

## **BULLETIN NO. 224 | 1 NOVEMBER 2012** **INFORMATION SESSION – NATIONAL E-CONVEYANCING**

Landgate will be hosting the next information session about the progress of National E-Conveyancing (NECs).

**Date** : Tuesday 13 November 2012  
**Registration** : 11:30 AM – 12:00 PM  
**Session time** : 12:00 PM – 13:30 PM  
**Venue** : Somerset 185 St Georges Terrace, Perth 6000

*Note: Refreshments available before and during the information session.*

### **NECs Update**

In May 2012 Landgate, on behalf of the Australian Registrars' National Electronic Conveyancing Council (ARNECC), held an information session on the National E-Conveyancing Legal Framework documents. These documents are the Electronic Conveyancing National Law (ECNL), Model Operating Requirements (MOR) and the Model Participation Rules (MPR).

As a consequence of the earlier information sessions conducted throughout Australia valuable feedback was received by ARNECC from stakeholders who included the Australian Bankers' Association, Australian Finance Conference, the Australian Institute of Conveyancers, the Law Council of Australia and the Legal Practitioners' Liability Committee.

The November information session will provide an update on the amendments to the ECNL and the MPR resulting from the feedback ARNECC has received.

This is also an opportunity for you to gain a better understanding of your role as a participant in the E-Conveyancing system. For those unable to attend, a summary will be available on Landgate's corporate website following the session.

To attend this session please **RSVP by Wednesday 7 November 2012** to:

- Kathy Evans – [kathy.evans@landgate.wa.gov.au](mailto:kathy.evans@landgate.wa.gov.au)
- Sue Wilson – [sue.wilson@landgate.wa.gov.au](mailto:sue.wilson@landgate.wa.gov.au)

### **Background Information**

National E-Conveyancing is part of the Council of Australian Governments' reform agenda under the National Partnership Agreement to Deliver a Seamless National Economy.

National E-Conveyancing in Australia will be delivered through an online business platform. The entity that provides and operates an Electronic Lodgement Network (ELN) will be called an Electronic Lodgement Network Operator (ELNO). The first National E-Conveyancing platform will be called Property Exchange Australia or PEXA, and will be provided and operated by the first ELNO, National E-Conveyancing Development Limited (NECDL).

PEXA will essentially be a web-based 'hub' for parties to a conveyancing transaction to electronically prepare and settle the transaction and to electronically lodge the documents for registration at the appropriate State or Territory Land Registry.

PEXA is a gateway or channel for documents to be presented for lodgment with the existing Land Registries. In addition to providing a gateway for lodgment of documents with the Land Registries, PEXA is expected to provide a mechanism for the settlement of the financial aspects of a conveyancing transaction.

Due to security requirements, only registered 'Subscribers' (generally lawyers, conveyancers and lenders) will be entitled to use the system on behalf of their clients or on their own behalf. It is not intended that the electronic conveyancing system be available for use by members of the general public unless they are represented by a Subscriber.

#### **UPDATED LEGAL FRAMEWORK DOCUMENTS FOR NATIONAL E-CONVEYANCING**

Three key legal framework documents for National E-Conveyancing were released on 30 March 2012. Those documents are the proposed Electronic Conveyancing National Law (ECNL), the Model Operating Requirements (MOR) and the Model Participation Rules (MPR).

These documents have been revised and update as a result of stakeholder feedback received by ARNECC. Current drafts are available on ARNECC's website <http://www.arnecc.gov.au>.

A handwritten signature in black ink, appearing to read 'Jean Villani', with a stylized flourish at the end.

Jean Villani  
Registrar of Titles  
Western Australia