

Award No. : 90/80-31
 Village : MASOODPUR
 Nature of Acquisition : PERMANENT
 Purpose of Acquisition : PLANNED DEVELOPMENT OF DELHI.

INTRODUCTORY :-

These proceedings have been taken out to determine the market value of 829 bigha 04 biswa land situated in village Masoodpur, Tehsil Mehrauli and needed by the Govt. for Planned Development of Delhi.

The Government had notified a total area of 4826 bigha 04 biswa land for acquisition in the village wide notification No. F.4(98)/64-LdH dated 23rd January, 1965 issued under section 4 of the Land Acquisition Act., 1894. This notification was duly published and objections were invited which on receipt were duly considered and report sent to the Government under section 5-A of the said Act. It is out of this area that the administration issued various declaration under section 6 of the said Act as and when lands were required for implementation of various schemes connected with the Planned Development of Delhi. In the instant case a declaration bearing No. F.4(98)/64-LdH -I was issued on 26 th December, 1968 by the Lt. Governor of Delhi, in respect of 873 bigha land which was needed at public expense for a public purpose i.e. Planned Development of Delhi. The substance of this declaration was duly published. Consequently Shri H.C. Mishra filed a writ petition bearing Civil Writ No. 1546/79 in Delhi High Court vide which stay of acquisition proceedings as well as stay of dispossession in respect of this land bearing Kh. No. 68(12-08), 84(9-00), 85(8-05), 473/396/87 in (11-03), total 40 bigha 16 biswa was ordered and is still operative. Besides, 3 bigha area which is under residential constructions is also being excluded for the time being from the award. These proceedings will, therefore, cover an area of 829 bigha 04 biswa. Public notice and notices to owners and occupiers were issued as visualised under section 9 & 10 of the Act. In response, a number of claims have been received which have been discussed under the head 'Claims'.

AREA, CLASSIFICATION & MEASUREMENT :-

The land under acquisition has been measured by the field staff on spot and demarcated. It measures 829 bigha 04 biswa; no objection, what so ever, has been received as to its area and measurement. Its classification and details as required to be mentioned vide Financial Commissioner's notification No. 28 are given below; the classification mentioned opposite to respective Khasra No. is the one which the land carried at the time of notification under section 4 i.e. in Kharif 1964.

Khasra No.	Area Big. - Bis.	Classification.
380/13	7-01	Geirdunkin rasta
382/14	7-05	Rosli
15	12-09	"
16	13-15	"
17	9-06	"
18	5-05	"
19	10-11	"
20	10-11	"
364/21	2-08	"

Contd.....2/-.

<u>Khasra No.</u>	<u>Area Big. - Bis.</u>	<u>Classification.</u>
365/21	2-06	Rossli
366/21	2-19	"
367/21	1-10	Parti Jadid
22/1	4-02	Rossli
22/2	2-14	"
23	3-06	"
24	3-05	"
25	8-08	"
26	9-11	"
27	9-00	"
28	8-11	"
29	22-19	"
30	11-13	"
31	25-17	"
32	8-05	"
354/33	4-02	"
355/33	3-07	"
34	4-14	"
35	5-19	"
460/368/36	2-13	"
461/368/36	5-08	"
369/36	11-14	"
37	8-13	"
38	13-17	"
315/39	1-01	"
316/39	1-01	"
317/39	1-01	"
40	5-10	"
41	6-02	"
42	6-06	"
43	10-19	"
44	10-17	(Rossli 5-08 (Parti Jadid 5-09.
45	12-13	Rossli
370/46	4-08	"
371/46	11-16	"
47	0-12	"
48	3-11	"
49	8-09	"
50	5-07	"
51	3-01	"
52	5-08	"
53	4-09	"
54	5-02	"
55	3-00	"
56	1-00	"
57	3-00	"
58	5-15	"
59	0-11	Geir Mumkin Wall
60	5-19	Rossli
61	10-12	"
62	5-05	"
63	4-06	"
64	10-16	"
65	5-19	"
66	0-01	"
67	12-43	"
69	10-07	"
372/70	8-00	"

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Amended No. 22/10-01

Khasra No.	Area Big. - Bis.	Classification.
373/70	6-15	Rossli
71	6-02	"
72	4-10	"
73	3-05	"
384/74	9-12	"
75	4-12	"
386/76	3-12	"
388/77	0-05	"
78	4-06	"
79	4-19	"
80	8-19	"
390/81	3-00	"
392/340/82	9-05	"
394/340/82	6-17	"
374/83	10-18	"
375/83	12-11	"
86	9-12	"
479/396/87	3-12	Chahi
480/396/87	3-12	"
478/396/87/2/2	0-09	G. M. Pucca Wall 0-04 G. M. Makanat 0-05.
478/396/87/3/2	1-04	G. M. Gher 0-04 Rossli 1-00.
88	9-17	Rossli
89	15-03	"
451/90	6-00	"
452/90	5-18	"
91	1-05	"
92	0-17	"
398/329/93/2	9-11	Rossli 9-05 G. M. Gher 0-06.
330/93	4-17	Rossli
400/94min	4-01	"
402/95min	3-15	"
464/362/345, 343 96, 97.	2-00	"
465/362/345, 343 96, 97.	1-10	"
466/362/345, 343 96, 97.	2-13	"
344/97	3-06	"
405/98	13-15	"
99	6-17	"
100	12-05	"
101	13-01	"
102min	6-08	Chahi
409/107	6-12	Rossli
108	39-01	Parti Jadid
109	15-03	"
346/110	12-12	"
347/110	7-18	"
111	2-13	Rossli
412/318/112	13-04	"
319/112	11-02	"
320/112	17-08	Parti Jadid

829-04

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Gnahi - 13 bigha 12 biswa; Rossli - 708 bigha 00 biswa;
Parti Jadid - 99 bigha 01 biswa; Geir Munkin - 08 bigha 11
biswa. Total 829 bigha 01 biswa.

OWNERSHIP :

This revenue estate is covered by the Belhi Land Reforms Act., 1954. Ownership in respect of the land under acquisition will, therefore, be that which have been recorded according to the latest Khatouni i.e. of 1976-77 read with subsequent orders of Civil/Revenue authorities. Dispute as to title which cannot be decided here, will, however, be referred to the Court of ADJ for adjudication. Details of bhumidhars are given below:-

Sl. No.	Name of the Bhumidhar.	Khasra No.	Area Big.-Bis.
1.	Ami Chand, Chhalu ss/o Bharat Singh-2/3 share; Smt. Ram Pyari wd/o Dharmo, Bhagwati, Ram Kaur, ds/o Pehladi- 1/8 share; Balbir Singh, Ajit Singh, Dharam Pal, Satya Pal ss/o Pehladi-5/24 share;	317/39 73 384/74 412/318/112min 71	1-01 3-05 9-12 3-04 6-02 23-04
2.	Anrit Lal Khanna s/o Khan Chan Khanna -1/2share; Shiv Raj Kumar s/o Mahadev Parshad - 1/6 share; Suresh Kumar s/o Suraj Parkash -1/6share; Gopal Krishan s/o Dehar Krishan - 1/6 share.	35 37	5-19 8-13 14-12
3.	Jai Pal Singh s/o Sukh Lal.	22/2	2-14
4.	Atma Ram s/o Gurdass Ram.	367/21 355/33 38min 44min	1-10 3-07 7-00 5-09 17-06
5.	Bender Singh, Mukhtiar Singh, Om Singh, Daya Chand, San Ram ss/o Kale - 1 share; Rohitash, Verinder, Bijender ss/o Mogat Singh -1 share in 1/4 share; Hoshier Singh, Kartar Singh, Balwan Singh, Diwan Singh, ss/o Yad Ram, Smt. Risallo, Ratni, Santosh ds/o Yad Ram; Smt. Men Kaur wd/o Yad Ram in equal share - 1/4 share.	43 53 55 64 373/70 390/81 375/83 405/98	10-19 4-09 3-00 10-16 6-15 3-00 12-11 13-45 65-05

