

TILAK MAHARASHTRA VIDYAPEETH, PUNE
BACHELOR OF LAWS (LL.B.) (Three Years Semester Pattern)/
B.A. LL.B. (ACADEMIC LAW)
(FIVE YEARS SEMESTER PATTERN) CREDIT SYSTEM
EXAMINATION : DECEMBER - 2024
TENTH/SIXTH SEMESTER
Sub.: Land Laws (LW-10004-604)

Date : 13/12/2024

Total Marks : 60

Time: 10.00 am to 12.30 pm

Instructions: 1) All questions are compulsory.
2) Figure indicate to the right full marks.

Q. 1. Answer the following question. (15)

A) What are the different provisions regarding jurisdiction of courts and Appeals under the Maharashtra Rent Control Act, 1999?

OR

B) Define "Standard Rent". When the court can fix the Standard Rent and Permitted Increase under Maharashtra Rent Control Act?

Q. 2. Answer the following question. (15)

A) Discuss the provisions regarding removal of encroachment of land vesting in the government under Maharashtra Land Revenue Code, 1966

OR

B) State the provisions relating to landlords right to terminate tenancy for personal cultivation and non-agricultural use under The Bombay Tenancy and Agricultural Lands Act, 1948

Q. 3. Write Short Notes. (any four) (20)

- a) Nistar Patrak
- b) Boundaries and boundary marks under MLRC, 1966
- c) Class of land under Maharashtra Agricultural Lands (Ceiling on Holding), Act 1961
- d) Powers and duties of revenue officers
- e) Power and duties of Agricultural Lands Tribunal under BTAL Act, 1948
- f) Exempted land under Maharashtra Agricultural Lands (Ceiling on Holdings) Act, 1961

Q. 4. Answer the following questions. (10)

A) 'No ejection ordinarily to be made if tenant pays or is ready and willing to pay standard rent and permitted increase. comment

OR

B) Mr. 'A' owns 15 acres of irrigated agricultural land in a drought-prone area in Maharashtra. Due to insufficient rainfall, his crop yield has been very low this year. Additionally, part of his land is situated near an industrial zone, which could potentially be converted for non-agricultural use in the future. Discuss how the assessment and settlement of land revenue will be carried out for Mr. 'A's land under the Maharashtra Land Revenue Code, 1966 (MLRC 1966).