at the _____ in the _____ of _____)
by two-way videoconferencing with the deponent)
who was at the _____ in the Province of Alberta)
this _____ day of _____, _____)
on the basis of evidence provided to me that enabled) _____
me to verify the deponent's identity) _____ (Signature)
and confirm the contents of the document being executed)

"

9. Form 32 "Affidavit re Value of Land" in the Land Titles Forms Regulation be modified to read as follows:

“Form 32

Land Titles Act (Section 164)

Affidavit re Value of Land

I, A.B., of _____, in the _____ make oath any say:

1. I am (one of) the transferee (or agent of the transferee) named in the within or annexed transfer and I know the land therein described;
2. I know the circumstances of the transfer and true consideration paid by me is as follows:

(Give full details: cash, assumption of mortgage, exchange or other consideration with cash value of same.)
3. The current value* of the land**, in my opinion, is \$_____.

* "value" means the dollar amount that the land might be expected to realize if it were sold on the open market by a willing seller to a willing buyer.

** "land" includes buildings and all other improvements affixed to the land.

4. (if being sworn by two-way videoconferencing) That I am executing this document separate and apart from any other person.

SWORN before me at _____)
in the _____)
this ____ day of _____, _____) _____ (Signature)

or

SWORN before me, a lawyer in and for the Province of Alberta)
at the _____ in the _____ of _____)
by two-way videoconferencing with the deponent)
who was at the _____ in the Province of Alberta)
this ____ day of _____, _____)
on the basis of evidence provided to me that enabled)
me to verify the deponent's identity) _____ (Sign)
and confirm the contents of the document being executed)

10. Form B in the Forms Regulation (Alberta Regulation 39/2000) under the *Dower Act*, RSA 2000, c D-15 ("Dower Act Forms Regulation") be modified as follows:

"Form B

**Dower Act
(Section 4)**

Affidavit

I, _____, of
_____, make oath and say:

- 1 I am the transferor (or mortgagor, lessor or encumbrancer, as the case may be) (or the agent acting under power of attorney in my favour registered in the Land Titles Office on _____ as instrument number _____ granted by the transferor, mortgagor, or encumbrancer) named in the within (or annexed) instrument.
- 2 I am (or my principal is) not married.

or

Neither myself nor my spouse (or my principal nor my principal's spouse) have resided on the within mentioned land at any time since our (or their) marriage.

or

I am (or my principal is) married to _____
being the person who executed the release of dower rights registered in the Land Titles Office on _____ (date) as instrument number _____.

or

A judgment for damages was obtained against me by my spouse (or my principal by my principal's spouse) and registered in the Land Titles Office
on _____ (date) as instrument number _____.

3 (if being sworn by two-way videoconferencing) That I am executing this document separate and apart from any other person.

A Commissioner, etc. (or
as the case may be)

or

SWORN before me, a lawyer in and for the Province of Alberta)
at the _____ in the _____ of _____)
by two-way videoconferencing with the deponent)
who was at the _____ in the Province of Alberta)
this ____ day of _____, _____)
on the basis of evidence provided to me that enabled) _____
me to verify the deponent's identity)
and confirm the contents of the document being executed)

11. Form D in the Dower Act Forms Regulation be modified as follows:

“Form D

Dower Act (Section 7)

Release of Dower Rights

To the Registrar of Land Titles.

hereby release to my husband (or wife) all my life estate and other dower rights in the above described land and I hereby discharge my husband (or wife) _____ his (or her) heirs, executors and administrators from any claim for dower under the *Dower Act* in respect of the land.

2. (if being signed by two-way videoconferencing) That I am executing this document separate and apart from any other person.

