



BALBA – 1417

B.A.LL.B. (Semester – IX) Examination, April 2017

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. Who can terminate the tenancy under Agricultural Tenancy Act, 1964 ? Explain the conditions and procedure for such termination. 8
2. What were the special rights and privileges conferred on tenant by fifth Amendment, Chapter II A, to the Agricultural Tenancy Act, 1964. 8
3. Examine the various authorities under Rent Control Act and their functions and powers which are given to act under GDD (Lease, Rent and Eviction) Control Act, 1968. 8
4. Define "Landlord" and explain the provisions in GDD Buildings (Lease, Rent and Eviction) Control Act, 1968 which deal with appeal and revision. 8
5. Explain in brief the procedure for determination of Fair Rent. What is the difference between Fair Rent and Fair Rate under Rent Control Act, 1968. 8
6. Explain how the rights of Public and Individual over any public road, land or path not required for the use of public shall be extinguished ? 8
7. How is land revenue assessed under provisions of Land Revenue Code, 1968 ? 8
8. Discuss the provisions in the Land Revenue Code which deal with correction of clerical errors in the record of rights. 8
9. Discuss the provision under Land Revenue Code, 1968 which deals with partition of Land. 8
10. Define the term "Mundkar" and briefly outline the rights of the Mundkar under the Mundkars (Protection from Eviction) Act, 1975. 8

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11. Explain in detail : 8
- a) Member of family under Mundkar's Act, 1975.
 - b) Eviction of Mundkar by Bhatkar under Mundkar's Act, 1975.
12. Enumerate and explain the powers of Mamlatdar under the Mamlatdar's Court Act, 1966. 8
13. Write short notes on **any two** : (2×3=6)
- a) Complaint and rejection of complaint under Mamlatdar's Court Act, 1966.
 - b) Classes of Buildings to which Rent Control Act does not apply.
 - c) "To cultivate personally" under Agricultural Tenancy Act, 1964.
14. Write short notes on **any two** : (2×2.5=5)
- a) What is Land Revenue ?
 - b) Punishment for verification of false complaint.
 - c) "Farm Building" under Land Revenue Code, 1968.