

Appendix I.

REPORT OF THE LAND OFFICER FOR THE YEAR 1920.

1.—REGISTRATION.

During the year three thousand four hundred and five (3,405) Deeds and Documents were registered under the provisions of Ordinance No. 1 of 1844, affecting four thousand five hundred and twenty (4,520) lots of land. The total money consideration on sales, mortgages, surrenders and miscellaneous documents amounted to \$67,493,394.47 particulars of which are shown in Table I. The total number of documents registered in the Land Office under the provisions of Ordinance No. 1 of 1844 up to the end of 1920 was 73,665. The number of Deeds registered each year for the last ten years is shown in Table III.

2.—GRANTS OF LAND.

The total area of land sold and granted on lease during the year was 277 acres 0 rood $6\frac{2}{3}$ poles of which 207 acres 3 roods $20\frac{1}{2}$ poles was in respect of lands dealt with by the District Land Officers, the total area resumed was 75 acres 2 roods $30\frac{3}{4}$ poles being an excess of 201 acres 1 rood $16\frac{3}{4}$ poles of land granted over land resumed during the year. This is exclusive of quarries and lands let on short temporary permits by the Public Works Department. Particulars of the grants are shown on page W 1 of the Blue Book for 1920.

3.—GRANTS OF LEASES.

The number of Crown Leases granted during the year was 74 particulars of which are specified in Table II. The number of Crown Leases issued each year for the last ten years is shown in Table III.

4.—FEES.

The total amount of fees collected by Stamps, exclusive of the New Territories, during the year amounted to \$59,288.75 being \$6,803.85 more than the previous year. The amount of land registration fees in the New Territories amounted to \$4,829.50.

The amounts of fees collected under the different headings for the years 1911 to 1920 are shown in Table IV.

5.—CROWN RENT ROLL.

The total Crown Rent due in respect of leased lands in Hongkong and Kowloon (excluding certain Villages in Hongkong and Kowloon entered in the Village Rent Roll) amounted for the year ending 25th December to \$449,379.24 an increase of \$24,513.25 on the previous year. The total amount due in respect of leased lands in the Villages of Hongkong and Kowloon appearing in the Village Rent Roll for the year ending 30th September was \$3,526.45 a decrease of \$121.40 on the previous year due mainly to the resumptions at Kowloon Tong. The total number of lots of Crown Land appearing in the Rent Rolls with the Total Rents is shown in Table V.

6.—SCAVENGING LANES.

Areas for Scavenging Lanes were, in the case of seven properties, either resumed by the Crown for money payments or dedicated by the Crown Lessees as Scavenging Lanes in consideration of their being granted by the Building Authority modifications or exemptions from certain provisions of the Public Health and Buildings Ordinance, 1903, and the necessary documents were completed and registered.

7.—NOISY AND OFFENSIVE TRADES.

Twenty-nine licences were granted to Crown Lessees under the provisions of the Crown Leases to carry on Offensive trades on their premises in cases where such licences were recommended by the Sanitary Department.

8.—BUILDING COVENANTS.

In three cases applications were made by Crown Lessees for an extension of time in which to comply with the Building covenant in their Crown Leases or grants. The applications were granted on payment of penalties and the agreements completed and registered.

9.—NAVAL AND MILITARY LANDS.

The Peak Signal Station was taken over from the Admiralty by the Colonial Government. The Admiralty also transferred to the Colonial Government a strip of land adjoining Morrison Gap Road for the purpose of road construction. Murray Battery (area 46,677 square feet) and Victoria Battery (area 71,329 square feet) were transferred to the Colonial Government by the War Department for which the sums of \$118,423.25 and \$26,565.80 were credited to the War Department in the Colonial Military Lands account.

A portion of North Point Battery containing 90,288 square feet was acquired from the War Department for the purpose of road improvements and a sum of \$21,184.56 credited to the War Department in the said account.

A portion of Elliott Battery was taken by Colonial Government for road improvements, other land being given in exchange, and the Colonial Government credited with \$1,680.60 in the said account by way of equality of exchange.

A small strip containing 3,750 square feet along the North Western side of Belchers Battery was resumed in connection with the erection of some public buildings for which the War Department received a credit in the above mentioned account of \$913.

10.—MISCELLANEOUS DOCUMENTS.

In addition to the above seventy-four Crown Leases, one hundred and thirty-four miscellaneous documents were drawn and completed, the latter including agreements to secure Government Contracts and Purchase Deeds on the resumption of properties by the Crown.

11.—STAMP DUTY.

The amount of Stamp Duty paid on registered documents exclusive of Probates and Letters of Administration amounted to \$144,818.75. The amount of Stamp Duty on Probates and Letters of Administration registered amounted to \$435,574.85.

12.—STAFF.

There has been no change in the Staff during the year.

PHILIP JACKS,
Land Officer.

2nd March, 1921.

Table I.

Particulars of Deeds and Documents registered in the Land Office.

Description of Documents.	Number Registered.	No. of Lots or portions of Lots affected.	Total Consideration.
			\$ c.
Assignments	1,044	1,212	24,363,918.75
Mortgages and Transfers of Mortgages	1,028	1,413	24,773,641.20
Reassignments and Satisfaction	958	1,224	17,636,927.42
Surrenders	58	69	398,684.37
Judgments and Orders of Court	27	59	33,157.00
Probates and Letters of Administration	93	298
Miscellaneous Documents, ...	197	245	287,065.73
Total,.....	3,405	4,520	\$67,493,394.47

Table II.