SIGNED,)
in the presence of _____)

Barrister and Solicitor)

or

SIGNED before me, a lawyer in and for the Province of Alberta)
at the _____ in the _____ of _____)
by two-way videoconferencing with the signator)
who was at the _____ in the Province of Alberta)
this ____ day of _____, _____)
on the basis of evidence provided to me that enabled) _____
me to verify the signator's identity)
and confirm the contents of the document being executed)
"")

12. Form E in the Dower Act Forms Regulation be modified as follows:

"Form E

**Dower Act
(Section 7)**

Affidavit in Support of Dower Release

I, _____, of _____ in the Province of _____, make oath and say:

- 1 That I am the wife (or husband) of _____ of _____ in the Province of _____.
- 2 That my husband (or wife) is the registered owner of the following land, namely:
- 3 That I am aware that the *Dower Act* gives me a life estate and other dower rights in the land.
- 4 That I am executing this release for the purpose of giving up my life estate and other dower rights in the land.
- 5 That I am executing this release freely and voluntarily without any compulsion on the part of my husband (or wife).
- 6 (if being sworn by two-way videoconferencing) That I am executing this document separate and apart from any other person.

SWORN before me at _____
in the Province of _____
on _____ (date) _____
Barrister and Solicitor _____

or

SWORN before me, a lawyer in and for the Province of Alberta)
at the _____ in the _____ of _____)
by two-way videoconferencing with the deponent)
who was at the _____ in the Province of Alberta)
this _____ day of _____, _____)
on the basis of evidence provided to me that enabled) _____
me to verify the deponent's identity) _____ (Signature)
and confirm the contents of the document being executed)
" _____

13. Form G in the Dower Act Forms Regulation be modified as follows:

"Form G

**Dower Act
(Section 21)**

Affidavit of Executor or Administrator

I, _____, of _____, make oath and say:

- 1 I am the executor (or administrator) of the estate of _____.
- 2 To the best of my knowledge, information and belief, the deceased was not married.

or

To the best of my knowledge, information and belief, the spouse of the deceased married person is dead.

or

To the best of my knowledge, information and belief, neither the deceased nor the spouse of the deceased have resided on the within mentioned land at any time since their marriage.

or

To the best of my knowledge, information and belief, the deceased was, at the time of death, married to _____, being the person who executed the release of dower rights registered in the Land Titles Office on (date) as instrument number _____.

or

A judgment for damages was obtained against the deceased by his (or her) spouse and registered in the Land Titles Office on (date) as instrument number _____.

or

The homestead of the deceased consists of land other than the within mentioned land as determined by the election of the spouse (or the order of the Court of Queen's Bench) registered in the Land Titles Office on (date) as instrument number _____.

3. (if being sworn by two-way videoconferencing) That I am executing this document separate and apart from any other person.

SWORN before me at _____
in the Province of _____
on _____ (date) _____

(A Commissioner, etc. (or as the case may be))

or

SWORN before me, a lawyer in and for the Province of Alberta)
at the _____ in the _____ of _____
by two-way videoconferencing with the deponent)
who was at the _____ in the Province of Alberta)
this _____ day of _____, _____
on the basis of evidence provided to me that enabled) _____
me to verify the deponent's identity) _____ (Signature)
and confirm the contents of the document being executed)

"

14. Form 3 in the Builders' Lien Forms Regulation (Alberta Regulation 51/2002) under the *Builders Lien Act*, RSA 2000, c B-7 ("Builders' Lien Forms Regulation") be modified as follows:

**“Form 3
(Section 34(6))**

Affidavit Verifying Claim

(Name of lienholder) of _____ in the Province
of _____ (occupation), named in the above (or annexed) statement make
oath and say that

1. the said claim is true.
2. (if being sworn by two-way videoconferencing) That I am executing this document separate and apart from any other person.

SWORN BEFORE ME at the _____ of _____)
_____, in the Province of _____,)
this _____ day of _____,)
_____.)
_____.)
_____.)
_____.)
A Commissioner for Oaths)

or

SWORN before me, a lawyer in and for the Province of Alberta)
at the _____ in the _____ of _____)
by two-way videoconferencing with the deponent)
who was at the _____ in the Province of Alberta)
this ____ day of _____, _____)
on the basis of evidence provided to me that enabled) _____
me to verify the deponent's identity)
and confirm the contents of the document being executed)

15. Form 4 in the Builders' Lien Forms Regulation be modified as follows:

**"Form 4
(Section 34(6) and (7))**

**Affidavit Verifying Claim
by Other Than Lienholder**

(Name of deponent) of _____ in the Province of _____, (occupation), make oath and say:

- (1) That I am the agent (or assignee) of _____ named in the above (or annexed) statement and have full knowledge of the facts set forth in the above (or annexed) statement [or I am informed by (state source of information) and believe that the facts are as set forth in the above (or annexed) statement].
- (2) That the said claim is true [or when deponent has been informed, That I believe that the said claim is true].
3. (if being sworn by two-way videoconferencing) That I am executing this document separate and apart from any other person.

