Land Title Practice Manual (Queensland)

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Table of contents

Part 1—Transfer [1-0000] Part 2—Mortgage (National Mortgage Form) [2-0000] Part 3—Release of Mortgage [3-0000] Part 4—Request to Record Death [4-0000] Part 7—Lease [7-0000] Part 7—Lease [7-0000] Part 8—Surrender of Lease [8-0000] Part 9—Easement [9-0000] Part 11—Caveat [10-0000] Part 11—Caveat [11-0000] Part 12—Request to Register Writ of Execution [12-0000] Part 13—Amendment of Lease, Easement, Mortgage, Covenant, Profit a prendre or Building Management Statement [13-0000] Part 14—General Request to Register Power of Attorney or Revocation of Power of Attorney [16-0000] Part 15—Request to Register Power of Attorney or Revocation of Power of Attorney [16-0000] Part 18—General Consent [18-0000] Part 20—Schedule, Enlarged Panel, Additional Page, Declaration or Standard Terms Document [20-0000] Part 23—Priority Notice, Extension of Priority Notice and Withdrawal of Priority Notice [23-0000] Part 23—Property Information (Transfer) and Property Information (Transmission Application) [24-0000] Part 34—Covenantis Information [25-0000]	Introduction to the Titles Registry	. [0-0000]
Part 2—Mortgage (National Mortgage Form) [2-0000] Part 3—Release of Mortgage [3-0000] Part 4—Request to Record Death [4-0000] Part 5, 5A, 6—Transmission Applications [5-0000] Part 7—Lease [7-0000] Part 8—Surrender of Lease [8-0000] Part 10—Surrender of Easement [10-0000] Part 11—Caveat [11-0000] Part 12—Request to Register Writ of Execution [12-0000] Part 13—Amendment of Lease, Easement, Mortgage, Covenant, Profit a prendre or Building [13-0000] Part 14—General Request [14-0000] Part 15—Request for Amalgamation [15-0000] Part 16—Request to Register Power of Attorney or Revocation of Power of Attorney [16-0000] Part 18—General Consent [18-0000] Part 21—Plans and Associated Documents [20-0000] Part 23—Priority Notice, Extension of Priority Notice and Withdrawal of Priority Notice [23-0000] Part 24—Property Information (Transfer) and Property Information (Transmission Application) [24-0000] Part 29—Profit a prendre [29-0000] Part 33—Release of Covenant/Profit a prendre [30-0000] Part 34—Property Informat	Part 1—Transfer	. [1-0000]
Part 3—Release of Mortgage [3-0000] Part 4—Request to Record Death [4-0000] Part 5—5A, 6—Transmission Applications [5-0000] Part 7—Lease [7-0000] Part 8—Surrender of Lease [8-0000] Part 9—Teasement [9-0000] Part 10—'Surrender of Easement [10-0000] Part 11—Caveat [11-0000] Part 12—Request to Register Writ of Execution [12-0000] Part 13—Amendment of Lease, Easement, Mortgage, Covenant, Profit a prendre or Building Management Statement Management Statement [13-0000] Part 14—General Request [14-0000] Part 13—Request for Amalgamation [15-0000] Part 16—Request to Register Power of Attorney or Revocation of Power of Attorney [16-0000] Part 18—General Consent [18-0000] Part 21—Plans and Associated Documents [21-0000] Part 22—Priority Notice, Extension of Priority Notice and Withdrawal of Priority Notice [22-0000] Part 23—Priority Notice, Extension of Priority Notice and Withdrawal of Priority Notice [23-0000] Part 24—Property Information (Transfer) and Property Information (Transmission Application) [24-0000] <td< td=""><td></td><td></td></td<>		
Part 4—Request to Record Death [4-0000] Part 5, 5A, 6—Transmission Applications. [5-0000] Part 7—Lease [7-0000] Part 8—Surrender of Lease [8-0000] Part 9—'Easement [9-0000] Part 10—'Surrender of Easement [10-0000] Part 11—Caveat [11-0000] Part 13—Amendment of Easement, Mortgage, Covenant, Profit a prendre or Building [13-0000] Part 13—Amendment of Lease, Easement, Mortgage, Covenant, Profit a prendre or Building [13-0000] Part 14—General Request [14-0000] Part 15—Request for Amalgamation [15-0000] Part 16—Request to Register Power of Attorney or Revocation of Power of Attorney [16-0000] Part 18—General Consent [18-0000] Part 20—Schedule, Enlarged Panel, Additional Page, Declaration or Standard Terms Document [20-0000] Part 21—Plans and Associated Documents [21-0000] Part 23—Property Information (Transfer) and Property Information (Transmission Application) [24-0000] Part 24—Property Information (Transfer) and Property Information (Transmission Application) [24-0000] Part 25—Foreign Ownership Information [25-0000] Part 32—Forbit a prendre <t< td=""><td></td><td></td></t<>		
