

ON THE
SETTLEMENT OF THE DISTRICT OF MYNPOOREE,

COMPLETED BY

G. F. EDMONSTONE, ESQUIRE, C. S.,

16TH NOVEMBER, 1840.

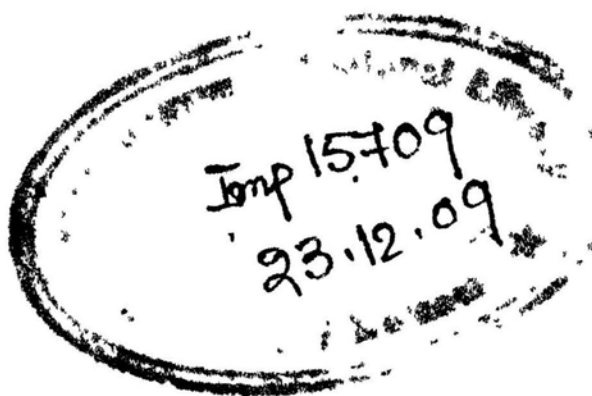
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R. N. C. HAMILTON,—*Secretary to Government.*

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1842.



To R. N. C. HAMILTON, ESQUIRE,
COMMISSIONER OF REVENUE,
2nd Division,
Agra.

Sir,—I have the honor to report that the settlement of the pergunnahs noted in the margin,* forming, as at present constituted, the two Tuhseeldaree divisions of Suhawur and Etah Sukeet, has been completed in conformity with the provisions of Regulation IX. of 1833. I propose to notice separately in this report the nature and capabilities of each pergunnah, the degree of deterioration occasioned in each by the disastrous season of 1245 F. S., with the measures which I have adopted to remedy its consequences; and, generally, to explain the system which I have pursued, and the principles which have guided me in the execution of the important duty committed to my charge. At the same time I shall endeavour, as far as possible, to avoid the discussion of general

Kursana.
Suhawur.
Sirpoora.
Sukeet Etah.
Korowlee.

P. Sonhar, settled by the Collector of Furruckabad previous to its transfer to this district, is likewise included in the tuhseeldaree of Sukeet.

questions connected with settlements, as the subject has lately attracted much attention; and all such questions have, in the dissertations which have ensued, been fully sifted and set at rest by able and competent authority. I will commence with the pergunnah which first came under settlement, and so proceed regularly to a conclusion.

KURSANA SUHAWUR.

2nd.—These pergunnahs were formerly distinct; but being mixed in extent, and the villages much intermingled, there appeared to be no objection to the amalgamation recommended by the Surveyor, and seconded by me in my letter to your address, No. 33, dated 28th December, to which no reply has been hitherto received. Though Kursana is decidedly inferior to Suhawur, yet as they resemble each other much in the nature of the soil, the extent and character of irrigation, the class of people, and other general features, I will consider them as one; and beg leave again to submit that they be conjoined.

3rd.—The soil of both is generally sandy, and naturally sterile, but is capable of producing a tolerable crop, if assisted by care and irrigation ; but when the first has been omitted, and facilities for the latter do not exist, the produce will hardly, in other than a very favourable season, repay the cultivator for the seed which he has expended upon it. Under other circumstances, when rain has been plentiful and seasonable, the lands of these pergunnahs yield a very plentiful and profitable return, much greater in proportion to the labor which they demand, than those which are naturally more productive ; the soil is so light that it is ploughed and cultivated with little trouble, and with the aid of very indifferent implements and cattle.

4th.—There are exceptions, however, to the prevailing sterility above mentioned, attributable, in some cases, to a natural vanity in the features of the country, and the extent of natural means of irrigation ; in others, of course to artificial improvement, achieved by the outlay of capital in manuring the land, in the construction of wells, and in holding out inducements to cultivators to settle in the villages. All cases coming under the latter description, will be particularly mentioned in the miscellaneous remarks appended to Form No. III. I proceed to notice the most remarkable instances of the former class.

5th.—The pergunnah is bounded on the north by the old bed of the Ganges, commonly recognised by the name of the Boor Gunga ; on the south and western corner by the Kalee Nuddee ; on the west by the district of Budaon ; and on the east by pergunnah Sirpoora, attached to the tihseeldaree of Suhawur, and by pergunnah, Putteealee, zillah Furruckabad. The whole face of the country is a perfect flat, uninterrupted by a single hillock, and is intersected by no other stream than that already mentioned : wheels also, and other irregularities of surface, which could serve as reservoirs of water, and so aid in the irrigation and fertilization of the country, are exceedingly scarce. The only two peculiarities which require notice, are the “ Boor Gunga” and Kalee Nuddee ; a description of which, and of their effects on the agricultural prosperity of the estates which border on them, could not be omitted in a report of this nature.

6th.—The first is a very remarkable feature in the topography of this pergunnah ; the name by which it is now known, the appearance of the tract, and the invariable humidity of the soil, leave no doubt that it was once occupied by the Gunga, but when, or how, the river deserted the channel, I have been unable to ascertain. The natives, as usual, have some superstitious legend on the subject, which ascribes the recession of the river to the anger of a deified Brahmin ; but this is as ludicrous as it is unworthy of credit : the present channel of the Ganges is, at its

nearest point, about five miles from this its ancient bed. The estates situated on its bank are, with one or two exceptions, much superior to the general average of the pergunnah; and are, owing principally to this natural advantage, unusually fertile and profitable. Rice is the chief product of these lands; but sugar-cane is likewise produced in great abundance without the necessity of irrigation, which the inherent moisture of the soil renders totally superfluous, and without the intense and protracted labor, which the cultivation of that crop, under ordinary circumstances, demands. The cane is, it is true, inferior, both in size and the quantity of saccharine matter which it yields, to that which is cultivated in rich upper lands; but it must be borne in mind, as above hinted, that there is a vast difference in the cost of production, and that, while the one requires the almost undivided attention of the cultivators for nearly a twelve-month, the other is brought to maturity with little trouble, and at comparatively trifling expense: the profit which it yields is as large in proportion to the amount expended in its production, as the produce of the superior description of cane so considered and calculated.

It may occasionally happen, after very abundant rains, that the tract of land in question will be inundated, and the sugar-cane cultivation more or less injured; but this, I conceive, is a very rare occurrence. The past rainy season, for instance, has been of long duration, and, as respects the quantity of water which has fallen, may be taken as somewhat above the general average of years; but I am enabled to state, from personal observation, that it has not materially interfered either with the quantity or the quality of the crops produced in the Turæe: no drought, on the other hand, will so far deprive these lands of their natural humidity as to render the occupation of them either impossible or unprofitable. The estates, accordingly, which are adjacent to it, were those which suffered least in the general distress occasioned by the drought of 1245. I may be excused for enlarging on this interesting peculiarity; for I regard it as the essence of the prosperity of those estates, which have the good fortune to be approximate to it. It opens a large field of speculation, also, to any enterprising capitalist; for indigo, which is undeniably one of the most valuable products of India, might be grown at half its present cost, of quality very little inferior, and with the same facility which characterizes the cultivation of the sugar-cane; it would only be necessary to sow it in the month of October or November, instead of in the commencement of the rainy season, as is usual in the Upper Provinces.

7th.—The banks of the Kalee Nuddee are occupied, with one exception, by villages of *Karsana Proper*; and the same superiority, which distinguishes the estates on the Boor Gunga, is likewise, though not to the same degree, observable in the generality of these. It is not, in this instance, the quality of the soil, so much as the important and inexhaustible addition to their means of irrigation, commonly so deficient in this pergunnah, which constitutes the superiority alluded to. In mouza Deoree, No. 12, for instance, the lands are so poor that the occupation of them is habitually neglected, until almost all the other lands in the village have been cultivated. There are certain points at which bunds are invariably constructed in the month of December; and it appears to be an understanding between the zumeendars of all the villages situated above the said points, who alone benefit by their formation, to share the expense incurred in the construction of them. They all contribute a certain proportion of labourers, who assist in the work; and the charge, whatever it may be, is entered in the village accounts, as one of the ordinary expenses of the village. These embankments are of course destroyed annually; but they generally last sufficiently long, to enable the people to irrigate the whole of their rubber cultivation in the vicinity of the Nuddee, twice or thrice. This irrigation, though inferior to that from pukka wells, is very efficient; and the lands enjoying the advantage of it, produce abundant crop, and all pay from 2 rs. 10 as. to 3 rs. 5 as. per pukka beegah, as rent.

8th.—In describing the general feature of the pergunnah, I cannot, with propriety, omit to mention another peculiarity, which is as baneful, as the two noticed in the preceding paragraph are conducive, to prosperity and improvement; it is found in all parts of this district which I have hitherto visited, but in none to the same extent as in this pergunnah, and in Sirpoora.

