

**2018**

(June)

**LAW**

**(Optional)**

Paper : 2·4

**1. Land Laws of Assam**

**2. Securities Law**

**(New Course)**

*Full Marks : 80*

Time : Three hours

***The figures in the margin indicate full marks for the questions.***

**1. Land Laws of Assam**

1. Answer the following multiple choice questions : ***(any ten)*** 10×1=10

- (a) The estates of Proprietors includes —
- (i) Lakhiraj Estates
  - (ii) Revenue free Waste Land Grants
  - (iii) Permanently settled estates
  - (iv) All of the above.

(b) The highest rights over land are enjoyed by the —

(i) Proprietors of Revenue-free estates

(ii) Proprietors of Permanently settled estates

(iii) Landholders

(iv) Settlement-holder other than landholder.

(c) In case of town land a periodic lease is granted for a period longer than —

(i) One year

(ii) Two years

(iii) Three years

(iv) None of the above.

(d) By amending the Re-assessment Act, the Settlement-period of 30 years has been reduced to 20 years after —

(i) 1990

(ii) 1920

(iii) 1930

(iii) 1950.

- (e) Chapter X of the Assam Land and Revenue Regulation, 1886 includes —
- (i) Partition
  - (ii) Mutation
  - (iii) Tribal belts/blocks
  - (iv) Settlement operation.
- (f) Under the Assam (Temporarily Settled Areas) Tenancy Act, 1971 the class of privileged Raiyats under the Old Act of 1935 will henceforward be treated as a part of the class of —
- (i) Occupancy tenants
  - (ii) Non-occupancy tenants
  - (iii) Under-tenants
  - (iv) None of the above.
- (g) One of the basic principles of the Assam Fixation of Ceiling on Land-Holdings Act, 1956 is —
- (i) Art. 14 of the Constitution of India
  - (ii) Art. 21 of the Constitution of India
  - (iii) Directive Principles of State Policy
  - (iv) Both (i) and (ii).

(h) Under the Assam Non-Agricultural Urban Areas Tenancy Act, 1955 the term 'fair rent' has been mentioned in —

(i) Sec 3

(ii) Sec 4

(iii) Sec 5

(iv) Sec 7.

(i) The Assam Land (Requisition and Acquisition) Act, 1964 deals with —

(i) requisition of land

(ii) acquisition of land

(iii) acquisition of land for flood control and anti-erosion measures

(iv) All of the above.

(j) Under the Assam Urban Areas Rent Control Act, 1972 standard rent is defined in —

(i) Sec 2(a)

(ii) Sec 2(e)

(iii) Sec 2(g)

(iv) Sec 2(h).

(k) The 'rent' under the Assam Urban Areas Rent Control Act, 1972 means —

- (i) house-rent
- (ii) ground-rent
- (iii) both (i) and (ii)
- (iv) None of the above.

(l) Field mutation is known as —

- (i) Chitha mutation
- (ii) Summary-mutation
- (iii) Office mutation
- (iv) Either (i) or (ii).

2. Who is a Land-holder under the Assam Land and Revenue Regulation, 1886 ? How is his status acquired ? What is his rights ?

3+3+6=12

**Or**

What do you understand by State ownership land ? State whether private rights over land are recognized in Assam.

6+6=12

3. What do you mean by sale of defaulting estate? What is the procedure for sale of a defaulting estate? Who can apply for setting aside?  $2+8+2=12$

**Or**

Under what circumstances and who may apply for registration? Is there any penalty for non-registration?  $10+2=12$

4. What is partition of a revenue paying estate? What are the requisite conditions of such a partition? Distinguish between perfect and imperfect partition.  $4+4+4=12$

**Or**

How tribal belts or blocks are constituted? State the procedure of settlement of Waste land in the tribal belts or blocks under the Assam Land and Revenue Regulation, 1886.  $4+8=12$

5. What are the salient features of Assam (Temporarily Settled Areas) Tenancy Act, 1971? What is the nature of tenancy laid down in this Act?  $8+4=12$

**Or**

Discuss the scope of sec 5 of the Assam Non-Agricultural Urban Areas Tenancy Act, 1955. Can sec 5 be applied retrospectively ?

8+4=12

6. "Standard rent cannot be an amount fixed in perpetuity" — Explain and state the provisions of the Assam Urban Areas Rent Control Act, 1972 under which rent can be enhanced. 12

**Or**

Is compensation to be paid when land is acquired under the Assam Fixation of Ceiling on Landholdings Act, 1956 ? If so, how is it determined ?

6+6=12

7. Write briefly on **any five** of the following :

5×2=10

- (a) Debottor and Brahmattor land
- (b) Settlement operation
- (c) Occupancy tenant

- (d) Tribal belt
  - (e) Alluvion and diluvion land
  - (f) Wasteland
  - (g) House-tax or hoe-tax
  - (h) Rules for the allotment of grazing ground.
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