



**UNIVERSITY OF NORTH BENGAL**

B.A./BBA/B.Com. LL.B. (5 yr.) Honours 6th Semester Examination, 2021

**LAW OF PROPERTY**

**PAPER CODE-CC16 / CC18**

Time Allotted: 2 Hours

Full Marks: 50

*The figures in the margin indicate full marks.*

**GROUP-A**

**Answer any four of the following**

10×4 = 40

1. Discuss transfer of property and discuss the essentials of valid transfer.
2. Define the “Rule against perpetuity” under section 14 of the Act. Also enumerate the exceptions to this rule.
3. Explain the doctrine of Election as provided under Transfer of Property Act, 1882.
4. Define fraudulent transfer. What are its essential elements?
5. Discuss the law regarding a transfer of property which is subject matter of suit pending in a court.
6. Define Mortgage and discuss various kinds of mortgages contemplated under section 58 of the Transfer of property Act, 1882.

**GROUP-B**

7. Write short notes on any *two* of the following:

5×2 =10

- (a) Vested Interest and Contingent Interest
- (b) Spes-successionis
- (c) Clog on the equity of redemption
- (d) Essentials of a valid gift.

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