

## Real Property Section Report 2012-2013

During the 2012/2013 year (approximately the beginning of September, 2012 to the end of April, 2013), the Real Property Section's activities have been comprised in part of the general sessions it has conducted, and in part, of the Section's executive's (i.e., Howard Nerman and Ned Brown) activities with respect to real property practice matters brought to their attention.

Highlights of the Section's activities during the above period have been:

1. The following Section general information sessions have been held:
  - (a) September 20, 2012 - Herb Peters dealt with trust conditions given and accepted in real estate transactions.
  - (b) October 24, 2012 - Wilson Phillips, Manitoba Land Surveyor, discussed the role that surveyors play in real estate transactions.
  - (c) November 8, 2012 - Claude Davis and Chris Pennyworth, realtors, led a discussion concerning the utilization of the standard form residential offer to purchase form and the role of realtors in real estate transactions generally.
  - (d) February 20, 2013 - Bob Tyler and Russell Davidson discussed the nature and extent of interests in land, including both statutorily created interests in land and those created and accepted by the Courts of equity and common law.
  - (e) March 13, 2013 - Brenda Johnston and Brad Regher discussed First Nations' urban economic zones established within cities.
  - (f) prospectively, April 17, 2013 - Kevin Nenka and Norm Snyder will discuss the concept of "remote" Land Titles instruments registrations in Ontario.
2. The Section's executive, aided by Jeff Shypit, Mona Brown, Lionel Martens and Kim Gilson continues to meet with senior LTO officers approximately every three to four months to discuss matters of mutual concern regarding the administration of the Land Titles system.
3. Howard Nerman and Ned Brown continue to receive calls and queries from practitioners regarding various matters of practice from time to time.
4. Ned Brown continued to assist the CBA National Office in formulating a Canada-wide "chart" containing the basic elements of real estate conveyancing in each Canadian jurisdiction.
5. Ned Brown and Jeff Shypit continued to work with the City of Winnipeg Water Utility Department to establish a more "user friendly" arrangement for the, reading, reporting and adjustment of City water utility accounts applicable to residential properties.
6. Ned Brown made a Canada-wide audio presentation concerning financing for First Nations' Developments on reserve lands in September, 2012.

Respectively submitted,

Edward Brown and Howard Nerman, Co-Chairs