

Approved Fees and Charges for Services Rendered by Lands Commission (Fees and Charges-Amendment Instrument, 2013) L.I. 2206

Commonly transacted activities at the Lands Commission and corresponding fees and charges

Lands Commission	APPROVED
REVENUE ITEMS	RATES GHc
On presentation of registration of each instrument at the Deed Registry	20.00
For Registration of instrument Deed Registry	50.00
Provision of a Certified Copy of an Extract from any deposited registered instrument deposited at the deeds registry	40.00
Sale of Forms	10.00
Registration Fees (for every acre or part of an acre)	100.00
Registration Fees (more than one acre, less than one hundred acres)	120.00
Registration Fees for more than one hundred acres(for every additional acre)	5.00
Mortgage Discharge	30.00
Mortgage	70.00
Objection	100.00
Application or preparation of a statement for the Adjudication Committee or the Court	50.00
On objection to application for (adjudication)	100.00
On objection to adjudication on record	50.00
Hearing before the Adjudication Committee	100.00
First hearing	
Daily Fee	
Viewing by Land Adjudication Committee	
Printed Forms	50.00
Deposit of documents declaratory of trusts	30.00
Order of High Court	20.00
Comparing abstracts with deeds by officers of the Registry	30.00
Application to close Title or cancel a lease on merger determination	20.00
Pursuing draft documents submitted for approval(per hour)	20.00
Power of Attorney	20.00
For the preparation and issue of a Land Certificate	30.00
For the preparation and issue of Substituted Provisional Certificate	30.00
Preparation and issue of Provisional Certificate	30.00
Preparation for the issue of Substituted Provisional Certificate	50.00
Comparing abstracts or copies of a Land Certificate and Certificate with the Register	30.00
Caveat forbidding dealings with Land	300.00
Land Certificate Search	20.00
Certificate of Incorporation	20.00
Certified copy of Certificate of Incorporation	20.00
Extracts from any deposited or registered Instruments or hearing for each sheet	40.00
Personal search in the register	30.00
Personal search in the registry Map	30.00
Transmission on death or insolvency	20.00
Certified copy in place of instrument lost or destroyed	50.00
Application for vesting order	50.00
Application for foreclosure	50.00
Application for entry of a disclaimer	50.00
Application for notification of an easement	20.00
Application for variation of mortgage or charge	20.00
Cancellation or removal of an easement	20.00
Application to enter a restriction or restrictive agreement	20.00
Application for the entry of profits	30.00
Cancellation or variation of a restriction or restrictive	30.00
Withdrawal of caveat wholly or in part	30.00
Cancellation of profits	30.00
Cancellation of mortgage	30.00
LANDS COMMISSION	APPROVED
REVENUE ITEMS	RATES GHc
Application to amend or alter address in register	15.00

Application for statement of grounds for refusal to register	30.00
On presentation of a claim to any parcel for objection	30.00
Substitution of leaseholds or Supplementary leaseholds	20.00
Certificate of results of an Official Search	
Notice of deposit of Land Certificate or Provisional	20.00
Taking an affidavit or statutory declaration	20.00
Each exhibit thereto (Act 122)	20.00
Rectification of the register by the Land Registrar or the High Court	30.00
Combination of contiguous parcels of land	30.00
Certified copy of Registered Land Certificate or Provisional Certificate	20.00
Assent by a personal representative	20.00
Probates of Letters of Administration	20.00
Verifying subsisting entries in the register	20.00
Premium in leases, the same fees as specified in the 2007 budget	20.00
On each subpoena to produce a document	
Registered document or other information by post	At cost
Advertisement	At cost
Special Edition (Express Service)	At cost
Application for registering recovery of possession by legal or re-entry by lessor abandonment by lessee	100.00
Searched on site plans (one acre of any part of any acre)	20.00
Searched based on site plans (additional acre or any part of any acre)	5.00
Searched for securing development permit (one acre or any)	35.00
Searched for securing development permit (additional acre or)	2.00
Acre	20.00
Plotting of Land Certificate (every additional acre or any part of an acre)	5.00
Application for replacement of Yellow Card/Lodgment	20.00
On presentation of each instrument (Title Registry)	20.00
Group A	
Assignment	
Conveyance	
Gifts	20.00
Declaration(where original is not stamped)	
Deed of Surrender	
Group B	
All Financial Documents	20.00
Group C	
Lease	
Sub-Lease	
Confirmatory Deed(where original is not stamped)	
Deed of variation(where original is not stamped)	
Declaration(where original is stamped)	15.00
Vesting Assent	
Deed Partition	
Certificate of purchase	
Tenancy Agreement	
Licences-Mining	
Judgment (Related to Land)	
Mortgages	
Lands Commission	
REVENUE ITEMS	APPROVED
Group D	RATES GHc
Indemnity	
Power of Attorney	
Ordinary Agreement	
Receipt	
Discharge of mortgage	
Share transfer	
Bill of exchange	10.00
Trust Deed	
Disclaimer	

