



CSE307: System Analysis & Design

Assignment 1

Statement of Work

—

Md Masum Musfique

Student ID: 1920582

Date: 06/11/2022

My Project

Automated System for Land Registration for Sub Register Office.

Goals & Objectives

Project Goals:

- The main goal of this project is to automate land registration of bangladesh. Through this system, citizens of Bangladesh will be able to sell the land online.
- Customers who are interested can get in touch with the land seller to learn more about their lands and the price they prefer. They can use this system to buy land and pay for it online.
- Sub-register officers will examine tax payments, land registration, and land buying and selling through this system. Sub-registrar officers have the authority to notify the landowner in the event of any error in land registration, land buying and selling, or tax payment.

Project Objectives:

Objective 1: Every land should be registered online.	Issue: All lands are not registered online.	Solution: By using this system, citizens will be able to register their land online.
Objective 2: Land owners should be able to sell their lands.	Issue: Selling lands in manual process is hard & time consuming.	Solution: By using this system, land owners will be able to sell their lands online. They will be able to create advertisements for selling lands.
Objective 3: Land owners should be able to communicate with customers & sub register officers as well as online hearing.	Issue: No communication is possible online between land seller and customer.	Solution: This system should be able to ensure the communication online between land seller and customer as well as sub register officers. Besides, online hearing.

Objective 4: Sub register office should be corruption free and dedicated for citizen service.	Issue: Most of the office staff are corrupted. Not friendly & available for citizens.	Solutions: By using this system, main processes will be automated & secured. Corruption can be reduced.
---	---	---

History leading to project request

Previously, there was no automated and integrated system for land registration, land selling & buying platform, online payment for buying lands, and online hearing. And the manual land registration process was very hard and time consuming. The manual process of land registration requires many documents, which takes more time. It also takes a huge amount of time to check the documents by the sub register office staff. In the manual process, we need signatures on many pages. On the other hand, there was some scope for cheating on land registration. Sometimes, sub-register office staff take bribes and are involved in corruption. Besides, to sell some land, the owner has to find customers manually. So, by having a platform like this, the longer and time consuming process can be easier for all. On the other hand, we can assure security by using password, One time OTP or biometric scan. It is also possible to reduce cheating and corruption of office staff.

Identify Problems, Solutions & Opportunities

Problems:

- **Problem 1:** There is no automated and integrated system for land registration, land selling & buying platform, online payment for buying lands, and online hearing.
- **Solution:** We will create an automated and integrated system for Bangladeshi citizens.
- **Problem 2:** Not all lands are registered online.
- **Solution:** By using this system, Bangladeshi citizens will be able to register for their land online.
- **Problem 3:** There is no option to download digital land deed copy.
- **Solution:** Through this system, land owners can download their digital land deed copy.
- **Problem 4:** There is no common & government platform to sell & buy lands.

- **Solution:** With this system, citizens will be able to create advertisements for selling lands and all other customers will be able to see those advertisements, they can contact the owner through this system.
- **Problem 5:** There is no government platform where customers can buy & pay online.
- **Solution:** With this system, customers can pay online if they buy any land from this system.

Opportunities:

- Longer process of land registration can be eliminated.
- Sub register officers will be able to monitor land registration, land buying & selling, tax payment.
- Sub register officers will be able to monitor any corruption of the office staff.
- Land sellers will be able to find customers and contact them easily through this system.
- Sub register officers will be able to monitor Online hearing from anywhere, anytime.
- Bangladeshi citizens will be able to download their digital land deed copy.

