

HONS. 04/014/19

**B.A. LL.B., (Hons.) DEGREE FOURTH(Supplementary) SEMESTER EXAMINATIONS,
August 2019**

LAW OF PROPERTY

Time: 3 Hours

Maximum Marks: 50

Answer Any Three of the Following (3x10=30)

1. Discuss the validity of conditions that restricts the owner's right of alienation and enjoyment of property.
2. Write a note on the following
 - a. Vested interest and Contingent interest
 - b. Doctrine of Lis Pendens
3. Discuss the conditions of valid gift and sale.
4. State how an easement will be suspended or terminated.
5. Compare and contrast the doctrine of feeding the grant by estoppel and the doctrine of holding out.

Answer Two of the following (2x10=20)

1. Mr. Ravindran was an assignee of five cents of land under a resettlement scheme introduced by the State of Kerala in the year 2000. In 2010 he sold his property to Mr. Prabhakaran in connection with the marriage of his elder daughter for an amount of rupees twenty thousand. Immediately Mr. Prabhakaran sold the property to Ms. Santha for an amount of rupees two lakh. In 2013 the Government recovered the property from Ms. Santha.
 - a. Discuss the validity of sale between Mr. Ravindran and Mr. Prabhakaran
 - b. Discuss the rights available to Ms. Santha.
2. Mr. Alias was managing the property of his mother since 1995 after the death his father. He started to pay tax in his name and then sold the property to Mr. Xavier in 2005 by mutating the official documents. The mother came to know about the sale in 2006 and she immediately filed a case against her son and Mr. Xavier for recovery of the property. During the pendency of the litigation Mr. Alias died and then the mother also died.
 - a. Discuss the validity of the sale made in 2005
 - b. Who will be eligible to get ownership over the property and what are the remedies available to Mr. Xavier.