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Sl. No.	Name of the Shumidhar	Khasra No.	Area Big. - Bis.
6.	Kartar Singh, Mukhtiar Singh, Ram Kumar ss/o Harnand; Smt. Birno, sis Kaur, Sarla ds/o Harnand, Smt. Khazano wd/o Harnand in equal share.	365/21 354/33 51 61 79 451/90 92	2-06 4-04 3-01 10-12 4-19 6-00 0-17 31-19
7.	Kartar Singh, Asha Ram, Ram Phal, Mahinder Singh ss/o Chandgi Ram -41-164 share; Het Ram s/o Ram Parshad - 41/164 share; Raghuir Parshad s/o Jayoti Parshad -20/82 share, Jagdish, Mukhtiar Singh ss/o Narain Singh -21/82 share.	22/1	1-02
8.	Chhotu, Mohan Lal, Bhim Singh ss/o Sada Sukh-in equal share 28 one share; Mahinder Singh, Anil Kumar ss/o Sultan in equal share; 1 share; Suraj Bhan, Dharam Pal ss/o Ram Kala, Smt. Khazani wd/o Ram Kala in equal share-1 share, Kartar Singh, Asha Ram, Ramphal Mahinder Singh ss/o Chandgi Ram-in equal share-1 share in $\frac{1}{4}$ share. Bhagwan Singh, Het Ram ss/o Ram Parshad- $\frac{3}{4}$ share in $\frac{1}{4}$ share. Jagdish Singh, Mukhtiar Singh ss/o Narain Singh -1 share in $\frac{1}{4}$ share. Devi Singh s/o Ghisha- $\frac{1}{4}$ share; Umed Singh, Sube Singh, Ram Kishan Ramesh Kumar, Ajay Pal Singh, Satpal Singh s/o Sukh Lal Singh in equal share - $\frac{1}{4}$ share. Ajit Singh, Ranjit Singh ss/o Harnarayan, Smt. Jiwani, Yashwanti ds/o Harnarayan in equal share- $\frac{1}{5}$ share; Rajjay Ram, Sher Singh ss/o Sri Ram, Smt. Challo, Bhagwani ds/o Sri Ram in equal share - $\frac{4}{5}$ share in 1 share. Shiv Lal, Buti ss/o Khema -2 share in $\frac{1}{4}$ share.	315/39 320/112	8-11 4-14 1-01 17-08 31-14
9.	Chhotu s/o Sada Sukh- $\frac{1}{4}$ share; Mahinder Singh, Anil Kumar ss/o Sultan - $\frac{1}{4}$ share;	45min 400/94min	6-10 4-01 10-11
10.	Jayot Ram s/o Sheo Lal.	62min	2-05
11.	Tek Chand, Narain Singh, Piare Lal ss/o Tirkha -2/3 share; Smt. Nandi, Har Kaur ds/o Tirkha -1/3 share.	38min 44 min 54 101min 102min 409/107	6-17 5-08 5-02 3-00 6-08 6-12 33-07

17-11/11 90/50-51

Sl. No.	Name of Bhumidar.	Khasra No.	Area Big.-Bis.
12.	Deep Chand s/o Uani	16 18 19 20	13-15 5-05 10-10 10-16 <u>40-06</u>
13.	Devi Singh s/o Ghishu	26	9-11
14.	Deep Chand, Prithi Singh, Rattan Singh ss/o Uani in equal share- 3/4 share; Devinder Kumar, Manoj Kumar ss/o Sham Lal in equal share 1/4 share;	63 344/97 99 100	4-06 3-06 6-17 <u>12-05</u> <u>24-14</u>
15.	Narain Singh, Het Ram ss/o Ram Parshad -2/3 share; Kartar Singh, Asharam, Ram Phal Mahinder Singh ss/o Chandgi Ram -1/3 share.	478/396/87/ 2/2 478/396/87/ 3/2	0-09 1-04 <u>1-13</u>
16.	Raman Sharma s/o Ratnakar X Sharma	101min	10-01
17.	Raja Ram s/o Kallu 1/4 share; Sheo Lal s/o Tota 1/4 share; Resal Singh s/o Lekha, Smt. Gulab Kaur wd/o Lekha- 1/4 share; Chandgi s/o Kanhiya- 1/4 share; Surjan, Ram Phal Uned Singh ss/o Mehar - 3/8 share; Smt. Chaleli wd/o Gaje Singh -1/8 share.	29 52 372/70 374/83 398/329/93	22-19 5-08 8-00 10-18 09-12 <u>56-17</u>
18.	Raja Ram s/o Kallu.	23 25 319/112min	3-06 8-08 3-12 <u>15-06</u>
19.	Smt. Ranjit Kaur w/o Pritam Singh, Smt. Narinder Kaur W/o Tara Singh in equal share.	382/14 17	7-05 9-06 <u>16-11</u>
20.	Risal Singh s/o Lekha, Smt. Gulab Kaur wd/o Lekha. in equal share.	42	6-06
21.	Laras Ram s/o Jodha	69	10-07
22.	Pirbhu, Sis Ram ss/o Rijak Ram in equal share.	80	8-19
23.	Ani Chand, Pehlad, Chhela ss/o Bharat Singh -1/2 share; Balvir Singh, Ajit Singh, Dheran Lal, Satpal ss/o Pehlad - 1/4 share.	366/21	2-19

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Sl. No.	Name of the bhumidhar.	Khasra No.	Area Big. - Bis.
24.	Punjab National Bank Staff Cooperative Housing Building Society Ltd., Parliament Street New Delhi.	347/110 346/110	7-18 12-12 20-10
25.	Bhim Singh s/o Sada Sukh	30min	5-17
26.	Mange Ram, Kehri ss/o Ramji Lal - 3/8 share; Bharat Singh, s/o Dharam Singh - 5/8 share.	412/318/112 min	3-04
27.	Sardar Singh, Balbir Singh 1/5 share; Lakhi, Bhartu, Sobha Ram ss/o Sohan - 3/5 share; Jai Charan, Ram shwar Singh ss/o Tikkan - 1/5 share.	460/368/36 464/362/343-345 96-97 111	2-13 2-00 2-13 7-06
28.	Mangtu, Lakhi ss/o Sri Chand - 1/2 share; Ram Saroop s/o Dhani Ram - 1/2 share;.	330/93 65 66 89	4-17 5-19 5-01 15-03 31-00
29.	M/s Bennat Colesman & Co Ltd. No. 10, Darya Ganj, Delhi.	108 109	39-01 15-03 54-04
30.	Munshi Ram, Ram Mehar, Jage Ram, Karan Singh ss/o Mahipat, Smt. Chandro, Malhi, Sarti, Phoolhari ss/o Mahipat in equal shares.	15min 319/112min	6-04 3-15 9-19
31.	Mange Ram, Kehri, ss/o Ramji Lal.	370/46 371/46 47 56 60	4-08 11-16 0-12 1-00 5-19 23-15
32.	Mohan Lal s/o Sada Sukh	50 402/9min	5-07 0-15 6-02
33.	Sube Singh, Chander Bhan ss/o Mohan Lal.	62min	3-00
34.	Lakhi Chand, Ram Chand, Uddey, Chhotte ss/o Muthra; Smt. Misro d/o Muthra; Smt. Dano wd/o Muthra in equal share.	319/112min	3-15
35.	Km. Ravinder Kaur d/o Pritam Singh.	466/343-345 96-97	2-13
36.	B. P. Punj; s/o K. L. Punj	392/340/82	9-05

