

TERMS OF THE TENDER

1. Tenders must be submitted to the law firm, Schuck Law Firm, by 12:00 noon on December 10, 2025.
2. Tenders may be mailed or hand-delivered to.

Schuck Law Firm
21 5th Street
Weyburn, SK
S4H 0Y9

or emailed to:

law@schucklawfirm.ca

3. Highest or any tender will not necessarily be accepted.
4. A certified cheque or bank draft for the amount of five (5%) percent of the bid must accompany the bid (funds will be returned to unsuccessful bidders).
5. Upon acceptance of a successful tender, the total deposit shall be increased to twenty (20%) percent of the purchase price and paid to Schuck Law Firm within 72 hours of notification.
6. Tenders may be submitted on individual quarters. An *en bloc* bid for both of the quarters may be submitted provided the *en bloc* must be equal to or greater than the sum of bids made on the individual quarters.
7. Tenderer must rely on their own research and inspection of the property and confirm acres, assessments and other particulars.
8. Tenders subject to financing or other conditions will not be accepted.
9. Land offered for sale in "as is where is" condition. There are no warranties or representations of the registered owners expressed or implied.
10. The successful Tenderer shall be required, following the last tender, to enter into the Sale and Purchase of Property, attached to this document.
11. In the event the Purchaser fails to pay the balance of the purchase price on or before December 19, 2025 (the "Closing Date"), the deposit (twenty (20%) percent of the purchase price), shall be forfeited absolutely to the registered owner as liquidated damages or alternatively, with the written consent of the owner pay interest on balance to close at the rate of six (6%) per centum per annum from the Closing Date.
12. No possession shall be granted until the balance of the purchase price has been paid absolutely and unconditionally, or written agreement allowing early possession to commence work on the lands.
13. The registered owner shall pay the costs for the preparation of the Transfer Authorization.
14. The Purchaser shall pay all Land Titles costs for the registration of the Transfer Authorization at ISC; The Purchaser shall be responsible for his/her own Solicitor costs.
15. GST applies to this sale. The Purchaser must provide the registered owner with a Certificate as to the GST registration otherwise, the Purchaser shall be required to pay the registered owner, GST equivalent to five (5%) percent of the purchase price.
16. The registered owner shall pay taxes to December 31, 2025. The Purchaser is responsible for 2026 taxes on deeded lands.

TENDER FORM

1. I/We, the undersigned, hereby offer and undertake on the acceptance of this tender to purchase in accordance with the terms and conditions in the Tender Advertisement the following land at the Bid Amount:

Bid	Legal Description	Bid Amount
☐		\$ _____
☐		\$ _____
☐		\$ _____
	TOTAL AMOUNT OF BID	\$ _____

1. I/We, the undersigned, attach a cheque in the amount of \$_____ as a 5% deposit for the above purchase price, and understand that the said cheque will be returned if the tender contained herein is not accepted by the Seller.
2. I/We, the undersigned, understand that within 72 hours of notification to the successful bidder, the successful bidder shall be required to increase their deposit to 20% of the purchase price being paid to Schuck Law Firm by way of bank draft or certified cheque.
3. I/We, the undersigned, certify that the below contact information is correct, and hereby authorize the Seller's solicitors, Schuck Law Firm, to use the same to contact us after the tender deadline of December 10, 2025 regarding the acceptance/decline of our offer.

Date

Signature of Tenderer

Name of Corporation:

Print Name of Tenderer:

