

Certificates of Title: the next evolution

- **Submission**

Thank you for the opportunity to provide a submission to the discussion paper “Certificates of Title: the next evolution”.

NSW LRS is supportive of the reform to move away from paper Certificates of Title and believe it to be a necessary step towards a 100% digital eConveyancing environment in NSW. We believe that Model 1 should not be chosen as this will require participants in the conveyancing market to continue to deal in paper and not reap the full benefits of a digital environment.

In the current eConveyancing environment we do not have a preference for either Model 2 or Model 3 and will work closely with the Office of the Registrar General, industry and the Electronic Lodgment Network Operators (ELNOs) to implement the chosen model. It is likely as eConveyancing progresses towards 100% that the model may evolve and we look forward to continuing our work with all affected parties on developments.

We agree that both Model 2 and Model 3 will require legislative, technical and practical changes and that a close coordination of each of these elements will be required.

From the technical change perspective it is likely that there will need to be changes made to the National Electronic Conveyancing Data Standards, our interface specifications with ELNOs and the document definitions. This will necessitate system changes for us and the ELNOs and parallel joint integration testing leading to a simultaneous Go-Live.

From the practical change perspective NSW LRS practices will be updated to accommodate the chosen model and it will be necessary for changes to be made to the Registrar General’s Guidelines and our website. This work must be conducted in parallel with industry to determine workflows and requirements for the transition.

Thank you again for the opportunity to respond to the discussion paper “Certificates of Title: the next evolution”. We look forward to being notified of the chosen way forward and working closely with your office, stakeholders and customers for a smooth implementation and transition of this important reform.

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