

Seat No. : _____

AB-102

April-2023

Integrated LL.B., Sem.-VI

IL-308 : Law of Property

Time : 2:30 Hours]

[Max. Marks : 70

- Instructions :** (1) All questions are compulsory.
(2) Marks indicated on the right refer to the total marks of the questions.

1. “Once a Mortgage always a Mortgage” – with reference to this statement, discuss the types of Mortgages along with the case laws. **18**

OR

- (A) Explain Spes Successionis with case law. **10**
(B) Discuss Doctrine of Lis Pendens. **8**

2. (A) Rights and liabilities of Seller and Buyer. **10**
(B) Discuss ‘Doctrine of Election’. **8**

OR

As per Transfer of Property Act, “Property of any kind may be transferred except as otherwise provided by this Act”. Discuss. **18**

3. Answer any **one** as per EASEMENT ACT : **18**
(1) Define Easement. Discuss the kinds of Easement along with the case laws.
(2) Define license. Discuss the difference between License and Easement.

OR

Answer any **one** as per INDIAN TRUST ACT : **18**

- (1) Discuss the various types of trusts as given in the Indian Trust Act.
(2) Define Trust. Discuss the Rights and Liabilities of Beneficiary.

4. (A) Short notes (any **two**) : **10**
- (1) Explain Vested and Contingent Interest
 - (2) Conditional transfer
 - (3) Actionable Claim
 - (4) Part performance
- (B) Answer **True** or **False** with reasons. (Attempt any **three**) **6**
- (1) As per the provisions of Section 6 of the Transfer of Property Act, a right to future maintenance cannot be transferred.
 - (2) Lease is a partial transfer of certain rights in the property.
 - (3) A chance of an heir cannot be transferred.
 - (4) Movable and Immovable property can be transferred through Exchange.
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