SWORN BEFORE ME at the _____ of _____
_____, in the Province of _____, _____
this _____ day of _____, _____
_____. _____
_____. _____
_____.
A Commissioner for Oaths _____

or

SWORN before me, a lawyer in and for the Province of Alberta)
at the _____ in the _____ of _____)
by two-way videoconferencing with the deponent)
who was at the _____ in the Province of Alberta)
this _____ day of _____, _____)
on the basis of evidence provided to me that enabled) _____
me to verify the deponent's identity)
and confirm the contents of the document being executed)

16. Form 18 in the Personal Property Security Forms Regulation (Alberta Regulation 231/2002) under the *Personal Property Security Act*, c P-7 ("Personal Property Security Forms Regulation") be modified as follows:

"Form 18



Affidavit Verifying Notice
Personal Property Security Regulation
Section 66(1)

I, _____ of _____ in the Province
of _____, _____ (postal code) make oath and say:

1. That I have been authorized by the secured party to act as an agent for the purpose of effecting registration of notices relating to a security interest in a fixture or crop on the land described in the attached notice.
2. That I have full knowledge of the facts set out in the attached notice and the statement of facts is true.
3. (if being sworn by two-way videoconferencing) That I am executing this document separate and apart from any other person.

SWORN before me _____
this _____ day of _____, _____ (Signature of agent)
at _____, Alberta. _____

or

SWORN before me, a lawyer in and for the Province of Alberta)
at the _____ in the _____ of _____)
by two-way videoconferencing with the deponent)
who was at the _____ in the Province of Alberta)
this _____ day of _____, _____)
on the basis of evidence provided to me that enabled)
me to verify the deponent's identity) _____ (Signature of agent)
and confirm the contents of the document being executed)

17. Form 20 in the Personal Property Security Forms Regulation be modified as follows:

"Form 20



**Proof of Demand to Secured
Party (Fixtures or Crops)
Personal Property Security Act
Section 49(9)**

Statutory Declaration

I, _____ of _____ (Address)
in the Province of _____, _____ (postal code)

DO SOLEMNLY DECLARE THAT:

1. A Notice of Security Interest was registered in the Land Titles Office as instrument number _____ against the following land:

(Give legal description and LINC if known)
2. I am named as the debtor in the Notice of Security Interest

OR

I have an interest in the land as follows:

(Describe nature of interest)
pursuant to instrument/caveat no. _____.

3. Attached to this declaration and marked as Exhibit A is a copy of the Demand to Secured Party which was given to _____ (Name of Secured Party).
4. Service of Exhibit A was effected on the secured party on _____ (day) day of _____ (month), _____ (year) by _____ (Type of delivery method) as evidenced by the proof of service attached to this declaration and marked as Exhibit B. (Attach post office receipt or affidavit verifying service in some other authorized manner.)
5. The prescribed 40-day period for submitting a Change Notice or Order of the Court for registration has expired.
6. I have the authority to submit for registration a Change Notice pursuant to section 49 of the *Personal Property Security Act*.

7. (if being declared by two-way videoconferencing) That I am executing this document separate and apart from any other person.

AND I MAKE THIS SOLEMN DECLARATION CONSCIENTIOUSLY BELIEVING IT TO BE TRUE AND KNOWING THAT IT IS OF THE SAME FORCE AND EFFECT AS IF MADE UNDER OATH.

