

OFFICE OF THE COLLECTOR LAND ACQUISITION,
ASSISTANT COMMISSIONER (REVENUE), JAMMU

FINAL AWARD

The Project Director, National Highway Authority of India, 5/7 Trikuta Nagar, Jammu vide his letter No.PD/JMU/LA-Jammu/10611 21-10-2010 placed an indent for the acquisition of 65 Kanals 10 Marlas of land situated at village Khanpur, Tehsil and District, Jammu for widening of National Highway. He has also authenticated the revenue documents of the subject land.

Consequent upon the placement of Indent by the Project Director, National Highway Authority of India, 5/7 Trikuta Nagar, Jammu, Notification under section 4 (I) of the Land Acquisition Act Svt, 1990 was issued for the said land vide this office endorsement No.DCJ/LA/NHAI/Khanpur/2010-11/772-79 dated 02-11-2010. Wide publicity was given through print Media and concerned field agency that land in question is required for public purpose i.e. for widening of National Highway. Objection from the interested persons were called within 15 days from the date of issue of the Notification. But no objection was received within prescribed period. The specification of the land is as under:-

Name of Village	Name of Tehsil	Name of District	Khasra No.	Area	
				Kanal	Marla
Khanpur	Jammu	Jammu	37	15	08
			102 Min	01	07
			148 Min	02	08
			158 Min	01	04
			163 Min	--	07
			164 Min	18	19
			169 Min	25	17
Total:-				65	10

Thereafter, the case was submitted to the Deputy Commissioner, Jammu with full justification vide this office letter No.LA/ACR/NHAI/Khanpur/2010-11/1277-78 dated 23-02-2011 for the approval of rates as well as issuance of Notification under section 6 & 6A of the Land Acquisition Act Svt, 1990 of the subject land. The Deputy Commissioner, Jammu placed the case before the Committee of Collectors of District Jammu in their meeting held on 28-02-2010 for approval of rates of land. The said Committee has approved a rate of Rs.2.00 lacs (Rupees Two lacs only) per kanal irrespective of land classification. Some structures were also coming under the said widening, therefore, the Superintending Engineer, PWD (R&B), Jammu was requested vide this office letter No.DCJ/ACR/NHAI/Khanpur/2010-11/1197 dated 04-02-2011 to assess the cost of the structures so that same can be incorporated in the Draft Award. Accordingly, the Superintending Engineer, PWD (R&B), Jammu furnished an assessment report of structures coming under the instant acquisition vide his letter No.SEJ/1378-80 dated 09-05-2011.

In pursuance to aforesaid Notification, the undersigned issued notice under section 9 & 9-A vide this office endorsement No.LA/ACR/NHAI/Khanpur/2011-12/04-08 dated 06-04-2011 to complete the requisite acquisition proceedings. The land owners/interested persons were called upon to attend personally or through authorized agents within a period of 15 days from the date of issuance of this notification to state the nature of their respective interests in the said land and particulars of their claims for compensation as well as measurement of land. But no one filed the objections within prescribed period.

It is worthwhile to mention here that approval of rates of land has already been obtained. Besides, the assessment report of structures has been furnished to this office by the Superintending Engineer, PWD (R&B), Jammu vide his letter No.SEJ/1378-80 dated 09-05-2011. The detail of owners as well as cost of thirteen structures is reproduced as under:-

S. No.	Name of Structure owner	Amount (in Rs).
01	Sh.Ranbir Singh S/o Late Sh.Parkash Singh	2,66,000/-
02	Sh.Rehman Ali S/o Allah Baksh	98,000/-
03	Sh.Hakam Din S/o Sh.Moohd Baksh	93,000/-
04	Sh.Rehman Ali S/o Allah Baksh	2,63,000/-
05	Sh.Abdul Gani S/o Abdullah Gujjar	3,12,000/-
06	Sh.Rakesh Wazir R/o Khanpur	1,48,000/-
07	Sh.Bina Singh R/o Khanpur	1,44,000/-
08	Sh.Vijay Kumar R/o Khanpur	87,000/-
09	M/S Rajan Resort	3,20,000/-
10	Sh.Sharief Mohd S/o Mian Juma	2,33,000/-
11	Sh.Mohd Firdos S/o Mian Juma	1,73,000/-
12	Sh.Sardar Ali S/o Mohd Firdos	78,000/-
13	Structure of Mohalla Committee for Namaz	12,000/-
G.Total:-		22,17,000/-

The break up of land compensation is as under:-

01.	Land under Acquisition	= 65 Kanals & 10 Marlas
02.	Rate per kanal	= Rs. 2,00,000/-
03.	Compensation assessed	= Rs.1,31,00,000/-
04.	Jabrana @ 15%	= Rs. 19,50,000/-
05.	Total Compensation payable	= Rs.1,50,65,000/-
06.	Cost of structures	= Rs. 22,17,000/-

07.	Total amount of compensation	= Rs.1,72,82,000/-

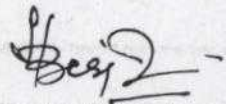
(Rupees One crore, seventy two lacs & eighty two thousand only).

The Divisional Commissioner, Jammu vide his office letter No.502/1373/11/Acq/NH/J/1381 dated 14-06-2011 has conveyed the rates to the tune of Rs.2.00 lacs per kanal (Rupees Two lacs only) per kanal and directed this office to make payment of compensation to the rightful claimants in accordance with the provisions of land acquisition Act and rules framed thereunder.

Therefore, I, Inder Jeet, (KAS), Collector Land Acquisition, Assistant Commissioner (Revenue), Jammu hereby issue the Final Award of Rs.1,72,82,000/- (Rupees One crore, seventy two lacs & eighty two thousand only) for 65 Kanals & 10 Marlas of land including cost of structures situated at village Khanpur, Tehsil and District, Jammu.

The Notice under section 12 (2) of the Land Acquisition Act Svt, 1990 shall be issued to the land owners/interested persons accordingly.

Announced:


Collector Land Acquisition,
Assistant Commissioner (Rev),
Jammu.

No: -LA/ACR/NHAI/Khanpur/2011-12/349-54
Dated: 12-07-2011

Copy to the:-

01. Financial Commissioner (Revenue) J&K Government, Srinagar for kind information.
02. Divisional Commissioner, Jammu for kind information.
03. Commissioner/Secretary to Government, Revenue Department J&K Srinagar for kind information.
04. Deputy Commissioner, Jammu for kind information.
05. Project Director, National Highway Authority of India, 5/7 Trikuta Nagar, Jammu for information.
06. Tehsildar, Jammu with the remarks that he may affect the Award in the Revenue record by attesting mutation. Moreover Acquittance Rolls be prepared in triplicate and furnish to this office duly verified under Agrarian Reforms Act Svt, 1976. The land owner may also be informed accordingly.