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Sl. No.	Name of Bhunidhar	Khasra No.	Area Big. - Biswa.
37.	S. N. Punj s/o Kanhiya Lal Punj.	479/396/87 480/396/87	3-12 <u>3-12</u> 7-04 <u>3-00</u>
38.	Smt. Sarjo Devi wd/o Sultan	402/95min	
39.	Umed Singh, Sube Singh, Ram Kishan, Ramesh Kumar, Jagpal, Jaipal Singh, Satpal Singh ss/o Sukh Lal.	32 24	8-05 <u>3-05</u> 11-10
40.	Sudha Kant Sharma s/o Sri Kant Sharma.	40 41	5-10 <u>6-02</u> 11-12
41.	Suraj Bhan, Dharam Pal ss/o Ram Kala, Smt. Khazano wd/o Ram Kala.	30min	5-16
42.	Sat Narain Parkash Punj s/o Kanhiya Lal Punj.	86 88	9-12 <u>9-17</u> 19-09
43.	Sunder s/o Molar, Smt. Phoolwati, Kaladevi ds/o Molar in equal share - 1/4 share. Bhooria s/o Nathu-1/4 share	364/21 45min 48 49 58 72 388/77 78 394/340/82 452/90 91	2-06 6-03 3-11 8-09 5-15 4-10 0-05 4-06 6-17 5-18 1-05 <u>49-05</u>
44.	Sunder s/o Molar, Smt. Phoolwati Kala Devi ds/o Mohar-1/4 share Bhooria s/o Nathu -1/4 share in one share; Kartar Singh, Mukhtiar Singh, Ram Kumar ss/o Harnand, Smt. Birno, Sis Kaur, Sarla ds/o Harnand, Smt. Khazano wd/o Harnand-1 share in 1/4 share. Ani Chand, Pehladi, Chhela ss/o Bharat Singh - 3 share. Balbir Singh, Ajit Singh, Dharam Pal, Sat Pal ss/o Pehladi -1 share in 2/3 share. Pirbhu, sis ram ss/o Rijak Ram-1/3 share in 1/4 share.	31	25-17
45.	Ashok Kumar, Anil Kumar, Parshant ss/o Sham Sunder Smt. Parswati Devi wd/o Sham Sunder Dass.	75 386/76	4-12 <u>3-12</u> 8-04
46.	Sheo Lal s/o Tota	27	9-00
47.	Hukan Singh, s/o sis Pal	67 412/318/112	12-03 <u>6-16</u> 18-19

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Sl. No.	Name of the bhumidhar	Khasra No.	Area Big.-Bis.
48.	Hukam Singh, Mukhtiar Singh, Roop Ram, Dheram Singh, Hari Singh ss/o Ghisha, Smt. Chandravati Bimla Devi ds/o Ghisha Smt. Rookmani W/o Ghisha.	316/39	1-01
49.	Anari Lal Khanna s/o Kanan Chand Khanna- 1/4 share; Shivraj Kumar s/o Mahadev Parshad-1/6 share, Suresh Kumar s/o Suraj Parkash -1/6share; Gopal Krishan s/o Mahar Krishan -1/6 share.	369/36	11-14
50.	Tak Chand, Narain Singh, Piara Lal -2/3 share; Smt. Nando, Har Kaur ds/o Kripa -1/3 share.	461/368/36	5-08
51.	Deep Chand, Prithi Singh, Rattan Singh ss/o Udmi - 1/4 share.; Devinder Kumar, Manoj Kumar ss/o Sham Lal- 1/4 share.	465/343-345 96-97	1-10
52.	Smt. Ranjit Kaur w/o Arjitam Singh. Smt. Narinder Kaur w/o Tara Singh.	15min 57	6-05 3-00 9-05
53.	Gaon Sabha	59 380/13	0-11 7-01 7-12

CLAIMS:

Sl. No.	Name of the claimant.	Kh. No. & Substance of claim
1.	Punjab National Bank Co-Op. House Building Society through R. B. Saxena, President.	346/110, 347/110, 412/318/112; demanded compensation at the rate of Rs. 60/- per sq. yds.
2.	The Bennett Coleman & Co. Ltd. 7, Bhadur Shah Jafar Marg through Ramash Chandra Dy. General Manager.	Kh. No. 108, 109; demands compensation at the rate of Rs. 50/- per sq. yds, Rs. 45,000/- spent on development & fencing and in addition demanded solatium & interest.
3.	Sh. Sardar Singh, Balbir Singh Rath, Khiman Singh Rath, Chend Rath, Capt. Ramash Singh Rath, Bhartu, Sobha Ram.	Kh. No. 464/363/345-343/96-97, 111, 460/368/36, demanded compensation @ Rs. 20/- per sq. yds.
4.	Sh. Hoshier Singh, Kartar Singh, Balwan Singh, Diwan Singh ss/o Risalo Singh Risalo etc.	Kh. No. 43, 53, 55, 64, 405/98 demanded compensation @ 15/- per sq. yds. & in addition 15% solatium demanded.
5.	Sh. Risal Singh s/o Lokha.	Kh. No. 29, 52, 42, & other notified land Demanded compensation @ Rs. 15/- per sq. yds. & in addition to it solatium & interest demanded.
6.	Sh. Shoo Lal s/o Tota Sh. Jot Ram s/o Shoo Lal.	Kh. No. 29, 52, 62, 27 & other land; Claims compensation @ Rs. 25/- per sq. yds & in addition solatium & interest demanded.

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Relief

Sl. No.	Name of the claimant.	Kh. No. & substance of claim.
7.	Hoshier Singh, Roop Ram, Dharam Singh, Hari Singh ss/o Ghisha Smt. Lookmani, wd/o Ghisha, Jai Singh, Risipal Singh ss/o Mukhtiar Singh.	Kh. No. 316/39; Claims compensation @ Rs. 15/- per sq. yds & in addition to it demanded 15% solatium & 6% interest.
8.	Sh. Chhotte, Uday Ram, Ram Chandar, Lakhi Chand, Smt. Misri d/o Sh. Muthra Smt. Dano wd/o Muthra.	Kh. No. 319 & other land under acquisition demanded compensation at the rate of Rs. 15/- per sq. yds & in addition to it demanded solatium & interest.
9.	Sh. Subh Ram s/o Mehar.	Kh. No. 41 & other land under acquisition; demanded compensation at the rate of Rs. 15/- per sq. yds & in addition to it demanded solatium and interest.
10.	Sh. Chandgi s/o Kanhya Surjan, Ramphal, Umed Singh ss/o Mehar Singh. Smt. Chameli wd/o Mehar.	Kh. No. 29, 52 & other land under acquisition; claims compensation at the rate of Rs. 15/- per sq. yds. & in addition to it demanded solatium and interest.
11.	Sh. Parbhu, Sis Ram ss/o Rizak Ram.	Kh. No. 31 & other land under acquisition; claims compensation at the rate of Rs. 15/- per sq. yds & in addition to it demanded solatium & interest.
12.	Sh. Devi Singh ss/o Ghisu	Kh. No. 407/103/2, 26, 28, 37, 315/39, 320/112 & other land under acquisition; claims compensation @ Rs. 11/- per sq. yds for land & in addition to it demanded 15% solatium & 6% interest.
13.	Sh. Ram Saroop s/o Dhani Ram	Kh. No. 65, 16, 89 & other land under acquisition claims compensation at the rate of Rs. 15/- per sq. yds for land & in addition to it demanded solatium & interest.
14.	Sh. Ami Chand, Chhela ss/o Bharat Singh, Dharam Pal, Sat Pal, Balbir Singh, Ajit Singh ss/o Pehlad, Smt. Dharmo d/o Pehlad Smt. Ram Pyari wd/o Pehlad.	Kh. No. 366/21, 31, 317/39 & other land under acquisition; claims compensation at the rate of Rs. 20/- per sq. yds & in addition to it demanded solatium and interest.
15.	Sh. Suraj Bhan, Dharam Pal ss/o Ram Kala & Smt. Khazani wd/o Ram Kala.	Kh. No. 315/39, 30, 34, 320/112, 28; claims compensation Rs. 20/- per sq. yds for Barani Land & Rs. 30/- per sq. yds. for Chahi land in addition to it solatium and interest demanded.