Product Description

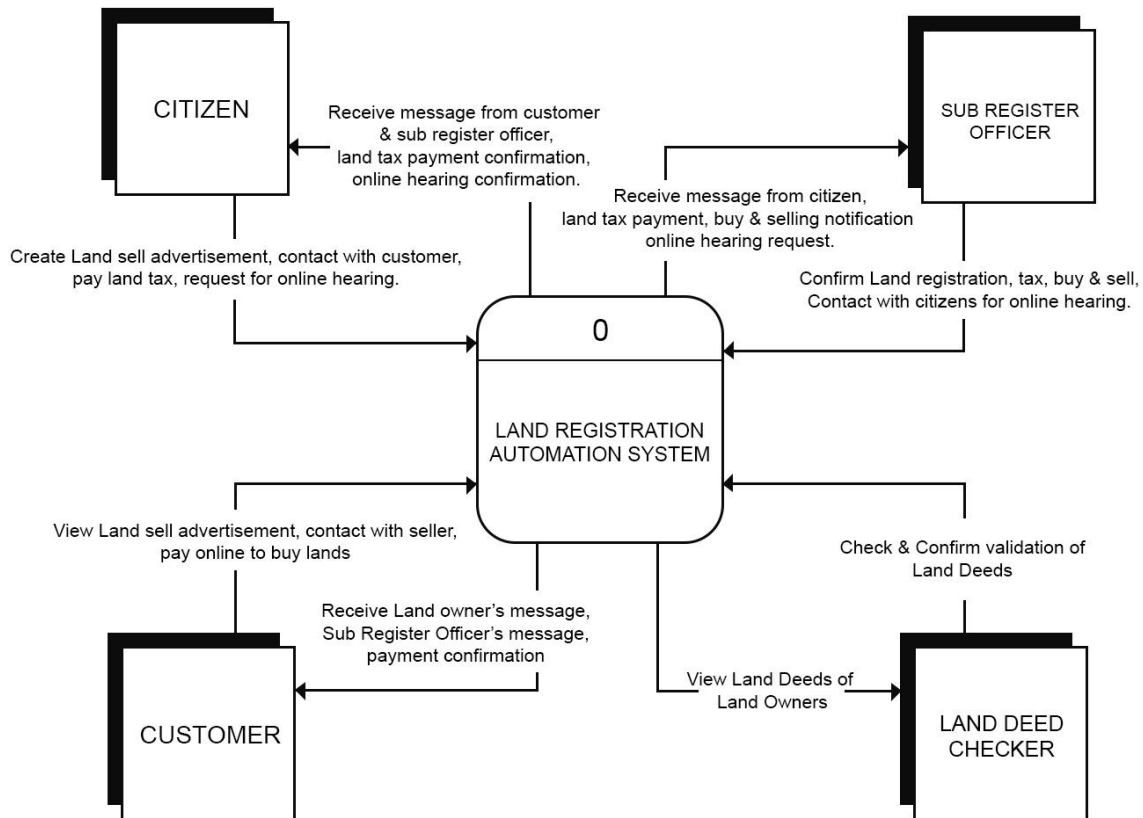
Product Summary

This system is made for land registration automation. Bangladeshi Citizens will be able to sell the lands online through this system. Interested customers can contact the seller of the lands and find their lands and their preferable price. They can buy lands through this system and pay online. Land registration, land buying & selling, tax payment will be checked by sub registrar officers. If there is any kind of error in Land registration, land buying & selling, tax payment, then sub registrar officers can notify the owner of the land.

Product Stakeholders

- Bangladeshi Citizens
- Customers
- Sub Registrar Officer
- Land Deed Checker

Context Level Data Flow Diagram



Hardware & Software Details

I. Hardware

Hardware used by servers supporting the software. The database that connects to the cloud is supported by the server.

II. Software

As our system is mainly a Web Application, so all software platforms will be able to support this process such as Windows, IOS, MACOS, Linus etc.

Software Key Technical Features

- Bangladeshi Citizens will be able to register their lands online from anywhere, anytime.
- Bangladeshi Citizens will be able to sell the lands online through this system.
- Land registration, tax payment, buying & selling will be fully secured by using One time OTP, pin codes and biometrics.
- For selling their lands, they may create advertisements in this system.
- Interested customers can contact the seller of the lands and find their lands and their preferable price.
- Customers can pay for their land through this system(Online payment) or they can pay cash through the banks.
- Bangladeshi Citizens can pay tax through this system for their lands.
- Citizens can download their Digital land deed copy from this system.
- Citizens can request for an online hearing to the sub registrar officer.
- Land registration, land buying & selling, tax payment will be checked by sub register officers.
- If there is any kind of error in Land registration, land buying & selling, tax payment, then sub registrar officers can notify the owner of the land.