

AWARD NO.

79/62-83

NAME OF THE VILLAGE :

DALLUPURA

NATURE OF ACQUISITION:

PERMANENT

PURPOSE OF ACQUISITION:

PLANNED DEVELOPMENT OF DELHI.

The land measuring 1353 Bighas, 4 Biswas situated in the revenue estate of Dallupura, Tehsil and District Delhi was notified under the provisions of Section 4 of the Land Acquisition Act 1894, vide Delhi Administration's Notification No. F.8(57)/76-L&B/LN 33377, dated the 17th November, 1980, for a public purpose, namely, for the Planned Development of Delhi. Due publicity as provided under sub-section (1) of Section 4 of the Act was given to the Notification inviting objections under Sec.5-A from the persons interested in the land. After considering the objections under Sec.5-A, the Delhi Admn. issued a declaration under Sec.6 of the L.A. Act for an area of 1367 Bighas, 17 Biswas vide Notification No. F.9(16)/80-L&B, dated the 29th Sep. 1981. Notices under Sec.9 and 10 of the L.A. Act 1894 were issued to the persons interested in the land and claims for compensation received in response to the notices will be discussed under the heading 'Claims & Evidences'.

MEASUREMENTS & OWNERSHIP ETC:

Verification of the area and interests held by various persons in the land has been carried out from the entries made in the revenue records of the village. The area was also measured at spot by the Field Staff. According to declaration under Sec.6 total area of 1367 Bighas, 17 Biswas stands notified for acquisition, but on further verification made

by the Field staff from Revenue Records as well as on the spot under Sec.8 of the Act, the actual area was found 1366 Bighas, 12 Biswas and same is to be acquired in the present case. The difference of one Bigha and 5 Biswas is due to the following reasons:-

- 1) Khasra No. 170 measuring 1 Bigha, 7 Biswas stands notified under Sec. 6. According to the Field Book of the village area of this Khasra No. was one Bigha 7 Biswas. An area of 5 Biswas was notified under Sec. 4, 6 and IV(i) of the L.A. Act 1894 vide Notification No. P.7(104)/ 79-L&B (1)(2)&(3) dated 25.2.81 out of which 2 Biswas have already been acquired in Award No. 56/81-82 and remaining 3 Biswas still stands notified. Therefore, after deducting the area of 5 Biswas the net area to be acquired comes to 1 Bigha, 3 Biswas.
- 2) Total area of Kh. No. 506/418 was 5 Bighas 2 Biswas out of which 14 Biswas already stands acquired in Award No. 21/82-83, but Kh. No. 506/418 measuring 4 Bighas, 6 Biswas has been notified under sec. 6 while that the remaining area comes to 4 Bighas, 8 Biswas instead of 4 Bighas 6 Biswas.
- 3) Kh. No. 507/418 measuring 3 Bighas, 19 Biswas has been included in the declaration under Sec. 6. Infact, the area of 5 Biswas out of above area stands acquired in Award No. 21/82-83. Therefore, remaining area of 3 Bighas, 14 Biswas is to be acquired in this case.
- 4) As per revenue records the total area of Kh. No. 433 is 2 Bighas, 14 Biswas out of which 3 Biswas have already been acquired in Award No. 21/82-83. Thus, remaining area of 2 Bighas, 11 Biswas instead of 2 Bighas 7 Biswas is to be taken in the present case.

5) Kh.No.501/448 min,8 Bighas,15 biswas stands notified in the declaration under Sec.6 According to 'Tatima Field Book' the land comprises of Kh.Nos.501/448(2Bighas 19 Biswas), 502/448(6-10) and 503/448(1-09) total measuring 10 Bighas, 18 Biswas. Kh.No.501/448/1 min(0-11) and 502/448/2min (1-13) total measuring 2 Bighas, 4 Biswas already stands acquired vide Award No.21/82-83. Therefore, these can be acquired as Kh.Nos.501/448/1min-2(2-3), 502/448/1-2min(4-17) and 503/448(1-09), total measuring 8 Bighas, 14 Biswas.

6. Kh.No.329 measuring (3-8) has been notified in the declaration. Correct area of this Kh.No. as per revenue records is 2-8 and the same is to be taken in the present Award.

To sum up the above facts the break up of the area is given hereunder:-

As per declaration under Sec.6	As per Revenue Record correct area to be acqd.	Excess Area	Less area
Kh.No.	Area	B-B	B-B
170	1-07	170/3	1-02
506/418min	4-06	506/418min	4-08
507/418min	3-19	507/418min	3-14
433min	2-07	433min	2-11
501/448min	8-15	501/448/1-2 min2-08)	
		502/448/1-2 min4-17)	
		503/448 1-09)	
329	3-08	329	2-08
<u>24-02</u>		<u>22-17</u>	<u>0-06</u>
			<u>1-11</u>
			<u>0-6</u>
		Net less area	<u>1-05</u>

Total area as per declaration under sec. 6 is 1367 Bighas, 17 Biswas and after deducting the less area of 1 Bigha, 5 Biswas the correct area to be acquired in the present case comes to 1366 Bighas, 12 Biswas. Details of the area are given as under:-

Kh.No.	AREA Big. Bis.	Classification of land as on the date of notification II/s.4	
1	2	3	
134	5-08	Gair Abnash 2-14	G.M. Abadi 2-14
135	3-12	Banjar Jadid	
136	1-07	G.M. Gitwar	
137	4-04	Abnash 2-07	Banjar Jadid 1-17
138	1-16	G.M. Rasta	
139	3-12	G.M. Abadi	
463/140 min	0-10	-do-	
464/140	1-04	-do-	
465/140	3-15	G.M. Abadi 1-17	Banjar Qadim 1-18
142	4-07	G.M. Sarak 3-00	G.M. Gadma 1-07
151	1-07	G.M. Pits	
152	1-04	-do-	
153	1-19	G. Abnash	
154	1-19	-do-	
155	2-02	G.M. Pits.	
156	3-03	-do-	
157	7-01	-do-	
158	3-09	-do-	
159	2-14	Abnash	
160	2-14	-do-	
161	2-00	G.M. Sarak 2-00	G.M. Pits 7-00
162	2-05	G.M. Sarak 1-05	G.M. Pits 1-00
163	1-16	G.M. Sarak 1-04	G.M. Pits 0-12
164	4-19	G.M. Sarak 0-15	G.M. Pits B. Jadid 1-14 2-10

1	2	3
165	1-13	Banjar Jadid
166/ 1-2	5-11	G. Abpash 2-14 G.M.Pits 1-10 G.M. Sarak 1-07
167	5-11	G. Abpash
168	4-10	G.M.Pits.
169	4-13	G.M.Pits
170/3	1-02	G.M.Pits.
171	4-04	Abpash
172	4-01	Abpash
173	4-04	Banjar Jadid 2-0 G.M.Pits. 2-04
174	3-09	Abpash
175	4-13	Abpash
176	3-15	-do-
177	3-08	-do-
178	4-13	-do-
179	5-11	-do-
180	1-10	-do-
181	0-18	G.M.Pits
182	3-00	Abpash 2-00
183	3-03	Abpash
184min	3-14	Abpash
185min	2-16	Abpash 2-14
186min	9-03	Abpash 8-19
187min	1-04	Abpash
188	1-07	Abpash
189	1-19	Abpash
190/190	4-01	-do-
191	2-17	-do-
192	2-08	Abpash
193	1-10	Abpash
194	0-15	G.M. Abadi
195	2-05	Abpash
196	2-08	Abpash
197	2-14	Abpash
198	1-10	G.M. Abadi
199	0-15	G.M. Abadi
200	0-15	G.M. Nakan
201	1-04	G.M. Abadi
202	1-13	G.M. Abadi
203	1-10	Abpash
204	1-10	Abpash
205/205	0-12	Abpash
206/206	0-16	G.M. Abadi
207/207	0-16	G.M. Gitwar
208/208	0-16	G.M. Abadi
209/209	1-01	Abpash
210	1-07	Abpash
	1-07	Abpash
	1-01	Abpash

