



DOI: <https://doi.org/10.38035/jlph.v4i6>
<https://creativecommons.org/licenses/by/4.0/>

Resolution of Dual Land Certificate Ownership Issued by the Head of Sukajadi Village, Hinai District, Langkat Regency

Reda Eriska¹, Khalid²

¹ Universitas Islam Negeri Sumatera Utara, Medan, Indonesia, redaeriska425@gmail.com

¹ Universitas Islam Negeri Sumatera Utara, Medan, Indonesia, khalid@uinsu.ac.id

Corresponding Author: redaeriska425@gmail.com

Abstract : *This study aims to delve into the concrete solution to the problem of duplicate land certificates originating from the Head of Sukajadi Village, Hinai District, Langkat Regency. The research method applied is a field study with a qualitative approach that prioritizes descriptive data analysis. The qualitative approach was chosen because it can provide a deep understanding of the context and dynamics that occur in this problem. The results of the study clearly show that there was negligence in the process of issuing certificates by the parties involved, such as land owners, the Land Office, and the local government. This negligence is the main root of the problem that resulted in duplicate land certificates in the area. This indicates the importance of increasing accuracy and supervision during the land certificate issuance process. In the context of resolving this problem, a comprehensive evaluation of the applicable land certificate issuance procedures is needed. This evaluation must be carried out systematically to identify weak points in the process that are the entry point for duplicate land certificates. In addition, substantive improvements to the certificate issuance procedure also need to be made as a preventive measure to avoid similar problems from recurring in the future. In addition to evaluating and improving procedures, increasing legal awareness and responsibility from all parties involved is the key to an effective resolution. This includes improving legal understanding regarding land ownership, the rights and obligations of land owners, and the responsibilities of the Land Office and the local government in the certificate issuance process. Legal education and socialization need to be improved so that the public is more aware of the importance of maintaining the validity of legal documents, including land certificates.*

Keywords: Civil Procedure Law, Legal Paradigm, Settlement, Duplicate Land Certificates.

INTRODUCTION

Land ownership and the role of land certificates in people's lives have great significance in the realm of agrarian and land law. This is essential, especially in implementing Article 33 paragraph 3 of the 1945 Constitution, where the Basic Agrarian Law (UUPA) acts as a basis that provides legal certainty for individuals who have land rights. Salele (2019) underlined that UUPA aims to provide legal certainty to land rights holders

through an orderly land registration process . In practice, the Land Certificate (SKT) issued by the village head is often used as written evidence in resolving land disputes (Yasin, 2022) .

Article 33 paragraph 3 of the 1945 Constitution has an important purpose in the context of agrarian law, especially dual land certificate ownership. The purpose of Article 33 paragraph 3 of the 1945 Constitution is to regulate and supervise the utilization of natural resources in the earth, water, and other natural resources, so that they can be used as much as possible for the prosperity of the people.

Land ownership rights have a significant impact on various activities related to land use, such as agricultural activities, plantations, and other activities. According to the explanation given by Maulana (2023) , land rights provide the power to use the land by both individuals and legal entities. In the context of the problem of double land certificates, the principle of agrarian law emphasizes that certificates issued earlier have greater evidence of the power of rights, in accordance with the principles stipulated in agrarian law in Indonesia (RI, 2018) .

The importance of land rights in economic and social activities cannot be underestimated, because this right provides certainty and authority to its holders to manage land according to certain needs and purposes. (Maulana, 2023) underlines that land rights are not just physical ownership, but are also an important instrument in the development of the agricultural, plantation and other land-dependent sectors. In situations related to multiple land certificates, determining stronger evidence of rights on the first issued certificate is closely related to the principles of agrarian law that regulate land rights as a whole (BPK RI Representative Office of South Kalimantan Province, 2023).

In studies conducted by Effendi (2015) and Aprita (2021) , discusses the civil legal basis related to land ownership in Indonesia. According to Efendi (2015), the land law system in Indonesia is still influenced by the legacy of Dutch colonial law which includes various concepts such as Eigendom Rights, Erfpacht Rights, Opstal Rights, and various other provisions. These concepts have been acculturated in the Indonesian legal system and still influence the way land ownership is regulated today. Meanwhile, Aprita (2021) noted that efforts to renew civil law in Indonesia still face various obstacles. One of the obstacles The focus is on political influence in the legal reform process. Political factors often influence the legal reform process, making it more complex and sometimes less effective in achieving the desired goals.