This is the spontaneous and luxuriant growth, in almost all lands which have been temporarily abandoned, of a species of grass, commonly called by the natives, “kans:” it is a never-failing indication of extreme poverty of soil, as well as an almost positive bar to the occupation or improvement of it. Lands so encumbered, and which have nevertheless been cultivated, yield very indifferent crops, which are either impeded in their growth, or, as it were, choked by the irresistible influence of this “kans,” for such unfortunately is one of its peculiarities. It becomes so deeply imbedded in the soil which it has once occupied, that its eradication, though certainly possible, would demand more time, continued labor, and money, than the generally indigent proprietors of this pergunnah could afford to expend upon an object, the advantages of which are

remote and doubtful, and the burthen certain, present and oppressive. Such is the nature of almost all the lands described by the surveyor as "culturable:" but though that term is undoubtedly applicable to them, it is hardly fair to regard them in that light, or to charge them with revenue; for the produce of them, if cultivated, will not for the first five or six years, at any rate, yield any return at all; and where capital is scarce, there are few, as above remarked, who are so enterprising as to submit to a certain outlay for an uncertain gain in prospectu.

9th.—From the particulars detailed in the preceding para., you will be prepared to learn that the extent of irrigated surface in this pergunnah, bears but a small proportion to that which is destitute of such advantage; the per-centage in both Kursana and Suhawur, separately, is noted in the margin;* and is almost of

Kursana, $27\frac{1}{2}$ per cent.

Suhawur, $28\frac{3}{4}$ per cent.

itself a sufficient index to the poverty of the proprietors, and the very inconsiderable resources of the pergunnah. The causes of this deficiency are various; but it will be sufficient to bring to your notice, the two principal impediments to the general introduction of this indispensable element of cultivation.

10th.—The want of capital, and the difficulty of procuring money, except at usurious interest, is, no doubt, the chief impediment to the construction of pukka wells. There are no large proprietors; the villages are generally small; and there are few who possess more than one or two: in some instances too, the number of people dependant on the produce of the village for actual subsistence is very considerable; and in such cases, although the assessment be fixed with reference to their necessities, and be ever so moderate, little will remain, after the payment of the Government revenue and the immediate expenses of the zumeendars, which could be applied to the improvement of the estate and construction of wells. Again, the difficulty and expense of constructing a well in this pergunnah, is much enhanced by the nature of the soil, which is, as above observed, very loose and sandy; the shaft must be sunk until a solid substratum is found, and not unfrequently the entire labor and expense incurred in sinking it, is lost by not, after all, arriving at a firm foundation.

11th.—In the absence of more efficient means, general recourse is had to the expedient of digging kucha wells, at the time when irrigation is most needed; these demand an expenditure of about 2 Rs. or 3 Rs. and very little labor. In no part of this pergunnah, with the exception of a small belt of land to the north of Suhawur Khass, is the soil sufficiently firm and tenacious to admit of the construction of kucha

wells so large as to require the use of cattle for drawing water : they are chiefly mere holes, about three feet in diameter, and worked either by Persian wheels, or by a species of lever called a dheukunee, the water being in most parts of this pergunnah within ten or twelve feet of the surface. They answer the purpose tolerably well, but even in these the soil is constantly giving way ; and the only means by which the people contrive to keep them efficient until the rubbee harvest, is by lining them with rolls of the bajra stalks, or with a wattle made of pliable twigs : this device prevents, to a certain extent, the saturation of the sandy soil, and keeps the wells open as long as there is any necessity for irrigation ; they are then abandoned, and destroyed by the annual rains.

12th.—The extent of land capable of being watered, will vary with the quality of the substratum in which the well has been sunk, its size, and the number of pyrees, or sawas, of which it is composed ; all calculations of this nature are made with reference to those, and not the number of wells ; a pukka pyree is capable of irrigating about twelve acres annually, one kucha pyree about 5 or 6, while the inferior description of wells described in the last para. will not suffice for more than two acres. The soil of this pergunnah absorbs more water, and as a necessary consequence demands more labour than is sufficient in the pergunnahs situated on the south of the Kalee Nuddee. If the number of pyrees in a village be ascertained, there is little or no difficulty in testing, with remarkable accuracy, the extent of irrigated surface entered in the measurement papers. I have applied this test very extensively ; and as a summary mode of verifying those documents, I have found it very efficacious.

13th.—The lands of this pergunnah being chiefly dependant on rain and dews for their irrigation, a large proportion of them is generally occupied by the autumn crops, which are usually very abundant, when the rains have been plentiful and seasonable. Wheat, barley, gram, and the common grains are also extensively cultivated ; but cotton, sugar-cane, tobacco, and the horticultural productions usually grown by kachees, are found in small quantities, except in situations such as the Boor Guaga, peculiarly favorable to their growth ; this is of course to be attributed to the natural sterility of the soil, and the paucity of those who usually undertake the cultivation of these superior descriptions of produce.

14th.—In examining the statements submitted with this report, you will not fail to remark the very large proportion of land which is entered under the headings of " lately abandoned," and " culturable not cultivated." In the 13th para. of

this report, I have already described the nature and quality of the latter, and alluded to one or two of the causes which oppose its occupation; but the chief impediment originates, neither in the want of capital or credit, nor the innate sterility of the soil, but in the thinness of the population in this tract of country; it is merely an exemplification of an acknowledged principle. The most productive lands are those which are first brought under cultivation; and such as are less fertile will never be occupied, until the means of subsistence derived from the land now under cultivation, become insufficient for the support of the present population. Capital may, by holding out inducements to cultivators to irrigate, to a certain extent, supply the deficiency, but this remedy is partial and ineffectual; and the land must, I conceive, be neglected until the wants of the society force it into cultivation. The lands, therefore, described as capable of cultivation are not, in my opinion, a legitimate object for taxation, and I have accordingly excluded them entirely from my assessments. Land, of course, has its market value as well as every other commodity, and in Kursana, Suhawur, and the adjacent pergunnah of Sirpoora, it is certainly at a very great discount.

15th.—As this pergunnah was surveyed in 1244 F. S., before the migration and death of assamees forced the relinquishment of lands under cultivation, the quantity of those lately abandoned is calculated to excite astonishment, and to convey a suspicion of wilful deterioration of their property by the zumeendars, with a view of forcing a reduction of assessment; no such fact, however, has been established; and no zumeendar has, during the settlement, been ejected for wilful deterioration: but as the quantity of land so described has, with reference to the prospective benefits to be derived from it, had considerable influence in some instances on the assessment, I have thought it expedient to bring the matter thus generally to your notice.

16th.—If it be admitted that proximity to a market is in every respect analogous to fertility of soil, and has the same effect upon rents of land, then the number and the nature of markets in any given pergunnah become important subjects of consideration. There is no doubt, I believe, of the justness of this position; for when the produce of different lands is sold in the same market, and consequently at the same price, the land which pays least for carriage will yield the greatest profit to the produce; in the same manner, vicinity to roads and navigable canals or rivers, will have a similar though more confined operation; and for this reason, any such conveniences as facilitate the transport of agricultural produce, demand attention.

17th.—In this respect the pergunnah under notice is favored. The principal markets are held in Suhawur Khass, in Nawabgunj, Mohunpoor and Amapoor, where the produce of the surrounding villages is disposed of respectively at these marts. They are so situated too, that no village of the pergunnah is more than three coss from one or other of them: the first is situated at the northern extremity of the pergunnah; the second at the north-western corner; the third on the eastern boundary; and the last is the seat of the tihseeldaree, and is on the direct road from Futtugurh to Allygurh: the facilities, therefore, of disposing of the agricultural produce appear to be considerable; and, as far as my observation extends, the expenses of carriage must be trifling, for the pergunnah is intersected by numerous roads, all of which traverse one or other of the markets above mentioned.

18th.—Before the formation of the trunk road, the usual route from Furruckabad to Allygurh and Meerut was by Sirpoo-ra and Amapoor, and this is even now very much frequented. The roads also from the latter place to Suhawur and Mohunpoor, from that to Doondwara in pergunnah Patecalee and Suhawur Khass, thence to Nawabgunj and Yakootgunj, and from Nawabgunj to Amapoor and Khasgunj, are perfectly practicable for wheeled carriages, and are much frequented. The Kalee Nuddee is, as above stated, the only stream of importance, and is not navigable; but it strikes me that there would be no great difficulty in rendering it so; and there is no doubt that could this be effected, it would have a most beneficial influence on the agricultural prosperity of the pergunnahs which border upon it. I am informed that Captain Wroughton turned his attention to the subject; and I think it is to be regretted, that one so well able to shew the probable expense and difficulties of the undertaking, and to suggest the best means of accomplishing it, has not submitted the result of his observations and inquiries to competent authority.

19th.—Having, to the best of my ability, described the peculiarities of pergunnah Kursana Suhawar, I proceed to explain the system which I pursued in the formation of settlement, the mode in which my rates were calculated, and the means of testing them which were adopted.

