

**THE LAW REPORTS.
LAND TRANSFER RULES
AND FEE ORDER, 1903**

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The Law Reports. Land Transfer Rules and Fee Order, 1903 by Great Britain Land Registry

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GREAT BRITAIN LAND REGISTRY

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LAW REPORTS.

Gr. Brit. Land registry

LAND TRANSFER RULES AND FEE
ORDER, 1903.



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LAND, ENGLAND.

Registration.

THE LAND TRANSFER FEE ORDER, 1903, DATED DECEMBER 18, 1903, MADE IN PURSUANCE OF SECTION 112 OF THE LAND TRANSFER ACT, 1875, AND OF SECTION 22 OF THE LAND TRANSFER ACT, 1897,* WITH THE CONSENT OF THE TREASURY, IN SUBSTITUTION FOR THE FEES NOW PAYABLE.

Subject to the Rules hereinafter contained, the following fees shall be charged for the several matters hereunder specified.

(A.) Entry of first proprietorship of land with a possessory title, except as in paragraph (C); registration of charges, and transfers of land, (except as in paragraph (C), and not being by way of partition or exchange), made for valuable consideration other than marriage; and removal of land from the Register:—

Value of Land or Amount of Charge.	Fee.
Not exceeding £1,000	1s. 6d. for every £25 or part of £25.
Exceeding £1,000 and not exceeding £3,000.	£3 for the first £1,000, and 1s. for every £25, or part of £25, over £1,000.
Exceeding £3,000 and not exceeding £10,000.	£7 for the first £3,000, and 1s. for every £50, or part of £50, over £3,000.
Exceeding £10,000	£14 for the first £10,000, and 1s. for every £100 or part of £100, over £10,000, up to a maximum of £25 for £32,000.

(B.) Registration of transmissions, and of transfers not falling within paragraphs (A) or (C), and of charges by way of additional or substituted security; rectification of the register under the 95th Section of the Act of 1875; and entries and corrections under Rules 151, 155 to 157, and 174:—1s. per £100, or part of £100, of the capital value of the interest dealt with; with a maximum of £2.

* An explanatory memorandum as to the changes in fees introduced by this Order is published.

[Price 1d.]

(C.) Entry of first proprietorship of leasehold land, where the original lessee or his personal representative is the applicant, with possessory title or good leasehold title; entry of first proprietorship of freehold land with a possessory title on the occasion of a grant, wholly or partly in consideration of a rent; and registration of the transferee on a transfer of freehold land on a like occasion:—

(a.) In respect of the average rent, 2s. for every £10, or part of £10, a year.

(b.) In respect of the money payment or premium (if any), the same fee on its amount as is prescribed for a transfer under paragraph (A.).

Provided that no greater fee than £10 be payable in any case.

(D.) Entry of a notice, under Section 50 of the Land Transfer Act, 1875, of a lease or sub-lease by way of security for money actually advanced or to be advanced; the same fee as that for registration of a charge for the amount secured: except where a charge is also delivered at the same time in respect of the same advance, in which case the fee for entry of such notice shall be 1s. per £100, or part of £100, of the amount secured, with a maximum of ten shillings.

(E.) Entry of first proprietorship of land with an absolute title, good leasehold title, or qualified title, except as provided in paragraph (C):—

Three times the fee prescribed for registration of a possessory title, with a minimum fee of £3.

(F.) Registration of proprietorship of an incumbrance prior to registration, except where registered on the entry of first proprietorship of land with an absolute title, good leasehold title, or qualified title; and of a transfer or transmission thereof:—

The same fee as for registration of a charge, or of a transfer or transmission thereof respectively.

(G.) A Land Certificate or Certificate of Charge, except where required by the Acts or Rules to be issued free of charge:—

Where the value of land or charge

	£	s.	d.
does not exceed £1,000	0	10	0
exceeds £1,000	1	0	0

and in either case such further fee as the Registrar shall authorize for copies of plans.

(H.) Altering a Land Certificate or Certificate of Charge to correspond with the Register, except where such alteration

is required by the Acts or Rules to be made free of charge, or is made at the same time as some entry in the Register:—

Where the value of the land or charge

	<i>£ s. d.</i>
does not exceed £1,000	0 5 0
exceeds £1,000	0 10 0

and in either case such further fee as the Registrar shall authorize for altering or preparing copies of plans.