Part 7—Lease [7-0000] Part 8—Surrender of Lease [8-0000] Part 9—'Easement [9-0000] Part 10—'Surrender of Easement [10-0000] Part 11—Caveat [11-0000] Part 11—Caveat [11-0000] Part 12—Request to Register Writ of Execution [12-0000] Part 13—Amendment of Lease, Easement, Mortgage, Covenant, Profit a prendre or Building [13-0000] Part 14—General Request [14-0000] Part 14—General Request [14-0000] Part 14—General Request [16-0000] Part 15—Request for Amalgamation [15-0000] Part 16—Request to Register Power of Attorney or Revocation of Power of Attorney [16-0000] Part 18—General Consent [18-0000] Part 20—Schedule, Enlarged Panel, Additional Page, Declaration or Standard Terms Document [20-0000] Part 21—Prains and Associated Documents [20-0000] Part 22—Projety Information of Priority Notice and Withdrawal of Priority Notice [23-0000] Part 24—Property Information (Transfer) and Property Information (Transmission Application) [25-0000] Part 25—Foreign Ownership Information [25-0000] Part 31—Foreign Ownership In		
Part 7—Lease [7-0000] Part 8—Surrender of Lease [8-0000] Part 9—'Easement [9-0000] Part 10—'Surrender of Easement [10-0000] Part 11—Caveat [11-0000] Part 11—Caveat [11-0000] Part 12—Request to Register Writ of Execution [12-0000] Part 13—Amendment of Lease, Easement, Mortgage, Covenant, Profit a prendre or Building [13-0000] Part 14—General Request [14-0000] Part 14—General Request [14-0000] Part 14—General Request [16-0000] Part 15—Request for Amalgamation [15-0000] Part 16—Request to Register Power of Attorney or Revocation of Power of Attorney [16-0000] Part 18—General Consent [18-0000] Part 20—Schedule, Enlarged Panel, Additional Page, Declaration or Standard Terms Document [20-0000] Part 21—Prains and Associated Documents [20-0000] Part 22—Projety Information of Priority Notice and Withdrawal of Priority Notice [23-0000] Part 24—Property Information (Transfer) and Property Information (Transmission Application) [25-0000] Part 25—Foreign Ownership Information [25-0000] Part 31—Foreign Ownership In	Part 5, 5A, 6—Transmission Applications	. [5-0000]
Part 8—Surrender of Lease [8-0000] Part 9—Easement [9-0000] Part 10—Surrender of Easement [10-0000] Part 11—Caveat [11-0000] Part 12—Request to Register Writ of Execution [12-0000] Part 13—Amendment of Lease, Easement, Mortgage, Covenant, Profit a prendre or Building [13-0000] Part 14—General Request [14-0000] Part 15—Request for Amalgamation [15-0000] Part 16—Request to Register Power of Attorney or Revocation of Power of Attorney [16-0000] Part 18—General Consent [18-0000] Part 20—Schedule, Enlarged Panel, Additional Page, Declaration or Standard Terms Document [20-0000] Part 21—IPlans and Associated Documents [21-0000] Part 23—Profity Notice, Extension of Priority Notice and Withdrawal of Priority Notice [23-0000] Part 24—Property Information (Transfer) and Property Information (Transmission Application) [24-0000] Part 29—Profit a prendre [29-0000] Part 39—Profit a prendre [29-0000] Part 31—Covenants [31-0000] Part 32—Building Management Statements [32-0000] Part 34—Extinguishment of Building Management Statements [33-0000]		
Part 9—'Easement [9-0000] Part 10—'Surrender of Easement [10-0000] Part 11—Caveat [11-0000] Part 12—Request to Register Writ of Execution [12-0000] Part 13—Amendment of Lease, Easement, Mortgage, Covenant, Profit a prendre or Building [13-0000] Management Statement [13-0000] Part 14—General Request [14-0000] Part 15—'Request for Amalgamation [15-0000] Part 16—Request to Register Power of Attorney or Revocation of Power of Attorney [16-0000] Part 18—General Consent [18-0000] Part 20—Schedule, Enlarged Panel, Additional Page, Declaration or Standard Terms Document [20-0000] Part 23—'Priority Notice, Extension of Priority Notice and Withdrawal of Priority Notice [23-0000] Part 24—Property Information (Transfer) and Property Information (Transmission Application) [24-0000] Part 29—'Profit a prendre [29-0000] Part 30—Mortgage Priority [30-0000] Part 31—'Covenants [31-0000] Part 32—'Building Management Statements [31-0000] Part 33—'Eelase of Covenant/Profit a prendre [39-0000] Part 34—'Extinguishment of Building Management Statements [39-0000		
