

Land Administration System in Nepal

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SUMMARY

Land is an immovable property but every people depends upon the land. Without land we are not sustain in earth. So, land is the most import things of human life. Nepal started cadastral surveying using plane table in 1923 AD from Bhaktapur district. Cadastral surveying has passed 100 year from date of started year. It was the first surveying in cadastral surveying and mapping in Nepal. The preparation of cadastral map using plane table surveying finish in 1999 AD. Now, we are preparing the digital cadastral map and database using total station as a pilot project ward number six of Banepa Municipality from 2006 AD.

Cadastral maps are prepared by using graphical method i.e. plane table surveying but, now total station are used for cadastral surveying. After finishing the cadastral survey, systematic land adjudication process conducted in the field with the presence of neighboring parcel owner. After finishing the land adjudication process, we collect the land ownership details.

In the previous time cadastral mapping services are in blue print system. After digitization of cadastral map, the cadastral services are in digital system as well as in paper print system. The cadastral map and services now converted in GIS based digital system as well as paper print system.

Nepal was conducted compulsory land registration with improve deed registration system. In this system government not guarantee the title. In the improve deed registration, the land owner easily transaction their land as a buying and selling, valuation with bank deposit as a loan purposed.

Land administration is the process of determining, recording and disseminating information about the ownership, value and use of land. In Nepal, land administration services are weak and

traditional work. The major problems that we are facing in land administration are complicated procedure, inefficient paper based system, lack of integrated land policy, political interference and corruption.

The aim of this paper is to explore the previous and present status of land administration system about surveying, mapping, data collection, adjudication process, land registration system in analogue and digital system as well as good land governance.