Products & Services Quick Sheet
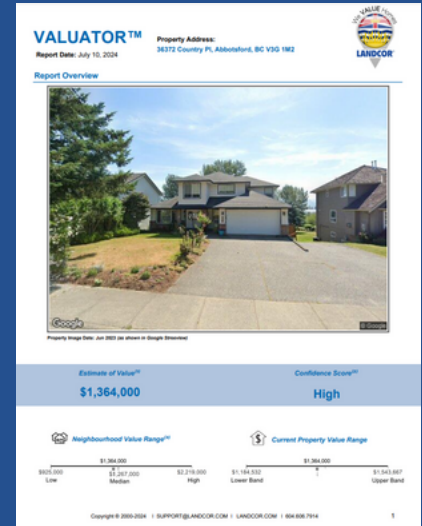
Exclusive Landcor Property Valuation Reports

PROPERTY VALUATOR (AVM)

Value: Estimate of Value & Confidence Score

Our flagship residential valuation report that has been trusted by financial services professionals for over twenty years and carries a long track record of being recognized as one of the top performing Automated Valuation models (AVM) in Canada resulting from gold-standard testing.

- Highly accurate valuation
- Confidence Score Rating
- Recent Climate Events (where applicable)
- Current Property Details
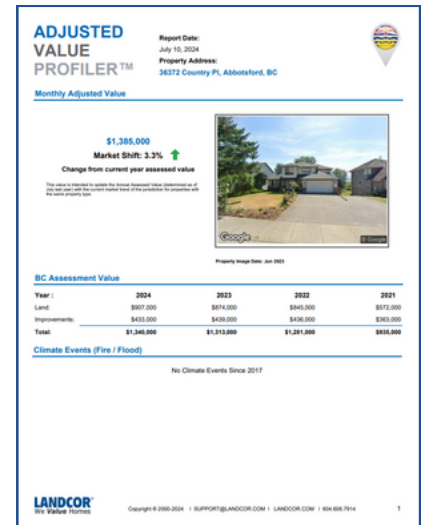- Sales History
- Key Neighborhood Statistics

ADJUSTED VALUE PROFILER (AVP)

Value: Monthly Adjusted Value with a Market Shift Percentage

This value is intended to update the current Assessed Value (determined as of July from the previous year) with a monthly market shift for the same property type in the same jurisdiction.

- Monthly Market Shift Change in Value
- Recent Climate Events (where applicable)
- Recent 5 Sales of Same Property Type from the Same Neighborhood
- Current Property Details
- Sales History

PROPERTY PROFILER

Value: Current Year BC Assessment Value

This report provides basic property details and sales history, with current information from BC Assessment.

- BC Assessment Values, Land & Improvement (current year & past 3 years)
- Recent Climate Events (where applicable)
- Current Property Details
- Sales History

Additional Services

Historic Property Valuator (AVM)

Access Landcor's historic AVM values starting from January 2006, along with 4 years of BC Assessment values from the requested start date, as well as legal description, property details, permit history, and sales history.

Helpful for confirming past values for estates, divorces, and other legal matters.

Title Search Plus

Determine a property's legal ownership and view current and/or cancelled charges to the title.

Name Search

Confirm all titles and/or charges registered under an individual's or company's name.

Historic Title & Title Number Search

Receive a historic title with cancelled charges including past liens, judgements, and mortgages.

Helpful for finding past owners of a property and identifying all past charges from any title that was registered to the property.

Manufactured Home Title (MHR)

Access ownership details including, Registered Owner and Address, Tenancy Type, Registered Location, and Description of the Manufactured Home.

Mortgage Form B Document

Identify borrower and lender information, mortgage details, and legal description.

Documents and Plans

Locate any LTSA document registered against a title as well as strata plans.

Property Tax Certificate

Obtain municipal tax certificates electronically to view property taxes owing, vacancy tax, utilities charged on taxes, and delinquencies.

Rural Property Tax Certificate

Obtain rural property tax certificates electronically to view property taxes owing, as well as penalties, interest charges, and delinquencies.

BC Registry Services Corporate Search

Search for active or historical company documents from BC Online Registry Services for:

- Corporations: BC Companies, Unlimited Liability, Extraprovincial, Limited liability
- Firms: Sole Proprietorships, General/Limited Partnership, Extraprovicial Limited Partnerships, Limited Liability/ Extraprovincial Limited Liability Partnerships
- Societies: BC Societies, Extraprovincial Non-Share Corporations

Property Identification & Location Report (PID Lookup)

Input a civic address of PID# and receive a report containing the address, roll number, PID number, legal description, manufactured home registry number, and assessment location information.

Economic Rent

Estimate the economic rent for a basement suite in a Single Family Dwelling based on information collected from the surrounding neighbourhood.

Helpful for lenders to confirm potential rental income that may affect the borrower's supplementary income.

State of Title Certificate

Obtain a copy of the title that is certified correct at the time of issuance by the land title office.