

SUBSIDIARY LEGISLATION

LAND REGISTRY ACT (COMMENCEMENT OF SECTION 43) O. 24/1968 ORDER

made under section 1(2)

1. This Order may be cited as the Land Registry Act (Commencement of section 43) Order. Citation and commencement.
2. Section 43 of the Land Registry Act shall come into force at the commencement of this Order in the areas described in the Schedule. Application.

SCHEDULE

1. The area known as Block "A" comprising 130 (one hundred and thirty) acres being a part of a parcel of land comprising fields numbers 15 (fifteen) to 31 (thirty-one) inclusive, having an area of 180.084 (one hundred and eighty decimal nought eight four) acres shown and defined on a plan of Plantation Ruimveldt (South), East Bank Demerara River, by Edward G. Thompson, Sworn Land Surveyor, dated 9th September, 1965, and deposited in the Deeds Registry at Georgetown on the 14th day of December, 1965; the said Block "A" is shown and defined on a plan by C.S. Spence, Sworn Land Surveyor, dated 14th June, 1967, and deposited in the Deeds Registry at Georgetown on the 24th day of August, 1967.

2. A portion of land of 46.02 acres at Vryman's Erven, New Amsterdam, Berbice, being a part of Grant No. 2228 and shown on a plan by R. N. Mangar dated 31st July, 1967, and deposited in the Lands Department, Georgetown, as No. 12567, commencing from a concrete paal marked J.T.S. at the junction with Savannah Road and Vryheid Street and its boundaries extending thence N 170° 41' 38" (true) 34.38 feet, thence N 200° 18' 23" (true) 152.50 feet, thence N 108° 28' 00" (true) 1486.17 feet, thence N 17° 53' 27" (true) 1203.50 feet, thence N 302° 00' 27" (true) 1482.43 feet to the point of commencement.

LAND REGISTRY (REGISTRATION AREAS) ORDER

made under section 17(1)

1. This Order may be cited as the Land Registry (Registration Areas) Order. Citation.

L.R.O. 1/1973

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Designation
of areas.

2. The areas set out in the Schedule are hereby designated as registration areas.

SCHEDULE

REGISTRATION AREAS

BERBICE

O. 62/1963 1. That area of land being the first depth of Plantation Bush Lot also called Lot 27 situate on the Corentyne Coast in the County of Berbice and bounded as follows:

On the North: by the Atlantic Ocean
On the South: by the second depth of Plantation Bush Lot or No. 27 held under Licence of Occupancy No. A2610
On the East: by the Government Ketting
On the West: by the Government Ketting

and containing an area of 530.10 English Acres (500 Rhymland Acres) as shown on a plan by J. A. P. Bowhill (Sworn Land Surveyor) dated 16th February, 1918, and recorded in the Lands Department as plan No. 2600.

O. 37/1968 2. Lots Nos. 0, 1 and 2 (commonly known as Courtland) situate on the Corentyne Coast of the County of Berbice and bounded as follows:

On the North: by the Atlantic Ocean
On the South: by the Grand Canal
On the East: by Fyrish or Lot No. 3, Corentyne Coast, Berbice
On the West: by Gibraltar or Lot No. 39

O. 36/1968 3. Gibraltar or Lot 39, situate on the Corentyne Coast of the County of Berbice and bounded as follows:

On the North: by the Atlantic Ocean
On the South: by the Grand Canal
On the East: by Lots Nos. 0, 1 and 2 (commonly known as Courtland), Corentyne Coast, Berbice
On the West: by Borlam or Lot No. 37

O. 56/1964 4. The eastern half of an area of land known as Plantation Susanah, situate on the East Coast of Berbice and bounded as follows:

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- On the North: by the Atlantic Ocean
- On the South: by the northern edge of the Grand Canal reserve
- On the East: by the common boundary along the side line dam between the eastern half of Plantation Susannah and Plantation Bohemia
- On the West: by the common boundary between the eastern half of Plantation Susannah and the western half of Plantation Susannah

