CARD

Computer-Aided Administration
of Registration Department

PRESENTED BY

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INTRODUCTION

A highly complex but user friendly CARD Software was developed by the team of National Informatics Centre, Hyderabad.

The project was originally conceived in August, 1996 and implemented at two test sites at

- Registrar Office, Hyderabad and

- Sub Registrar Office, Banjara Hills in August/September, 1997.
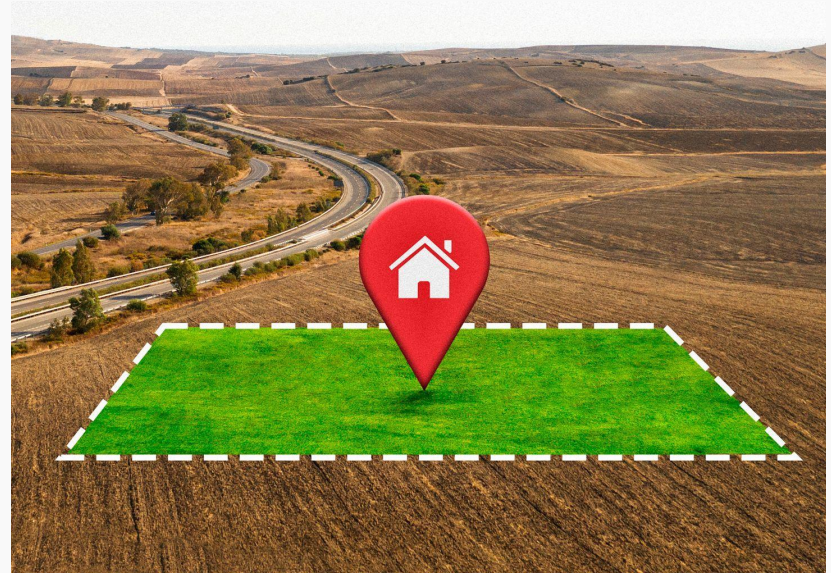
The CARD project aimed at the complete computerization of the land registration process in AP.

- The CARD Project provides a transparent method of valuation of properties, simplified the registration procedures, enhanced speed, reliability and consistency of the system.

- It reduced delays by replacing the manual systems of copying, indexing and accounting.
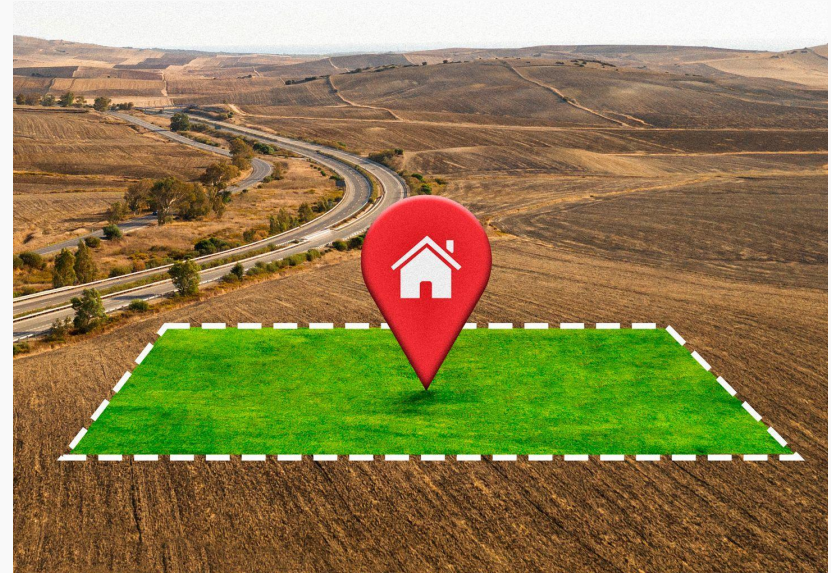
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OBJECTIVE

- Demystify the registration process

- Bring speed, efficiency & consistency

- substantially improve the citizen interface

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GOAL

- Introducing a transparent system of valuation of properties, easily accessible to citizens.

- Replacing the manual system of copying and filing of documents with a sophisticated document management system using imaging technology.

- Replacing the manual system of indexing, accounting and reporting through the introduction of electronic document writing.

LAUNCH OF CARD PROJECT

The CARD project was Launched on 4th November 1998. The standards for different Registration Services with service levels are as below.

Name of Service	Time Standard (minutes)
Registration of documents	60
Issue of MVA	5
Issue of EC	5
Sale of stamp papers	10
Issue of certified copy	10

- The CARD system had been in the client server architecture with each Sub-Registrar Office having one server with standalone functioning.

