

1922.
NEW ZEALAND.

LAND TRANSFER AND DEEDS REGISTRATION

ANNUAL REPORT OF DEPARTMENT, 1921-22.

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

The SECRETARY FOR LAND AND DEEDS to the MINISTER OF STAMP DUTIES.

SIR,— Head Office, Stamp Duties Department, Wellington, 9th June, 1922.

I have the honour to submit the usual report on the working of the Land Transfer and Deeds Registration Department for the year ended the 31st March, 1922.

The returns appended show—

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

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 Act on the 31st March, 1922.

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 unrecorded on the 31st March last; also the fees received in the Deeds Registration Offices.

I have, &c.,

D. G. CLARK,

Secretary for Land and Deeds.

The Minister of Stamp Duties, Wellington.

A.—STATEMENT OF BUSINESS TRANSACTED UNDER THE LAND TRANSFER ACT DURING THE YEAR ENDED THE 31ST MARCH, 1922.

District.	Applications.			Certificates in Lieu of Crown Grants.			Transfers.			Mortgages.												
	Number.	Area.		Value.	Number.	Area.		Number.	Area.		Area.											
		Town and Suburban.	Country.			Town and Suburban.	Country.		Town and Suburban.	Country.	Consideration.											
												Acres.	£	Acres.	£	Acres.	£					
Auckland	79	81	95,503	94	13,937	271,072	952	373	155,571	8,944	4,718	6,148,280	3,971	739,629	7,596,641	6,884	2,992	3,881,661	4,536	1,480,896	5,269,173	
Taranaki	15	7	37,955	12	1,180	33,439	265	8	48,476	1,130	406	636,588	816	130,284	1,829,865	903	334	483,047	1,375	358,262	1,294,455	
Wellington	56	19	197,945	22	3,371	69,838	313	200	45,439	3,915	2,385	3,507,789	2,286	252,397	3,965,612	4,052	2,984	2,615,039	2,675	777,958	4,248,420	
Hawke's Bay	9	9	57,030	3	3,763	33,327	60	33	4,602	952	586	525,073	318	127,394	1,168,766	861	462	411,362	646	441,415	1,210,820	
Poverty Bay
Nelson ..	13	11	15,836	5	1,222	6,202	38	1	3,311	596	215	309,796	317	141,204	621,473	608	315	421,358	395	383,191	1,464,119	
Marlborough	9	16	6,745	4	1,323	24,360	14	7	4,368	177	109	79,824	119	49,734	141,806	148	100	102,735	363	135,305	323,160	
Canterbury	91	49	114,058	35	4,860	142,794	57	9	570	4,100	977	2,665,530	1,241	236,712	2,673,719	3,440	805	1,753,071	2,012	856,168	2,386,243	
Otago ..	22	4	25,585	11	2,797	33,986	91	25	13,939	2,159	745	1,171,846	642	153,530	900,619	1,608	481	721,542	783	441,483	672,357	
Southland	4	1	2,556	..	..	..	103	26	14,769	785	239	389,586	509	98,957	638,309	643	201	252,467	815	263,762	578,972
Westland	..	..	..	..	..	..	40	2	3,821	136	39	33,588	91	15,413	61,026	80	24	19,673	121	40,015	86,155
Totals, 1921-22	298	197	553,213	193	31,786	628,104	2,055	736	313,808	23,259	10,652	15,644,596	10,525	1,984,695	19,792,227	19,481	8,971	10,743,765	13,928	5,469,212	17,744,501	
Totals, 1920-21	331	208	490,510	288	70,536	1,276,887	1,512	544	235,697	37,447	16,154	27,173,531	18,299	4,557,328	54,616,532	26,768	66,224	16,133,642	20,035	6,821,808	39,948,328	

