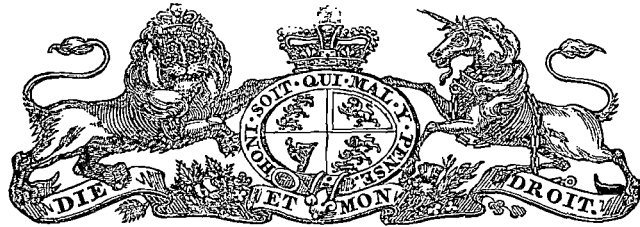


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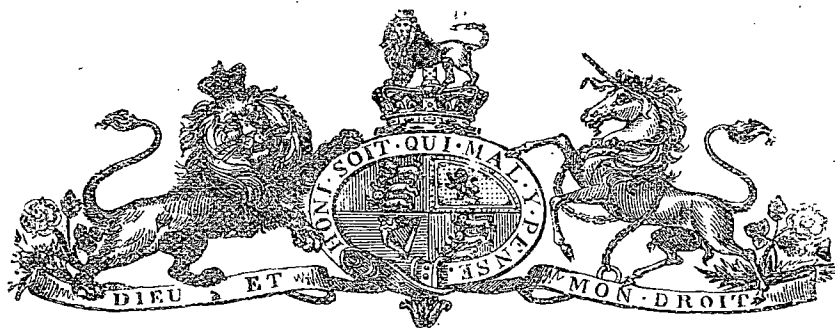
1891.

PARLIAMENT OF TASMANIA.

LANDS' TITLES:

REPORT OF RECORDER FOR 1890.

Presented to both Houses of Parliament by His Excellency's Command.



Lands' Titles Office, Hobart, 12th March, 1891.

SIR,

In my Annual Report for the year ending 30th June last, I had the honor to point out that, as this Department was first opened for the transaction of business in the middle of the year (1862), it had been the practice hitherto to furnish a Report for the 12 months ending 30th June; that in other Departments the Annual Reports dealt with the year ending 31st December, when the financial year of the Colony closed; that for all purposes—especially for those of statistical comparison—it would be better for me to adopt a similar course; and that, subject to your approval, I proposed to do so the next year. Following that suggestion up, I now have the honor to submit to you a Report on the working of the Department for the year 1890, with the usual Returns annexed of the transactions dealt with during that period.

The income for the year amounted to £3657 11s. 2d., being £725 16s. 6d. in excess of the expenditure, and £209 15s. 4d. in excess of the income of the preceding year.

1106 Transfers and 913 Mortgages have been registered, as against 1028 Transfers and 826 Mortgages last year; and 1168 Certificates of Title (in duplicate) have been prepared, as against 1012 last year. 4341a. 3r. 5p. of country, and 93a. 2r. 7p. of town and suburban lands, valued for the purposes of "The Real Property (Torrens) Act" at £72,851, have been brought under its operation during the past year on the application of the proprietors.

A Lexicographical Index to all the transactions registered under Torrens' system from its introduction into the Colony to date has been recently compiled, and will be shortly completed. This, in addition to offering greater facilities for the supply of information to persons searching, will enable the Indexing Officer to discharge his duties with greater accuracy and despatch.

The Assurance Fund now amounts to the sum of £8226 15s. 2d. No claims have up to the present time been made upon it, but it must be remembered that, satisfactory though its accumulation so far may be considered, the actual sum is as yet small when compared to the value of the estates brought under the Real Property Act, and in respect to which it is possible for claims some day to arise. The fund must therefore be carefully fostered, so that it may become adequate to meet any contingency which may arise without appealing to the General Revenue.

The Lands' Titles Commissioners have during the period under review held 44 meetings, and have dealt with 222 applications of all kinds.

I have the honor to be,

Sir,

Your obedient Servant,

JAMES WHYTE, *Recorder of Titles.*

The Hon. the Attorney-General.

No. 1.—*APPLICATIONS for Certificates of Titles and Grants.*

YEAR.	NO.	VALUE.	AREA.					
			Town and Suburbs.			Country.		
			A.	R.	P.	A.	R.	P.
1886.....	80	£ 44,449	77	2	29	6573	3	38
1887.....	96	57,523	194	1	20	9026	1	16
1888.....	113	66,773	166	1	6	5774	3	14
1889.....	105	71,525	194	3	10	10,308	0	6
1890.....	76	72,851	93	2	1	4341	3	5
	470	313,121	726	2	31	36,024	3	39

No. 2.—*GRANTS registered.*

YEAR.	NO.	VALUE.	AREA.					
			Town and Suburbs.			Country.		
			A.	R.	P.	A.	R.	P.
1886.....	260	£ 40,078	595	2	1	41,611	1	12
1887.....	529	55,433	616	3	39	43,326	0	27
1888.....	563	61,571	580	0	2	45,967	3	28
1889.....	502	37,415	3815	2	17	30,373	3	4
1890.....	523	38,270	659	0	0	27,076	1	0
	2677	232,767	6267	0	19	188,355	1	31

