



**NATIONAL UNIVERSITY OF SCIENCE AND TECHNOLOGY**

**FACULTY OF THE BUILT ENVIRONMENT**

**DEPARTMENT OF PROPERTY STUDIES AND URBAN DESIGN**

**INTRODUCTION TO PROPERTY LAW**

**BLP 2110**

**EXAMINATION PAPER**

**DECEMBER 2024**

This examination paper consists of 2 printed pages

**Duration : 3 hours**

**Total Marks : 100**

**Examiner's Name: E.T Gumbo / J. Mayisa**

Each question carries **25** marks

**INSTRUCTIONS**

1. There are **two (2)** sections. Section B is compulsory.
2. Answer any **three (3)** questions from Section A.

**MARK ALLOCATION**

<b>QUESTION</b>	<b>MARKS (Any selected 4)</b>
1.	25
2.	25
3.	25
4.	25
5.	25
6.	25
<b>TOTAL</b>	<b>100</b>

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## SECTION A

### Question 1

Define the following terms:

- a) Fixtures (5)
- b) Easements (5)
- c) Right of first refusal (5)
- d) Prescription (5)
- e) Title Deed (5)

[25]

### Question 2

Outline the role of any five (5) players involved in the disposal of real property through sale.

[25]

### Question 3

Describe various ways in which state land and private land can be acquired.

[25]

### Question 4

- a) Describe a lease. (6)
- b) Describe any two (2) types of lease agreements. (10)
- c) Explain any three (3) valid reasons for a landlord to terminate a lease for a residential property. (9)

[25]

### Question 5

Critique the notion that ownership does not confer unlimited rights.

[25]

## SECTION B

### Question 6

Discuss how 'Police' power affects private property ownership.

[25]