Land Registry
Application to cancel a caution against first registration

CCT

Any parts of the form that are not typed should be completed in black ink and in block capitals.

If you need more room than is provided for in a panel, and your software allows, you can expand any panel in the form. Alternatively use continuation sheet CS and attach it to this form.

Land Registry is unable to give legal advice, but you can find guidance on Land Registry applications (including our practice guides for conveyancers) at www.gov.uk/land-registry.

Conveyancer is a term used in this form. It is defined in rule 217A, Land Registration Rules 2003 and includes persons authorised under the Legal Services Act 2007 to provide reserved legal services relating to land registration and includes solicitors and licensed conveyancers.

LAND REGISTRY USE ONLY
Record of fees paid
Particulars of under/over payments
Reference number Fees debited £

Where there is more than one local authority serving an area, enter the one to which council tax or business rates are normally paid.

1 Local authority serving the property:

2 Title number(s) of the property:

Insert address including postcode (if any) or other description of the property, for example 'land adjoining 2 Acacia Avenue'.

3 Property:

Currently no fee is payable for the cancellation of a caution.

4 Application and fee

Application	Fee paid (£)
Application to cancel a caution against first registration	

Fee payment method

☐ cheque made payable to 'Land Registry'

☐ direct debit, under an agreement with Land Registry

List the documents lodged with this form. We only need certified copies of deeds or documents you send to us with Land Registry application forms. Once we have made a copy of the documents you send to us, they will be destroyed, this applies to both originals and certified copies.

5 Documents lodged with this form:

Provide the full name(s) of the person(s) applying to cancel the caution against first registration. Where a conveyancer lodges the application, this must be the name(s) of the client(s), not the conveyancer.

Complete as appropriate where the applicant is a company.

6 The applicant:

For UK incorporated companies/LLPs
Registered number of company or limited liability partnership including any prefix:

For overseas companies
(a) Territory of incorporation:

(b) Registered number in the United Kingdom including any prefix:

This panel must always be completed.

If you are paying by direct debit, this will be the account charged.

This is the address to which we will normally send requisitions. However if you insert an email address, we will use this whenever possible.

We will only issue warning of cancellation letters to conveyancers if an email address is inserted.

7 This application is sent to Land Registry by

Key number (if applicable):

Name:
Address or UK DX box number:

Email address:
Reference:

Phone no:	Fax no:

Place 'X' in the appropriate box and complete if applicable.

Give a brief description of the part affected, for example 'edged red on the attached plan'.

8 The applicant applies to cancel

☐ the caution against first registration

☐ the caution against first registration as to the part defined on the attached plan and shown:

Place 'X' in the appropriate box and supply evidence of entitlement.

9 The applicant is entitled to apply as

☐ owner of the legal estate to which the caution relates

☐ owner of a legal estate derived out of the legal estate to which the caution relates

☐ the land to which the caution relates is demesne land and the applicant is the owner of a legal estate affecting the demesne land

Place 'X' in the appropriate box.

If 'Yes', supply evidence that the interest claimed by the cautioner has come to an end or that the consent was induced by fraud, misrepresentation, mistake, undue influence or given under duress. List any documents that accompany this application in panel 5 or on Form DL (if used).

10 The applicant has consented to the caution against first registration or has derived title by operation of law from someone who has consented

☐ Yes

☐ No

If a conveyancer is acting for the applicant, that conveyancer must sign. If no conveyancer is acting, the applicant (and if more than one person then each of them) must sign.

11

Signature of applicant
or their conveyancer: _____

Date:

WARNING
If you dishonestly enter information or make a statement that you know is, or might be, untrue or misleading, and intend by doing so to make a gain for yourself or another person, or to cause loss or the risk of loss to another person, you may commit the offence of fraud under section 1 of the Fraud Act 2006, the maximum penalty for which is 10 years' imprisonment or an unlimited fine, or both.

Failure to complete this form with proper care may result in a loss of protection under the Land Registration Act 2002 if, as a result, a mistake is made in the register.

Under section 66 of the Land Registration Act 2002 most documents (including this form) kept by the registrar relating to an application to the registrar or referred to in the register are open to public inspection and copying. If you believe a document contains prejudicial information, you may apply for that part of the document to be made exempt using Form EX1, under rule 136 of the Land Registration Rules 2003.

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