AILET

Practice Questions on Mortgage under Transfer of Property Act

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Choose the correct options from the following given options:

1. Which of the following mortgages can be made without writing?

a. Equitable mortgage

b. English mortgage

c. Simple mortgage

d. Usufructuary mortgage

Ans. a

2. In which of the following mortgages the mortgagor is required to deliver possession of the mortgaged property to the mortgagee?

a. English mortgage

b. Mortgage by conditional sale

c. Usufructuary mortgage

d. Anomalous mortgage

Ans. c

3. Where the principal money secured is one hundred rupees or upwards, a mortgage other than a mortgage by deposit of the deed can be effected only by

a. registered instrument

b. signed by the mortgagor

c. attested by at least two witnesses

d. all the above

Ans. d

4. The mortgage, in which without delivering possession of mortgaged property, the mortgagor binds himself personally to pay the mortgage money is known as

a. English mortgage

b. Mortgage by deposit of the title deeds

c. Simple mortgage

d. Anomalous mortgage

Ans. c

5. Under TPA which of the following mortgage with the value of Rs. 100 or above is not compulsory registrable?

a.English mortgage

b. Mortgage by deposit of the title deeds

c. Simple mortgage

d. Mortgage by conditional sale

Ans. b

6. Under which one of the following sections of the TPA, the English mortgage has been defined?

a. 58(e)

b. 58(d)

c. 58(a)

d. 58(f)

Ans. a

7. Right of redemption arises in the case of

a. gifts

b. mortgage

c. lease

d. exchange

Ans. b

8. The mortgage which involves the absolute transfer of the mortgaged property with a provision for re-transfer is

a.English mortgage

b. Mortgage by deposit of the title deeds

c. Simple mortgage

d. Mortgage by conditional sale

Ans. c

b. till the mortgage money is paid

c. for a fixed period of 30 years

d. for a fixed period of 99 years

Ans.

10. In a simple mortgage possession of the mortgaged property

a. is given to the mortgagee

b. is given to the third party as a security

c. remains with the mortgagor

d. none of the above

Ans. c

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