5. Plantation Sandvoort situate on the left bank Canje River in the County of Berbice and bounded as follows: O. 8/1970

- On the North: by the Canje River
- On the South: by State lands
- On the East: by Plantation Rising Sun
- On the West: by Plantation Lochaber and State lands

6. Plantation Glasgow situate on the right bank Berbice River in the County of Berbice and bounded as follows: O. 9/1970

- On the North: by Plantation Providence
- On the South: by State lands
- On the East: by Plantation Providence and State lands
- On the West: by the Berbice River and Plantation Edinburgh

7. Plantation Germania situate on the right bank Berbice River in the County of Berbice and bounded as follows: O. 7/1970

- On the North: by Plantation Augsburg
- On the South: by Plantation Mara
- On the East: by State lands
- On the West: by the Berbice River

8. The area of land known as Lighttown and Macaw, the said area of land being situated on the right bank Berbice River in the County of Berbice and bounded as follows: O. 5/1970

- On the North: by the Berbice River
- On the South: by the southern boundary of the Reserve for the Macaw Canal
- On the East: by Plantation Highbury and State lands and Plantation Plegt Anker
- On the West: by the Berbice River

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- O. 6/1970 9. Plantation Fearn situate on the left bank Berbice River in the County of Berbice and bounded as follows—
- On the North: by Plantation Dankbarheid
 On the South: by Plantation Rossfield
 On the East: by the Berbice River
 On the West: by State lands
- O. 22/1967 10. Lot No. 4 or Plantation Edderton situate on the West Coast of the County of Berbice and bounded as follows:
- On the North: by the boundary between Lot No. 4 or Edderton and Lot No. 5 or Zee Lust
 On the South: by the boundary between Lot No. 3 or Mon Choisi and Lot No. 4 or Edderton
 On the East: by the Atlantic Ocean
 On the West: at a point where the southern boundary of Lot No. 5 or Zee Lust and the northern boundary of Lot No. 3 or Mon Choisi meet
- O. 23/1967 11. Lot No. 5 or Plantation Zee Lust situate on the West Coast of the County of Berbice and bounded as follows:
- On the North: by the boundary between Lot No. 5 or Zee Lust and Lot No. 6 or Bel Air
 On the South: by the boundary between Lot No. 4 or Edderton and Lot No. 5 or Zee Lust
 On the East: by the Atlantic Ocean
 On the West: by State lands
- O. 18/1961 12. Lot No. 8 also known as Plantation Inverness situate on the West Coast of the County of Berbice, as described in a diagram dated 25th February, 1846, by William Downer, Sworn Land Surveyor, and bounded as follows:
- On the North: by the common boundary between Lot No. 9 also known as Plantation Expectation and Lot No. 8 also known as Plantation Inverness
 On the South: by the common boundary between Lot No. 8 also known as Plantation Inverness and Lot No. 7 also known as Plantation Willemstad
 On the East: by the Atlantic Ocean
 On the West: by State lands

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13. Lot No. 9 or Plantation Expectation situate on the West Coast of the County of Berbice, as described in a diagram dated 25th February, 1846, by William Downer, Sworn Land Surveyor, and bounded as follows: O. 84/1960

- On the North: by the common boundary between Lot No. 10 or Friends Retreat and Lot No. 9
- On the South: by the common boundary between Lot No. 8 and Lot No. 9
- On the East: by the Atlantic Ocean
- On the West: by State lands

14. Lot No. 10 also known as Plantation Woodlands and Plantation Friends Retreat, situate on the West Coast of the County of Berbice and bounded as follows: O. 17/1961

- On the North: by the common boundary between Lot No. 11 also known as Plantation Woodley Park and Plantation Woodlands being the northern portion of Lot No. 10
- On the South: by the common boundary between Plantation Friends Retreat being the southern portion of Lot No. 10 and Lot No. 9 also known as Plantation Expectation
- On the East: by the Atlantic Ocean
- On the West: by State lands

