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<b>Typology of land tenure and property rights in <u>Nairobi</u> city, Kenya.</b>												
0 percent						100 percent						
High Security												
<b>Degree of security in practice</b>												
Low security												
<b>Tenure category</b>												
<b>Property rights</b>	Pavement dweller	Squatter tenant	squatter owner (unauthorised)	squatter owner (tolerated by government)	tenant in unauthorised subdivision	owner of unauthorised subdivision	orphanage for kids	tenant with contract	legal owner but unauthorised construction	leaseholder	owner of land (corruption in politics)	freeholder
Occupy / use			X (non formal)	X (tolerated)	X (non formal)	X (non formal)	X	X	\*	X	\*	\*
Enjoy								X	X	X	X	X
Dispose			X (non formal)	X (tolerated)		X (non formal)			X		X	X
Restrict									X		X	X
Buy											\*	X
Inherit			X (non formal)	X (non formal)		X (non formal)					\* X	\* X
Develop/ improve								X	X	X	X	X
Cultivate/produce		X	X	X	X			X	X	X	X	X
Sublet										X		
Sublet and fix rent									X		X	X
To access services							X	X	X	X	X	X
To access formal credit								X			X	X
<b>Key:</b>	X Right available equally to men and women						\ Right available to men only					
<b>Notes (If you would like to add/explain anything):</b> * „Most Kenyan communities have customary norms that favour men over women and the Kenya’s Constitution allows customary laws to apply to matters of personal law, including property inheritance. Customary law governs at least 65% of land in Kenya“ „They [women] however only hold 1% of registered land titles in their names and around 5-6 % of registered titles held in joint names“ see : <a href="http://kelinkenyana.org/wp-content/uploads/2018/07/Simplified-Resource-Tool-on-Inheritance-and-Family-Law-FINAL.pdf">http://kelinkenyana.org/wp-content/uploads/2018/07/Simplified-Resource-Tool-on-Inheritance-and-Family-Law-FINAL.pdf</a> page 14.												