

Specimen question
LL.B. III & B.S.L. V (Sem. II)
LAND LAWS

1. Right to Property under the Constitution is _____.
 - (a) Human right
 - (b) Fundamental right
 - (c) Statutory right
 - (d) None of the above
2. Article 300A of the Constitution of India inserted by _____.
 - (a) The Constitution (42nd Amendment) Act, 1976
 - (b) The Constitution (44th Amendment) Act, 1978
 - (c) The Constitution (24th Amendment) Act, 1971
 - (d) The Constitution (29th Amendment) Act, 1972
3. Right to Property provided in _____.
 - (a) Part XII, chapter IV
 - (b) Part XII, chapter III
 - (c) Part XII, chapter II
 - (d) None of the above
4. The Right to Property guaranteed by Article 300A is not a basic structure of the Constitution. It is only a Constitutional Right. Held in _____.
 - (a) Keshavanand Bharati v. State of Kerala
 - (b) Jilubhai Nanbhai Khachar v. State of Gujarat
 - (c) I. R. Coelho v. State of Tamil Nadu
 - (d) None of the above
5. In the Maharashtra Land Revenue Code, 1966 the Revenue Officers defined in _____.
 - (a) Section 2(31)
 - (b) Section 2(32)
 - (c) Section 2(33)
 - (d) None of the above
6. The Maharashtra Land Revenue Code, 1966 came into force on _____.
 - (a) 15 August, 1967
 - (b) 20 August, 1967
 - (c) 15 August, 1968
 - (d) 20 August, 1966

7. The Revenue Officers provided under MLR Code, 1966 _____.
 - (a) Chapter III
 - (b) Chapter IV
 - (c) Chapter V
 - (d) None of the above
8. Which section of the MLR Code, 1966 provides Divisional Commissioner.
 - (a) Section 5
 - (b) Section 6
 - (c) Section 7
 - (d) None of the above
9. Collector for each district in the MLR Code, 1966 appointed by ____ Government.
 - (a) Central
 - (b) State
 - (c) Appropriate
 - (d) All of the above
10. Permission for non-agricultural use of land provided under _____.
 - (a) Section 41
 - (b) Section 42
 - (c) Section 43
 - (d) Section 44
11. _____ may grants Permission for non-agricultural use of land.
 - (a) Commissioner
 - (b) Collector
 - (c) Tahsildar
 - (d) Survey Officer
12. Collector on receipt of an application, acknowledge it within _____ days.
 - (a) 7
 - (b) 5
 - (c) 10
 - (d) 15

13. If Collector fails to inform the applicant within ____ days, the acknowledgement shall be deemed to be granted as permission.
- (a) 30
 - (b) 60
 - (c) 90
 - (d) None of the above
14. In the MLR Code, 1966 boundary defined in ____.
- (a) Section 2(3)
 - (b) Section 2(4)
 - (c) Section 2(5)
 - (d) None of the above
15. The Provisions relating to appeal, revision and review provided under _____ of MLR Code, 1966.
- (a) Chapter XI
 - (b) Chapter XII
 - (c) Chapter XIII
 - (d) Chapter XIV
16. The Maharashtra Rent Control Act has been passed in the _____ year.
- (a) 2000
 - (b) 1999
 - (c) 1966
 - (d) 2001
17. The Maharashtra Rent Control Act, 1999 extends to the ____.
- (a) Whole of India except the State of Jammu & Kashmir
 - (b) Whole of India
 - (c) Whole of State of Maharashtra
 - (d) Whole of State of Maharashtra except Marathwada region
18. Permitted increase defined under ____ of the Maharashtra Rent Control Act.
- (a) Section 2(8)
 - (b) Section 2(30)
 - (c) Section 7(4)

- (d) Section 7(8)
19. Standard Rent defined under _____ of the Maharashtra Rent Control Act.
- (a) Section 7(8)
 - (b) Section 7(9)
 - (c) Section 7(14)
 - (d) None of the above
20. Tenant defined under _____ of the Maharashtra Rent Control Act.
- (a) Section 7(14)
 - (b) Section 7(15)
 - (c) Section 7(16)
 - (d) Section 2(31)
21. Provisions regarding fixation of standard rent and permitted increase provided in ____.
- (a) Chapter II
 - (b) Chapter III
 - (c) Chapter IV
 - (d) Chapter V
22. If Landlord claims or receives rent of any premises above the standard rent shall on conviction be punishable with ____.
- (a) Imprisonment not exceeding four months or fine
 - (b) Imprisonment not exceeding three months or fine
 - (c) Imprisonment not exceeding three months or fine not exceeding rupees five thousand or both
 - (d) Imprisonment not exceeding six months or fine or both
23. A Landlord shall be entitled to make an increase in rent of _____ per annum.
- (a) 4%
 - (b) 5%
 - (c) 6%
 - (d) 7%
24. A Landlord shall be entitled to make an increase in rent of premises for improvement or structural alteration with consent of _____ of the tenant.
- (a) 50%

- (b) 60%
- (c) 70%
- (d) 80%

25. A Landlord shall be entitled to make an increase in rent of premises on account special or structural repairs, a increase not exceeding ____ of the standard rent.

