

FORM 19D

DEFAULT JUDGEMENT
(FORECLOSURE, SALE OR REDEMPTION OF A MORTGAGE)

(General Heading - Form 4A)

(court seal)

JUDGMENT

On reading the statement of claim in this action and the proof of service of the statement of claim on the defendant filed, and the defendant having been noted in default,

1. IT IS ORDERED AND ADJUDGED that all necessary inquiries be made, accounts taken, costs fixed or assessed and steps taken for the immediate sale of the mortgaged property legally described as (put in the legal description of the property) and that for these purposes this action be referred to the master.
2. IT IS ORDERED AND ADJUDGED that the purchasers pay the purchase money into court to the credit of this action and that the purchase money be applied in payment of what is found due to the plaintiff, together with subsequent interest and subsequent costs to be assessed by the master and that the master also determine those parties or persons entitled to the balance of the money and the amounts to which they are entitled.
3. IT IS ORDERED AND ADJUDGED that the defendant forthwith deliver to the plaintiff or as the plaintiff directs possession of the mortgaged property, or of such part of it as is in the possession of the defendant.

(Where judgment is for payment of the mortgaged debt and the registrar is to take the account, add the following paragraphs)

IT IS ORDERED AND ADJUDGED that the defendant forthwith pay to the plaintiff the sum of \$ _____, being the amount due to the plaintiff today for principal, interest and costs; and that on payment of the amount due to the plaintiff before the sale takes place, the plaintiff convey the mortgaged property to the defendant or as the defendant directs and deliver up all documents related to the mortgaged property.

(Where action is for redemption or foreclosure, add the following paragraph)

IT IS ORDERED AND ADJUDGED that all necessary inquiries be made, accounts taken, costs fixed or assessed and steps taken for redemption or foreclosure of the equity of redemption in the mortgaged property legally described as (put in legal description) and that for these purposes this action be referred to the master.

(Where judgment is for foreclosure, add the following paragraph)

IT IS ORDERED AND ADJUDGED that the right, title and equity of redemption of the defendant to and in the mortgaged property legally described as (put in legal description) are foreclosed.

This judgment bears interest at the rate of _____ percent per year from its date.

(Date)

Signed by _____
Deputy Registrar

Address of court office