Address: _____

Cell # _____

Email # _____

NE 30-12-10-W2 & SW 30-12-10-W2 Ext 0 in the RM of Fillmore

R.M. of Montmartre No. 126 to North

	R.M. of MONTMARTRE No. 126														
11	2112	211	2110	2105	2104	R. 2103	10	2102	2101						
R S	KEVIN & LYDIA SHIPLACK 166500	KEVIN & LYDIA SHIPLACK 220000	KEVIN & LYDIA SHIPLACK 212400	GENA & KEVIN GIROUX 149100	KELLY & TREENA WIESNER 143200	CHRISTOPHER & SAMANTHA GAETZ 177100	CHRISTOPHER & SAMANTHA GAETZ 167600	DANIEL & DIANE KOTYLAK 172000	KUZMICZ FARMS LTD. 215900	DALLAS WIESNER 197700	KELLY WIESNER 203000	LORNE & GERALD TURNBULL 120500	KELLY & TREENA WIESNER 114400	C & J BEARE FARMS INC. 236900	RODERICK & DEBRA BEARE 198000
K	KEVIN & LYDIA SHIPLACK 202200	KEVIN & LYDIA SHIPLACK 224400	KEVIN & LYDIA SHIPLACK 176900	GENA & KEVIN GIROUX 163200	RELATIVE ACTION MANAGEMENT CORP. 200300	KEITH & AUDREY EBERLE 182600	KEITH & AUDREY EBERLE 161000	KELLY WIESNER 158900	BEN KUZMICZ 206900	BEN KUZMICZ 190700	KELLY WIESNER 196000	LORNE & GERALD TURNBULL 169800	KELLY & TREENA WIESNER 87300	C & J BEARE FARMS INC. 173100	RODERICK & DEBRA BEARE 216000
W T	KEVIN & LYDIA SHIPLACK 187000	RICHARD & LORETTE KELLER 197300	KEVIN & LYDIA SHIPLACK 199200	RELATIVE ACTION MANAGEMENT CORP. 185000	FULL COUNT FARMS LTD. 206600	THOMAS & DYLAN GRIEVE 194500	BRIAN & NANCY GRIEVE 178800	C.W. WIGGINS & SONS LTD. 195000	C.W. WIGGINS & SONS LTD. 187900	BEN KUZMICZ 195800	CALVIN & ANDREA KOTYLAK 202200	LORNE & ANDREA KOTYLAK 217300	CALVIN & ANDREA KOTYLAK 154400	KURT M.T. SIGDA 32400	C & J BEARE FARMS INC. 201500
N	KEVIN & LYDIA SHIPLACK 195400	WILFRED & DIANE SHOTTER 145000	WILFRED & DIANE SHOTTER 150900	LUKE & SCOTT LEIER 153900	FULL COUNT FARMS LTD. 219000	BRIAN & NANCY GRIEVE 129500	THOMAS & DYLAN GRIEVE 187000	C.W. WIGGINS & SONS LTD. 214100	C.W. WIGGINS & SONS LTD. 224200	BEN KUZMICZ 184100	KELLY WIESNER 197200	AVENUE LIVING AGRICULTURAL LAND GP LTD. 146400	AVENUE LIVING AGRICULTURAL LAND GP LTD. 166200	AVENUE LIVING AGRICULTURAL LAND GP LTD. 131200	SASK. WILDLIFE FEDERATION 87600
D	J.C.P. FARMS LTD. 186000	WILFRED & DIANE SHOTTER 194100	RV ACRES LTD. 201800	GI-ROCK FARMS LTD. 185900	GI-ROCK FARMS LTD. 178000	CHRISTOPHER PROCYK 170900	FULL COUNT FARMS LTD. 179700	DANIEL & DIANE KOTYLAK 216600	DANIEL & DIANE KOTYLAK 211400	JOHN, PATRICIA, SCOTT & JARET HORNER 182500	STANLEY & ELIZABETH WIESNER 219600	KELLY WIESNER 43300	AVENUE LIVING AGRICULTURAL LAND GP LTD. 179200	DARCY PALMER 152200	C & J BEARE FARMS INC. 121000
	LYZANDER & BRYANT GAETZ 190000	LYZANDER & BRYANT GAETZ 159500	P. RANDAL & MARLENE HALL 154300	GI-ROCK FARMS LTD. 176100	FULL COUNT FARMS LTD. 201800	FULL COUNT FARMS LTD. 185000	FULL COUNT FARMS LTD. 145500	INDIAN AND NORTHERN AFFAIRS CANADA 163000	INDIAN AND NORTHERN AFFAIRS CANADA 169200	JOHN & PAT HORNER 163000	SCOTT HORNER 169200	KELLY WIESNER 204100	KELLY & TREENA WIESNER 196000	DARCY PALMER 166400	C & J BEARE FARMS INC. 122300
	THOMAS & DYLAN GRIEVE 57400	P. RANDAL & MARLENE HALL 147000	P. RANDAL & MARLENE HALL 108300	DAVID & LYNN JOHNSTONE 197000	FULL COUNT FARMS LTD. 179300	FULL COUNT FARMS LTD. 142500	FULL COUNT FARMS LTD. 143300	INDIAN & NORTHERN AFFAIRS CANADA 184600	LNS FARMS INC. 184600	INDIAN AND NORTHERN AFFAIRS CANADA 163000	KELLY & TREENA WIESNER 202400	KELLY & TREENA WIESNER 206400	C & J BEARE FARMS INC. 225400	C & J BEARE FARMS INC. 218200	THOMAS & DYLAN GRIEVE 155700

