Brief Overview on Hungarian Land Administration

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Hungary is a landlocked, Central European country in the Carpathian Basin

Some characteristics of Hungary

Area: 93,030 km2
Population: 9,976,000 (July 2011 est.)

Yearly average income per capita in households (after tax): €3.411-

Yearly GDP per capita: €10.016 (2011, in Purchasing Power Standards €16.424,7; 66% of EU average)

Proportion of agriculture and food industry from GDP: 7-10%
GDP - composition by sector:

- **agriculture: 3.3%**
- **industry: 30.8%**
- **services: 65.9% (2010 est.)**

Labor force - by occupation:

- **agriculture: 4.7%**
- **industry: 30.9%**
- **services: 64.4% (2010)**

Unemployment rate (official): 10.8 %

Civil organizations for land surveyors

(Hungarian Geodetic Surveying Liaison Group to CLGE)

- Society of Hungarian Surveying and Geoinformatic Enterprises
- Surveying, and Geo-information Division of the Hungarian Chamber of Engineers
- Hungarian Society of Surveying, Mapping and Remote Sensing

MFGVE

MFTTT

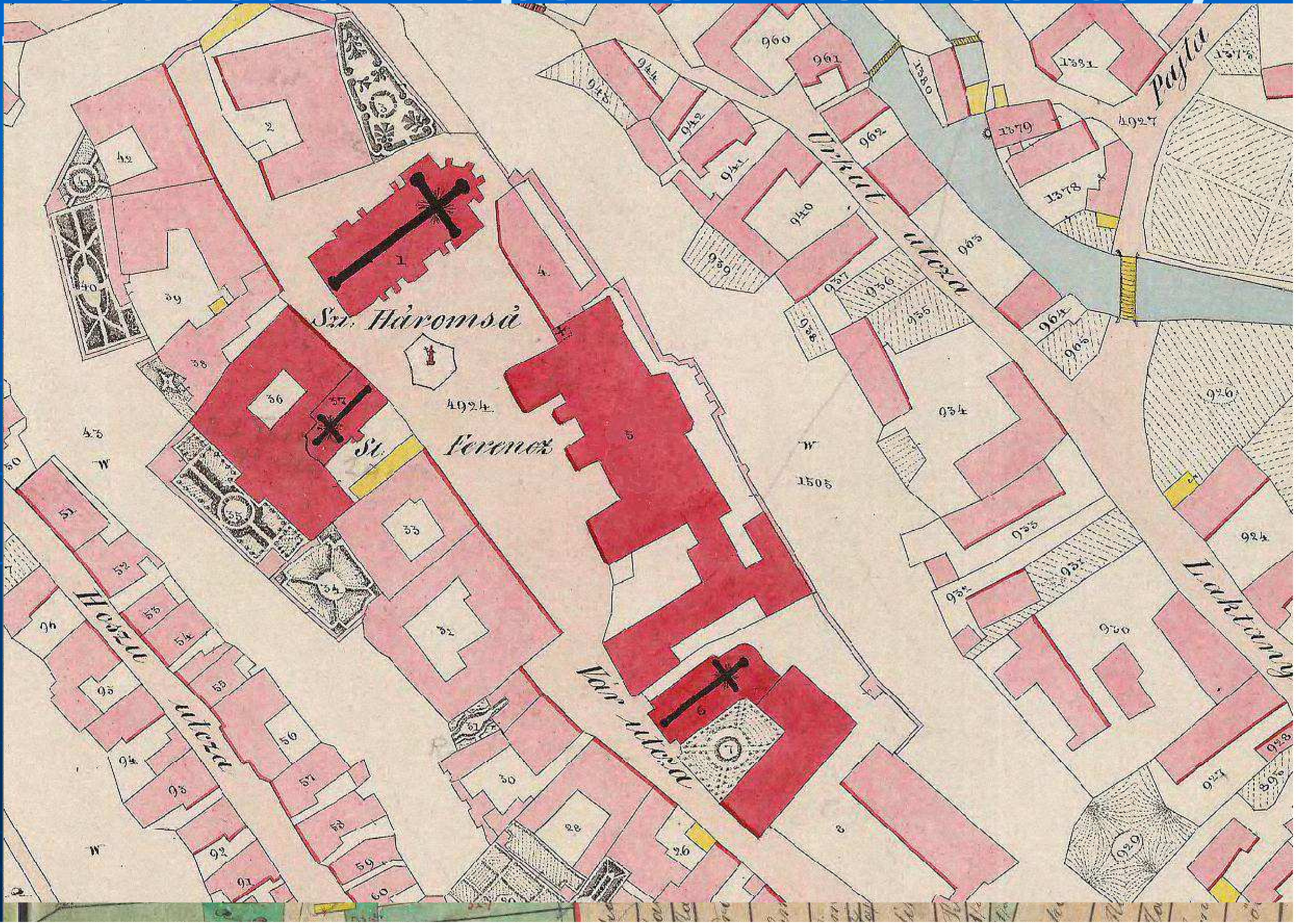
Economic capabilities

- overall number of active chartered private geodetic engineers is about **600** (qualified with full license by Chamber of Engineers), and beside them there are lot of technicians and assistance (graduated on medium level /in technical school/).
- number of significant private companies dealing with land surveying is about **25** (there are many more smaller companies as well)
- There are **541** land surveyors (MSc, BSc and technicians as civil servants) in **Land Offices** (119 district land offices, and 19 county land offices) of **National Land Administration**