Sl. No. Name of the claimant.

Kh. No. & Substance of claim.

16. Sh. Raja Ram s/o Kallu.

Kh. No. 23, 25, 2x52, 29, 319/112; claims compensation at the rate of Rs. 20/- for Barani Land & Rs. 30/- per sq. yds for irrigated land & in addition to it solatium & interest demanded.

17. Sh. Bhim Singh s/o Sada Sukh.

Kh. No. 34, 315/39, 320/112, 28 402/95; claims compensation at the rate of Rs. 20/- per sq. yds for land & Rs. 20,000 for Building & in addition to it demanded solatium & Interest.

18. Sh. Bhuria s/o Nathu.

Kh. No. 59; claims compensation at the rate of Rs. 20/- per sq. yds for land & demands Rs. 34,000/- for Well, Tube-Well & Trees & in addition to it demanded solatium & interest.

19. Sh. Bhuria s/o Nathu
Sunder Singh s/o Mollar
Smt. Phoolwati, Kalavati
ds/o of Mollar.

Kh. No. 21, 58, 45, 49, 58, 452/90, 91; claims compensation at the rate of Rs. 20/- per sq. yd. for land & Rs. 2,000/- for Trees & in addition to solatium & interest demanded.

20. Sh. Shiv Lal, Booti ss/o
Khima.

Kh. No. 34, 315/39, 320/112, 28 & other land under acquisition; claims compensation at the rate of Rs. 20/- per sq. yds for Barani Land & Rs. 30/- per sq. yds for Chahi land & Rs. 200/- for trees & in addition to it demanded solatium & interest.

21. Sh. Mohan Lal s/o Sada Sukh.

Kh. No. 50, 402/95; claims compensation at the rate of Rs. 50/- per sq. yds for land; Rs. 15,000/- for boundary wall & Rs. 500/- for trees & in addition to it solatium & interest demanded.

22. Sh. Chhottu s/o Sada Sukh

Kh. No. 45min, 400/94min 402/95, 34, 315/39, 320/112 & other land under acquisition; claims compensation at the rate of Rs. 20/- per sq. yds; for land Rs. 30,000/- for construction & 1/4 share of Kh. No. 402/95

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Sl. No. Name of the claimant.

Kh. No. & substance of claim.

23. Sh. Kartar Singh s/o Bhina
Randhir Singh, Hoshier
Singh, Daren Pal,
Viginder, Surinder ss/o
Jay Ram; Smt. Bhagwani
wd/o Jai Ram.

Kh. No. 342/36 & other land
under acquisition Claims--
compensation at the rate
of Rs. 20/- per sq. yds for
Barani Land & Rs. 30/- per
sq. yds for Chahi Land
Rs. 20,000/- for boundary Wall
Rs. 1,000/- for trees.

24. Sh. Randhir Singh s/o
Jai Ram.

Kh. No. 44, 38, claims compen-
sation at the rate of Rs. 20/-
sq. yds for Barani Land &
Rs. 30/- per sq. yds for Chahi
Land & in addition to it
solatium & interest dem-
anded.

25. Sh. Deep Chand s/o Udmi

Kh. No. 16, 18, 19, 20, 63, 334/
97, 99, 465/345, 343 & other
96, 97

*x. Cus. yds
belong*

land under acquisition;
claims compensation @ Rs. 30/-
20,000 for Tube Well in
Kh. No. 19, Rs. 50,000/- for
well & Room in Kh. No. 20 &
in addition to it demanded
solatium & interest.

26. Sh. Bhagwan Singh, Het Ram
ss/o Ram Prashad, Asa Ram
Ramphal, Kartar Singh,
Mahinder Singh ss/o Chandgi.

Kh. No. 22/1, 28, 34, 315/39,
320/112; claims compen-
sation at the rate of Rs. 20/- per
sq. yds for Barani Land
& Rs. 30/- per sq. yds for
Chahi Land & in addition
to it solatium & interest
demanded.

27. Sh. Umed Singh, Sube Singh
Ram Kishan, Ramesh Kumar,
Jagpal Singh, Jai Pal Singh
Sat Pal Singh.

Kh. No. 32, 22/3, 24, 34, 315/39
320/112 & 28; claims com-
pensation at the rate of
Rs. 50/- per sq. yds for land;
Rs. 10,000/- for one pucca
Baithak; Rs. 10,000/- for
pucca Shiv Temple,
Rs. 30,000/- for pucca Well
Rs. 6,000/- for 60 trees,
Rs. 5,000/- for wire fencing
& in addition to it sol-
atium & interest demanded.

28. Sh. Bhima s/o Hukmi

Kh. No. 28; claims compen-
sation at the rate of Rs. 50/- p
per sq. yds for land & in
addition to it demanded
solatium and interest.

29. Sh. Radha Raman
Chief Executive Councillor
Sh. Ram Pyaralal, advocate
Sh. Ramesh Chander s/o Ragbir
Parshad Bansal.

Kh. No. 370/46, 56, 60 & 1
share of 412/318/112
Claims compensation at ~~xxx~~
the rate of Rs. 15/- per sq.
yds for land & in addit-
ion to it solatium & int-
erest demanded.

*Confirmed
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30. Sh. Sube Singh, Chander Bhan
ss/o Mohan Lal.

Kh. No. 62min; claims compensation at the rate of Rs. 100/- per sq. yds on grounds of very good fertility & is also in the Industrial Area.

31. Sh. Rattan Singh, Manoj Kumar, Devinder ss/o Shyam Lal.
Smt. Shakuntla, Neelan, Usha, Sumitra, Birmati ds/o Shyam Lal.

xxx. Smt. Ved Kaur & wd/o Shyam Lal.

Kh. No. 16, 18, 19, 20, 63, 334/97, 99, 100, 345/96, 465/343/97 & other land under acquisition; Claims compensation at the rate of Rs. 20/- per sq. yds for land; Rs. 200/- for each tree separately i.e. Rs. 60,000/- for 30 trees; Rs. 1,00,000/- for pucca construction over the land under acquisition & Rs. 1,00,000/- for ~~xxxx~~ well & in addition to it also solatium, interest demanded.

32. Sh. Tak Chand, Narain Singh, Pyare ss/o Trikha.

Kh. No. 102 & other land under acquisition; Claims compensation at the rate of Rs. 20/- per sq. yds; Rs. 200/- per tree i.e. Rs. 40,000/- for 20 trees; Rs. 1,00,000/- for pucca structure & Rs. 1,00,000/- for well & in addition to it solatium & interest demanded.

33. Sh. Munshi Ram, Ram Mehar Karan Singh, Jage Ram ss/o Mahipat.
Smt. Sarti, Malhi, Chandro Bhatdids/o Mahipat.

Claims compensation at the rate of Rs. 20/- per sq. yds for land under acquisition; Rs. 200/- per tree i.e. Rs. 2,000/- for 10 trees; Rs. 10,000/- for construction of dola & in addition to it solatium & interest demanded.

