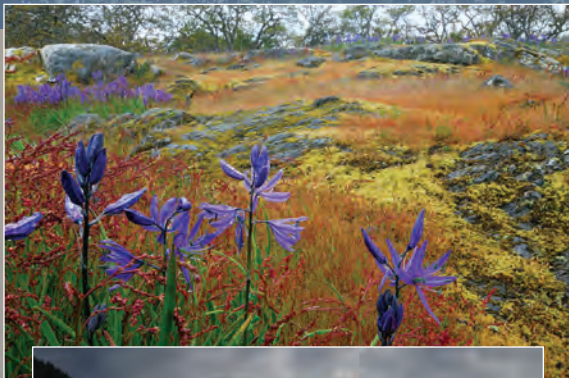


British Columbia is a special place!

Our corner of Canada is beloved by citizens of many countries for its natural, scenic, recreational and cultural heritage. Private landowners, such as yourself, control its future. Together we can ensure that future generations will enjoy the character of this special place.

You can help create that lasting legacy, while supporting your estate planning. Now is the time to save land and money for nature, while also saving money. This brochure for U.S. taxpayers explains how and why.



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American Friends of Canadian Conservation

American Friends of Canadian Conservation
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Create a Conservation Legacy in British Columbia

INCENTIVES FOR U.S. TAXPAYERS

www.ltabc.ca

Decide the future of your BC property

Did you know...?

- Canada taxes capital gains on most property transfers, even if no money changes hands
- Transferring ownership of your Canadian property into a trust or corporation is a taxable transaction in Canada
- Bequests of appreciated assets are also subject to capital gains tax in Canada
- If you own Canadian real estate, you (or your estate) will be a Canadian taxpayer
- The tax can be as high as 25% of the capital gain



Take action to keep nature alive!

- Set aside funds to pay Canadian capital gains tax
- Reduce your tax liability with conservation
- Talk to a Canadian accountant with U.S. tax experience to understand the risk and impact on your estate

Conservation makes sense

Conservation may make it financially feasible for you to keep the land you love in your family and/or protect it forever through tax benefits such as:

- Canadian capital gains tax reduction
- Canadian tax credit that can offset capital gains from a gift or a sale, available through the Ecological Gifts Program for lands that are a conservation priority and/or
- U.S. tax incentives

BC land trusts can help

A land trust is a registered Canadian charity that...

- Partners with private landowners to conserve the natural heritage of our area
- Will help you achieve your conservation and financial objectives
- Has access to specialized knowledge about how U.S. taxpayers can protect their Canadian properties

Information in this brochure is not a legal substitute for independent tax and legal advice. Talk to professionals about all of your decisions.

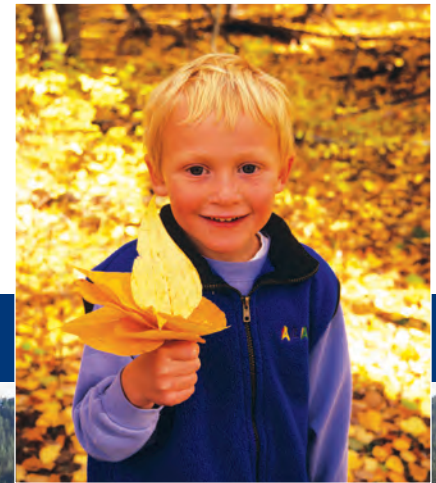


You have conservation options

Contact us to discuss the possibilities including:

- Using a conservation easement to voluntarily restrict future uses of your property while keeping it in private ownership
- Donating a portion of your property
- Donating the entirety of your property

Any of these options can reduce the Canadian capital gain and associated tax, and be eligible charitable deductions in Canada or the U.S.



Thank you for helping to save the land you love in British Columbia