

Contact information (name / e-mail): Swarna Selvarajhan | swarnaa.24@gmail.com

Degree of security in practice 100 ^ 0													

Typology of Land Tenure and Property Rights in The Nilgiris, India

Property rights	Pavement Dwellers	Freeholder	Displaced people by government	Tenant w/o contract in unauthorized construction	Squatter settlement owner in Private Land	Tribal Population in reserved forest areas	Tribal Population use of state land	Squatter settlement tenant no ownership/ in Public	Tenant with contract in privet housing	Inherited Property. Privete land / Built Structure	Tenant with contract in public housing	Owner with mortgage	Owner with mortgage
Occupy / use	*	*	##	*	*	##	X*	X*	X*	X*	X*	X*	X*
Enjoy	##	*	##	*	*	##	X*	X*	X*	X*	X*	X*	X*
Dispose										##		##	##
Restrict			##					##	X*	X*	##	X*	X*
Buy			##		X*				X*			X*	X*
Inherit		*	*	*	*	##	X*	##		X*		X*	X*
Develop/ improve		*	*	*	*			##	##	##	*	##	##
Cultivate/produce		*	*	*	*		##	##	##	##	*	##	##
Sublet and fix rent		*		*	*			##	X*	X*	*	X*	X*
To access services	##	*	##	*	*	##	X*	##	X*	X*	X*	X*	X*
To access formal credit					*					X*		X*	X*

KEY:
 X - Right with protection of the law \ - Right without protection of the law # - Limited legal rights
 * - Equal rights for all gender

Notes:
 1) The Tribal communities are dependent on resources like forest and pasture land for livelihood. They have all rights to the collected Non-timber forest products.
 2) As the entier region is a Bio Sphere protected area, buying and selling of properties is not as relaxed as it seems. Same goes for development of land.
 3) Over 60% of the tribal community follow a Matriarchal order.