



Service Updates

Integrated Registration Information System (IRIS) Online Pop-up Survey

We value customer feedback for continuous improvement of the IRIS Online Services. An online pop-up survey is displayed on the “Acknowledgement”, “Enquire Order Status” and “Enquire Status of Lodged Document” pages to collect customer feedback on our services. Suggestions for enhancement of functions and services are most welcome.



Acknowledgement

Payment Details

Order Creation Date/Time: 28/12/2024 17:21
Payment Transaction No.: TN2412280015083
Payment Method: JCB
Total Payment Amount (HK\$): 10.00

Customer Information:

Searcher Name: Chan Tai Man
Contact Person Name: 陳大文
Contact Person Phone No.: 98765432

Search Land Register

Order No.	PRN	Address/Lot	Type of Enquiry	Nature	No. of Copies	Total Fee (HK\$)	Delivery Method
ESN241228000084	A1111111	FLAT B ON 9TH FLOOR FU KAR BUILDING NOS.222/230 JOHNSTON ROAD HONG KONG 中文地址不詳	Current	Plain	1	10.00	Click here for viewing (HTML) Click here for printing (HTML)
Total					1	10.00	

Total No. of Orders for Land Register: 1

Total No. of Orders: 1

[Print](#) [Save](#)

Important: Please print or save the Acknowledgement Page for future reference and communication with the Land Registry. For orders collected at counter, you must present this Acknowledgement Page or electronic payment receipt for collection of orders.

To print the land register, please set the orientation to landscape.

The land records are kept and made available to members of the public to prevent secret and fraudulent conveyances, and to provide means whereby the title to real and immovable property may be easily traced and ascertained. The information contained in the land records shall not be used for purposes that are not related to the purposes of the land records. The use of information provided is subject to the provisions in the Personal Data (Privacy) Ordinance.

Your feedback will help us improve our service: ✕

- Look and feel 😊 😐 😞 😡
- Ease of use 😊 😐 😞 😡
- System performance 😊 😐 😞 😡
- Overall rating 😊 😐 😞 😡
- Other comments

Please tell us more.

Thank you!

[Submit](#) [Close](#)

Performance Pledges 2024/25

We have achieved all performance targets set for 2023/24. For continuous improvement, we enhanced the following service standard and performance target for registration of owners' corporations in 2024/25:

Service Type	2023/24		2024/25	
	Service Standard	Performance Target (% meeting service standard)	Service Standard	Performance Target (% meeting service standard)
Registration of owners' corporations (<i>excluding complicated cases and applications that require further supporting documents for processing</i>)	30 working days	90	25 working days	95

The Performance Pledges for 2024/25 have come into effect from 1 April 2024. For details, please refer to the [Land Registry's \(LR's\) website](#).

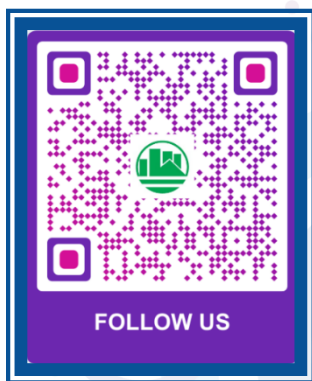
Annual Validation of Customer Records



We conducted our annual exercise in November 2024 to invite all customers for updating their contact information in our customer management system through returning the customer data form.

For subscribers of the IRIS Online Services, they are always welcome to use the “Change Account Particulars” function in the IRIS Online Services to update their account particulars at any time. Customers can also submit the [Change of Account Particulars Form](#) which can be downloaded and submitted online through our website for updating their records whenever necessary.

Launch of LR's Facebook Page and Mascot



To commemorate the 31st Anniversary of the Land Registry Trading Fund on 1 August 2024, the LR's Facebook page was launched on the same day. The page aims to share information of our services and recent updates with our customers and members of the public.

Our reaching out to the community and communication with the public is also pioneered by the department's mascot "Bunny Lanny"「田兔兔」who was born in the Mid-autumn Festival on 17 September 2024. The Chinese name of our mascot carries the characters of「田」and「兔」, which phonetically resembles the then LR's informal name of「田土廳」of which many people are familiar with.



Title Registration

The drafting of the amendment bill for implementation of title registration on newly granted land first (i.e. "new land first" proposal) has reached an advanced stage. Other preparatory work including preparing draft subsidiary legislation and development of a new information technology system is in good progress. Our target is to introduce the amendment bill into the Legislative Council in the first quarter of 2025.