20th.—My first object in entering a pergunnah under settlement, is always to ascertain, by personal inspection, the nature of the country; and not only that, but the positive and comparative resources of every village composing it. With this view, before entering on the details of the settlement, I visited, with the exception of four or five villages, every estate in this pergunnah; and while my own experience enabled me to form a

pretty accurate judgment of the fertility of each, my inquiries on the spot from zumeendars and cultivators furnished me with tolerably correct information, regarding the rates usually levied on the different *divisions* of the area ; but to place implicit reliance on the information thus obtained, would have introduced most serious mistakes in the assessment : for the zumeendars, so far from showing a disposition to assist me in my inquiries, or to disclose the capabilities of their respective estates, withheld all information themselves, and endeavoured, by intimidating their cultivators, to secure their silence also. This, however, was not always practicable ; for traversing the country, as I did, in all directions, and by unfrequented paths, I often found assamees in their fields, who, relieved from the supervision of the zumeendar, did not hesitate to inform me of the rents which were exacted from them.

21st.—I found, moreover, many instances that the zumeendars, with a readiness which reflects but little credit on their intellect, had no objection to make known to me the rates of rent of neighbouring villages, while they studiously decried the resources of their own. Again, assamees, who had any cause of complaint against the proprietors of those villages in which they cultivated, rejoiced in the opportunity afforded them of personally stating their grievances, and communicating the knowledge which they had possessed of the usual rents of certain descriptions of land in the village. The information, thus obtained by personal inquiry, I noted on the spot ; and by comparing these communications with the result of my own observation, and the information derived from the record, I was enabled to draw out a very correct schedule of the rates of rent usually levied in every village of the pergunnah.

22nd.—I have been told that this inspection of every village in a pergunnah is totally useless ; but I must beg leave to differ from that opinion. Every body, especially when the crop is on the ground, can judge of the comparative quality and productiveness of different soils, and having satisfied himself on this point, will surely proceed to the assessment of a village with much more confidence than he could have done, had he not visited it. Another advantage is, that it satisfies the proprietors of your desire to act fairly and honestly by them, and is calculated to eradicate the idea, which is still too prevalent, that the only object of Government in the formation of these settlements is an augmentation of revenue.

23rd.—When I had acquired all the local information, which personal inspections and constant and unrestrained intercourse with proprietors, cultivators, and pergunnah officers was likely to impart, I turned my attention to the past fiscal history of the

pergunnah, as shewn by the records of the tuhseeldaree and the sudder office. The following abstract of demands, receipts and balances for the last twenty years, will give a very good idea of the state of former collections.

| | <i>Pergunnah.</i> | | | | | | | | |
|----------|-------------------|--------------|----------------|------|-----------------|------|-----------------|------|-------------|
| | | <i>Year.</i> | <i>Demand.</i> | | <i>Receipt.</i> | | <i>Balance.</i> | | |
| KURSANA. | | 1225 F. S. | 16,901 | 0 0 | 15,933 | 2 6 | 967 | 13 6 | |
| | | 1226 F. S. | 16,315 | 0 0 | 16,315 | 0 0 | 0 | 0 0 | |
| | | 1227 F. S. | 16,308 | 0 0 | 16,308 | 0 0 | 0 | 0 0 | |
| | | 1228 F. S. | 16,379 | 0 0 | 16,379 | 0 0 | 0 | 0 0 | |
| | | 1229 F. S. | 16,785 | 0 0 | 16,695 | 12 0 | 89 | 4 0 | |
| | | 1230 F. S. | 16,785 | 0 0 | 16,785 | 0 0 | 0 | 0 0 | |
| | | 1231 F. S. | 16,785 | 0 0 | 16,785 | 0 0 | 0 | 0 0 | |
| | | 1232 F. S. | 16,785 | 0 0 | 16,785 | 0 0 | 0 | 0 0 | |
| | | 1233 F. S. | 16,785 | 0 0 | 16,524 | 14 3 | 260 | 1 9 | |
| | | 1234 F. S. | 16,785 | 0 0 | 16,631 | 7 0 | 153 | 9 0 | less by |
| | | 1235 F. S. | 16,533 | 12 0 | 16,533 | 12 0 | 0 | 0 0 | settlement. |
| | | 1236 F. S. | 16,533 | 12 0 | 16,533 | 12 0 | 0 | 0 0 | |
| | | 1237 F. S. | 16,533 | 12 0 | 16,533 | 12 0 | 0 | 0 0 | |
| | | 1238 F. S. | 16,533 | 12 0 | 16,533 | 12 0 | 0 | 0 0 | |
| | | 1239 F. S. | 16,533 | 12 0 | 16,533 | 12 0 | 0 | 0 0 | |
| | | 1240 F. S. | 16,785 | 0 0 | 16,281 | 4 9 | 503 | 11 3 | |
| | | 1241 F. S. | 16,785 | 0 0 | 16,533 | 12 0 | 251 | 4 0 | less by do. |
| | | 1242 F. S. | 16,533 | 12 0 | 16,533 | 12 0 | 0 | 0 0 | |
| | | 1243 F. S. | 16,746 | 12 0 | 16,406 | 12 0 | 340 | 0 0 | less by do. |
| | | 1244 F. S. | 16,746 | 12 0 | 16,406 | 12 0 | 340 | 0 0 | ditto do. |
| SUHAWUR. | | 1225 F. S. | 36,908 | 0 0 | 35,784 | 1 0 | 1123 | 15 0 | |
| | | 1226 F. S. | 36,592 | 0 0 | 36,576 | 12 6 | 115 | 3 6 | |
| | | 1227 F. S. | 37,837 | 0 0 | 37,837 | 0 0 | 0 | 0 0 | |
| | | 1228 F. S. | 37,977 | 0 0 | 37,977 | 0 0 | 0 | 0 0 | |
| | | 1229 F. S. | 37,977 | 0 0 | 37,736 | 0 0 | 241 | 0 0 | |
| | | 1230 F. S. | 35,702 | 0 0 | 35,433 | 15 0 | 268 | 1 0 | |
| | | 1231 F. S. | 51,877 | 0 0 | 51,353 | 4 9 | 523 | 11 3 | |
| | | 1232 F. S. | 51,978 | 0 0 | 51,978 | 0 0 | 0 | 0 0 | |
| | | 1233 F. S. | 51,778 | 0 0 | 48,537 | 11 3 | 3240 | 4 9 | |
| | | 1234 F. S. | 50,803 | 0 0 | 50,572 | 0 0 | 231 | 0 0 | |
| | | 1235 F. S. | 50,399 | 0 0 | 50,238 | 8 6 | 160 | 7 6 | |
| | | 1236 F. S. | 50,423 | 0 0 | 50,136 | 7 9 | 286 | 8 3 | |
| | | 1237 F. S. | 50,441 | 0 0 | 49,909 | 0 0 | 532 | 0 0 | |
| | | 1238 F. S. | 50,064 | 0 0 | 50,064 | 0 0 | 0 | 0 0 | |
| | | 1239 F. S. | 50,142 | 0 0 | 48,995 | 6 3 | 1146 | 9 9 | |
| | | 1240 F. S. | 51,778 | 0 0 | 48,203 | 7 6 | 3571 | 8 6 | |

| <i>Year.</i> | <i>Demand.</i> | <i>Receipt.</i> | <i>Balance.</i> |
|--------------|----------------|-----------------|-----------------|
| 1241 F. S. | 51,235 0 0 | 49,678 0 0 | 1557 0 0 |
| 1242 F. S. | 49,678 0 0 | 49,678 0 0 | 0 0 0 |
| 1243 F. S. | 49,887 0 0 | 49,887 0 0 | 0 0 0 |
| 1244 F. S. | 49,887 0 0 | 49,846 2 6 | 40 13 6 |

I then classed the villages into such as were supposed to be highly, moderately and lowly assessed; and after an attentive consideration of the above abstract, of the existing revenue rate of the pergunnah, and of all the information which I had collected, I made a rough calculation of the probable decrease and increase on the highly and lowly assessed estates respectively, and fixed the pergunnah jumma; the general revenue rate of the proposed jumma was then ascertained.

24th.—My next object was the formation of average rent-rates on the different descriptions of soil. On entering the pergunnah, I found that the rates of rent were regulated rather by the situation of the lands, than by any arbitrary distinctions of domut, muttyar and bhoor; the word used to signify the lands immediately adjacent to the village is “barah,”—the lands removed a degree further are called “munjah,”—and the remainder goes under the general denomination of “burreh:” these being the recognised divisions of the area, and the rates of rent being by the proprietors themselves fixed with reference to these distinctions, I thought it advisable to adhere to this classification, and to make out my average rent-rates accordingly. One advantage of this classification is the facility of checking any trifling inaccuracies in the khusra, and so modifying the assessment as to nullify them. For instance, the proportion of “barah” to the cultivated and culturable area ought not commonly to exceed 5 or 6 per cent, while the munjah ought not to be more than 8 or 9. If, therefore, the barah, entered in the measurement papers of any estate, bear a proportion of 8 or 9 per cent to the malgoozaree lands, and the munjah be proportionally excessive, it is manifest that, let the irrigation be ever so accurately recorded, the jumma calculated at deduced revenue rates, will far exceed what the village is capable of paying.

