NORTHERN TERRITORY OF AUSTRALIA

REGISTRATION REGULATIONS 2009

As in force at 1 July 2026

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NORTHERN TERRITORY OF AUSTRALIA

As in force at 1 July 2026

REGISTRATION REGULATIONS 2009

Regulations under the *Registration Act 1927*

1 Citation

These Regulations may be cited as the *Registration Regulations 2009*.

2 Commencement

These Regulations commence on the commencement of section 109 of the *Unit Title Schemes Act 2009*.

3 Fees, charges and levies

Schedule 1 prescribes the fees, charges and levies payable under the Acts mentioned in it.

4 Repeals

The Regulations specified in Schedule 2 are repealed.

Schedule 1 Fees, charges and levies

regulation 3

Part 1AA *Advance Personal Planning Act 2013*

Item	Dealing or other matter	Section of Act	Fee (revenue units)
1	Registering an advance personal plan:	55C(1)(a)	
	(a) if a power of attorney under the *Powers of Attorney Act 1980* is lodged for registration with the plan and the donor of the power is the represented adult under the plan		20
	(b) otherwise		115
2	Registering an amendment to an advance personal plan	55C(1)(b)	115
3	Registering a notice that a person who was a decision maker has ceased to be a decision maker	55C(1)(c)	115
4	Registering a notice that an advance personal plan has ceased to be in force	55C(1)(d)	115
5	Endorsing a copy of an original document mentioned in items 1 to 4 – for each document		48
6	Search of an advance personal plan registered under section 55C of the Act		17
7	Photocopy or facsimile of an advance personal plan registered under section 55C of the Act (per page)		2

Part 1 *Land Title Act 2000*

Item	Dealing or other matter	Section of Act	Fee (revenue units)	Levy
1	Issue of certificate as to title, per certificate as to title	44	115	
2	Application to correct land register to note death by surviving proprietor	17	115	$10
3	Application to correct land register to amend plan of survey	17	115	$10

Item	Dealing or other matter	Section of Act	Fee (revenue units)	Levy
4	Application for any other correction of land register (unless correction by Registrar-General on his or her own initiative)	17	115	$10
5	Lodgment and registration of memorandum for purposes of caution notice	34	115	$10
6	Direction to remove memorial of caution notice	36	115	$10
7	Creation of a single title for 2 or more lots that have the same registered owner (in addition to fee for each certificate as to title issued)	41	115	$10
8	Creation of separate titles for lots for which a single title was created under section 41 of the Act (in addition to fee for each certificate as to title issued)	42	115	$10
9	Lodgment of notice of forfeiture or determination of whole or part of crown lease	48(5) and (6)	115	$10
10	Registration of surrender of whole or part of crown lease	48(7), (8) and (9)	115	$10
11	Application to subdivide lot by registration of plan of subdivision of lot (in addition to fee for each certificate as to title issued)	51	115	$10
12	Registration of a scheme statement (other than a subsequent scheme statement reflecting an approved reinstatement process)	54B	115 plus 115 for each unit of the scheme	$10
13	Application for reservation or extension of reservation of scheme name or body corporate name, or withdrawal of application	54C	191 for each name	$10
14	Registration of subsequent scheme statement reflecting an approved reinstatement process	54D	1 143 plus 115 for each unit created	$10
15	Registration of documents required for termination of scheme (in addition to fee for issue of certificate as to title for lot)	54E	1 143	$10
16	Registration of a disclosure statement or replacement scheme disclosure statement	54F	10	$10

