

# The Law Society's Conveyancing Quality Scheme (CQS)

Syllabus: Financial Crime



## Syllabus: Conveyancing Quality Scheme: Financial Crime

Accreditation	The Law Society's Conveyancing Quality Scheme
Course	Financial Crime
Course learning outcomes	<p>By taking this course, conveyancers will:</p> <ul style="list-style-type: none"> <li>• improve their knowledge and understanding of money laundering regulations and their obligations under them;</li> <li>• be able to identify warning signs and 'red flags' indicating a higher risk of money laundering and recognise known methodologies adopted by criminals seeking to launder money or commit fraud through property transactions;</li> <li>• understand what steps need to be taken or what action is appropriate.</li> </ul>
Required SRA threshold standard	SRA level 4
Pass mark	80%
Specific SRA competences to be met	<p>A Ethics, professionalism and judgment</p> <p>A1 Act honestly and with integrity, in accordance with legal and regulatory requirements and the SRA Handbook and Code of Conduct</p> <p>A2 Maintain the level of competence and legal knowledge needed to practise effectively, taking into account changes in their role and/or practice context and developments in the law</p>

## Content of training

### 1. Money laundering, due diligence and record keeping

The Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017. In particular:

- The solicitors' obligations under the Regulations
- Assessing risk
- Customer due diligence checks and enhanced due diligence checks
- Law Society Guidance

### 2. Detecting and reporting criminal acts in relation to property transactions

The Proceeds of Crime Act 2002. In particular:

- Money laundering offences (and defences)
- Consent, and
- Disclosures to the National Crime Agency

Criminal Finances Act 2017 including:

- Prevention of criminal facilitation of tax evasion
- Law Society Guidance
- Ability to identify warning signs and assessing risk during property transactions.

### 3. Common methods used to commit property fraud

- Methodologies adopted by criminals to commit fraud.
- Identifying risk factors.
- Law Society Guidance.

### 4. Protecting your practice and clients from cybercrime

- The risks and most common methods of cyber-attack