Cadastre & Land Registry

- All Lands and Properties have been registered since the 2nd half of the XIX. century (Austro-Hungarian Monarchy)
- Condominium registration started at the beginning of 1930's
- Land Registry and Cadastral Mapping has **continuously operated** during „behind iron curtain" ages, as well
- In 1972 a Unified Land Registry System introduced, in which cadastral mapping and land registration belong to the same organization, Land Offices. Unified Land Registry System is a Title Registry
- In 1996 Standard MSZ 7772-1, Digital Base Map, Conceptual Model introduced
- In 2000, a new Land Registry IT system introduced (TAKAROS) for the management of Legal Data
- From 2003 Land Registry Services via Internet (TAKARNET) is available
- In 2009 a new, integrated IT system (DATR) implemented for both legal and cadastral map data management
- All these development based on the Standard above, and carried out by FÖMI (both professional and IT side)

Cadastral maps from 19th century



Some land admin. facts

- The total number of land and real estate properties: **9 836 000**
- Number of cadastral parcels: **7,3 million**
- Number of registered condominium units: **2, 536 million**

The Hungarian integrated cadastral system is “Unified Land Registry System” (ULRS)

The official name of One institutional network- land offices- responsible for registration of legal transactions, cadastral mapping changes and dealing with other land- and real estate property related activities.