1	2	3
211	2-02	Abpash
212	5-05	Abpash
213	3-03	Abpash 3-00 G.M. Chah 0-03
214min	5-09	Abpash 2-09 G. Abpash 0-03
520/215	2-17	Abpash
521/215		-do-
min	2-10	-do-
216	6-00	Abpash 0-15 G. Abpash 0-12
217	1-07	Abpash
522/218	2-05	-do-
523/218	2-05	-do-
524/218	2-11	-do-
525/218	2-10	-do-
220	3-15	G.M. Pits.
221	3-12	G. Abpash
222	3-15	G.M. Pits
223	2-14	G. Abpash
224	7-10	G. Abpash
225	4-10	G. Abpash 2-10 G.M. Pits 3-07
226	5-17	G. Abpash 17-18 G.M. Chah 0-02
227	18-00	G.M. Pits.
228	7-13	G. Abpash
229	3-03	-do-
230	18-12	Abpash 2-00 G.M. T. Well B. Ja 0-02 0-15
231	10-7	2-10
232	11-17	G. Abpash 3-17 G.M. Pits 2-00
233	6-09	Abpash
234	6-00	-do-
235	7-19	-do-
526/236	1-05	-do-
527/236	0-14	-do-
237	7-19	-do-
238	8-08	G.M. Chah 0-01 G.M. Pits 10-09
239	10-10	Abpash
240	4-04	-do-
241	4-07	G. Abpash
242	3-15	G. Abpash 5-16 G.M. Chah 0-01
243	5-17	Abpash
244	4-01	Abpash 15-00 G. Abpash 3-00
245	18-00	Abpash
246	3-09	-do-
247	4-04	Abpash 1-01 B. Qadim 0-06
248	1-07	G. Abpash
249	1-19	-do-
250	1-04	Abpash 4-15 G.M. T. Well 0-04
251	4-19	Abpash
252	2-08	-do-
253	2-02	-do-
254	3-06	-do-
255	4-07	-do-
256	6-03	-do-
257	3-03	-do-

1	2	3
258	4-04	Abpash
259	1-10 ✓	-do-
260	0-12	-do-
261	3-12	-do-
262 min	5-06	-do-
263 min	6-04	-do-
264 min	6-09	-do-
265 min	2-06	-do-
266 min	2-09 ✓	-do-
480/267 min	0-16	-do-
481/267 min	1-07	-do-
482/267 min	2-02	-do-
483/267 min	2-01	-do-
268 min	3-16	-do-
269 min	3-06	-do-
270	6-03 ✓	-do-
271	1-16	-do-
272	2-14	Abpash 2-12 G.M.T. Well 0-02
273	1-07	Abpash
274	1-04	-do-
275	1-01	-do-
276	1-04	G. Abpash
277	0-12 ✓	G.M. Abadi
278	0-15	-do-
279	1-19	-do-
280	1-10	-do-
281	2-08	Abpash 1-04 G.M. Makan 1-04
282	2-08	Abpash
477/283	2-13	-do-
478/283	2-01 ✓	-do-
479/283	2-15	-do-
284	1-13	-do-
499/285	2-13	-do-
500/285	2-14	-do-
286	7-04	-do-
287	5-14	-do-
288	3-09 ✓	-do-
289	1-19	-do-
290	4-01	-do-
291	4-07	-do-
292	1-13	Abpash 1-11 G.M. Chah 0-02
293	2-17	Abpash
294/1	11-14	Abpash 2-00 B. Qadim 2-00 G.M. School 7-14
294/2	2-14 ✓	Abpash
295	1-07	-do-
296	0-15	-do-
297	0-15	-do-
298	1-10	-do-
299	1-10	-do-
300	4-04	-do-
301	1-01 ✓	-do-
302	2-02	-do-
303	1-16	G.M. Abadi
528/304	0-18	-do-
529/304	0-18	-do-
305	1-16	Abpash
306	1-13	-do-

1	2	3
✓ 307	0-18 ✓	Abpash 0-09 G.M.M. kan 0-09
✓ 308	1-01	Abpash
✓ 309	0-18	Abpash
310	2-11	-do-
311	4-04	Abpash 4-03 G.M. Boring 0-01
312	3-12	Abpash
313	12-00	Abpash B. Qadim G.M. Abadi & Nasir
		1-08 8-02 2-10
314	0-15 ✓	G.M. Abadi
315	3-18	Abpash 1-19 G.M. Abadi 1-19
316	2-14	G.M. Abadi
317	1-16	B. Jadid
318	2-17	Abpash
319	1-07	-do-
320	1-16	-do-
321	2-17 ✓	-do-
322	-1-04	B. Jadid
323	2-05	Abpash
324	0-18	-do-
325	2-05	-do-
326	4-01	-do-
327	1-01	-do-
328	1-16 ✓	-do-
329	2-08	-do-
330	2-05	-do-
331	2-02	-do-
332	1-19	-do-
333	4-16	-do-
334	4-01	Abpash 0-12 B. Jadid 1-10
335	2-02 ✓	Abpash 0-13 B. Qadim 1-00
336	1-13	Abpash
337	4-01	-do-
338	3-03	-do-
339	3-09	-do-
340	1-13	-do-
341	2-05	Abpash 3-00 B. Qadim 16-13
466/342	12-13 ✓	B. Qadim
467/342	0-15	Abpash
468/342	1-04	-do-
469/342	0-09	-do-
470/342	1-13	-do-
489/343	3-03	G.M. Pita
490/343	3-01	B. Jadid
344	1-16 ✓	Abpash
471/345	3-03	-do-
472/345	3-06	Abpash 0-15 B. Qadim 71-17
346	72-12	Abpash
530/347	0-15	-do-
531/347	1-16	-do-
348	5-11	-do-
477/349	2-08 ✓	-do-
478/349	2-08	-do-
350	4-07	-do-
351	4-13	-do-
352/1	3-00	-do-
352/2	3-00	

1	2	3
353	4-16	Abpash
354	4-16	-do-
355	1-16	-do-
356min	44-04	Abpash 5-7 G.M. Gitwar 4-05 B. Qadim 34-12
357	1-10	Abpash
358	1-10	-do-
359	3-09	-do-
360	3-12	-d-c
361	1-19	-do-
362	2-02	-do-
363	11-17	-do-
364	1-07	-G-ABPASH
365	2-08	-B-QADIM
366	1-04	-do-
367	5-02	-ABPASH
532/368/1	6-02	-do-
533/368/2	3-00	-do-
473/369	5-02	G.M. Pits.
474/369	5-05	G. Abpash
370	6-08	G.M. Pits
371	6-03	G. Abpash 3-0 G.M. Pits 3-03
372	2-02	G.M. Pits
373	6-12	G. Abpash 3-0 G.M. Pits 3-12
374	4-01	G. Abpash
375	3-00	G.M. Pits
376	6-12	-do-
377	4-13	B. Jadia 2-13 G.M. Pits 2-0
378	2-05	Abpash 2-02
379	1-19	G. ABPASH
380	7-19	G.M. Pits
381	2-11	Abpash
382	2-11	-do-
383	3-18	-do-
384	7-01	-do-
385	6-09	-do-
386	1-19	-do-
387	1-19	-do-
388	2-14	-do-
389	9-00	-do-
390	7-19	-do-
391/1	4-03	-do-
391/2	2-00	-B-QADIM
392	2-08	-do-
475/393	35-02	Abpash 34-01 B. Jadia 1-01
476/393	5-17	Abpash
394	6-15	-do-
395	16-10	-do-
396	5-11	G. Abpash
397	4-13	Abpash
398	4-10	-do-
399	4-16	-do-
400	6-00	-do-
401	3-03	-do-
402	1-16	G. Abpash
403	2-11	G. Abpash 2-10 G.M. chah 0-01
404	3-00	Abpash
405	3-09	-do-
406	8-02	-do-
407	6-15	-do-