15. The Leeward half of the Plantation formerly called Two Friends or the Windward half of the centre one-third part of Plantation Lots numbers Eleven and Twelve, situate on the West Sea Coast of the County of Berbice; comprising an area of approximately 134 acres and bounded as follows: O. 85/1960

- On the North: by the common boundary between the Windward Third of Lots Nos. 11 and 12 also known as and called Waterloo and the Windward Half of Centre Third of Lots Nos. 11 and 12
- On the South: by the common boundary between Lot No. 11 and Lot No. 12
- On the East: by the Atlantic Ocean
- On the West: by the common boundary between the Windward Half of the Centre Third of Lots Nos. 11 and 12 and Lot No. 14 as shown on a plan by Frank Fowler, Sworn Land Surveyor, dated the 19th July, 1900, and recorded in the Lands Department as Plan No. 1221

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Land Registry (Registration Areas) Order

- O. 19/1961 16. Plantation Trafalgar situate on the West Coast of the County of Berbice and bounded as follows:
- On the North: by the common boundary between Plantation Trafalgar and Plantation Union
 - On the South: by the common boundary between Plantation Trafalgar and Lot No. 27 also known as Plantation Onverwagt
 - On the East: by the Atlantic Ocean
 - On the West: by State lands
- O. 90/1960 17. Commencing at the point where the common boundary between Plantations Union and Trafalgar meets the shore line of the Atlantic Ocean, and extending thence in a south westerly direction along the said common boundary of Plantation Union and Trafalgar to the back boundary of Plantation Union, thence in a north-westerly direction along the back boundaries of Plantations Union, Tempe, Britannia, Chester, Yeovil and Ross thence in a north-easterly direction along the common boundary between plantations Ross and Brahn to the shore line of the Atlantic Ocean, and thence in a south-easterly direction along the shore line of the Atlantic Ocean to the point of commencement.
- O. 4/1970 18. Plantation Kingelly, situate on the West Coast of the County of Berbice and bounded as follows:
- On the North: by the Atlantic Ocean
 - On the South: by State lands
 - On the East: by Plantation Brahn
 - On the West: by Plantation Phoenix

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- O. 24/1964 1. An area of land known as Plantation Calcutta, situate on the East Coast of Demerara and bounded as follows:
- On the North: by State land bordering the Atlantic Ocean
 - On the South: by State land held under Lease No. A 3084
 - On the East: by Plantation Catherine
 - On the West: by Plantation Recess
- O. 10/1970 2. The area of land extending from Cambridge to Helena No. 1 (inclusive), the said area being situated on the left bank of the Mahaica River and bounded as follows:
- On the North: by the northern boundary of Cambridge
 - On the South: by the southern boundary of Helena No. 1

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On the East: by the Mahaica River
On the West: by the Shanks Canal

3. Plantation Bachelor's Adventure situate on the East Sea Coast of the County of Demerara and bounded as follows: O. 41/1961

On the North: by the Atlantic Ocean
On the South: by State lands held under Licence No. 2758
On the East: by Plantation Paradise
On the West: by the Company Path between Plantations Bachelor's Adventure and Elizabeth Hall

4. Plantations Buxton and Friendship situate on the East Sea Coast of the County of Demerara and bounded as follows: O. 70/1962

On the North: by the Atlantic Ocean
On the South: by lands held under Grant No. 4592 by the Village Council of Buxton and Friendship
On the East: by the common boundary between Plantations Friendship and Vigilance and State lands held under Licence No. 99 by the proprietors of Vigilance
On the West: by the common boundary between Plantations Buxton and La Reconnaissance and State lands held under Licence No. 2754 by the proprietors of Lusignan *cum annexis*

5. That area of land being a portion of the front lands of Section "A" Plantation Beterverwagting, situate to the north of the East Coast Public Road, and west of the road between Beterverwagting and Triumph, on the East Coast of Demerara, in the County of Demerara, and bounded as follows: O. 71/1962

