



Law of Property Course Descriptor

Course Title	Law of Property	Faculty	Law
Course Code	NCHLW635	Course Leader	Dr Tim Sinnamon
Credit Points	30	Teaching Period	Both
FHEQ Level	6	Date Approved	June 2020
Compulsory/ Optional	Compulsory for undergraduate combined and single honours students, and for Senior Status students		
Pre-requisites	None		
Co-requisites	None		

COURSE SUMMARY

The purpose of the Law of Property course is to develop a sound understanding of the principles of ownership of property, particularly of land, by considering the possible estates and other interests in land and the ways that those estates and interests can arise and be determined, and by giving an appreciation of the differences between unregistered land and registered land and the policy and practicability considerations underlying the holding of land and its conveyance.

COURSE AIMS

The primary aim of the course is to fulfil the key elements and general principles of the Law of Property as required by the SRA/BSB Academic Stage Handbook for a Qualifying Law Degree. Within that parameter the aims of the course are to:

- Develop the students' powers of interpretation and critical analysis of legislation and case law as it applies to estates and interests in land.
- Give an understanding of different types of estate and interest in land; the roles of law, equity and the doctrine of notice; the mechanism, rules, limitations and extent of the system of land registration; the differences between registered and unregistered land and the major legislative reforms of land law and the reasons underlying them, including the mirror, curtain and insurance principles.
- Stimulate thinking about how the rules of land law support alienability of land and protection of rights of vendors, buyers and third-party interest-holders, including lending institutions.

- Give an understanding of how social changes have been reflected in land law, particularly regarding the family home.

LEARNING OUTCOMES

On successful completion of the course, students will be able to:

KNOWLEDGE AND UNDERSTANDING

- K1c Critically discuss legal theories, principles, doctrines, values and rules which underpin the law of property of England and Wales through in-depth study.
- K2c Critically discuss the way that the Land Registry and land registration system support the registration and conveyancing of land.
- K3c Critically discuss property law within the English legal system and its processes in academic and social contexts.

COGNITIVE SKILLS

- C1c Apply knowledge and understanding to determine solutions to complex problems involving the law of property.
- C2c Critically analyse factual information, selecting and prioritising from possible alternatives using reasoned judgment and recognised legal arguments pertaining to property law.
- C3c Recognise ambiguity with and deal with uncertainty in the law of property.

TRANSFERABLE AND PROFESSIONAL SKILLS

- T1c Communicate accurately and effectively, using a variety of media and technological resources whilst demonstrating care and accuracy in use of English and legal terminology.
- T1c Utilise an advanced level of technical proficiency of written English, while effectively applying scholarly terminology, to critically evaluate, analyse and make judgements and apply these appropriately to a range of diverse contexts.
- T2c Demonstrate a high level of ability to manage personal development by effective use of feedback, reflection, determination of needs, acquisition of knowledge and skills and collaborative working.
- T3c Undertake self-directed research using a wide range of legal and other information sources, evaluating and selecting information based on reasoned criteria.

TEACHING AND LEARNING

Teaching and learning strategies for this course will include:

- 15 hours of full-cohort lectures
- 10 hours of group tutorials
- 4 x 45-minute one-to-one tutorials per student¹

¹ One-to-one tutorials will only be offered to undergraduate combined and single honours students.

- 1 revision session

Course information and supplementary materials are available on the College’s Virtual Learning Environment (VLE).

Students will attend Collections (formal meetings) in which they receive comprehensive and collated feedback on their performance.

Students are required to attend and participate in all the formal and timetabled sessions for this course. Students are also expected to manage their directed learning and independent study in support of the course.

EMPLOYABILITY SKILLS

- This course afford students the option of developing their knowledge of property law, trusts and Equity in a practical and theoretical way. This knowledge will be of considerable use in any workplace setting.
- In terms of skills the course affords students the ability to develop their written, oral, presentation and communication skills.

ASSESSMENT

FORMATIVE

Students will be formatively assessed during the course by means of set assignments. These do not count towards the end of year results but will provide students with developmental feedback and feedforward.

SUMMATIVE

Assessment will be in two forms:

AE:	Assessment Activity	Weighting (%)	Online submission	Duration	Length
1	Written Assignment	40%	Yes	N/A	2000 words
2	Examination	60%	N/A	2 hours	N/A

The examination will consist of a number of questions from which the student will have the choice of answering a specified number. Both the examination and the written assignment will be assessed in accordance with the assessment aims set out in the Programme Specification.

FEEDBACK

Students will receive formal feedback in a variety of ways: written (including via email correspondence); oral (within one-to-one tutorials or on an *ad hoc* basis) and indirectly through discussion during group tutorials. Student’s will also attend the formal meeting, Collections, in which they will receive constructive and developmental feedback on their performance.

Feedback on examinations is provided through generic internal examiners’ reports and are made available to the student on the VLE. For all other summative assessment methods, feedback is made available to the student either via email, the VLE or another appropriate method.

INDICATIVE READING

Note: Comprehensive and current reading lists for courses are produced annually in the Course Syllabus or other documentation provided to students; the indicative reading list provided below is used as part of the approval/modification process only.

BOOKS

Dixon, M., Modern Land Law, (Routledge, London, 11th ed., 2018)

MacKenzie, J,A, Nair, A., Textbook on Land Law (Oxford, OUP,17th ed 2018)

McFarlane, B,. Nield, S,. Land Law, Text Cases and Materials, (Oxford,OUP,4th ed 2018)

Megarry & Wade: The Law of Real Property (Sweet & Maxwell, 9th Ed. 2019)

JOURNALS

Law Quarterly Review

Trusts & Trustees

Modern Law Review

Conveyancer and Property Lawyer

ELECTRONIC RESOURCES

Lexis Nexis

Westlaw

SSRN

Jstor

Practical Law

INDICATIVE TOPICS

- Students will study the following topics:
 - An Introduction to Land Law
 - Registered Land and its Conveyance
 - Unregistered Land and its Conveyance
 - Successive Interests in Land
 - Concurrent Co-Ownership of Land
 - Licences and Proprietary Estoppel
 - Landlord and Tenant
 - Freehold Covenants
 - Easements
 - Mortgages
 - Adverse Possession
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Title: NCHLW635 Law of Property Course Descriptor					
Approved by: Academic Board					
Location: Academic Handbook/Programme specifications and Handbooks/ Undergraduate Programme Specifications/LLB (combined honours) Programme Specifications/Course Descriptors					
Version number	Date approved	Date published	Owner	Proposed next review date	Modification (As per AQF4) & category number
2.0	February 2022	March 2022	Alice Schneider	April 2025	Category 3: Changes to Learning Outcomes
1.1	June 2021	June 2021	Dimitrios Kyriazis	April 2025	Category 1: formatting change
1.0	June 2020	June 2020	Dimitrios Kyriazis	April 2025	