**Assessment**

This assessment will help prepare you for your final exam and will encourage you to think critically about the legal framework, applying your understanding to realistic scenarios that you may encounter professionally.

Below is a series of questions that cover the main question types you will face in the exam. Complete these questions in this Worksheet and submit to your teacher for marking.

# Multiple-choice questions

1. Which one of the following best describes the role of the Land Registry in property transactions in England and Wales?

1. It determines property ownership disputes.
2. It maintains a central register of land ownership and interests.
3. It provides mortgage financing for properties.

**Answer**:

2. In construction law, what does ‘consideration’ mean in contract terms?

1. the act of thoroughly reviewing terms
2. the payment or benefit exchanged between parties
3. an agreement to change contract terms

**Answer**:

3. Which of the following scenarios would be governed by the Party Wall Act 1996?

1. building a new standalone house
2. renovating a property that shares a boundary with a neighbour
3. constructing an extension on open land with no boundaries

**Answer**:

# Short answer questions

Explain the importance of ‘intention to create legal relations’ in forming a construction contract.

**Response:**

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Describe the purpose of the Party Wall Act 1996 and how it assists in managing boundary disputes during construction.

**Response:**

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# Scenario-based questions

**Example:** A property developer encounters delays in a commercial project due to unforeseen weather conditions, impacting timelines and budgets. Discuss how an NEC contract’s flexibility could help manage such delays, compared to a more rigid approach in a JCT contract, focusing on collaboration and risk-sharing.

**Response:**

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**Example:** John and Lisa purchase a property as tenants in common, each holding a 50% share. If John decides to sell his share, what implications does this have for Lisa, and how does this differ from joint tenancy arrangements?

**Response:**

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