



2001 CHAPTER 5

*Consequences of redemption*

**Lands in separate occupation subject to single ground rent**

**12.—**(1) This section applies where—

- (a) land comprised of two or more parcels vested in separate persons is subject to a single ground rent;
- (b) the rent-payers do not combine under section 4(6) to redeem the ground rent; and
- (c) a rent payer entitled to any parcel or parcels has complied with section 4(1) and (2) in relation to the ground rent.

(2) The sealing of the certificate of redemption discharges all the parcels from the ground rent.

(3) At the request of a person entitled to any other parcel or parcels, the Registrar on being satisfied—

- (a) of the facts; and
- (b) that that person has paid any amount for which he is liable under subsection (4)(b);

shall deliver to that person a copy of the certificate of redemption.

(4) The rent-payer may require reimbursement of all or an appropriate part (as the case may be) of any moneys lodged under section 4(2)(a), (b), (c) or (e) and of his costs in connection with an application under section 4(1)—

- (a) where he has been indemnified against payment of the ground rent or any part of it, from the indemnifier; or

(b) in any other case, from the person entitled to any other parcel, unless he himself has indemnified that person against any demand for ground rent.

(5) Without prejudice to any right of set-off or counterclaim, any amount mentioned in subsection (4) may be recovered by the rent-payer in proceedings in any court of competent jurisdiction.