



21. In liquidation cases, failure to furnish evidence of appointment of liquidator and failure to have seal of company properly witnessed by liquidator.
22. In receivership cases, failure to furnish evidence of appointment of Receiver and the Articles of Association of the Company. Any Deed of Transfer should be executed by the Receiver as Attorney of the company. The Common Seal of the company must not be used.

LAND REGISTRY

COMMON OMISSIONS AND ERRORS IN LODGING APPLICATIONS FOR REGISTRATION

(Contd.)

*Extract from circular sent
to the profession with the
Gazette, December 1990*

Practitioners are advised that if they require appurtenant rights to be registered on a folio this can be done by including a request for same when lodging their dealings. The Land Registry would prefer the request to go on a separate Form 17. The fee is £10.00.

The Land Registry have recommended that this procedure is *not* followed in the case of registration of appurtenant rights in respect of houses on housing estates (as huge delays would be caused in registering same).

For the convenience of practitioners and colleagues, and to avoid the subsequent necessity of obtaining certified copy instruments, practitioners are advised when making an application for registration of appurtenant rights to lodge a certified copy of the instrument creating the right with the request that it be date stamped and returned by the Land Registry when the dealing is completed, to be placed with the title deeds. This suggestion has been put to the Land Registry and had met with a favourable response.

REGISTRATION OF RIGHTS APPURTENANT TO REGISTERED LAND

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