



TK'EMLÚPS TE SECWÉPEMC

DATE
TAX PAID \$

PROPERTY TRANSFER TAX FORM #1
GENERAL RETURN

- Use this form only if you are NOT claiming an exemption from the tax.
- If you are claiming an exemption, please complete the *Tk'emlúps te Secwépemc* Property Transfer Tax Exemption Return, Exemption Return (Members), or First-Time Home Buyer Exemption Return, using PTT Form #2, 3, or 4, as applicable.
- If you need more space when completing this Return, please attach additional pages with details.
- A completed Return must be submitted with the application for registration of the taxable transfer. Applications for registration will not be accepted without a completed Return.
- A transferee who provides false or misleading information in a Return is subject to a penalty and interest and may be subject to court action in accordance with the *Tk'emlúps te Secwépemc Property Transfer Tax Law, 2017*.
- All Returns are subject to review and reassessment in accordance with the *Tk'emlúps te Secwépemc Property Transfer Tax Law, 2017*.

A. TRANSFEREE (PURCHASER)

Number of purchasers acquiring an interest in the property with this transaction: _____

PURCHASER 1 – SURNAME OR BUSINESS NAME	FIRST NAME	INITIAL
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ADDRESS (include street or PO box number)

CITY/TOWN	PROV	POSTAL CODE
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SOCIAL INSURANCE NUMBER	DATE OF BIRTH	BUSINESS NO.
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PERCENTAGE INTEREST BEING ACQUIRED: _____

PURCHASER 2 - SURNAME OR BUSINESS NAME	FIRST NAME	INITIAL
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ADDRESS (include street or PO box number)

CITY/TOWN	PROV	POSTAL CODE
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SOCIAL INSURANCE NUMBER	DATE OF BIRTH	BUSINESS NO.
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PERCENTAGE INTEREST BEING ACQUIRED: _____

B. CONTACT NAME AND MAILING ADDRESS (if different than A above)

CONTACT NAME	TELEPHONE NUMBER
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ADDRESS (include street or PO box number)

CITY/TOWN

PROV

POSTAL CODE

C. TRANSFEROR (VENDOR)

SURNAME OR BUSINESS NAME

FIRST NAME

INITIAL

SURNAME OR BUSINESS NAME

FIRST NAME

INITIAL

D. DESCRIPTION OF PROPERTY AND TRANSFER

1. REGISTRATION DATE OF TAXABLE TRANSFER: _____ DATE OF TRANSFER AGREEMENT: _____

2. ADDRESS OF THE PROPERTY: _____

3. LEGAL DESCRIPTION OF THE PROPERTY: _____

4. TAXABLE TRANSFER RELATED TO: VACANT LAND LAND WITH IMPROVEMENTS

5. PROPERTY TYPE: RESIDENTIAL COMMERCIAL OTHER: _____

6. TAXABLE TRANSFER TYPE: DISPOSITION OF LEASE (INCLUDING TRANSFER, GRANT, ASSIGNMENT)

LEASE EXTENSION (MODIFICATION AGREEMENT)