408	3-03	Abdash
409	10-10	B. Jadid 10-04 G.M. Makan 0.06
410	2-14	G.M. Fils
411	4-16	Abdash
412	10-07	Abdash 9-19 B. Jadid 0-08
413	14-12	Abdash 10-07 B. Jadid 2-02 B. Qadin 2-03
414min	1-09	Abdash
415min	1-07	-do-
416min	2-06	Abdash 0-7 B. Jadid 1-19
417	1-10	Abdash
506/418min	4-08	-do-
507/418min	3-14	-do-
419min	2-15	-do-
420	1-13	-do-
421min	1-10	-do-
422	1-01	-do-
423min	2-15	-do-
424min	3-00	Dash 2-15, G.M. Chah 0-01, G.M. T. Well 0-04
425	2-17	Abdash
426	2-14	-do-
427	3-00	-do-
428	3-03	Abdash 3-00, G.M. T. Well 0-03
429	6-00	B. Jadid
430	3-00	-do-
431	2-14	-do-
432min	2-15	-do-
433min	2-11	Abdash
434	2-02	-do-
435	3-15	-do-
534/436	2-01	-do-
535/436	1-02	-do-
437	4-01	-do-
438	7-10	-do-
439	3-09	-do-
440	5-14	-do-
441min	9-00	-do-
442min	7-02	-do-
443	0-15	-do-
444	0-18	-do-
445min	3-06	-do-
446	0-06	B. Jadid
447	2-14	B. Abdash 2-10 G.M. Makan 0-04
501/448/		B. Jadid
1-2min	2-08	
502/448/		
1-2min	4-17	-do-
503/448	1-09	-do-
449	6-18	-do-

G. Total 1366-12

Sen

22/7/30

BREAK UP OF CLASSIFICATION OF LAND AS ON THE DATE OF NOTIFICATION U/S 4 IS AS FOLLOWS:-

<u>Kind of land.</u>	<u>Area</u> <u>Bighas-Biswas.</u>	
1. Bagh (Groves)	2 - 15	
2. Abpash	831 - 07	
3. Gair Abpash	134 - 01	
4. Banjar Jadid	63 - 14	
5. Banjar Qadim	149 - 01	
6. Gair Mumkin Abadi & Makan	39 - 08)	
7. Gair Mumkin Pitwar	6 - 08)	
8. Gair Mumkin Pits	120 - 04)	
9. Gair Mumkin Sarak	9 - 12)	Total Gair Mumkin land: 185-14
10. Gair Mumkin Rasta	1 - 16)	
11. + Gair Mumkin School.	7 - 14)	
12. Gair Mumkin Chah & Tubewell.	1 - 12)	

G. Total:- 1366 - 12

There are M.C. Primary School, Shiv Mandir with structures and other temple with structures in the land bearing Kh. Nos. 294/1 min(7-14), 231 min (2-10) and 356 min(2-00), respectively in the total area of 12 Bighas, 4 Biswas and ~~area~~ extended ABADI, ~~the total~~ ^{measuring} of 46 Bighas, 4 biswas details of which are given hereunder:-

<u>Kh. No.</u>	<u>Area</u> <u>Big-Bis.</u>
134/1	2-14
136	1-07
137/1	2-02
464/140	1-04
465/140	3-15
504/190	4-01

Continued. 12

<u>Kh. No.</u>	<u>Area</u> <u>Big-Bis.</u>
505/190	0- 12
191	2-17
194/1	0-04
198	1-10
199	0-15
200	0-15
201/1	0-12
202	1-13
517/205	0-16
518/206	0-16
516/205	0-12
519/206	0-18
277	0-18
278	0-15
279	1-19
280	1-10
281/1	1-04
303	1-16
528/304	0-18
529/304	0-18
307/1	0-09
308	1-01
309	0-18
313 min	4-01
314	0-15
315/1	1-19

Total: 46-04

The above area of 58 Bighas, 8 Biswas is left out of the Award and its acquisition shall be dealt with through Supplementary Award.

In addition to above there are also boundary walls ^{and figures} in ⁸² the total area of 59 Bighas, 9 Biswas, the details of the same are given as under:-

<u>Kh.No.</u>	<u>Area</u> <u>Big-Bis.</u>
134/2	2-14
135	3-12
139	3-12
463/140	0-10
188	1-07
189	1-19
192	2-08
193	1-10
196	2-03
272	2-14
292	1-13
293	1-08
294/2	1-00
299	1-10
301	1-01
302	2-02
305	1-16
310	2-11
311	
312 min	

On Eastern boundary of the field.

1-10

Continued. 13

<u>Kh. No.</u>	<u>Area.</u> <u>Big-Bis</u>
300	4-4
312	3-12
313 min	0-12
316	On the western boundary of the field.
323	2-05
324	0-18
325	2-05
326/1	1-19
530/347	0-15
531/347 min	1-16
348/1	3-11

Total:- 59-02 ^{sq.}

It is revealed from the entries made in the Khasra Girdawri pertaining to the year 1980-81 that the boundary walls^{etc.} in the aforesaid area were raised on or before the date of issue of Notification u/s 4. Most of the area covered by the boundary walls^{etc.} remained under cultivation. As the boundary walls^{etc.} were constructed prior to Notification u/s 4, therefore, we will have to assess compensation for the same. The Surveyor of Works, P.W.D. Delhi Administration would be requested for valuation ~~estimates~~ estimates of the boundary walls^{etc.} and compensation for the same shall be assessed through Supplementary Award ~~after~~ after obtaining valuation estimates. Hence compensation for this area of 59 Bighas, 2 Biswas shall be assessed in the present Award but compensation for the boundary walls shall be paid through Supplementary Award.

Thus, after deducting the area of 58 Bighas, 8 Biswas out of the total area of 1366 Bighas, 12 Biswas as given under the Heading 'MEASUREMENT & OWNERSHIP ETC' the net area comes to 1308 Bighas, 4 Biswas and same is being acquired in the present Award.

CLAIMS AND EVIDENCE:

The persons interested in the land have filed their claims for compensation in response to the notices under Sec.9 & 10 of the L.A. Act. Details of the same are as under:-

<u>S.No.</u>	<u>Name of the claimant.</u>	<u>Kh.No.</u>	<u>Compensation claimed.</u>	<u>Evidence.</u>
<u>1</u>	<u>2</u>	<u>3</u>	<u>4</u>	<u>5</u>
1.	S/Shri Kishan & Bijan sons of Sh. Harbans.	172, 232 min, 395 min, 167 min, 382, 392, min, 475/393, 393 min, 323, 324, 391, 312, 313 min & 294 min	@ Rs. 100/- per sq. yd. for land & Rs. 2,500000/- for structures besides interest & solatium. They have also requested	No evidence.

