Computerisation of Land Records

- Rural Land Record
- Urban Land Records
- Linkage with Registration Department
- Computerised Document Index Search System
90’s decades of experimentation; Pilot project in Wardha District.

Serious efforts initiated in 2002

Development of MAHABHULEKH

STQC (DIT, GOI) Certification
Present Scenario

• Data Entry completed (100%)
• Data Verification & validation Completed (100%)
• Issue of Computerised ROR throughout the state
• Computerised updation of ROR
Present Scenario

- ROR on Web (Complete State)
- Data exchange with other government departments (Sub registrar office, Agriculture department etc.)
- Digitization of Cadastral maps
COMPUTERIZATION OF LAND RECORDS

- Land Records database on LMIS (Land Management Information System)

- Computerized prints of RoR

- Regular updation using mutation module.

Tehsil Setup

Mahabhulekh at Tehsil

BOT at Tehsil
### DISTRIBUTION OF COMPUTERIZED V.F. VII-XII

<table>
<thead>
<tr>
<th>Sr. No.</th>
<th>Division</th>
<th>District</th>
<th>Sold So far</th>
<th>Cost of per VII-XII</th>
<th>Amount Realised</th>
<th>BOT</th>
<th>GOVT</th>
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- **Sr. No.** Represents the serial number of the division.
- **Division** Indicates the division.
- **District** Specifies the district.
- **Sold So far** Represents the number of items sold.
- **Cost of per VII-XII** Represents the cost per unit.
- **Amount Realised** Represents the total amount realised.
- **BOT** Represents the amount realised under the BOT scheme.
- **GOVT** Represents the amount realised under the GOVT scheme.
- **TOTAL** Represents the total amount realised.

Note: The table contains detailed financial data for various districts within divisions, including the number of items sold, the cost per item, and the total amount realised under BOT and GOVT schemes.
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ROR Distribution - Mobile Van
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Project Management

- Co-ordination Committee comprising of SC & DLR, Sec. IT, Divisional Commissioners, Collectors & NIC

- Office of SC & DLR
  - Project Monitoring & Control through MIS
  - Funds & Infrastructure Management
  - Issue Circulars & necessary guidelines

- NIC Development & Implementation

- Built Operate and Transfer (BOT Agency)
  - Appointed in all Districts
  - Carry out Data Entry, Validation and Issue of ROR (Village Form 7/12).
Urban Land Records

- Computerization of
  - Enquiry register
  - Property Card
  - Mutation Module
- Touch Screen Module
- PCIS DBA Module
Present Scenario

- Data Entry completed (100%)
- Data Verification & validation Completed (100%)
- Issue of Computerised Property Card throughout the state
- Computerised updation of PR Cards
Touch Screen kiosk

भूमिअन्वितका सांगणाकीर्तन प्रकार

CTSO कार्यालय निवड
शहादा

न. भू. क. (CTSO No.)
34

कर्मांक माहिति नसत्वास बंधे प्रेस करा

मालमता प्रत्रक बंधने

फेसपैर विषयक माहिती

Press

0 1 2 3 4 5 6 7 8 9 Del
A B C D E F G H I Space
अ ब क ड इ ए जी झ / Clear
आ बी सी डी ई फ च - माहिती बंधने

NIC
Integration of the Registration Process with Land Records
PRESENT SCENARIO

SRO → ‘A’ FORM (30 days) → TEHSIL OFFICE → ‘A’ FORM (15 days) → VILLAGE OFFICER → MUTATION ENTRY

VILLAGE OFFICER → CERTIFICATION (10 days) → CIRCLE OFFICER

10 days

UPDATED RoR

CLIENT

TOTAL PERIOD REQD : 85 days (or nearly 3 months !) PLUS other delays
Registration Process

- SARITA System Application software captures the following fields:
  - District Name
  - Taluka Name
  - Village Name
  - Survey No.
  - Area
  - Assessment
  - Seller’s Names and Addresses
  - Buyer’s Names and Addresses
  - Document Registration No.
  - Date of Registration
  - Amount received by seller
  - Document Type
  - Photographs of Buyers and Sellers and their fingerprint

- A fool proof and unique registration document is created.
NIC Product: LMIS for Tehsil Office

Development Platform & Data Storage

- Linux-DB2 Server
  - ISCII Format
  - Data Capturing in more scientific way

Data capturing in form of standard templates designed by CDE

Caters Mutation request of all Villages within the Tehsil

Holder Names, Census Code, Village Name, Mutation Types, Survey Numbers etc are maintained in uniform format throughout the state.

Well defined roles for Talathi, Certifying Authority for accessing LMIS Database – Biometric Authentication for Mutation register Entry and Certification

Software aims at creating a land records databank so as to establish interoperability with other departments.
Connectivity of Sub Registrar’s Office with Tahsil Office

**Purposes:**

- To find out whether the transaction can be registered.
- Is the Seller authorized to sell the land.

Help Desk

First step towards LINKAGE between LMIS data bank and Sub Registrar office.
Stage 2: ‘A’ Form data from Sub Registrar office to LMIS data bank

- Transaction details of all registered documents will be transferred to LMIS data bank in a pre-defined format

- LMIS will verify data as per requirements of Mutation module and will generate discrepancy report

- LMIS Mutation module will generate Mutation entry for each transaction.

- Notices for all holders mentioned in registered documents will be generated automatically From Tehsil / SRO office
Manual intervention at Sub registrar office.

Before registration, Information such as Survey numbers, names of Seller & Buyer, extent of ownership mentioned in A Form should be matched with that available in LMIS data bank (Usage of Help Desk).

Before issuing Notices, Talathi should verify / correct mutation entry as per LMIS records.

Pre-requisites

Both the systems are in Network (LMIS & Sarita).
Jurisdiction of SRO – Various possibilities.

One SRO – Many Tehsils, CTSO offices

One SRO – Part of a Tehsil, CTSO office

One SRO – One Tehsil, CTSO office

How Synchronization is achieved

Village Census Code

Format of Survey Numbers

Format of Holder Names (Fname, Mname, Lname, Alias Name)

Area / Extent to be captured separately

Uniformity in Unit of Area

Document types – Mutation Types

Segregation of Rural & Urban Data
Most of the information required to generate a mutation entry is captured during Registration of a document at Sub Registrar office. If data capturing at both systems is Synchronised than as soon as a document is registered, its mutation entry can be generated & even Notices can be generated automatically.
Future Plans

Widening scope of Linkage ... cont

- LRC - ROR Data -
  - IGR
    - Mutation -
  - Agricultural
    - Census -
  - Cooperative
    - Housing Soc-
  - Municipal body
    - Building Permission-
Computerised Document Index Search System

Project for TILR & CTSO

- Task to identify the exact location of documents within a record room.
- Task to provide search within documents based on certain parameters/entered keywords.
- Task to maintain Status, Issue/Return of Documents.
- Standard package to run across the State
Computerised Document Index Search System

- TILR/CTSO Officer
- Various Reports
- Keywords for search of documents
- Record Room
- Location of Records
- CODISS
- Issue/Return
- Internal Staff
- Computer Operator
Thank You