DECLARED before me _____)
at the _____ of _____)
in the province of _____) _____ (Signature)
on _____ day of _____, _____)

or

DECLARED before me, a lawyer in and for the Province of Alberta)
at the _____ in the _____ of _____)
by two-way videoconferencing with the declarant
who was at the _____ in the Province of Alberta)
this _____ day of _____, _____)
on the basis of evidence provided to me that enabled) _____ (Signature)
me to verify the declarant's identity) _____
and confirm the contents of the document being executed)
" _____

18. Form 1 in the Foreign Ownership of Land Regulations (Alberta Regulation 160/1979) under the *Agricultural and Recreational Land Ownership Act*, RSA 2000 c A-9 ("Foreign Ownership of Land Regulations") be modified as follows:

“Form 1

Foreign Ownership of Land Regulations

**Citizenship Declaration for Canadian
Citizen(s) and Permanent Resident(s)
(for Controlled Land Only)**

Canadian Citizen(s)

□ Permanent Resident(s)

CANADA

IN THE MATTER of the
registration of the (name type of
instrument) affecting the land
described as (insert abbreviated
description) containing (acres or
hectares)

PROVINCE OF ALBERTA

registration of the name type or instrument affecting the land described as insert abbreviated description containing (acres or hectares)

TO WIT:

(name of County, M.D., I.D.)

or **Special Area)**

I (WE) _____ of _____ (full address including street, municipality and country.)

SOLEMNLY DECLARE THAT:

1. I (We) am (are) the transferee(s), transmittee(s), caverator(s) or lessee(s) named in the above described instrument and will hold the interest in the land beneficially and not as trustee(s) and not on behalf of any person and I (we) am (are) a Canadian citizen(s).

or

I (We) am (are) the transferee(s), transmittee(s), caverator(s) or lessee(s) named in the above described instrument and will hold the interest in the land beneficially and not as trustee(s) and not on behalf of any person and I (we) am (are) a permanent resident(s) within the meaning of the *Immigration Act, 1976* (Canada).

Date Landed: _____, Port of Entry: _____

Birth Date: _____, and my (our) previous country of permanent residency was: .

or

I am a member of the Law Society of Alberta and am the solicitor for the transferee(s), transmittee(s), caveator(s) or lessee(s) named in the above described instrument who will hold the interest in the land beneficially and not as trustee(s) and not on behalf of any person and who is (are) a Canadian citizen(s) or permanent resident(s) within the meaning of the *Immigration Act, 1976* (Canada). Date Landed: _____, Port of Entry: _____, Birth Date: _____, and his (her or their) previous country of permanent residency was: _____.

2. The true consideration paid or payable in respect of the transaction* is as follows: (give full details of purchase or rental as applicable, including total price paid)

3. The present value of the land*, in my opinion, is
\$ _____.
("land includes buildings and other improvements affixed to the land")

* Answer required only for transmissions, caveats and leases.

4. (if being declared by two-way videoconferencing) That I (we) am (are) executing this document separate and apart from any other person (from any person other than each other).

AND I (WE) MAKE THIS SOLEMN DECLARATION conscientiously believing it to be true, and knowing that it is of the same force and effect as if made under oath.

(SEVERALLY) DECLARED before me)
(print name of commissioner))
at the _____ of _____) (signature)
in the Province of _____)
this _____ day of _____ 20_____.) Printed or stamped name
) of Commissioner for
) Oaths and date on which
) appointment expires
A Commissioner for Oaths in and for the)
Province of Alberta)

or

(SEVERALLY) DECLARED before me, a lawyer in and for the Province of Alberta) at the _____ in the _____ of _____)
by two-way videoconferencing with the declarant(s))
who was (were) at the _____ in the Province of Alberta)
this _____ day of _____, _____)
on the basis of evidence provided to me that enabled)
me to verify the declarant's(s') identity(ies)) _____ (Signature)
and confirm the contents of the document being executed)

Consent of Permanent Resident(s)

I (We), being a permanent resident(s), give my (our) consent to the Department of Employment and Immigration (Canada) to disclose information concerning my (our) status in Canada to the Minister or someone authorized by him.

(witness)

(signature)

"

19. Form 2 in the Foreign Ownership of Land Regulations be modified as follows:

“Form 2

Foreign Ownership of Land Regulations

**Corporate Ownership Declaration
for Corporations that are
not Foreign Controlled
(For Controlled Land Only)**

Corporation Access Number: _____

CANADA)
PROVINCE OF ALBERTA)
TO WIT:)
or)
Special Area)

) IN THE MATTER of the
registration of the (name type of
instrument) affecting the land
described as (insert abbreviated
description) containing (acres or
hectares)

(name of County, M.D., I.D.)

