

Rajasthan Land Revenue (Survey, Record & Settlement) (Government) Rules, 1957

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¹Rajasthan Land Revenue (Survey, Record & Settlement) (Government) Rules, 1957

In exercise of the powers conferred by sub-sec. (2) of Sec. 261 of the Rajasthan Land Revenue Act, 1956 (Rajasthan Act No. 15 of 1950), the State Government hereby makes the following rules, namely—

Rule 1. Title.—These rules may be called the Rajasthan Land Revenue (Survey, Record & Settlement) (Government) Rules, 1957.

Rule 2. Extent.—They extend to the whole of the pre-O ganisation State of Rajasthan with the exception of the Sironj sub-division of Kota District.

Rule 3. Commencement.—They shall come into force on the date of the publication in the Official Gazette.

Rule 4. Interpretation.—In these rules, unless there is anything repugnant in the subject or context—

- (1) "the Act" means the Rajasthan Land Revenue Act, 1956;
- (2) "Director" means the Director of Land Records for Rajasthan;
- (3) "Form" means a form appended of these rules;
- (4) "Survey" shall include re-survey, and
- (5) "Section" means section of the Act.

²[Rule 5. Rule to give effect to the provisions of Sec. 109.—Chain measuring 40 metres in length shall be Standard Chain in Rajasthan.

Provided that where survey record and settlement have not yet been completed and maps have not been completed according to metric system, old chains which are in force shall be used till revision of settlement.]

Rule 6. All *de novo* survey shall be in standard chain except scattered area or villages failing within surveyed areas where the Director may allow the continuance of chain in use.

Rule 7. Where a chain other than the standard chains was used at the last survey. Director may instead of changing the chain, order the conversion of areas into terms of either of the standard chains.

Rule 8. In village where cadastral survey has already been done in the part, de-novo survey shall not be undertaken except with the previous sanction of the Director on any of the following grounds—

- (a) A large scale variation since the last survey in the total area of the village under orders of a competent authority; or
- (b) Extensive changes in cultivation and other features of the areas; or

- (c) Old maps becoming un-serviceable or requiring large scale corrections; or
- (d) Desirability of change in the length of the chain used at the last

Rule 9. In village or areas where no cadastral survey has been done in the past, the system of survey should as far as possible, be the same as that adopted for the adjoining surveyed areas.

Rule 10. All de-novo survey shall be done on the sectional survey sheets.

Rule 11. In case de-novo survey has to be done in areas adjoining such surveyed areas where boundaries have been surveyed by theodolite in the past boundary survey by theodolite shall generally precede the de-novo cadastral survey of such area.

Rule 12. Where new survey is done by plane tables, the undisputed boundary lines of the adjoining surveyed village shall be taken as the base line.

Rule 13. All map correction shall be carried out on the survey sheets of the last survey.

Rule 14. No change shall be made in the scale of maps prevalent in any area without the previous approval of the Director.

Rules to give effect to the provisions of Sec. 110.

Rule 15. The proclamation to be issued under sub-sec. (1) of Sec. 110 shall be in Form No. 1.

Rule 16. The proclamation under sub-sec. (2) of Sec. 110 shall in form No. 2.

Rules to give effect to the provisions of Sec. 112.

Rule 17. All permanent routes and paths shall be shown by continuous lines, while seasonal and temporary routs and paths shall be shown by dotted lines.

Rule 18. Topographical features such as nillocks, wells, tanks, rivers, nullas, roads, railway lines, aerodrames, cremation ground, grave yards or grazing grounds, shall be fixed by actual measurement and shown on the map.

Rule 19. The field book or Khasra shall be in Form No. 3.

Rule 20. Besides the field book or khasra mentioned in Rule 19, the following record shall also be prepared by the Land Records Officer—

- (i) Khewat,
- (ii) Khatauni,
- (iii) Register of persons holding land free of rent or revenue,
- (iv) List of boundary, pillars,
- (v) Statement of rights in wells,
- (vi) Statements of rights in tanks,
- (vii) Statement of rights in irrigation, if any, from other sources,
- (viii) Census of dead stock and human beings.

Rule 21. (1) The parcha Khatauni to be distributed to tenants and ¹[land holders] shall be in Form No. 4.

