

Land Laws

(3 Hours)

[Total Marks: 100

- 1, Answer in two sentences each :- 20
- (a) Who is an agriculturist under the Maharashtra Agricultural Lands Ceiling on Holdings Act, 1961 ?
 - (b) Who is a 'Person Interested'?
 - (c) Under the Land Acquisition Act when does an Award lapse?
 - (d) Explain the term "Collector" under the Land Acquisition Act, 1894,
 - (e) Explain the term chargeable under the Bombay Stamp Act, 1958,
 - (f) What is the full form of T. D. R. ?
 - (g) Explain the term Superior holder.
 - (h) Which is the Commencement date under M. A. I. Ceiling in Holding Act, 1961 ?
 - (i) Under the Maharashtra Regional and Town Planning Act, 1966 what is a reconstituted plot?
 - (j) What is the normal time within which a document has to be registered?
2. Write short notes on any *tour* of the following :- 20
- (a) To cultivate personally
 - (b) Matters to be neglected in determining compensation
 - (c) Bonafide industrial use
 - (d) Occupier under MHADA
 - (e) Impressed Stamp.
3. Solve any two of the following situational problems :- 12
- (a) Mr. A who has executed a Will attested by Witnesses desires to register the Will and approaches you for advice,
 - (i) In the *above* case is registration compulsory ?
 - (ii) State the consequence if any of non registration of the Will,
 - (b) An order is passed in Review under the Maharashtra Land Revenue Code by the Collector.
 - (i) When does an appeal lie in the *above* case?
 - (ii) Can there be a Review of a Review?
 - (c) Mr. 'X' applies to the Collector of 'Thane' for Land conversion of land having mangrove for setting up an Industry,
 - (i) In the *above* case will the Collector grant the Sanad ?
 - (ii) Under C. R. Z, in which zone do *mangroves* fall ?
4. Answer any *tour* of the following :- 48
- (a) 'C. R. Z. Notification seeks to prohibit certain activities in ecologically fragile lands'. Analyze the statement.
 - (b) What are Land Records? How are acquisitions of rights recorded in Form VIr/XII ?
 - (c) How is land acquired under the Land Acquisition Act, 1894,
 - (d) Set out the restrictions on transfer of agricultural land to a non agriculturist under B, T. A. L. Act, 1948,
 - (e) Under M, R. T. P. Act analyze the consequences of unauthorized Development?
 - (f) Set out the Documents where Registration is compulsory under the Registration Act, 1908.

[TURN OVER