Commencing at a concrete paal branded M.K.S. at the south-western corner, 68.0 feet from the centre line of the East Coast Public Road, thence on a bearing S 62° 19' 40" E (true) for a distance of 455.3 feet, thence N 15° 27' 50" E (true) for a distance of 450.0 feet; thence N 74° 32' 10" W (true) for the distance of 445.0 feet, thence S 15° 27' 50" W (true) for a distance of 353.7 feet to the point of commencement; having by measurement an area of 4.1051 acres or 178,823.6 sq. ft as demarcated and shown bordered red on the plan by the Sworn Land Surveyor Mohamed K. Shaheed dated the 13th day of March, 1957, and recorded in the Lands Department on the 2nd day of April, 1957, as plan No. 7840, and deposited in the Deeds Registry on the 5th day of June, 1957, without the buildings and erections thereon.

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- O. 17/1967 6. An area of land being a portion of Plantation Beterverwagting and bounded as follows:
- On the North: by the sea defence reserve
 - On the South: by the railway reserve
 - On the East: by Plantation Triumph
 - On the West: by Plantation La Bonne Intention
- save and except that portion of section "A", north of the Public Road, as shown on a plan dated 27th January, 1967, by R. N. Mangar, Sworn Land Surveyor and on record with the Lands Department as plan No. 12298.
- O. 22/1961 7. Plantation Arcadia situate on the East Bank, Demerara River and bounded as follows:
- On the North: by No. 3 Canal
 - On the South: by portions of the north boundaries of Plantation Great Diamond and Grant No. 1644 held by the Demerara Company Ltd.
 - On the East: by Plantation Mocha
 - On the West: by the back boundaries of Plantations Herstelling, Providence, Farm, Vreed-en-Rust, Covent Garden, Prospect, Diamond and portion of the eastern boundary of Plantation Great Diamond
- O. 19/1965 8. An area of land on the right bank of the Demerara River bounded as follows:
- On the North: by the southern boundary of Timehri Field
 - On the South: by the southern boundary of Lot No. 42 or Amelia's Ward
 - On the East: by State land
 - On the West: by the right bank of the Demerara River
- and comprising the following Plantations—Lot No. 42 or Amelia's Ward, Lot No. 41 or Fitz Hope, Dalgin or Lot No. 40, Adventure, Lot No. 38, Lot No. 37, Elizabeth, York, Loo Lands, Dora, Loo Lands, Uitspa, Vryheid, Warida, Endeavour, Jalousie, Susannah's Rust, Teddington, Low Wood or Hauraruni, Sans Souci, Elizabeth Ann, Uit, New St. Eustatius, Lana and Alliance.
- O. 45/1961 9. Portions of the south half of Lot No. 42 or Amelia's Ward situate on the right bank of the Demerara River and being two adjoining tracts containing an area of 61.262 acres and shown marked "A" and "B" on a plan by R. L. Dewar, Senior Government Surveyor,

dated 27th August, 1959, and recorded in the Lands Department as plan No. 8985 and bounded as follows:

On the North, by the remaining portion of the south half of
 South and Lot No. 42 or Amelia's Ward
 East:
 On the West: by the Demerara River

10. An area of land situate on the left bank of the Demerara River O. 29/1962
 in the County of Demerara:

Commencing at a point where the northern boundary of Plantation Belle Vue meets the mean low water mark of the Demerara River and extending thence in a westerly direction along the said northern boundary of Plantation Belle Vue to the extremity of the 1st depth of Plantation Belle Vue thence southwards along the extremity of the 1st depth of Plantation Belle Vue to the southern boundary of Plantation Belle Vue thence eastwards along the southern boundary of Plantation Belle Vue to the extremity of the 1st depth of Plantation Good Intent, thence along the extremities of the 1st depth of Plantation Good Intent and De Gezusters to the northern boundary of the land held under Licence of Occupancy A 38, thence eastwards along the said northern boundary of the land held under Licence of Occupancy A 38 to the extremity of the 1st depth of Plantation Goed Verwagting, thence southwards along the extremity of the 1st depth of Plantation Goed Verwagting to the southern boundary of Plantation Goed Verwagting, thence along the southern boundary of Plantation Goed Verwagting to the mean low water mark of the Demerara River, thence along the said mean low water mark of the Demerara River to the point of commencement.