25th.—From the schedule alluded to in para. 21 of the rents generally levied in every village of the pergunnah, and from other sources of information opened to me, I deduced what I considered the fairest average rent-rate on the several divisions of the area above mentioned; and by applying them to the details furnished by the surveyor, a rental of the whole pergunnah was obtained. I then examined the putwarees’ accounts for a few average villages; and having ascertained the general rate of rent as therein exhibited, I applied it to the whole cultivated area of the pergunnah, and so acquired another

gross rental and point of comparison with these results again: the estimated rentals given in severally by the tuhseeldars and canoongoe were compared, and the rent-rates were, after a careful revision, ultimately settled.

Those which I assumed in Kursana and in Suhawur are herewith separately noted.

| <i>Rent rates for Kursana.</i> | | | | | | <i>For Suhawur.</i> | | | | | | |
|-----------------------------------|---|----|--------------|---|----|---------------------|---|----|--------------|---|----|---|
| Irrigated. | | | Unirrigated. | | | Irrigated. | | | Unirrigated. | | | |
| Barah, ... | 6 | 9 | 5 | 2 | 10 | 2 | 6 | 12 | 11 | 2 | 10 | 2 |
| Munjah, . | 4 | 13 | 4 | 1 | 15 | 7 | 5 | 4 | 4 | 2 | 13 | 2 |
| Burreh, ... | 3 | 1 | 2 | 1 | 1 | 7 | 3 | 15 | 3 | 1 | 5 | 1 |
| <i>Revenue rates for Kursana.</i> | | | | | | <i>For Suhawur.</i> | | | | | | |
| Barah, ... | 4 | 11 | 3 | 1 | 14 | 0 | 4 | 12 | 0 | 1 | 13 | 5 |
| Munjah, . | 3 | 7 | 2 | 1 | 6 | 6 | 3 | 10 | 10 | 1 | 8 | 5 |
| Burreh, ... | 2 | 3 | 0 | 0 | 12 | 5 | 2 | 12 | 1 | 0 | 14 | 8 |

26th.—From these rent-rates the revenue rates entered above were deducted, in the manner described in the 90th paragraph of the Sudder Board's printed circular on the subject of settlement, and applied to the area of every village. The result was tested by the two following processes. Before entering on the details of the settlement I had ascertained, as above stated, with as much accuracy as my own experience, my personal inquiries, and the assistance of the pergunnah officers enabled me to do, the rates of rent taken in every village of the pergunnah. I spared no trouble in ensuring the accuracy of the schedule which I formed, and every thing justified me in confiding in it: the first test, therefore, of which I availed myself, was the calculation of a rental for each village by the rates which I had every reason to believe were actually levied in that village; from this rental 30 or 35 per cent was deducted, and the result was compared with the jumma given by my deduced revenue rates.

27th.—For another check, which I adopted in every assessment with considerable success, I am indebted to Mr. Robinson, the Collector of Furruckabad. Mr. Robinson observes, that the usual mode of falsifying putwarees' papers is the exclusion from them of a portion of the cultivated area, with the rents chargeable on it; the proportion, therefore, of the assameewar collections to the extent of cultivation remains unaltered; and by dividing the one by the other, the general rate of rent in each village is ascertained: the application of this rate to the survey cultivation will give a rental, which, after a deduction of 30 per cent, may be compared with the jumma obtained by the calculation of deduced revenue rates, and will, in most instan-

ces, check it effectually. In bhyachara and other villages, where a large proportion of the area is cultivated by the proprietors, this test is inapplicable; but in most other cases the result is, I am convinced, remarkably accurate.

28th.—In the assessment of each estate, the quality of the soil, the extent and nature of the irrigation, the class and number of the cultivators, the circumstances of the proprietors, with the numbers dependant upon the village for the means of subsistence, the past and present condition of the estate, were all carefully considered: and while I took the proportion to which Government are justly entitled, I endeavored to leave such a surplus as would yield a fair profit to the proprietor, and enable him gradually to improve and extend the resources of his village. I never blindly adhered to my rates where I was convinced, by good information, that they were inapplicable.

29th.—The variations in Kursana Proper will be found rather numerous, and in some instances startling. When the assessment is above the value at deduced revenue rates, the variation is attributable to the vicinity of the Kalee Nuddee, which floods the lands contiguous to it, and is an inexhaustible source of irrigation; to some acknowledged and notorious superiority in the quality of the soil, to proximity of a market, or to the very flourishing condition of the village. When below, the discrepancy will arise generally from marked inferiority of soil, which operates in two ways—1st, the deficiency of produce, and 2ndly, the impossibility of sinking kucha wells from impoverishment of the village by former over assessment, and from its dependance on neighbouring villages for assistance in the cultivation of its area: the assessment will likewise be usually found below the value at revenue rates, in villages where the land is minutely subdivided among the numerous members of the village fraternity; any other causes of variation will be stated in the miscellaneous remarks for each village.

30th.—In examining statement No. 5 of this pergunnah, you will be led to conclude that the assessment of many villages has been made progressive; such is not however the case: for, if I understand the expression correctly, it implies nothing more or less than the anticipation, year by year, of the increased proceeds expected to result from the improvements, which the zameendar, confident in the duration of his lease, will be induced to project and accomplish. I regard this as little short of extortion, and would not be the instrument of it on any account. The principle upon which I have proceeded, is the consequence of the scarcity of 1245; and the elucidation of it involves the necessity of describing the effects of that disastrous year on the pergunnah under notice.

31st.—Although the effects of the scarcity were sufficiently perceptible, yet in this pergunnah they did not appear to have been so disastrous as I had been led, by exaggerated descriptions, to suppose: roofless and dismantled habitations I found in almost every village; but in some, more particularly those bordering on the Boor Gunga, the mortality had hardly exceeded that of ordinary years, and had had little or no influence on their condition. The drought, and its concomitant famine, appear to me to have been very unequal and irregular in their effects on the agricultural prosperity of this pergunnah; for while some estates have been lightly visited, and are fast recovering their former condition, others, immediately adjacent, have been so fearfully impoverished and depopulated, as to preclude all reasonable hope of their restoration for the next two or three years. I am totally unable to divine the reason of the marked difference alluded to in some instances, but the escape of those estates which are contiguous to the Boor Gunga may be easily accounted for. The turree lands are generally cultivated on butae agreements, and the produce of those lands was just as abundant in 1245, as in any preceding year; but the prices of grain were, at that time, owing to the scarcity, so enormously high, that profits, both to the zumeendar and the cultivators, were unprecedentedly great. A considerable improvement had taken place before I entered the pergunnah; but it was easy, by their desolate appearance, bare unroofed walls, and limited extent of cultivation, to point out those villages in which drought, mortality and famine had operated with particular severity.

32nd.—All villages which had suffered severely, I first assessed with reference to the quality of the soil, and other considerations mentioned in para. 28; and then making an allowance for the lands out of cultivation, the degree of mortality which had prevailed, and the circumstances of the zumeendars, I deducted such proportion from my assessment, for the first two or three years of the settlement, as would, in my opinion, enable them to restore their estates to their condition previous to the famine of 1245. The amount of deduction (or remission, as it may be called), and the period for which it is proposed to concede it, has been regulated by the present condition of the village; and in some estates, on which the assessment pressed heavily, besides the reduction of the jumma, a further decrease has been made. I have been very cautious in the exercise of my authority in this particular, and have clearly ascertained the necessity of granting this indulgence, before I have ventured to recommend it; and I am persuaded that, in most instances, the settlement would break down, or the proprietors be necessitated to mortgage or sell their estates the very first year, were this boon withheld.

The amounts thus proposed to be relinquished in this pergunnah are as follows :

| | 1247 F. S. | 1248 F. S. | Total. |
|------------|------------|------------|------------|
| Rupees, .. | 4,514 4 11 | 1,210 7 3 | 5,724 12 2 |

33rd.—There are no complicated or peculiar tenures which call for special notice or description ; pure zumeendaree, imperfect putteendaree and bhyachara, are those only which I have found ; and the last of these is singularly scarce, attributable of course to the unusually large proportion of Mahomedan proprietors, who had about $\frac{3}{4}$ of the whole pergunnah. The paucity of these tenures is, I think, a happy circumstance ; for estates, the lands of which are minutely subdivided among the members of the community, bear within them, it appears to me, the seeds of self-destruction. As the numbers of the coparceners increase, the value of the inheritance constantly diminishes, until the portion of land to which each is entitled becomes so small as hardly to yield the means of subsistence ; how can it bear the burthen of taxation ? The general result is the sale of the village, and the reduction of all the coparcenary body to a state of helpless indigence, little superior to that of the ordinary cultivators of the village : there is, I fear, no remedy for this evil, unless the law of inheritance could be superseded, and that of primogeniture introduced and acknowledged.