A meeting with the Law Society of Hong Kong was held on 30 September 2024 to discuss and exchange views on the proposal of implementing electronic lodgement (e-lodgement) under title registration. The e-lodgement system will provide practitioners with smart data processing and automated system functions for presenting and processing applications for registration in a more user-friendly and efficient way to suit their business needs.



Events and Activities

Briefing to the Government Departments on the Web-based Memorial Form (Web form)

A briefing session for promoting the use of the enhanced web form to Government Departments was delivered on 22 August 2024. Coupled with live demonstration and hands-on experience, the session was well received by all participants from eight Government Departments.



Instant feedback was collected from participants through online platform during the briefing session.



Participants were interested in experiencing the web form using their smartphones and notebooks provided on-site.

2024 Registrars of Titles Conference (ROTC) cum Canadian Council of Land Titles Officials Conference

The Land Registrar led a delegation to attend the ROTC held in Victoria, British Columbia, Canada from 1 to 4 October 2024. The theme of this year's conference was "Fostering Innovation to Fuel the Future". To mark its 50th anniversary, ROTC had a joint session with the Canadian Council of Land Titles Officials Conference and the Canadian Registry Leaders and International Operators.



At the conference, representatives from different jurisdictions showcased their new initiatives and discussed challenges currently facing and solutions being explored. Guest speakers from diverse professional fields were also invited to share their knowledge on hot topics such as cyber security and application of Artificial Intelligence in relation to land registration matters. We were delighted to give a presentation on privacy and security concerns from Hong Kong perspective.



This arrangement provided an excellent platform for land registrars and industry operators from different jurisdictions to exchange experiences and explore new initiatives for service improvement. The conference was an insightful event that shed light on our implementation of the title registration system and digital services.

Visit to National Security Exhibition Gallery



Led by the Land Registrar, our colleagues on 21 October 2024 visited the National Security Exhibition Gallery at the Hong Kong Museum of History, the first thematic gallery dedicated to systematic promotion of national security education, and took great interest in the six zones, including the introduction of founding of the People's Republic of China, the design of the national symbols and signs, the 20 security fields of “a holistic approach to national security”, “One Country, Two Systems”, and the laws on safeguarding national security, etc.



The colleagues, guided by a professional docent, participated in a number of interactive games to learn more about national development and national security concepts. The gallery also displays many unique and authoritative exhibits. Highlights include precious lunar soil on loan from the China National Space Administration, as well as a 6-metre-tall, 1:9 model of the Long March-5B carrier rocket on display in Hong Kong for the first time.



“Meet the Clients” Sessions on “Common Reasons for Withholding Instruments from Registration”

Two “Meet the Clients” Sessions, with around 200 participants from solicitors’ firms, were held in November 2024 to help customers to better understand the common reasons for withholding instruments from registration.

The sessions highlighted the key points for avoiding errors in preparing instruments and memorials for registration and included a sharing on instruments not acceptable for registration.

Briefings on the use of web-based memorial form with demonstration and how the Property Alert service can benefit property owners were also conducted.

The sessions were well received and provided a useful platform for exchange of views and sharing of experience with our customers.



Land Registry Trading Fund (LRTF) Annual Report 2023/24

The LRTF Annual Report 2023/24 was released on 30 October 2024. The year of 2023/24 marked the 30th Anniversary of the LRTF. The report features a special 30th anniversary chapter on the key milestones of LRTF’s development, historic treasures of old land records and our long-serving staff’s recollection and sharing of experience.

A photo-taking competition with the theme “Witnessing Hong Kong’s Development and Building a Brighter Future Together” was organised. The impressive photography entries from our colleagues inspired us to enrich the design of the report and foster a sense of belonging among our staff.

The report also presents our various activities and business performance in the past financial year, together with an audited financial statement and full account of the financial position of the LRTF.



香港土地註冊處營運基金
The Land Registry Trading Fund Hong Kong



砥礪前行 30 載
Strive Forward for 30 Years

2023-24
年報 ANNUAL REPORT

Corporate Citizenship

Workplace Immersion 2024



This is the thirteenth year that the LR has partnered with the Junior Achievement Hong Kong to organise the Workplace Immersion Day (previously known as Job Shadow Day) for secondary school students.

The programme was conducted on 8 July 2024 for 17 students from Po Leung Kuk Laws Foundation College. The students were guided

by our workplace mentors to work in different units of our office. The activities enabled the students to gain a better understanding of the real life working environment and to give reflections of their career aspirations.

The students shared that the work attachment was a very good experience to them. They had more understanding of the job nature and work challenge of the department.



Students Internship Schemes

As a caring organisation which fosters equal opportunities for employees and actively works to eliminate discrimination in the workplace, we participated in the 2024 Internship Scheme for Students with Disabilities organised by the Civil Service Bureau. We also offered internship placements under the Post-Secondary Student Summer Internship Programme 2024 and Internship Programme for Non-ethnic Chinese Students 2024, both aiming at assisting students to acquire work experience.



