

LL.B. (3 Years Course) (CBCS Pattern) Semester-III  
**UL32C06 / UL33C06- Transfer of Property**

P. Pages : 1

Time : Three Hours



**GUG/W/24/10092**

Max. Marks : 80

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- Notes :
1. All questions are compulsory.
  2. All questions carry equal marks.
  3. Write case laws wherever necessary.

1. What are the essentials of 'Transfer of property'? Explain the various modes of transfer of property under the Act.

**OR**

State and explain the rights and liabilities of the lessor and lessee.

2. A mother of a minor Son B transferred property in favors of C on her behalf and on behalf of B. The son B after getting majority challenged the said transfer and court held that the transfer upto the extent of share of B is void. Thereafter before the B could take the possession he dies in a road accident and A being legal heir of B inherited the same property. Now c sues A for transfer of same property to him under Sec 43 Decide whether C would succeed?

**OR**

Define mortgage and discuss various kinds of mortgages contemplated under section 58 of the transfer of property Act 1882.

3. What is a charge? How it is created?

**OR**

Explain the rule of "Lis pendens". When it is applicable?

4. Define exchange. Explain the rights and liabilities of the parties in transfer by exchange.

**OR**

Write short notes on:

- a) Dominant and servient tenements. b) Executors of will

5. Define easements. What is the nature and extent of easement under the Indian Easement Act, 1882?

**OR**

What is will? Discuss the rights and obligations of legatees.

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