34. Sh. Mahinder Singh, Anil Kumar ss/o Sultan
Smt. Sarjo, wd/o Sultan
Smt. Jeet Kaur,
Smt. Amarjeet Kaur,
Smt. Shelinder Kaur d/o Sultan.

Kh. No. 402/95; Claims compensation at the rate of Rs. 20/- per sq. yds; Rs. 200/- per tree i.e. Rs. 60,000/- for 30 trees; Rs. 1,00,000/- for the construction of a pucca house with all types of modern amenities; Rs. 1,00,000/- for pucca well & total expenses incurred & in addition to it solatium & interest demanded.

Contd..... 14/-

Sl. No.	Name of the Claimant.	Kh. No. & Substance of Claim.
35.	Sh. Lajje Ram, Sher Singh ss/o Sri Ram. Smt. Jallo, Jaswanti, Bhagwani ds/o Sri Ram, Smt. Jeevani d/o Harnarayan, Ranjit Singh, Ajit Singh ss/o Harnarayan.	Claims compensation at the rate of Rs. 20/- per sq. yds on grounds potentiality, Rs. 200/- per tree for each tree i.e. 20,000/- Rs. for 20 trees & in addition to it solatium & interest demanded.
36.	Geon Sabha through Sh. Tek Chand, Pardnan.	Claims compensation at the rate of Rs. 20/- per sq. yds for land, Rs. 200/- for each tree i.e. Rs. 60,000/- for 30 trees, Rs. 50,000/- for pucca construction over the land under acquisition, Rs. 1,00,000/- for pucca well & in addition to it also demanded solatium & interest.
37.	Lakhi Ram s/o Sri Chand /to the exclusion of the recorded bhumidhar on the strength of an agreement of sale.	Kh. No. 50,402/95, 28, 34 315/39, 320/112, Claims compensation at the xx rate of Rs. 100/- per sq. yds be given to him / & in addition to xxxxxx demands solatium & interest.
38.	Sh. Mangtu Ram, Lakhi Ram ss/o Sri Chand.	Kh. No. 65,66,89; Claims Rs. 100/- per sq. yds. for land, Rs. 40,000/- for well & Tube Well in Kh. No. 89 & in addition to it also demanded solatium & interest.
39.	Sh. Mukhtiar Singh, Jagjit Singh ss/o Narain Singh.	Kh. No. 22,28,34,315/39 320/112; Claims compensation 20/- per sq. yds for unirrigated land & Rs. 30/- per sq. yds for irrigated in addition to it demanded solatium and interest.
40.	Sh. Ram Dhan, Sardare Maha Singh, Pratap Singh ss/o Bharat Singh.	Kh. No. 382/14 & other land under acquisition, Claims compensation at the rate of Rs. 20/- per sq. yds for Barani Land, Rs. 30/- per sq. yds for Chahi land & in addition to it solatium & interest demanded.

Award No. 70/80-81.

Sl. No. Name of the claimant.

Kh. No. & substance of claim.

41. Sh. Kartar Singh, Mukhtiar Singh, Ram Kumar s/o Harnand.
Smt. Brahma, Sis Kaur d/o Harnand &
Smt. Khazani wd/o Harnand.

Kh. No. 365/21, 354/33, 51 61, 31, 451/90, 92 & other land under acquisition: Claims compensation at the rate of Rs. 1,500/- per bigha; Rs. 700/- for trees; Rs. 15,000/- for loss of earning; Rs. 25,000/- for building & solatium plus interest demanded.

42. Smt. Bhatni w/o Balbir Singh

Kh. No. 15min, 319/112 Claims at the rate of ~~xxxxxx~~ Rs. 50/- per sq. yds ~~xxxxxx~~ for the land & in addition to it solatium & interest demanded.

43. Sh. Raman Sharma s/o Sh. R.K. Sharma.

Kh. No. 101; Claims compensation at the rate of Rs. 25/- per sq. yds & in addition to it solatium & interest demanded.

44. Sh. Sudha Kent Sharma s/o Sri Kent Sharma.

Kh. No. 40, 41; Claims compensation at the rate of Rs. 10/- per sq. yds for the land Rs. 15/- per sq. yds for damages & in addition -on to it solatium & interest demanded.

45. Sh. Amrit Lal Khanna s/o K.C. Khanna

Kh. No. 35; 37; 369/36; Claims compensation at the rate of Rs. 50/- per sq. yds for the land & in addition to it solatium & interest demanded.; Rs. 25,000/- for building, Rs. 7,000/- for pucca Hall, Rs. 60,000/- for pucca Well; Rs. 10,000/- for Kacha Well; Rs. 5,000/- for fencing with pucca pillars Rs. 6,000/- for pucca channel.

46. Smt. Ranjit Kaur s/o Pritam Singh;
Smt. Harinder Kaur w/o Tara Singh.

Kh. No. 382/14, 17, 15min 57; Claims compensation at the rate of Rs. 30/- per sq. yds, in addition to it solatium & interest ~~xx xxxx~~ est demanded.

47. Smt. Ravinder Kaur d/o Pritam Singh.

Kh. No. 466/343, 345/96, 97; Claims compensation at the rate of Rs. 30/- per sq. yds & in addition to it solatium & interest demanded.

48. Smt. Prem Alhuwalia d/o Deena Nath.

Kh. No. 371/46, 371/47; seeks exemption from

Sl. No. Name of the claimant

Kh. No. & substance of claim.

49. Sh. Surinder Rai s/o
Jagdish Rai.

compulsory acquisition if
acquired demanded Rs. 100/-
per sq. yds for the land &
in addition to it solatium
& interest demanded.

Kh. No. 371/46, 371/47; see-
ks exemption from compul-
sory acquisition, if ac-
quired demands compensation
at the rate of Rs. 100/-per
sq. yds for the land & in
addition to it solatium &
interest demanded.

50. Sh. Atam Ram s/o
grudass Mal.

Kh. No. 112min; claims
compensation at the rate
of Rs. 10/-per sq. yds for
land.

51. Sh. Jag Pal s/o Sukh Lal.

Kh. No. 22/2; Claims compe-
nsation at the rate of Rs. 10,000/-
per sq. yds for land.

52. Municipal Corporation Delhi
through Education Officer.

Kh. No. 342/96; seeks
exemption from acquisit-
ion on ground of Govt.
School; if acquired com-
pensation claimed at the
rate of Rs. 50/-per sq. yds
i.e. Rs. 3,55,000/- xx
Rs. 1,54,169/-for cost of
construction including
electric installation &
in addition to it solatium
& interest demanded.

53. Sh. Virendra Kumar Punj;
M-13, Connaught Circus,
New Delhi.

Kh. No. 392/340/82; Claims
compensation at the rate
of Rs. 65/-per sq. yds;
Rs. 20,000/-for standing
crops, Vegetable, Wheat
trees & flower plants
etc. & in addition to it
solatium & interest dem-
anded & claimed for tit-
lement to amend his claim
& file documents at the
time of hearing.

54. Sh. Bharat Singh s/o
Dharam Singh

Kh. No. 412/318/112; Claims
compensation at the rate
of Rs. 30/-per sq. yds for
the land on ground of
potentiality, & land is
useful for residential
& commercial purposes &
nearness to Nehru Univ-
ersity & abutting Mehra-
uli Mahipalpur road; in
addition to it solatium
& interest claimed.

