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GOVERNMENT OF RAJASTHAN
REVENUE (Gr-6) DEPARTMENT

NO. F 4(1) REV.- 6/06/PV/ 33

Jaipur, dated: 21/12/2011

NOTIFICATION

In exercise of the powers conferred by sub-section (2) of section 261 of the Rajasthan Land Revenue Act, 1956 (Act No. 15 of 1956), the State Government hereby makes the following rules further to amend the Rajasthan Land Revenue (Land Records) Rules, 1957, namely:-

1. Short title and commencement.- (1) These rules may be called the Rajasthan Land Revenue (Land Records) (Amendment) Rules 2011.

(2) They shall come into force at once.

2. Insertion of new rule 118A.- After the existing rule 118 of the Rajasthan Land Revenue (Land Records) Rules, 1957, hereinafter referred to as the said rules, the following new rule 118A shall be added, namely:-

"118A. **Online Jamabandi.**-The State Government may notify any area, where Jamabandi shall be generated online through computer."

3. Amendment of rule 119. - In rule 119 of the said rules,-

(i) for the existing punctuation mark ".", appearing at the end, the punctuation mark ":" shall be substituted.

(ii) at the end, the following new proviso shall be added, namely:-

"Provided that in the areas notified by the State Government under rule 118A, mutation register shall be maintained in Form No. P-21C in place of Form No. P-21."

4. Amendment of rule 120.- In rule 120 of the said rules,-

(i) for the existing punctuation mark ".", appearing at the end, the punctuation mark ":" shall be substituted.

(ii) at the end, the following new provisos shall be added, namely:-

"Provided that in the areas notified by the State Government under rule 118A, the Patwari shall within seven days of receipt of information in Form No. P-21A make entries in mutation register in Form No. P-21C in place of Form No. P-21 and present it to Inspector Land Record. The Inspector Land Record shall then report in column 16 B of Form No. P-21C within 10 days of receipt and return Form No. P-21C to the Patwari. The Patwari shall present it to the officer who is authorised to sanction mutation who shall decide it within 30 days and record the decision in column 16 C of Form No. P-21C."

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Provided further that in the areas notified by the State Government under rule 118A, if a mutation is sanctioned, the Patwari shall indicate the new/amended khata in two copies by entering in column 17 to 24 of Form No. P-21C. The Patwari shall submit the counter foil to Resource Person. The Office Quanungo shall then get the new/amended khata entered in computer through Resource Person and get the signatures of Resource Person in column 26 of Form No. P-21C and verify the same by signing the column 27 of Form No. P-21C.

Provide also that in the areas notified by the State Government under rule 118A, the decision on suddhi patra (Form No. P-27C in place of Form No. P-27) shall be entered in remark's column of jamabandi by pencil. For entering the new/amended khata created as a result of shuddhi patra process as mentioned in column 17 to 27 of Form No. P-21C should be followed by the Patwari. The serial number shall be entered in the jamabandi. The suddhi patra shall be maintained as suddhi patra 1, suddhi patra 2, suddhi patra 3 and so on."

5. Amendment of rule 121. - In rule 121 of the said rules,-

- (i) in sub-rule (ii), for the existing punctuation mark ".", appearing at the end, the punctuation mark ":" shall be substituted.
- (ii) in sub-rule (ii), at the end, the following new proviso shall be added, namely:-

"Provided that in the areas notified by the State Government under rule 118A, the Patwari shall make entries in column 2 to 9 of Form No. P-21C in place of Form No. P-21, in a reasonably abbreviated form. In case affecting a number of holdings, more especially where there are a large number of tenants and only one or two have transferred their shares, the name of all co-tenants transferring their shares shall be entered in detail in column 3, 10 and 19 of Form No. P-21C. The column 11 of Form No. P-21C shall be filled while preparing the new Khata. If the transferor, as shown in column 3 of Form No. P-21C, sells or mortgages any holding and gives possession to the transferee, the latter must be shown in column 10 of Form No. P-21C and a note of it shall be put in column 16-A of Form No. P-21C. The Patwari shall enter the particulars of land proposed to be transferred in column 10 to 15 and 16-A of Form No. P-21C and he shall indicate the cause of such transfer in brief. After mutation has been sanctioned, the mutation fee shall be entered in both the foil and counter-foil by the mutation attesting authority. The Patwari shall make entries of demand in Form No. P-21C."

6. Amendment of rule 124. - In rule 124 of the said rules,-

- (i) for the existing punctuation mark ".", appearing at the end, the punctuation mark ":" shall be substituted.
- (ii) at the end, the following new proviso shall be added, namely:-

"Provided that in the areas notified by the State Government under rule 118A, mutation register shall be maintained in Form No. P-21C in place of Form No. P-21."

