



UNIVERSITY OF NORTH BENGAL

LL.B. (3 yr.) 4th Semester Examination, 2021

LAW OF PROPERTY

Time Allotted: 2 Hours

Full Marks: 50

The figures in the margin indicate full marks.

Answer question no. seven and any three from the rest

1. (a) Define the term “transfer of property” under the Transfer of Property Act, 1882. 6
(b) Explain the concept of “spes-successionis”. 4
2. Elaborate the ‘rule against perpetuity’ as provided under the Transfer of Property Act, 1882 with relevant judicial pronouncements. 10
3. (a) Explain the provisions relating to ‘conditions restraining alienation’ and under the Transfer of Property Act, 1882. 6
(b) Differentiate between Contingent interest and vested interest. 4
4. Define sale. Explain the rights and liabilities of buyer and seller under the Transfer of Property Act, 1882. 10
5. (a) Explain various kinds of mortgage. 5
(b) Write an explanatory note on the doctrine of lis-pendens. 5
6. Enumerate the essentials of gift and various modes of making gift under the Transfer of Property Act, 1882. 5+5
7. Short Note: (any *four*) 5×4 = 20
 - (a) Exchange
 - (b) Doctrine of subrogation
 - (c) Rights of leasee
 - (d) Fraudulent transfer
 - (e) Essentials of mortgage
 - (f) Easement.

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