- | 1 | 2 | 3 | 4 | 5 |
|---|---|---|--|-------------|
| 2. | S/Shri Chandi Ram
Ganga Ram, Jai
Ram and Sirm Ram
sons of Shri Munni
Lal. | 214, 420, 421, 215
& 315 min | @ Rs. 200/-
per Sq. Yds. | No evidence |
| 3. | S/Shri Pula Ram
S/o. Sh. Harpal,
Jagat Ram, Dharan
Vir, Gajraj, Balraj &
sons of Shri Gannu | 186, 251, 276,
279, 295, 301,
313 min, 302
& 529/304 | @ Rs. 500/-
per Sq. Yds.
for land
& Rs. 10,000/-
as damages.
have requested
for release of
built up area. | -do- |
| 4. | S/Shri Rattan Lal
son of Shri Ram
Chander, Suraj Singh,
Bir Singh, Sachan
Singh, Dhumi Singh
sons of Jaglal &
Anoop Singh son of
Shri Sahhlal. | 481/267 &
426 | @ Rs. 100/- per
Sq Yds. | -do- |
| 5. | S/Shri Prem Chand,
Jai Chand, Anand Ram
sons of Bhoja, Jai
Karan, Chandrapal,
sons & Smt. Jai devi
daughter of Ramphal | 142, 196, 212
min, 194, 244,
316, 334, 195,
224, 243, 311,
312, 226, 230
257, 269 min &
349 min & 141 | @ Rs. 100/- per
Sq Yd. for land
Rs. 4,000/- for
well, Rs. 5,000
for tube well
& Rs. 20 lacs
for structures.
have requested
for release of
structures. | -do- |
| Note: - land bearing Kh. No. 141 is not
being acquired in the present
case. | | | | |
| 6. | S/Shri Ram Pal,
Richmal, Shishupal,
Prem Singh &
Mahipal sons of
Kishan Singh. | 139 (3-12)
& 312 (3-12) | @ Rs. 200/- per Sq. Yd
for land & Rs.
10 lacs for struc
tures. xxx have also
requested for rele
ase of built up
area. | -do- |
| 7. | S/Shri Mithan son
of Sahamal and Lal
raj son of Kalia | 207, 524/219
-270, 301, 305,
411, 412, 464/
140, 297, 441,
250, 413 &
137 | @ Rs. 500/- per
Sq Yd. for
land. Rs. 10,000
as damages
& solatium Plus
interest.
have requested
for release of
structure. | -do- |

1	2	3	4	5
8.	S/shri Om Prakash S/o. Shri Khiman	242, 292, 294min, 317, 472/345 437, 217, 238, 433min 231min, 429 346, 222, 233 234, 239, 477/ 349, 478/349, 379, 522/212, 291, 364, 471/ 345,	@ Rs. 500/- per Sq. Yd. copy of sale deed for land dt. 10/8/81, duly Rs. 10,000/- regd. in the as dalages. office of S.R.O. has also showing the requested sale of 1 Bigha for release out of Kh. No. of structures. 409 of village Dallupura for Rs. 20,000/-	
9.	S/shri Sarup, Zile Singh, Nan Raj, Dan Raj, sons of Jagbir & Imrat, Harkishan, Raj Saroop, sons of Sultan Singh.	255, 331, 168, 179 313, 335, 303, 530/ 347, 531/347, 336 326, 348, 523/304, 238 & 345.	same as at Sl. No. 3 No evidence.	
10.	S/shri Rattan Singh, Attar Singh sons of Amar Singh.	167, 232, 381, 392 min, 475/393, 384min, 395 min, 172, 232 min and 313.	@ Rs. 100/- per Sq. Yd. for land - do - Rs. 50,000/- for Tube well & struc- tures.	
11.	S/shri Rupal, Phule, & Dade sons of Guri Dayal.	153 & 154	@ Rs. 100/- per Sq. Yd. - do -	
12.	S/shri Daya Chand, Prem Raj & Dharan Raj sons of Har- Saran.	191, 480/267, 275 477/283, 313min, 318 371, 389, 405 & 406	@ Rs. 100/- per Sq. Yd. for land Rs. 20 lacs for structures Rs. 20,000/- for well & Rs. 5,000/- - do - for trees. have requested for release of built up area.	
B.	S/shri Ram Rikh son of Shbah, Tika Ram & Ram Sarup sons of Dewan.	155min, 272 & 333	same as at Sl. No. 4 - do -	

1	2	3	4	5
14.	S/Shri Ratti Ram, Rattan Lal & Rattan sons of Ram Lal.	211, 213, 320 321, 248 & 475/393 min	@ Rs. 100/- per Sq. Yd. for land. Rs. 20,000/- for well & Rs. 15 lacs for structures have requested for release of constructions.	No evidence.
15.	Shri Bhim Singh son of Shri Munni.	162, 163, 181, 182 & 187	@ Rs. 100/- for land Rs. 10 lacs for structures & has requested for release of built up area.	-do-
16.	S/Shri Jagmal, alias Harcharan sons of Hukmat. Jai Charan alias Jai Chand, Khushal & Charan Singh sons of Hukam Singh.	151, 289, 290, 154 & 274	@ Rs. 100/- per Sq. Yd. for land Rs. 10 lacs for structures & have requested for release of structures.	-do-
17.	Shri Dallu alias Dal Chand son of Ram Lal	475/393, 504/ 190, 505/190, 474/369, 407, 417, 506/418, 507/418 & 185 min.	@ Rs. 100/- per Sq Yd. for land Rs. 20 lacs for structures and Rs. 20000 for well & Rs. 1000/- for trees. have also requested for release of built up area.	No evi- dence.
18.	S/Shri Hari Ram, Lakh Pal alias Lekh Pal & Margian son of Sulhar	134, 204, 344 & 379	@ Rs. 100/- per Sq. Yd for land Rs. 2000/- for trees Rs. 15 lacs for structures have also requested for release of built up area.	-do-

1	2	3	4	5
	196. S. Dallupura through its pradhan Shri Charan Singh.	as given in the notice under Sec. 9	@ Rs. 100/- per Sq Yd.	No evidence.
20.	S/Shri Bhulla & Rattan Lal, sons of Lalman Mehar Chand, Duli Chand, Mahinder Singh sons of	134, 465/140, 180, 183, 204 min 339 & 340	@ Rs. 100/- per Sq Yd. for land Rs. 2000/- for trees Rs. 15 lacs for structures. Have requested for release of built up area.	- do -
21.	Shri Devi Singh son of Sultan.	197 & 200	@ Rs. 100/- per Sq Yd. & Rs. 15 lacs for structure Has requested for release of structures.	- do -
22.	S/Shri Hari Chand & Nile Singh sons of Jhuttar	134, 203, 322 min, 336 min, 338, 341, 466/342 min, 489/343, 390 395, 134 & 465/140	@ Rs. 100/- per sq Yd. for land. Rs. 2000/- for trees. Rs. 20/- lacs for struc- tures and Rs. 15,000/- for Tube well. Have requested for release of built up area.	- do -
23.	Shri Bhuley son of Shri Bir Bal,	210 min, 247 min, 280 min, 500/285, 326 min, 352, 161 168 min, 173, 209 501/448, 502/448 503/448.	@ Rs. 100/- per Sq Yd. for land. Rs. 20/- lacs for structures and have requested for release of area.	- do -
24.	Shmt. Banti Devi widow, Prem Wati Charbati, Bhatwati Roop Wati, daughters. Qadam Singh, Jai Kishan, Rajjit & Sarjit. sons of Sh. Matru Lal.	One Misha out of Kh. No. 194-195	@ Rs. 100/- per Sq Yd. for land. Rs. 5,000 /- removal charges & Rs. 10,000/- for struc- tures.	- do -