Part 11—Caveat [11-0000] Part 12—Request to Register Writ of Execution [12-0000] Part 13—Amendment of Lease, Easement, Mortgage, Covenant, Profit a prendre or Building [13-0000] Management Statement [14-0000] Part 14—General Request [14-0000] Part 15—²Request for Amalgamation [15-0000] Part 16—Request to Register Power of Attorney or Revocation of Power of Attorney [16-0000] Part 12—Schedule, Enlarged Panel, Additional Page, Declaration or Standard Terms Document [20-000] Part 23—Priority Notice, Extension of Priority Notice and Withdrawal of Priority Notice [23-0000] Part 24—Property Information (Transfer) and Property Information (Transmission Application) [24-0000] Part 25—'Foreign Ownership Information [25-0000] Part 30—Mortgage Priority [30-000] Part 31—Covenants [31-0000] Part 31—Covenants [32-0000] Part 34—'Extinguishment of Building Management Statements [32-0000] Part 33—'Release of Covenant/Profit a prendre [33-0000] Part 34—'Extinguishment of Building Management Statements [36-0000] Part 39—12-Igh-density Development Easement [40-0000] Part 4		
Part 11—Caveat [11-0000] Part 12—Request to Register Writ of Execution [12-0000] Part 13—Amendment of Lease, Easement, Mortgage, Covenant, Profit a prendre or Building [13-0000] Management Statement [14-0000] Part 14—General Request [14-0000] Part 15—²Request for Amalgamation [15-0000] Part 16—Request to Register Power of Attorney or Revocation of Power of Attorney [16-0000] Part 12—Schedule, Enlarged Panel, Additional Page, Declaration or Standard Terms Document [20-000] Part 23—Priority Notice, Extension of Priority Notice and Withdrawal of Priority Notice [23-0000] Part 24—Property Information (Transfer) and Property Information (Transmission Application) [24-0000] Part 25—'Foreign Ownership Information [25-0000] Part 30—Mortgage Priority [30-000] Part 31—Covenants [31-0000] Part 31—Covenants [32-0000] Part 34—'Extinguishment of Building Management Statements [32-0000] Part 33—'Release of Covenant/Profit a prendre [33-0000] Part 34—'Extinguishment of Building Management Statements [36-0000] Part 39—12-Igh-density Development Easement [40-0000] Part 4	Part 10—¹Surrender of Easement	. [10-0000]
Part 13—Amendment of Lease, Easement, Mortgage, Covenant, Profit a prendre or Building [13-0000] Part 14—General Request [14-0000] Part 15—?Request for Amalgamation [15-0000] Part 16—Request to Register Power of Attorney or Revocation of Power of Attorney [16-0000] Part 18—General Consent [18-0000] Part 20—Schedule, Enlarged Panel, Additional Page, Declaration or Standard Terms Document [20-0000] Part 21—'Plans and Associated Documents [21-0000] Part 23—'Priority Notice, Extension of Priority Notice and Withdrawal of Priority Notice [23-0000] Part 24—Property Information (Transfer) and Property Information (Transmission Application) [24-0000] Part 25—'Foreign Ownership Information [25-0000] Part 29—'Profit a prendre [29-0000] Part 31—'Covenants [30-0000] Part 33—'Belease of Covenant/Profit a prendre [33-0000] Part 34—'Extinguishment of Building Management Statements [34-0000] Part 34—'Extinguishment of Building Management Statements [34-0000] Part 37—'Surrender of Carbon Abatement Interest [37-0000] Part 39—'2-Vigh-density Development Easement [40-0000] Part 40—'2-Surrender of High-density Development Eas		
Management Statement. [13-0000] Part 14—General Request. [14-0000] Part 15—2 Request for Amalgamation [15-0000] Part 16—Request to Register Power of Attorney or Revocation of Power of Attorney [16-0000] Part 28—General Consent. [18-0000] Part 29—Schedule, Enlarged Panel, Additional Page, Declaration or Standard Terms Document [20-0000] Part 21—'Plans and Associated Documents [21-0000] Part 24—Property Information of Priority Notice and Withdrawal of Priority Notice [23-0000] Part 25—'Foreign Ownership Information [25-0000] Part 25—'Foreign Ownership Information [25-0000] Part 30—'Profit a prendre [29-0000] Part 31—'Covenants [31-0000] Part 32—'Building Management Statements [32-0000] Part 33—'Release of Covenant/Profit a prendre [33-0000] Part 34—'Extinguishment of Building Management Statements [34-0000] Part 35—'Surrender of Carbon Abatement Interest [36-0000] Part 37—'Surrender of Carbon Abatement Interest [39-0000] Part 34—'2-Surrender of High-density Development Easement [40-0000] Part 45—'2-Community Title Schemes [45-0000] Part 50—Corporations and Companies <td>Part 12—Request to Register Writ of Execution</td> <td>. [12-0000]</td>	Part 12—Request to Register Writ of Execution	. [12-0000]