A total of eight undergraduates joined us in various Divisions during their internship from June to August 2024. They were arranged to work in an office environment and assigned a variety of tasks, which aimed at expanding their horizon and deepening their understanding of the operation of the registry. The internship placement affirmed all students with invaluable and practical work experience that builds confidence and prepares them for a rewarding career ahead.



Land Registry Volunteer Work

During the second half of 2024, the LR Volunteer Team continued its momentum by engaging in various volunteer activities to support those in need in the community. Events are as follows:



- ◇ Visiting ethnic minority families and distributing daily necessities to them in the Yau Tsim Mong district in collaboration with New Home Association and Ethnic Minority Care Team on 27 July 2024;



- ◇ Visiting and guiding the elderly in improving their e-health literacy in Wah Fu Estate under the "Generations Connect" Project, initiated by the School of Nursing, LKS Faculty of Medicine, The University of Hong Kong on 24 August 2024;





◇ Visiting Lingnan University Jockey Club Gerontech-X Lab, as well as visiting the elderly residing in the Tuen Mun district to share experience of how gerontech products can enhance the elderly and carers' quality of life, as well as to deliver festive blessings in advance of the Mid-Autumn Festival, organised by the Agency for Volunteer Service on 7 September 2024;



◇ Providing a Chinese acupressure massage and Qigong exercise to the elderly and their caregivers living at Shun Lee Estate, jointly organised by our volunteer team and Junior Chamber International (Lion Rock) on 21 September 2024, to greet the 75th Anniversary of the Founding of the People's Republic of China with a rejuvenated and healthy body and mind;





◇ Visiting and distributing blessing bags in celebration of the 75th Anniversary of the Founding of the People's Republic of China to residents who are in need of assistance in the Tsuen Wan district, jointly organised by our volunteer team and the Care Team (Tsuen Wan - Hoi Bun) on 19 October 2024;



◇ Visiting the elderly in the Kwun Tong, Kwai Tsing and Tai Po districts as well as registering their households in need for arranging cleaning service in collaboration with other volunteer teams



on 10 November 2024 to extend blessings for the celebration of the 75th Anniversary of the Founding of the People's Republic of China and bring warmth to the elderly; and



◇ Hosting a sport fun day in partnership with the Buildings Department Volunteer Team for the youngsters residing in the Society of Boys' Centres Chak Yan Centre School on 16 November 2024, providing them with a joyful and enriching experience.



Achievements

The Secretary for the Civil Service's Commendation Award Scheme 2024

Congratulations to Ms TING Yuet-ling, Bidy, our Clerical Officer, who was selected under the Secretary for the Civil Service's Commendation Award Scheme 2024 in recognition of her consistent exemplary performance and dedication to providing quality services. The award presentation ceremony was held on 21 November 2024.



The Ombudsman's Awards 2024 for Officers of Public Organisations



Congratulations to Miss LAU Sze-yan, our Land Registration Officer I, and Ms KU Wing-ye, our Clerical Officer, who were awarded "The Ombudsman's Awards 2024 for Officers of Public Organisations".

The dedication of Miss LAU and Ms KU in providing high quality services and their professionalism in serving customers have set a role model in the public service. They received the award at the presentation ceremony held on 31 October 2024.

Land Registry Best Frontline Staff Award

The Best Frontline Staff Award is to commend the exemplary performance of our frontline staff.

The Team Award for the first half year of 2024 has been awarded to the Tsuen Wan Search Office.



Fraud Prevention

Ways to Avoid Property Frauds



There were media reports that an owner was suspected of concealing debts when selling a property, which made the purchaser suspect that she had fallen prey to a property fraud. In the end, the transaction fell through and the purchaser suffered losses. This begs the question of whether there is any way to minimise the risks involved.

In fact, the purchaser should conduct a land search before entering into a provisional or formal agreement for sale and purchase, or before paying an initial or further deposit. In addition to the owner's particulars, the purchaser should check for any incumbrances such as any mortgages or other liabilities against the property. The purchaser should also seek professional legal advice and assess the risks involved before making decision.

As a reference, there are suggestions from the industry that before entering into a provisional agreement for sale and purchase, the purchaser may seek professional legal advice as to whether or not clauses to better protect the purchaser could be incorporated into the agreement. For example, if the vendor is subject to an undischarged mortgage with an "all-monies" clause, the vendor's solicitor shall stakehold the deposit paid by the purchaser until the transaction is completed.



FAKE