

**BALBO – 3316**

**B.A.LL.B. (Semester – IX) Examination, October 2016**  
**LAND LAWS**

Duration : 3 Hours

Total Marks : 75

**Instructions :** 1) Answer any 8 questions from Q. No. 1 to 12.  
2) Question Nos. 13 and 14 are compulsory.

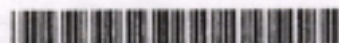
(8×8=64)

1. Discuss the provisions of Agricultural Tenancy Act, 1964 which deals with Termination of Tenancy by the Landlord. 8
2. Explain with reference to Agricultural Tenancy Act, 1964. 8
  - a) Revenue survey
  - b) Record of rights.
3. Explain in detail : 8
  - a) To cultivate personally under Agricultural Tenancy Act, 1964.
  - b) "Deemed Tenancy" under Agricultural Tenancy Act, 1964.
4. What is land revenue ? Discuss the different modes for recovery of arrears of Land Revenue under Land Revenue Code, 1968. 8
5. Explain the procedure under Land Revenue Code 1968, for conversion of use of land from one purpose to another. 8
6. State and explain the conditions and procedure of mutation of records of rights under Land Revenue Code, 1968. 8
7. Explain with reference to Rent Control Act, 1968 : 8
  - a) Classes of buildings to which the Act does not apply.
  - b) Appeal and Revision.
8. Elaborate the various grounds of Eviction of a tenant by the landlord under provisions of Rent Control Act, 1968. 8
9. Enumerate the different authorities and their powers constituted under, The Goa, Daman and Diu Buildings (Lease, Rent and Eviction) Control Act, 1968. 8

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10. Explain the term "Dwelling house". Explain the procedure to purchase a Mundkarial dwelling house under Mundkar's (Protection from Eviction) Act, 1975. 8
11. Who is a Mundkar and what are the various rights which he enjoys under the provisions of GDD Mundkar's (Protection from Eviction) Act, 1975 ? 8
12. Discuss how the decision of the Mamlatdar has to be executed under the provisions of GDD Mamlatdar's Court Act, 1966. 8
13. Write short notes on **any two** : (2×3=6)
  - a) Right of tenant to essential services.
  - b) Surrender by Mundkar.
  - c) Tenants right to operate sluice gates.
14. Write short notes on **any two** : (2×2.5=5)
  - a) Grant of Land under Land Revenue Code.
  - b) Contents of plaint.
  - c) Member of the family under Mundkar's Act, 1975.