



Redefined Horizons  
3938 Kimball Lane  
Stockton, California 95206

Land Tenure  
Study Notes By Landon Blake  
Tuesday, April 14, 2020

## Chapter 1 – Study Notes

### Key Terms

#### **Cadastral System**

The legal rules related to land ownership and the system for recording land claims/transactions.



## Key Concepts

### **Real Property is an important part of the economic foundation of most modern civilizations.**

- The ability to treat land as an asset that can be bought, sold, traded or used as collateral for lending helps fuel economic activity.
- To use land as an economic asset, it must be uniquely identified and described.
- In most places, methods of uniquely describing land have developed with boundary surveys and landmarks (monuments) as its basis.

### **Most modern civilizations have substituted a system of legal rules for physical violence as a way to protect ownership and other rights in land.**

- The substitution of legal rules for physical violence aids economic growth and makes civilizations more wealthy.
- A key element of the legal rules to protect ownership of land is the recording or registration of claims to land and land transactions.
- The legal rules related to land ownership and the system for recording land claims/transactions is a cadastral system.

### **A cadastral system must perform 3 functions.**

- A cadastral system must define how land and rights to land can be held (for example: leased, rented, owned, held as an easement).
- A cadastral system must define how parcels are uniquely identified, described, marked and retraced on the ground.
- A cadastral system must set the legal rules for how land rights are protected and how disputes over land are settled.



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## Unanswered Questions and Things Left Unsaid

**Why is the protection of land rights so important for economic growth and the wealth of societies?**

- Landon's answer goes here.