Judgment(not related to land)	
Consent	
Letters	
Will	
Official Search	
Any other Document/Deed not described herein	
Land Advisory Service to Customary Land Owners	10.00
Land Use Planning Advisory Service to MMDA's	-
Searches for Police and Military	-
Land Acquisition services for public purposes	-
On presentation for processing of each Instrument	18.00
For processing of each Instrument	40.00
For every Official Search in respect of Residential Plot(one acre or part of an acre)	25.00
For every Official Search in respect of Residential Plot(every additional or part of an acre)	5.00
For every Official Search in respect of Industrial or Commercial Plot(one acre or part of an acre)	70.00
For every Official Search in respect of Residential Plot(every additional acre or part of an acre)	12.00
For every Official Search in respect of Agricultural Land (10 acres or less)	18.00
For every Official Search in respect of Agricultural purposes(every additional 10 acres or less)	8.00
Provision of a Certified Copy of an Extract from any	10.00 per page
Provision of digitally printed maps/plans	A4-20.00 per page
	A3-30.00 per page
	A0-40.00 per page
Official Search in respect of Land Titling purpose (one acre or part of an acre)	20.00
Official Search in respect of Land Titling purpose (additional acre or part of an acre)	5.00
For every Administrative Search in respect of Residential(one acre or part of an acre)	30.00
For every Administrative Search in respect of Residential Plot(every additional acre or part of an acre)	7.00
For every Search in respect of Land for Securing permit(one acre or any part of an acre)	20.00
For every Search in respect of Land for Securing permit (every additional acre or part of an acre)	4.00
For plotting or concurrence or both for each instrument on any land for Residential purposes	0.25% (of the Land Value)
For plotting or concurrence or both for each instrument on any land for commercial or industrial purposes	0.50%(of the Land Value)
Processing Fee for an application for renewal of lease	1.00%(of the Land Value)
Processing Fees for consent to Mortgage the whole or part of Residential/Commercial leasehold	200.00
Lands Commission	APPROVED
REVENUE ITEMS	RATES GHc
For Inspection of Land	
i. Within District or Regional Capital	20.00
ii. Outside a District or Regional Capital	40.00
Provision of Site Advisory Service for acquisition of land compulsory acquisition of land(of 20 acres or less)	1,500.00
Every additional 10 acres or any part of 10 acres up to a maximum of 4,000 acres	3,000.00
Presentation fee for an application for regularization of land	200.00
Processing fee for an application for regularization of land	2.50% of the Land Value
Preparation of a lease and licence for residential, industrial(state, vested lands and stool/skin	300.00
Residential Lease Preparation and processing where the Commission prepares the lease in respect of Stool Lands	
Processing fee for consent to mortgage the whole or part of industrial or commercial leasehold	100.00
Processing fee for consent to assign or sublet the whole of residential, industrial or commercial leasehold	2.00% of Land Value
Preparation of a lease for a Petrol Filling Station, (State, Stool/Skin)	450.00
Preparation of any License for any temporary use of Public	155.00
Processing and plotting of lands, the ownership of which is by Statutory Declaration(% of total cost of 3 news papers	0.33
Demarcation, Surveying and Pillaring of Government	-
Demarcation, Surveying and Pillaring of Government	-

For processing of document on land(private transaction, one acre or any part of an acre)	32.00
Provision on request of any Site Advisory Service relating to Compulsory Acquisition of Land	
For processing of document on land (private transaction, every additional acre or any part of an acre)	10.00
Processing application to mount big size bill board on public(below 1.52m X 3.05m)	200.00
Processing application to mount medium size bill board(above 3.05m X 3.05m)	150.00
Processing application to mount small bill board (below 1.52m X 1.52m)	100.00
Administrative Charge for professional services offered by the Commission	Based on the scale of man hours fee of the Ministry of Water Resources, Works and Housing