

HONS.07/16/001

**B.A.LL.B., (Hons.)DEGREE SEVENTH SEMESTER (supplementary)
EXAMINATION NOVEMBER 2016**

Land Laws including Ceiling Law and Kerala Land Laws

Time: 3 Hours

Maximum Marks: 50

(Answer ANY FIVE of the following. Each question carries TEN marks)

(5 x 10 = 50)

- I. Examine the rationale for property rights. See whether the requirements of fair property system have been complied by the legislations protecting right to landed property in India.
- II. Examine the approaches of Government with respect to protection of Forest as reflected in the various National Policies and Forest legislations.
- III. Examine the concept of Land Assignment.
- IV. Examine the restrictions on ownership and possession of land in excess of ceiling area and disposal of excess land.
- V. Critically examine how the Right to Fair Compensation and Transparency in Land Acquisition, Rehabilitation and Resettlement Act, 2013 ensures fair compensation and transparency along with proper rehabilitation and resettlement.
- VI. Give a note on regulation of Ecologically Fragile Land in the State of Kerala.
- VII. Examine the grounds based on which landlord could evict tenant under the Kerala Building Lease and Rent Control Act. Enumerate the matters for which the present Act is insufficient.
- VIII. Write short notes on any two:
 - a) Reconveyance of land under Kerala Restriction on Transfer by and Restoration of Lands to Scheduled Tribes Act, 1999.
 - b) Collector as Land Acquisition Officer
 - c) Authorities under the Kerala Land Reforms Act
 - d) Right to Property under Art 300 A.