I (We) _____
of _____ (full address including street, municipality and country.)

SOLEMNLY DECLARE THAT:

1. (name of corporation(s)) of (mailing address) is (are) the transferee(s), transmittee(s), caveator(s) or lessee(s) named in the above described instrument; will hold the interest in the land beneficially and not as a trustee(s) and not on behalf of any person; and is (are) not a "foreign controlled corporation(s)" as defined in the *Foreign Ownership of Land Regulations*. I am a person authorized under section 22(2) of the *Foreign Ownership of Land Regulations* to sign on behalf of the transferee(s), transmittee(s), caveator(s) or lessee(s) named in the above described instrument.

2. The true consideration paid or payable in respect to the transaction * is as follows: (give full details of purchase or rental as applicable, including total price paid)

3. The present value of the land* in my opinion, is
\$ _____.

(“land includes buildings and all other improvements affixed to the land”)

4. The Appendix "A" annexed hereto correctly sets forth the required information for the corporation as of the date of this declaration. Information on shares for a public corporation may be computed as of a specific time as long as that time is within 3 months of the date of the transaction being registered, however, the balance of the declaration must be as of the date the declaration is sworn.
5. (if being declared by two-way videoconferencing) That I (we) am (are) executing this document separate and apart from any other person (from any person other than each other).

* Answer required only for transmissions, caveats and leases.

AND I (WE) MAKE THIS SOLEMN DECLARATION conscientiously believing it to be true, and knowing that it is of the same force and effect as if made under oath.

(SEVERALLY) DECLARED before me)
 (print name) _____)
 at the _____ of _____)
 in the Province of _____) (signature)
 this ___ day of _____ 20___.)
 _____)
 _____) (signatory's position
 A Commissioner for Oaths) with the corporation)

This is Appendix "A" to the Statutory Declaration of _____ declared before me
 the ___ day of _____ 20___.

A Commissioner for Oaths

or

(SEVERALLY) DECLARED before me, a lawyer in and for the Province of Alberta)
 at the _____ in the _____ of _____)
 by two-way videoconferencing with the declarant(s))
 who was (were) at the _____ in the Province of Alberta)
 this ___ day of _____, _____)
 on the basis of evidence provided to me that enabled) _____
 me to verify the declarant's(s') identity(ies)) _____ (Signature)
 and confirm the contents of the document being executed) _____
 _____ signatory's position
 _____ with the corporation

This is Appendix "A" to the Statutory Declaration of _____ declared before me
 the ___ day of _____ 20___.

A Lawyer in and for the
 Province of Alberta

Note: This Appendix is necessary only for a corporation with share capital. Limited Partnerships, Banks, Trust Companies and Insurance Companies do not have to complete this Appendix.

SHAREHOLDERS

List of Shareholders owning 5% or more of the outstanding shares: (Name and address)	Non-foreign controlled corporation, Canadian Citizen or Permanent Resident ¹ Yes or No	Number and Class of Shares	% of Total Outstanding Shares	To the best of my knowledge the shareholder is the Beneficial Owner and controls the Rights Attached to the Shares Yes or No ²

¹ If a permanent resident(s), Date Landed: _____, Port of Entry: _____, Birth Date: _____, and his (her or their) previous country of permanent residency was: _____.

² If any of the shares are held in trust or any of the rights attached to the shares are controlled through a contract or other arrangement by a person who does not own the share then list the person(s), who is (are) the ultimate beneficial owner(s) or who controls the rights attached to the shares, stating his (her or their) citizenship status and if a permanent resident the information as in one above.

List of Beneficial Owners of, or owners of the rights attached to, 5% or more of the outstanding shares: (name, address and citizenship status)

“

20. Form 3 in the Foreign Ownership of Land Regulations be modified as follows:

Form 3

Foreign Ownership of Land Regulations

**Citizenship and Corporate Ownership
Declaration for Non-Canadians,
Non-permanent Residents, and
Foreign Controlled Corporations
(For Controlled Land Only)**

Corporation Access Number: _____

CANADA) IN THE MATTER of the
PROVINCE OF) registration of the (name type of
ALBERTA) instrument) affecting the land
TO WIT:) described as (insert abbreviated
) description) containing (acres or
) hectares)
)
) (name of County, M.D., I.D or
) Special Area)

I (WE) _____ of _____ (full address including street, municipality and country.)

