



Industrial Properties Search Requirements - Ontario

Searches and due diligence usually required for industrial properties in addition to our standard residential search requirements found on titleplus.ca/info-for-legal-professionals. This chart is a guideline, additional or fewer searches may be required for specific properties. To confirm search requirements for specific transactions, please contact the TitlePLUS Customer Service Centre at 1 800 410 1013 or 416 598 5899 or by email at titleplus@lawpro.ca.

	Refinance 80% of value or less	Refinance over 80% of value	Purchase
Building work orders and open permits	No	Yes	Yes
Electrical work orders	No	Yes	Yes
Fire work orders	No	Yes	Yes
Corporate Status of corporate vendor and/or borrower	Yes	Yes	Yes
Commercial lease review and/or tenant estoppel certificates, where tenancies assumed	No	Yes	Yes
Postponement of existing commercial leases or tenancies to mortgage being insured	No	Yes	Yes
Technical Standards and Safety Authority search re: compliance with requirements re: gas tanks, where risk factors exist	No	Yes	Yes

Available for transactions with a purchase price or mortgage amount up to \$5 million.

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