Part 14—General Request [14-0000] Part 15—2Request for Amalgamation [15-0000] Part 16—Request to Register Power of Attorney or Revocation of Power of Attorney [16-0000] Part 18—General Consent [18-0000] Part 20—Schedule, Enlarged Panel, Additional Page, Declaration or Standard Terms Document [20-0000] Part 21—1Plans and Associated Documents [21-0000] Part 24—Property Information (Transfer) and Property Information (Transmission Application) [24-0000] Part 25—1Foreign Ownership Information [25-0000] Part 29—1Profit a prendre [29-0000] Part 30—Mortgage Priority [30-0000] Part 33—1Covenants [31-0000] Part 33—1Release of Covenant/Profit a prendre [33-0000] Part 33—1Release of Covenant/Profit a prendre [33-0000] Part 34—1Extinguishment of Building Management Statements [34-0000] Part 39—12High-density Development Easement [37-0000] Part 40—12Surrender of Carbon Abatement Interest [36-0000] Part 49—2 3Water Allocations [49-0000] Part 59—Corporations and Companies [50-0000] Part 59—Forms [59-0000] Part 59—Fo	Part 13—Amendment of Lease, Easement, Mortgage, Covenant, Profit a prendre or Building	
Part 15—2Request for Amalgamation [15-0000] Part 16—Request to Register Power of Attorney or Revocation of Power of Attorney [16-0000] Part 18—General Consent [18-0000] Part 20—Schedule, Enlarged Panel, Additional Page, Declaration or Standard Terms Document [20-0000] Part 21—Plans and Associated Documents [21-0000] Part 23—2Priority Notice, Extension of Priority Notice and Withdrawal of Priority Notice [23-0000] Part 24—Property Information (Transfer) and Property Information (Transmission Application) [24-0000] Part 25—4Proreign Ownership Information [25-0000] Part 29—4Profit a prendre [29-0000] Part 30—Mortgage Priority [30-0000] Part 32—4Building Management Statements [31-0000] Part 33—4Release of Covenant/Profit a prendre [33-0000] Part 34—4Extinguishment of Building Management Statements [34-0000] Part 35—4Carbon Abatement Interest [36-0000] Part 39—42Iigh-density Development Easement [39-0000] Part 40—12Surrender of Carbon Abatement Interest [39-0000] Part 45—2-3Water Allocations [49-0000] Part 45—2-3Water Allocations [49-0000] Part 50—Corporatio	Management Statement	. [13-0000]
Part 16—Request to Register Power of Attorney or Revocation of Power of Attorney [16-0000] Part 18—General Consent [18-0000] Part 20—Schedule, Enlarged Panel, Additional Page, Declaration or Standard Terms Document [20-0000] Part 21—'Plans and Associated Documents [21-0000] Part 23—'Priority Notice, Extension of Priority Notice and Withdrawal of Priority Notice [23-0000] Part 24—Property Information (Transfer) and Property Information (Transmission Application) [24-0000] Part 25—'Foreign Ownership Information [25-0000] Part 29—'Profit a prendre [29-0000] Part 30—Mortgage Priority [30-0000] Part 31—'Covenants [31-0000] Part 32—'Building Management Statements [32-0000] Part 34—'Extinguishment of Building Management Statements [33-0000] Part 34—'Extinguishment of Building Management Statements [34-0000] Part 37—'Surrender of Carbon Abatement Interest [36-0000] Part 39—'2-High-density Development Easement [39-0000] Part 49—2-3 Water Allocations [45-0000] Part 49—2-3 Water Allocations [50-0000] Part 50—Corporations and Companies [50-0000] Part 50—Corporation	Part 14—General Request	. [14-0000]
Part 18—General Consent [18-0000] Part 20—Schedule, Enlarged Panel, Additional Page, Declaration or Standard Terms Document [20-0000] Part 21—¹Plans and Associated Documents [21-0000] Part 23—²Priority Notice, Extension of Priority Notice and Withdrawal of Priority Notice [23-0000] Part 24—Property Information (Transfer) and Property Information (Transmission Application) [24-0000] Part 25—¹Foreign Ownership Information [25-0000] Part 29—¹Profit a prendre [29-0000] Part 30—Mortgage Priority [30-0000] Part 31—¹Covenants [31-0000] Part 32—¹Building Management Statements [32-0000] Part 33—¹Release of Covenant/Profit a prendre [33-0000] Part 34—¹Extinguishment of Building Management Statements [34-0000] Part 34—¹Extinguishment of Building Management Statements [34-0000] Part 35—¹Surrender of Carbon Abatement Interest [36-0000] Part 37—¹Surrender of Carbon Abatement Interest [37-0000] Part 49—¹2Surrender of High-density Development Easement [40-0000] Part 49—².²Water Allocations [45-0000] Part 50—Corporations and Companies [50-0000] Part 50—Administrative Ad	Part 15—²Request for Amalgamation	. [15-0000]
