1. The Part 5 community body is fully responsible for securing the expeditious exercise of the Part 5 right to buy (section 63(1) of the 2016 Act). They are required to prepare the documents necessary to effect the transfer of the land; and they must impose any conditions Ministers require to be imposed upon the title to the land (section 59 of the 2016 Act).
2. In preparing the documents, the Part 5 community body must ensure that the land in the application which Ministers have consented to is that to be transferred or assigned and that the transfer or assignation is to be effected in accordance with any other conditions imposed by Ministers.
3. The services of a solicitor will be required to complete the conveyance of the land or assignation of the tenancy.
4. Where a Part 5 community body cannot fulfil their obligations to ensure that the subjects which are to be transferred are the same as those in the application and that the transfer is effected in accordance with any conditions imposed by Ministers, either because they are not owned by the person who is named as the owner in the application the matter must be referred to Ministers (section 63(2) of the 2016 Act).
5. The owner of the land being bought is obliged to make available to the Part 5 community body such deeds and other documents as are sufficient to enable the Part 5 community body to proceed to complete its title to the land and to transfer the title accordingly (section 63(4) of the 2016 Act)
6. Should they refuse or fail to make them available, or if they cannot be found within 6 weeks of the date on which Ministers consented to the application, the Part 5 community body can apply to the Lands Tribunal who may order the production of these documents from the owner or any other person appearing to the Lands Tribunal to have those deeds or documents (section 63(5) of the 2016 Act).
7. Where the owner refuses or fails to transfer the title of the land, the Part 5 community body can apply to the Lands Tribunal to authorise the clerk to adjust, execute and deliver such deeds or other documents as will complete the transfer and will have the effect and force as if it were done by the owner (section 63(6) of the 2016 Act).
8. The details of how the transfer of the land is to be completed are set out in section 64 of the 2016 Act. The Part 5 community body must pay within 6 months from the date on which Ministers consented to the application (section 64(2) of the 2016 Act).
9. However, this date may be extended where the owner and the Part 5 community body agree to an extension of that period (section 64(3)(a) of the 2016 Act), the assessment of the valuation (under section 65) or determination (under section 66) of the 2016 Act has not been completed by a date which is 4 months after the date when Ministers consented to the application, in such a case payment must be made within 2 months of the completion of that assessment of determination, whichever occurs later(section 64(3)(b) of the

2016 Act or the valuation or determination is the subject of an appeal which has not been decided within 4 months of the date when Ministers consented to the application, in such a case, payment must be made within 2 months of the date of the decision on the appeal against the valuation or determination, whichever occurs later (section 64(3)(c) of the 2016 Act).

10. Where the owner cannot grant a good and marketable title, by the date that the payment is due, then the consideration shall be held by the Lands Tribunal pending either the completion of the conveyance or assignation is effected, or notification to the court and Ministers that the Part 5 community body or third party purchaser have decided not to proceed to complete the transaction.
11. If the Part 5 community body or third party purchaser does not make payment by the due date, the confirmation of intention to proceed will be considered to have been withdrawn.
12. Any failure by the Part 5 community body to complete the purchase may create a liability to pay compensation under section 67 of the 2016 Act for any loss or expense incurred.
13. Any heritable security that burdened the land immediately before title is granted or the tenant's interest is assigned to the Part 5 community body will cease to do so on the registration of the interest (section 64(8) of the 2016 Act). Where such a security also burdens other land which is not being acquired by the Part 5 community body the security does not cease to burden that land (section 64(9) of the 2016 Act).
14. The Part 5 community body will be required to pay the creditor of a security any sums which are due to them (section 64(10) of the 2016 Act). The Part 5 community body may deduct any sums paid to the creditor in the standard security from the amount that they are to pay the landowner (section 64(11) of the 2016 Act)