

FEE AND APPROXIMATE DISBURSEMENTS FOR TYPICAL RESIDENTIAL PURCHASE TRANSACTIONS

(Fee for typical transaction where no unusual problems or unexpected complex issues are encountered. Your fee must be expressly agreed to with me in advance.)

TOTAL FEES	\$900.00
HST (13%)	117.00
DISBURSEMENTS:	
Subject to HST	
Search costs – estimate only – could be higher or lower	\$85.00
Photocopies	10.00
Postage	7.00
Fax transmissions	10.00
Conveyancer Fee	20.00
Teraview Charges	21.00
Agency Fees	35.00
	188.00
HST (13%)	24.44
Not Subject to HST (Agency)	
Registration of Deed	\$62.85
Registration of Mortgage	62.85
Execution Certificate – this depends on how many people are on title – it is 11.50 per name	46.00
Title Insurance (starting at \$201.00 – increases with purchase price – often \$255.00)	255.00
Property Search Request (Sudbury \$119.00 – Espanola \$106.00)	119.00
Banking charges (certified cheques etc)	30.00
	521.70
APPROXIMATE TOTAL FEES AND DISBURSEMENTS AND TITLE INSURANCE	\$1,805.14

Land Transfer Tax Will Have To Be Added To This Amount

For example, Land Transfer Tax for houses \$250,000.00 or less = \$10.00 per \$1,000.00 of purchase price minus \$275.00.

E.g. Land Transfer Tax on a property sold for \$275,000.00 = \$2,600.00

If you are a first time homebuyer, you may be eligible for a credit of up to \$4,000.00 on Land Transfer Tax.

Please notify us if you are a first time homebuyer when we discuss your purchase.