In addition, the existence of customary law is also one of the factors that hinders the renewal of civil law in Indonesia, as conveyed by Aprita (2021). Customary law has a strong role in certain societies and often conflicts with modern civil law concepts. This poses a challenge in integrating customary law with a more modern national civil law framework that is in accordance with current developments.

Land certificates play a very important role as authentic documents that confirm land ownership. In this context, Wasono (2017) highlighted that land certificates hold significant legal force as valid evidence of land ownership. This legal force provides a guarantee that land ownership recorded in the certificate cannot be questioned or sued, as long as the physical and legal data listed therein are proven to be correct and valid. Furthermore, the responsibility of the Land Deed Making Officer (PPAT) in ensuring the validity of the data contained in the land certificate has certain limitations. Widyastuti (2021) emphasized that PPAT is responsible for carrying out electronic verification in accordance with the procedures established by the land office. Thus, PPAT must ensure that all information included in the land certificate has gone through a strict verification process and is in accordance with applicable provisions.

Land disputes are a problem that continues to be an important concern, especially along with the growth of the population in society. According to Auli (2022) , one of the solutions

that is increasingly used in resolving this dispute is through the arbitration process, which is an alternative method outside the conventional court process chosen by the parties concerned.

In this context, arbitration becomes an attractive option because it offers several advantages. First, the arbitration process is often faster than court resolution, given that courts often have busy schedules and longer processes. Second, arbitration also provides the opportunity for the parties to have greater control over the dispute resolution process, because the parties can choose their own arbitrator who will resolve their case. This is different from courts that have judges officially appointed by the state.

In addition, arbitration is also considered more flexible in terms of the legal substance that can be applied in resolving disputes. The parties involved can agree to use legal rules that are more appropriate to their needs, rather than being bound by formal procedures that usually apply in court. This allows for a more appropriate resolution and can accommodate the interests of both parties.

Land Ownership Certificate (SKT) has a very crucial role as a written document that confirms ownership of land, and this is the core of the land registration process which has great significance. Hasanah (2017) highlights the essence of the importance of SKT in confirming the historical record or history of a land, which is strong evidence of ownership of the land. On the other hand, Saputro (2019) provides an in-depth review related to the dispute that occurred in Rao-Rao, Koto Panjang Village, which then became the basis for legal actions such as lawsuits for unlawful acts, as regulated in civil law provisions.

The emphasis on the role of SKT as a written evidence instrument not only strengthens the legal status of land ownership, but also plays a key role in reducing the potential for conflict and disputes that may arise related to the land. By having a complete and valid SKT, landowners have stronger legal certainty and can confidently defend their rights to the land.

In addition, in the context of civil law, SKT is also an important basis in the dispute resolution process. A valid SKT that complies with legal procedures will make it easier for the court or related legal institution to decide on a lawsuit or other legal action. This is because SKT provides concrete and verifiable evidence regarding land ownership that is the subject of the dispute. However, it should be noted that SKT is not the only factor considered in resolving land disputes. Aspects such as physical evidence of land, other evidence supporting ownership, and SKT issuance procedures are also important things to evaluate in the context of effective and fair dispute resolution.

METHOD

To clarify this research, I as the author use several methods. research, namely:

1) Research Penei

The research method used in this study is field research with a qualitative approach. The selection of a qualitative approach is based on the desire to gain a deep understanding of the resolution of the case of double land certificates in the Head of Sukajadi Village, Hinai District, Langkat Regency. The qualitative approach provides an opportunity for researchers to dig up information directly from various related sources, such as land owners, the Land Office, and other parties involved in this problem. By conducting field research, researchers can collect data and information directly from the situation in the field. This step allows researchers to gain a deeper understanding of the dynamics of the double land certificate case and the factors that influence its resolution. Through interviews, observations, and direct analysis of the conditions that occur, researchers can produce more accurate, detailed, and contextual data.

2) Research Approach

The approach method used is a descriptive analytical approach. This approach was chosen with the aim of collecting detailed data and analyzing information related to the problem being studied, namely the resolution of double land certificates. The descriptive

approach allows researchers to describe the existing situation or phenomenon in detail, including the process of issuing land certificates, problems that arise along with the process, and efforts made to resolve the problem.