52

1	2	3	4	5
25.	Jai Ram son of Munnilal	356min	@ Rs.100/- per Sq Yd.	No evidence.
26.	S/Shri phan singh son of Hoshiare & Khachera son of Mohanlal.	189, 246, 261, 300, 303, 337, 415min	@ Rs.100/- per Sq Yd. for land Rs. 16 lacs for structures Have requested for release of & 413min built up area.	-do-
27.	S/Shri Jagat Ram, Jit Ram and Ghasi Ram sons of Harman & Shmt. Dajjan Waur wife of Harbaksh.	249min 315 263 232	@ Rs.100/- per Sq Yds. & Rs. 20 lacs for structures Also requested for release of built up area.	-do-
28.	Shri Bhule son of Sh. Tej Singh	194 212min 316 334 195 224, 243, 311, 312 231	@ Rs.100/- per Sq Yd. Rs. 20,000/- for wall and Rs. 20/- lacs for structures. Requested for release of Mandir in Kh.No. 231 & built up area in Kh.No. 312	
29.	S/Shri Sarupa Samarta, sons of Aji Ram. Dattu pearay sons of para. Nile Desha, Aola and Jati Ram sons of Unrat. Atraj Mahipal sons of Ram phal & Mahinder son of Chandi.	217, 523/218 293, 296, 305, 319, 359 361, 362, 530/347 531/347, 534/436, 136, 357, 435, 413, 272, 516/205, 518/ 206, 464/140, 297, 441, 250, 235, 535/436, 136 & 264.	@ Rs.500/- per Sq Yd for land Rs. 10,000/- damages & Rs. 2,000/- for Trees. Have requested for release of built up area.	-do-
30.	S/Shri Ganpat singh, Ratti Ram, Jagdish, Mahinder sons of Trikha & Man Raj son of Shiv Marain.	222, 233, 234 293, 477/349 478/349, 522/218, 231 291, 471/345 346, 364 & 379.		-do- -do-

1	2	3	4	5
31.	S/Shri Chandu Marain Singh sons of Karwar Singh. Hem Chand, Bir Singh, Balbir Singh sons of Kishan Lal. Karan Singh & Ajab Singh (Minors) sons of Rattan Singh.	171, 174, 176 232, 256, 265, 282, 314, 329 462/242, 469/242	same as at Sl. No. 29 & Rs. 15,000/- for well & trees etc.	-25- No. evidence.
32.	S/Shri Tek Chand Guler Chand, Ram Pat & Patti Raj sons of Shiv Lal	152 & 155	@ Rs. 500/- per Sq Yds. & Rs. 10,000/- as damages.	-do-
33.	S/Shri Suresh Ram & Ram Sarup sons of Trikha.	220, 225, 227, 245 264, 363, 226, 230 257, 269, 348, 177 & 236.	Same as Sl. No. 32 & Rs. 20,000 for wells and trees.	-do-
34.	S/Shri Phool Singh, Santa sons of Sulhar, Radhey Karwar sons of Suraj Lal. Rati Ram son of Sh. Hari Singh, Brahm Singh, Dharampal Rajinder Singh sons of Lankaran.	527/236, 254, 269, 376, 377, 378, 237, 521/215, 536/236 & 535/219	@ Rs. 500/- per Sq Yd. Rs. 10,000/- damages & Rs. 15,000/- for well & trees.	-do-
35.	S/Shri Lekha & Raje sons of Munshi	249, 271, 282 & 263	@ Rs. 100/- per Sq Yd. requested for release of built up area.	-do-
36.	S/Shri Chhattar Singh son of Sukha & Babu son of Pran	475/393, 275, 308 483/267, 479/283 409, 473/369, 212, 272, & 105	@ Rs. 500/- Sq Yd. for land. Rs. 10,000 as damages and Rs. 20,000/- for well. Have requ ested for release of built up area.	-do-

52

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|-----|---|--|--|-------------|---|
| 37. | Smt. Shanti Devi
w/o Sh. Lachhi Ram | 463/140 | @ Rs. 500/- per sq. yd. and Rs. 10,000/- damages. | No evidence | |
| 38. | S/Sh. Bhagwat, Hari,
Baljeet & Chanda sons
of Nidar | 161 & 166,
210, 280,
499/285, 326,
352, 173, 209, 247,
501/448, 502/448,
503/448, 310, 311 &
312. | @ Rs. 500/- per sq. yd.
for land Rs. 10,000/-
damages and Rs. 2000/-
for trees. reqn-
ested for release
of built up area. | -do- | |
| 39. | S/Sh. Harkaran,
Ha-rsa-ran and
Ram Kala sons of
Chunni | 253, 348, 284, 281,
179, 168, 278, 331,
345, 303, 277, 350
351, 281 min, 419,
428, 327, 280, 325,
347, & 276. | Same as at S.No. 36. | -do- | |
| 40. | S/Sh. Begh Ram s/o
Chandah & Amra s/o
Jamna. | 156, 520/215, 241,
367, 387, 325, 176,
199 | @ Rs. 500/- per sq. yd. for land
Rs. 10,000/- damages
Rs. 3000/- for boring
requested for release
of built up area | -do- | |
| 41. | Sh. Godhu s/o Amar
Singh. | 238, 258, 384, 229,
287, 383, & 356. | Same as at S.No. 37 | -do- | |
| 42. | S/Sh. Khachru & Bhulle
sons of Toda | 239, & 327 | | -do- | |
| 43. | S/Sh. Dhanni, Harnarain
sons of Ram Saran and
Bikhri son of Gurji | 214 & 427 | | -do- | |
| 44. | S/Sh. Lakhpatt son of Tota
Parshadi, Udey Singh &
Jai Singh sons of Dalpat | 164, 165, 178,
188, 307, 308, 37 and
329, 330, 337, 68r
4 25/393, 426/393, built up area
442 & 446. | Same as at S.No. 37 and requested
for release for | -do- | |
| 45. | S/Sh. Harbans s/o Jhuman
Jagmal s/o Kishan Lal
Ratia, Rupa, Harchand &
Bhulle sons of Tirkha | 410, 202, 517/205, 519/206,
262, 298, 306, 358,
533/368, 388, 440,
223, 252, 532/368, 360 land
& 201. | @ Rs. 500/- per
sq. yd. for
Rs. 10,000/- for
damages & Rs.
5000/- for B. Wall | -do- | |
| 46. | Sh. Sohan Lal s/o Prabhu | 159, 160, 260,
266, 313, 332,
395, 397, 447,
424, 209 & 423 | @ Rs. 500/- per
sq. yd. Rs. 10,000/-
damages Rs. 50,000/-
for garden & tube-
well and B. Wall. | -do- | |