No. F.9(68) Rev./B/57 dated 25-9-1957. Pub. in Rai. Govt. Gaz., Exty., Part 4(ga), dated

Substituted vide Noti, No. F. 6(34) Rev./Gr.4 89.47, G.S.R. 74 dated 28-8-1981, Pub. in the Raj. Govt. Gaz., Part 4(ga)(1), dated 10-9-1981.

^{1.} Substituted Vide Noti. No. F. 6(26) Rev./B/69, dated 31-10-1969, Pub. in the Raj. Govt. Gaz. Part 4(ga), dated 25-12-1969.

- (2) The copies delivered to the tenants and [land-holders] shall contain a notice about the date and place where the entries shall be attested, and shall be served in the manner prescribed by Sec. 60.
- Rule 22. (1) On the date specified, every entry in the Parcha Khatauni shall be read out to all persons present. If any person interested admits the entry to be correct, the admission shall be noted in the space provided for the purpose and the signature of all persons concerned present at the proceeding shall be obtained.
- (2) If there is any dispute, the dispute shall be decided in accordance with the provisions of the Act.

Rules to give effect to the Provisions of Sec. 114.

Rule 23. Besides the registers mentioned in Sec. 114 the following shall also form part of the record of rights, viz.

- (i) Statement of right in wells, tanks, and the means of irrigation;
- (ii) Dastoor Ganwai, if recorded;

1[(iii)Pass Book].

Rules to give effect to the provisions of Sec. 115.

Rule 24. Lists of lands which appear to the Land Records Officer to have no Lawful owner shall be prepared at the time of the survey operations. As soon as copies of these Lists are ready, the Land Records Officer shall issue a proclamation in Form No. 5.

Rules to give effect to the provisions of Sec. 120.

- Rule 25. (1) The register of village under Sec. 120 shall be in Form No. 6.
- (2) The register shall be prepared after a reference to the existing record. if any, and after such enquiry as may be considered necessary.

Rules give to effect to the provisions of Sec. 121.

Rule 26. The Khatauni shall be in Form No. 7.

Rule to give effect to the provision of Sec. 136.

²[Rule 26-A. (1) The Land Record Officer at the time of correcting or causing to be corrected any clerical error and any error which the parties interested admit to have been made in the record of rights or register, or which a Revenue Officer may notice during the course of his inspection in any register, shall give notice to the parties interested in Form 7-A, calling upon them to appear in person or by pleader duly instructed, to submit that there has been clerical error or error.

(2) The notice shall be served on such person in accordance with the provisions, contained in the Revenue Courts Manual framed under the Act.]

Rules to give effect to the provisions of Sec. 138.

[31

Rule 27-32] Raj. Land Rev. (Survey, Record & Settle.) Rules, 1957

Rule 27. (1) All maps, field-books and other registers prepared by the Land Record Officer may be seen by the interested parties, free of cost on any working day during office hours, on presentation of an application in writing on plain paper

(2) The applicant may be allowed to take notes in pencil of the record inspected by him in the presence of the official in whose custody the record is kept.

Rules to give effect to the provisions of Sec. 147.

Rule 28. (1) As soon as any area is placed under settlement operations, the Settlement Officer shall adequately tour the area and shall make a note of the following matters-

- The general, physical and economic character of the area with brief details of rainfall and changes in population, communications, in the number of person classed as land holders, cultivators and agricultural labourers and in the number and kind of cattle, ploughs carts and in agricultural wages;
- Variations since the last settlement in the cultivated area in the irrigated area (distinguishing variations made by the public Irrigation work and works made by land-holders and the tenants) in cropping and in the areas under the principal crops, and in the out-turn of
- Changes in cultivating tenures, i.e. tin khudkasht and in various classes of tenancies with details of the extent of sub-letting by landholders and tenants and the average size of holding;
- The movement of rents, of various classes of tenants with details, where possible, of the level of rents contracted in selected periods, it being made clear on what rents, the rent-rates fixed at the last settlement were based.

Rule 29. The Settlement Officer shall study thoroughly the existing rentrate or assessment reports of the area concerned.

Rule 30. After acquainting, himself with the topography of the area, the Settlement Officer shall formulate his proposal in respect of the following and submit them to the Settlement Commissioner for sanction—

- (a) Changes in assessment circles,
- (b) Changes in soil-classification,
- (c) Span or years which should form the basis of produce estimates,
- (d) Commutation prices.