Village of Fillmore to South

West of the 2nd

R.M. of MONTMARTRE No. 126

2115	2114	R606	11	2112	2111	2110	2109	2104						
KEVIN & VALERIE GAETZ 187600 31	NICOLE & GRACE HOFFMANN 216800 32	KERRI RUSSELL 202400 33	JEFFREY LAFONTAINE 207800 33	LYZANDER & BRYANT GAETZ 210700 33	WESNER HOLDINGS INC. 202600 34	KEVIN & LYDIA SHPLACK 220000 35	KEVIN & LYDIA SHPLACK 212400 36	GENA & KEVIN GRIEX 149100 36	KELLY & TREND WESNER 143200 36	CHRISTOPHER & SAMANTHA GAETZ 177100 31	CHRISTOPHER & SAMANTHA GAETZ 167600 31	DANIEL & DAINE KOTLYAK 172000 32	KLUWICZ FARMS LTD. 215900 32	DALLAS WESNER 187700 3
GI-ROCK FARMS LTD. 184200 30	RV ACRES LTD. 223000 30	RV ACRES LTD. 206400 30	CLAYTON KELLER 194800 28	CLAYTON KELLER 184300 28	CLAYTON KELLER 196500 27	KEVIN & LYDIA SHPLACK 224400 27	KEVIN & LYDIA SHPLACK 178600 26	RELATIVE ACTION MANAGEMENT CORP. 183200 25	RELATIVE ACTION MANAGEMENT CORP. 200300 25	THOMAS & DYLAN GRIEX 180800 25	THOMAS & DYLAN GRIEX 180800 25	C.W. WIGGINS & SONS LTD. 158900 29	C.W. WIGGINS & SONS LTD. 190500 29	BEN KLUWICZ 190700 2
JORDON & DAKOTA LYNCH 200200 19	LDL FARM INC. 215000 19	LDL FARM INC. 230100 19	LDL FARM INC. 241200 19	LDL FARM INC. 214200 19	LDL FARM INC. 234800 19	LDL FARM INC. 213200 19	LDL FARM INC. 186000 19	LDL FARM INC. 184100 19	LDL FARM INC. 180800 19	LDL FARM INC. 179000 19	LDL FARM INC. 179000 19	LDL FARM INC. 218000 19	LDL FARM INC. 211400 19	LDL FARM INC. 182000 19
KELVIN SHULTZ 253300 18	KELVIN SHULTZ 234700 17	KELVIN SHULTZ 228800 17	KELVIN SHULTZ 237700 16	KELVIN SHULTZ 237700 16	KELVIN SHULTZ 237700 15	KELVIN SHULTZ 237700 15	KELVIN SHULTZ 237700 14	KELVIN SHULTZ 237700 13	KELVIN SHULTZ 237700 13	KELVIN SHULTZ 237700 13	KELVIN SHULTZ 237700 13	KELVIN SHULTZ 237700 13	KELVIN SHULTZ 237700 13	KELVIN SHULTZ 237700 13
LEON & LINDA BENNETT 261500 7	LEON & LINDA BENNETT 261500 7	LEON & LINDA BENNETT 261500 7	LEON & LINDA BENNETT 261500 7	LEON & LINDA BENNETT 261500 7	LEON & LINDA BENNETT 261500 7	LEON & LINDA BENNETT 261500 7	LEON & LINDA BENNETT 261500 7	LEON & LINDA BENNETT 261500 7	LEON & LINDA BENNETT 261500 7	LEON & LINDA BENNETT 261500 7	LEON & LINDA BENNETT 261500 7	LEON & LINDA BENNETT 261500 7	LEON & LINDA BENNETT 261500 7	LEON & LINDA BENNETT 261500 7
KEVIN SHURT 224100 6	KEVIN SHURT 255600 5	KEVIN SHURT 261500 5	KEVIN SHURT 261500 5	KEVIN SHURT 261500 5	KEVIN SHURT 261500 5	KEVIN SHURT 261500 5	KEVIN SHURT 261500 5	KEVIN SHURT 261500 5	KEVIN SHURT 261500 5	KEVIN SHURT 261500 5	KEVIN SHURT 261500 5	KEVIN SHURT 261500 5	KEVIN SHURT 261500 5	KEVIN SHURT 261500 5
BRETT & CARLA MCKILLER 182600 31	BRETT & CARLA MCKILLER 200000 32	BRETT & CARLA MCKILLER 234400 33	BRETT & CARLA MCKILLER 219800 33	BRETT & CARLA MCKILLER 232500 34	BRETT & CARLA MCKILLER 233000 35	BRETT & CARLA MCKILLER 256000 36	BRETT & CARLA MCKILLER 256000 36	BRETT & CARLA MCKILLER 256000 36	BRETT & CARLA MCKILLER 256000 36	BRETT & CARLA MCKILLER 256000 36	BRETT & CARLA MCKILLER 256000 36	BRETT & CARLA MCKILLER 256000 36	BRETT & CARLA MCKILLER 256000 36	BRETT & CARLA MCKILLER 256000 36
D & L FAHLMAN FARMS LTD. 181000 30	D & L FAHLMAN FARMS LTD. 185100 30	D & L FAHLMAN FARMS LTD. 201300 30	D & L FAHLMAN FARMS LTD. 240200 28	D & L FAHLMAN FARMS LTD. 237000 27	D & L FAHLMAN FARMS LTD. 237000 27	D & L FAHLMAN FARMS LTD. 237000 27	D & L FAHLMAN FARMS LTD. 237000 27	D & L FAHLMAN FARMS LTD. 237000 27	D & L FAHLMAN FARMS LTD. 237000 27	D & L FAHLMAN FARMS LTD. 237000 27	D & L FAHLMAN FARMS LTD. 237000 27	D & L FAHLMAN FARMS LTD. 237000 27	D & L FAHLMAN FARMS LTD. 237000 27	D & L FAHLMAN FARMS LTD. 237000 27
PATRICK ZANZEN 248800 19	PATRICK ZANZEN 236800 20	PATRICK ZANZEN 221400 20	PATRICK ZANZEN 247200 21	PATRICK ZANZEN 247200 21	PATRICK ZANZEN 247200 21	PATRICK ZANZEN 247200 21	PATRICK ZANZEN 247200 21	PATRICK ZANZEN 247200 21	PATRICK ZANZEN 247200 21	PATRICK ZANZEN 247200 21	PATRICK ZANZEN 247200 21	PATRICK ZANZEN 247200 21	PATRICK ZANZEN 247200 21	PATRICK ZANZEN 247200 21
JEFFREY DEANA KELLER 198600 18	JEFFREY DEANA KELLER 201300 18	JEFFREY DEANA KELLER 201300 18	JEFFREY DEANA KELLER 201300 18	JEFFREY DEANA KELLER 201300 18	JEFFREY DEANA KELLER 201300 18	JEFFREY DEANA KELLER 201300 18	JEFFREY DEANA KELLER 201300 18	JEFFREY DEANA KELLER 201300 18	JEFFREY DEANA KELLER 201300 18	JEFFREY DEANA KELLER 201300 18	JEFFREY DEANA KELLER 201300 18	JEFFREY DEANA KELLER 201300 18	JEFFREY DEANA KELLER 201300 18	JEFFREY DEANA KELLER 201300 18
ANDREU & LUCY ZANZEN 238000 7	ANDREU & LUCY ZANZEN 238000 7	ANDREU & LUCY ZANZEN 238000 7	ANDREU & LUCY ZANZEN 238000 7	ANDREU & LUCY ZANZEN 238000 7	ANDREU & LUCY ZANZEN 238000 7	ANDREU & LUCY ZANZEN 238000 7	ANDREU & LUCY ZANZEN 238000 7	ANDREU & LUCY ZANZEN 238000 7	ANDREU & LUCY ZANZEN 238000 7	ANDREU & LUCY ZANZEN 238000 7	ANDREU & LUCY ZANZEN 238000 7	ANDREU & LUCY ZANZEN 238000 7	ANDREU & LUCY ZANZEN 238000 7	ANDREU & LUCY ZANZEN 238000 7
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Village-of-Fillmore

