WARRANTY DEED

This Warranty Deed (the “Agreement”) takes effect on [DATE],

**BETWEEN: [YOUR COMPANY NAME]** (the "Grantor"), a company organised and existing under the [COUNTRY] Laws, with its head office located at:

 [YOUR COMPLETE ADDRESS]

**AND: [GRANTEE NAME]** (the "Grantee"), a company organised and existing under the [COUNTRY] Laws, with its head office located at:

 [COMPLETE ADDRESS]

For good consideration, Grantor hereby bargain, deed and convey to Grantee the land legally described as [DESCRIBE], free and clear with Warranty.

**COVENANTS**

Grantor, for itself and its heirs, hereby covenants with Grantee, its heirs, and assigns, that Grantor is lawfully seized in fee simple of the above-described premises; that it has a good right to convey; that the premises are free from all encumbrances; that Grantor and its heirs, and all persons acquiring any interest in the property granted, through or for Grantor, will, on demand of Grantee, or its heirs or assigns, and at the expense of Grantee, its heirs or assigns, execute and instrument necessary for the further assurance of the title to the premises that may be reasonably required; and that Grantor and its heirs will forever warrant and defend all of the property so granted to Grantee, its heirs, against every person lawfully claiming the same or any part thereof.

Being the same property conveyed to the Grantor by deed of [DATE].

IN WITNESS WHEREOF, each party to this agreement has caused it to be executed at [PLACE OF EXECUTION] on the date indicated below.

GRANTOR GRANTEE

Authorised Signature Authorised Signature

Print Name and Title Print Name and Title

**Acknowledgement**

[COUNTRY],

Province of [PROVINCE]

On [DATE] before me, [NAME OF NOTARY], notary, personally appeared [NAME OF PERSON(S) INVOLVED], personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorised capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

Witness my hand and official seal.

Signature Notary

(*Seal*)