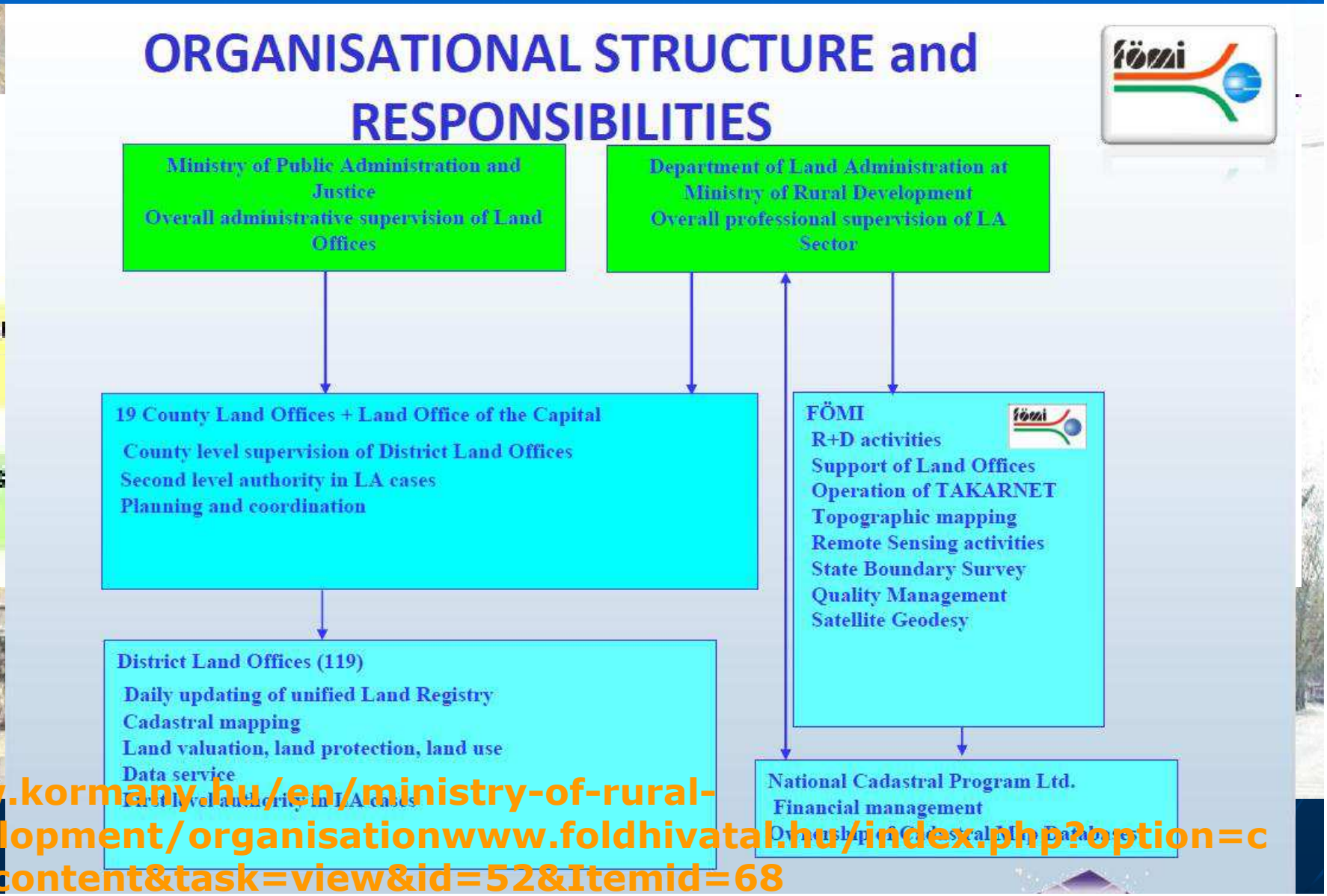
The Unified Land registry System has two specific aims to be pursued

- **Legally, the land registers provide a kind of defense for the titles to real estate and also give certainty for the bona fide holders**
- **The economic aim is to serve as a uniform basis for establishing financial obligations for planning and supplying statistical data for the government, organization of land utilization and services for the whole society**

The Hungarian system is multipurpose nature:

- **maintenance of control point networks**
- **topographic map service (limited)**
- **land protection**
- **land lease registration**
- **administrative boundaries**
- **etc.**

Institutional framework of Land Administration



www.kormany.hu/en/ministry-of-rural-development/organisationwww.foldhivatal.hu/index.php?option=com_content&task=view&id=52&Itemid=68

PERFORMANCE of the Unified Land Registry

- Registration of changes, maintenance of legal and cadastral mapping databases
- DLO-s (first instance) receive **3 - 3,5 million** applications annually **2,3 million applications legal changes**
- **700 000 transfers of ownership**
- **800 000 mortgage registrations and releases**
- **800 000 other rights**

PERFORMANCE of the Unified Land Registry

- **200 000 applications for mapping changes and other cadastral mapping matters**
- **162 000 applications for land protection and land lease**
- **500-700 000 other applications**
- CLO second instance
- Number of appeals (legal and mapping) **15000**
- Number of **court cases** related to land office decisions (legal and mapping) **2000**