Province of Saskatchewan Land Titles Registry Title

Title #: 130284727**Title Status:** Active**Parcel Type:** Surface**Parcel Value:** \$25,000.00 CAD**Title Value:** \$25,000.00 CAD**Converted Title:** 85R46009**Previous Title and/or Abstract #:** 107278498**As of:** 27 Oct 2025 13:23:38**Last Amendment Date:** 21 Feb 2006 12:16:51.250**Issued:** 21 Feb 2006 12:16:50.716**Municipality:** RM OF FILLMORE NO. 096

Brian Leonard Grieve and NANCY LATRELLE GRIEVE are the registered owners,
as joint tenants, of Surface Parcel #106939424

Reference Land Description: NE Sec 30 Twp 12 Rge 10 W 2 Extension 0
As described on Certificate of Title 85R46009.

This title is subject to any registered interests set out below and the exceptions, reservations and interests mentioned in section 14 of *The Land Titles Act, 2000*.

Registered Interests:

None

Addresses for Service:**Name****Owner:**

Brian Leonard Grieve

Client #: 104733345

Owner:

NANCY LATRELLE GRIEVE

Client #: 119831812

Address

Box 298 Fillmore, Saskatchewan, Canada S0G 1N0

Box 298 Fillmore, Saskatchewan, Canada S0G 1N0

Notes:

Parcel Class Code: Parcel (Generic)

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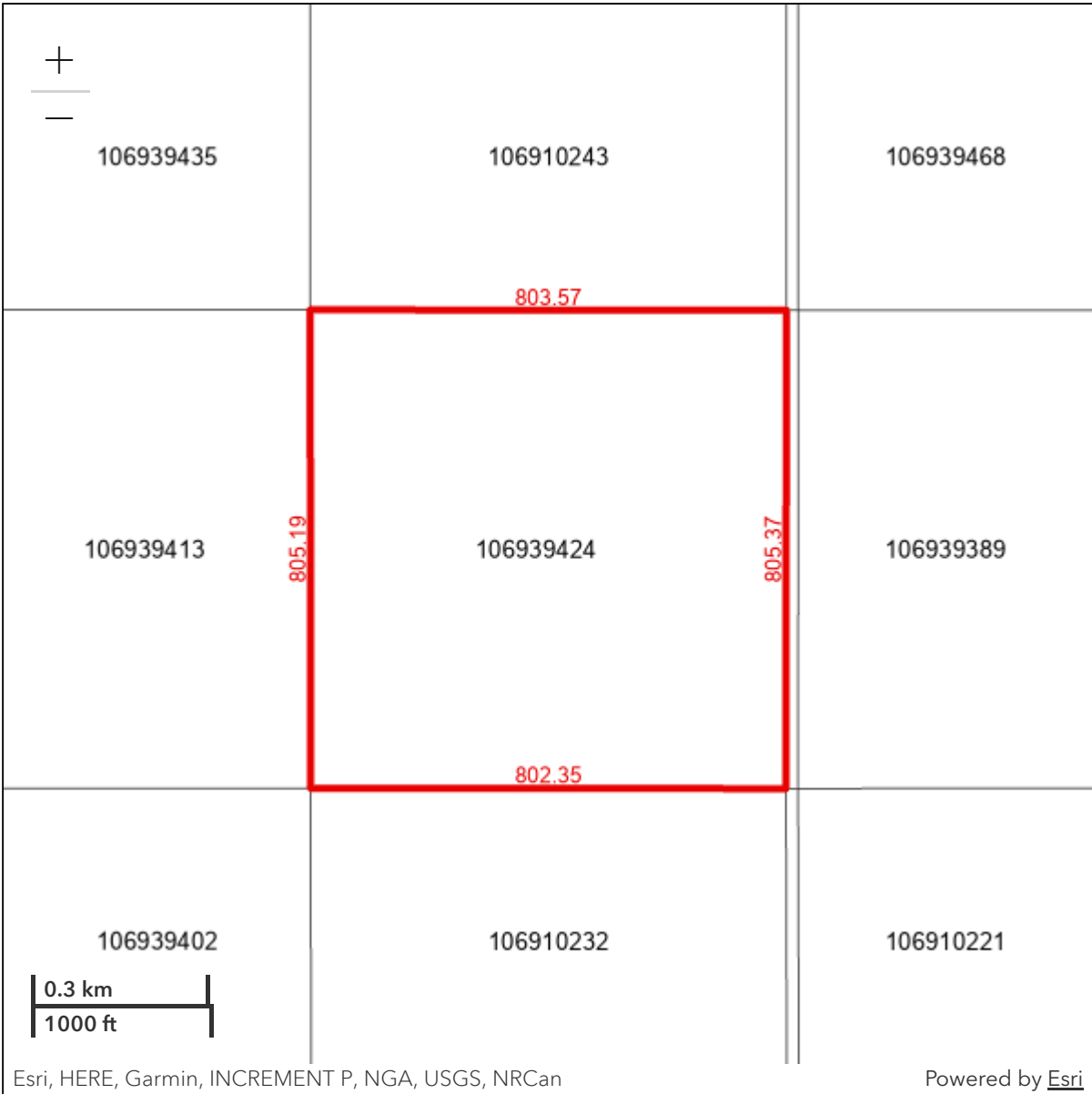