SOLEMNLY DECLARE THAT:

1. I (We) am (are) the transferee(s), transmittee(s), caveror(s) or lessee(s) named in the above instrument and will hold the interest in the land beneficially and not as trustee(s) and not on behalf of any person and I (we) am (are) a citizen(s) of the country of _____ and am (are) not a permanent resident(s) within the meaning of the *Immigration Act, 1976* (Canada).

or

I am a member of the Law Society of Alberta and am the solicitor for the transferee(s), transmittee(s), caveator(s) or lessee(s) named in the above described instrument who will hold the interest in the land beneficially and not as trustee(s) and not on behalf of any person and who is (are) a citizen(s) of the country of _____ and is (are) not a permanent resident(s) within the meaning of the *Immigration Act, 1976* (Canada).

or

is (are) the transferee(s), transmittee(s), caverator(s) or lessee(s) named in the above described instrument; will hold the interest in the land beneficially and not as trustee(s) and not on behalf of any person; and is (are) a "foreign controlled corporation(s)" as defined in the *Foreign Ownership of Land Regulations*. The majority of the shares or memberships are held by persons from the country of _____. I am a person authorized under section 22(2) of the *Foreign Ownership of Land Regulations* to sign on behalf of the transferee(s), transmittee(s), caverator(s) or lessee(s) named in the above described instrument.

2. The interest is being acquired under a statutory exemption, section _____ of the *Foreign Ownership of Land Regulations*. (If acquiring an interest under: 1) section 4(2), a copy of the letters probate or letters of administration must form an exhibit to this declaration and 2) section 9, a copy of the agreement must form an exhibit to this declaration.)

or

The interest is being acquired under O.C.
No. passed (day/month/year)

3. The true consideration paid or payable in respect of the transaction* is as follows: (give full details of purchase or rental as applicable, including total price paid)

4. The present value of the land*, in my opinion, is
\$ _____

(“land includes buildings and all other improvements affixed to the land”)

* Answer required only for transmissions, caveats and leases.

5. (if being declared by two-way videoconferencing) That I (we) am (are) executing this document separate and apart from any other person (any person other than each other).

AND I (WE) MAKE THIS SOLEMN DECLARATION conscientiously believing it to be true, and knowing that it is of the same force and effect as if made under oath.

(SEVERALLY) DECLARED before me)
(print name of commissioner))
at the _____ of _____)
in the Province of _____) _____ (signature)
this _____ day of _____ 20_____.)
the the _____) (signatory's position with
(A Commissioner for Oath)) corporation, if applicable)

or

(SEVERALLY) DECLARED before me, a lawyer in and for the Province of Alberta)
at the _____ in the _____ of _____)
by two-way videoconferencing with the declarant(s))
who was (were) at the _____ in the Province of Alberta)
this _____ day of _____, _____)
on the basis of evidence provided to me that enabled) _____ (Signature)
me to verify the declarant's(s') identity(ies))
and confirm the contents of the document being executed) _____
" _____ (signatory's position
with corporation, if applicable)

21. Form 4 in the Foreign Ownership of Land Regulations be modified as follows:

Form 4

Foreign Ownership of Land Regulations

**Citizenship and Corporate Ownership
Declaration for Trustees*
(For Controlled Land Only)**

* If there is a succession of trustees then the ultimate beneficiary must be named in the body of this declaration and a description of the succession must be attached as an exhibit forming part of the declaration.

Corporation Access Number:
(for beneficiary of the trust)

CANADA) IN THE MATTER of the
PROVINCE OF) registration of the (name type of
ALBERTA) instrument) affecting the land
TO WIT:) described as (insert abbreviated
) description) containing (acres or
) hectares)
)
) (name of County, M.D., I.D or
) Special Area)

I (WE) _____ of _____ (full
address including street, municipality and country.)

