

SESS. II.—1884.
NEW ZEALAND.

LAND TRANSFER AND DEEDS REGISTRATION.
(ANNUAL REPORT OF DEPARTMENTS FOR 1883-84.)

Presented to both Houses of the General Assembly by Command of His Excellency.

The SECRETARY for STAMPS to the Hon. the COMMISSIONER of STAMPS.

SIR,—

Head Office, Stamp Department, Wellington, 22nd September, 1884.

I have the honour to submit the following returns showing the working of the Land Transfer and Deeds Registration Departments for the year ended the 31st March, 1884:—

A.—The business transacted under the Land Transfer Acts.

B.—The fees received thereunder, including the fees received on account of Crown grants.

C.—The mortgages and discharges of mortgages, and the amount remaining secured by mortgage, under the said Acts, on the 31st March last.

D.—The arrears existing at the various Land Transfer Offices at the close of business on the same date.

E.—The number of deeds received for registration, and the number remaining unregistered, on the 31st March last; also the fees received in the Deeds Registration Offices.

I have, &c.,

J. SPERREY,

The Hon. the Commissioner of Stamps, Wellington.

Secretary for Stamps.

A.—STATEMENT of BUSINESS TRANSACTED under the LAND TRANSFER ACTS during the Twelve Months ended the 31st March, 1884.

DISTRICTS.	APPLICATIONS.				TRANSFERS.				MORTGAGES.							
	No.	AREA.		Value.	No.	AREA.		Consideration Money.	No.	AREA.		Amount Secured.				
		Town and Suburban.	Country.			Town and Suburban.	Country.			Town and Suburban.	Country.					
Auckland ..	151	A. R. P. 172 2 0	A. R. P. 18,861 3 2	£ 224,234	970	A. R. P. 484 3 37	A. R. P. 507,283 0 38	£ 570,873	760	A. R. P. 346 1 9	A. R. P. 114,630 0 23	£ 626,290	s. d. 0 0			
New Plymouth ..	52	20 0 37-10	1,584 1 15	22,400	302	354 2 2	10,070 3 30	69,571	241	259 2 6	18,994 2 22	124,113	15 0 0			
Wellington ..	83	39 1 17	5,585 2 31	71,023	908	1,121 2 33	106,208 0 22	238,634	710	741 1 23	152,003 2 31	475,407	17 2 0			
Hawke's Bay ..	30	13 0 28-80	10,101 0 10	74,155	407	996 1 36	216,433 3 11-30	223,630	347	1,080 1 9	221,382 3 10-10	352,390	16 8 0			
Nelson ..	45	28 3 12-50	2,009 3 4	19,085	0	215	6,928 2 22	47,868	12	177	95 2 38	58,986	9 8 0			
Marlborough ..	15	3 0 5	792 2 10	16,787	0	104	63 2 34-50	19,863	10	72	62 1 29-40	39,014	0 0 0			
Canterbury ..	271	6 0 31-75	14,632 0 37-50	250,123	2,109	718 1 5-50	451,611 1 31	1,516,990	18	2	350,344 0 0-25	1,425,171	15 6 0			
Otago ..	89	55 1 3	1,569 1 31	51,377	0	1,368	96,662 2 17	417,127	16	3	126,436 2 21	576,817	0 0 0			
Southland ..	115	18 0 16	7,822 3 7	49,661	0	939	1,790 0 25-97	426,361	19	5	225,948 2 33-31	388,180	7 5 0			
Westland ..	17	2 1 6-10	9 0 30	1,694	10	95	2,199 1 19	10,146	19	0	1,388 3 1	6,006	13 0 0			
Totals ..	868	359 0 37-85	62,963 3 17-50	730,496	16	7,417	1,649,062 1 21-94	3,541,128	18	9	1,225,415 3 31-10	4,072,328	15 3 0			
Corresponding period, 1882-83 }	1,043	407 1 0-45	166,625 2 2-90	1,320,113	8	8,088	1,297,545 3 1-70	3,880,748	12	9½	1,036,630 0 26-50	5,113,604	9 10 0			
DISTRICTS.	CROWN GRANTS.															
	No.	AREA.		Value.	Caveats.	Registration Abstracts.	Powers of Attorney.	Revocation Order.	Searches.	General Searches.	Caveats against Dealing.	Plans Deposited.	Trust Deeds, &c., Deposited.	Leases.	Encumbrances.	Certificates Issued.
		Town and Suburban.	Country.													
Auckland ..	26	A. R. P. 51 3 19	A. R. P. 11,075 2 36	Unascertained.	7	2	51	..	1,102	11	33	32	7	114	..	1,120
New Plymouth ..	81	147 0 4	98,697 0 37	..	..	..	9	..	131	22	16	9	4	117	..	1,228
Wellington ..	3	..	8,106 1 15	..	2	..	40	..	677	23	44	12	6	95	..	855
Hawke's Bay ..	11	..	11,053 0 12	..	1	..	21	..	405	18	16	49	4	60	..	427
Nelson ..	..	..	..	..	..	..	5	..	122	4	..	3	..	9	..	181
Marlborough ..	..	..	..	..	1	..	5	..	76	10	..	22	3	3	..	104
Canterbury ..	104	7 2 17	20,666 2 22	..	3	..	119	..	3,447	330	116	34	7	149	3	3,289
Otago ..	118	27 0 8	11,979 0 8	..	..	..	68	..	1,094	47	63	64	7	146	..	1,243
Southland ..	80	232 3 8	3,734 2 -9	..	34	..	26	..	937	126	34	19	7	64	..	1,127
Westland ..	..	..	..	..	..	..	4	..	18	2	..	..	..	1	..	72
Totals ..	423	526 1 16	165,312 2 19	..	48	2	343	..	8,009	593	325	244	45	758	3	9,646
Corresponding period, 1882-83 }	983	164 2 9	230,507 1 20	..	53	1	358	1	8,031	614	366	288	49	553	7	9,130

