

2021  
LL.B., Third Semester  
Paper – II: Property Law

Time allowed: 3 Hours

Max. Marks: 80

**NOTE:** Attempt five questions in all, including Question No. I (Unit-I) which is compulsory and selecting one question each from Unit II-V.

x-x-x

**UNIT – I**

- I. Write short notes on the following:-
- Profits a prendre
  - Rules of governing appointment
  - Negative covenants
  - Meaning of fraudulent transfers (4x5)

**UNIT – II**

- II. Explain the meaning and essentials of attestation under the TP Act, 1882. (15)
- III. Absolute restraint on power of alienation is void. Elucidate with the help of illustrations. Is the condition that transferee can not transfer the property outside the family valid? (15)

**UNIT – III**

- IV. Explain the rules relating to validity of conditional transfers as per the provisions of TP Act, 1882. (15)
- V. Explain the difference between vested and contingent interest with the help of illustrations. When does the contingent interest become vested? (15)

**UNIT – IV**

- VI. 'Section 6(a) of TP Act, 1882 enacts a rules of substantive law while section 43 enacts a rule of estoppel which is one of evidence'. Elucidate the statement with the help of decided cases. (15)
- VII. 'A' a member of Hindu joint family filed a suit for partition of the joint family property. While this suit was pending, A's brother B gifted the joint family house to his wife. A challenged the gift pleading it is hit by the rule of lis pendens. B's wife pleaded that since partition is not transfer as per TP Act 1882, the gift is valid and she is entitled to the house. Decide. (15)

P.T.O.

(2)

UNIT - V

- VIII. 'Once a mortgage always a mortgagor'. Explain this statement with the help of legal provisions. What constitute a clog on the equity of redemption? (15)
- IX. Define sale and contract for sale. How a sale is executed? (15)

x-x-x