Crown Leases granted during the year 1920.

Hongkong.						Kowloon.	New Kowloon.	New Territories.	Total.
Inland.	Rural Building.	Garden.	Aberdeen.	Tai Hang.	Shaokiuwan.	Inland.	Inland.	
23	7	2	1	1	5	22	13	...	74

Table III.

Number of Deeds registered and Crown Leases issued
during the years from 1911 to 1920.

Year.	Deeds Registered.	Crown Leases Issued.
1911	2,142	99
1912	2,353	57
1913	2,514	118
1914	2,433	66
1915	2,154	166
1916	2,670	118
1917	2,824	135
1918	2,922	117
1919	3,021	114
1920	3,405	74

Table IV.

Fees collected during the years from 1911 to 1920.

Year.	Registration of Deeds.	Searches and Copies of Documents.	Grants of Leases.	Total.
	\$ c.	\$ c.	\$ c.	\$ c.
1911.....	33,871.00	2,827.20	2,925.00	39,623.20
1912.....	37,528.00	2,805.75	1,820.00	42,153.75
1913.....	45,018.00	3,530.50	3,670.00	52,218.50
1914.....	38,362.00	3,200.25	2,450.00	44,012.25
1915.....	32,305.00	2,719.00	5,455.00	40,479.00
1916.....	42,070.00	3,368.25	3,960.00	49,398.25
1917.....	43,478.00	3,199.75	4,370.00	51,047.75
1918.....	45,225.00	3,399.35	3,505.00	52,129.35
1919.....	45,896.00	3,486.90	3,102.00	52,484.90
1920.....	52,569.00	3,849.75	2,870.00	59,288.75

Table V.

Crown Rent Roll.

Locality and Description.	No. of Lots.	Total Crown Rent.
		\$ c.
Victoria Marine Lot	332	68,235.53
Praya Reclamation Marine Lot	81	9,987.84
Victoria Inland Lot	1,871	171,048.72
Quarry Bay Marine Lot	2	18,334.00
" Inland Lot	11	3,306.00
Farm Lot	38	2,427.53
Garden Lot.....	48	1,221.00
Rural Building Lot	128	12,567.84
Aberdeen Marine Lot	5	579.16
" Inland Lot.....	71	2,229.16
Aplichau Marine Lot	21	150.64
" Inland Lot.....	22	172.64
Shaukiwan Marine Lot.....	10	1,928.00
" Inland Lot	159	2,693.40
Stanley Inland Lot	4	4.00
Kowloon Marine Lot	56	43,434.13
" Inland Lot	907	55,043.16
" Farm Lot	4	109.49
" Garden Lot
Hung Hom Marine Lot	2	6,140.00
" Inland Lot.....	197	10,034.50
Shek O Inland Lot	2	5.00
Tai Tam Inland Lot	1	1.00
Tong Po Inland Lot.....	1	1.00
New Kowloon Marine Lot	8	20,442.00
" Inland Lot	233	12,533.00
" Farm Lot	5	1,083.00
" Rural Building Lot.....	1	42.00
Tai Po Inland Lot.....	7	438.00
Fan Ling Lot.....	2	1,192.00
Sheung Shui Lot	2	408.00
Sai Kung Marine Lot	1
" Inland Lot	1	500.00
Ping Chau Farm Lot	1	225.00
Mining Lot.....	3	2,862.00
Total.....	4,237	\$449,379.24

Village Rent Roll.

Locality and Description.	No. of Lots.	Total Crown Rent.	
		\$	c.
Wongneichung,	128	224.50	
Aberdeen	23	83.50	
Pokfulam	24	28.25	
Tai Hang	163	641.50	
Ah Kung Ngam.....	25	18.25	
Shaukiwan	53	35.50	
Tai Kok Tsui.....	10	16.00	
Mong Kok	45	98.50	
Hok Un	94	276.00	
Tokwawan	187	328.00	
Shek Shan	31	69.00	
Sun Shan.....	18	59.50	
Mataukok	31	44.50	
Mati.....	2	5.50	
Ho Mun Tin	6	17.50	
Ma Tau Chung	35	91.00	
Ma Tau Wei	98	186.00	
Kau Pui Shek.....	31	112.00	
Hau Pui Loong	15	53.50	
Tung Lo Wan.....	5	23.00	
Wong Tsuk Hang	2	34.50	
Tai Hang Stream	18	77.00	
Little Hongkong	2	3.00	
Tong Po	2	3.50	
Stanley	10	19.50	
Tytam	1	3.50	
Tytam Tuk.....	3	2.50	
Wong Ma Kok	1	2.00	
Chai Wan	7	15.00	
Shek O	8	23.00	
Hok Tsui	1	1.50	
Chung Hom Bay	1	3.00	
Chinese Joss House, Bowen Road, Victoria...	1	3.00	
Aplichau	68	287.00	
Tsat Tsz Mui	35	99.00	
Kowloon Tong	
Telegraph Bay	13	43.50	
Hung Hom West	2	6.00	
Little Hongkong	1,590	280.65	
Shek O	1,064	173.20	
Hok Tsui	181	34.60	
Total.....	4,034	\$3,526.45	