34th.—Of “zumeendaree” and “bhyachara,” I speak according to the definition of the Sudder Board ; by imperfect putteendaree or bhyachara, I understand a tenure which, to a certain extent, combines the characteristic features of the two, and is subject, in different estates, to various modifications. Its distinguishing peculiarity is this, that a large proportion of the lands is held in severalty, and the rest remains undivided ; and that while the exclusive right of each proprietor to the proceeds of his separate land is the same as in a bhyachara village, the profits resulting from the undivided land are partitioned among the sharers by account, as in a pure zumeendaree holding. In other instances, where the proprietary “seer” is comparatively limited, the most common practice is to apply the whole (or such portion as is necessary) of the assameewar collections from the common lands, to the payment of the Government revenue ; and to appropriate the produce of the “seer” lands as profit, or, where the assameewar collections are insufficient, to satisfy the Government demand : the remainder is realized by a “baach” or “dhará” (as it is called in this part of the country) on the proprietary seer ; there are useless modifications and differences, which it is equally useless and impossible to enumerate. The nature of each holding can be always ascertained with facility, by a reference to the “records of administration and liabilities.”

35th.—No effort has been spared to render this document as complete and conclusive as possible, and to make the proprietors understand the nature and the objects of it. The mutual advantages which will result to themselves and to the Government, by an undeviating adherence to its provisions, have been clearly explained to them; the responsibilities of the engaging parties to each other and to Government have been explicitly recorded; all existing disputes have been adjusted; and every point [calculated in the remotest degree to excite contention or disagreement among the putteedars] has been distinctly provided for. Rules for the breaking up culturable waste, and for regulating the mode of private transfers, have been, with the consent, and at the dictation of the proprietors themselves, recorded; the right of irrigation from tanks and jheels, and from pukka wells, which have been constructed at the joint-expense of two or more sharers, is a fruitful source of quarrel—and the conditions by which it is to be restricted, have been fixed and entered in this document: for an instance of the latter I would refer you to the misl of “Neowree, pergunnah Sirpoorah,” which is with other misls submitted for your inspection.

36th.—These records have been prepared in this, and all the other pergunnahs which have been settled, by Jumalooddeen Hussen, Deputy Collector, in communication with me, and under my superintendence. I furnished him with general instructions, and pointed out the possible contingencies for which it was necessary to provide, and the points of information which it was advisable to record; the details of execution were left to his discretion: and it is only just to record my entire approbation of the manner in which the duty has been performed, and the sense which I entertain of the valuable assistance derived from the exertions and labors of the Deputy Collector.

37th.—It is only necessary to remark further on the subject, that a strict observance of the provisions and arrangements, detailed in this record, on the part of the Collector and his tehseeldars, is of the utmost importance; for the contravention or disregard of them will not only lead to internal discussions and their inevitable consequences, in the particular instances in which they may be infringed; but will annihilate altogether that opinion of their stability and obligatory tendency, which I have endeavored in every case to impress strongly on the minds of the proprietors. With this view I have caused a copy of this record for each village to be furnished to each tehseeldar, and have enjoined him, in the strongest terms, to abide in all transactions with the zumeendars by its conditions.

38th.—The orders of the Sudder Board of Revenue, insisting upon the necessity of giving full publicity to the rent roll, have

been attended to ; and the objections preferred by cultivators have been disposed of, (in every case by mutual agreement) before the final acceptance of that document: the jumabundee has been prepared in a form which shows separately the extent of proprietary seer, the holdings of hereditary cultivators having a right of possession at fixed rates, and the land cultivated by tenants at will: the first is of course, in most cases, quite arbitrary, as each sharer has the option of increasing or diminishing his "seer;" and this alteration will similarly affect the proportion of land cultivated by tenants at will.

39th.—A clause has been inserted in the record of liabilities, authorizing the zumeendar, on the introduction of valuable articles of produce, giving the means of irrigation to lands previously destitute of it, or in any way, by the outlay of capital, improving the productive powers of the land, to enhance the rates of rent proportionately on the lands so ameliorated. It never could be the object of the Board to deprive the enterprising land-holder of the profits resulting from the employment of his own capital, by disallowing the increase of rent in such instances ; and I have accordingly so interpreted their instructions : were this permission withheld, it appears to me that there would be no encouragement whatever to agricultural improvement ; for no one would lay out capital in a project which did not hold out some reasonable prospect of remunerating profit to himself, unless he were inclined to do so as an act of gratuitous beneficence to the cultivators, who alone would derive any benefit from its employment. The proprietors have been informed that they have no right to interfere with the rates of hereditary cultivators, which are fixed and unchangeable ; and have been directed, in all cases of contemplated change in the rates of rent paid by tenants at will, to give information to the tehseeldar of the pergunnah ; and it has been provided that they shall not, without the observance of this process, be entitled to sue in a summary suit for the amount.

40th.—The rent rolls taken at the time of settlement will always be subject to many changes, from fluctuation in the number of cultivators, the occupation of waste lands, and other obvious causes ; but in this district these causes will operate with double effect, owing to the year of scarcity and famine which preceded the settlement. The reduction of the cultivating population induced a diminution in the demand for land, and a fall in the rates of rent has been in almost every part of these pergunnahs the consequence: it cannot, therefore, be reasonably expected that the rent rolls given in by the zumeendars can long remain a standard for the decision of summary suits, or be efficient as a protection to the ryot ; and it is, I conceive, expedient

to provide a remedy, by which this inconvenience may be obviated. I would propose that every lease holder, at the commencement of the Fuslee year, be required to give in an annual jumma bundee, in which the extent of cultivation, and amount rent to be collected from each ryot, should be entered; that this be enforced either by some pecuniary penalty, or by disqualifying the offending party altogether from instituting a suit for rent before the Collector; and that any objections preferred by cultivators within fifteen days, should be received and adjusted in the manner prescribed by the Sudder Board. The instances calling for the interference of the Collector, or his Deputy, would not be numerous; as the zumeendars, knowing that the document would be subjected to his scrutiny, and his attention inevitably directed to any instances of excessive taxation by the parties aggrieved, would generally give a fair jumma bundee. This precaution would, I think, effectually protect the cultivating classes from undue exaction, would facilitate the adjustment of suit for rent or replevin, and would have a tendency to reduce their number. The lapse of years, and the operation of the causes above mentioned, will altogether destroy the utility of the rent-roll, taken at the time of settlement, as a record of reference.

41st.—From the subject of rent there is a natural transition to that of rent-free tenures, as every registered holding in the district had been inquired into, and the question of its validity decided by the Special Deputy Collector, previous to my deputation. I have been personally relieved from all participation in the performance of this duty; the omission of the statement, numbered No. XX., in the Appendix to the Board's printed circular on settlement, is thus accounted for. The unregistered lands have been, of course, resumed and included in the khalisah, and the holders have been allowed to remain in possession, conditional on the payment of a light assessment to the zumeendar. I have generally fixed the rent of those lands at half average rates, and have made a further deduction in favor of the zumeendar for the expense and trouble of collection; except in a few instances, the rent-free holdings were very limited in extent, and their resumption will not materially increase the assets of the pergunnah.

42nd.—The financial result of the settlement in this per-

| <i>Pergunnah.</i> | <i>Former jumma.</i> | <i>Proposed jumma.</i> | <i>Increase.</i> | hibited in the margin,* and sufficiently satisfactory; the increase is tri- |
|------------------------|--------------------------|----------------------------|------------------|---|
| Kursana, 16,746 12 0 | 17,561 0 0 | 814 4 0 | | |
| Suhawur, 49,887 0 0 | 50,272 0 0 | 385 0 0 | | |
| Total, ... 66,633 12 0 | 67,833 0 0 | 1,199 4 0 | | |

fling; but it is as large, as with a due regard to moderation of assessment, the future agricultural prosperity of the pergunnah, and facility of collection, it would be either advisable or equitable to demand. I have done my best to ascertain the true state of things, and to collect accurate information before proceeding to assessment: and I trust that while the rights and just expectations of the proprietors have been duly regarded, the interests of Government have not been neglected; it has been my earnest desire to avoid inordinate taxation, and to make the assessment as equitable as circumstances would admit. The experience of one or two years will prove whether I have been successful in my endeavours.

43rd.—A per centage of 1 per cent on the new jumma has been taken from each estate for road fund, and entered separately in the durkhast; the amount is not exhibited in any of the forms which are herewith submitted.

TALOOQUA ETA, PERGUNNAH SUKEET.

44th.—This talooqua, from its extent and the considerable amount of revenue which it pays, calls for separate notice. In the preceding paragraphs of this report I have explained the system of settlement which I pursued, and the principles on which my assessments were based; as I adhered to the same plan in all my settlements, a recapitulation of those remarks is, I conceive, totally useless: I shall, therefore, confine myself to a descriptive account of the talooqua, and the mention of any circumstances peculiar to it which may appear necessary.