Item	Dealing or other matter	Section of Act	Fee (revenue units)	Levy
16A	Registration of documents required for termination of development under *Termination of Units Plans and Unit Title Schemes Act 2014* (in addition to fee for issue of certificate as to title for lot)	54G	1 143	$10
17	Registration of transfer of lot or interest in lot, including transfer of a mortgage or lease	60	115	$10
18	Application for registration or other noting of particulars in land register of statutory vesting or grant of land or interest in land (in addition to fee for each certificate as to title issued)	64	115 for each interest vested or granted for first 5 interests or, if more than 5 interests vested or granted, 762	$10
19	Registration of lease or sublease	65	115	$10
20	Registration of notice of renewal or extension of lease or sublease	68	115	$10
21	Registration of amendment of lease or sublease	69	115	$10
22	Lodgment of request to register re-entry under registered lease	70	115	$10
23	Lodgment of surrender of lease or sublease (whether whole or partial surrender)	71	115	$10
24	Lodgment of disclaimer of lease or other interest under law about bankruptcy and request to register disclaimer	72(1)	115	$10
25	Application to register notice of foreclosure by mortgagee of lease subject to disclaimer in bankruptcy	72(3)	477	$10
26	Registration of instrument of mortgage for a lot or interest	74	115	$10
27	Registration of instrument of amendment of mortgage	78	115	$10
28	Registration of instrument amending priority of registered mortgages	79	115	$10

Item	Dealing or other matter	Section of Act	Fee (revenue units)	Levy
29	Lodgment and registration of instrument discharging mortgage other than statutory charge	83	115	$10
30	Lodgment and registration of instrument discharging statutory charge	83	20	
31	Application to note satisfaction and discharge of annuity or sum of money	84	115	$10
32	Application to register statutory charge	86	115	$10
33	Application to remove statutory charge from land register	90(1)	115	$10
34	Notice to Registrar-General about removal of statutory charge from land register	90(6)	115	$10
35	Creation of easement or easement in gross	91	115	$10
36	Registration of instrument of extinguishment of whole or part of easement or easement in gross	98(1)	115	$10
37	Application to extinguish registered easement or easement in gross (in addition to any postage fee)	98(6)	115	$10
38	Notice to Registrar-General about removal of registered easement or easement in gross from land register	98(7)	115	$10
39	Registration of instrument of amendment of easement or easement in gross	99	115	$10
40	Creation of covenant or covenant in gross	106	115	$10
41	Registration of instrument of extinguishment of covenant or covenant in gross	112(1)	115	$10
42	Application to extinguish registered covenant or covenant in gross (in addition to any postage fee)	112(7)	115	$10
43	Notice to Registrar-General about removal of registered covenant or covenant in gross from land register	112(7A)	115	$10
44	Registration of instrument amending covenant or covenant in gross	113	115	$10
45	Registration of instrument creating profit a prendre	118	115	$10
46	Registration of instrument of amendment of profit a prendre	123	115	$10

Item	Dealing or other matter	Section of Act	Fee (revenue units)	Levy
47	Lodgment and registration of instrument releasing profit a prendre	124(1)	115	$10
48	Lodgment of request to remove profit a prendre	124(3)	115	$10
49	Lodgment and registration of instrument of transfer of interest to trustee	126	115	$10
50	Lodgment of request to vest interest in trustee	127	115	$10
51	Application to note appointment of new trustee in land register		115	$10
52	Lodgment of application to be registered as personal representative of deceased registered proprietor	129	115	$10
53	Lodgment of request to record transmission of interest under law about bankruptcy	131	115	$10
54	Lodgment of request to register writ of execution and copy of writ	132	115	$10
55	Lodgment of request to cancel writ of execution	134	115	$10
56	Application to register discharge or satisfaction of writ of execution	135	115	$10
57	Registration of transfer of lot sold under writ of execution	136	115	$10
58	Lodgment of caveat (whether lapsing or non-lapsing)	138	200	
59	Lodgment of request to withdraw caveat	141	115	$10
60	Notification by caveatee to Registrar-General of service on caveator of notice under section 142(3) of the Act	142(4)	115	$10
61	Notification to Registrar-General by caveator of commencement of proceeding	142(6)(a)	115	$10
62	Notification to Registrar-General by caveator about not wanting caveat to lapse and commencement of proceeding	142(6)(b)	115	$10
63	Lodgment of request to cancel caveat	144	115	$10
64	Issue of substitute instrument to replace lost or destroyed instrument (in addition to fee for each certificate as to title issued)	161	115	$10

