



Law of Property Act 1922

1922 CHAPTER 16

PART X

AMENDMENTS OF THE LAND TRANSFER ACTS, 1875 AND 1897.

Registered Estates and Subsidiary Deeds.

170 Registered estates in registered land.

- (1) The estate for the time being vested in the registered proprietor of the land shall only be capable of being disposed of or dealt with by him in the manner authorised by the Acts.
- (2) Where a tenant for life of full age or statutory owner is registered as proprietor of settled land, the same estate shall vest in him as if the land had been conveyed to him in fee simple or for the residue of the term (free from the minor interests capable of being overridden by the exercise of the statutory powers of a tenant for life) upon the trusts of the settlement.
- (3) The registration of a proprietor of land (whether before or after the commencement of this Act) shall, without any conveyance, vest and be deemed always to have vested in him, in the case of freehold land the legal estate in fee simple in possession or in the case of leasehold land the legal term created by the registered lease, but subject to the overriding interests, if any, including any mortgage term or charge by way of legal mortgage created by or under this Act which has priority to the registered estate.
- (4) Where any legal estate left outstanding at the date of first registration (whether before or after the commencement of this Act) or disposed of or created under section forty-nine of the Act of 1875 before the commencement of this Act becomes satisfied, or the registered proprietor of the land becomes entitled to require the same to be vested in or surrendered to him, and the entry (if any) for protecting the same on the register has been cancelled, then the same shall, without any conveyance, vest and be deemed always to have vested in the registered proprietor of the land, as if the same had been conveyed or surrendered to him, as the case may be.

Status: This is the original version (as it was originally enacted). This item of legislation is currently only available in its original format.

- (5) Nothing in this section shall operate to render valid a lease registered with possessory or good leasehold title.

171 As to subsidiary deeds off the register.

- (1) Where any transaction relating exclusively to registered land or to a registered charge is capable of being effected and is effected by a registered disposition then, subject to any prescribed exceptions, any deed or instrument, other than the registered disposition, which is executed by the registered proprietor for the purpose of giving effect to the transaction shall be void so far as the transaction is carried out by the registered disposition.
- (2) Rules may be made for providing for cases in which any additional deed or instrument may be properly executed and for enabling the registrar to certify that in any special cases an additional deed or instrument will be proper and valid.