Sh
2

2.	3.	4.	5.
Sh. Shiv Lal s/o Bir-Bal	216 & 228.	Same as at S.No 37	No evidence
S/Sh. Ramphal s/o Gurdial Hari Singh, Bhanwar Singh Jagat Singh, Jit Singh & Shiv Raj Singh sons of Har Gian	185, 158, 425, 470/342, 395, 396, 328, 169, 259, & 309.	Same as at s.No. 37 and requested for release of built up area.	-do-
S/Sh. Ramla s/o Gaiinda Hatam, Krishan Chand sons Ram Ji Lal	413, 192, 193, 482/ 267, 478/283, 373, 374, 400, 401, 402, 403, 404, 408, 422, 434, 353, 355, 433, 416, 396, 423, 475/393 & 209.	@ Rs. 500/- per sq. yd. for land Rs. 10,000 /- damages Rs. 10,000/- for well and requested for release of built up area.	-do-
Shri Sunil Kumar Jain son of Sh. Vimal Prashad Jain	166 & 167	Demanded no rate	Produced Photostat copy of Attorney and agreement dt. 5.12.81.
Smt. Nani Bala Devi w/o Sh. M.L. Nath	250 sq. yd. out of Kh. No. 435	@ Rs. 300/- per sq. yd. & Rs. 10,000/- as damages.	No evidence
Smt. Archana Nath w/o J. Nath	200 sq. yd. out of Kh. No. 435.	-do-	-do-
Smt. Usha Krishan w/o V. Krishanan	500/- sq. yd. out of Kh. No. 435.	-do-	-do-
Sh. A rin Dham Datta s/o P. B. Datta	as at S. No. 51.	-do-	-do-
Sh. Sanjay Nath s/o K. K. Nath	250 sq. yd. out of Kh. No. 534/436	-do-	-do-
Smt. Sarla Bala Devi w/o N. U. Verma	Same as at S. No. 51	-do-	-do-
Shri Deva Shish Nath s/o K. K. Nath	Same as at s. No. 55.	-do-	-do-
Smt. Manjubha Bhattacharji w/o B. K. Bhattacharji.	1000 s. q. yd. out of Kh. No. 440	-do-	-do-
Sh. A. K. Bhattacharji s/o N. C. Bhattacharji	Same as at S. No. 51	-do-	-do-
Smt. Putul Bhattacharji w/o P. K. Bhattacharji	-do-	-do-	-do-

2.	3.	4.	5.
Anima Devi w/o H.K. Same as at S.No. 55	Same as at S.No. 55		
Bhim Sain s/o Tehla 1/2 Bigha out of Kh. @ Rs.50/- per. No No.407 sq.yd. evidence			
Shri Rama and Bishamber 1 bigha out of Kh. @ Rs.100/-per s/o of Mirchi No.194 &195 sq.yd.,Rs.5000/- -do- as removal charges and Rs.10000/-for structure.			
Chameli w/o Bhagwan -do- s and Smt.Shanti w/o Singh	-do-	-do-	-do-
Sudhir.K.Luthra s/o 1 bigha 4 biswa @ Rs.300/-per sq. -do- A.R.Luthra out of Kh.No.354 yd.			
Shri Mohit and Sohita 1bigh.2bis out of -do- s of Harbans Lal Goel Kh.No.414 & 415 -do- rough their father			
Rajinder Parshad s/o 1 bigha out of -do- Hanuman Parashad Khaitan Kh.No.432. -do-			
Vineet Goel s/o Harbans 1big 2bis out of -do- Goel of Kh.No.414 -do-			
Bhura Mal Verma s/o 1 bigha out of -do- C.Verma Kh.No.433 -do-			
Shri Prakash Chander 3bigha out of Rs.60,000/- plus Produced Sapta and Kishan Chand Kh.No.395. solatium and copy of Sapta sons of Ram Gopal interest xxxxxx Khatoni Sapta of village Dalupura for 72-73 relating to Kh.No.395 and sale- deed dated 21.9.81 No evidence			
Vinay Mahajan s/o 1bigha 4 biswas As at S.No.65 Mahajan out of Kh.No.354			
Ramesh Chander 1bigha out of -do- Mahajan s/o Sh.R.C. Kh.No.353. -do-			
Mahajan and Smt.Vineta Mahajan w/o R.C.Mahajan			
Jai Deep Mahajan s/o C.Mahajan -do- -do- -do-			

1	2	3	4	5
74	Sh. Bhupamac Verma son of Sh. P.C. Verma 110, Daryaganj Delhi and Sh. Ramesh Chander Mahajan son of Dr. R.C. Mahajan R/o. 1/3A, Jangpura, New Delhi.	1 Bigha and 6 Biswas out of Kh. Nos. 353 and 433.	As at Sl. No. 65.	No evidence.
75	Sh. Bakshi Surinder Pal son of Bakshi Amar Singh, E-25 Defence Colony, New Delhi.	One Bigha out of Kh. No. 355	-do-	-do-
76	Shri Brij Mohan Lal Sharma S/o. M.K. Sharma, Janman Sulphaid Industries Ltd; G.T. Road, Shahdara Markanda.	One Bigha out of Kh. No. 432.	-do-	-do-
77	Shri Gulshan S/o. Gobind Ram, 1071, Tirha Bahram Khan, Daryaganj, Delhi.	1/2 Bigha out of Kh. No. 407	@ Rs. 50/ per Sq Yd.	-do-
78	Sh. Om Prakash S/o. Gobind Ram, 3227, Kucha Tara Chand, Daryaganj, Delhi.	One Bigha out of Kh. No. 406	-do-	-do-
79	S/Shri Ashok Kumar Sudershan Kumar Sham Sunder S/o. Dayaldass R/o. Khanna Market, Lodhi Colony N. Delhi through Dayal Dass.	Kh. No. 410 (2-14)	stated to have purchased the area from owner of Shri Jaimal son of Sh. Kishan Lal and have demanded its compensation.	produced photostat copy of sale deed dt. 21.9.81 for the land in question.
80	Sh. Bhim Sain Mittal S/o. Shiboo Ram Mittal, 12/159 Double Storey Govt. Crs. Dev. Ngr. N. Delhi.	Kh. Nos. 171(4-4) 174(3-9) 176(3-15) and 141(3-08) total measuring 14 Bighas & Biswas	He has stated that he had made agreement for purchase of area from S/Sh. Chandulal, Narain Singh, sons of Kanwar Singh, Rattan him & Char Singh, Khem du Lal Singh, Vir Singh & Balbir Singh sons of Kishan Lal @ Rs. 13,000 per bigha and had paid Rs. 14,000/- as earnest money to them. Demanded above amount out of the compensation to be assessed for land.	produced photostat copy of un-regd. agreement dt. 5.3.31

1	2	3	4	5
81.	Shri Krishanlal Gandhi son of Sh.G.M. Gandhi (3B-6B) A-219, Defence Colony, New Delhi.	472/345	@ Rs.250/-300/- for land Rs.3,000/- for planting of safeda. Rs.1000/- for hand pump and Rs.3000/- for wire fencing	No evidence.
82.	Shri Sham Sunder S/o.Sh.Chiranjilal 1-2, Lajpat Ngr. III N.Delhi.	15 Biswas out of Kh. No.346	@ Rs.250/- Rs.300/- per Sq Yd for land Rs.1000/- for plantation of Safeda, Rs.1000/- for Hand Pump and Rs.1500/- for fencing.	-do-
83.	Shri Pahlad Gandhi S/o.Sh.G.M.Gandhi 12, Feroz Gandhi Road, near Alankar Cinema, NDelhi.	Rs.300/-/1/24/ Yes/No 471/345 (3-03)	same as at Sl.No. 81	No evidence.
84.	Ramesh Chand Saxena son of Shri Chottey Lal, 9/3743, Dharampura, Gandhi Ngr, Delhi.	500 Sq.Yds. out of Kh.No. 447.	@ Rs.100/- per Sq Yd for land and Rs.1000/- for alongwith solatium & interest.	produced photostats copies of 1) Kh. gir for 81-82 of village Dallupura in respect of Kh.No.447. ii) Genl. Attorney dt. 1st April, 1980 not Regd. iii) Receipt dt. 1.4.80 for Rs.3000/- iv) Agreement of sale in his favour. v) site plan of plot No.3 vi) Genl. Attorney in his favour (not regd.) vii) Receipt of Rs.1500/- dt. 10.3.80 (regd.) viii) Agreement of sale in his favour. ix) Site Plan of plot No.9