Item	Dealing or other matter	Section of Act	Fee (revenue units)	Levy
65	Lodgment of standard terms document (unless by Registrar-General on his or her own initiative)	168	115	$10
66	Application to register court order other than writ of execution		115	$10
67	Cancellation of title to land under section 11 of the *Crown Lands Act 1992*		115	$10
68	Lodgment of variation of crown lease under section 36 of the *Crown Lands Act 1992*		115	$10
69	Lodgment and registration of a document mentioned in another item in this Part (other than a standard terms document mentioned in item 65) that exceeds 2 separate pages in length (instead of the fee and charge that would be payable under that other item), and for this purpose the front or the back of a single sheet of paper on which information is printed is a separate page		162	$10
70	Lodgment and registration under section 7(3) of the Act of an instrument that is not in the appropriate form (instead of the fee and charge that would be payable under this Part if the instrument were in the appropriate form)		162	$10
71	Advertising a lost certificate as to title or instrument by the Registrar-General		191	
72	If an instrument or application (other than an application for the registration of a scheme statement lodged under section 111(1) of the *Unit Title Schemes Act 2009*) requires more than 1 certificate as to title to be endorsed, noting each certificate after the first		48	
73	Access to documents in, or registered in, the land register, including particulars recorded by the Registrar-General, units plans under the *Unit Titles Act 1975* and registered instruments (but not including plans of survey, plans of subdivision or plans of consolidation):			
	(a) if accessed by a person using remote access facilities		20 for each document accessed	
	(b) if accessed by a person using equipment available in the Land Titles Office in Darwin or Alice Springs		29 for each document accessed	

Item	Dealing or other matter	Section of Act	Fee (revenue units)	Levy
	(c) if accessed for a person by staff of the Land Titles Office		29 for each document accessed	
74	Photocopy or facsimile (per page)		2	
75	Certified copy (in addition to the access fee)		58	
76	Deposit or amendment of a plan (other than a plan lodged for the purpose of subdivision)		191	
77	Requisition		48	
78	Postage by registered mail		20	
79	Search of the Record of Administrative Interests and Information (except if it is conducted in conjunction with a search of the land register)		20	
79A	Application to note change of name		115	$10
80	Lodgment, registration or other dealing not provided for in another item of this Part (other than a notice of a grant under the *Crown Lands Act 1992* or *Pastoral Land Act 1992*, memorandum for the purposes of a statutory restrictions notice, direction to remove a memorial of a statutory restrictions notice or notice of change of address)		115	$10
81	For a conveyancing transaction under the *Electronic Conveyancing National Law (NT)*, provision of particulars for a lot recorded in the land register to an ELNO, as defined in section 15 of the Law, to:			
	(a) complete an instrument that may be lodged for the transaction		8	
	(b) identify anything that is changed, lodged, noted, recorded or registered for the lot		3	
	(c) confirm, for a completed instrument, whether the instrument may be lodged electronically		3	
	(d) correct an instrument to reflect anything changed, lodged, noted, recorded or registered for the lot		5	

Part 2 *Law of Property Act 2000*

Item	Dealing or other matter	Fee (revenue units)
1	Application under section 98 of the Act to the Registrar-General to offer mortgaged property for sale by private contract	762

Part 3 *Powers of Attorney Act 1980*

Item	Dealing or other matter	Fee (revenue units)
1	Registering a power of attorney:	
	(a) in a form approved under section 23 of the *Powers of Attorney Act 1980*	115
	(b) otherwise	162
2	Registering a revocation of a power of attorney	115
3	Endorsing a copy of an original instrument creating or revoking a power of attorney – for each instrument or other document	48
4	Search of a power of attorney	17
5	Photocopy or facsimile of a power of attorney (per page)	2