55. Sh. Sat Narayan Parkash
Punj.

Kh. No. 86, 87, 88; Claims
compensation at the rate
of Rs. 65/-per sq. yds;

Contd. 17/-

Compensed

to 1/81

Sl. No.	Name of the claimant	Kh. No. & substance of claim.
56.	Sh. Bhoria, Sunder Singh, Smt. Phoolwati, Kala Devi.	Rs. 20,000/- for crops & trees etc. & in addition to it demanded solatium & interest. Kh. No. 394/340/32; Claims compensation at the rate of Rs. 20,000/- per bigha; Rs. 30,000/- for construction Rs. 6,800/- for trees on ground of potentiality & land being adjacent to the Mehrauli Mahipalpur Road & in addition to it solatium & interest claimed.
57.	Sh. Bhim Singh s/o Sada Sukh.	Kh. No. 402/95min; Seeks exemption from acquisition
58.	Sh. Hoshier Singh etc. etc.	Claims compensation at the rate of Rs. 25/- per sq. yds; in addition to it solatium & interest demanded.
59.	Sh. Ami Chand, Chhelu, Smt. Dharmo, Rai Piari Sh. Balbir Singh, Ajit Singhl, Sat Pal, Ram Kaur Smt. Bhagwatil & Dharam- pal.	Kh. No. 412/318/112min, 71, 73 & 384/74; Claims compensation at the rate of Rs. 20/- per sq. yds on ground of nearness to R.K. Puram, Munirka, Vasant Vihar etc. in addition to it solatium & interest claimed.
60.	Sh. Mange Ram, Kehri ss/o Ramji Lal.	Kh. No. 412/318/112min, x 371/46, 47, 56 & 60; Claims compensation at the rate of Rs. 20/- per sq. yds for land, in addition to it solatium & interest demanded.
61.	Sh. Parshant Kumar, Anil Kumar, Ashok Kumar ss/o Sham Sunder Dass & Smt. Saraswati Devi wd/o Sham Sunder Dass.	Kh. No. 386/76, 75; Claims compensation at the rate of Rs. 100/- per sq. yds; seeks deletion of notification as Delhi Admn. has sanctioned Petrol pump on the land after consultation from DDA; if acquired claims compensation as stated above & in addition to it solatium & interest demanded.
62.	Sh. Amrit Lal s/o Khan Chand.	Kh. No. 35 & 369/36; Claims compensation at the rate of Rs. 4,00,000/- per acre for land; Rs. 30,000/- for pucca building consisting of 3 rooms, one bathroom, one wet lavatory with sewage tank, Rs. 20,000/- for pucca hall; Rs. 40,000/- for pucca well; Rs. 10,000/- for fencing with pucca pillars; Rs. 12,000/- for pucca channels etc. in

Completed
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Sl. No. Name of the claimantKh. No. & substance of claim.

addition to it solatium & interest demanded.

The Claimants have led the following evidence in support of their claim:-

Evidence.

1. Sh. Jaipal & Risipal ss/o Mukhtiar Singh; Risai Singh s/o Lekha; Hoshier Singh etc. heirs of Yad Ram; Sardar Singh etc. ss/o Kale; Varinder etc ss/o Jagat Singh; Chandgi s/o Kanhiya; Sheo Lal s/o Teja; Jayot Ram s/o Sheo Lal; Surjan etc. heirs of Mahar Singh; Devi etc. heirs of Ghisha; K Lakhni etc. ss/o Muthra; Ram Saroop s/o Dhani Ram; Mangtoo Ram, Lekhi Ram ss/o Sri Chand; Prithi Singh s/o Udmi; Pirbhu etc. ss/o Rijak Ram.
 - 1) Judgment dt. 31.5.74 made by Sh. O. N. Vohra the then ADJ in LAC case No. 494/67 & 105 of 1971, - a reference case against Award No. 1944. This ~~xxxxxx~~ decision pertains to the acquisition of land in this very village.
 - 2) Judgment dt. 2.6.77 made by Sh. C.D. Vashishta ADJ in LAC case No. 37/76 - A reference Case against Award No. 2225 announce on 26.3.69.
 - 3) Judgment dt. 28.7.77 of Sh. C.D. Vashishta ADJ made in LAC case No. 323/69 - A reference case against Award No. 2225.
2. Punjab Nation Bank Staff Cooperation House Building Society.
 - 1) Sale deed dt. 28.2.63 in respect of 23 bigha 10 biswa land comprised in khasra No. 346 & 347/110.
 - 2) Sale deed dt. 2.5.63 in respect of 6 Big. 14 bis. land of Khasra No. 412/318/112.
 - 3) Sale deed dt. 2.5.63 in respect of 3 big. 04 bis. land bearing Kh. No. 412/318/112.
3. M/s Bennet Coal & ~~xxxx~~ Co. Ltd. 7 - Bahadur Shah Zafar Marg.
 - 1) ADJ's Judgment dt. 31.5.74 as cited at item 1 of Sl. No. 1.
4. Hoshier Etc. heirs of Yad Ram Sardar Singh & others ss/o Kale Rohtash & other ss/o Jaghiit Singh.
 - 1) Judgment dt. 31.5.74 made by Sh. O. N. Vohra the then ADJ in LAC Case No. 494/67 & 105 of 1971.

Contd..... 19/-.

Confidential
 16/6/74

Final No. 424/1967

5. Nisal Singh s/o Lekha.

1) Judgment dt. 16.4.1973 of ADJ in LAC case No. 424/1967 - A reference case against Award No. 1944.

6. Sheo Lal s/o Tota & Jayor Tam s/o Sheo Lal.

1) Judgment dt. 31.5.74 made by Sh. O.N.Vohra the ~~ADJ~~ ADJ in LAC case No. 494 of 1967 & 105 of 1971.

7. Hukam Singh & other heirs of Ghisha, Jai pal Singh & other heirs of Mukhtiar.

1) Judgment dt. 31.5.74 made by ~~ADJ~~ Sh. O.N.Vohra the then ADJ in LAC case No. 494 of 1967 & 105 of 1971.

8. Sh. Dano & others heirs of Muthra.

1) Judgment dt. 31.5.74 made by Sh. O.N.Vohra the then ADJ in LAC case No. 494 of 1967 & 105 of 1971.

9. Sh. Chandgi s/o Kahhiya; Surjan & other heirs of Mehar Singh.

1) Judgment dt. 16.4.73 of ADJ made in LAC case No. 424/1967 - A reference case against Award No. 1944.

10. Sh. Pirbhu & Sis Ram ss/o Rizak Ram.

1) Judgment dt. 31.5.74 made by Shri O.N.Vohra the then ADJ in LAC case No. 494 of 1967 & 105 of 1971.

11. Sh. Deep Chand & others.

1) Judgment dt. 23.3.1971 of ADJ in LAC case No. 86 of 1969 - A reference case against Award No. 2181 of village Masoompur.

2) Judgment dt. 12.1.1973 of ADJ made in LAC case No. 328 of 1966 - A reference case against Award No. 1891 of Village Muradabad Pahari.

Besides the above, almost all other claimants have also relied upon learned ADJ's Judgments made in references against Award No. 1944 and Award No. 2225, in support of their claims in the present case. Some others have dwelt upon the locational importance of their land like its proximity from Indian Institute of Technology at Houz Khas, factories at Mehroli & Mahipal Pur Villages and DDA's Dairy Complex in Village Masoodpur itself; thus high-lighting its potentiality as a building area.

Contd.....20/-.

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Awar No 91/30-81

MARKET VALUE DETERMINED :-

The material date for determination of market value for the land presently under acquisition is 23rd January, 1965. All this land is situated on the XI South of Mehrouli Mahipal Pur pucca road leading mainly to Palam Airport. It is all agrarian & Barani land on the material date; some wells have come into existence only after the preliminary notification. The Delhi Land Reforms Act., 1954 is applicable to it with all its restrictions on free sales, change of land use etc. The much talked building activities of South Delhi are nowhere in its vicinity; these all have been planned and executed distantly north of it. Hillock stretching in Village Kasoompur Muradabad Pahari, Katwaria Sarai & Mehrouli separates it from the claim of building potentiality. Any valuer can not afford to ignore these factors while determining the market value of the land under acquisition.

