

# UNIVERSITY OF GUELPH

## Department of Consumer Studies

### COST 4840 Real Estate Law Fall 2017 Course Outline

**Lecturer:** James Moon  
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**Lectures:** Mondays 19:00 – 22:00

**Marking:** Assignment 40%  
Mid Term Exam 60%

**Required Text:**

Real Estate Practice In Ontario (8<sup>th</sup> Edition), Donahue, Quinn and Grandilli

**Lecture Room:**

**Drop & Add:** Refer to Undergraduate Calendar

**Calendar Description:** Lays out the legal principles which guide the expanding and changing law dealing with housing and real estate development and forms of occupancy; statutory and regulatory matters are explored.

September 11                      Buying & Selling property in Ontario  
- An Overview  
- Includes a review of Land Registration in Ontario

REQUIRED READING: Chapters 1, 2 & 17

ASSIGNMENT: Handout

**DUE: OCTOBER 30, 2017**

September 18                      Agreements of Purchase & Sale and Title Searching & Requisitions

REQUIRED READING: Chapters 10, 11 & 16

September 25                      Planning Act and Subdivision Control  
Surveys  
Ownership

REQUIRED READING: Chapters 5 & 6

October 3                              Closing a Transaction

REQUIRED READING: Chapters 12 & 18

October 9                              **THANKSGIVING – NO CLASS**

October 16                              Mortgages  
REQUIRED READING: Chapters 19 & 20

October 23                              Condominiums & PPSA  
REQUIRED READING: Chapters 13 & 9

October 30                              **ASSIGNMENTS DUE**

Remedies  
Estate Conveyancing  
Cottages

REQUIRED READING: Chapters 6 & 15

November 6                              Special Issues in Conveyancing  
New Homes  
Commercial & Industrial

REQUIRED READING: Chapter 14

November 13

Landlord & Tenant Issues  
Title Insurance, Construction Liens, Aboriginal Property Issues

REQUIRED READING: Chapters 8, 12, pages 280-284

November 20

**MID TERM**

November 27

Open Topics