

SCHEDULE 4

PART I ABATEMENTS

*Charge accompanying application for first registration
and registered transactions for monetary consideration*

Abatement 1

Where, on an application (“the primary application”) for;

- (a) first registration of land or a lease;
- (b) registration of a transfer of registered land, or a transfer of a registered charge, for monetary consideration;
- (c) registration of a transfer for the purpose of giving effect to the disposition for monetary consideration of a share in registered land or a registered charge; or
- (d) registration of an exchange;

a charge by the applicant or by a predecessor in title of such applicant (in the case of first registration) or by the transferee (in the case of a transfer or exchange) is delivered either with the primary application or before the primary application is completed, no fee shall be payable for the registration of the charge:

Provided that where the charge also comprises registered land (“the additional land”) which is not the subject of the primary application the abatement shall not extend to the additional land so that, in addition to the fee payable in respect of the primary application, there shall be paid a fee in accordance with Scale A in Schedule 1 on an amount calculated in accordance with the following formula:

$$\frac{\text{Value of the additional land}}{\text{Value of whole security}} \times \text{Amount of charge}$$

Reduced fee for certain transactions

Abatement 2

Subject to paragraph (7) of Part II of Schedule 4, in the case of an application for:

- (a) a transfer of registered land or a transfer of a registered charge otherwise than for monetary consideration;
- (b) a transfer for the purpose of giving effect to the disposition otherwise than for monetary consideration of a share in registered land or a registered charge;
- (c) a surrender of a registered lease (whether effected by deed or otherwise) where the surrender is consideration or part consideration for the grant of a new lease to the registered proprietor;
- (d) a surrender of a registered lease otherwise than for monetary consideration (whether effected by deed or otherwise);
- (e) a transmission on death or bankruptcy;
- (f) an assent (including a vesting assent);

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- (g) an appropriation;
 - (h) a rectification of the register;
 - (i) a transfer of a matrimonial home made pursuant to an order of the Court;
- the fee payable in accordance with Scale A in Schedule 1 shall be reduced to one fifth;
Provided that the minimum fee on any one application shall be £25.

Leases made under the provisions of Part V Housing Act 1985(1)

Abatement 3

Where on an application for first registration of a lease made pursuant to the provisions of Part V Housing Act 1985 (Right to Buy) or to any statutory instrument applying the same for which a fee is payable in accordance with Scale B in Schedule 2 on the largest ascertainable amount of annual rent reserved, the fee in accordance with Scale B shall be reduced to one fifth.

(1)