

Vision of the Registers of Scotland

To be recognised as one of the most effective and efficient land registries in the world where:

- each entry on the register comprises a comprehensive statement of land and property ownership and interests
- the register employs the latest in digital mapping products to create reliable data
- public access is provided to all information contained in the registers by electronic and other means
- there is provision for electronic registration of land and property transactions
- our services represent the best value for money possible



House Purchase Chain

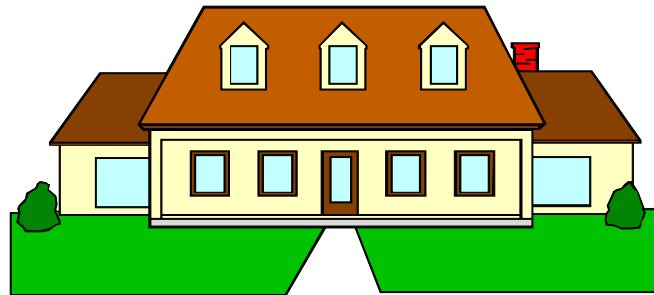
House advertised

Offer made

Missives (contract) agreed

Entry Date: keys and title deed in exchange for price

Registration: a personal right made a real right





PRINCIPAL REGISTERS

- Sasine Register established by 1617 Act (deeds based)
- Land Register established by 1979 Act (map based)



Important features of the Land Register

- Fully Indemnified: anyone suffering loss due to errors or omissions in the Land Register may claim compensation
- Public: the Register is public and open to all
- Accessible: it is simple and easy to search the Register using various mediums

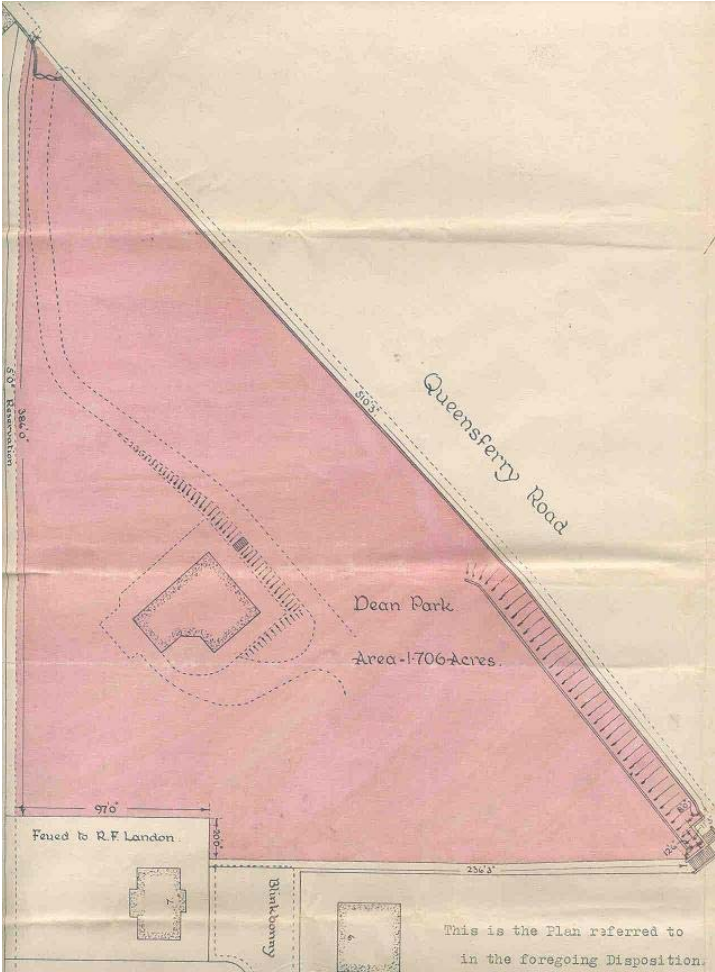


DEED PLAN/OS MAP

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Information about Scotland's land & property