How far the evidence and the instances of enhancement of compensation cited by the claimants can justifiably support their claims will depend on the element of time and the element of similarity, which the two tracts of land i.e. the one which was acquired and the other which is under acquisition, may be having in common. The following discussion of background will bear it.

Award No. 1944 was made in respect of 533 bigha land which was made consequent to notification dated 24th October, 1961. All the land acquired vide this Award lay in the South of Mehrouli Mahipal Pur Road. This land was divided into 4 blocks for purposes of valuation by the Collector i.e. Block-I comprising of Rossli land; Block-II comprising of Banjar Kadim land & Block-III comprising of Geir Mumkin Pahar who awarded Rs. 1200/-; Rs. 900/- & Rs. 700/- per bigha respectively for it. This determination of compensation gave rise to a number of references under section 18 which have been cited as evidence in the instant case. The Additional District Judge enhanced it to

Rs. 1500/- per bigha in case of land lying in Block-I

Compensation

Award No. 90/80-81

case No. 494/105/71 decided on 31.5.74 and to Rs. 3500/- per bigha in reference Case No. 424 of 1967 decided on 16.4.73.

Award No. 2225 was made in respect of 3895 bigha 07 biswa land of this very village notified for acquisition on 23.1.65 & this notification is the same of which the land of the instant case is a part. The Collector categorised the land in 3 blocks and assessed as under:-

1. Block A $\frac{3}{4}$ Land abutting Mehrouli Mahipal Pur Road valued at Rs. 1580/- per bigha.
2. Block B - Land behind that on road, -valued at Rs. 1175/- per bigha.
3. Block C - Geir Mumkin Pahar and uneven land - valued at Rs. 600/- per bigha.

This assessment of value by the Collector also gave rise to several references under section 18. The Additional District Judge enhanced it to Rs. 5000/- per bigha in case of Block A; to Rs. 4050/- per bigha in case of Block B and to Rs. 2000/- per bigha in case of Block C.

The government has not accepted these enhancements and has filed regular appeals in the High Court which are still pending. In these cases the awarded value and the enhanced Compensation relate to the land which is all situated towards the North of Mehrouli Mahipal Pur Road. This land is claimed to be valuable for its mineral deposits and suitability for building sites. The enhancement had also been made on the basis of reference-decisions of neighbouring villages of the Hillock Belt. There being the element of similarity, the learned Additional District Judge enhanced the compensation in these cases on the basis of enhancement made in adjoining villages.

The land under acquisition does not form part of that belt and is distinctly situated on the south of the road, it adjoins Mehrouli ~~xx~~ land on its east Rangpuri land on west so also on its south. Therefore, it will not attract the rate which was awarded for the land which subject matter of the instance cited by the

Compensation

which became applicable to land in Village Kasoompur & Muradabad Bahari as per decision of L.A.C. Case No. 86 of 1969 & L.A.C. case No. 328 of 1965 cited by the claimants will become applicable to it for want of element of similarity and the situational position of these lands.

As I have said above the land under acquisition is part of vast tract of Mehrouli, Rajokri & Rangpuri land all contiguous to each other South ward to Mehrouli Mahipal Pur Road and chiefly pur to agricultural uses. It will be fair to assess its value from that angle. Mehrouli land of similar situation and classification has been recently acquired vide Award No. 80-D/70-71 (Supplementary) announced on 16.6.1980. The preliminary notification in respect of it was also the same as in the present case; its market value on that date has been determined at Rs. 1700/- per bigha.

There are sale instances within this land itself (Land presently under acquisition) Khasra No. 346/110, 347/110 were purchased by the Punjab Nation Bank, Staff Cooperative House Building Society (Ltd.) vide Registered Deed No. 1566 of 8.3.1063; khasra No. 412/318/112 was purchased by the same society vide Registered Deed No. 3381 of 7.5.63 & Khasra No. 412/318/112 was purchased by the same society vide Registered Deed No. 3380 of 7.5.63, all at the rate of Rs. 1500/- per bigha. Between these dates of purchase and the material date there has not been so much appreciation in the value of land particularly in respect of those lands which did not lie in the Urbanisation Belt. In any case, keeping the appreciation also in view I consider its market value fair and reasonable at Rs. 1700/- per bigha and assess accordingly. All this land is similar in soil and fertility including the small stretch along the road side which is somewhat low leveled but this has got the advantage of rain water accumulating in it in comparison to that situated at higher level.

Contd.....23/-.

Compared
16/8/81

Chahi land in this tract, where digging of well is a costly affair is regarded more valuable from productivity point of view. Since the land under acquisition is chiefly put to agricultural uses this utilitarian aspect should be given due weight. I, therefore, determine its market value at Rs.2000/-per bigha on the material date.

COMPENSATION FOR WELLS & TREES :-

According to the report of the field staff, there are wells situated in Khasra No.20,35,59,402/951,88 & 89 of which those in Khasra No. 59 & 402/95min existed at the time of preliminary notification. On some of these, borings have also been fixed. Since the improvements made after the date of notification are not to be considered for payment of compensation under Clause Seventh of section 24 of the Act no compensation in respect of these wells is permissible and the owners are at liberty to remove their borings. The well in Khasra No. 59 has been inspected by me. It has also a boring on it. The owner can easily remove its pipes and should do so. I have seen the size and the material used in the construction of these wells. Accordingly I assess their value at Rs.2500/- for the one in Khasra No.59 and Rs.2000/-for that in khasra No.402/95min and award accordingly.

Trees with kind and weight noted against each are available in following khasra Nos. according to the report of the field staff. After due consideration I assess their value as noted against each of them:-

Sl.No.	Khasra No.	Kind & No.or Trees.	Approximate Value Weight in Quintals.	Assessed
1.	16	Rivond-1.	Not mature	Nil.
2.	19	Neem -1.	10 Qntls.	Rs.50/-
3.	25	Kikker-1. Neem -1-	2 Qntls. 1 Qntls.	Rs.20/- Rs.10/-
4.	27	Kikker -1.	1 Qntls.	Rs.10/-
5.	31	Kikker -1-	1 Qntls.	Rs.10/-

Contd.....24/-.

Compensated
Ldhp

Sl. No.	Khasra No.	Kind & No. of Trees.	Approximate weight in Cts.	Value Assessed.
6.	354/33	Kikker -1.	1 Cts.	Rs. 10/-
7.	35	Safeda -3.	Not mature.	Nil.
8.	369/36	Neem -1.	2 Cts.	Rs. 20/-
		Safeda -3.	Not mature.	Nil.
		Arjun -2.	Not mature.	Nil.
9.	37	Shahtoot -1.	Not mature	Nil.
		Amrood -4.	" "	Nil.
10.	51	Kikker -1.	1 Ontl.	Rs. 10/-
11.	58	Sheesan -2.	2 Ontl.	Rs. 30/-
12.	59	Sheesan -1.	2 Ontl.	Rs. 30/-
		Neem -1.	1 Ontl.	Rs. 10/-
		Peepal -1.	5 Ontl.	Rs. 25/-
		Shahtoot -1.	2 Ontl.	Rs. 20/-
13.	61	Mango -1.	10 Ontl.	Rs. 200/-
14.	64	Kikker -1.	2 Ontl.	Rs. 20/-
15.	66	Nimber -1.	2 Ontl.	Rs. 10/-
16.	373/70	Kikker -1.	2 Ontl.	Rs. 20/-
17.	80	Kikker -2.	3 Ontl.	Rs. 30/-
18.	394/341/82	Mango -3.	20 Ontl.	Rs. 400/-
19.	86	Papita -20.	Not Mature	Nil.
		Malta -9.	" "	Nil.
		Anar -3.	" "	Nil.
20.	88	Malta -11.	Not Mature	Nil.
		Mango -2.	" "	Nil.
		Papita -9.	" "	Nil.
21.	452/90	Neem -1.	5 Ontl.	Rs. 50/-
22.	398/329/93	Neem -3.	Not mature	Nil.
		Sheesan -1.	" "	Nil.
23.	400/94min	Shahtoot -1.	3 Ontl.	Rs. 30/-
		Neem -1.	1 Ontl.	Rs. 10/-
24.	402/95min	Neem -1.	2 Ontl.	Rs. 20/-
		Kikker -1.	2 Ontl.	Rs. 20/-
25.	99	Kikker -1.	2 Ontl.	Rs. 20/-
26.	405/98	Kikker -6.	12 Ontl.	Rs. 120/-
		Neem -3.	Not mature	Nil.
27.	100	Neem -1.	5 Ontl.	Rs. 100/-
28.	101	Neem -1.	5 Ontl.	Rs. 100/-
				<u>Rs. 1,405/-</u>

