

# ADARSHA LAW COLLEGE

Hanamkonda, Warangal-011.

## DRAFTING, PLEADING & CONVEYANCING

### 2019-2020

Exercises issued to the students of  
VI Semester LL.B (3 YDC) & X Semester LL.B 5 YDC  
as part of the Practical examination of Paper – III

PART A Drafting & Pleading	15exercises X 3 = 45 Marks
PART B Conveyancing	15exercises X 3 = 45 Marks

### **GUIDELINES TO STUDENT**

- ☞ Student has to answer all the exercises
- ☞ Answer should be in own hand writing
- ☞ Index showing all the answers must be written part wise
- ☞ Page numbers and question numbers must be written
- ☞ Xeroxing not permitted

**PART – A**  
**Drafting & Pleading**

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Ex.No.1: P. Akshai is the absolute owner and possessor of the house bearing no.10-10, to an extent of 100 sq.yds situated at Ramannapet Warangal District. One R. Teja and R. Suma tried to interfere into the possession of P. Akshai over said house. Draft a suit for the relief of perpetual injunction?

Ex.No.2: S. Bharat offered to sale agricultural land admeasuring Ac 7-12 gts in sy.no.22 of somanath village of Ghanpur Station of Jangaon District for Rs. 20,00,000/- to B. Bhargav who accepted the same and agreement of sale also executed in favour of B. Bhargav but S. Bharat has not executed a sale deed as promised in the agreement in favour of to B.Bhargav. Draft a legal notice to execute a register sale deed in favour of B.Bhargav within 7 days from the date of receipt of said legal notice?

Ex.No.3: L. Karthik is the absolute owner and possessor of the agriculture land to an extent of Ac 1-09 gts situated at Manikyapuram of Rangareddy District. The Tahsildar, Manikyapuram issued a pattedar pass book and title deed in favour of B.Nagaraju without following due procedure laid down in revenue laws. Draft a appeal under section 5-B of ROR Act to cancel pattedar pass book and title deed issued in favour of B.Nagaraju.

Ex.No.4: L. Ragavaiah, plaintiff, filed a suit for perpetual injunction against P. Chaitanya, Defendant. P. Chaitanya filed the written statement. During the pendency of the suit the plaintiff have not commenced the trial on 19-12-2019 on which the Hon'ble Principal Senior Civil Judge, Warangal dismissed the suit for default. Draft a petition for set-aside the dismissal order dt: 19-12-2019 under order 9 rule 9 of CPC?

EX.NO.5 : S. Saraswathi and S. Sundaraiah are wife and Husband. They lived separately since 5 years of marriage which was performed on 19-07-2012 at P.P. Garden, Nalagonda. S. Saraswathi deserted the S. Sundaraiah. Draft a petition for grant of divorce on mutual consent under section 13-B of H.M.A, 1955?

Ex.No.6: S.Kumar, the plaintiff, is the absolute owner and possessor of house bearing no.3-134 at Huzurabad. T.Shekar and T. Sundaramma, defendants, tried to interfere with the possession of plaintiff. Draft a petition under order 39 rule 1 and 2 for temporary injunction.

Ex.No.7: Ms. Amulya lent an amount Rs.1, 50,000/- to K. Ahalya on 15-2-2019. K. Ahalya executed a Promissory Note promising to repay the money with 2% interest per month within a two years but she neither pay single pie either towards principal or interest accrued thereon. Draft a suit for recovery of money ?

Ex.No.8: G. Premji, plaintiff, filed a suit for declaration of title against one Ch. Chandrashekar in respect of agriculture land to an extent of Ac 9-00 at Sarovarm Village of Warangal during the pendency of the suit defendant died. Draft a petition for brings the legal heirs of the deceased defendant by name Premalatha and Sarojana on record under order 22 rule 4 of CPC?

Ex.No.9: P.Vikram filed a complaint against the T. Satyam under section 378 of IPC under section 200 of Cr.P.C. during the pendency of the case T.Satyam, accused did not appear before the Hon'ble Judicial First Class Magistrate, Warangal. As such the court issued NBW against the accused. Draft a petition for recall him under section 76(2) of Cr.P.C.

Ex.No.10: Smt. Manoramma is legally wedded wife of Mr. Tilak and their marriage took place on 16-01-2017 at Keerthi Garden, Badrakali. She used to go to her parents house without informing to her husband. As usually, the respondent went to her parents' house on 11-01-2018. The efforts of the petitioner to bring back her into his conjugal society utterly failed. Draft a petition for restitution of conjugal rights.

Ex. No.11 : S.Vidyanani filed a suit before the II Addl Junior Civil Judge, Warangal against S. Rathan for recovery of Rs.10,00,000/- together with 1% interest per month. The suit is decreed for Rs.15,50,601/- on 12-12-2019 with 1% interest on Rs.10,00,000/- from the date of decree till realization of decretal amount. Draft an execution petition for attachment movable property of judgment debtor (S.Rathan) under order.21 Rule 43 of C.P.C.

Ex.No: 12: Smt. K.Kamala filed a suit for recovery of money against the defendant V. Mallesh. The suit is decreed on 11-10-2019 in favour of plaintiff for a sum of Rs.1,85,000/- with interest at 12% per annum from 11-9-2018. The judgment debtor has not paid any amount. Draft execution petition for attachment & sale of house property of judgment debtor V. Mallesh under order 21 rule 64 and 66 C.P.C.