Rule 31. The Settlement Officer shall acquaint himself thoroughly with the different sets of rent-rates prevailing in the villages of the tehsil, along with the basis for their determination.

Rule 32. The Settlement Officer shall, while proceeding under Sec. 163 considered each well as a separate unit and shall prepare a statement in Form No. 8.

Substituted Vide Noti. No. F. 6(26) Rev./B/69, dated 31-10-1969. Pub. in the Raj. Govt. Gaz. Part 4(qa), dated 25-12-1969.

Inserted vide Noti. No. F. 6(12) Rev /6/92/II, dated 24-4-1997, Pub. in the Raj. Govt. Gaz., Exty., Part 4(ga)(I) dated 16-5-1997.

Rule 33. The Settlement Officer shall while classifying areas irrigated by tanks, determine the extent and frequency of irrigation facilities extended by the tank.

Rule 34. The Settlement Officer shall, at the time of the inspection of a village record a detailed village-note describing the general conditions of the village, with special reference to the points mentioned in Rule 28.

Rule 35. The Settlement Officer shall obtain from the Government records, as well as the leading dealers wherever possible, the harvest prices of agricultural produce since the last settlement.

Rule 36. The Settlement Officer shall prepare a separate report for every Tehsil or part of Tehsil, unless directed otherwise by the Settlement

Rule 37. The Settlement Officer shall enquire into the case of all lands released conditionally for a term from the payment of the rent, and shall assess such lands if it appears to him that the conditions have been transgrassed or the

Rule 38. (1) Any person claiming land free of rent, which is not recorded as such in the record of right prepared during the last settlement, shall be bound to prove his claim to hold such land free of rent.

(2) If he proves his claim to the satisfaction of the Settlement Officer, the case shall be reported to the State Government, through the Settlement Commissioner and the Board, and the orders of Government thereon shall be

(3) If the claim is not so proved, the Settlement Officer shall proceed to make the settlement of it with the person entitled to such settlement.

Rules to give to effect to the provisions of Sec. 150.

¹[Rule 39. (1) The following shall be the broad division of soils in Rajasthan-

A.	Irrigated

1. Chahi

2. Nehri or Talabi

3. Deegar

Dry-cultivated

1. Dehri, Sewaj or Khareend of Sailabi

2. Talabi Petha

3. Kachhar or Khatli

4. Barani or Barsati or Mal

C. Dry uncultivated

1. Parata or Banjar

2. Beer

Dry unculturable Gair Mumkin

Irrigated by well.

Irrigated by canal or tanks.

Irrigated by other sources.

Areas in depression collecting rain

water

Tank bed areas.

Areas in river beds.

Depending on rain.

Uncultivated or fallow.

Areas reserved for growing grass.

Land unit for village.

1(2) With the object of evaluation of the lands for the purpose of fixing fair and equitable rents the Settlement Officer shall make such sub-divisions of each class of soil as he may find necessary with due regard to-

Rule 39-441 Rai, Land Rev. (Survey, Record & Settle.) Rules, 1957

- (a) the depth and quality of the soil consistency or lack of it and the evenness and unevenness of surface:
- the difference in productivity due to the position or lie of the surface and advantages and disadvantages, whether natural or adventitious, arising from that position, and the situation of the land in relation to the Abadi of the village, proximity to markets, means of communication and other relevant factors;
- in the case of Chahi land, the quality and quantity of water, the stability or otherwise of the well, the depth to water frequency of irrigation and double cropping, the nature of the crops grown and the other factors mentioned in Sec. 163 of the Act:
- in the case of Nehari or Talabi land, the source of supply of water, the method of irrigation employed and the frequency of irrigation. and the crops grown; and
- (e) in the case of Barani and all other dry cultivated lands, the natural produce of the land, the regularity of cultivation and crops grown.
- (3) The most common class of a soil may as possible be taken as class I, and the other classes be defined in terms of this Class.]

Rules to give effect to the provisions of Sec. 154.

Rule 40. In addition to the matters mentioned in Sec. 154, the Settlement Officer shall determine and record the cases, if any to be levied and the cesses which are to be abolished.

Rules to give effect to the provisions of Sec. 165.

