

2011

(December)

**LAND LAWS / INTERPRETATION
OF STATUTES**

Paper : 504(A/B)

(New Course)

Full Marks – 80

Pass Marks – 32

Time – Three hours

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

Paper : 504 - A

(Land Laws)

Answer question No.1 and any *four* from the rest.

1. Write briefly on any *four* of the following :

4×4=16

(a) Permanent structure

(b) Fair and Equitable Rent

- (c) Family
- (d) Ten Twenties of Sibsagar
- (e) Land as per the Assam Non Agricultural Urban Areas Tenancy Act, 1955
- (f) Landlord as per the Assam Urban Areas Rent Control Act, 1972
- (g) Personal Cultivation.

2. Write the Rights and Liabilities of landholder, proprietor and settlement holder. 16

Or

State the procedure of settlement of fisheries under the Assam Land and Revenue Regulation 1886. Are there any concession granted to the Schedule Caste Communities regarding settlement of fisheries ? 16

3. State the procedure for enhancement of standard rent under the Assam Urban Areas Rent Control Act 1972. Is there any difference between the fair rent and the standard rent as defined in the Act ?

12+4=16

Or

State the objectives of the Assam Non Agricultural Urban Areas Tenancy Act 1955. What are the safeguards provided in the Act to tenants against ejection by the landlord ? $12+4=16$

4. What do you mean by attachment defaulting estate and sale of defaulting estate ? What is the duty of Deputy Commissioner after the sale become final ? Can a Civil Court set aside the sale ?

$8+4+4=16$

Or

What is the procedure for acquisition by Government of any land in excess of the ceiling under the Assam Fixation of Ceiling on Land Holding Act 1956 ? Mention the land exempted from the purview of the Act. 16

Or

Who can apply for Registration of names and what is the procedure for registration under the Assam Land and Revenue Regulation 1886 ? 16

5. State the procedure for acquisition of ownership and intermediary rights on the initiative taken by tenants as well as the initiative taken by Government. What principles are adopted for determining the compensation ? $10+6=16$

Or

What do you understand by state ownership of land? State whether private right over land are recognised in Assam. 6+10=16

Or

Briefly discuss the fact and laws laid down in

Kali Kumar Sen

Vs

Mohanlal Biswas (AIR 1969 A&N 66 FB)

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