No. 3.—*TRANSFERS.*

YEAR.	NO.	VALUE.	AREA.					
			Town and Suburbs.			Country.		
			A.	R.	P.	A.	R.	P.
1886.....	817	£ 158,877	945	1	32	36,191	0	24
1887.....	938	170,989	877	3	16	42,772	2	22
1888.....	1076	211,327	1172	0	28	47,006	1	22
1889.....	1028	230,119	784	3	36	82,362	1	15
1890.....	1106	276,513	1037	0	12	67,553	3	33
	5015	1,047,825	4817	2	4	275,886	1	36

No. 4.—*MORTGAGES registered.*

YEAR.	NO.	VALUE.	AREA.					
			Town and Suburbs.			Country.		
			A.	R.	P.	A.	R.	P.
1886.....	665	£ 333,954	1542	0	4	56,702	3	12
1887.....	772	345,031	1187	1	22	99,128	3	8
1888.....	918	373,318	1172	0	28	96,066	2	35
1889.....	826	377,681	623	0	10	54,806	2	1
1890.....	913	332,824	1483	1	31	93,640	1	37
	4094	1,762,808	6008	0	15	400,345	1	13

No. 5.—MORTGAGES.

DISCHARGED.							TRANSFERRED.										
YEAR.	NO.	VALUE.	AREA.						YEAR.	NO.	VALUE.	AREA.					
			Town and Suburbs.			Country.						Town and Suburbs.			Country.		
		£	A.	R.	P.	A.	R.	P.			£	A.	R.	P.	A.	R.	P.
1886.....	278	111,450.	355	2	38	19,812	0	17	1886.....	22	5337	31	3	0	7956	0	16
1887.....	286	91,758	2140	3	35	27,404	1	36	1887.....	19	6158	49	1	33	4594	1	13
1888.....	363	228,482	445	1	18	38,439	0	11	1888.....	15	7607	2608	3	2	622	1	28
1889.....	351	100,961	1006	0	17	25,993	3	15	1889.....	28	9945	35	2	39	12,152	0	27
1890.....	423	184,527	817	1	12	41,532	2	29	1890.....	22	4866	56	3	8	2066	1	23
	1701	717,178	4765	2	0	153,182	0	28		106	33,913	2782	2	2	27,391	1	27

No. 6.—LEASES.

YEAR.	NO.	VALUE PER ANNUM.	AREA.					
			Town and Suburbs.			Country.		
		£	A.	R.	P.	A.	R.	P.
1886.....	47	5776	61	3	31	7502	3	9
1887.....	31	4216	48	0	29	10,421	2	26
1888.....	51	22,510	569	2	1	11,967	3	8
1889.....	34	3477	32	3	35	10,185	0	33
1890.....	37	4356	4	1	1	19,584	2	8
	200	40,335	726	3	17	59,662	0	4

No. 7.—APPLICATIONS on Death of Registered Proprietor.

YEAR.	NO.	VALUE.	AREA.					
			Town and Suburbs.			Country.		
		£	A.	R.	P.	A.	R.	P.
1886.....	58	51,978	308	2	9	19,394	3	35
1887.....	61	55,816	192	0	18	28,055	3	3
1888.....	57	36,707	1312	1	21	10,917	0	24
1889.....	84	55,119	237	0	29	20,621	1	19
1890.....	88	60,953	300	1	29	13,957	1	22
	348	260,573	2350	2	26	92,946	2	23

No. 8.—*OTHER Transactions mentioned in Statistics.*

	1886.	1887.	1888.	1889.	1890.
Mortgages partially discharged.....	23	41	43	26	...
Powers of Attorney	13	28	40	31	25
Surrenders of Lease	4	6	7	...	5
Transfers of Lease	8	14	12	2	2
Transfers by Death or Bankruptcy	38	58	49	58	34
Foreclosure Orders.....	...	1	...	1	...
Encumbrances.....	1	3	...	...	1
Order of Supreme Court	4	2	7	...	1
Provisional Certificates of Title	2	...	...	4	1
Writs of <i>Fi. Fa.</i>	4	3	4	1	7
Registration Abstract .....	...	...	...	...	...
Office Copy.....	...	...	...	...	...
Entry of Marriage of Proprietor	4	7	6	7	11
Entry of Death of Annuitant .....	...	...	...	1	...
Estate in Remainder	1	3	...	...	...
Re-entry by Lessor .....	...	...	1	...	1
Discharge of Encumbrance .....	...	...	...	...	...
Surrender to the Crown.....	1	...	...	...	...
Discharge of Annuitant... ..	...	2	2	1	2
Extension of Mortgage .....	...	7	2	2	...
Balance Certificates of Title by Endorsement	...	31	64	54	74
Entry of Encumbrance .....	...	...	1	...	...
Entry of Execution.....	...	...	2	1	1
Certificates of Title in duplicate .....	...	...	...	...	1168