BLOGS

Multiple Choice Questions on Registration Act

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Attempt these 10 multiple choice questions on Registration Act and test your preparation for the upcoming examinations today!

QUESTIONS

1. Which section of the Indian Registration Act, 1908 mandates the registration of documents relating to immovable property?

A) Section 10
B) Section 17
C) Section 20
D) Section 25

Correct Answer: B) Section 17
Explanation: Section 17 of the Act specifies the documents of which registration is compulsory, including instruments relating to immovable property.

2. Under the Indian Registration Act, what is the time limit for presenting a document for registration?

A) 1 month
B) 2 months
C) 4 months
D) 6 months

Correct Answer: C) 4 months
Explanation: As per Section 23, documents must be presented for registration within four months from the date of execution.

3. Who has the authority to refuse the registration of a document under the Indian Registration Act?

A) Sub-Registrar

B) District Collector

C) Magistrate

D) Superintendent

Correct Answer: A) Sub-Registrar

Explanation: Under Section 71, a Sub-Registrar has the power to refuse registration if a document does not comply with legal requirements.

4. Which section of the Indian Registration Act deals with the registration of wills?

A) Section 41

B) Section 42

C) Section 40

D) Section 35

Correct Answer: C) Section 40

Explanation: Section 40 provides for the registration of wills and mentions that they can be presented for registration at any time without any time limitation.

5. What is the consequence of not registering a document that is compulsorily registrable under Section 17?

A) The document becomes void

B) The document becomes unenforceable

C) The document is deemed valid if notarized

D) The document is subject to a penalty

Correct Answer: B) The document becomes unenforceable

Explanation: As per Section 49, an unregistered document that requires compulsory registration cannot be used as evidence in a court of law.

6. Which of the following documents is not compulsorily registrable under Section 17?

A) Lease of immovable property exceeding one year

B) Gift of immovable property

C) Sale deed of immovable property

D) Will

Correct Answer: D) Will

Explanation: Wills are not compulsorily registrable. However, they can be registered under Section 40 if desired.

7. Under which section can a document be registered even after the expiration of the time limit with a penalty?

A) Section 23A

B) Section 25

C) Section 30

D) Section 32

Correct Answer: B) Section 25

Explanation: Section 25 allows for the registration of documents after the four-month period with a fine not exceeding ten times the registration fee.

8. Where should documents relating to immovable property be registered?

A) At the place of the buyer’s residence

B) At the place of the seller’s residence

C) At the place where the property is situated

D) At any Sub-Registrar’s office in India

Correct Answer: C) At the place where the property is situated

Explanation: Section 28 states that documents relating to immovable property must be registered in the office of the Sub-Registrar within whose jurisdiction the property is located.

9. Which section of the Act provides for the optional registration of certain documents?

A) Section 17

B) Section 18

C) Section 20

D) Section 25

Correct Answer: B) Section 18

Explanation: Section 18 lists documents whose registration is optional, including wills and agreements not related to immovable property.

10. Under which section can a Registrar conduct an enquiry in cases of disputed registration?

A) Section 72

B) Section 74

C) Section 80

D) Section 82

Correct Answer: B) Section 74

Explanation: Section 74 allows the Registrar to conduct an enquiry when the registration of a document is refused by a Sub-Registrar.