45th.—Talooka Eta comprises 139 villages, and the present assessment (Hutowlee Jysing, a village which has been transferred under the late arrangements to pergunnah Shekoabad, 2nd division, excluded) amounts to Rs. 65,586; a large portion are adjacent one to another, and are distinguished by the same characteristic features, while a few, which are situated to the south and south-eastern extremity of pergunnah Sukeet, bear no affinity whatever to them. That portion of the estate which is "en masse" is bounded on the west by pergunnah Mahrera, zillah Allygurh, and on the other three sides by the villages of pergunnah Sukeet. The whole face of the country is an uninterrupted flat, generally fertile and well cultivated, and intersected at the south-western extremity by the Easun Nuddee, which, in the rainy season, overflows and materially assists in the fertilization of those villages that are approximate to it. The high road runs through the estate in its whole extent, and it is traversed in all directions by other roads leading to Khasgunj, Amapoor, Suhawur, Sukeet and Mahrerah, zillah Allygurh.

46th.—But the contrast in the quality of the soil, the extent of irrigation, and in the general appearance of the country, with the pergunnahs of Suhawur, Kursana and Sirpoora, situated on the north of the Kalee Nuddee, is not less striking than agreeable; and the villages appeared to me all so very superior to those, the settlement of which I had just completed, that I was encamped in the talooka some time before I became accustomed to their aspect, or could determine what was an average, and what an inferior village. The soil is generally fertile, having a very small proportion of sand in its composition, and is plentifully irrigated. The only exception to this is to be found in about 30 or 40 villages, situated to the east of Eta Khas, which are remarkable for poverty of soil, and comparatively limited irrigation, and in those parts of the talooka, which are located at the south and south-eastern borders of pergunnah Sukeet. The proportion of the irrigated surface to the whole cultivated area is $73\frac{1}{2}$ per cent.

47th.—There is a good market at Eta, which, with those at the towns above mentioned, afford abundant facilities for the disposal of agricultural produce: its transport too is much expedited by the numerous roads alluded to in para. 45, which I have traversed in all directions, and which are perfectly practicable for such wheeled carriages as are usually used by the natives. There is no other stream but the Easun; and I am aware of no other local peculiarity which merits attention.

48th.—Talooka Eta has been (with the exception which will be presently noticed), ever since the cession of these provinces, and for many generations previous to it, in the possession of a Raja; the family is of considerable antiquity and rank, and has always been distinguished for its unswerving loyalty and adherence to the British Government; and the character of its present representative is highly respectable, and free from those degrading traits, which unhappily are found too often to distinguish the native of rank.

49th.—As the estate has always been undivided, it is expedient to embody a sketch of its past fiscal history in the general report, in preference to throwing it into the miscellaneous remarks appended to No. III. The series of past settlements is as follows.

1.—Settlement from 1210 to 1212 F. S. with the Rajah of Eta.

2.—Ditto from 1213 to 1215 with ditto.

3.—Ditto from 1216 to 1220 with ditto.

In 1221 F. S. the estate was brought under kham management, but the reason of this direct interference I have been unable to ascertain; the 4th settlement, from 1222 to 1226, was

Imp 15409 Dated 23.12.09

again made with the Raja. It would appear that in the course of the settlement, a considerable balance accumulated; and the orders of Government, dated 24th Oct., 1817, in reply to a letter from the Board of Commissioners for the N. W. P., dated 13th September, 1817, direct that a village settlement be made, on the ground that "little hope can be entertained of future punctuality on the part of Raja Megh Sing in the discharge of public revenue."

The moostajerie settlement, formed in obedience to these instructions, remained in force from 1224 to 1235 F. S., when the settlement of the whole talooka was revised under Regulation VII. of 1822, and engagements taken from Raja Megh Sing in pursuance of the direct orders of Government to that effect, dated 15th May, 1828. This letter is in reply to one from the 3rd Member of the Board of Commissioners, dated 14th April, 1828: and at the same time that the suggestions, relative to the settlement of the talooka, contained in the 4th para. of that letter are adopted, the arrear which had accrued, as above mentioned, during the period of the 4th settlement, amounting to Rs. 28,748-14, is remitted by those orders.

50th.—I have been thus particular in detailing the dates of correspondence relative to the re-admission of Raja Megh Sing to engagements for the whole talooka, because I have been unable to procure complete copies of it from the Collectorship, and at the same time am desirous of putting you in possession of all the facts of the case.

It would appear then from the above abstract that, with the exception of the interval from 1224 to 1235, when Raja Megh Sing was dispossessed for want of punctuality in the payment of revenue, he has been ever since the cession in undisturbed and undivided possession of talooka Eta; he is, therefore, in my opinion, both by the prescriptive right which long possession is usually supposed to confer, and by the proprietary title which was established at the time of the settlement, under Regulation VII., entitled to a continuance of it. I have accordingly accepted engagements from Raja Megh Sing for the whole talooka.

51st.—The subjoined abstract of demands, receipts, and balances for the last 20 years, will, it is hoped, convey a correct idea of the past history of the talooka.

| F. S. Year. | Demand. | Receipt. | Balance. | Remarks. |
|----------------|---------|------------|----------|----------|
| 1225 | 61,643 | 61,429 7 0 | 213 15 0 | |
| 1226 | 62,940 | 62,940 0 0 | | |
| 1227 | 63,216 | 63,216 0 0 | | |
| 1228 | 63,216 | 63,216 0 0 | | |
| 1229 | 63,216 | 63,216 0 0 | | |

| <i>F. S.</i> <i>Year.</i> | <i>Demand.</i> | <i>Receipt.</i> | <i>Balance.</i> | <i>Remarks.</i> |
|------------------------------|----------------|-----------------|-----------------|-----------------|
| 1230 | 62,899 | 62,899 0 0 | | |
| 1231 | 68,351 | 68,351 0 0 | | |
| 1232 | 68,951 | 68,951 0 0 | | |
| 1233 | 68,363 | 68,363 0 0 | | |
| 1234 | 68,363 | 68,345 0 0 | 18 0 0 | |
| 1235 | 68,379 | 68,379 0 0 | | |
| 1236 | 68,364 | 61,947 6 0 | 6,416 10 0 | Kumee wa- |
| 1237 | 67,836 | 64,859 0 0 | 2,977 0 0 | sil at less by |
| 1238 | 67,201 | 67,201 0 0 | | settlement. |
| 1239 | 67,201 | 67,097 0 0 | 104 0 0 | Ditto ditto. |
| 1240 | 67,097 | 67,097 0 0 | | |
| 1241 | 67,097 | 67,097 0 0 | | |
| 1242 | 67,097 | 67,097 0 0 | | |
| 1243 | 67,097 | 67,097 0 0 | | |
| 1244 | 66,397 | 65,293 4 0 | 1,103 12 0 | |
| 1245 | 66,426 | 40,913 6 6 | 26,403 5 6 | |
| | | | <hr/> | |
| | | | 36,669 13 6 | |

The trifling arrear due previous to 1236, accrued during the continuance of the moostajerie settlement ; the sum which appears as a balance in 1236, and which is in fact only nominal, being set aside, there has been only a defalcation to the amount of Rupees 1,103-12 since the Raja was re-admitted to engage for the estate: this sum is not real balance either, for it has been withheld by the Raja, pending the decision of superior authority, on a claim advanced by him for compensation for wells destroyed, and land taken in by the trunk road. Nothing further is, I conceive, requisite to prove that it has not been over-assessed. The Raja is greatly involved in debt, it is true ; and he would gladly persuade you that his embarrassment proceeded from the heaviness of the Government demand, but this is not the case : it is notorious that his difficulties have arisen solely from his inordinate expenditure, bad management, and from the rapacity of his dependants, who have plundered him without mercy.

The demand of the state has never been such as to render a recourse to mortgage or private transfer necessary for its satisfaction ; the only portion of the talooka which has been so alienated, was given up as security for a debt contracted by the Raja, in order to enable him to defray the expenses attendant on the marriage of his daughter. Koonwur Petumber Sing, of Awa, is his creditor ; and the mortgage would have been closed before this by the liquidation of the debt, had not the year of scarcity and drought intervened.

Thus the considerations which are generally supposed to indicate the propriety of an increase, or at any rate to show that there is no necessity for a decrease of assessment, viz. punctual realization of revenue, the absence of balance, and of all transfers for the realization of revenue, distinguish the history of this talooka; its present condition is good and flourishing.

52nd.—I have before described the system which I pursued in the formation of my rent rates, and the mode which I adopted of checking the result obtained by the application of the deduced revenue rates to the measurement details. It is therefore sufficient to observe, that I adhered to the same plan in this and every other settlement, and to subjoin the rates which I at length adopted in this talooka.

RENT RATES.

