

International Islamic University Chittagong
Department of Law
Continuous Assessment(Online), Autumn, 2020
Semester: 6th

Course Code: Law-3204

Course Title: Law of SR, Limitation, Registration and Public Demand Recovery
Total Marks: 20 Time: 3 Hours maximum

MUST MENTION YOUR MATRIC NO IN EACH PAGE.

Write assignment of the following topics:

1.
 - a. Mr. Rahoman contracts to sell Mr. Habib a piece of land consisting of 200 bighas. It turns out that 195 bighas of the land belong to Mr. Rahoman and the five remaining bighas to his brother, who refuses to part with them. Mr. Rahoman wants to deny the contract on the ground that I contract to sell 200 bighas of land as whole of the property does not belong to me, this contract cannot specifically enforce. Suppose you are a lawyer of Mr. Habib, whether he can specifically enforce this contract or not? Explain in the light of relevant section of the Specific Relief Act, 1877. 5
 - b. Mr. Rohim was in possession of a land of which he was not real owner. After two years Mr. Sofiq forcibly dispossesses him (Mr. Rohim). After five years quite enjoyment of Mr. Sofiq is in his turn dispossessed by Mr. Rana who said that my uncle Mr. Karim who lives in America is the real owner of this property and as real owner of the property is my relative I am entitle of this property. Suppose you are a lawyer of Mr. Sofiq, whether he can recover possession of the property or not. Explain in the light of relevant section. 5

2.
 - a. Mr. A, agrees to buy and Mr. B, agrees to sell, a picture by a painter who is out of reach of. Can Mr. A, specially enforce this contract? Explain. 2.5x4
 - b. Mr. Sofiq and Mr. Shohid are joint tenants of land, his undivided moiety of which either may alienate in his lifetime, but which, subject to that right, devolves on the survivor. Mr. Sofiq contracts to sell his moiety to Mrs. Sanjida and dies before the completion of the sale. Suppose you are a lawyer of Mrs. Sanjida, whether she can specifically enforce his contract on not. Explain in the light of relevant section.
 - c. Mr. Karim contracts to sell and Mr. Rofiq contracts to buy, a land. To protect the land from flood, it is necessary for its owner to maintain an expensive embankment. Mr. Rofiq does not know of this circumstance, and Mr. Karim conceals it from him. Now Mr. Karim wants to specifically enforce the contract and Mr. Rofiq wants to refuse the contract. Suppose you are a lawyer of Mr. Rofiq. Explain the remedy available for Mr. Rofiq.
 - d. Mr. James (Bangladeshi singer) contracts with Mr. Karim that he (James) will sing song from 01.01.2020 to 31.12.2020 at Mr. Karim's theatre and not to sing in public elsewhere. After six (6) month on 01.07.2020 Mr. James made a contract with Mr. Rahim that he will sing song at Mr. Rahim's theatre for public entertainment. Suppose you are a lawyer of Mr. Karim. Explain the remedy available for Mr. Karim?