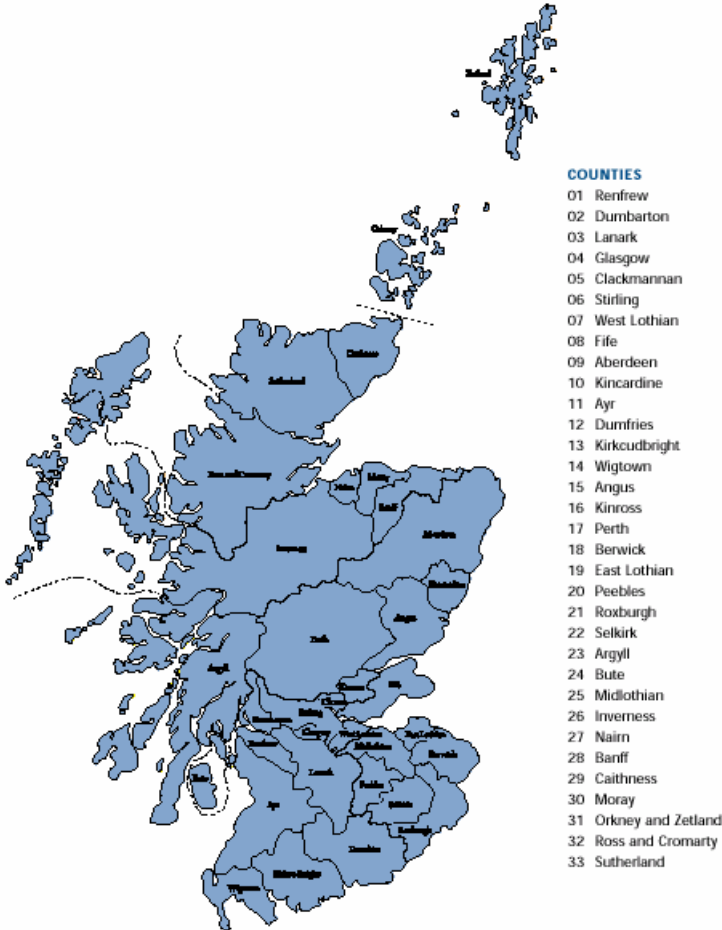
Digital Map Data

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- Land Register introduced in 1981 using paper maps
- Digital maps deployed in 1993 and full Digital Mapping System (DMS) introduced in 1995
- All previous paper map records digitised in 1997
- DMS contains digital maps, electronic gazetteer and Title Plans.



ORDNANCE SURVEY

- Scotland comprises 40,328 Map tiles
 - 1:10 000 – 7.6%
 - 1:2500 – 76.5%
 - 1:1250 – 15.9%
- Continuous Revision - (new detail and progressive accuracy improvements)
- Specific check surveys instigated by RoS as part of registration activity
- Positional Accuracy Improvement Programme [PAI]





Positional Accuracy Improvement

- The total number of Map tiles affected by PAI is 33,620 (83%)
- 32,694 are 1:2500 Map tiles (97%) and 926 are Collar Tiles (3%) at 1:10 000 or 1:1250



RoS SURVEYOR



- Pre1995 – Changes to topographic Features
- Present – Additional Information to inform Caseworker's Decision making
- Future – GPS [Real Time Processing]



DATASETS



- Ordnance Survey Large scale Mapping
- Historical Map Library - (1897 - present)
- Survey Activity Record
- Aerial Imagery



OS MASTERMAP TOPOGRAPHIC LAYER

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AERIAL PHOTO



FUTURE



- Integrated registration programme - (front and back office transformation)
- Information service development
- Transforming delivery of public services - (one stop shop approach to holding and managing data/ information)
- LRs have a clear opportunity in influencing future re-modelling of certain public sector roles
- Surveyor or Multi - Purpose Information Harvester ?