Part 4 *Real Property (Unit Titles) Act 1975*

Item	Dealing or other matter	Fee (revenue units)
1	Lodgment of an application for registration of a plan as a units plan, units plan relating to a staged development, units plan of subdivision, plan of consolidation or building alteration plan	327
2	Lodgment of a notification of alteration of articles of a body corporate as mentioned in section 78(2)(a) of the *Unit Titles Act 1975*	115
3	Lodgment of a notice of conversion	115
4	Registration of a disclosure statement as mentioned in section 26E of the *Unit Titles Act 1975*	115
5	Registration of an alteration of a disclosure statement as mentioned in section 26J of the *Unit Titles Act 1975*	115

Item	Dealing or other matter	Fee (revenue units)
7	If an instrument or application deals with more than 1 certificate as to title for endorsement, a noting fee for each certificate	48
8	Issue of each certificate as to title resulting from the registration of a plan or an application or order for cancellation or variation	115
10	Objection to a cancellation under section 15A of the Act	115
11	Lodgment, registration or other dealing not provided for in another item of this Part (other than for a notification of change of address for service of notices on a body corporate)	115
12	Photocopy or facsimile (per page)	2

Part 4A *Termination of Units Plans and Unit Title Schemes Act 2014*

Item	Dealing or other matter	Fee (revenue units)	Levy
1	Lodgment of copy of notice of proposed termination and any document or information prescribed by regulation under section 12(9) of the Act	1 000 revenue units plus 48 revenue units for each unit exceeding 10 units	$10

Part 5 *Unit Titles Act 1975*

Item	Dealing or other matter		Fee (revenue units)
2	Lodgment of a plan under section 21B of the Act for registration as a units plan of subdivision, if the number of units in the units plan:		
	(a)	does not exceed 4 units	303
	(b)	exceeds 4 units but does not exceed 10 units	303 plus 41 for each unit exceeding 4 units
	(c)	exceeds 10 units but does not exceed 20 units	557 plus 33 for each unit exceeding 10 units

Item	Dealing or other matter		Fee (revenue units)
	(d)	exceeds 20 units but does not exceed 50 units	880 plus 21 for each unit exceeding 20 units
	(e)	exceeds 50 units	$1 577 plus 13 for each unit exceeding 50 units
3	Application under section 21FA of the Act (including an application under that section as applied by section 26P of the Act) to change land comprised in a parcel by adding land to, or removing land from, the parcel, if the number of affected units:		
	(a)	does not exceed 4 affected units	303
	(b)	exceeds 4 affected units but does not exceed 10 affected units	303 plus 41 for each affected unit exceeding 4 affected units
	(c)	exceeds 10 affected units but does not exceed 20 affected units	557 plus 33 for each affected unit exceeding 10 affected units
	(d)	exceeds 20 affected units but does not exceed 50 affected units	880 plus 21 for each affected unit exceeding 20 affected units

Item	Dealing or other matter		Fee (revenue units)
	(e)	exceeds 50 affected units	$1 577 plus 13 for each affected unit exceeding 50 affected units
4	Application for approval of a proposal under section 26B of the Act to subdivide and develop land in stages as a condominium development, if the number of units in the proposed condominium development:		
	(a)	does not exceed 4 units	303
	(b)	exceeds 4 units but does not exceed 10 units	303 plus 41 for each unit exceeding 4 units
	(c)	exceeds 10 units but does not exceed 20 units	557 plus 33 for each unit exceeding 10 units
	(d)	exceeds 20 units but does not exceed 50 units	880 plus 21 for each unit exceeding 20 units
	(e)	exceeds 50 units	1 577 plus 13 for each unit exceeding 50 units
7	Variation of a disclosure statement lodged under section 26ZM(4) of the Act		279

