

Hyderabad Houses (Rent Eviction and lease) Control Act, 1954

MAHARASHTRA

India

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Act 20 of 1954

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Hyderabad Houses (Rent Eviction and lease) Control Act, 1954(Hyderabad Act No. 20 of 1954)An Act to make provision for the better control of rent of houses and to prevent unreasonable eviction of tenants therefrom and for regulation of the leasing of houses in certain areas of the State of Hyderabad.Preamble. - Whereas it is expedient to make provision for the better control of the rent of houses and to prevent unreasonable eviction of tenants therefrom and to regulate the leasing of houses in certain areas of the State of Hyderabad.

1. Short title, commencement and extent.

(1)This Act may be called the Hyderabad Houses (Rent, Eviction and Lease) Control Act, 1954.(2)It shall come into force at once.(3)It shall apply to the areas specified in the Schedule and to such other areas as the Government may, by notification, from time to time, direct.

2. Definitions.

- In this Act, unless there is anything repugnant in the subject or context, -(a)"Controller" means any person appointed by Government to perform the functions of a Controller under this Act;(b)"House" means any building or hut or part of a building or hut let or to be let separately for residential or non-residential purpose and includes, -(i)the garden, grounds, garages, and outhouses, if any, appurtenant to such building or hut or part of such building or hut and or to let or to be let along with such building or hut or part thereof;(ii)any furniture supplied or any fittings affixed by the landlord for use in such building or hut provided that expression does not include a room in a hotel or boarding house;(c)"Landlord" includes a person who is receiving or is entitled to receive rent of a house, whether on his own account or on behalf of or for the benefit of another person or on behalf of himself and others or as an agent, trustee, executor, administrator, receiver or guardian or who would so receive rent or be entitled to receive rent if the house were let to tenant;