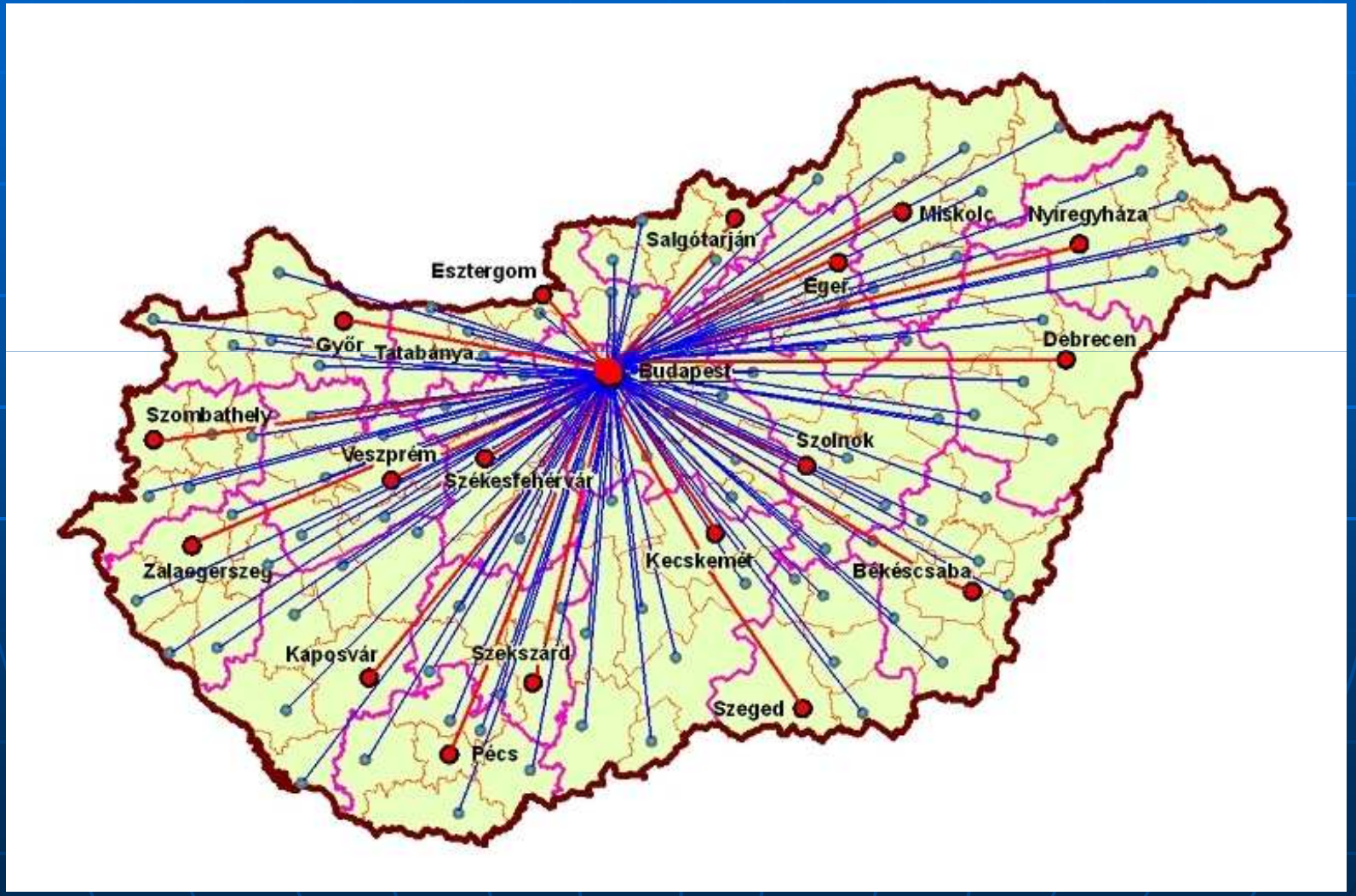
Services

- Land offices and FÖMI provide legal and cadastral mapping information, data and other value added services for external users, citizens
- generally for fees.
- The sufficient revenue is very important because land offices and FÖMI became **self financing (even provides revenue for state budget about €10 m/year)** with effect from 1st January 2007 **Property sheet (legal document of the property) certified copy 2,8 million annually**
- - for fee 1,9 million
- - for free 0,9 million

Services

- The number of **online information through TAKARNET 4,2 million** in 2010
- Number of extract of cadastral maps is about 500 000 annually, **400 000 on paper, 100 000 in digital format**
- Land offices and FÖMI also provide mass data selling and services (legal, mapping) for major external users (local governments, public utilities, etc.) based on contract agreement

TAKARNET – land information service network



Updating of the legal registry (property sheet)

The property sheet is continuously updated based on deeds, documents submitted by clients or other interested parties.

The conveyance of properties, ownership changes are compulsory to report to the competent DLO for registration.

Law requires the content and format of deeds and other legal documents

- change in ownership
- parcel number changes
- mortgage registration and release
- condominium registration
- easement and restriction, etc

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See you in Budapest
in March 2013

Thank you for your attention!