

PROPERTY LAW
JUNE/JULY 2019

UNIT – I

1. (a) Define “Transfer of property” and state the properties which cannot be transferred.

OR

Explain the concept of “immovable property” and “transfer of property”.

- (b) A, grandson of B, is expecting legacy under B’s Will. During the life time of B, A transfers his expectancy to C is it valid?

OR

‘A’ transfers property to ‘B’ on condition that he shall touch the sky with his little finger. Is this transfer valid?

UNIT – II

2. (a) Discuss fully the law relating to transfer by ostensible owner.

OR

State the provisions governing the transfers made during the pendency of litigation.

- (b) Doctrine of apportionment.

OR

Write an explanatory note on Doctrine of Election.

UNIT – III

3. (a) Define Mortgage. Explain different types of Mortgages.

OR

Explain the circumstances under which the Mortgagee can sell the Mortgaged property without the intervention of the Court.

- (b) Discuss right of redemption.

OR

What are the rights of a Mortgager?

UNIT – IV

4. (a) Define “sale” and explain the rights and liabilities of the seller.

OR

What are the different mode of determination of leases?

(b) 'A' sells to 'B' a piece of land containing a Coal-Mine of which 'B' is aware but not 'A'. 'A' comes to know of the Coal-Mine after the completion of the contract but before the execution of the deed of sale. Can 'A' claim to set aside the contract on the ground of Fraud?

OR

A Hindu widow executed a deed of gift of part of her husband's property to 'D'. 'B' who was then the nearest reversioner joined in the deed. On the death of the widow, 'B' claims the property, pleading that the gift was invalid. Will he succeed?

UNIT – V

5. (a) What are the statutory powers of a trustee?

OR

Discuss the various types of trusts as given in the "Indian Trust Act".

(b) State the essentials of a valid trust.

OR

How is a trustee appointed?