

Province of Saskatchewan

Land Titles Registry

Title

Title #: [158589196](#)

Title Status: Active

Parcel Type: Surface

Parcel Value: \$400,000.00 CAD

Title Value: \$400,000.00 CAD

Converted Title: 96R43116C

Previous Title and/or Abstract #: [145130206](#)

As of: 18 Dec 2025 16:57:17

Last Amendment Date: 14 Apr 2025 10:25:56.583

Issued: 14 Apr 2025 10:25:56.306

Municipality: RM OF CHESTER NO. 125

Michael Donald Muscoby and Mikaela Katherine Muscoby are the registered owners, as joint tenants, of Surface Parcel #107666679

Reference Land Description: NE Sec 12 Twp 13 Rge 07 W 2 Extension 0
As described on Certificate of Title 96R43116C.

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 #:

[201563311](#)

CNV Easement

Value: N/A

Reg'd: 06 Jun 1974 02:03:42

Interest Register Amendment Date: N/A

Interest Assignment Date: N/A

Interest Scheduled Expiry Date: N/A

Expiry Date: N/A

Holder:

Saskatchewan Telecommunications
13th Floor, 2121 Saskatchewan Drive
Regina, Saskatchewan, Canada S4P 3Y2

Client #: 100006861

Int. Register #: [102368088](#)

Converted Instrument #: [74R22047](#)

Addresses for Service:

Name

Owner:

Michael Donald Muscoby

Client #: [120741319](#)

Owner:

Mikaela Katherine Muscoby

Client #: [141084738](#)