SOLEMNLY DECLARE THAT:

1. I (We) am (are) the transferee(s), transmittee(s), caveror(s) or lessee(s) named in the above described instrument and the item completed in the Section A which follows (or the item marked in Section B and the item marked in Section C which follow) applies in respect of the transaction represented by the above instrument.

or

I am a member of the Law Society of Alberta and am the solicitor for or I am a person authorized under section 22(2) of the *Foreign Ownership of Land Regulations* to sign on behalf of the transferee(s), transmittee(s), caveator(s) or lessee(s) named in the above described instrument and the item marked in Section A which follows (or the item marked in Section B and the item marked in Section C which follow) applies in respect of the transaction represented by the above instrument.

A. Persons or Corporations which are not ineligible persons or foreign controlled corporations.

I (We) am (are) or the transferee(s), transmittee(s), caveator(s) or lessee(s) is (are) acting as trustee(s) for (or acting on behalf of) _____ of _____ who will hold the interest in the land beneficially and not as trustee(s) and not on behalf of any person and who is (are) a Canadian citizen(s) or permanent resident(s) within the meaning of the *Immigration Act, 1976* (Canada). Date Landed: _____, Port of Entry: _____, Birth Date: _____ and his (her or their) previous country of permanent residency was: _____.

or

I (We) am (are) or the transferee(s), transmittee(s), caveator(s) or lessee(s) is (are) acting as trustee(s) for (or acting on behalf of) _____ of _____ which will hold the interest in the land beneficially and not as trustee(s) and not on behalf of any person and which is (are) not a "foreign controlled corporation(s)" or "foreign controlled limited partnership(s)" as defined in the *Foreign Ownership of Land Regulations*.

or

The Corporation(s), _____, is (are) acting as trustee(s) for (or acting on behalf of) _____ of _____ who will hold the interest in the land beneficially and not as trustee(s) and not on behalf of any person and who is (are) a Canadian citizen(s) or permanent resident(s) within the meaning of the *Immigration Act, 1976* (Canada). Date Landed: _____, Port of Entry: _____, Birth Date: _____ and his (her or their) previous country of permanent residency was: _____.

or

The Corporation(s), _____, is (are) acting as trustee(s) for (or acting on behalf of) _____ of _____ which will hold the interest in the land beneficially and not as trustee(s) and not on behalf of any person and which is (are) not a "foreign controlled corporation(s)" or "foreign controlled limited partnership(s)" as defined in the *Foreign Ownership of Land Regulations*.

B. Ineligible Persons or Foreign Controlled Corporations

I (We) am (are) or the transferee(s), transmittee(s), caveator(s) or lessee(s) is (are) acting as trustee(s) for (or acting on behalf of) _____ from the Country of _____ who will hold the interest in the land beneficially and who is (are) not a permanent resident(s) within the meaning of the *Immigration Act, 1976* (Canada).

or

I (We) am (are) or the transferee(s), transmittee(s), caveator(s) or lessee(s) is (are) acting as trustee(s) for (or acting on behalf of) _____ of _____ which will hold the interest in the land beneficially and not as trustee(s) and not on behalf of any person and which is a "foreign controlled corporation(s)" or "foreign controlled limited partnership(s)" as defined in the *Foreign Ownership of Land Regulations*. The majority of the shares or memberships are held by persons from the Country of _____.

or

The Corporation(s), _____, is (are) acting as trustee(s) for (or acting on behalf of) _____ from the Country of _____ who will hold the interest in the land beneficially and not as trustee(s) and not on behalf of any person and who is (are) not a permanent resident(s) within the meaning of the *Immigration Act, 1976* (Canada).

or

The Corporation(s), _____, is (are) acting as trustee(s) for (or acting on behalf of) _____ of _____ which will hold the interest in the land beneficially and not as trustee(s) and not on behalf of any person and which is a "foreign controlled corporation(s)" or "foreign controlled limited partnership(s)" as defined in the *Foreign Ownership of Land Regulations*. The majority of the shares or memberships are held by persons from the Country of _____.

C. Claiming an Exemption for an interest in controlled land.

The interest is being acquired under a statutory exemption, section _____ of the *Foreign Ownership of Land Regulations*. (If acquiring an interest under: 1) section 4(2), a copy of the letters probate or letters of administration must form an exhibit to this declaration and 2) section 9, a copy of the agreement must form an exhibit to this declaration;

or

The interest is being acquired under O.C. No. _____ passed _____ (day/month/year).