In addition to the descriptive approach, this study also uses an analytical approach. The analytical approach is used to analyze the data that has been collected in depth and comprehensively. The analysis is carried out to understand the causes of double land certificates and to find the right solution to solve the problem.

3) Types and Sources of Legal Data/Materials

The data and legal materials used in this study were obtained from various legitimate and relevant sources. The main data sources include official documents, judges' decisions, and literature related to the fields of agrarian law and civil law. These official documents include various types, such as land certificates, decrees, and other documents related to cases of resolving double land certificates. In addition, this study also utilizes data obtained from interviews with various parties directly involved in the problems studied. The respondents interviewed included landowners related to double land certificates, officials at the Land Office who have information related to procedures and policies related to land certificates, and legal experts who can provide in-depth perspectives on the legal aspects of resolving land disputes.

4) Techniques and Tools for Collecting Legal Materials and Data

In the process of collecting legal materials and data for this study, researchers applied several techniques that have been proven effective in digging up relevant and in-depth information. One of the techniques used is literature study, in which researchers collect information from legal literature that is related to the problem being studied. By utilizing relevant legal literature, researchers can gain a more comprehensive understanding of the applicable legal framework in resolving disputes over multiple land certificates. In addition to the literature study technique, researchers also conducted in-depth interviews with various respondents who had direct knowledge and experience related to resolving the problem of multiple land certificates. Respondents interviewed included landowners involved in the dispute, officials at the Land Office who had a deep understanding of the land certificate issuance process, and legal experts who could provide insightful views in the context of agrarian and civil law.

5) Data Analysis and Legal Materials

The process of analyzing data and legal materials in this study was carried out in a structured and systematic manner using a descriptive and comparative analysis approach. The descriptive approach is used to describe in detail the data obtained from various related sources, such as official documents, judges' decisions, legal literature, and the results of interviews with related parties. In descriptive analysis, researchers record and describe every relevant detail, from the process of issuing duplicate land certificates to efforts to resolve them. Furthermore, a comparative approach is used to compare data and information obtained from various sources in order to identify patterns, causal relationships, and differences that may arise. In this way, researchers can gain a more comprehensive understanding of the problems studied, especially related to the causes of duplicate land certificates and the solutions that can be proposed.

The analysis process was carried out carefully and in-depth to ensure that the data obtained was verified accurately and objectively. The collected data was analyzed thoroughly to find emerging patterns, identify factors that influence the occurrence of double land certificates, and evaluate various solutions that can be taken in resolving the case. During the analysis process, researchers also compared the data obtained with the applicable legal framework, both in the context of civil law and agrarian law. This aims to ensure that the results of the analysis can provide an accurate and useful understanding in the relevant legal context.

RESULTS AND DISCUSSION

In analyzing the resolution of the case of double land certificates issued by the Head of Sukajadi Village, Hinai District, Langkat Regency, it is important to pay close attention to the research findings and relate them to theory and their practical relevance. Research findings are a crucial starting point in formulating effective solutions that are in accordance with the applicable legal context. First of all, the discussion of these research findings must begin with a deep understanding of the methodology used in collecting and analyzing data. A careful research methodology will ensure the validity and reliability of the findings produced. For example, if the research is conducted using a qualitative approach, it is necessary to analyze how the researcher conducted interviews, observations, or document analysis to collect relevant data. On the other hand, if the research uses a quantitative approach, it is necessary to understand how the sample was selected and the data was analyzed using certain statistical techniques.

After understanding the research methodology, the next step is to explore in detail the findings produced. This includes identifying and analyzing key patterns or findings that emerge from the data. For example, research findings might include the prevalence rate of duplicate certificates, factors that lead to duplicate certificates, or experiences of individuals or institutions in resolving duplicate certificate cases. Each finding should be carefully considered and checked for validity to ensure its relevance in the context of resolving the specific case being discussed. Furthermore, research findings should be linked to relevant theories in law, government administration, or other social sciences. For example, theories on land ownership, legal procedures in issuing land certificates, or theories on conflict and dispute resolution can provide the necessary framework to understand and explain research findings in more depth. The use of these theories will help provide a more comprehensive understanding of the background and context of the findings.

