

(AS PASSED BY THE PROVINCIAL ASSEMBLY OF SINDH)

**A  
BILL**

to amend the Registration Act, 1908, for its application to the Province of Sindh;

**WHEREAS** it is expedient to amend the Registration Act, 1908, for its application to the Province of Sindh, in the manner hereinafter appearing;

**Preamble.**

It is hereby enacted as follows:-

1. (1) This Act may be called the Registration (Sindh Amendment) Act, 2013.

**Short title and commencement.**

(2) It shall come into force at once.

2. In the Registration Act, 1908, for its application to the Province of Sindh, hereinafter referred to as the said Act, section 6 shall be substituted as under:-

**Amendment of section 6 of Act No.XVI of 1908.**

**“6.Registrars and Sub-Registrars.-**The Provincial Government may appoint such public officers to be Registrars and Sub-Registrars who are duly qualified for holding these posts and have undergone prescribed trainings and have passed the prescribed examination or are holding a post of District Registrar (BS-18) included in the cadre schedule in Revenue related posts.”.

3. In the said Act, in section 16, after section (3), the following shall be added:-

**Amendment of section 16 of Act No.XVI of 1908.**

“(4) No book other than the books provided under sub-section (1) of this section shall be used by any Registrar or Sub-Registrar.”.

4. In the said Act, after section 19, the following new section 19-A shall be added:-
- “19-A. Documents not to be registered.- Notwithstanding anything contained in this Act, no deed or document effecting any transaction in respect of immoveable property, in contravention of the provisions of any law of the land, including non-payment of all utility bills, shall be registered.”.
5. In the said Act, in section 20, in sub-section (1), the words “may in his discretion refuse” shall be omitted and after the words “the registering officer”, the word “shall” shall be added.
6. In the said Act, in section 21, after sub-section (4), the following shall be added:-
- “(5) No non-testamentary document relating to the properties situated in the areas, for which the record of rights is maintained by the Revenue Department, shall be registered without a copy of computerized record certified by the Assistant Collector of the first grade appointed specifically for the service center.
- Provided that the areas for which the record of rights is not yet computerized, the Assistant Collector of first grade of respective jurisdiction shall certify the copy of record of rights.”.
7. In the said Act, in section 28 -
- (i) in sub-section (1), the words “whole or some portion of” shall be omitted;
- (ii) sub-section (2) shall be omitted.
8. In the said Act, section 30, sub-section (2) shall be omitted.
- Amendment of section 19 of Act No.XVI of 1908.**
- Amendment of section 20 of Act No.XVI of 1908.**
- Amendment of section 21 of Act No.XVI of 1908.**
- Amendment of section 28 of Act No.XVI of 1908.**
- Amendment of section 30 of Act No.XVI of 1908.**

The Bill was passed by the Provincial Assembly of Sindh  
in its sitting held on Friday, the 14<sup>th</sup> February, 2014.

Karachi, the  
February, 2014.

**SPEAKER**  
**PROVINCIAL ASSEMBLY OF SINDH**

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I assent to this Bill

Karachi, the  
February, 2014.

**GOVERNOR OF SINDH**