1.	2	3	4	5
85.	Shmt. Manju Rani W/o. K.P. Gupta 19 Banglow Road, Delhi.	One Bigha out of Kh. No. 432	Same as at Sl. No. 35	No evidence
86.	Shri Sanjeev Goel son of Suraj Autar Goel, 43, Ring Rd., N. Delhi.	One Bigha out of Kh. No. 434	-do-	-do-
87.	Shri Satish Aggarwal S/o. Sh. Kishore Lal Aggarwal 135, Jaipur House Agra (UP)	One Bigha out of Kh. No. 353	Same as at S. No. 35	No evidence
88.	Sh. Rajiv Kumar S/o. Sh. K. Avtar 13, Civil Lines Barrelly (UP)	One Bigha 4 Biswas out of Kh. No. 354.	-do-	-do-
89.	Dr. Bijoy Kumar Barman son of Sh. Badhsons Barman, 9, Hill Park, AG Bell Marg, Malabar Hill, Bombay.	Two Bighas out of Kh. Nos. 353 & 355	-do-	-do-
90.	Shri Kailash Narain son of Shri Ram Narain Garg. 15/70, Civil Lines Kanpur (UP.) & Kumari Sangeeta Garg D/o. Kailash Narain Garg, R/o. as above.	One Bigha out of Kh. Nos. 435 & 436.	-do-	-do-
91.	Shri Laxmi Narain S/o. Sh. Sat Narain 13/390, Civil Lines, Kanpur & Vijay Narain S/o. Sh. Sat Narain 7/41, Tilak Ngr., Kanpur (UP)	One Bigha out of Kh. No. 438	-do-	-do-
92.	S/Shri Prem Chand Jai Chand & Anant Ram sons of Bhoja Jai Karan, Chander Pal sons and Jai Wati D/o. Ram Phal.	One Biswa out of Kh. No. 144.	@ Rs. 100/- per Sq Yd.	No evidence
93.	S/Shri Tek Chand & Hari Ram sons of Girwar	240, 528/304 323, 324 & 386	Same as at Sl. No. 32	-do-

Note Kh. No. 144 is not
under acquisition in
the present case.

1	2	3	4	5
94.	Sh. Jawajarlal Jawahar s/o Lala Ram Gopal r/o B-7/9, Safdar Jang Enclave New Delhi, Sh. R.P. Aggarwal s/o M. R. Aggarwal, R-1, Green Park, New Delhi, Sh. Sushil Chander Gupta s/o Sh. Prem Gupta, 141, Greater Kailash, Mrs. Nilu Gupta w/o Sh. R. C. Gupta, Narain Vihar, New Delhi and Sh. P. C. Jain s/o B. Mal Jain, Q. T. Prashad Nagar, N. Delhi.	67 Bighas, 16 Bis. out of the area Kh. Nos. 158(3-9), 162(2-6), 154 & 156 (1-4), 293(1-4), 393(8-10), 394(3-8) 381(2-11), 167(2-16) 395(4-7), 395-min (4-13), 393(1-11) min 374(6-03), 369(5-05), 376(6-12) 370(5-00) and 161(2-00).	They have stated that produ- ced into agree- ments with photo- the owners stat of the land copies and paid them of the total agree- ment of Rs. 30280/- as earnest money. They have requested not to make payment of compensation to the recorded owners and have demanded the double amount of aforesaid amount along with 24% interest.	Have ced ll photo- stat copies of agree- ment of sale.

EVIDENCE:-

1. Shri R.C. Gupta, Advocate has filed photostat copy of sale deed in respect of one bigha out of Khasra No. 408 of V. Dallupura, for Rs. 20,000/- registered as No. 1469 on 20.8.81 in the Office of the Sub-Registrar IV, Delhi, on behalf of the claimants of which claims have been filed through him.
2. Shri Saroop Singh Advocate has filed the following documentary proof on behalf of the claimants of which claims were filed through him.
 - 1) Photostat copy of sale deed dated 18-7-80 in respect of sale of 2 Bigha, 14 Biswas out of Kh. No. 294/1 of V. Dallupura for Rs. 35,000/- @ Rs. 12,962-96 Paise per Bigha.
 - 2) Photostat copy of sale deed dated 19-8-81 in respect of one Bigha out of Kh.No. 408 of V. Dallupura for Rs. 20,000/-.
 - 3) Given reference of Award No. 56/81-82 of V. Dallupura.

MARKET VALUE:-

The land under acquisition is situated in the revenue estate of Dallupura. A pucca road from Hindon Canal to NOIDA Industrial Complex (U.P) passes through, on the North side of the land under reference. On the South-East a pucca road also divides the territorial boundaries of Village Dallupura and Haroli, District Buland shahar (U.P). In the South the boundaries of Village Chilla Saroda Banger touches to the land under acquisition and Hindon Canal passes through the Western side of land. Being adjacent to NOIDA, a big Industrial Complex of U.P. the importance of land has gone high and the potentiality for housing or for factory purposes have also increased. In arriving at the correct and fair market value of the land we have to keep in consideration the various factors and also the provisions of Section 23(1) & (2) of the Land Acquisition Act, 1894. The sale transactions within or in the close vicinity of the land, awards made on or before the date of Notification u/s 4 i.e. 17.11.1980 are also to be given due consideration for arriving on the reasonable and fair market value of the land.

Award No. 2052 of this village was made by the Land Acquisition Collector and also adjudicated by the Additional District Judge in the past. But that is not helpful in assessing the fair and reasonable market value of the land as this pertains to the Notification dated 13.11.1959, which is out dated.

Area of 22 Bighas, 17 Biswas of the Village was also acquired vide Award No. 21/82-83 on the basis of the Notification u/s 4 dated 8.4.79. Market value of the land in this Award was assessed on the basis of Award of Village Kondli in which the date of Notification u/s 4 was 8.2.73. Therefore, the same cannot be made guiding factor

for assessment of market value of the land under acquisition in the present case.

An other area of 32 Bighas, 18 Biswas of Village Dallupura was acquired previously in Award No. 56/81-82 in which the date of Notification u/s 4 was 25.2.81 and I had assessed compensation at the rate of Rs. 12,000/- per bigha for even land and at the rate of Rs. 6,000/- per bigha for the land under pits (khadas). Area acquired through the said Award was inferior to some extent to the area being acquired in the present Award as the same was not ideally situated being surrounded by the large chunks of land under heavy pits (khaddas) from where the earth has been removed. The land under acquisition is bounded by the boundaries of NOIDA Industrial Complex, pucca road, Hindon Canal and Village ABADI of Dallupura. Therefore, it could fetch higher market value than that of the area acquired by the said Award due to its better quality and situation.

No sale transaction took place in the village during the period of five years preceding to the date of Notification u/s 4 i.e. 17.11.80 except the following:-

<u>S.No.</u>	<u>Date</u>	<u>Kh.No.</u>	<u>Area</u>	<u>Consideration</u>	<u>Average per Bigha</u>
1.	25.7.80	294/1	2-14	Rs. 35,000/-	Rs. 12,962-96 P
2.	4.9.80	266	2-09	Rs. 29,400/-	Rs. 12,000-00

The average sale price of above transactions comes to Rs. ~~12,500~~ 12,504-85P per bigha. The land involved in the above transactions is of normal quality while that the quality of land under acquisition is of good quality and situation. The land involved in the transactions is located in the interior while that the land under reference is bounded by three side by the pucca roads and is quite adjacent to NOIDA Industrial Complex. Moreover, the claimants in support of

their claims have produced the sale transactions took place on 18.8.81, 19.8.81 and 20.8.81 in respect of sale of 3 Bighas @ Rs. 20 per bigha out of the area of Kh. Nos. 408 & 409 also being acquired in the present Award. These transactions were executed 9 months later to the date of Notification u/s 4. So it could not be considered for determining the market value of the land. Keeping in view the above stated facts and considering all other relevant factors I am of the view that the rate of Rs. 12,500/- per bigha could be fair and reasonable market price of the land under acquisition except the land under pits from where the earth had been removed and I assess the same. Details of the land under pits (Khaddas) is given in Annexure 'A'. The market value of the land given in Annexure 'A' is assessed in three following categories:-

Category 'A'	at the rate of Rs. 10,000/- per bigha.
Category 'B'	at the rate of Rs. 8,000/- per bigha.
Category 'C'	at the rate of Rs. 6,000/- per bigha.

and thus I award the above rates accordingly.