- Rule 41. (i) The order of the State Government under sub-sec. (3) of Sec. 165 stopping the recovery of rents in kind in any district or local area shall be published in the Rajasthan Gazette.
- (2) The Settlement Officer shall cause copies of the order to be affixed to the notice board of the Tehsil as also the notice board of his own office.

Rules to give effect to the provisions of Sec. 175.

- Rule 42. "Precarious tracts" means tracts of land notified under the proviso to Sec. 16 of the Rajasthan Tenancy Act, 1955 (Rajasthan Act 3 of 1955) as land under shifting or unstable cultivation.
- Rule 43. "Alluvion" means an actual increase in area caused by fluvial action; and includes an alluvial deposit which has enabled land to be brought under cultivation that was previously barren.
- Rule 44. "Dilluvion" means actual decrease in area caused by fluvial action or deposit of sand or other matter which has thrown land previously cultivated out of cultivation.

Inserted vide Noti, No. F. 6(107) Rev/B/60, dated 15-3-1961, Pub. in the Raj. Govt. Gaz., Part

¹ Inserted vide Noti. No. F. 6(107) Rev./B/60, dated 15-5-1961, Pub. in the Raj. Govt. Gaz., Part

Rule 45. The term of every first settlement as well as settlement for precarious tracts and alluvial areas may, subject to the provisions of Secs. 46 to 48 below, be ten years.

Rule 46. If, in any year, the total cultivated area in a precarious tract is reduced by 20 percent, or more of the total cultivated area during the year in which settlement was made, the rent or revenue fixed for the tract shall on an application being made to the Collector before the 15th day of November in any such year, be liable to revision, and the Collector shall submit his proposals in this behalf of Government through the Board.

Rule 47. If, in any year, the total cultivated area of an estate decreases, owing to dilluvion, by 20% or more of the total cultivated area at the time the settlement was made, the rent or revenue shall on an application being made to the Collector, before the 15th day of November in any such year, be liable to revision and the Collector shall submit his proposals in this behalf to Government through the Board.

Form No. 1

Proclamation under sub-sec. (1) of Sec. 110 of the Rajasthan Land Revenue Act, 1956

(See Rule 15)

Whereas by a notification issued by the State Government under Sec. 106 of the Rajasthan Land Revenue Act, 1956 (Act No. t5 of 1956) the area specified on the margin has been placed under survey and record operations, all estate-holders and tenants of the aforesaid area are hereby informed that they are bound to render such assistance as may be required of them by the undersigned or any other person deputed by him in the survey of the boundaries of the village as well as the boundaries of the fields therein.

Given under my hand and seal this day of 20 (area to be specified)

Additional Land Records Officer

Form No. 2

Proclamation under sub-sec. (2) of Sec. 110 of the Rajasthan Land Revenue Act, 1956 (15 of 1956)

(See Rule 16)

Whereas by my proclamation dated all estate-holders and tenants of the area specified on the *margin were informed of the liability to render assistance in the survey of the boundaries of the villages as well as the boundaries of the fields therein, this proclamation is now being issued under subsec. (2) of Sec. 110 of the Rajasthan Land Revenue Act, 1956 (Act No. 15 of 1956) and the estate-holders and tenants are hereby directed to erect within 15 days of the proclamation, the under mentioned boundary marks to define the limits of their villages, estates or fields.

Take notice that in default of compliance within the time specified in this proclamation, the Additional Land Records Officer will himself cause such boundary marks to be erected at their cost, which will be recovered as an arrear of land revenue.

Given under my hand and seal this day of 20 (Particulars of boundary-marks to be given).

Additional Land Records Officer

Form No. 3

Government of Rajasthan Settlement Department

(See Rule 19)

		sil Di						
		Pre	esent Sur	vey				
No. of the K with names field		Cultura Soil class	4010	Non-cultur with area descripti	and	Means of Irrigation		lo. of hatauni
1.	2.	3.	4.	5.		6.		7.
Previous	Survey					al Survey S		
No. of Are Khasra	a Soil class	Name of the crop	Irrigate	d Un-irrig	ated	Irrigated	Un-I	rrigated
8. 9	10.	11.	12.	13	•	14.		15.
	So	il-classificati	on Samv	at		Nami	e of t	the land
Name of the crop	Irrigated			igated Un-	irrigate	father's	nam	tee) with e, caste & share
16.	17.	18.		19.	20.		21	
Name of the Sub-grantee with father's name, caste and share.	(previous with father caste, r	of tenant s survey) er's name, esidence of tenancy	with cas	e of the te father's na te, residents and terri tenancy	ame, ice,	Name of t sub-tenal with fathe name, cas and reside	nt r's ste	Remarks

^{*} Area to be specified.