REVENUE RATES.

| Irrigated. Unirrigated. | | | | | Irrigated. Unirrigated. | | | | |
|-------------------------|---|----|----|-------------|-------------------------|---|----|----|---------|
| Barah, . . . | 7 | 7 | 5½ | 3 4 8½ | Barah, . . | 4 | 10 | 3 | 2 1 5 |
| Munja, . . | 5 | 4 | 4 | 2 10 2 | Munja, . . | 3 | 4 | 5 | 1 10 3 |
| Burreh, . . | 3 | 8 | 2½ | 1 5 1 | Burreh, . . | 2 | 2 | 11 | 0 13 1½ |
| Abeeland, . | 2 | 10 | 2 | Bunjar, . . | 7 | 1 | 10 | 2 | 0 0 0 |

53rd.—With the view of facilitating comparison, and bringing the whole question of assessment into a small compass, I beg leave to subjoin the following statement for the whole talooka.

| Talooqua Eta. | Value at as- sumed rent- rates. | Value at ad- duced reve- nue rates. | Proposed jumma. | Former jumma. |
|---------------|---------------------------------------|---|--------------------|------------------|
| | 1,14,695 5 4½ | 70,225 9 5 | 68,486 | 65,586 |

The increase is very inconsiderable, and is principally on account of unregistered maufee tenures, which have been included in the khalisah, and charged with revenue; 1841 acres have been resumed, and the maufeedars retained in possession, subject to the payment of rent at half average rent rates.

54th.—It is necessary, before concluding this portion of my report, to add that the settlement under Regulation VII. of 1822 was not completed in less than two years, and that while the term of it in some villages will come to a close in 1247, it will not in others expire till 1248 F. S.; my assessment, therefore, will not take full effect before 1249.*

Previous jumma, ... 22,452
Proposed jumma, ... 24,433

The settlement statement, No. 5, will exhibit clearly the aggregate amount which will be collected in each year of the settlement.

55th.—The financial result of the settlement is shewn in the margin,* and is satisfactory. I feel confident that the assessment is fair and moderate, and that if the estate should not prosper in the hands of the Raja, it will be attributable solely to his inordinate expenditure, the difficulties by which he is surrounded, and his want of method in the management of one of the finest and most profitable talookas in this district.

| <i>Former juma.</i> | <i>Proposed juma.</i> | <i>Increase.</i> |
|-------------------------|---------------------------|------------------|
| * 65,586 | 68,486 | 2,900 |

PERGUNNAH SUKEET.

56th.—Pergunnah Sukeet, in which talooka Eta, antecedently noticed, is included, resembles it closely in its natural features, and will not therefore require much description. It is bounded on the north by the Kalee Nuddee, on the east by talooka Sonpar and pergunnah Korowlee, on the south by pergunnah Ghurwur, and on the west by pergunnah Moostuffabad, zillah Mynpooree, and pergunnah Mahrerah, zillah Allygurh. The Easun Nuddee, after leaving talooka Eta, flows through a small portion of this pergunnah at its south western extremity, and is the only stream besides the Kalee Nuddee which intersects it. The trunk road traverses it for about 12 miles, and there are other numerous roads leading to all the principal markets in the neighbourhood, such as Moostuffabad, and Phuruha, Shekoabad, Eta, and Mynpooree.

57th.—The remarks relative to the soil and irrigation of Eta, are equally applicable to this pergunnah, except that the land is perhaps slightly inferior in point of natural fertility, and is not so highly cultivated as in that estate. The tract of country immediately approximate to the Kalee Nuddee, is that which is most remarkable for poverty of soil; and it will be found accordingly that in the majority of villages, which are contiguous to it, the assessment is below the value at revenue rates. Lest this assertion should appear contradictory to the remark contained in the 7th para. of this report, I would observe that in a pergunnah such as Kursana or Sirpoora, distinguished by general sterility of soil and limited irrigation, the estates adjacent to the Kalee Nuddee will be above average, as the stream to a certain extent supplies their greatest deficiency; but in pergunnahs like Sukeet, the soil of which is generally fertile, and the facilities of irrigation considerable, the same description will be found inapplicable.

58th.—The irrigation is mostly derived from pukka wells, and is 72½ per cent on the whole cultivated area.

59th.—The subjoined table of demands, receipts, and balances will, if considered with reference to the extent of cultivated and culturable area, as exhibited in the statement of this pergunnah, satisfy you that the past assessments have not been generally oppressive, whatever may have been the nature of them in particular instances. The balance, with the exception of that on account of 1245, which cannot of course be allowed to affect the general inference, is inconsiderable.

F. S.

| Year. | Demand. | Receipt. | Balance. |
|-------|------------|-------------|-------------------------------|
| 1225 | 75,110 | 63,973 13 8 | 11,136 2 4 |
| 1226 | 55,040 | 53,658 14 3 | 1,381 1 9 |
| 1227 | 54,637 | 54,637 0 0 | |
| 1228 | 54,687 | 54,687 0 0 | |
| 1229 | 54,758 | 54,758 0 0 | |
| 1230 | 55,464 | 55,464 0 0 | |
| 1231 | 74,304 | 74,304 0 0 | |
| 1232 | 74,304 | 74,304 0 0 | |
| 1233 | 74,461 | 74,019 0 0 | 442 0 0 |
| 1234 | 74,500 | 74,500 0 0 | |
| 1235 | 74,342 | 74,342 0 0 | |
| 1236 | 74,387-9-0 | 72,600 9 0 | 1,787 0 0 less by settlement. |
| 1237 | 72,670-5-6 | 72,615 5 6 | 55 0 0 reduction of do. |
| 1238 | 72,620 | 72,620 0 0 | |
| 1239 | 72,620 | 72,620 0 0 | |
| 1240 | 74,249 | 71,554 0 0 | 2,695 0 0 less by settlement. |
| 1241 | 74,162 | 72,168 0 0 | 1,994 0 0 ditto ditto. |
| 1242 | 74,274 | 72,280 0 0 | 1,994 0 0 ditto ditto. |
| 1243 | 73,081 | 72,981 0 0 | 100 0 0 ditto ditto. |
| 1244 | 73,101 | 73,001 0 0 | 100 0 0 ditto ditto. |

60th.—The rent rates were formed, calculated and checked in the manner previously described, and are, with the deduced revenue rates, given here.

| Rent rates. | | | | Deduced revenue rates. | | | |
|--------------|--------|------------|--------------|------------------------|---------|------------|--------------|
| | | Irrigated. | Unirrigated. | | | Irrigated. | Unirrigated. |
| Barah, .. | 7 0 5 | 3 1 2 | | 4 14 6½ | 2 2 4½ | | |
| Munja, .. | 5 4 4 | 2 10 7½ | | 3 11 0 | 1 11 0½ | | |
| Burreh, .. | 2 10 2 | 1 1 7 | | 1 13 7 | 0 12 3½ | | |
| Abeeland, .. | .... | 1 10 4 |  | ..... | 1 2 5 | | |
| Bunjar, .. | .... | 1 10 6 |  | ..... | 7 3½ 0 | | |

The extent of land watered from the tanks and from the Kalee Nuddee, and the acknowledged inferiority of that species of irrigation, obliged me to calculate a separate rate for lands so irrigated. The rate is, I am aware, too low for those lands which are watered from the Kalee Nuddee; but I pre-

ferred making an allowance for that in the few villages approximate to it, to multiplying the number of my rates.

61st.—By the time that I was ready to commence the settlement of this pergunnah, Meer Mohibooddeen, Deputy Collector, under Regulation IX. of 1833, had joined his appointment, and was prepared to render me assistance in the details of it. I lost no time in availing myself of his services in the following manner: he was directed personally to inspect the lands of every village in the pergunnah; to ascertain by actual calculation, in his own presence, the number of “pyrees” in daily use; to discover the rates of rent, on the grand divisions of the area, as usually levied in each village; in short to satisfy himself regarding every particular which could, in the remotest degree, affect the rate of assessment: a short memorandum, containing the information so collected, was handed to me. As I myself visited three-fourths of the villages of this pergunnah, I was enabled with ease to test it.

The Deputy Collector, after having thus ascertained, by personal inquiry, the positive and comparative resources of each village, its present condition, and the circumstances of the proprietors, prepared a rental for each estate, by applying to each description of soil the rates which his experience and his inquiries led him to suppose them capable of bearing. When I had made my assessments, I compared them with the result of the Deputy Collector’s labors; and when there was any material discrepancy I satisfied myself, before ultimately fixing the jumma, whether the Deputy Collector’s calculations, or my own, approximated most nearly to a fair and moderate assessment.

62nd.—Such instances, however, were remarkably scarce. Our results corresponded with a degree of accuracy which surprised me; for my rent rates, and the revenue rates deduced from them, were unknown to the Deputy Collector; and even if he had been acquainted with them, he could not have provided against variations in the assessment of villages in the existing jumma, of which a large increase was taken, or considerable decrease allowed. For instance, in mouza Jerisinge, No. 39, the value at revenue rates amounts to Rs. 5,095 15 3½; my proposed jumma, which involves one augmentation of Rs. 549, and at the same time a considerable deviation from rates, is Rs. 4,750; and the Deputy Collector’s proposed jumma is Rs. 4,755. I might multiply instances of this sort to any amount, but the above example is sufficient to explain my meaning, and that is the only object with which I have inserted it. Meer Mohibooddeen is known to the Board as a man of unsullied integrity, well experienced in the details of set-

tlement, and strongly impressed with the sound policy of moderate assessment. And at the same time that I would fain hope, that this correspondence in the result of calculations made by different people on different principles, without any intercommunication, may be considered an argument in favor of the assessments; I would beg leave to recommend Meer Mohibooddeen, from whom I derived valuable assistance in the settlement of this pergunnah, Karowlee and Sirpoora, to the favorable consideration of the Board and Government.