- (a) 25%
- (b) 30%
- (c) 35%
- (d) 40%

26. Under which section of the Maharashtra Rent control Act, Landlords' duty not to cut-off or withhold essential supply or service provided.

- (a) Section 28
- (b) Section 29
- (c) Section 30
- (d) Section 31

27. In which year the Hyderabad Tenancy and Agricultural Lands Act had been passed.

- (a) 1952
- (b) 1951
- (c) 1953
- (d) 1950

28. In the Hyderabad Tenancy and Agricultural Lands Act, Tenancy is defined under ____.

- (a) Section 2(1) (u)
- (b) Section 2(1) (r)
- (c) Section 2(1) (t)
- (d) Section 2(1) (v)

29. In the Hyderabad Tenancy and Agricultural Lands Act, Tenant is defined under ____.

- (a) Section 2(1) (u)
- (b) Section 2(1) (s)
- (c) Section 2(1) (a)
- (d) Section 2(1) (v)

30. Which of the following are kinds of tenants provided under the Hyderabad Tenancy and Agricultural Lands Act.
- (a) Ordinary tenant
 - (b) Protected tenant
 - (c) New protected tenant
 - (d) All of the above
31. Under which section of the Hyderabad Tenancy and Agricultural Lands Act, 1950 protected tenant can purchase land.
- (a) Section 38
 - (b) Section 39
 - (c) Section 40
 - (d) Section 41
32. Tenant can terminate tenancy under ____.
- (a) Section 19(1) (b)
 - (b) Section 19(1) (a)
 - (c) Section 19(1) (c)
 - (d) None of the above
33. The Land Holder may after giving notice to the tenant terminate tenancy for ____.
- (a) Cultivating land individually
 - (b) Cultivating land personally
 - (c) Cultivating land in person
 - (d) All of the above
34. Tenants for exchange of land in same village may agree make an application to ____.
- (a) Tahsildar
 - (b) Naib-Tahsildar
 - (c) Collector
 - (d) Divisional Commissioner
35. The Hyderabad Tenancy and Agricultural Lands Act, 1950 extends to ____.
- (a) Whole of the Hyderabad
 - (b) whole of the Hyderabad area of state of Maharashtra
 - (c) whole of the Hyderabad area of state of Maharashtra i.e. Marathwada region

- (d) All of the above
36. The Land Acquisition Act was passed in ____.
- (a) 1893
 - (b) 1894
 - (c) 1995
 - (d) 1996
37. Under which section of the Land Acquisition Act Public Purpose is defined.
- (a) Section 3(d)
 - (b) Section 3(e)
 - (c) Section 3(f)
 - (d) Section 3(g)
38. Preliminary survey of land provided under ___ of the Land Acquisition Act.
- (a) Section 2
 - (b) Section 3
 - (c) Section 4
 - (d) Section 3A
39. Publication of preliminary notification under the Land Acquisition Act made by ____.
- (a) Collector
 - (b) Commissioner
 - (c) Appropriate Government
 - (d) State Government
40. Declaration that land is required for public purpose shall be made under the signature of ____ to Appropriate Government the Land Acquisition Act.
- (a) Collector
 - (b) Secretary
 - (c) Commissioner
 - (d) Additional Commissioner
41. ____ shall mark out, measure and plan the land for acquisition.
- (a) Survey Officer
 - (b) Commissioner
 - (c) Tahsildar

- (d) Collector
42. Preliminary survey, notification and declaration provided under ____ of the Land Acquisition Act.
- (a) Part I
 - (b) Part III
 - (c) Part II
 - (d) Part IV
43. Under which Provision of the Land Acquisition Act, Enquiry and Award by the Collector is provided.
- (a) Part II Section 11 to 17
 - (b) Part II Section 11 to 15A
 - (c) Part II Section 11 to 16
 - (d) Part II Section 11 to 15
44. Reference to Court in the Land Acquisition Act provided under ____.
- (a) Part I
 - (b) Part II
 - (c) Part III
 - (d) Part IV
45. ____ may refer the matter for determination of court in the Land Acquisition Act, 1894.
- (a) Tahsildar
 - (b) Collector
 - (c) Commissioner
 - (d) Secretary
46. Procedure for acquisition of land under the Land Acquisition Act provided in ____.
- (a) Part I
 - (b) Part III
 - (c) Part II
 - (d) Part IV
47. The Land Acquisition Act, 1894 was come into force on ____.
- (a) 1 January, 1894
 - (b) 1 February, 1894