Form 41

Form No. 4

(See Rule 21)

Parcha Khatauni Settlement Department

Name of the tenant with father's name and residence	Khasra No. and name of the field	Area	Means of irrigation	Length of occupation (in years)
		Area	Means of irrigation	
Name of the tenant	Khasra No.	Area	Means of irrigation	Length of
Name of the sub-gra	antee with fathe	er's name	e, caste and residence	9
Name of the Land-h	older with pare	ntage, c	aste and residence	
Khata No	Asses	ssment F	Parcha No	
			class of the tenant	
Tehsil	District		Samvat	

		Assessmer i		
Present rent	Soil class	Rate	Rent	Remarks
6.	7.	8.	9.	10.

Entries of the parcha except columns No. 7 to 9 Attested.

To-day the above named tenant in the presence of the recognised agent of the land-holder, Patwari, Halqa, the village Lambardar and other villagers stated that

Signature or Thumb Impression of the

Signature or Thumb Impression of village

Signature of the Patwari

recognised agent of

Lambardar

Signature or Thumb

Signature of the Inspector

Attested

Impression of the tenant

Signature of the Assistant Records Officer Circle

Form No. 4

(See Rule 21)

Settlement Department, Rajasthan Slip for attestation with notice

Village Tehsil .		•		Thikana District		
То	Name of the	e land-ho e Sub-gra	lder with fat antee with fa	her's name, caste and ather's name, caste a	d residence and residen	ce
	No. with	Area	Means of irrigation	Length of occupation (in years)	Present rent	Remarks
	1.	2.	3.	4.	5.	6.
at the t	If your hav time of attes	e any obstation or	ı at		Signature of the Date .	f the Amin Inspector
			Forr	n No. 4		
			(See	Rule 21)		
				artment, Rajasthan		
		Sli	p for attest	tation with notice		
Village				Thikana		
Tehsil		Nan	ne of tenan	District		
To The	land-holder	(grantee) with father	er's name, caste and	residence	
	ra No, with of the field	Area	Means of irrigation	Length of occupation (in years)	Present rent	Remarks
	1.	2.	3.	4.	5.	6.

Notice

If your have any objection to the above entries, please present the same at the time of attest tion on at

Form 61

Signature of the Amin Signature of the Inspector

Date

Signature of the Assistant Records Officer
Circle

Form No. 5

(See Rule 24)

Proclamation under Sec. 115 of the Rajasthan Land Revenue Act, 1956 (15 of 1956)

Tehsil District Samvat

Whereas lists of land situated in the under-mentioned village which appear to have no lawful owner have been prepared, this proclamation is being issued under Sec. 115 of the Rajasthan Land Revenue Act, 1956 (Act No. 15 of 1956) to inform all concerned that if any one has any claims to or over any of the lands specified in the appended list, he may present his claim and the grounds thereof by means of a petition in writing within 3 months from the date of this proclamation.

Take notice that if no such claim is preferred within the prescribed period, the lands mentioned in the appended list will be declared to be the property of the State and demarcated as such.

Additional Land Records Officer

LIST

	hasra No. Area	Details or name of the field	Khasra No.	Area
--	----------------	------------------------------	------------	------

	Area	Details or name of the field
7		the field
	7.	7. 0

Form No. 6

(See Rule 25)

Register of villages as prescribed by Sec. 120 of the Rajasthan Land Revenue Act, 1956

Name village			nue or ren ssessed	t Name of presponsil	ole for	Area h preca cultiv	rious
1.	2.		3.	4.		5	j
Revenue	Name of per		which the	Revenue or R	ent has l	been Rele	ased
or rent assessed	responsible paymen			ditions of Rease, if any the			
6.	7.	{	3.	9.		10.	
	A	rea of which th	ne Revenu	e or rent has l	peen		
	Remitte	ed			Redeeme	ed	
Area	Conditions of remittance, if any	Reterence to order and t authority granting remittanc	he	ea Condi o' redem if a	ption,	Reference order and author grantin redemp	d the ity ng
11.	12.	13.	14	4. 1	5.	16.	
			he Revenu	e or rent has		D	emark
	Assign	ned		Compounde	<u> </u>		emark
Area	Conditions of	Reference to the order and the		Conditions of compounding, if any	Refere the o and	order the	
	assignment, if any	authority granting assignment			auth gran comp	iting	