District.	Discharges.		Number of Caveats entered against Applications.	Number of Caveats entered against Dealings.	Certificates of Title Issued (other than Certificates in Lieu of Crown Grants).	Number of Charges registered.	Number of Leases registered.	Number of Leases (Crown) registered.	Number of Maps and Plans deposited.	Number of Orders of the Court registered.	Number of Orders in Council registered.	Number of Powers of Attorney and Revocation Orders deposited.	Number of Proclamations posted.	Number of Searches (Ordinary).	Number of Searches (State Advances).	Number of Searches (General).	Number of Transmissions registered (including Notices of Marriage, etc.).	Number of Trusts and other Instruments deposited.	Number of Wages and Protection Contracts.	Miscellaneous.	General Fees.	Assurance Fees.	District Agency Fees.
	Number.	Total Amount discharged.																					
Auckland	4,439	2,703,516	52	422	8,588	48	567	704	909	254	66	249	245	5,771	285	97	1,610	1	17	2,259	19,935	1,003	..
Taranaki	998	718,238	..	70	843	12	444	128	145	84	86	43	42	1,897	61	114	261	..	6	1,172	4,146	138	..
Wellington	4,050	3,194,202	6	326	3,136	11	509	225	683	147	92	165	50	6,081	109	218	1,127	8	22	2,352	13,484	480	..
Hawke's Bay	665	495,992	1	102	728	8	135	37	158	106	12	45	45	1,637	31	99	256	..	3	608	3,084	265	..
Poverty Bay	495	462,296	..	81	384	26	110	50	103	85	19	18	29	1,053	25	72	137	8	..	389	1,996	46	..
Nelson ..	366	194,056	1	27	253	..	39	90	95	3	11	10	19	520	4	58	137	..	1	218	1,359	46	..
Marlborough	157	116,433	..	14	157	..	13	55	43	15	..	11	9	457	1	26	37	..	..	70	695	69	..
Canterbury	3,137	1,740,661	..	330	2,391	10	225	66	404	3	6	123	33	6,142	65	506	883	4	4	1,620	11,683	443	..
Otago ..	1,543	726,523	4	55	689	1	177	109	101	21	11	57	31	2,332	18	138	539	..	..	505	4,591	125	..
Southland	745	417,070	..	40	373	9	99	39	74	15	1	27	13	1,662	10	122	231	2	..	421	2,709	29	..
Westland	134	55,289	..	16	56	..	61	57	23	..	2	7	15	131	1	18	57	..	..	246	515	..	..
Totals, 1921-22	16,729	10,824,276	64	1,483	17,598	125	2,379	1,560	2,738	733	306	755	531	27,683	610	1,468	5,346	23	53	9,860	64,198	2,602	..
Totals, 1920-21	32,197	24,394,717	9	1,338	14,498	78	2,221	2,079	2,811	563	332	1,027	458	35,348	778	1,541	5,398	28	27	8,975	91,138	2,784	..

B.—RETURN OF FEES RECEIVED UNDER THE LAND TRANSFER ACT FOR THE TWELVE MONTHS ENDED 31ST MARCH, 1922.

District.						General Fees.			Assurance Fees.		
						£	s.	d.	£	s.	d.
Auckland	...	...	...	...	...	19,934	19	7	1,003	8	9
Taranaki	...	...	...	...	...	4,183	18	5	138	4	9
Wellington	...	...	...	...	...	13,483	15	3	480	4	0
Hawke's Bay	...	...	...	...	...	3,047	19	4	264	12	5
Poverty Bay	...	...	...	...	...	1,995	17	3	3	17	2
Nelson	...	...	...	...	...	1,358	18	0	45	18	4
Marlborough	...	...	...	...	...	695	2	6	68	16	4
Canterbury	...	...	...	...	...	11,683	3	9	442	14	8
Otago	...	...	...	...	...	4,590	18	5	124	15	10
Southland	...	...	...	...	...	2,709	9	7	28	18	4
Westland	...	...	...	...	...	517	7	0	...		
Totals...						64,201	9	1	2,601	10	7
Corresponding period, 1920-21						91,137	14	4	2,784	13	7

C.—RETURN SHOWING THE TOTAL AMOUNT OF MONEY SECURED BY MORTGAGE UNDER THE LAND TRANSFER ACT ON THE 31ST MARCH, 1922.