In addition, research findings also need to be evaluated in their practical context. This involves assessing the relevance and applicability of the findings in developing concrete and effective solutions. For example, research findings may indicate that one of the main factors in the emergence of dual certification is the lack of effective supervision or enforcement. In this case, the proposed solution may include improvements in the supervision system or stricter enforcement to prevent future dual certification. Furthermore, in evaluating the practical relevance of research findings, it is also necessary to consider contextual factors that may affect the implementation of the proposed solution. For example, the geographical, cultural, or political characteristics of the area where the dual certification case occurred may affect the effectiveness of the proposed solution. Therefore, the solutions formulated must be sensitive to the local context and can be adapted to the specific needs and conditions of the community or institution involved.

In addition, it is important to identify and evaluate the potential impacts of the proposed solution, both positive and negative. For example, a proposed solution may be effective in reducing cases of double certification, but it may also have unintended consequences such as increased bureaucracy or administrative costs for the parties involved. Therefore, it is important to carefully consider all these factors in formulating a balanced and sustainable solution. Finally, the research findings need to be presented and communicated clearly and persuasively to relevant stakeholders. This includes preparing a comprehensive and concise research report, as well as presenting the findings in discussion forums or relevant stakeholder meetings. Effective communication of the research findings will help ensure that the proposed solution is accepted and supported by all parties involved, so that it can be implemented more smoothly and successfully.

The phenomenon of multiple land certificate ownership in Sukajadi Village can be caused by several fundamental factors. One of the main reasons is the discrepancy between the land certificate and the actual land area, which indicates that the document does not

correspond to the physical boundaries of the land. This discrepancy is often caused by historical inaccuracies in land documentation and the lack of proper boundary markers in the past. For example, based on recorded data, there are cases where individuals feel unsure about the validity of their land ownership due to inconsistent records.

Another important factor contributing to this problem is the practice of issuing new land certificates without thorough verification of existing claims. This practice stems from the fact that old certificates are sometimes not properly recorded or registered, leading to overlapping claims. In some cases, this is exacerbated by the actions of previous village heads who may have issued multiple certificates for the same land without adequate verification, as seen in the case where former village head Ahmad Bajuri issued conflicting certificates.

In addition, there is an element of dishonesty among some members of the community. It is not uncommon for individuals to falsely claim that there is no previous certificate for their land in order to obtain new documents. This dishonesty can lead to multiple certificates being issued for the same land, resulting in legal disputes and confusion over legal ownership.

These findings highlight the significance of the stages of land certificate issuance in preventing duplication or double certificates that can trigger ownership conflicts. These factors have proven to be the main triggers in the emergence of double land certificate problems, which is in accordance with the views of experts who emphasize the relevance of paradigms in understanding the constitutional context that is different from its social background. Given the relationship between negligence in the land certificate issuance process and the emergence of double land certificates, it is very important to consider these findings in developing effective resolution strategies. First of all, it is necessary to conduct an in-depth evaluation of the existing land certificate issuance procedures and practices, both from the perspective of land owners, related government agencies, and land offices. This analysis can identify weak points or gaps in the system that allow for negligence or errors in the issuance of certificates,

In formulating a resolution strategy, it is important to involve all parties involved in the land certificate issuance process, including landowners, the Land Office, and the local government. Collaboration between these stakeholders is needed to identify solutions that can address the issue of dual certificates holistically and sustainably.

The resolution of the issue of dual land certificate ownership in Sukajadi Village involves several steps aimed at clarifying and resolving overlapping claims. The main method used is mediation between the disputing parties. Mediation has proven to be an effective approach because it allows for reconciliation of differences and the formation of mutual agreements. For example, one common resolution is the cancellation of one of the conflicting certificates through mutual agreement, as shown by family mediation in the data provided.

When mediation fails, legal channels such as courts may be required. In such cases, the authenticity of land certificates is checked, and legal ownership is determined based on supporting documents and historical records. The involvement of legal authorities ensures that fraudulent claims are identified and quashed.

In addition, the village administration has taken proactive steps to improve the accuracy of land records. This includes digital archiving of land documents and a more stringent verification process before issuing new certificates. For example, the current practice involves checking the chronological order of land documents and ensuring there are no previous claims before issuing new certificates.