- (c) 1 March, 1894
 - (d) 1 March, 1895
48. The Land Acquisition Act, 1894 extends to ____.
- (a) Whole of India
 - (b) Whole of India except State of Jammu & Kashmir
 - (c) Whole of India except State of Nagaland & Assam
 - (d) All of the Above
49. The Maharashtra Land Revenue Code, 1966 extends to the ____.
- (a) Whole of State of Maharashtra
 - (b) Whole of India
 - (c) Whole of State of Marathwada
 - (d) Whole of State of Bombay
50. The Aurangabad Division for Revenue Consists-
- (a) 8
 - (b) 7
 - (c) 6
 - (d) 5
51. As per Section 44A of MLR Code, No permission required for.....use of land.
- a. Industrial
 - b. Mining
 - c. Stone quarry
 - d. Bona fide industrial
52. The term 'Saza' meanswhich constitutes Saza as per section 4 of the MLR Code.
- A. Village.
 - B. Group of Villages in taluka.
 - C. Taluka
 - D. District
53. What is purpose of preliminary Survey under Section 3 A of The Land Acquisition Act 1894.
- A. To enable the State Government to determine, whether land in any locality is needed for public purpose.

- B. To create fear among public about land acquisition.
- C. To enable government to acquire land forcibly.
- D. All of the above.

54. No award shall be made by collector without prior permission (Approval) of State Government.

- A. TRUE
- B. FALSE
- C. All of the above
- D. None of the above.

55. The Hyderabad Tenancy and Agricultural Land Act passed inyear.

- A. 1961
- B. 1951
- C. 1950
- D. None of the Above

56. Followings appellate authority under The Hyderabad Tenancy and Agricultural Land Act 1950

- A. Talathi
- B. Tahsildar
- C. Village head
- D. All of the above

57. The Maharashtra Land Revenue Code is applicable to.....

- A. Only Marathwada division.
- B. Whole of Maharashtra State.
- C. Western Maharashtra
- D. None of the Above.

58. Which of the following is not revenue division in Maharashtra?

- A. Aurangabad
- B. Pune
- C. Hingoli
- D. Nagpur

59. The expression "public purpose" includes

- A. Land for village site.
- B. Land for town or rural planning
- C. Land for construction of public offices
- D. All of the above.

60. As per Section 11 of the land Acquisition Act 1894, What is prescribed period for making an award?

- A. 1 year from the date of publication of declaration u/s 6
- B. 2 year from the date of publication of declaration u/s 6
- C. 3 year from the date of publication of declaration u/s 6
- D. 4 year from the date of publication of declaration u/s 6

61. Section 8 of the Maharashtra Rent Control Act deals with....

- E. Concept of tenant
- F. Concept of landlord
- G. Concept rent
- H. Fixation of standard rent and permitted increase.

62. Who can terminate the tenancy under The Hyderabad Tenancy and Agricultural Land Act.

- i. Landlord
- ii. Tenant
- iii. All of the above
- iv. None of the above.

63. Who is revenue officer as provided by MLR Code 1966

- i. Every officer appointed under any provision of MLR Code 1966
- ii. Police Inspector
- iii. Civil Judge Junior Division
- iv. Governor

64. The Land Acquisition Act 1894 was enacted to give effect to

- i. Doctrine of escheat
- ii. Doctrine of bona vacantia
- iii. Doctrine of Eminent Domain
- iv. None of the above.

65. The land is the subject matter within the competence of theGovernment.

- i. Central
- ii. State
- iii. Local
- iv. All of the above.

66. Who is revenue in-charge of District?

- i. Collector
- ii. Sub-divisional Officer
- iii. Tahsildar
- iv. Talathi

67. Statement 1: After completion of hearing, the court can pass an award in respect of reference.

Statement 2: The amount of compensation by court shall not be less than compensation by collector.

- i. Statement 1 is true but Statement 2 is false.
- ii. Statement 1 is False but Statement is True.
- iii. Statement 1 is true and Statement 2 is correct explanation of statement 1.
- iv. None of the above.

68. As per section 16 of the Maharashtra Rent Control Act following are the circumstances which allow land lord to recover possession.