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Provided further that in the areas notified by the State Government under rule 118A, after the final decision of Revenue Officer/Gram Panchayat on mutation, the Patwari shall maintain the new/amended khata in Form No. P-21C, which shall be verified by the Office Qanungo who shall also ensure that the computerized jamabandi "Parat sarkar" and the "Parat patwar" are similar. After the computer entry of new/amended khata, a copy of same shall be provided to the Patwari who shall enclose it with the jamabandi."

7. Amendment of rule 153. - In rule 153 of the said rules,-

(i) for the existing punctuation mark ".", appearing at the end, the punctuation mark ":" shall be substituted.

(ii) at the end, the following new proviso shall be added, namely:-

"Provided that in the areas notified by the State Government under rule 118A, the computerized Jamabandi shall be generated every four years in Form No.P-26 (of section 114 and 132 of the Rajasthan Land Revenue Act, 1956). It shall not record the names of tenants in alphabetical order but the software shall have the facility to randomly search any name of all the people liable to pay land revenue or rent and who cultivate any land or have the possession in any other way. The nature of the tenancy and interest in land of all the tenants shall also be entered in Form No.P-26."

8. Amendment of rule 154. - In rule 154 of the said rules,-

(i) for the existing punctuation mark ".", appearing at the end, the punctuation mark ":" shall be substituted.

(ii) at the end, the following new proviso shall be added, namely:-

"Provided that in the areas notified by the State Government under rule 118A, the new Jamabandi shall be generated at the end of four years in alphabetical order as per the schedule sanctioned by the Collector and all the changes are recorded in the computerized copy of Jamabandi by the Patwari through Resource Person and it shall be completed by the end of September."

9. Amendment of rule 155. - In rule 155 of the said rules,-

(i) for the existing punctuation mark ".", appearing at the end, the punctuation mark ":" shall be substituted.

(ii) at the end, the following new proviso shall be added, namely:-

"Provided that in the areas notified by the State Government under rule 118A, the jamabandi shall be prepared in duplicate by Patwari, one of which shall be called "Parat Patwar" and shall remain with the Patwari for the coming four years and the other copy shall be known as "Parat Sarkar", which shall be maintained in computer after verification and attestation of Inspector Land Record. The Inspector Land Record shall ensure that all changes have been incorporated by Patwari through Resource Person after which he shall lock Jamabandi. A copy of this report signed by

the Inspector Land Record shall be attached to the "Parat Patwar" (Patwari's copy) of the Jamabandi. He shall be personally responsible to ensure that the "Parat Patwar" tallies, in all respects, with the "Parat Sarkar".

9. Amendment of rule 156. - In rule 156. of the said rules,-

(i) for the existing punctuation mark ".", appearing at the end of sub-rule (vi), the punctuation mark ":" shall be substituted.

(ii) at the end of sub-rule (vi), so amended, the following new proviso shall be added, namely:-

"Provided that in the areas notified by the State Government under rule 118A, the jamabandi shall be generated automatically alphabetically by Resource Person after every four years. The jamabandhi shall be generated for every village of the Tehsil. The Collector shall issue direction for every Patwar circle to generate it as per sanctioned schedule. The Tehsildar shall prepare a programme every year in the month of October and send it to the Collector for approval. The jamabandi shall contain computer entry of every land holding."

10. Amendment of rule 157. - In rule 157 of the said rules,-

(i) for the existing punctuation mark ".", appearing at the end, the punctuation mark ":" shall be substituted.

(ii) at the end, the following new proviso shall be added, namely:-

"Provided that in the areas notified by the State Government under rule 118A, Patwari shall submit the computerized Jamabandi (Parat Sarkar) to the Office Quanguo at the last week of September. In the same month Inspector Land Record shall check the computerized jamabandi to see that changes as per sanctioned mutations have been properly incorporated and fed in the computer. He shall prepare a list of the errors found and changes made at this inspection and sign it. A copy of this shall be handed over to the Patwari who shall enclose it with the "Parat Patwar" and shall make necessary changes in both Parat Patwar and in Parat Sarkar through Resource Person accordingly. The Inspector Land Record shall ensure that the Patwari has made required changes during his next visit of the patwar circles and shall mark his initials on all the changes done."

11. Amendment of rule 158. - In rule 158 of the said rules,-

(i) for the existing punctuation mark ".", appearing at the end of clause (iv), the punctuation mark ":" shall be substituted.

(ii) at the end of clause (iv), so amended, the following new proviso shall be added, namely:-

"Provided that in the areas notified by the State Government under rule 118A, any alteration required shall be made in both the copies of Jamabandi and after such changes, it shall also be fed in computer and same shall be digitally signed and

the Jamabandi shall then be locked by the sanctioning authority. After completion of this process, the Revenue Officer shall fill up the certificate of final certification in Form No. P-28 in two copies and enclose one copy with Jamabandhi."

12. Amendment of rule 164. - In rule 164 of the said rules,

(i) for the existing punctuation mark ".", appearing at the end of sub-rule (8), the punctuation mark ":" shall be substituted.