B.—RETURN of FEES received under the LAND TRANSFER ACTS for the Twelve Months ended the 31st March, 1884.

District.				General Fees.			Land Assurance.			Total.		
				£	s.	d.	£	s.	d.	£	s.	d.
Auckland	...	...	...	3,048	18	4	964	5	10	4,013	4	2
New Plymouth	...	...	...	858	17	1	551	19	7	1,410	16	8
Wellington	...	...	...	2,460	7	10	338	1	8	2,798	9	6
Hawke's Bay	...	...	...	1,244	7	9	350	3	0	1,594	10	9
Nelson	...	...	...	613	11	8	63	5	11	676	17	7
Marlborough	...	...	...	306	7	0	51	10	0	357	17	0
Canterbury	...	...	...	7,824	15	5	2,230	10	4	10,055	5	9
Otago	...	...	...	3,304	18	5	234	15	7	3,539	14	0
Southland	...	...	...	2,523	14	0	357	2	9	2,880	16	9
Westland	...	...	...	277	7	7	12	18	3	290	5	10
Totals	...	...	...	22,463	5	1*	5,154	12	11	27,617	18	0
Corresponding period, 1882-83	...	...	...	23,706	19	2†	5,558	18	10½	29,265	18	0½

* Includes £1,576 4s. 6d. Crown-grant fees.

† Includes £1,209 14s. 2d. Crown-grant fees.

C.—RETURN showing the TOTAL AMOUNT in MONEY remaining secured by MORTGAGES under the LAND TRANSFER ACTS on the 31st March, 1884.