Part 20—Schedule, Enlarged Panel, Additional Page, Declaration or Standard Terms Document [20-0000] Part 21—¹Plans and Associated Documents [21-0000] Part 23—²Priority Notice, Extension of Priority Notice and Withdrawal of Priority Notice [23-0000] Part 24—Property Information (Transfer) and Property Information (Transmission Application) [24-0000] Part 25—¹Foreign Ownership Information [25-0000] Part 29—¹Profit a prendre [29-0000] Part 30—Mortgage Priority [30-0000] Part 31—¹Covenants [31-0000] Part 32—¹Building Management Statements [32-0000] Part 33—¹Release of Covenant/Profit a prendre [33-0000] Part 34—¹Extinguishment of Building Management Statements [34-0000] Part 34—¹Extinguishment of Building Management Statements [34-0000] Part 37—¹Surrender of Carbon Abatement Interest [36-0000] Part 37—¹Surrender of High-density Development Easement [37-0000] Part 40—¹-2Surrender of High-density Development Easement [45-0000] Part 50—Corporations and Companies [50-0000] Part 50—Corporations and Companies [50-0000] Part 50—Administrative Advices [52-0000] Par	Part 16—Request to Register Power of Attorney or Revocation of Power of Attorney	. [16-0000]
Part 21—¹Plans and Associated Documents [21-0000] Part 23—²Priority Notice, Extension of Priority Notice and Withdrawal of Priority Notice [23-0000] Part 24—Property Information (Transfer) and Property Information (Transmission Application) [24-0000] Part 25—¹Foreign Ownership Information [25-0000] Part 29—¹Profit a prendre [29-0000] Part 30—Mortgage Priority [30-0000] Part 32—¹Building Management Statements [31-0000] Part 33—¹Release of Covenant/Profit a prendre [33-0000] Part 34—¹Extinguishment of Building Management Statements [34-0000] Part 37—¹Surrender of Carbon Abatement Interest [36-0000] Part 39—¹2-High-density Development Easement [39-0000] Part 40—¹2-Surrender of High-density Development Easement [40-0000] Part 49—².³ Water Allocations [45-0000] Part 50—Corporations and Companies [50-0000] Part 52—Administrative Advices [52-0000] Part 59—Forms [59-0000] Part 60—Miscellaneous [60-0000] Part 61—Witnessing and Execution of Instruments or Documents [61-0000]	Part 18—General Consent	. [18-0000]
Part 23—2Priority Notice, Extension of Priority Notice and Withdrawal of Priority Notice. [23-0000] Part 24—Property Information (Transfer) and Property Information (Transmission Application). [24-0000] Part 25—1Foreign Ownership Information. [25-0000] Part 29—1Profit a prendre. [29-0000] Part 30—Mortgage Priority. [30-0000] Part 32—1Building Management Statements. [31-0000] Part 33—1Release of Covenant/Profit a prendre. [33-0000] Part 34—1Extinguishment of Building Management Statements. [34-0000] Part 36—1Carbon Abatement Interest. [36-0000] Part 39—12-High-density Development Easement. [39-0000] Part 40—12-Surrender of Carbon Abatement Interest. [39-0000] Part 40—12-Surrender of High-density Development Easement. [40-0000] Part 49—2-3 Water Allocations. [45-0000] Part 50—Corporations and Companies. [50-0000] Part 52—Administrative Advices. [51-0000] Part 59—Forms. [59-0000] Part 60—Miscellaneous. [60-0000] Part 61—Witnessing and Execution of Instruments or Documents. [61-0000]	Part 20—Schedule, Enlarged Panel, Additional Page, Declaration or Standard Terms Document	. [20-0000]
Part 24—Property Information (Transfer) and Property Information (Transmission Application) [24-0000] Part 25—1Foreign Ownership Information [25-0000] Part 29—1Profit a prendre [29-0000] Part 30—Mortgage Priority [30-0000] Part 31—1*Covenants [31-0000] Part 32—1*Building Management Statements [32-0000] Part 33—1*Release of Covenant/Profit a prendre [33-0000] Part 34—1*Extinguishment of Building Management Statements [34-0000] Part 36—1*Carbon Abatement Interest [36-0000] Part 37—1*Surrender of Carbon Abatement Interest [37-0000] Part 39—1*2High-density Development Easement [39-0000] Part 40—1*2Surrender of High-density Development Easement [40-0000] Part 49—2*** 3Water Allocations [45-0000] Part 49—2*** 3Water Allocations [49-0000] Part 50—Corporations and Companies [50-0000] Part 52—Administrative Advices [52-0000] Part 59—Forms [59-0000] Part 60—Miscellaneous [60-0000] Part 61—Witnessing and Execution of Instruments or Documents [61-0000]	Part 21—¹Plans and Associated Documents	. [21-0000]
Part 25—1Foreign Ownership Information [25-0000] Part 29—1Profit a prendre [29-0000] Part 30—Mortgage Priority [30-0000] Part 31—1Covenants [31-0000] Part 32—1Building Management Statements [32-0000] Part 33—1Release of Covenant/Profit a prendre [33-0000] Part 34—1Extinguishment of Building Management Statements [34-0000] Part 36—1Carbon Abatement Interest [36-0000] Part 37—1Surrender of Carbon Abatement Interest [37-0000] Part 39—1-2High-density Development Easement [39-0000] Part 40—1-2Surrender of High-density Development Easement [40-0000] Part 45—1-2Community Title Schemes [45-0000] Part 49—2-3Water Allocations [49-0000] Part 50—Corporations and Companies [50-0000] Part 51—Trusts [51-0000] Part 52—Administrative Advices [52-0000] Part 60—Miscellaneous [60-0000] Part 60—Miscellaneous [60-0000] Part 60—Witnessing and Execution of Instruments or Documents [61-0000]	Part 23—2Priority Notice, Extension of Priority Notice and Withdrawal of Priority Notice	. [23-0000]