(ii) at the end of sub-rule (8), so amended, the following new proviso shall be added, namely:-

"Provided that in the areas notified by the State Government under rule 118A, as the new/change khatas generate as a regular process automatically on line and same shall be checked and digitally signed by the Inspector Land Record, and the Office Quanungo shall verify the entries of the new/changed khata at the specified place in the computer."

13. Insertion of Form No. P-21C.- After the existing Form No. P-21A of the said rules, the new Form No. P-21C shall be inserted, namely:-

"Mutation Form No. P-21C

Name of village.....
Patwar circle.....
Inspector Land record circle
Tehsil..... District.....

(1-A) Mutation No.

(1-B) Type of mutation-

- (i) Succession (ii) Will (iii) Sale (iv) Mortgage (v) Mortgage free (vi) Surrender
 - (vii) Court order (viii) Other
- (note-Tick mark on the option applicable)

(1-C) Date of Application / Sue motto.....

(2) Detail of Registered document/ order for mutation	
Present status of khata	Amended/Proposed entries
(3) Name, of tenant and his father with cast and residential address-	(10) Name, of tenant and his father with cast and residential address-

Khata No.	Khasra No.	Area	Type of land	Revenue	Serial No. of Dhal-Banch & Sanmvat in which demand is fixed	Amended/ New Khata No. (if any change in pervious khata No.)	Khasra No.	Area	Type of land	
4	5	6	7	8	9	11	12	13	14	15

(16-A) Report of Patwari-

Name & signature of Patwari with date

(16-B) Report of I.L.R.-

Name & signature of ILR with date

(16-C) Date of presentation in Gram Panchayat/ Tehsildar-

Name & signature of Patwari with date

(16-D) Order of deciding officer (Detail)-

Signature of deciding officer with Designation & date

All amended/ New Khatas for entering in Jamabandi after decision-

serial no.	Amended/ New Khatan no. (if any change in pervious khata No.)	detail of entries effected by mutation entries and remaining entries	Khasra No.	Area	Type of land	Serial No. of Dhal-Banch & Sanmvat in which demand is fixed	Revenue
17	18	19	20	21	22	23	24

Name & signature of Patwari, with date

(25) Date of receipt by RPG in Tehsil-

Name & signature of Patwari, with date
(Deliver)

Name & signature of RPG, with date
(receiver)

(26) Date of computer entry-

Name & signature of RPG, with date

(27) Date of attestation of computer entry by Office Quanungo-

Name & signature of Office Quanungo, with date"

14. Insertion of Form No. P-27C.- After the existing the Form No. P-27 and before the existing Form No. P-28 of the said rules, the following new Form No.P-27 C shall be inserted, namely:

" FORM NO. P-27 C

Farad Badar

Village.....Tehsil.....District.....Rajasthan

Serial No.	No. of holding in the last Jamabandi	No. of holding in the new Jamabandi	Patwaris's report	Inspector's report	Order of the at testing Officer	Position of land form		detail of entries effected by mutation entries and remaining entries	Khasra No.	Area	Type of land	Serial No. of Dhal-Banch & Sanmvat in which demand is fixed	Reven
						Serial no.	Amen ded New Khatan no. (if any change in perivo us khata No.)						
1.	2.	3.	4.	5.	6.	7.	8.	9.	10.	11.	12.	13.	14.

Name & signature of Patwari, with date

5. Date of receipt by RPG in Tehsil

(Deliver)

Name & signature of Patwari, with date
(receiver)

16. Date of computer entry-

Name & signature of RPG, with date

17. Date of attestation of computer entry by Office Quanungo-

Name & signature of Office Quanungo, with date"

By order of the Governor,

(G.D.ARYA)

Dy. Secretary to the Government

Copy :- forward to the following for information and necessary action:-

- 1 - P.S. to Hon'ble Chief Minister, Rajasthan Jaipur.
- 2 - S.A. to Hon'ble Revenue Minister, Rajasthan Jaipur.
- 3 - P.S. to Chief Secretary, Rajasthan Jaipur.
- 4 - P.S. to Principal Secretary, Revenue Department, Jaipur.
- 5- All Divisional Commissioners. Rajasthan.
- 6- All Collectors, Rajasthan
- 7- Deputy Accountant General, SRA, Rajasthan, Jaipur.
- 8- Registrar, Board of Revenue, Rajasthan, Ajmer.
- 9- Director Printing and Stationary department for publication of the Notification in the Rajasthan Gazettee dated..... alongwith additional copies.
- 10- Director, Public Relation, Rajasthan, Jaipur
- 11 - "RAVIRA" Board of Revenue, Raj., Ajmer.
- 12 - Dy. Registrar (F&A), Board of Revenue, Ajmer.
- 13 - Director, Information & Technology (Computer), Jaipur.
- 14 - Joint Registrar, Library Judges, Supreme Court, New Dehli.
- 15 - All Dy. Secretaries, Department of Revenue .
- 16 - Dy- Secretary, Revenue (G-1) Department for uploding on website.
- 17- Guard file.

Dy. Secretary to the Government