District.				Amount remaining Secured by Mortgage on 31st March, 1883.			Amount secured by Mortgage during the Year ending 31st March, 1884.			Amount of Mortgages paid off during the same Period.			Amount remaining Secured by Mortgage on the 31st March, 1884.		
				£	s.	d.	£	s.	d.	£	s.	d.	£	s.	d.
Auckland	...	...	...	1,881,373	13	0	626,290	0	0	136,520	0	0	2,371,143	13	0
New Plymouth	...	...	...	308,925	7	4	124,113	15	10	36,268	0	11	396,771	2	3
Wellington	...	...	...	2,171,767	10	2	475,407	17	2	311,972	0	0	2,335,203	7	4
Hawke's Bay	...	...	...	1,306,574	19	4	352,390	16	8	158,702	12	1	1,500,263	3	11
Nelson	...	...	...	304,814	15	1	58,986	9	8	20,139	18	0	343,661	6	9
Marlborough	...	...	...	150,746	4	2	39,014	0	0	11,960	0	0	177,800	4	2
Canterbury	...	...	...	8,433,013	1	0	1,425,171	15	6	854,258	0	0	9,003,926	16	6
Otago	...	...	...	4,660,522	17	7	576,817	0	0	246,886	0	0	4,990,453	17	7
Southland	...	...	...	3,091,076	0	0	388,130	7	5	255,361	0	0	3,223,345	7	5
Westland	...	...	...	69,244	9	10	6,006	13	0	5,477	0	0	69,774	2	10
Totals	...	...	...	22,378,058	17	6	4,072,328	15	3	2,038,044	11	0	24,412,343	1	9
Corresponding period 1882-83	...	...	...	...	...	...	6,151,795	6	5	2,596,091	6	1	...	...	...

D.—RETURN showing WORK in ARREAR in the LAND TRANSFER DEPARTMENT on the 31st March, 1884.

District.	Applications awaiting Compliance with Requisitions.	Applications Detained for Examination in the Survey Office.	Applications (other than those already mentioned) Received during the Month not yet passed.	Applications received previously, not yet passed.	Unregistered Instruments awaiting Compliance with Requisitions.	Unregistered Instruments Detained in Survey Office.	Certificates of Title due but not issued.
Auckland	24	20	3	2	14	10	10
Taranaki	3	5	...	...	...	...	...
Wellington	27	...	...	...	12	...	...
Hawke's Bay	25	...	...	...	...	...	...
Nelson	7	...	...	...	...	1	...
Marlborough	3	1	...	2	...	...	...
Canterbury	35	...	...	...	76	...	25
Otago	20	...	2	...	12	4	7
Southland	12	...	...	...	...	...	1
Westland	1	...	...	...	...	...	...
Totals	157	26	5	4	114	15	43

Other Instruments Unrecorded.

	Otago.	Southland.	Westland.
Transfers ...	13	...	...
Leases ...	...	12	...
Mortgaged ...	9	...	...
„ discharged ...	11	...	...
Crown grants ...	...	20	...
Certificates of title in lieu of Crown grants ...	...	...	25

E.—RETURN showing the NUMBER of DEEDS remaining UNREGISTERED on the 31st March, 1883, the NUMBER received for REGISTRATION and the NUMBER REGISTERED during the Twelve Months ended the 31st March, 1884; also the NUMBER remaining UNREGISTERED on that Date, and the AMOUNT of FEES collected for the same Period.

District.	Unrecorded 31st March, 1883.	Received for Registration during the Year ended the 31st March, 1884.	Registered during the same Period.	Unregistered 31st March, 1884.	Fees.
					£ s. d.
Auckland ...	188	5,838	5,914	112	5,907 12 7
Taranaki ...	22	871	882	11	992 2 6
Wellington ...	12	1,933	1,920	25	2,197 11 8
Hawke's Bay ...	111	915	986	40	1,059 14 1
Nelson ...	...	553	535	18	618 13 0
Marlborough ...	68	461	522	7	532 19 0
Canterbury ...	107	2,565	2,607	65	2,964 9 0
Otago ...	7	1,748	1,572	183	1,980 8 5
Southland ...	...	486	481	5	599 17 6
Westland ...	...	71	71	...	87 9 6
Total ...	515	15,441	15,490	466	16,940 17 3*

* This includes £312 7s. 3d. Crown-grant fees.

By Authority: GEORGE DIDSBUY, Government Printer, Wellington.—1884.