In addition to considering research findings, it is also important to relate them to relevant legal theories. According to Kamelo (2011) , civil law is a branch of law that regulates relations between individuals with the aim of protecting each individual's personal

interests. In the context of resolving the problem of multiple land certificates, a deep understanding of civil law is crucial to determine the right steps in handling this problem. Understanding civil law has significant implications in formulating strategies for resolving multiple land certificates. First of all, civil law provides a clear framework for the rights and obligations of individuals in legal relationships, including rights related to land ownership. By understanding the basic principles of civil law, researchers and legal practitioners can better assess whether certain actions related to the issuance or ownership of land certificates are in accordance with the principles of justice and protection of individual rights as regulated in civil law.

An understanding of civil law is also important in evaluating the legal implications of certain actions or policies in resolving disputes over multiple land titles. For example, in proposing solutions such as mediation or arbitration for dispute resolution, it is necessary to consider whether these measures are in accordance with the principles of civil law that govern dispute resolution procedures between individuals. By considering the existing legal framework, the proposed solution can ensure that individual rights are respected and fair legal protection is provided to all parties involved. In addition, an understanding of civil law can also help identify and assess the implications of certain policies or legal actions on society or individuals more broadly. For example, in reviewing government policies related to the issuance of land certificates or dispute resolution mechanisms, it is necessary to consider how these policies may affect individual rights, social stability, or economic development in the long term. By considering these impacts, a more holistic and sustainable policy or strategy can be produced in dealing with the problem of multiple land titles.

In linking research findings to civil law theory, it is also important to pay attention to the latest legal developments and interpretations. Civil law is a dynamic field and continues to develop in accordance with changes in society and evolving legal needs. Therefore, in interpreting research findings in the context of civil law, it is necessary to consider the views of current legal experts as well as the latest legal developments in legal practice and court decisions. In addition, linking research findings to civil law theory can also help formulate recommendations and resolution strategies that are more effective and relevant to the needs of society and applicable legal conditions. For example, by paying attention to the principles of civil law such as the principles of justice, legal certainty, and protection of individual rights, better solutions can be produced in handling land ownership disputes or preventing the occurrence of duplicate certificates in the future.

Finally, it is important to note that civil law does not stand alone, but is often interrelated with other areas of law such as agrarian law, state administrative law, or environmental law. Therefore, in linking research findings to civil law theory, it is also necessary to consider the interrelationships and interactions between the various branches of law, and how these relationships can influence the resolution of the problem of double land certificates in a more holistic and integrated manner.

The findings of the study can also be linked to the theory of civil procedural law. Mertokusomo (2009) explains that civil procedural law has a vital role in ensuring the implementation of civil material law, which is a key element in maintaining the balance of interests in society. Therefore, in dealing with the problem of multiple land certificates, it is important to pay attention to the principles contained in civil procedural law as a guide in carrying out the dispute resolution process. Linking the results of the study to the theory of civil procedural law provides deeper insight into the appropriate ways to handle disputes related to multiple land certificates. One of the main aspects of civil procedural law is the procedure for filing, examining, and deciding a case. In the context of resolving multiple land certificates, understanding these procedures will help researchers, legal practitioners, and related parties to follow the appropriate steps in resolving land ownership conflicts.

Principles such as procedural fairness and protection of individual rights contained in civil procedural law are also important to consider in resolving disputes over multiple land certificates. For example, in determining settlement steps or in deciding a dispute, it is important to ensure that all parties involved have an equal opportunity to present arguments and evidence, and obtain a fair and legally based decision. In addition, through the study of civil procedural law, it is possible to understand more deeply the various alternative dispute resolutions available. Civil procedural law often provides a framework for mediation, arbitration, or negotiation as alternative ways to resolve disputes outside the courts. By considering the various settlement options available, the approach that best suits the characteristics of the multiple land certificate case being faced can be chosen.

Furthermore, referring to the theory of civil procedural law also helps ensure that the dispute resolution process is carried out in accordance with applicable legal provisions. For example, civil procedural law sets a time limit for filing a lawsuit or complying with certain procedures in submitting legal documents. By ensuring compliance with these provisions, it can be ensured that the dispute resolution process is carried out efficiently and in accordance with applicable legal rules. In addition, through the application of the principles of civil procedural law, the potential for abuse of the legal process or efforts to slow down or hinder the dispute resolution process can be avoided. Civil procedural law often provides mechanisms to avoid unnecessary delays or speed up the decision-making process by the court. Thus, it can be ensured that the resolution of disputes over double land certificates can be achieved efficiently and by prioritizing the fair interests of all parties involved. Furthermore, it is also important to consider that civil procedural law often changes and develops in accordance with developments in society and evolving legal needs. Therefore, in linking research findings with the theory of civil procedural law, it is also necessary to pay attention to the views of the latest legal experts as well as the latest legal developments in legal practice and court decisions.

