

Module Title Commercial Conveyancing	Reference BSM650 SCQF SCQF Level 11 SCQF Points 15 ECTS Points 7.5 Created April 2010 Approved March 2013 Amended August 2011 Version No. 2
Keywords Law, conveyancing, commercial leases	

This Version is No Longer Current

The latest version of this module is available [here](#)

Prerequisites for Module

None in addition to SCQF 11 entry requirement or equivalent.

Corequisite Modules

None.

Precluded Modules

None.

Aims of Module

To develop knowledge and understanding of commercial conveyancing transactions including detailed examination, drafting and revising commercial leases, assignation, sub lets and licence to occupy, purchase and sale of investment property, overview of Bank

Indicative Student Workload

	Full Time	Part Time
<i>Contact Hours</i>		
Seminar	50	50
assessment	10	10

Directed Study

Directed Study	50	50
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Private Study

Private Study	40	40
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Mode of Delivery

Seminars, problem solving, simulated transactions, portfolio building, practical exercises

Assessment Plan

Learning Outcomes Assessed

Certificate of Title, and issues involved in purchasing and selling development property including examination of Overage Agreements.

Learning Outcomes for Module

On completion of this module, students are expected to be able to:

1. Understand and apply the mechanics of a commercial lease, including drafting the Commercial Missives of Let, drafting the lease from the landlords perspective, drafting a Lease Summary Report and revising the lease from a tenants perspective
2. Understand and explain the differences between a Assignment and Sub Let
3. Understand and explain the use of a Licence to Occupy and the purpose and use of a Bank Certificate of Title
4. Understand and apply the mechanics of the purchase and sale of an investment property, including drafting of appropriate documentation including missives
5. Understand and apply the mechanics of the purchase and sale of development property including the use of Overage Agreements

Component 1	1,2
Component 2	2,3
Component 3	4,5

Written coursework worth 40% of the weighting (C1)

Written Coursework worth 40% weighting (C3)

Written Coursework worth 20% of the weighting (C2)

Indicative Bibliography

1. COCKBURN D., 2010. *Commercial leases*. 2nd ed. Haywards Heath: Bloomsbury Professional.

Additional Notes

In addition to the texts in the indicative bibliography, the student will be required to purchase the course materials.

Indicative Module Content

Drafting and revising
Commercial Leases,
Assignment, Sub Lets and
Licence to Occupy, purchase
and sale of Investment Property,
overview of Bank Certificate of
Titles, and issues involved in
purchasing and selling
development property including
examination of Overage
Agreements.