

HOW TO REGISTER A MATRIX MORTGAGE

Ensure you use the Documents located in the **Matrix section** of our Website (www.firstline.com, and then click on “If you’re a solicitor”) as the Mortgage Documentation for this product differs from our other mortgages.

The Matrix Mortgage is a mortgage with a Loan portion and a Line of Credit (“LOC”) portion. You MUST combine the Loan portion and the LOC Approved Amount to get your TOTAL MORTGAGE AMOUNT for registration as a Valid FIRST CHARGE against the title. This total Loan and LOC amount is disclosed as the “Principal Amount” in the Disclosure Statement.

By using the Mortgage Approval/Commitment or Modification of Mortgage Loan Approval Letter (if applicable) and the Disclosure Statement, please complete the Charge/Mortgage and Schedule (if applicable) as follows:

SCHEDULE TO MATRIX MORTGAGE (for all provinces except British Columbia)

Loan Section

1. You will have to choose the box that is applicable for the type of interest rate on the Loan. The 1st box is for a fixed interest rate Loan. The 2nd box is for a variable interest rate Loan. For variable interest rate Loans, please ensure you choose either the word “plus” or “minus” and insert the percentage above or below CIBC Prime that is applicable to the variable interest rate on the Loan. For the payment amounts, please refer to the Mortgage Approval or Modification of Mortgage Loan Approval Letter (if applicable) or the Disclosure Statement.
2. Refer to Mortgage Approval/Commitment or Modification of Mortgage Loan Approval Letter (if applicable) and insert the Initial Loan Amount.
- 3 – 6. Refer to Mortgage Approval/Commitment or Modification of Mortgage Loan Approval Letter (if applicable) or Disclosure Statement and insert the additional repayment terms.

Line of Credit Section

1. You will have to choose either the word “plus” or “minus” and insert the percentage above or below CIBC Prime that is applicable to LOC interest rate.
2. Refer to Mortgage Approval/Commitment or Modification of Mortgage Loan Approval Letter (if applicable) and insert the Approved Credit Limit for the LOC

MORTGAGE/CHARGE (for each province)

ALBERTA

Complete in accordance with the Mortgage Approval or Modification of Mortgage Loan Approval Letter (if applicable), Disclosure Statement and by using the Provincial Mortgage Documentation and the “Schedule to Matrix Mortgage” provided on our website. In Alberta, the Standard Mortgage Terms has been filed or registered in respect of the Matrix Mortgage. The registration particulars should be inserted where necessary. Please ensure that the “Principal Amount” equals the total amount of the approved Loan and LOC credit limit (i.e. the Principal Amount disclosed in the Disclosure Statement).

BRITISH COLUMBIA

Complete in accordance with the Mortgage Approval or Modification of Mortgage Loan Approval Letter (if applicable), Disclosure Statement and by using the Provincial Mortgage Documentation and the “Schedule to Matrix Mortgage” provided on our website. In British Columbia, the Standard Mortgage Terms has been filed or registered in respect of the Matrix Mortgage. The registration particulars should be inserted where necessary, and as follows:.

Charge - Form B – Mortgage – Part 1

Box 5(a) Insert the total amount of the approved Loan and LOC credit limit (i.e. the Principal Amount disclosed in the Disclosure Statement)

- i) Boxes 5(b) – (i) – Insert “See Schedule”
- ii) Boxes 5(l) – Insert “See Schedule”
- iii) Boxes 10 – Insert “See Schedule”

Schedule (Form E)

Complete in accordance with the Mortgage Approval or Modification Loan Approval Letter (if applicable) and Disclosure Statement..

MANITOBA

Complete in accordance with the Mortgage Approval or Modification of Mortgage Loan Approval Letter (if applicable), Disclosure Statement and by using the Provincial Mortgage Documentation, please attach the “Schedule to Matrix Mortgage” provided on our Website. In Manitoba, the Standard Mortgage Terms has been filed or registered in respect of the Matrix Mortgage. The registration particulars should be inserted where necessary

NEW BRUNSWICK

Complete in accordance with the Mortgage Approval or Modification of Mortgage Loan Approval Letter (if applicable), Disclosure Statement and by using the Provincial Mortgage Documentation (Form 15.1) and the Schedule “D” provided on our website. In New Brunswick, the Standard Mortgage Terms has been filed or registered in respect of the Matrix Mortgage. The registration particulars should be inserted where necessary.