Contd. 25/-

Completed
L. G. P.

COMPENSATION FOR STRUCTURES:-

The structures mostly pucca are existing in Khasra No. 24,369/36,59,386/76,86,80,478/396/87/2, 478/396/87/3, 398/329/93/1, 400/94, 402/95, 405/93 which have all been built after the preliminary notification with the exception of Geir Munhin Gheir in Khasra No. 478/396/87/2. I have seen them at site and most of these have been raised in shape of vast enclosures with a view to ~~save~~ save the enclosed land from the perview of acquisition. Some sort of residence is assured in khasra No. 398/329/93/1(1/19), 478/87/3/1(0-16) 478/87/2/1(00-05). This is excluded for the time being from the present Award. The acquisition of Gheir in Khasra No. 478/396/87/2 merits a compensation of Rs. 250/- to be given as labour charges in view of the material used. I assess it accordingly. Owners of other structures will be at liberty to remove their malba before the possession is taken by the Government.

COMPENSATION FOR CROPS:-

Rabi crops are standing on some of the land in respect of which compensation may have to be assessed in event of possession being taken before their ripening and harvesting. A supplementary Award, if necessary, will be drawn.

ANY OTHER COMPENSATION :-

Some of claimants have preferred claims for compensation on account of improvements on their land like Bonnet Colman & Co. Ltd. It has been noticed at site that no such improvement have been carried out by the claimants before the date of notification and those done are of the subsequent period. Any evidence either has not been led in support of this type of contention by them. There are, however, improvements of some value on this and the land of Sh. Arjit Lal Khanna etc. but these have been made all after the notification. No compensation for such improvements, well dug and Super Structures built is warranted under

Confirmed
1/11

on this count.

SOLATIUUM :-

Since the acquisition is in the nature of compulsory one, the owners are entitled to solatium at the rate of 15% of the market value within the meaning of section 23 of the Act. The same is allowed.

INTEREST :-

The preliminary notification in this case was issued on 23.1.1965 whereas the declaration dates 26.12.66. The declaration being older than 3 years from the date of notification under section 4, interest becomes payable to the owners on the value of the land after the expiry of 3 years i.e.w.e.f. 23.1.68 to the date of tender of payment. It is assessed accordingly.

APPORTIONMENT :-

Compensation will be paid to the bhumidhars according to the latest bhumidhari record coupled with any subsequent entitlement in accordance with the law. Cases of disputed title unworthy of settlement will, however, be referred for adjudication.

DEDUCTION OF LAND REVENUE: -

The land under acquisition is assessed to land revenue amounting to Rs.124=98 which will be deducted from the rent roll of village Masood Pur from Kharif -1981 by which date possession under the Award would have been taken over by the Government.

VESTING OF OWNERSHIP:-

From the date of taking over possession, the land under acquisition will vest absolutely in government free from all incumbrances.

Contd.....27/-.

Confidential

let's go

xxx

Award No. 90/80-81.

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

1. Land measuring 815 bigha 12 biswa @ Rs. 1700/-per bigha.	Rs. 13,86,520=00
2. Land measuring 13 bigha 12 biswa @ Rs. 2000/-per bigha.	Rs. 27,200=00
	Rs. 14,13,720=00
Compensation for well & Trees	Rs. 5,905=00
Compensation for structures.	Rs. 250=00
	Rs. 14,19,875=00
Total	Rs. 14,19,875=00
Amount brought forward	Rs. 14,19,875=00
Add 15% solatium.	Rs. 2,12,058=00
Total	Rs. 16,31,933=00
Interest @ 6% assessed from 23.1.68 to 22.12.80 i.e. 12 years 11 months on the market value of land @ Rs. 14,13,720=00.	Rs. 10,95,633=00
GRAND TOTAL	Rs. 27,27,566=00

(Rs. Twenty Seven Lacs, Twenty Seven Thousand, Five Hundred Sixty Six Only).

Sd/-
(C. B. Verna)
Land Acquisition Collector (ED)
dated: 22.12.80.

*Contract
to be signed
by M. (IA)*

47, 50, 51, 52, 53, 55, 56, 57, 60, 61
5-7 2-1 4-9 5-2 3-0 1-0 3-0 5-7 10-12
62, 63, 64, 65, 66, 69, 373, 71, 73, 678
5-5 4-6 10-7 5-7 5-1 10-0 7-0 6-15 6-2 3-5 8-2

384 6, 75, 386, 79, 80, 390 6, 375
74 472 372 4-19 879 81 83
9-12 3-0 12-11

89, 451, 92, 398/329/93/12, 330/93, 400
15-03 90 6-0 0-7 8-0 4-7 9-2
3-02

402 6, 464/362/345-343, 465/362/345-343, 466/362/345-343
95 96-97 96-97 96-97
3-15 2-0 1-0 96-97

344 405 99 100, 101 - 102 6, 409
97 98 6-0 8 12-05 13-01 5-8 107
3-06 9-71 6-72

108 6, 109, 346, 347, 111, 412, 319, 320
38-19 15-03 110 110 111 112 112 112
12-12 7-18 2-13 13-4 11-02 12-8

कुल रकमा 11919 572-06 का रकमा बाकी बाकी 41210

लेकर हवाल दी गी जम करवाला नाम नही नही 4813
किमा गया। दोरे पर रकमा रकमा पर बाकी किमा कर देखाया
गया और किमाया रकमा रकमा रकमा रकमा रकमा

364/21, 367, 22/2, 24, 27, 29, 31, 32
2-6 21 1-10 2-7 3-5 9-0 22-7 25-7 8-5

355/33, 35, 369/36, 37, 38, 42, 45, 48, 49
3-07 5-7 11-14 8-7 12-7 6-6 12-7 3-7 8-9

Sol - Kher Singh
N-T(LA)

26
29 | 12
80

Sol - R. S. Aggarwal
NT(LRB)

29-12-80

Sol - Bharam Lal Patai
Kgo(LA)

26
29 | 12
80

Sol - Khajam Singh Patwar
(L+B)

29/12/80

Sol - Manet Roop Singh P.S.
(LA)

Sol - Raj Bahadur N-T(DDA)

29/12/80

Sol - Mathura Dutt
Jama das(DDA)

29-12-80

Sol - Bhagat Singh M.T.
(Horti)

29/12/80

Sol - Bhim Singh
Pasdhan

Longhat

Sol - Niranjan Singh Pat
(DDA)

29/12/80

Sol - Bhagwan Singh

Sol - Mangelam

Sol - Munshi Kam

L-TI Chhotu Kam Lambard

Attested

26/12/80
N-T(LA)

29-12-80