From a practical perspective, discussions on resolving the issue of dual land certificates must also consider the consequences that can be felt in real terms in people's daily lives. Febrianty, Wijaya, and Mustaqim (2023) highlight the urgency of understanding the evolution of legal theory and legal knowledge within a social and political framework in order to realize the principle of justice. This emphasizes that a successful solution must be able to provide a significant positive impact on the entire community. Developing a practical concept for resolving dual land certificate disputes requires a deep understanding of the needs and challenges faced by local communities. The need for justice and stability in land ownership are important factors to consider. Empirical research conducted by Febrianty et al. (2023) highlights the importance of adapting legal solutions to evolving social and political realities, so that the proposed solution can provide real benefits to the community.

In the context of resolving multiple land title disputes, it is also necessary to consider the economic and social impacts of the proposed solution. For example, a successful resolution must be able to restore public trust in the legal and governmental systems, and provide guarantees of legal certainty for landowners. Thus, an effective resolution will facilitate sustainable economic development and social stability at the local level. In addition, in evaluating the practical implications of resolving multiple land title disputes, it is also important to consider the existing political context. Febrianty et al. (2023) emphasize that the development of legal theory must be understood within the framework of existing political dynamics, because legal policies and regulations often reflect dominant political interests. Therefore, the proposed solution must be able to overcome potential political and administrative obstacles, and gain support from various stakeholders.

Furthermore, in considering the practical implications of resolving multiple land title disputes, it is also important to take into account cultural and traditional factors that may influence the acceptance and implementation of proposed solutions. Febrianty et al. (2023)

highlight the importance of respecting and understanding local values in formulating effective resolution strategies. This suggests that successful solutions must be sensitive to the unique cultural and traditional contexts of local communities. Furthermore, it is also important to consider aspects of community involvement and participation in the process of resolving multiple land title disputes. Febrianty et al. (2023) highlighted the important role played by public participation in ensuring the success of proposed solutions. Involving the public in the decision-making process will increase the legitimacy and acceptance of the resulting solutions, as well as ensuring that the needs and aspirations of the public are effectively accommodated.

It is also important to evaluate the long-term impact of resolving multiple land title disputes on the sustainability of local and national development. Febrianty et al. (2023) emphasized that a successful resolution must be able to create a solid foundation for inclusive economic growth and sustainable social development. Therefore, it is important to take into account economic, social, and environmental factors in formulating a resolution strategy that is sustainable and has a positive impact in the long term. In order to take into account the real impact on people's lives, resolving multiple land title disputes must take into account various aspects including social justice, economic stability, political and cultural context, community participation, and long-term impacts on local and national development. Thus, an effective resolution must be able to provide real benefits to the entire community and provide a solid foundation for sustainable growth.

CONCLUSION

The problem of duplicate land certificates in Sukajadi Village, Hinai District, Langkat Regency, is mainly caused by negligence in the certificate issuance process. This negligence involves various parties, including land owners, the Land Office, and the local government. This situation indicates a systemic weakness in the land administration process that needs to be addressed immediately.

To address this issue, significant improvements are needed in terms of accuracy and supervision during the land certificate issuance process. Proposed steps include a thorough evaluation of existing procedures, the development of more detailed and stringent procedures, improving training programs for land officers, and strengthening the supervision system of related agencies. These actions aim to prevent similar problems from recurring in the future.

Increasing legal awareness and a sense of responsibility from all parties involved is a crucial aspect in resolving this issue. This includes a better understanding of applicable legal regulations and procedures, as well as awareness of the consequences of actions taken in the certificate issuance process. This effort is expected to prevent errors or negligence that could potentially lead to duplicate certificates.

Close and coordinated cooperation between various stakeholders, especially landowners, the Land Office, and the local government, is essential in addressing this issue. Concrete proposals include the formation of cross-sector working teams, holding joint workshops or training, and establishing effective communication mechanisms between related parties. This collaboration is expected to produce more holistic and sustainable solutions.