District.	Amount remaining secured by Mortgage on the 31st March, 1921.	Amount secured by Mortgage during the Year ended 31st March, 1922.	Amount of Mortgage paid off during the same Period.	Amount remaining secured by Mortgage on the 31st March, 1922.
	£	£	£	£
Auckland...	43,785,574	9,384,834	2,703,516	50,466,892
Taranaki...	16,921,424	1,923,499	718,238	18,126,685
Wellington	45,221,501	6,864,459	3,194,202	48,891,758
Hawke's Bay	17,830,462	1,622,182	495,992	18,956,652
Poverty Bay	8,016,228	1,885,277	462,296	9,439,209
Nelson	3,272,055	365,895	194,056	3,443,894
Marlborough	3,385,025	292,107	116,433	3,560,699
Canterbury	32,986,111	4,141,314	1,740,661	35,886,764
Otago	9,857,917	1,393,899	726,523	10,525,293
Southland	10,888,989	832,021	417,070	11,303,940
Westland	673,707	105,828	55,289	724,246
Totals	192,838,993	28,811,315	10,824,276	210,826,032

Return showing Number and Amount of Mortgages under Land Transfer and Deeds Registry released in each District from 1st April, 1921, to 31st March, 1922.

District.	Number.	Amount. £
Auckland	6,207	3,623,553
Taranaki	1,148	812,476
Wellington	4,590	3,691,176
Hawke's Bay	909	707,274
Poverty Bay	504	469,353
Nelson	576	330,985
Marlborough	244	158,472
Canterbury	3,418	1,910,271
Otago	2,062	1,015,877
Southland	817	453,914
Westland	147	61,014
Totals	20,622	£13,234,365

D.—RETURN SHOWING ARREARS IN THE LAND TRANSFER DEPARTMENT ON THE 31ST MARCH, 1922.

District.	Applications awaiting Compliance with Requisitions.	Applications detained for Examination in the Survey Office.	Applications (other than those already mentioned) received during the Month and not yet passed.	Unregistered Instruments awaiting Compliance with Requisitions.	Unregistered Instruments detained in the Survey Office.	Certificates of Title due but not issued.	Applications received previous to Current Month not yet passed.
Auckland ...	220	138	11	154	63	242	67
Taranaki ...	8	2	2	26	...	49	...
Wellington ...	15	34	...	433	926	696	...
Hawke's Bay ...	4	2	1	42	12	36	10
Poverty Bay ...	4	...	...	2	4	4	1
Nelson ...	2	...	...	10	...	8	...
Marlborough ...	...	1	1	2	1	1	...
Canterbury ...	12	4	1	87	11	61	12
Otago ...	7	...	...	31	...	59	7
Southland ...	2	1	...	7	...	17	...
Westland ...	1	...	...	6	...	5	...
Totals ...	275	182	16	800	1,017	1,178	97

Other Instruments unrecorded.

	Transfers.	Mortgages.	Miscellaneous.
Auckland ...	62	73	24
Taranaki ...	3	5	3
Wellington ...	49	23	26
Hawke's Bay ...	12	18	20
Poverty Bay ...	2	3	3
Nelson ...	5	3	3
Marlborough ...	...	...	...
Canterbury ...	63	47	71
Otago ...	18	20	49
Southland ...	12	16	17
Westland ...	...	...	...
Totals ...	226	208	216

E.—RETURN SHOWING THE NUMBER OF DEEDS REMAINING UNREGISTERED ON THE 31ST MARCH, 1921; THE NUMBER RECEIVED FOR REGISTRATION AND THE NUMBER REGISTERED DURING THE TWELVE MONTHS ENDED THE 31ST MARCH, 1922; ALSO THE NUMBER REMAINING ON THAT DATE, AND THE AMOUNT OF FEES COLLECTED DURING THE SAME PERIOD.

District.	Unrecorded on 31st March, 1921.	Received for Registration during the Year ended 31st March, 1922.	Recorded during the same Period.	Unrecorded on 31st March, 1922.	Fees.
Auckland ...	2,119	11,972	12,437	1,654	£ 10,532 19 0
Taranaki ...	57	992	1,041	8	892 0 6
Wellington ...	175	3,070	2,858	387	2,816 2 0
Hawke's Bay ...	623	1,432	2,028	27	1,443 2 0
Poverty Bay ...	5	55	57	3	51 12 0
Nelson ...	57	1,023	1,046	34	906 5 0
Marlborough ...	24	499	522	1	446 13 0
Canterbury ...	62	1,786	1,802	46	1,597 2 0
Otago ...	17	2,876	2,855	38	2,670 15 0
Southland ...	75	521	581	15	508 16 0
Westland ...	6	119	125	...	90 19 6
Totals ...	3,220	24,345	25,352	2,213	21,956 6 0

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