- i. Erection of permanent structure by tenant.
- ii. The tenant has used premises for other purpose than leased purpose.
- iii. The landlord needs premise for bona fide occupation.
- iv. All of the above.

69. Section 5 of The Hyderabad Tenancy and Agricultural Land Act defines.....

- i. Land Lord
- ii. Appropriate Authority
- iii. Tenant
- iv. None of the above.

70. The term Land include

- i. Benefits to arise out of land.
- ii. Things attached to land

- iii. Things permanently fastened to things attached to land
- iv. All of the Above

71. The State Government shall appoint a for each division.

- i. Collector
- ii. Tahsildar
- iii. Talathi
- iv. Commissioner

72. What is award u/s. 11 of the Land Acquisition Act 1894?

- i. It is prize.
- ii. It is a gift.
- iii. It is the offer made by collector for payment of compensation.
- iv. None of the above

73. Right to property is constitutional right under Article 300-A

- i. True.
- ii. False.
- iii. All of the above
- iv. None of the above.

74. What is Survey Number?

- i. Means a portion of land of which the area and assessment are separately entered, under an indicative number in the land records
- ii. It is just number
- iii. It is wada land
- iv. None of the above.

75. A tenant as per The Maharashtra Rent Control Act means.....

- i. A person by whom a rent is payable for any premises
- ii. A person who is deemed tenant .
- iii. All of the Act.
- iv. None of the Act.

76. Following is not a kind of tenant.

- i. Protected tenant
- ii. Deemed tenant

- iii. Ordinary tenant
- iv. Family member of land lord

77. Payment made by tenant is called as

- i. Rent
- ii. Revenue
- iii. Fees
- iv. Tax

78. Special provisions for recovery of possession u/s 23 are available to land lords who are

- i. The members of Armed forces of union.
- ii. The scientists
- iii. All of the Above
- iv. None of the above.

79. What is prescribing period for declaration of land acquisition u/s 6 of The Land Acquisition Act 1894?

- i. No declaration shall be made prior to publication of notification u/s 4 and Declaration should be made within 1 year from the date of publication of notification u/s 4.
- ii. 5 years from the date publication of notification u/s 4
- iii. 6 years from the date publication of notification u/s 4
- iv. 9 years from the date publication of notification u/s 4

80. What is Reference to court u/s 18 of The Land Acquisition Act, 1894?

- i. It is a remedy with procedure to challenge award of collector by seeking reference.
- ii. It permit person to approach civil court without seeking reference.
- iii. It is appeal to Supreme Court of India.
- iv. None of the above.

81. Right to property is a fundamental right.

- i. True.
- ii. False.
- iii. All of the above.
- iv. None of the above

82. The term land record includes.....of followings.

- i. All records maintained under various provisions of MLR Code, 1966.
- ii. Any copy of Maps and plans of final town planning schemes.
- iii. Any copy improvement scheme or scheme of consolidation scheme
- iv. All of the above.

83. Talathi is appointed at.....

- i. Village
- ii. Saza
- iii. Circle
- iv. Taluka

84. What is main function of Talathi in Saza?

- i. To collect land revenue.
- ii. To maintain record of land revenue.
- iii. To maintain land records
- iv. All of the above.

85. Sectionof the MLR Code 1966 provides procedure for grant of NA permission.

- i. 20
- ii. 34
- iii. 44
- iv. 54

86. Which section of the MLR Code, 1966 provides Divisional Commissioner?

- i. Section 5
- ii. Section 6
- iii. Section 7
- iv. None of the above

87. The Maharashtra Rent Control Act has been passed in the _____ year.

- i. 2000
- ii. 1999
- iii. 1966
- iv. 2001

88. Tenants for exchange of land in same village may agree make an application to _____.

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90. _____ may grants Permission for non-agricultural use of land.

- i. Commissioner
- ii. Collector
- iii. Tahsildar
- iv. Survey Officer

91. Tenant defined under _____ of the Maharashtra Rent Control Act.

- i. Section 7(14)
- ii. Section 7(15)
- iii. Section 7(16)
- iv. Section 2(31)

92. Under which section of the Maharashtra Rent control Act, Landlords' duty not to cut-off or withhold essential supply or service provided.

- i. Section 28
- ii. Section 29
- iii. Section 30
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- i. Section 2(1) (u)

- ii. Section 2(1) (s)
- iii. Section 2(1) (a)
- iv. Section 2(1) (v)

100. In the Maharashtra Land Revenue Code, 1966 the Revenue Officers defined in_____.

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- b. Section 2(32)
- c. Section 2(33)
- d. None of the above