Furthermore, there needs to be cooperation between all relevant parties in dealing with the problem of duplicate land certificates. Collaboration between landowners, the Land Office, and the local government can strengthen supervision and ensure compliance with established procedures. Through good dialogue and coordination, more holistic and sustainable solutions can be produced in overcoming this problem. Steps such as the formation of cross-sectoral work teams, holding joint workshops or training, and establishing effective communication mechanisms between the parties involved can facilitate the realization of productive cooperation in resolving the problem of duplicate land certificates.

REFERENCE

- Aprita, S. (2021). *Pembaharuan Hukum Perdata di Indonesia* . Universitas Muhammadiyah Palembang.
- Auli, RC (2022). *Contoh Kasus Sengketa Tanah dan Penyelesaiannya* . Hukum Daring. <https://www.hukumonline.com/klinik/a/contoh-kasus-sengketa-tanah-dan-penyelesaiannya-lt635fb7386f08f/>
- Effendi. (2015). *Hukum Pertanahan (Hak-Hak Atas Tanah) dan Hak Tanggungan* . Kementerian Agraria dan Tata Ruang / Badan Pertanahan Nasional Republik Indonesia.
- Febrianty, Y., Wijaya, MM, & Mustaqim. (2023). Perkembangan Teori Hukum Dan Keilmuan Hukum Serta Relevansinya Dalam Mewujudkan Nilai Keadilan. *Jurnal Unpak* , 9 (2). <https://journal.unpak.ac.id/index.php/palar/article/download/8282/4004>
- Hasanah, S. (2017). *Surat Kepemilikan Tanah atau Surat Keterangan Riwayat Tanah* . Hukum Daring. <https://www.hukumonline.com/klinik/a/surat-kepemilikan-tanah-atau-surat-keterangan-riwayat-tanah-lt591d53cb37b54/>
- Kamelo. (2011). *Pembaharuan Hukum Perdata di Indonesia* .
- Maulana, BA (2023). *Permasalahan Sertifikat Tanah Ganda dan Penyelesaian Hukumnya* . Kawan Hukum. <https://kawanhukum.id/permasalahan-sertifikat-tanah-ganda-dan-penyelesaian-hukumnya/>
- Mertokusomo, S. (2009). *Hukum Acara Perdata* [UNPAS]. [https://repository.unpas.ac.id/31669/1/BAB III.pdf](https://repository.unpas.ac.id/31669/1/BAB%20III.pdf)
- RI, B. (2018). *Yurisprudensi: Sertifikat Ganda Atas Hak Kepemilikan Tanah* . Badan Pemeriksa Keuangan Republik Indonesia. <https://kalsel.bpk.go.id/yurisprudensi-sertifikat-ganda-atas-hak-kepemilikan-tanah/>
- Salele, R. (2019). Kajian Bukti Hukum Terhadap Register Desa Sebagai Permulaan Kepemilikan Untuk Memperoleh Hak Atas Tanah. *Lex Privatum* , 7 (4).
- Saputro, GA (2019). *Analisis Yuridis Sengketa Kepemilikan Hak Atas Tanah Ulayat Berdasarkan Putusan Perkara Perdata Nomor: 1/PDT.G/2018/PN.PDP* . Universitas Islam Riau.
- Wasono, DD (2017). Kekuatan Hukum Surat Keterangan Penguasaan Tanah (SKPT) Sebagai Bukti Hukum Penguasaan Atas Sebidang Tanah. *Jurnal Utan* , 13 (1). <https://jurnal.untan.ac.id/index.php/nestor/article/view/22568>
- Widyastuti, EF (2021). Kedudukan Sertipikat Elektronik Sebagai Alat Bukti Dan Tanggung Jawab Pejabat Pembuat Akta Tanah Serta Kantor Pertanahan. *Jurnal UII* , 1 (3).
- Yasin, M. (2022). *Legalitas Surat Keterangan Tanah yang Dibuat Kepala Desa dalam Sengketa Pertanahan* . Hukum Daring. <https://www.hukumonline.com/stories/article/lt631c63ffef628/legalitas-surat-keterangan-tanah-yang-dibuat-kepala-desa-dalam-sengketa-pertanahan/>