OPTION TO RENEW OR EXTEND LEASE

LIFE ESTATE IN LEASE AGE OF TRANSFEREE ON REGISTRATION DATE: _____ YEARS

7. PREPAID LEASE: YES NO

8. TERM: _____ YEARS

9. PERCENTAGE OF THE PROPERTY BEING TRANSFERRED IN THIS TAXABLE TRANSFER: _____

E. DETERMINATION OF FAIR MARKET VALUE

1 PREPAID LEASE:

GROSS PURCHASE PRICE: \$ _____

OTHER CONSIDERATION PAID: \$ _____

PROPERTY TAKEN IN TRADE: \$ _____

2 LEASE THAT IS NOT PREPAID (INCLUDING AN OPTION TO RENEW OR EXTEND THE TERM):

A FAIR MARKET VALUE OF FEE SIMPLE INTEREST, INCLUDING IMPROVEMENTS: \$ _____

OR

B LUMP SUM CONSIDERATION PAID: \$ _____

ANNUAL RENTAL PAYMENT IN LAST YEAR RENT FIXED: \$ _____

3 LEASE OF PART OF IMPROVEMENTS ON LAND:

FAIR MARKET VALUE OF FEE SIMPLE INTEREST, INCLUDING IMPROVEMENTS: \$ _____

AGGREGATE RENTABLE AREA: _____

AGGREGATE RENTABLE AREA OF IMPROVEMENTS: _____

4 LEASE MODIFICATION AGREEMENT:

A IF 100 YEARS OR LESS

LUMP SUM CONSIDERATION PAID: \$ _____

ANNUAL RENTAL PAYMENT IN LAST YEAR RENT FIXED: \$ _____

B IF GREATER THAN 100 YEARS

FAIR MARKET VALUE OF FEE SIMPLE INTEREST, INCLUDING IMPROVEMENTS: \$ _____

5 LIFE ESTATE IN A LEASE:

FAIR MARKET VALUE OF LEASEHOLD INTEREST IN LAND, DETERMINED AS THOUGH THE LIFE ESTATE DID NOT EXIST: \$ _____

F. ADDITIONAL INFORMATION

IF THE GROSS PURCHASE PRICE DIFFERS FROM THE FAIR MARKET VALUE, INDICATE THE REASON FOR THE DIFFERENCE:

RELATED PARTY TRADE FORECLOSURE DISTRESS SALE

OTHER: _____

IF OTHER PROPERTY TAKEN IN TRADE, INDICATE LEGAL DESCRIPTION AND ADDRESS:

G. PROPERTY TRANSFER TAX CALCULATION

FAIR MARKET VALUE OF TAXABLE TRANSFER: \$ _____

1% ON FIRST \$200,000 FAIR MARKET VALUE: \$ _____

2% ON FAIR MARKET VALUE EXCEEDING \$200,000 BUT NOT EXCEEDING \$2,000,000: \$ _____

3% ON FAIR MARKET VALUE EXCEEDING \$2,000,000: \$ _____

PROPERTY TRANSFER TAX PAYABLE: \$ _____

H. ALLOCATION OF GROSS PURCHASE PRICE (NON-RESIDENTIAL PROPERTIES ONLY)

REAL PROPERTY (LAND AND IMPROVEMENTS ONLY): \$ _____

MACHINERY, FURNITURE AND EQUIPMENT: \$ _____

GOODWILL AND OTHER TANGIBLES: \$ _____

OTHER (DESCRIBE): _____ \$ _____

GROSS PURCHASE PRICE: \$ _____

I. CERTIFICATION

I CERTIFY THAT THE INFORMATION GIVEN IN THIS RETURN IS COMPLETE AND CORRECT IN ALL RESPECTS.

PURCHASER 1 - SIGNATURE X	TELEPHONE NUMBER	DATE SIGNED
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PRINT NAME

PURCHASER 2 - SIGNATURE	TELEPHONE NUMBER	DATE SIGNED
X		

PRINT NAME

CORPORATE TRANSFEREE

I CERTIFY THAT THE INFORMATION GIVEN IN THIS RETURN IS COMPLETE AND CORRECT, AND THAT I AM AN AUTHORIZED SIGNATORY FOR THE TRANSFEREE

SIGNATURE	TELEPHONE NUMBER	DATE SIGNED
X		

PRINT NAME AND TITLE

SIGNATURE	TELEPHONE NUMBER	DATE SIGNED
X		

PRINT NAME AND TITLE

ACKNOWLEDGEMENT: By signing this Form and submitting this information, I acknowledge that the information provided on this form may be verified by Tk'emlúps te Secwépemc as required to determine property transfer tax payable, in accordance with the *Tk'emlúps te Secwépemc Property Transfer Tax Law, 2017*.