Ex.No.13: Mr. G.Himakar filed a suit for recovery of money of Rs.1,95,000/- before junior civil Judge, Narasampet against the defendant T.Jithender. Plaintiff examined as PW1 and the defendant is examined as DW1. Pronote is marked as Ex-A1. The lower court dismissed the suit on the ground that the consideration is not passed under the pronote. Draft an appeal to present before Principal District Judge, Warangal on suitable grounds.

Ex.No.14: R.Jansirani is a widow, aged 67 years. Her son by name R.Maheshbabu neglected her to maintenance. He is working in college as part time lecturer in S.S. COLLEGE, Hanamkonda and draw a salary Rs.20,000/- per month As such R.Jansirani wish to file a petition for grant of maintenance. Draft a petition for claiming maintenance at the rate of Rs.10,000/- per month against her son.

Ex.No.15: P. Ramya borrowed a sum of Rs.1,30,000/- from R. Rambabu and executed a promissory note on 2-2-2018 agreeing to repay the same with 1% interest per month. Later on 1-2-2020 she issued a cheque for Rs.1,30,000/- towards discharge of principal amount the cheque is presented on 2-2-2020 in bank to encash but it was dishonored. Draft a Statutory notice under section 138 of NI ACT

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**PART – B**  
**CONVEYANCING**

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Ex.No.1: A. Naveen borrowed an amount of Rs.1,00,000/- from his friend by name S.Sidarth agreeing to repay the same along with 1% per month as and when demanded by S. Sidarth. R. Chander stood as guarantor to said transaction. Draft a suitable promissory note with guarantor bond?

Ex.No.2: B. Durga is owner of open land to an extent of 219 sq.yds situated at Mulugu, Warangal. The owner being of residing at U.S.A intends to authorize her mother P.Laxmi, R/o. H.NO. 1-00, RNT Road, Warangal to sell the property. Draft a power of attorney. Add the particulars of the property and parties in detail.

Ex.No.3: S. Vikram is owner of wet land to an extent of Ac 10-00 gts situated at Wardhannapet Village and entered into agreement with one S.Kumar on 12-12-2019 for sale of said property for valid consideration of Rs.6,50,000/-. The Purchaser (S.Kumar) has paid an amount of Rs.6,00,000/- as advance. Balance is to be paid at the time of registration. Draft an agreement of sale incorporating necessary terms.

Ex.No.4: R. Sarojini is owner of the house plot of admeasuring 150 Sq.Yds, situated at Kothagudem of Khammam District and agreed to sell the house plot for Rs.8, 00,000/- to Prashanthi. The total money is paid. Draft a sale deed for registration with necessary terms.

Ex.No.5: S.Sanil is the owner of house property No.1-2 situated at T.S.Colony, Narsampet. he intends to lease the property to Swaminiath on a monthly rent of Rs.6,000/- for a period of 5 years to establish and run a LG T.V. SHOW ROOM under name and style of "SANJAY ELECTRONICS". Draft a lease deed.

Ex.No.6: K. Karuna is the owner of house plot admeasuring 800 sq.yds. He intends to lease the property to one K.Nagaraju to run wood mill. The rent agreed is 55,000/- per month and the period of lease is 15 years. Draft a lease deed.

Ex.No.7: M.Madhu is the owner of house property No.1-22, situated at Labour Colony of Warangal District. He desires to gift the property to his daughter M.Gayathri. Draft a gift deed.

Ex.No.8: H. Harinath borrowed an amount of Rs.1, 80,000/- from S. Kusumma and agreed to repay said amount with 24% interest per annum within 3 years. He agreed to mortgage his house property situated at HANAMKONDA, WARANGAL District. Draft a simple mortgage deed without possession?

Ex.No.9: S. Ganesh, S. Bhuvaneshwari and S. Gopal are joint owners of the house bearing no. 11-22-33 admeasuring 300 sq.yds situated at K.U.C X Road of Warangal District. They intends to partition the said property. Draft a partition deed with suitable terms.

Ex.No.10: Mr. A. Rammurthy borrowed an amount of Rs.5, 00, 000/- from State Bank of India, Parkal Branch agreeing to create equitable mortgage depositing the title deeds pertaining to house property No. 1-07 situated at Parkal, Warangal. Draft a suitable mortgage deed?

Ex.No.11: R. Mahathma is aged 68 Years. He wants to bequeath his properties i.e., house situated at Matwada of Warangal and gold weight of 20 tulas to his wife, sudha and children, Ramya and Rajitha. Draft a will deed?

Ex.No.12: M. Chandrika is owner of Activa Honda bearing no. AP T 999. He offered to sell said motor vehicle to one S.Krishna. Draft a sale deed?

Ex.No.13: Mr.B.Anand is owner of open plot no. 38 admeasuring 1200 Sq.Yds at Pochammaidan, Warangal District. As his health is deteriorated day by day, he wish to execute general power of attorney for all purposes regarding said property in favour of his son by name B. Shailesh. Draft a General power of attorney with suitable terms and conditions?

Ex No.14: R. Buchibabu is owner of house with open land bearing no. 9-1-137 situated at Durga Colony, Hanamkonda. She intends to convey said property through gift settlement deed to his wife R. Sudharani. Draft gift settlement deed with precise terms.

Ex No.15: Mr. Kalyan has given an amount of Rs.1,80, 000/- to S. Nagendra as advance for purchase of land of S. Nagendra on 1-12-2018. Draft a receipt with necessary terms.

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