

Customer Information Bulletin

BULLETIN No. 212
20 APRIL 2012

REGISTRAR AND COMMISSIONER OF TITLES JOINT PRACTICE: VERIFICATION OF IDENTITY POLICY TO COUNTERACT TITLE FRAUD. REMINDER SUBMISSIONS CLOSE ON 27 APRIL 2012

The Registrar and the Commissioner of Titles wish to remind you that consultation on the draft policy, which is aimed at reducing the opportunity for land title fraud and for other improper dealings in Western Australia, closes at 5pm on Friday 27 April 2012.

Registrar of Titles Bruce Roberts and Commissioner of Titles Susan Dukes developed the policy '[Joint Practice: Verification of Identity](#)' in response to two alleged Western Australian land title frauds in 2010 and 2011.

Set to take effect from 1 July 2012, the policy will require identification of persons claiming authority to deal with a land title. It outlines the minimum standard of identification needed for executing property documents that will be lodged at Landgate, including transfer, mortgage, survivorship and powers of attorney documents.

Mr Roberts said while it was impossible to completely prevent fraud, the best opportunity to do so was before financial settlement, which was before any documents were registered with Landgate.

"Landgate's role in the conveyancing process is at the end of the process, after money has been paid to, in the case of alleged fraud, the fraudster," Mr Roberts said.

"With this in mind, verification of identity is a critical step to reducing the opportunity for land title fraud and for other improper dealings."

Previously a 100 point identity check was the standard. Mr Roberts said the new policy is a five category sliding scale of identity documents, with category one the highest standard.

Identification will be based on a requirement to provide original identity documents preferably with two photographs and a face to face meeting.

The policy is available for external consultation and review. Members of the public are invited to make written submissions to the Registrar of Titles and Commissioner of Titles, either:

At : PO Box 2222, Midland, 6936, WA. Or 1 Midland Square, MIDLAND , WA ,6056

By Email: voipractice@landgate.wa.gov.au

Submissions are invited and close at 5pm on Friday 27 April 2012.

Queries on the submission process may be addressed to Landgate Director Registrations Jean Villani. Call 9273 7054 or email voipractice@landgate.wa.gov.au.

Bruce Roberts

REGISTRAR OF TITLES

Susan Dukes

COMMISSIONER OF TITLES