Part 29—¹Profit a prendre [29-0000] Part 30—Mortgage Priority [30-0000] Part 31—¹Covenants [31-0000] Part 32—¹Building Management Statements [32-0000] Part 33—¹Release of Covenant/Profit a prendre [33-0000] Part 34—¹Extinguishment of Building Management Statements [34-0000] Part 36—¹Carbon Abatement Interest [36-0000] Part 37—¹Surrender of Carbon Abatement Interest [37-0000] Part 39—¹²High-density Development Easement [39-0000] Part 40—¹²Surrender of High-density Development Easement [40-0000] Part 45—¹²Community Title Schemes [45-0000] Part 49—²³Water Allocations [49-0000] Part 50—Corporations and Companies [50-0000] Part 52—Administrative Advices [51-0000] Part 59—Forms [59-0000] Part 60—Miscellaneous [60-0000] Part 60—Miscellaneous [60-0000] Part 61—Witnessing and Execution of Instruments or Documents [61-0000]	Part 24—Property Information (Transfer) and Property Information (Transmission Application)	. [24-0000]
Part 30—Mortgage Priority. [30-0000] Part 31—¹Covenants [31-0000] Part 32—¹Building Management Statements [32-0000] Part 33—¹Release of Covenant/Profit a prendre [33-0000] Part 34—¹Extinguishment of Building Management Statements [34-0000] Part 36—¹Carbon Abatement Interest [36-0000] Part 37—¹Surrender of Carbon Abatement Interest [37-0000] Part 39—¹.²High-density Development Easement [39-0000] Part 40—¹.²Surrender of High-density Development Easement [40-0000] Part 45—¹.²Community Title Schemes [45-0000] Part 49—².³Water Allocations [49-0000] Part 50—Corporations and Companies [50-0000] Part 51—Trusts [51-0000] Part 52—Administrative Advices [52-0000] Part 59—Forms [59-0000] Part 60—Miscellaneous [60-0000] Part 61—Witnessing and Execution of Instruments or Documents [61-0000]	Part 25—¹Foreign Ownership Information	. [25-0000]
Part 31—¹Covenants [31-0000] Part 32—¹Building Management Statements [32-0000] Part 33—¹Release of Covenant/Profit a prendre [33-0000] Part 34—¹Extinguishment of Building Management Statements [34-0000] Part 36—¹Carbon Abatement Interest [36-0000] Part 37—¹Surrender of Carbon Abatement Interest [37-0000] Part 39—¹²High-density Development Easement [39-0000] Part 40—¹²Surrender of High-density Development Easement [40-0000] Part 45—¹²Community Title Schemes [45-0000] Part 49—²³Water Allocations [49-0000] Part 50—Corporations and Companies [50-0000] Part 51—Trusts [51-0000] Part 52—Administrative Advices [52-0000] Part 59—Forms [59-0000] Part 60—Miscellaneous [60-0000] Part 61—Witnessing and Execution of Instruments or Documents [61-0000]	Part 29—¹Profit a prendre	. [29-0000]
Part 32—¹Building Management Statements [32-0000] Part 33—¹Release of Covenant/Profit a prendre [33-0000] Part 34—¹Extinguishment of Building Management Statements [34-0000] Part 36—¹Carbon Abatement Interest [36-0000] Part 37—¹Surrender of Carbon Abatement Interest [37-0000] Part 39—¹²High-density Development Easement [39-0000] Part 40—¹²Surrender of High-density Development Easement [40-0000] Part 45—¹¹²Community Title Schemes [45-0000] Part 49—²¹³Water Allocations [49-0000] Part 50—Corporations and Companies [50-0000] Part 51—Trusts [51-0000] Part 52—Administrative Advices [52-0000] Part 59—Forms [59-0000] Part 60—Miscellaneous [60-0000] Part 61—Witnessing and Execution of Instruments or Documents [61-0000]	Part 30—Mortgage Priority	. [30-0000]
Part 33—¹Release of Covenant/Profit a prendre [33-0000] Part 34—¹Extinguishment of Building Management Statements [34-0000] Part 36—¹Carbon Abatement Interest [36-0000] Part 37—¹Surrender of Carbon Abatement Interest [37-0000] Part 39—¹2High-density Development Easement [39-0000] Part 40—¹2Surrender of High-density Development Easement [40-0000] Part 45—¹,²Community Title Schemes [45-0000] Part 49—²,³Water Allocations [49-0000] Part 50—Corporations and Companies [50-0000] Part 51—Trusts [51-0000] Part 52—Administrative Advices [52-0000] Part 59—Forms [59-0000] Part 60—Miscellaneous [60-0000] Part 61—Witnessing and Execution of Instruments or Documents [61-0000]	Part 31—¹Covenants	. [31-0000]
