

Province of Saskatchewan Land Titles Registry Title

Title #: 158589141
Title Status: Active
Parcel Type: Surface
Parcel Value: \$400,000.00 CAD
Title Value: \$400,000.00 CAD
Converted Title: 96R43116A
Previous Title and/or Abstract #: 145130217

As of: 18 Dec 2025 17:00:01
Last Amendment Date: 14 Apr 2025 10:25:56.176
Issued: 14 Apr 2025 10:25:55.606
Municipality: RM OF CHESTER NO. 125

Michael Donald Muscoby and Mikaela Katherine Muscoby are the registered owners, as joint tenants, of Surface Parcel #107666680

Reference Land Description: SE Sec 13 Twp 13 Rge 07 W 2 Extension 0
As described on Certificate of Title 96R43116A.

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 #:
201563300

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 #: 101870737
Converted Instrument #: 74R22044

Addresses for Service:

Name	Address
Owner: Michael Donald Muscoby Client #: 120741319	PO Box 28 Windthorst, Saskatchewan, Canada S0G 5G0
Owner: Mikaela Katherine Muscoby Client #: 141084738	Box 28 Windthorst, SK, Canada S0G 5G0

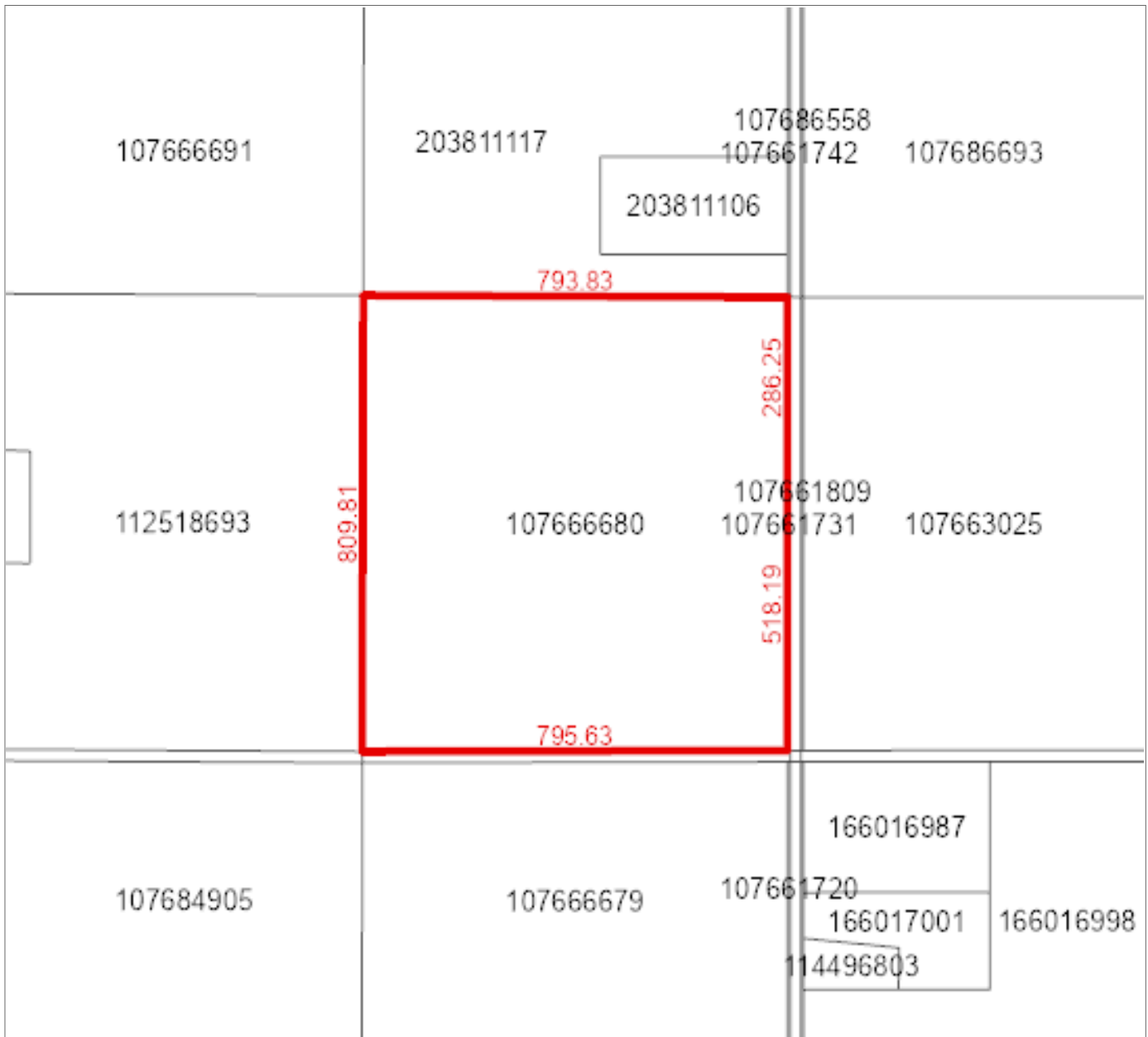
Notes:

