

Module specification

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Module code	LAW601/LAW601D
Module title	Property and Land Law
Level	6
Credit value	20
Faculty	FSLS
Module Leader	TBC
HECoS Code	100485
Cost Code	TBC

Programmes in which module to be offered

LLB (Hons) Law	Core
BA (Hons) Law and Criminal Justice	Core

Pre-requisites

None

Breakdown of module hours

Learning and teaching hours	48 hrs
Placement tutor support	0hrs
Supervised learning e.g. practical classes, workshops	0 hrs
Project supervision (level 6 projects and dissertation modules only)	0 hrs
Total active learning and teaching hours	48 hrs
Placement / work based learning	0 hrs
Guided independent study	352 hrs
Module duration (total hours)	400 hrs

For office use only	
Initial approval date	May 2021
With effect from date	September 2022
Date and details of revision	May 2023 – admin correction - weighting
Version number	2

Module aims

Students will be expected to develop a critical understanding of the key concepts of English and Welsh land law related to: the ownership of family property, the regulation of leases and the law of mortgages; and the distinctions between legal and equitable rights, personal and proprietary interests and registered and unregistered land.

Module Learning Outcomes - at the end of this module, students will be able to:

1	Distinguish between legal and equitable right; personal and proprietary interests, freehold and leasehold estates; and registered and unregistered land
2	Critically examine the ways in which rights and interests in land are defined and protected – trusts, co-ownership, formalities in relation to estates
3	Examine priority of interests in registered land and how commercial interests including mortgages, easement and convenient may be defined and managed
4	Apply a detailed knowledge of English and Welsh property and land law to complex scenarios

Assessment

Indicative Assessment Tasks:

Essay: the essay 4,000 words involving critical analysis and appraisal of fundamental principles of property and land law.

Examination: 2.5 hour MCQ exam

Assessment number	Learning Outcomes to be met	Type of assessment	Weighting (%)
1	1-3	Essay	40%
2	4	Multiple Choice Questions	60%

Derogations

PSRB requirement for LLB Law only:

The minimum pass mark for all LLB Law foundations of legal knowledge (FLK) subjects is 40%. Compensation is only permitted for a maximum of one module across the whole programme for a marginal fail (35-39) covering FLK subjects. (applies to LAW401D, LAW402D, LAW403D, LAW404, LAW502D, SOC575D, LAW601D, LAW603D)

Learning and Teaching Strategies

The learning and teaching strategy is grounded in the University's commitment to an Active Learning Framework (ALF) so that learning will be both accessible and active, and include synchronous and a-synchronous elements. Face to face classroom teaching will be supplemented by online lectures wherein students will be expected to complete activities such as watching Panopto videos; undertake additional reading; complete quizzes and exercises; and post comment for a-synchronous debate. These activities will be the subject of formative

feedback by the module tutor. Added to this, will be access to staff who provide presence, challenge and support for student learning and can relate learning to real world uses.

Syllabus Outline

English and Welsh land law
Underpinning philosophies of property and land law
The doctrines of estates and tenure
The nature and definition of land
The development of land law
The law relating to land registration
Distinction between registered and unregistered land,
The distinction between personal and property right
The role of equity and the trust and the doctrine of proprietary estoppel
Title to land,
Settlements of land,
Trusts of land and co-ownership, freehold covenant, easements.
Assignment, subletting and alteration, repair obligations
The law relating to freehold and leasehold estates in land,
Lease/Licence distinction
Easements
Forfeiture,
Freehold covenants,
Nature and regulation of mortgages – sale and completion; transfer, taxes
Appropriate clients
Leases- elements, validity, purchase and transfer; statutory protections; retail premises
Acting for buyer or sole trader; sale of land within industrial unit
Pre contracts searching
Sale and purchases
Duty of disclosure
Title and requisitions on title
Funding and taxation
Legislation
Money laundering

Indicative Bibliography:

Essential Reads

Thomas, M. (2020) Blackstone's Statutes on Property Law 2020-2021. Oxford: Oxford University Press
Luther,P, Moran, A (2020) Core Statutes on Property Law. The Macmillan Core Statutes series.
Bevan, C (2018) Land Law. Oxford: Oxford University Press
Abbey,R and Richards, M. (2018) Property Law. Oxford: Oxford University Press

Other Indicative Reading

Dixon, M. (2018) Modern Land Law. Abingdon: Rutledge

McFarlane, B (2018) land law: text, cases and materials. Oxford: Oxford University Press

Bray, J. (2019) Unlocking Land Law. Oxford: Oxford University Press

Mackenzie, J.A and Phillips, M (2018) Textbook on Land Law. Oxford: Oxford University Press

Students will be expected to consult a range of law journals and selected e-journals from WestLaw with a view to developing appropriate legal research skills and to access important supplementary readings in preparation for assessments.

Employability skills – the Glyndŵr Graduate

Engaged

Creative

Ethical

Commitment

Curiosity

Resilience

Confidence

Adaptability

Digital Fluency

Organisation

Critical Thinking

Communication