Note—The said area of land comprises the plantations commonly known as Belle Vue, Good Intent, Sisters and Wales and is bounded as follows:

On the North: by the Company path between Plantations La
 Retraite and Belle Vue
 On the South: by Plantation De Jonge Rachael
 On the East: by the Demerara River
 On the West: by the extremities of the 1st depths of Planta-
 tions Belle Vue, Good Intent, De Gezusters
 and Goed Verwagting

11. An area of land situate on the left bank of the Demerara River O. 104/1959
 in the County of Demerara and bounded as follows:

Commencing at the point where the northern boundary of Plantation Jacobs Lust meets the left bank of the Demerara River, and extending thence in a westerly direction along the said northern boundary

of Plantation Jacobs Lust and its westward prolongation to the point of intersection with the western boundary of the reserve for the irrigation canal constructed under the Boerasirie Extension Project; thence in a southerly direction along the western boundary of the said reserve for the irrigation canal and its southward prolongation to the point of intersection with the westward prolongation of the southern boundary of Plantation Zorg-en-Vliet; thence in an easterly direction along the said westward prolongation and along the southern boundary of Plantation Zorg-en-Vliet to the left bank of the Demerara River; thence in a northerly direction along the left bank of the Demerara River to the point of commencement.

O. 18/1965 12. An area of land on the left bank of the Demerara River bounded as follows:

- On the North: by the southern boundary of Zorg-en-Vleit
- On the South: by the northern boundary of Lot No. 51 or Christianburg
- On the East: by the left bank of the Demerara River
- On the West: by State land

and comprising the following Plantations—Susannah's Rust, Hermansteyn, Bee Hive, Princess Carolina, Glasgow, Sand Hills, Vreedon Rust, Dunoon, Aurora or Dorchester, Good Hope, Dankberheid, Experience, Hope, Maracouba, Lands of Osbourne, Stena, Berlin, Klien Paris, Vreed-en-Hoop, Stamholder, La Resource, Certain Hope, Leyden, Sophia's Rust, De Cottagie, Uitkomst, Spring Garden, St. Jan, Richmond, Blenheim, The Bell, Herstelling, Maltha, Aan de Adventure, Suyd Beveland now called Charters, Amsterdam, Gold Hill, Lot No. 49 and Lot No. 50.

ESSEQUIBO

O. 23/1966A 1. An area of land situate on the right bank Essequibo River and bounded as follows:

- On the North: by the right bank Essequibo River
- On the South: by the northern boundary of the Naamryck/Ruby Distributary Reserve
- On the East: by the common boundary between Plantation Hydronie and Plantation Parika and its prolongation to the northern boundary of the Naamryck/Ruby Distributary Reserve
- On the West: by the common boundary between Plantation Hyde Park and Plantation Parika and its prolongation to the northern boundary of the Naamryck/Ruby Distributary Reserve

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2. Plantation Good Hope situate on the left bank of the Essequibo River in the County of Essequibo, bounded on the north by Plantation Spring Garden, on the east by the Essequibo River, on the south by the Supenaam River and on the west by State lands. O. 63/1963

3. An area of land situate on the Essequibo Coast of the County of Essequibo and bounded as follows: O.27/1966A

- On the North: by the common boundary between Plantation Westfield and Plantation Alliance
- On the South: by the northern boundary of the Company's Path between Plantation Dageraad and Plantation L'Union
- On the East: by the Atlantic Ocean
- On the West: by State land

and comprising Plantations Dageraad, Mocha and Westfield.

4. An area of land situate on the Essequibo Coast of the County of Essequibo and bounded as follows: O. 28/1966A

- On the North: by the common boundary between Plantation Three Friends and Plantation Land of Plenty
- On the South: by the common boundary between Plantation Aberdeen and Plantation Columbia
- On the East: by the Atlantic Ocean
- On the West: by State lands

and comprising Plantations Aberdeen and Three Friends.