Parcel Class Code: Parcel (Generic)



Surface Parcel Number: 107666680

REQUEST DATE: Thu Dec 18 17:00:57 GMT-06:00 2025



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

Municipality : RM OF CHESTER NO. 125

Area : 64.144 hectares (158.5 acres)

Title Number(s) : 158589141

Converted Title Number : 96R43116A

Parcel Class : Parcel (Generic)

Ownership Share : 1:1

Land Description : SE 13-13-07-2 Ext 0

Source Quarter Section : SE-13-13-07-2

Commodity/Unit : Not Applicable

Property Report

Print Date: 06-Jan-2026

Page 1 of 2

Municipality Name: RM OF CHESTER (RM)

Assessment ID Number : 125-000113300

PID: 2303568



Civic Address:

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

Supplementary:

Title Acres: 158.50

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	
15.00	K - [CULTIVATED]	Soil association 1	OX - [OXBOW]	Topography	T1 - Level / Nearly Level	\$/ACRE	2,107.07
		Soil texture 1	L - [LOAM]	Stones (qualities)	S3 - Moderate	Final	56.04
		Soil profile 1	CAL8 - [CHERN-CAL (CA 7-9)]				
		Soil association 2	WR - [WEYBURN]	Natural hazard	NH: Natural Hazard Rate: 0.94		
		Soil texture 3	L - [LOAM]				
		Soil texture 4					
		Soil profile 2	OR12 - [CHERN-ORTH (CA 12+)]				
		Top soil depth	4-6				
41.00	K - [CULTIVATED]	Soil association 1	OX - [OXBOW]	Topography	T1 - Level / Nearly Level	\$/ACRE	2,309.97
		Soil texture 1	L - [LOAM]	Stones (qualities)	S3 - Moderate	Final	61.44
		Soil profile 1	OR10 - [CHERN-ORTH (CA 9-12)]				
		Top soil depth	4-6	Natural hazard	NH: Natural Hazard Rate: 0.94		
67.00	K - [CULTIVATED]	Soil association 1	OX - [OXBOW]	Topography	T3 - Moderate Slopes	\$/ACRE	1,724.28
		Soil texture 1	L - [LOAM]	Stones (qualities)	S3 - Moderate	Final	45.86
		Soil profile 1	OR10 - [CHERN-ORTH (CA 9-12)]				
		Soil association 2	BG - [BIGGAR]	Natural hazard	NH: Natural Hazard Rate: 0.94		
		Soil texture 3	GL - [GRAVELLY LOAM]				
		Soil texture 4					
		Soil profile 2	CAL10 - [CHERN-CAL (CA 9-12)]				
		Top soil depth	ER10				
11.00	K - [CULTIVATED]	Soil association 1	OX - [OXBOW]	Topography	T1 - Level / Nearly Level	\$/ACRE	1,732.48
		Soil texture 1	L - [LOAM]	Stones (qualities)	S3 - Moderate	Final	46.08
		Soil texture 2		Phy. Factor 1	25% reduction due to F3 - [75 : Flooding - Strong]		
		Soil profile 1	OR10 - [CHERN-ORTH (CA 9-12)]	Natural hazard	NH: Natural Hazard Rate: 0.94		
		Top soil depth	4-6				
12.00	K - [CULTIVATED]	Soil association 1	OX - [OXBOW]	Topography	T3 - Moderate Slopes	\$/ACRE	1,293.21

Property Report

Municipality Name: RM OF CHESTER (RM)			Assessment ID Number : 125-000113300		PID: 2303568	
	Soil texture 1	L - [LOAM]	Stones (qualities)	S3 - Moderate	Final	34.39
	Soil texture 2		Phy. Factor 1	25% reduction due to F3 - [75 : Flooding - Strong]		
	Soil profile 1	OR10 - [CHERN-ORTH (CA 9-12)]				
			Natural hazard	NH: Natural Hazard Rate: 0.94		
	Soil association 2	BG - [BIGGAR]				
	Soil texture 3	GL - [GRAVELLY LOAM]				
	Soil texture 4					
	Soil profile 2	CAL10 - [CHERN-CAL (CA 9-12)]				
	Top soil depth	ER10				

AGRICULTURAL WASTE LAND

Acres	Waste Type
13	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	\$276,600		1	Other Agricultural	55%	\$152,130				Taxable
Total of Assessed Values:	\$276,600				Total of Taxable/Exempt Values:	\$152,130				