Save PDF

Save PNG

Surface Parcel Number: 106939424

Request Date: Mon Oct 27 13:31:07 GMT-06:00 2025



Scale: 1:18056
Owner Name(s): Grieve, Brian Leonard, GRIEVE, NANCY LATRELLE
Municipality: RM OF FILLMORE NO. 096
Title Number(s): 130284727
Parcel Class: Parcel (Generic)
Land Description: NE 30-12-10-2 Ext 0
Source Quarter Section: NE-30-12-10-2
Commodity/Unit: Not Applicable

Area: 64.661 hectares (159.78 acres)
Converted Title Number: 85R46009
Ownership Share: 1:1

DISCLAIMER: THIS IS NOT A PLAN OF SURVEY It is a consolidation of plans to assist in identifying the location, size and shape of a parcel in relation to other parcels. Parcel boundaries and area may have been adjusted to fit with adjacent parcels. To determine actual boundaries, dimensions or area of any parcel, refer to the plan, or consult a surveyor.

Province of Saskatchewan Land Titles Registry Title

Title #: 107278511**Title Status:** Active**Parcel Type:** Surface**Parcel Value:** N/A**Title Value:** N/A**Converted Title:** 90R10948**Previous Title and/or Abstract #:** 90R10948**As of:** 27 Oct 2025 13:23:56**Last Amendment Date:** 09 Jan 2006 09:49:31.530**Issued:** 16 Apr 2002 00:20:24.750**Municipality:** RM OF FILLMORE NO. 096

Brian Leonard Grieve is the registered owner of Surface Parcel #106939402

Reference Land Description: SW Sec 30 Twp 12 Rge 10 W 2 Extension 0

As described on Certificate of Title 90R10948.

This title is subject to any registered interests set out below and the exceptions, reservations and interests mentioned in section 14 of *The Land Titles Act, 2000*.

Registered Interests:

Interest #:**106503915**

CNV Mortgage

To be discharged

Value: \$10,300.00 CAD**Reg'd:** 23 Feb 1990 02:30:11**Interest Register Amendment Date:** N/A**Interest Assignment Date:** N/A**Interest Scheduled Expiry Date:** N/A**Expiry Date:** N/A**Holder:**

FARM CREDIT CANADA

12040 - 149 Street NW

Edmonton, AB, Canada T5V 1P2

Client #: 101944201**Int. Register #:** 102454512**Converted Instrument #:** 90R10949

Addresses for Service:

Name**Owner:**

Brian Leonard Grieve

Client #: 104733356

Address

Box 298 Fillmore, Saskatchewan, Canada S0G 1N0

Notes:

Parcel Class Code: Parcel (Generic)



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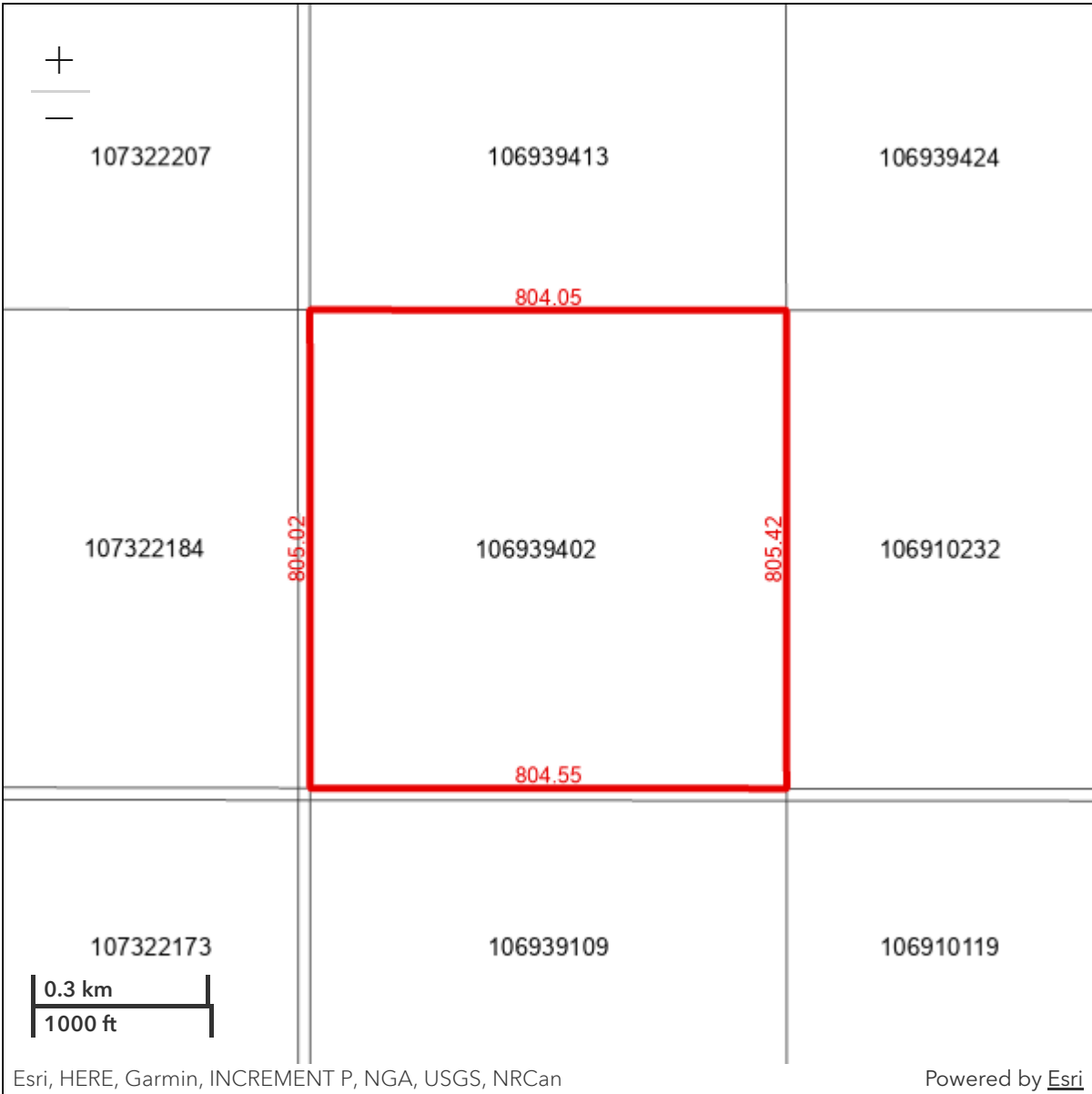