Address

PO Box 28 Windthorst, Saskatchewan, Canada S0G 5G0

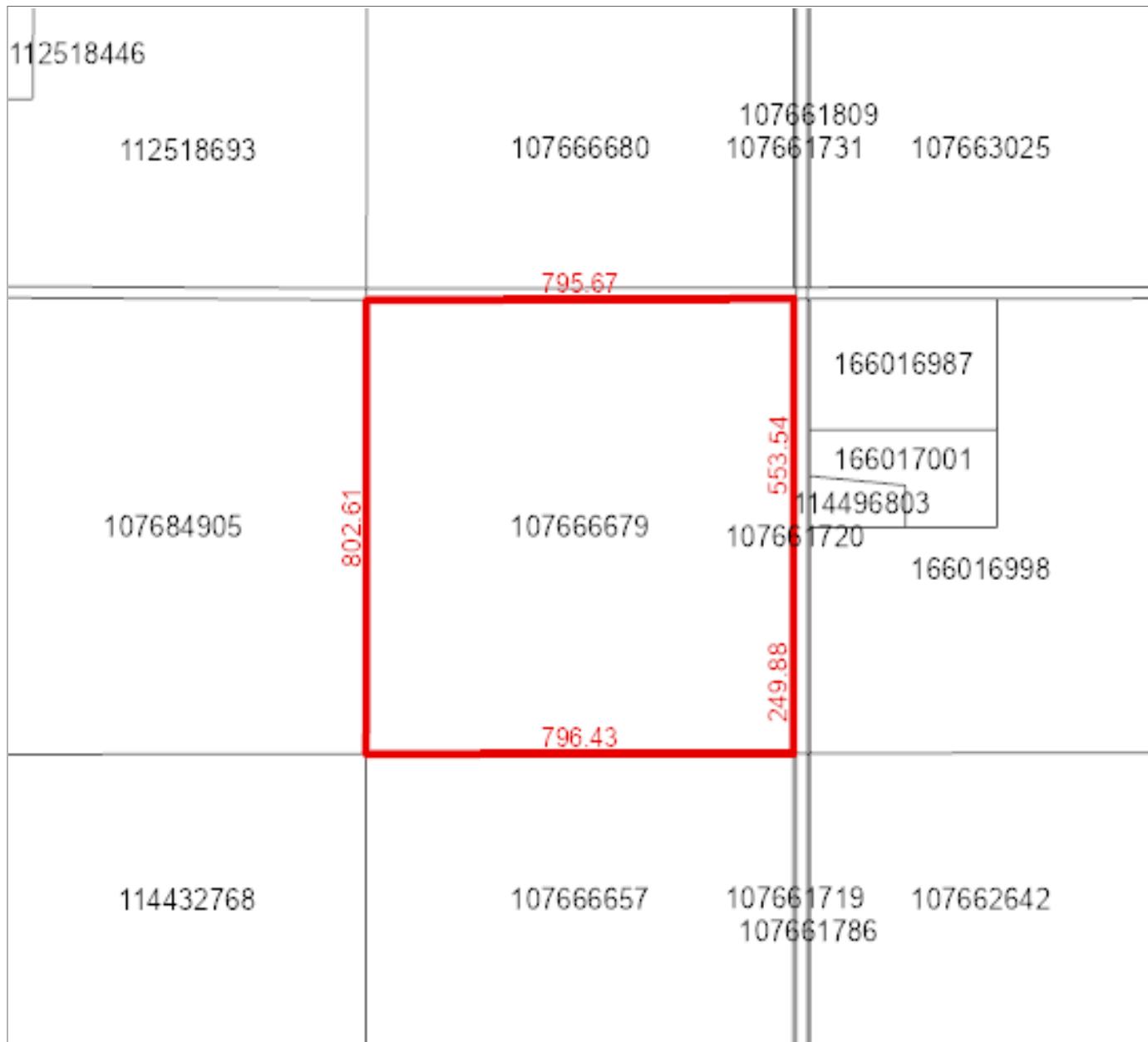
Box 28 Windthorst, SK, Canada S0G 5G0

Notes:

Parcel Class Code: [Parcel \(Generic\)](#)

Surface Parcel Number: 107666679

REQUEST DATE: Thu Dec 18 16:58:57 GMT-06:00 2025



Owner Name(s) : Muscoby, Michael Donald, Muscoby, Mikaela Katherine

Municipality : RM OF CHESTER NO. 125

Area : 63.923 hectares (157.96 acres)

Title Number(s) : 158589196

Converted Title Number : 96R43116C

Parcel Class : Parcel (Generic)

Ownership Share : 1:1

Land Description : NE 12-13-07-2 Ext 0

Source Quarter Section : NE-12-13-07-2

Commodity/Unit : Not Applicable

Municipality Name: RM OF CHESTER (RM)

Assessment ID Number : 125-000112100

PID: 2303501



Civic Address:

Legal Location: Qtr NE Sec 12 Tp 13 Rg 07 W 2 Sup

Supplementary:

Title Acres: 157.96

School Division: 208

Neighbourhood: 125-201

Overall PUSE: 2000

Call Back Year:

Reviewed: 14-Nov-2024

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
129.00	K - [CULTIVATED]	Soil association 1	OX - [OXBOW]	Topography	T2 - Gentle Slopes	\$/ACRE
		Soil texture 1	L - [LOAM]	Stones (qualities)	S3 - Moderate	Final
		Soil profile 1	CAL8 - [CHERN-CAL (CA 7-9)]			55.51
		Soil association 2	WR - [WEYBURN]	Natural hazard	NH: Natural Hazard Rate: 0.96	
		Soil texture 3	L - [LOAM]			
		Soil texture 4				
		Soil profile 2	OR12 - [CHERN-ORTH (CA 12+)]			
		Top soil depth	4-6			
25.00	K - [CULTIVATED]	Soil association 1	OX - [OXBOW]	Topography	T2 - Gentle Slopes	\$/ACRE
		Soil texture 1	L - [LOAM]	Stones (qualities)	S3 - Moderate	Final
		Soil texture 2		Phy. Factor 1	35% reduction due to F4 - [65 : Flooding - Very Strong]	36.08
		Soil profile 1	CAL8 - [CHERN-CAL (CA 7-9)]			
		Soil association 2	WR - [WEYBURN]	Natural hazard	NH: Natural Hazard Rate: 0.96	
		Soil texture 3	L - [LOAM]			
		Soil texture 4				
		Soil profile 2	OR12 - [CHERN-ORTH (CA 12+)]			
		Top soil depth	4-6			

AGRICULTURAL WASTE LAND

Acres	Waste Type
4	WASTE SLOUGH BUSH

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

Municipality Name: RM OF CHESTER (RM)**Assessment ID Number : 125-000112100****PID: 2303501**

Agricultural	\$303,200	1	Other Agricultural	55%	\$166,760		Taxable
Total of Assessed Values:	\$303,200			Total of Taxable/Exempt Values:	\$166,760		