(I.)	<i>£ s. d.</i>
(1.) Registering an inhibition	1 0 0
(2.) Alteration or withdrawal of an inhibition	0 10 0
(3.) Registering a caution, restriction, or priority notice	0 10 0
(4.) Alteration or withdrawal of a caution, or restriction	0 5 0
(5.) Annexing conditions to land	0 5 0
(6.) Discharging or altering conditions ...	0 5 0
(7.) Entering notice of an estate in dower or by the curtesy	0 5 0
(8.) Entering a note or notice under the 18th Section of the Act of 1875	0 5 0
(9.) An entry negating or altering implied covenants, powers, priorities, &c. ...	0 5 0
(10.) Filing a supplementary statement of in- cumbrances	0 5 0
(11.) Entering notice of a lease or sub-lease (not being a lease or sub-lease by way of security for money)	0 5 0
(12.) Any entry or cancellation on the Register for which the Registrar considers a fee should be chargeable and for which no other fee is provided	0 5 0
(13.) Entering an additional address for service	0 2 6
(14.) Entering notice of deposit or intended deposit of a Certificate	0 1 0
 (J.)	
(1.) Preparing or settling a statement for the Court	0 10 0
(2.) Examination of a married woman by an officer of the Registry	0 10 0
(3.) Comparing abstracts with deeds by officers of the Registry—per hour	0 10 0

(4.) Certificate of result of official search:—

	£	s.	d.
(a) of the Register—per title	0	5	0
(b) of the index of proprietors' names— per name	0	5	0
(c) of the index map	0	5	0
and if the land in respect of which the search is made exceeds an acre	} Such further fee, according to the time and labour employed, as the Registrar shall authorize.		
(5.) Furnishing information under Rule 285...	0	5	0
(6.) A Summons	0	5	0
(7.) Inspection of any document not referred to on the Register	0	5	0
(8.) Taking an affidavit or declaration ...	0	1	6
(9.) Each exhibit thereto	0	1	0
(10.) Office copies—per folio	0	0	3
(11.) Copies of plans ...	} Such charges, according to time and labour employed, as the Registrar shall authorize.		

RULES.

1. All fees, the amount of which is immediately ascertainable, shall be paid on the delivery of the application.
2. Where the amount of a fee is not immediately ascertainable, or where expenses for advertisements or otherwise will be incurred by the registry, such deposit on account shall be made as the Registrar shall require.
3. All fees shall be paid in Land Registry stamps, impressed or adhesive, as laid down in the order in that behalf made under the Public Offices Fees Act, 1879. Land Registry stamps shall be purchasable in the Registry, and may be paid for by bankers' draft or by postal or post office order or by cheque drawn to the order of The Land Registry or The Registrar or Assistant Registrar, or in Bank of England notes or cash. Provided that when the fees are paid by cheque the registration shall not be completed until due time has been allowed for the cheque to be cleared, and that if the cheque is not honoured, the application for registration shall be cancelled and the document tendered for registration returned to the applicant. Remittances by post not exceeding 1s. may be made in postage stamps.
4. The above fees include, in the matters to which they relate, all necessary stationery and mapping done in the Registry; the preparation, issue, endorsement, and deposit of certificates,

wherever such issue, endorsement, or deposit is obligatory; discharges of incumbrances; the filing of auxiliary documents (if any); and all other necessary costs of and incidental to the completion of each registration or transaction. They also include, in districts where registration of title is compulsory, any surveying that may be necessary to enable the land to be identified on the ordnance map.

5. Where a first registration takes place on the enfranchisement of a copyhold, or on the purchase of a leasehold by the reversioner, or of a reversion by the leaseholder, or where a mortgagee purchases the equity of redemption, or on any other like occasion, the fee may, if the Registrar shall think fit, be calculated on the value of the interest last acquired, and not upon the value of the applicants' combined interests in the land. In such case no entry of value need be made in the register.

6. Where a disposition is delivered for registration on the day on which an application for the first registration of the land is delivered, no fee shall be payable in respect thereof. If it is delivered subsequently, but within 7 days after the application to register the land is delivered, the fee shall be calculated under paragraph (B).

7. On an application for registration with an absolute title of land in a district where registration is compulsory on sale, the land being already registered or in course of registration with a possessory title, and the applicant being a purchaser in sale:—

(a.) A portion of the fees prescribed by paragraph (E) shall, at the request of the applicant, and unless the Registrar in his discretion determines the contrary, be deferred as hereinafter provided.

(b.) The following sums shall in any event be paid on the delivery of the application, namely:—

Where the value of the land does not exceed £1,000	£2
Where the value exceeds £1,000	£2 for the first	
	£1,000, and	
	£1 for every	
	£1,000 or part	
	of £1,000 up	
	to a maxi-	
	mum of £33	
	for over	
	£31,000.	

Provided that where the fee payable under this paragraph becomes chargeable within 14 days after the payment of any other fee (except a fee for first registration with possessory title) the lesser of the two fees shall be allowed for or remitted as the case may be.