Save PDF

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Surface Parcel Number: 106939402

Request Date: Mon Oct 27 13:30:28 GMT-06:00 2025



Scale: 1:18056

Owner Name(s): Grieve, Brian Leonard

Municipality: RM OF FILLMORE NO. 096

Title Number(s): 107278511

Parcel Class: Parcel (Generic)

Land Description: SW 30-12-10-2 Ext 0

Source Quarter Section: SW-30-12-10-2

Commodity/Unit: Not Applicable

Area: 64.764 hectares (160.03 acres)

Converted Title Number: 90R10948

Ownership Share: 1:1

DISCLAIMER: THIS IS NOT A PLAN OF SURVEY It is a consolidation of plans to assist in identifying the location, size and shape of a parcel in relation to other parcels. Parcel boundaries and area may have been adjusted to fit with adjacent parcels. To determine actual boundaries, dimensions or area of any parcel, refer to the plan, or consult a surveyor.



General Property Overview



No image available

096-000730100

\$249,600



2025 Roll Year

2024 Roll Year



Overview

Civic Address

-

Legal Land Description

Qtr NE Sec 30 Tp 12 Rg 10 W 2 Sup

Title Acres

160

Municipality

096 - FILLMORE (RM)

Roll Status

2025 - Roll Confirmed

Last Published

Wed Sep 24 2025

Report Year

2025

Method of Valuation

C.A.M.A. - Cost

Reviewed Date
August 18, 2021



Land

Agriculture Arable Land

135 Acres

Waste Land

25 Acres



Values

Agricultural

Assessed Value
\$249,600

Taxable Value
\$137,280

Exempt Value
\$0

Tax Class
Other Agricultural

Percentage of Value
55%

Tax Status
Taxable



Totals

\$249,600
Assessed Values

\$137,280
Taxable Values

\$0
Exempt Values

Need more information?
Purchase additional reports below



Property Report

Lists property attributes used to determine the
property's value

Uses common English terms

 1 Credit



General Property Overview



No image available

096-000730400

\$180,800



2025 Roll Year

2024 Roll Year



Overview

Civic Address

-

Legal Land Description

Qtr SW Sec 30 Tp 12 Rg 10 W 2 Sup

Title Acres

160

Municipality

096 - FILLMORE (RM)

Roll Status

2025 - Roll Confirmed

Last Published

Wed Sep 24 2025

Report Year

2025

Method of Valuation

C.A.M.A. - Cost

Reviewed Date
August 18, 2021



Land

Agriculture Arable Land

150 Acres

Waste Land

10 Acres



Values

Agricultural

Assessed Value
\$180,800

Taxable Value
\$99,440

Exempt Value
\$0

Tax Class
Other Agricultural

Percentage of Value
55%

Tax Status
Taxable



Totals

\$180,800
Assessed Values

\$99,440
Taxable Values

\$0
Exempt Values

Need more information?
Purchase additional reports below



Property Report

Lists property attributes used to determine the
property's value

Uses common English terms

 1 Credit

Property Report

Print Date: 27-Oct-2025

Page 1 of 1

Municipality Name: RM OF FILLMORE (RM)			Assessment ID Number : 096-000730100		PID: 639781		
	Civic Address:			Title Acres:	160.00	Reviewed:	18-Aug-2021
	Legal Location: Qtr NE Sec 30 Tp 12 Rg 10 W 2 Sup			School Division:	209	Change Reason:	Reinspection
	Supplementary:			Neighbourhood:	096-200	Year / Frozen ID:	2025/-32560
				Overall PUSE:	2000	Predom Code:	
				Call Back Year:		Method in Use:	C.A.M.A. - Cost

AGRICULTURAL ARABLE LAND

Acres	Land Use	Productivity Determining Factors		Economic and Physical Factors		Rating			
30.00	K - [CULTIVATED]	Soil association 1	WR - [WEYBURN]	Topography	T1 - Level / Nearly Level	\$/ACRE	1,766.43		
		Soil texture 1	L - [LOAM]	Stones (qualities)	S2 - Slight	Final	46.98		
		Soil texture 2		Phy. Factor 1	10% reduction due to SA2 - [90 : Salinity - Moderate]				
		Soil profile 1	CAL8 - [CHERN-CAL (CA 7-9)]		Natural hazard	NH: Natural Hazard Rate: 0.96			
		Soil association 2	WR - [WEYBURN]						
		Soil texture 3	L - [LOAM]						
		Soil texture 4							
		Soil profile 2	CAL10 - [CHERN-CAL (CA 9-12)]						
		Top soil depth	3-5						
105.00	K - [CULTIVATED]	Soil association 1	WR - [WEYBURN]	Topography	T2 - Gentle Slopes	\$/ACRE	1,869.94		
		Soil texture 1	L - [LOAM]	Stones (qualities)	S2 - Slight	Final	49.73		
		Soil texture 2		Phy. Factor 1	5% reduction due to G1 - [95 : Gravel Pockets - Slight]				
		Soil profile 1	CAL10 - [CHERN-CAL (CA 9-12)]		Natural hazard	NH: Natural Hazard Rate: 0.96			
		Top soil depth	3-5						

