



HIMACHAL PRADESH NATIONAL LAW UNIVERSITY,  
SHIMLA

SEMESTER- V

B.A./B.B.A. LL.B. (Hons.)

COURSE CODE: LLB\_\_

PROPERTY LAW

CREDITS-04

Module-1

**Introduction: Concept of Property and Principles Relating to Transfer of Property (S. 3-35 TPA & 17-18 Indian Registration Act)**

- 1.1 Meaning & Concept of Property: Distinction between Movable and Immovable Property; Attestation; Notice.
- 1.2 Definition of Transfer of Property; Transferable and Non-Transferable Property; Conditions Restricting Transfer
- 1.3 Transfers to an Unborn Person and Rule against Perpetuity
- 1.4 Vested and Contingent interest
- 1.5 Rule of Election

Module-2

**Principles Governing Transfer of Immovable Property**

- 2.1 Transfers by Ostensible Owner
- 2.2 Doctrine of Feeding Grant by Estoppel
- 2.3 Doctrine of *Lis pendens*
- 2.4 Fraudulent Transfer
- 2.5 Doctrine of Part Performance

Module-3

**Specific Transfers: Definitions and Kinds, Rights and Liabilities  
(Ss. 55 -129 TPA)**

- 3.1 Mortgage: Mortgagor, Mortgagee and Kinds of Mortgage
- 3.2 Sale
- 3.3 Gift
- 3.4 Lease & License
- 3.5 Exchange

**Module-4**  
**Charge & Transfers of Actionable Claims (Ss. 100-104, 130-137 TPA)**

- 4.1 Meaning and Concept: Charges
- 4.2 Creation of Charge; Notice & Enforcement
- 4.3 Actionable Claims
- 4.4 Transfer of Actionable Claims
- 4.5 Liability of Transferee of Actionable claims

**Prescribed Legislation:**

- Transfer of Property Act, 1882
- The Registration Act, 1908
- The Civil Procedure Code, 1908

**(A) Prescribed Books:**

- 1) Mulla, *Transfer of Property Act*.
- 2) Saxena, Poonam Pradhan, *Property Law*.
- 3) Singh, Avtar, *Transfer of Property Act*.

**(B) Reference Books:**

- 1) James Charles Smith, *Property and Sovereignty (Law, Property and Society)*
- 2) Medill, Colleen E. *Acing Property: A Checklist Approach to Solving Property Problems*
- 3) Sprankling, John G. *Understanding Property Law*.

  
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