



RIGHT TO
INFORMATION

ఆంధ్రప్రదేశ్ రాజపత్రము
THE ANDHRA PRADESH GAZETTE
PART IV-B EXTRAORDINARY
PUBLISHED BY AUTHORITY

No. 10]

HYDERABAD, TUESDAY, APRIL 19, 2016.

**ANDHRA PRADESH ACTS, ORDINANCES
AND REGULATIONS ETC.,**

The following Act of the Andhra Pradesh Legislature received the assent of the Governor on the 14th April, 2016 and the said assent is hereby first published on the 19th April, 2016 in Andhra Pradesh Gazette for general information :-

**AN ACT FURTHER TO AMEND THE ANDHRA PRADESH
RIGHTS IN LAND AND PATTADAR PASS BOOKS ACT,
1971.**

ACT No. 10 OF 2016.

Be it enacted by the Legislature of the State of Andhra Pradesh in the Sixty-seventh year of the Republic of India as follows:-

1. (1) This Act may be called the Andhra Pradesh Rights in Land and Pattadar Pass Books (Amendment) Act, 2016.

Short title and
commencement.

(2) It shall come into force on such date as the Government may, by notification, appoint.

2. In the Andhra Pradesh Rights in Land and Pattadar Pass Books Act, 1971 (herein after referred to as the principal Act) in section 2,-

Amendment of
section 2.
Act No.26
of 1971

(1) in sub-section (1), after the words and expression "the Indian Evidence Act, 1872 (Central Act 1 of 1872)", the words and expression "and sections 4 and 5 of the Information Technology Act, 2000." shall be added;

Central Act 21
of 2000.



- (2) for sub-section (2-a), the following shall be substituted, namely:-

“(2-a) ‘Commissioner’ means the Chief Commissioner of Land Administration”;

- (3) after sub-section (2-aa), the following new sub-section shall be added, namely,-

“(2-aaa) ‘Electronically maintained’ means “Digitally signed Database” as defined in rule 2(h) of the Andhra Pradesh Information Technology (Electronic Service Delivery) Rules, 2011.”;

- (4) in sub-section(4-a), for the words “Mandal Revenue Officer”, the word “Tahsildar” wherever occurs shall be substituted;

- (5) in sub-section (6-b), for the words “title deed and pass book”, the words “title deed cum pass book” wherever occur shall be substituted;

- (6) for sub-section (9), the following shall be substituted, namely:-

“(9) ‘Record of Rights’ means records prepared and maintained under the provisions, or for the purpose of this Act manually or electronically maintained.”.

Omission of section 3-A.

3. In the principal Act, section 3-A shall be omitted.

Amendment of section 4.

4. In the principal Act, in section 4,-

(1) in sub-section(1), for the words “ninety days”, the words “thirty days” shall be substituted;

(2) in sub-section(2), after the words “situate of such transaction”, the words “electronically by transferring the data to electronically maintained Record of Rights by the Tahasildar” shall be added at the end;

(3) after sub-section(2), the following new sub-section shall be added, namely:-

“(3). Notwithstanding anything contained in sub-sections(1) and (2), the Revenue officer responsible for preparation of Village Records shall intimate to Tahsildar the acquisition of rights in land by any person in his jurisdiction within fifteen (15) days from the date of knowledge in the format as may be prescribed.”.

5. In section 6 of the Principal Act, for the words "Any mortgage or charge created earlier to a mortgage or charge created in favour of a credit agency shall lose its priority if it is not entered in the pattadar pass book" the words "the Credit agency shall enter the details in the electronically maintained Record of Rights to claim priority.", shall be substituted.

Amendment of
section 6.



6. In the Principal Act, in section 6-A,-

Amendment of
section 6-A.

(1) for the marginal heading, the following shall be substituted namely,-

"Application for title deed cum pattadar pass book.";

(2) for sub-section(1) along with provisos, the following shall be substituted namely,-

"(1) Any Owner or Pattadar of any land may apply for the issue of a title deed cum pass book to the Tahsildar on payment of such fee as may be prescribed.";

(3) in sub-section(3), the words "either suo motu or" shall be omitted.

(4) for sub-section(4), the following shall be substituted, namely:-

"(4) The Government may prescribe by rules the manner in which the title deed cum pass book" may be issued to owners or pattadars in accordance with the records of rights.";

(5) in sub-section(5), for the words "the title deed" occurring at two places, the words " the title deed cum pass book" shall be substituted,

7. For section 6-B along with the marginal heading of the Principal Act, the following shall be substituted, namely:-

Substitution of
section 6-B.

"6-B. No compulsion for title deed cum pass book holder to have entries of alienation etc., recorded in title deed cum pass book."

(1) It shall not be mandatory for title deed cum pass bookholder to get the entries recorded in the title deed cum pass book of any transaction of purchase or sale, mortgage, gift, lease or otherwise by a Registering Officer appointed under the Registration Act, 1908.

Central Act 16 of
1908



- (2) It shall not be mandatory for title deed cum pass book holder acquiring a right by succession, survivorship, inheritance, partition, Government patta, Court decree or otherwise shall get necessary entries in respect of such right recorded in the title deed cum pass book by the Tahsildar. However, one application made for such entry it shall be mandatory for the Tahsildar to issue updated title deed cum pass book.”.

Substitution of
section 6-C.

8. In the Principal Act, in section 6-C,-

- (1) for the marginal heading, the following shall be substituted namely:-

“6-C Recording of grant of loans and encumbrances etc., in electronically maintained Record of Rights.”;

- (2) in sub-section (1),-

(i) for the words “in the pass book “, the words “in the electronically maintained record of rights” shall be substituted;

(ii) the proviso thereunder shall be omitted.

- (3) sub-section (2), shall be omitted.

Substitution of
section 6-D.

9. For section 6-D along with the marginal heading of the Principal Act, the following shall be substituted, namely :-

“6-D Registering authority to effect registration based on electronically maintained Record of Rights.

- (1) The Registering authority appointed under the Registration Act, 1908, shall effect the registrations

on the basis of entries made in the Record of Rights maintained electronically and shall not insist on production of title deed cum pass book.

- (2) There shall be no requirement of making an entry of the transaction of sale, gift, purchase, mortgage, lease or exchange in the title deed cum pass book by the registering authority.”.

C.S.S.V. DURGA PRASAD,
Secretary to Government,
Law Department.