¹[Form No. 7

(नियमं 26 देखिये)

			· · · · · · · · · · · · · · · · · · ·
	गाँव का	नाम से	तहसील जिला खतौनी (जमाबन्दी) संवत तक
खाता	परचा	भू-स्वामी	खातेदार/गैर खातेदार/खुदकाश्त काश्तकार का नाम, विल्दयत, जाति
संख्या	संख्या	राज्य	तथा निवास स्थान और भूधृति का स्वरूप व वर्ग
1.	2.	3.	4.

खातेदारी अधिकारों के अर्जन के खातेदारी परचे की तारीख और खेत का खसरा संख्या या मुख्बा लिए संदत्त प्रीमियम की रकम, यदि अन्तरण, यदि किये गये हो, संख्या और जिला संख्या कोई हो विशिष्टियों सिंहत

क्षेत्रफल	मिट्टी का वर्गीकरण	सिंचाई के स्रोत और उस भूमि का खसरा संख्य जिसमें वे स्थित हैं
8.	9.	10

लगान

लगान की किश्त

बुरीफ 	रबी	जायद	कुल रकम	टिप्पणियाँ
11.	12.	13.	14.	15.

Form 7A-8] Raj. Land Rev. (Survey, Record & Settle.) Rules, 1957

¹[Form No. 7-A

(See Rule 26A)

Office of the Land Record Officer

Notice under Sec. 136 of the Rajasthan Land Revenue, Act, 1956.

To

Name, description & place of residence

Land bearing Khasra No measuring situated village

Tehsil District in name of Khatedar/Gair Khatedar tenant has found to have clerical errors or any errors.

Land Record Officer

Samvat

Form No. 8

(See Rule 32)

Dictrict

Statement of Wells

	Name o	of village 16	ensii District .	Odmirat	
S. No.	Name of well		Details of well e.g. Kachcha or Pacca	Quality of water	Depth to water
1	2.	3.	4.	5.	6.

Table Con	td.			
Depth of water	No. of Lao or Nal	No. of Jories	Name of tenant with their shares	Soil class of last settlement with area
7	8.	9.	10.	11.

Substituted vide GSR No. 82, dated 2-4-1983, Pub. in the Raj. Govt. Gaz., Part 4(ga)(1), dated 4-8-1983.

Inserted vide Noti. No. F. 6(12) Rev./6/92/57, dated 24-4-1997, Pub. in the Raj. Govt. Gaz., Exty., Part 4(ga)(I) dated 16-5-1997.

Form 8]

was constructed	Approximate costs of construction	System of irrigation	Present Rent	Remarks
12.	13.	14.	15.	16

parentages : Caste and Last Present last set	
	ttlement
resident Settlement Settlement	omome

	Samvat 20		Fallow	Double
	Cultivated are	ea		cropped area
Name of crops	Irrigated	Un-irrigated		or opped area
6. ,	7.	8	9.	10.

	Samvat 20		Fallow	Double
•	Cultivated are	ea		cropped area
Name of crops	Irrigated	Un-irrigated	оторроц	or opped area
11.	12	13.	14.	

	Samvat 20		Fallow	Double
7	Cultivated are	ea		cropped area
Name of crops	Irrigated	Un-irrigated		
16	17	18	19.	20.

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	Sanivat 20		Fallow	Double
(Cultivated are	ea		cropped area
Name of crops	Irrigated	Un-irrigated		
21.	22.	23.	24.	25.

	Sanivat 20		Fallow	Double
(Cultivated ar	ea		cropped area
Name of crops	Irrigated	Un-irrigated		
26.	27.	28.	29.	30.

Tota Cultivat	al. ed area	Fallow	Double cropped		erage Ited area	Fallow
Irrigated	Un-irrigated		area irrigated and un-irrigated	Irrigated	Un-irrigated	
31.	32.	33.	34.	35.	36.	37.

	Proposed					
	Soil Class	Area	Remarks			
38.	39.	40.	41			