2. The true consideration paid or payable in respect of the transaction* is as follows: (give full details of purchase or rental as applicable, including total price paid)

3. The present value of the land*, in my opinion, is \$ _____ ("land includes buildings and all other improvements affixed to the land")

*Answer required only for transmissions, caveats and leases.

4. The Appendix "A" annexed hereto correctly sets forth the required information for the corporation as of the date of this declaration. Information on shares for a public corporation may be computed as of a specific time as long as that time is within 3 months of the date of the transaction being registered, however, the balance of the declaration must be as of the date the declaration is sworn
5. (if being declared by two-way videoconferencing) That I (we) am (are) executing this document separate and apart from any other person (any person other than each other).

AND I (WE) MAKE THIS SOLEMN DECLARATION conscientiously believing it to be true and knowing that it is of the same force and effect as if made under oath.

(SEVERALLY) DECLARED before me)
(print name of commissioner))
at the _____ of _____)
in the Province of _____) _____ (signature)
this _____ day of _____ 20____)
_____))
_____) (signatory's position with the
A Commissioner for Oaths) corporation, if applicable)
_____))

or

(SEVERALLY) DECLARED before me, a lawyer in and for the Province of Alberta)
at the _____ in the _____ of _____)
by two-way videoconferencing with the declarant(s))
who was (were) at the _____ in the Province of Alberta)
this _____ day of _____, _____)
on the basis of evidence provided to me that enabled) _____
me to verify the declarant's(s') identity(ies)) (Signature)
and confirm the contents of the document being executed)
" _____
_____) (signatory's position
with the corporation, if
applicable)

Consent of Permanent Resident(s)

I (We), being a permanent resident(s), give my (our) consent to the Department of Employment and Immigration (Canada) to disclose information concerning my (our) status in Canada to the Minister or someone authorized by him.

(witness)

(signature)

This is Appendix "A" to the Statutory Declaration of _____ declared before me the _____ day of _____ 20____.

A Commissioner for Oaths

or

This is Appendix "A" to the Statutory Declaration of _____ declared before me the _____ day of _____ 20____.

A Lawyer in the Province of Alberta

NOTE: This Appendix is necessary only for a corporation with share capital which is the beneficiary of the trust. Limited Partnerships, Banks, Trust Companies and Insurance Companies do not have to complete this Appendix. If a corporation is declaring that it is a foreign controlled corporation, Appendix A does not have to be completed.

SHAREHOLDERS

List of Shareholders owning 5% or more of the outstanding shares: (Name and address)	Non-foreign controlled corporation, Canadian Citizen or Permanent Resident ¹ Yes or No	Number and Class of Shares	% of Total Outstanding Shares	To the best of my knowledge the shareholder is the Beneficial Owner and controls the Rights Attached to the Shares Yes or No ²

¹ If a permanent resident(s), Date Landed: _____, Port of Entry: _____, Birth Date: _____, and his (her or their) previous country of permanent residency was: _____.

² If any of the shares are held in trust or any of the rights attached to the shares are controlled through a contract or other arrangement by a person who does not own the share then list the person(s), who is (are) the ultimate beneficial owner(s) or

who controls the rights attached to the shares, stating his (her or their) citizenship status and if a permanent resident the information as in one above.

List of Beneficial Owners of, or owners of the rights attached to, 5% or more of the outstanding shares: (name, address and citizenship status)

“

This Order lapses, unless it is sooner continued by an order of the Lieutenant Governor in Council under section 52.811(3) of the PHA, at the earliest of the following:

- (a) August 14, 2020;
- (b) 60 days after Order in Council 080/2020 is terminated by the Lieutenant Governor in Council, if Order in Council 080/2020 is terminated before June 15, 2020;
- (c) when this Order is terminated by the Minister under section 52.811(2) of the PHA because the Minister is satisfied that this Order is no longer in the public interest; or
- (d) when this Order is terminated by the Lieutenant Governor in Council under section 52.811(1)(c) of the PHA.

This Order takes effect on the day this Order is made.

DATED at Edmonton, Alberta this 2nd day of April, 2020.



Honourable Nate Glubish
Minister of Service Alberta