- Later all the Sub-Registrar Offices were provided with network connection for obtaining the index data and MIS data to the central server.

- In the year 2011 Government have taken a decision to bring CARD into Centralized Architecture called CCA (CARD centralized architecture).

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# PRESENT SCENARIO

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COST & BENEFITS

COST / BENEFITS

- Six months following the launch of the CARD project, about 80% of all land registration transactions in AP were carried out electronically.

- The time required for services now takes 10 minutes instead of a few days as under the earlier system.

- ECs are now issued to citizens in a span of 5 minutes, using a system that searches through more than 15 years of records from over 50 offices.

- Land registration can be completed in a few hours, whereas earlier it took 7-15 days.

- After factoring out the natural upward trend in nominal revenues, the CARD system has generated a modest increase in revenue. The growth rate in net revenue collected has gone up by almost 20%.

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FEATURES
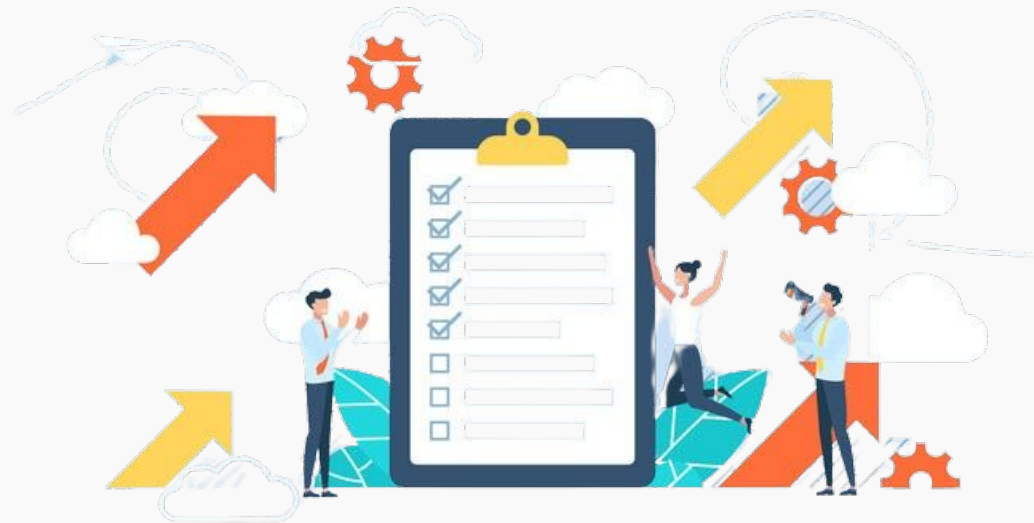
- The most significant features of CARD project is to develop adequate technical skills among the employees of the department for conducting day to day operations and maintenance of CARD system.

- Automation of process of registration of documents relating to sales/mortgage/lease/release, etc. covering 106 of transactions/nature of documents.

- Preservations of documents electronically on CDs through imaging and archival systems(IAS) with the following modules:

- Scanning of documents
- Archiving of documents images to CD
- Retrieval of documents
- Verification of archived CDs
- Audit reports.

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LIMITATIONS & SOLUTION

- As CARD system primarily deals with registration of immovable properties.

- It is essential to have a well-defined standard for describing the various types of properties.

- The absence of such of standard will effect the process of valuation search for encumbrance, detection of prohibited properties such as government lands, assigned lands, and surplus lands.

- Introducing the standards in property description duly taking care of the following can further enhance the dependability and reliability of the system.

- Natural changes in the classification of properties over a period of time, i.e. from Agriculture-Non-Agriculture. Plot-Houses/Apartments/Multi-storeyed building.

- partitions/Merging of properties.

- Different nature of right like Undivided share, Joint/Common rights and intersects on properties.

- Lack of well defined (unique) identification (ID) rules for the properties, particularly for open plots, coupled with non-standard id's for house number and survey numbers, etc.

- Inconsistent use of Ward and Bloc numbers of Local body offices with that of the other department like Census/Revenue etc.

REFERENCE

1. R.Jain & S.K.Agarwal. "Land/Property Registration in Andhra Pradesh". CSE IIT Bombay.https://www.cse.iitb.ac.in/~cs671/web07/web06/web05/submissions/websites/e_Governance_in_India/andhra.html.(accessed March. 23, 2024).

2. Computer-Aided Administration of Registration Department (CARD). EasyExplanation.https://ezexplanation.com/content/computer-aided-administration-of-registration-department-card.(accessed March. 23, 2024).

Thanks!

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