AGRICULTURAL WASTE LAND

Acres	Waste Type
25	WASTE SLOUGH

Assessed & Taxable/Exempt Values (Summary)

Description	Appraised Values	Adjust Reason	Liability Subdivision	Tax Class	Percentage of value	Taxable	Adjust Reason	Exempt	Adjust Reason	Tax Status
Agricultural	\$249,600		1	Other Agricultural	55%	\$137,280				Taxable
Total of Assessed Values:		\$249,600	Total of Taxable/Exempt Values:			\$137,280				

Property Report

Print Date: 27-Oct-2025

Page 1 of 2

Municipality Name: RM OF FILLMORE (RM)

Assessment ID Number : 096-000730400

PID: 639856



Civic Address:

Legal Location: Qtr SW Sec 30 Tp 12 Rg 10 W 2 Sup

Supplementary:

Title Acres: 160.00

School Division: 209

Neighbourhood: 096-200

Overall PUSE: 2000

Call Back Year:

Reviewed: 18-Aug-2021

Change Reason: Reinspection

Year / Frozen ID: 2025/-32560

Predom Code:

Method in Use: C.A.M.A. - Cost

AGRICULTURAL ARABLE LAND

Acres	Land Use	Productivity Determining Factors		Economic and Physical Factors		Rating	
75.00	K - [CULTIVATED]	Soil association 1	WR - [WEYBURN]	Topography	T1 - Level / Nearly Level	\$/ACRE	601.08
		Soil texture 1	L - [LOAM]	Stones (qualities)	S2 - Slight	Final	15.99
		Soil texture 2		Phy. Factor 1	70% reduction due to SA6 - [30 : Salinity - Excessive]		
		Soil profile 1	CAL10 - [CHERN-CAL (CA 9-12)]	Natural hazard	NH: Natural Hazard Rate: 0.98		
		Soil association 2	WR - [WEYBURN]				
		Soil texture 3	L - [LOAM]				
		Soil texture 4					
		Soil profile 2	CAL8 - [CHERN-CAL (CA 7-9)]				
		Top soil depth	3-5				
75.00	K - [CULTIVATED]	Soil association 1	WR - [WEYBURN]	Topography	T2 - Gentle Slopes	\$/ACRE	1,808.63
		Soil texture 1	L - [LOAM]	Stones (qualities)	S2 - Slight	Final	48.10
		Soil texture 2		Phy. Factor 1	5% reduction due to SA1 - [95 : Salinity - Slight]		
		Soil profile 1	CAL10 - [CHERN-CAL (CA 9-12)]	Natural hazard	NH: Natural Hazard Rate: 0.96		
		Soil association 2	WR - [WEYBURN]				
		Soil texture 3	L - [LOAM]				
		Soil texture 4					
		Soil profile 2	CAL8 - [CHERN-CAL (CA 7-9)]				
		Top soil depth	3-5				

AGRICULTURAL WASTE LAND

Acres	Waste Type
10	WASTE SLOUGH

Assessed & Taxable/Exempt Values (Summary)

Description	Appraised Values	Adjust Reason	Liability Subdivision	Tax Class	Percentage of value	Taxable	Adjust Reason	Exempt	Adjust Reason	Tax Status
	\$180,800		1		55%					

Property Report

Municipality Name: RM OF FILLMORE (RM)		Assessment ID Number : 096-000730400		PID: 639856	
Agricultural		Other Agricultural		Taxable	
Total of Assessed Values:		Total of Taxable/Exempt Values:			
\$180,800		\$99,440			

SALE AND PURCHASE OF PROPERTY

THIS AGREEMENT MADE effective the 15th day of December, 2025 in duplicate,

BETWEEN

Hereinafter called
the "Buyer"

- AND -

BRIAN LEONARD GRIEVE & NANCY LATRELLE GRIEVE

Hereinafter called
the "Seller"

NOW THEREFORE In consideration of the reciprocal promises, undertakings and representations stated in this Agreement, the Seller and the Buyer agree with each other as follows:

1. **Sale And Purchase.** The Seller agrees to sell and the Buyer agrees to buy the Property (described below) for the Price and upon the terms stated in this Agreement.
2. **Property.** The surface parcels of land sold and purchased (collectively "the Property") and the purchase price of each surface parcel (SP) and the Price of the Property is as follows:

LEGAL DESCRIPTION	PARCEL NUMBER	TYPE	PRICE
NE 30-12-10 W2	106939424	SURFACE	
SW 30-12-10 W2	106939402	SURFACE	
TOTAL PRICE			

3. **Encumbrances.** The Property does not include minerals. There are no existing surface leases on the Property. The Property is sold and purchased in its present state of cultivation, free of encumbrances to title except for the following interests which will remain on title: NIL
4. **Buildings.** All buildings and structures on the Property are included.
5. **Representations.** The Seller represents to the Buyer that the Seller owns and has the right to sell the Property and convey title as required by this Agreement.
6. **Chattels.** Included with the Property are the following Chattels in their present condition: NIL. The Seller shall be entitled to remove all cattle paneling and handling equipment from the property prior to the Possession Date.
7. **Possession Date.** Subject to the terms of this Agreement, the Buyer shall have vacant possession of the Property on December 19, 2025 (the Possession Date).