NEWFOUNDLAND

Complete in accordance with the Mortgage Approval or Modification of Mortgage Loan Approval Letter (if applicable), Disclosure Statement and by using the Provincial Mortgage Documentation and Exhibit 1 provided on our website. In Newfoundland, Additional Terms and Conditions have been prepared reflecting the features of the Matrix Mortgage. Please ensure that this is included with your “Mortgage of Land” at the time of registration.

Box 4(a) Insert the total amount of the approved Loan and LOC credit limit (i.e. the Principal Amount disclosed in the Disclosure Statement)

- i) Boxes 4(b) – (i) – Insert “See Schedule”
- ii) Box 5 – Insert “See Schedule”

NOVA SCOTIA / PRINCE EDWARD ISLAND

Complete in accordance with the Mortgage Approval or Modification of Mortgage Loan Approval Letter (if applicable), Disclosure Statement and by using the Provincial Mortgage Documentation provided on our website. The Additional Terms and Conditions has been filed or registered in respect of the Matrix Mortgage. The registration particulars should be inserted where necessary. Please ensure that the "Principal Amount" equals the total amount of the approved Loan and LOC credit limit (i.e. the Principal Amount disclosed in the Disclosure Statement).

ONTARIO

Complete in accordance with the Mortgage Approval or Modification of Mortgage Loan Approval Letter (if applicable), Disclosure Statement and by using the Provincial Mortgage Documentation, please attach the "Schedule to Matrix Mortgage" provided on our Website. In Ontario, the Standard Charge Terms has been filed or registered in respect of the Matrix Mortgage. The registration particulars should be inserted where necessary. Please ensure that the "Principal Amount" equals the total amount of the approved Loan and LOC credit limit (i.e. the Principal Amount disclosed in the Disclosure Statement)

SASKATCHEWAN

Complete in accordance with the Mortgage Approval or Modification of Mortgage Loan Approval Letter (if applicable), Disclosure Statement and by using the Provincial Mortgage Documentation provided on our website. Additional Terms and Conditions have been prepared reflecting the features of the Matrix Mortgage. Please ensure that this is included with your "Mortgage of Land" at the time of registration. Please ensure that the "Principal Amount" equals the total amount of the approved Loan and LOC credit limit (i.e. the Principal Amount disclosed in the Disclosure Statement).

QUEBEC

Complete in accordance with the Mortgage Approval or Modification of Mortgage Loan Approval Letter (if applicable), Disclosure Statement and by using the Provincial Mortgage Documentation provided on our website. Please ensure that the "Principal Amount" equals the total amount of the approved Loan and LOC credit limit (i.e. the Principal Amount disclosed in the Disclosure Statement). Under Section 2.1 (Interest on the Loan), Section 3.7 (Changing the amount of Loan Payments) and Section 3.10 (Prepaying your Loan with Prepayment Charges), you have 2 options for the type of mortgage. Option 1 is for a Fixed Interest Rate Loan and Option 2 is for an Adjustable Interest Rate Loan. The appropriate option will have to be selected in accordance with the Mortgage Approval and Disclosure Statement. Please ensure that the option which is not applicable is removed from the document before registration.

NORTHWEST TERRITORIES

Complete in accordance with the Mortgage Approval or Modification of Mortgage Loan Approval Letter (if applicable), Disclosure Statement and by using the Provincial Mortgage Documentation. The Standard Mortgage Terms/ Additional Terms and Conditions have been filed or registered in respect of the Matrix Mortgage. The registration particulars should be inserted where necessary.

NUNAVUT / YUKON

Complete in accordance with the Mortgage Approval or Modification of Mortgage Loan Approval Letter (if applicable), Disclosure Statement and by using the Provincial Mortgage Documentation. Additional Terms and Conditions have been prepared reflecting the features of the Matrix Mortgage. Please ensure that this is included with your "Mortgage of Land" at the time of registration.