5. An area of land situate on the Essequibo Coast of the County of Essequibo and bounded as follows: O. 29/1966A

- On the North: by the common boundary between Plantation Devonshire Castle and Plantation Walton Hall
- On the South: by the northern boundary of the Company's Path between Plantation Hampton Court and Plantation Windsor Castle
- On the East: by the Atlantic Ocean
- On the West: by State land

and comprising Plantations Hampton Court and Devonshire Castle.

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- O. 9/1964 6. An area of land on the right bank of the Pomeroon River bounded as follows:
- On the North: by the southern boundary of the Cozier Canal Reserve
 - On the South: by the southern boundary of the parcel of land held under Grant No. 2264 and its prolongation eastwards to the Atlantic Ocean
 - On the East: by the Atlantic Ocean
 - On the West: by the right bank of the Pomeroon River
- O. 1/1965 7. An area of land on the right bank of the Pomeroon River bounded as follows:
- On the North and East: by the Atlantic Ocean
 - On the South: by the southern boundary of the Cozier Canal Reserve
 - On the West: by the right bank of the Pomeroon River
- O. 10/1964 8. An area of land on the left bank of the Pomeroon River bounded as follows:
- On the North: by the northern boundary of the parcel of land held under Grant No. 3461 and its prolongation westwards.
 - On the West: by the western boundary of the parcel of land held under Grant No. 666 and its prolongation northwards, and a straight line N 348° (tr.) approximately, passing through the north-western corner of the parcel of land held under Grant No. 537
 - On the South and East: by the left bank of the Pomeroon River
- O. 2/1965 9. An area of land on the left bank of the Pomeroon River bounded as follows:
- On the North: by the Atlantic Ocean and including the parcel of land held under Grant No. 2041 at the mouth of the Pomeroon River
 - On the South: by the northern boundary of the parcel of land held under Grant No. 3461
 - On the East: by the left bank of the Pomeroon River

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On the West: by a line parallel to and about 4,500 feet inland from the left bank of the Pomeroon River, and including the parcels of land held under Grants Nos. 4712 and 3969 on the Akawinni River and Grants Nos. 3782, 3781 and 3163 on the Wakapau River

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Land Registry Rules

R. 2/1960

LAND REGISTRY RULES

made under section 159

Citation.

1. These Rules may be cited as the Land Registry Rules.

Interpretation.

2. In these Rules—

“area” means any area designated under section 17;

“mutation” means any alteration to the boundaries of a parcel as shown on the index map;

“recorded plan” includes the index map.

Registrar's report on titles.

3. For the purpose of the report on titles required by section 20, the Registrar of Deeds and the Commissioner of Lands shall furnish to the Registrar particulars of all land in the area which is—

(a) held under a registered title;

(b) held under a document of title;

(c) otherwise the property of the State;

(d) vested in any statutory authority; or

(e) affected by any instructions to pass a transport, mortgage or lease or by any writ, summation or other process, that affects or is likely to affect the title of any person to such land.

Particulars of land to be furnished to the Registrar.

4. The Registrar of Deeds and the Commissioner of Lands shall from time to time furnish to the Registrar particulars of such land in any area as may become affected by any of the matters set out in paragraph (e) of the preceding rule and thereupon the Registrar shall transmit the particulars to the Commissioner. This Rule shall cease to apply after the publication of the list referred to in section 31.

Appointment and duties of surveyors.

5. (1) The Commissioner of Lands shall at the request of the Commissioner appoint a fit person hereinafter called “the surveyor” to make a survey of the area.

(2) Subject to any general or particular directions issued by the Commissioner, the duties of the surveyor shall be as follows:

(a) he shall see that the boundaries of each separate plot of privately owned land and of public roads, rights of way, and reserves for communal and other purposes within the area are demarcated;

(b) he shall see that all unclaimed land is demarcated on behalf of the State;