Unless instructed otherwise by the Seller, notwithstanding anything in this Agreement, the Buyer shall not have possession of the Property as owner until the Seller's lawyer is satisfied the Price in full has been or will be paid.

8. **Price.** The Price for the Property and Chattels is _____ in lawful money of Canada.

9. **Payment.** The Price for the Property will be paid by the Buyer in trust to the Seller's lawyer, as follows:

Deposit on signing this Agreement: _____

Balance on or before Possession Date: _____

Total: _____

The Price shall be released from the Seller's lawyer's trust account to the Seller as soon as the Seller's lawyer has confirmation that title to the Property is registered in the name of the Buyer.

10. **Late Payment Interest.** Any part of the Price to be paid by way of mortgage financing and not available to be paid to the Seller's lawyer by the Possession Date shall bear interest at the Target for the Overnight Rate of the Bank of Canada plus 4% per annum calculated from the Possession Date to and including the date of payment to the Seller's lawyer. If the amount to be paid by way of mortgage loan is not paid in whole to the Seller's lawyer within 10 business days of the Possession Date then this Agreement may be voided at the option of the Seller. In the event the Seller voids the Agreement the deposit will be forfeited to the Seller and the Buyers will forthwith return possession of and title to the Property to the Seller.

11. **Conditions.** The Buyer has no conditions.

12. **Sellers Representations.** The Seller represents and warrants to the Buyer that:

- (a) The Seller owns the Property and Chattels and has the right to sell them and convey clear title as required by this Agreement.
- (b) The Seller is not a non-resident of Canada within the meaning of the Income Tax Act of Canada.
- (c) There are no outstanding orders issued to the Seller by any governmental agency requiring remediation work to the Property, and to the best of the Seller's knowledge, information and belief, there are no existing public health, chemical or environmental hazards.
- (d) There is nothing about the Property known by the Seller that could negatively affect its insurability or marketability.
- (e) Any material changes to this information made known to the Seller on or before the Possession Date will be disclosed by the Seller to the Buyer before the closing of this transaction.

13. **Buyers Representations.** The Buyer represents and warrants to the Seller that:

- (a) The Property and Chattels are purchased "as is"

14. **GST.** The Price does not include Goods and Services Tax (GST). The Buyer shall be responsible for any GST payable on the Price. If the Buyer is registered under the GST provisions of the Excise Tax Act (Canada), the Buyer shall file all appropriate reports, elections and returns necessary for the Seller to avoid the collection and remittance of GST. The Buyer's GST Number is _____.

In the event that the Sellers are assessed GST in connection with this transaction the Buyers shall indemnify and save harmless the Sellers for the full amount of such assessment including interest and penalties

15. **Taxes.** The Seller shall pay all taxes on the Property up to and including December 31, 2025 and the Buyer shall be responsible for payment of taxes thereafter.

16. **Insurance.** The insurable interest in the Property and Chattels and the obligation to insure against loss will pass from the Seller to the Buyer at 12:01 a.m. CST on the Possession Date.

17. **Title.** The Seller will promptly provide a registerable Transfer Authorization, Homestead Affidavit, and Affidavit of Value to the Property in favour of the Buyer for delivery to the Buyer's lawyer on such trust conditions as the Seller's lawyer deems appropriate. A registerable Transfer Authorization is one that will cause the title under the Land Titles Act, 2000 of Saskatchewan to be issued to the Buyer clear of encumbrances save and except such encumbrances as are agreed in this Agreement.

18. **Legal Cost.**

- (a) Each party will be responsible for its own legal fees and expenses.
- (b) The Buyer shall pay the cost of preparation of any mortgage.
- (c) All ISC costs in connection with the conveyancing of the titles to the Property and for any new mortgage will be paid by the Buyer.
- (d) The Seller shall pay the cost of discharging any mortgage or other encumbrance, lien or charge from the title.

19. **Law Firm:** In the event that the same law firm acts as both the Seller's Lawyer and the Buyer's Lawyer, the parties understand and agree that such law firm cannot keep confidential from either party the information received about the Property or anything else regarding the sale and purchase. It is understood that the law firm will be communicating with the municipal building and taxation authorities, who will be advised of the change of ownership.

The parties agree that if a dispute develops which cannot be resolved by negotiation, then the law firm cannot continue to act and will withdraw completely.

20. **Further Assurances.** The parties will give further assurances, sign and deliver documents and do such acts as may be necessary to give effect to this Agreement.

21. **Counterparts and Electronic Transmission.** This Agreement may be signed in counterparts and when all the parties have signed, sealed and delivered a counterpart, all

those counterparts shall be read as one document containing the provisions of this Agreement. This Agreement and the signatures thereto shall be effective whether sent or received by electronic transmission, including facsimile, e-mail and DocuSign.

- 22. Whole Agreement and Amendments.** This Agreement contains the whole of the Agreement by the parties and there are no other provisions either verbal or in writing which will change the provisions of this Agreement. Any amendments to this Agreement shall be in writing signed by the parties.
- 23. Continuing Effect.** This Agreement is made for the benefit of and is binding upon the Seller and the Buyer and their respective legal successors.

IN WITNESS WHEREOF _____ has hereunto set his hand and seal this _____ day of December, 2025.

WITNESS

(Buyer's Name)

IN WITNESS WHEREOF _____ has hereunto set his hand and seal this _____ day of December, 2025.

WITNESS

(Buyer's Name)

IN WITNESS WHEREOF _____ has hereunto set his hand and seal this _____ day of December, 2025.

WITNESS

(Seller's Name)

IN WITNESS WHEREOF _____ has hereunto set his hand and seal this _____ day of December, 2025.

WITNESS

(Seller's Name)