Part 34—¹Extinguishment of Building Management Statements [34-0000] Part 36—¹Carbon Abatement Interest [36-0000] Part 37—¹Surrender of Carbon Abatement Interest [37-0000] Part 39—¹.2High-density Development Easement [39-0000] Part 40—¹.2Surrender of High-density Development Easement [40-0000] Part 45—¹.2Community Title Schemes [45-0000] Part 49—².3Water Allocations [49-0000] Part 50—Corporations and Companies [50-0000] Part 51—Trusts [51-0000] Part 52—Administrative Advices [52-0000] Part 59—Forms [59-0000] Part 60—Miscellaneous [60-0000] Part 61—Witnessing and Execution of Instruments or Documents [61-0000]	Part 32—¹Building Management Statements	. [32-0000]
Part 36—¹Carbon Abatement Interest [36-0000] Part 37—¹Surrender of Carbon Abatement Interest [37-0000] Part 39—¹.2High-density Development Easement [39-0000] Part 40—¹.2Surrender of High-density Development Easement [40-0000] Part 45—¹.2Community Title Schemes [45-0000] Part 49—².3Water Allocations [49-0000] Part 50—Corporations and Companies [50-0000] Part 51—Trusts [51-0000] Part 52—Administrative Advices [52-0000] Part 59—Forms [59-0000] Part 60—Miscellaneous [60-0000] Part 61—Witnessing and Execution of Instruments or Documents [61-0000]	Part 33—¹Release of Covenant/Profit a prendre	. [33-0000]
Part 37—¹Surrender of Carbon Abatement Interest [37-0000] Part 39—¹²High-density Development Easement [39-0000] Part 40—¹²Surrender of High-density Development Easement [40-0000] Part 45—¹²Community Title Schemes [45-0000] Part 49—²³Water Allocations [49-0000] Part 50—Corporations and Companies [50-0000] Part 51—Trusts [51-0000] Part 52—Administrative Advices [52-0000] Part 59—Forms [59-0000] Part 60—Miscellaneous [60-0000] Part 61—Witnessing and Execution of Instruments or Documents [61-0000]	Part 34—¹Extinguishment of Building Management Statements	. [34-0000]
Part 39—1.2High-density Development Easement [39-0000] Part 40—1.2Surrender of High-density Development Easement [40-0000] Part 45—1.2Community Title Schemes [45-0000] Part 49—2.3Water Allocations [49-0000] Part 50—Corporations and Companies [50-0000] Part 51—Trusts [51-0000] Part 52—Administrative Advices [52-0000] Part 59—Forms [59-0000] Part 60—Miscellaneous [60-0000] Part 61—Witnessing and Execution of Instruments or Documents [61-0000]	Part 36—¹Carbon Abatement Interest	. [36-0000]
Part 40—1.2Surrender of High-density Development Easement [40-0000] Part 45—1.2Community Title Schemes [45-0000] Part 49—2.3Water Allocations [49-0000] Part 50—Corporations and Companies [50-0000] Part 51—Trusts [51-0000] Part 52—Administrative Advices [52-0000] Part 59—Forms [59-0000] Part 60—Miscellaneous [60-0000] Part 61—Witnessing and Execution of Instruments or Documents [61-0000]	Part 37—1Surrender of Carbon Abatement Interest	. [37-0000]
Part 45—1.2 Community Title Schemes [45-0000] Part 49—2.3 Water Allocations [49-0000] Part 50—Corporations and Companies [50-0000] Part 51—Trusts [51-0000] Part 52—Administrative Advices [52-0000] Part 59—Forms [59-0000] Part 60—Miscellaneous [60-0000] Part 61—Witnessing and Execution of Instruments or Documents [61-0000]	Part 39—12High-density Development Easement	. [39-0000]
Part 49—2,3Water Allocations [49-0000] Part 50—Corporations and Companies [50-0000] Part 51—Trusts [51-0000] Part 52—Administrative Advices [52-0000] Part 59—Forms [59-0000] Part 60—Miscellaneous [60-0000] Part 61—Witnessing and Execution of Instruments or Documents [61-0000]	Part 40—1.2Surrender of High-density Development Easement	. [40-0000]
Part 50—Corporations and Companies [50-0000] Part 51—Trusts [51-0000] Part 52—Administrative Advices [52-0000] Part 59—Forms [59-0000] Part 60—Miscellaneous [60-0000] Part 61—Witnessing and Execution of Instruments or Documents [61-0000]	Part 45—1,2Community Title Schemes	. [45-0000]
Part 51—Trusts [51-0000] Part 52—Administrative Advices [52-0000] Part 59—Forms [59-0000] Part 60—Miscellaneous [60-0000] Part 61—Witnessing and Execution of Instruments or Documents [61-0000]	Part 49— ^{2, 3} Water Allocations	. [49-0000]
Part 52—Administrative Advices [52-0000] Part 59—Forms [59-0000] Part 60—Miscellaneous [60-0000] Part 61—Witnessing and Execution of Instruments or Documents [61-0000]	Part 50—Corporations and Companies	. [50-0000]
Part 59—Forms [59-0000] Part 60—Miscellaneous [60-0000] Part 61—Witnessing and Execution of Instruments or Documents [61-0000]	Part 51—Trusts	. [51-0000]
Part 60—Miscellaneous	Part 52—Administrative Advices	. [52-0000]
Part 61—Witnessing and Execution of Instruments or Documents	Part 59—Forms	. [59-0000]
Part 61—Witnessing and Execution of Instruments or Documents	Part 60—Miscellaneous	. [60-0000]
Port 62 a Conveyancing	Part 61—Witnessing and Execution of Instruments or Documents	. [61-0000]
Part 62—eConveyanding[62-0000]	Part 62—eConveyancing	. [62-0000]