Schedule 2 Repealed regulations

regulation 4

Registration Regulations 1991	Subordinate Legislation No. 63 of 1991
Amendments of Registration Regulations 1993	Subordinate Legislation No. 25 of 1993
Amendment of Registration Regulations 1994	Subordinate Legislation No. 29 of 1994
Amendments of Registration Regulations 1996	Subordinate Legislation No. 52 of 1996
Amendment of Registration Regulations 1999	Subordinate Legislation No. 22 of 1999
Amendments of Registration Regulations 2000	Subordinate Legislation No. 56 of 2000
Amendment of Registration Regulations 2002	Subordinate Legislation No. 56 of 2002
Amendment of Registration Regulations 2003	Subordinate Legislation No. 15 of 2003

ENDNOTES

1 KEY

Key to abbreviations

amd = amended
app = appendix
bl = by-law
ch = Chapter
cl = clause
div = Division
exp = expires/expired
f = forms
Gaz* = *Gazette
hdg = heading
ins = inserted
lt = long title
nc = not commenced
od = order
om = omitted
pt = Part
r = regulation/rule
rem = remainder
renum = renumbered
rep = repealed
s = section
sch = Schedule
sdiv = Subdivision
SL = Subordinate Legislation
sub = substituted

2 LIST OF LEGISLATION

***Registration Regulations* (SL No. 20, 2009)**

Notified	26 June 2009
Commenced	1 July 2009 (r 2, s 2 *Unit Title Schemes Act 2009* (Act No. 14, 2009) and *Gaz* S30, 26 June 2009)

***Fees and Charges Amendment Regulations 2009* (SL No. 34, 2009)**

Notified	14 December 2009
Commenced	1 January 2010 (r 2)

***Unit Title Schemes and Related Legislation Amendment Regulations 2011* (SL No. 14, 2011**

Notified	18 May 2011
Commenced	18 May 2011

***Fees and Charges (Attorney-General and Justice Portfolio) Amendment Regulations 2013* (SL No. 27, 2013)**

Notified	28 June 2013
Commenced	1 July 2013 (r 2)

***Registration Amendment Regulations 2014* (SL No. 5, 2014)**

Notified	17 March 2014
Commenced	17 March 2014 (r 2, s 2 *Advance Personal Planning Act 2013* (Act No. 35, 2013) and *Gaz* S14, 17 March 2014)

***Registration Amendment Regulations (No. 2) 2014* (SL No. 22, 2014)**

Notified	1 July 2014
Commenced	1 July 2014

***Registration Amendment Regulations (No. 3) 2014* (SL No. 50, 2014)**

Notified	2 January 2015
Commenced	2 January 2015

Registration Amendment Regulations 2015 **(SL No. 36, 2015)**
Notified 23 December 2015
Commenced 23 December 2015

Justice Legislation Amendment Regulations 2021 **(SL No. 18, 2021)**
Notified 3 November 2021
Commenced 3 November 2021

Registration Amendment Regulations 2022 **(SL No. 4, 2022)**
Date made 4 April 2022
Commenced 5 April 2022 (r 2)

Land Title and Registration Amendment Regulations 2025 **(SL No. 9, 2025)**
Date made 30 July 2025
Commenced 1 August 2025 (r 2)

Registration Amendment (Electronic Conveyancing Fees) Regulations 2026 **(SL No. 17, 2026)**
Date made 29 June 2026
Commenced 1 July 2026 (r 2)

3 GENERAL AMENDMENTS

General amendments of a formal nature (which are not referred to in the table of amendments to this reprint) are made by the *Interpretation Legislation Amendment Act 2018* (Act No. 22, 2018) to: r 1 and sch 1 and 2.

4 LIST OF AMENDMENTS

sch 1 sub No. 34, 2009, r 8
amd No. 14, 2011, r 9
sub No. 27, 2013, r 8
amd No. 5, 2014, r 4; No. 22, 2014, r 3; No. 50, 2014, r 3; No. 36, 2015, r 3; No. 18, 2021, r 5; No. 4, 2022, r 4; No. 9, 2025, r 6; No. 17, 2026, r 4