STRUCTURES:

There are structures and boundary walls in the land bearing Kh. Nos. 195, 197²⁰³, 208, 251, 212^{274, 275}, 281 min, 297^{298, 300}, 318³²¹, 319³²¹, 320, 321, 489/343, 357-358, 359, 360, 361, 362, 532/368/1, 383, 384, 385, 386, 387, 389, 412, 413, 534/435, 535/436, 438, 439⁴⁴⁰, 440, 442, 445, 447 min, 501/448 min, 502/448 min, 503/448, 449, 435, 443, 414 and 432 which were raised after the date of Notification u/s 4 i.e. 17.11.80. Therefore, no compensation for these structures and boundary walls is assessed and the persons interested are allowed to remove their Malba within a reasonable time. Compensation for the boundary walls falling in the area of 53 Bighas as mentioned under the heading MEASUREMENT shall be assessed through Supplementary Award. Moreover, there are three rooms in land bearing Kh. No. 409⁴⁰⁹ min. measuring 6⁶ Bighas & a house in Kh. No. 409⁴⁰⁹ min. measuring 6⁶ Bighas which were raised before the date of Notification u/s 4. Their compensation shall also be paid through Supplementary Award.

WELLS:-

There are ten wells in the land under aquisition, the ^{details} ~~details~~ of which are given below:-

<u>S.No. Kh.No.</u>		<u>Description of well.</u>	<u>Condition</u>	<u>Market value assessed.</u>
		<u>Diameter.</u>	<u>Depth.</u>	
1	2	3	4	5
1.	171	8 ft.	24 ft.	normal Rs. 7000/-
2.	185	7 ft.	24 ft.	broken Rs. 5500/-
3.	186	7 ft.	24 ft.	-do- Rs. 5500/-
4.	224	7 ft.	15 ft.	-do- Rs. 4500/-
5.	237-39	7 ft.	15 ft.	normal Rs. 5000/-
6.	292	7 ft.	24 ft.	good Rs. 7000/-
7.	403 & 405	7 ft.	24 ft.	normal Rs. 6500/-
8.	413	7 ft.	24 ft.	normal Rs. 6500/-
9.	424	8 ft.	24 ft.	good Rs. 7000/-
10.	227	7 ft.	²² 24 ft.	normal Rs. 6000/-
Total:-				<u>Rs. 60,500/-</u>

All the aforesaid wells were constructed prior to the date of Notification u/s 4 i.e. 17.11.80, hence I assess the total amount of Rs. 60,500/- as compensation for the same.

In addition to above wells there are bored tube wells in the land bearing Kh.Nos. 251, 272, 394, 422, 428 and 256 with machine rooms and small water pumps as well as installations thereon. No compensation for these bored wells is assessed and the persons interested are allowed to remove their pipes, installations and machine rooms etc. However, they will be paid labour charges for removal of these installations and structures etc. at the rate of Rs. 1200/- each i.e. Rs. 7200/-.

Continued...31

There is also one Govt.'s tube well in the land bearing Kh. No. 294/1. The land under this tube well is owned by the Gaon sabha but the machine room and installation thereon belongs to the Development department, Delhi Administration (Directorate of Agriculture) so no compensation for the structures and installation of this tube well is assessed. The acquiring department may get transferred the installations etc from the Development department by way of book transfer. However, compensation for the land under tube well will be assessed.

T R E E S :-

There are some trees in the land under acquisition, detail of which are as under:-

Kh. No.	Kind of tree	No. of trees	Approx. weight in Quintals	Rate per Quintal	Compensation assessed
1	2	3	4	5	6
171	Lehsua	1	2 Qtl	Rs. 25/-	Rs. 50-00
185	Sheesham	1	4 "	Rs. 40/-	Rs. 160-00
186	Neem	1	3 "	-do-	Rs. 120-00
237	Sheesham	1	4 "	-do-	Rs. 160-00
348	Neem	2	10 "	-do-	Rs. 400-00
291	Mango	1	3 "	-do-	Rs. 120-00
350	Keekar	6	6 "	-do-	Rs. 240-00
356	Keekar	1	2 "	-do-	Rs. 80-00
405	Sheesham	1	5 "	-do-	Rs. 200-00
413	Neem	1	8 "	-do-	Rs. 320-00
424	Mango groves (fruit bearing)	35 @	Rs. 800/- each		Rs. 28000-00
Total:-					Rs. 29,850-00

Accordingly I assess the total amount of Rs. 29,850-00 as the compensation for aforesaid trees and mango garden(groves).

SOLATIU:-

The solatium at the rate of 15% shall be paid on the market value of the land and wells under acquisition on account of compulsory acquisition.

INTEREST:-

As the possession of the land and wells etc has not been taken over so far, therefore, question of payment of interest does not arise.

APPORTIONMENT:-

The compensation shall be paid according to the latest entries in the revenue records of the village. In case of any dispute, which cannot be settled amicably within reasonable period, the compensation shall be remitted to the Court u/s 30-31 of the Land Acquisition Act, 1894.

LAND REVENUE DEDUCTIONS:-

The land under acquisition is assessed to Rs. 232-05 as the land revenue. Same shall be deducted from the Khalsa Rent Rolls of the village with effect from the date of taking over its possession.

Subject to the above remarks, the award is summarised as under:-

SUMMARY:-

1. Compensation for
1098 Bighas 7 Biswas
of even land @
Rs. 12,500-00 P.B. Rs. 1,37,29,375 - 00
2. Compensation for
37 Bighas 4 Biswas
of land under Pits.
(Category-A) @
Rs. 10,000-00 P.B. Rs. 3,72,000 -00
3. Compensation for
34 Bighas 19 Biswas
of land under pits
(Category -B) @
Rs. 8,000-00 P.B. Rs. 2, 79,600 -00

52
2

4. Compensation for
137 Bighas 14 Biswas
of land under pits
(Category-C) @
Rs. 6,000-00 P.B.

Rs. 8, 26, 200 - 00

5. Compensation for
wells. ~~Rs.~~

Rs. 60, 500 - 00

Total:- Rs. 1, 52, 67, 675 - 00

6. Add 15 % solatium

Rs. 22, 90 151 ---- 25

7. Compensation for
Trees and ~~fruits~~

Rs. 29850 ---- 00

8. Labour charges for
removal of installa-
tions of Bored T. Wells.

Rs. 7200 ---- 00

Rs. 1, 75, 948 76 - 25

G. Total

(say Rupees One crore, seventy five lakhs,
Ninty four thousand, eight hundred seventy
six and paise twenty five only)

*in an amount
interior portion
below - file
Shiv Raj
9.3.83*

(SHIV RAJ TYAGI)
LAND ACQUISITION COLLECTOR (DS)
DELHI.

1. श्री सोहन लाल
पुत्र प्रभु

श्री सोहन लाल

2. श्री कुल शरण पुत्र श्री हरपाल
विष्ट

श्री. आ. कुल शरण

3. श्रीमन्त पुत्र सुलतल

श्रीमन्त

श्रीमन्त