

THE TORRENS SYSTEM.

(Contributed.)

THE nineteenth century has witnessed a good many important changes in the laws of the Anglo-Saxon races, but we venture to doubt whether any such change which has been effected, is so important and so beneficial in its consequences as that accomplished in the Australian colonies regarding the transfer of land.

In countries like the British colonies, where the ownership of the land is so widely diffused amongst the inhabitants, it must always be a matter of vast importance to the community to have the laws regulating the ownership and transmission of land simple, easily understood, and effective in protecting owners in the rightful enjoyment of their property.

Any improvement in the laws affecting these rights and interests, have a wide reaching effect. It is not merely those who own land who are benefitted, but also the large class which in various ways of business is concerned in transactions with land owners, and in which the land forms the basis of contract. The simplification of the tenure, and transfer of land, and the securing of indefeasibility of title, mean an important addition to the wealth of a community, and the opening up of a source of capital which may be otherwise rendered practically useless by means of the difficulties in the way of effectually and safely dealing with it.

We do not think, therefore, that any apology is due to our readers for discussing this new method of land transfer which has been introduced in the Australian colonies. Its success there, has been established by upwards of 25 years experience of its working, and it behoves us in Manitoba, to know, as soon as may be, the advantages we may derive from an early adoption of it, and it is for this purpose that we wish to point out the principles upon which it is based.

This method of land transfer is commonly called "The Torrens' System," after Sir Robert R. Torrens, its inventor,