Note¹—This part does not apply to water allocations.

Note²—This part does not apply to State land.

Note³—This part does not apply to freehold land.

Introduction

The Land Title Practice Manual provides information and guidance to industry practitioners conducting business with the Titles Registry (also known as the Land Registry and the Titles Office).

Section 9A of the *Land Title Act 1994* gives statutory recognition to the Land Title Practice Manual.

The manual is divided into parts, which are generally numbered according to the relevant registry form. For example, part 18 relates to *Form 18—General consent*.

However, the following parts are not numbered according to a registry form:

- Part 2 Mortgage (National Mortgage Form);
- Part 23 Priority Notice Form, Extension of Priority Notice Form and Withdrawal of Priority Notice Form; and
- the parts numbered 45 and onwards which deal with particular subject areas which impact on a broad range of forms and titling transactions.

Each part that deals with a registry form is divided into the following sections:

- (a) general law—relevant principles of law applicable to the titling transaction(s) contemplated by the form
- (b) practice—requirements for lodgement of the form
- (c) form—general requirements for the form and attachments, an itemised guide for completion of the form and some example(s)
- (d) case law—some relevant references
- (e) fees—references to prescribed fees for lodgement of the form
- (f) cross referencing and further reading.

References to statutes, rules and regulations are Queensland-specific unless stated otherwise. Statutes and regulations are those in force at the time of the manual's publication.

The examples throughout the manual are by way of illustration only, and names are fictitious. Any similarity to the name of any person (living or dead) is purely coincidental.

The Titles Registry is committed to respecting, protecting and promoting human rights. Under the *Human Rights Act 2019*, the Titles Registry has an obligation to act and make decisions in a way that is compatible with human rights and, when making a decision, to give proper consideration to human rights. To the extent an act or decision under this document may engage human rights under the Human Rights Act, regard will be had to that Act in undertaking the act or making the decision.