63rd.—The subject of the numerous Government purchases in this pergunnah, and the mode of disposing of them, has been fully discussed in the correspondence noted in the margin;* and I only allude to it

Settlement officer's letter, No. 29, of 2nd December.

Commissioner's letter to Board, No. 437, dated 26th.

Settlement officer's letter, No. 31, dated 7th March—No. 35, dated 12th March—No. 80, dated 5th June—and No. 83, dated 19th June, 1839.

now, for the purpose of explaining what may otherwise appear anomalous. You will observe that in most villages of this description the jumma has been increased, and that in very few has a diminution of demand been considered justifiable; but the acknowledged fact of the sale

for balances considered abstractedly, would appear to indicate the necessity of it. It is, however, remarkable that the estates purchased by Government are, with the exception of N. Jugroop and Tal Burrowlee, admitted to be among the most productive and profitable in the whole pergunnah; and it is an argument in favor of the propriety of the proposed increase that the old zumeendars, with the prospect of being ousted, are willing, not only to engage for their respective estates, but at the same time to liquidate the arrear for which they were sold, as the price of their restoration. The question is then, how they came to the hammer at all? it clearly did not arise from a deficiency of assets. I am inclined to attribute it to the prevalence of a most pernicious practice, viz. the immediate re-admission of the defaulters to engage for the villages as farmers, so that their possession was not even disturbed: this practice, not only, as the Board observe, "gives the leases all the advantages of property without the responsibility, and deprives the State of all security for the realization of its just dues;" but the defaulters are in the enjoyment of immunities, which are incompatible with the existence of a proprietary title in land in this country. Every village is answerable for the debt of its proprietor, and may be sold by order of a decree of Court for its realization; but in the supposed case of one of these defaulters

being deeply involved, no process of the Civil Court can disturb his possession.

Ludicrous as it may appear, the possession of the old zumeendars of mouza Jerisinge (who have been excluded at the settlement), was characterized by all the peculiarities of a bhyachara tenure; the land was minutely divided, and two or three of their descendants, who had been dispossessed, claimed restoration as a right: still more absurd, however, is the fact of their having actually mortgaged one thoke of the estate long after all their right of transfer had been annihilated by the sale.

64th.—It is further worthy of remark, that in no instance has the jumma been reduced since the sale, and yet the revenue has been realized with ease and punctuality, from those very people who previously withheld payment of it: all those facts put together justify one in inferring, that the alienation of these estates arose from no deficiency of assets, but from designed defalcation on the part of the proprietors, designed too with the view of retaining possession, and at the same time of depriving the Government of their lien on the estate.

65th.—The remarks in the report in pergunnah Khawur Kursana, on the subject of assessment tenures, preparations of record, and rent for lands, are equally applicable to this pergunnah, and do not require recapitulation. In this pergunnah much impoverishment has not resulted from the drought of 1245; the temporary relief which I have considered it expedient to grant, on the principle mentioned in the 32nd para. of this report, consists of deductions from the revised jumma in the following proportion, for the first three years of the settlement.

| | | | | |
|-------------------|------|------|------|--------|
| Fuslee, | 1247 | 1248 | 1249 | Total. |
| Rupees, | 3214 | 680 | 130 | 4,024. |

66th.—The financial result of this settlement is shewn by

| <i>Former jumma.</i> | <i>Proposed jumma.</i> | <i>Increase.</i> | the table in the margin,* and is favorable; the settlement has, I believe, given satisfaction, with the exception of Murthula and eight villages, the settlement of which was defined for special reasons; all the durkhasts were taken in two days. Murthula was the only case of recusancy; and a reference to the remarks under No. 3, or to the separate report, which is herewith submitted, on the proprietor's petition of appeal, will enable you to judge whether he had sufficient ground for the objection which he has preferred. |
|----------------------|------------------------|------------------|---|
| 72,285 | 75,842 | 3,557 | |

PERGUNNAH KAROWLEE.

67th.—Pergunnah Karowlee, comprising 86 villages, is bounded on the north by the Kalee Nuddee, on the west by talooqua Sonhar and pergunnah Sukeet, and on the south and east by the pergunnahs attached to the Huzoor Tuhseel of this district. Its general features resemble those of Sukeet, but there is a difference in the nature of the soil, and its productive qualities; it is light, of that description commonly called in this part of the country “chicknout,” and yields very abundant produce when plentifully irrigated and well cultivated. The lands in the immediate vicinity of Karowlee Khas, are unequalled in fertility throughout this tract of country, and pay accordingly very high rates: in Soojrye, No. 76, Deorey, No. 16, and a few other neighbouring villages, there are lands which are taxed with 18 rs. per acre, and still yield an abundant profit to the cultivator.

68th.—The Kalee Nuddee, and a small stream which runs along the southern boundary of the pergunnah, materially aid in its irrigation, and the deposit from the latter, which overflows in the rainy season, adds greatly to the fertility of the lands within its influence. The per centage of the irrigated surface on the whole cultivated area is 64 $\frac{1}{4}$.

69th.—The principal roads are the high road, one leading from Karowlee to Mynpooree, another to Sukeet, and another to Allugunje; there is a good market at Karowlee, the demand of which is alone nearly sufficient to absorb the agricultural produce of the pergunnahs; the markets at the towns above mentioned, the distance from which is inconsiderable, afford in case of necessity a very convenient outlet.

70th.—Before proceeding to the subject of assessment, it is necessary to observe one peculiarity for which this pergunnah is remarkable, and which has rendered a modification of the statement, No. 3, indispensable: I allude to those complex tenures commonly denominated “Khetbut,” and described in the 225 para. of the Sudder Board’s printed settlement circular. These tenures are not numerous; and where they do exist are of such antiquity, and the land so minutely divided off, that no inconvenience is found to arise from them; there is, however, in most instances, one principal village, by the name of which the mehal is distinguished: but the mehal of “Eesye Turufmohun,” No. 25, is composed entirely of portions of land situated within the area of other villages, and is the most perfect specimen of a complex tenure that I have found to exist. It is incumbent upon me to add, that the measurement papers have not been prepared in conformity with the constructions above alluded to: the fields

included in the area of one village, and comprised in another mehal, have not been distinguished in the field maps by a different color, or by any other diacritical mark; nor have separate khusrabs of these lands, excepted from the general khusrabs of the village within the boundary of which they are situated, been formed in the Surveyor's office. I have caused the latter deficiency to be supplied; and instead of coloring the field map, have had the name of the village to which the field belongs, written within the number which in the map is supposed to represent that field.

71st.—This is, perhaps, the most proper place to allude to the deterioration which the scarcity of 1245 has occasioned in this pergunnah; the measurement papers which were prepared in that year are a mere unequivocal index of it, and will convey a better idea of its extent than any description which I could offer. This pergunnah has suffered more severely in its condition, and calls more loudly for temporary relief, than any other which has come under settlement this season; the mere fact that two-fifths of the lands habitually under cultivation were abandoned, is a sufficient indication of the general distress, and of the fearful reduction of the cultivating population, which have been the consequences of this famine; some villages have been impoverished to such a degree, that no outlay of capital, nor personal attention and industry on the part of the proprietors, can restore them to a flourishing condition in less than two or three years. Among these is Kunchunpoor: there were previously ten or twelve houses, they are now all, with the exception of one, uninhabited, roofless, and dismantled. Soojounpoor, No. 75, is another instance of extreme deterioration, the cultivators having been reduced to half their original number. In like manner Mudhkurpoor, No. 53*, Sukhora, No. 51, and Kuttoo, No. 38, have been very much depopulated, and the cultivation and prosperity of the villages been reduced in a corresponding degree. I have applied the principle described in the 32nd paragraph of this report to all cases which, in my opinion, called for relief; and the amount, the relinquishment of which I would beg to recommend, is as follows:—

| | | | | |
|------------|------|------|------|--------|
| F. S. Year | 1247 | 1248 | 1249 | Total. |
| Rs. | 5573 | 1816 | 353 | 7742 |

These reductions, it is to be borne in mind, are made from the proposed jumma, and not from the present assessment: the sacrifice of this sum, which to the State is inconsiderable and immaterial, will be the means of insuring the future pros-

perity of the pergunnah, and will be regarded by the proprietors as an act of benevolent indulgence. In order to provide against the abuse of this indulgence, the tuhseeldar has been directed particularly to look after the cultivation of those villages, the proposed jumma of which has been temporarily reduced; and to bring immediately to the notice of the Collector, any instance of wilful neglect which may come to his knowledge; in such cases the whole jumma ought to be realized.

72nd.—The demands, receipts, and balances for twenty years are as follows:—

| F. S. Year. | Demand. | Receipt. | Balance. |
|----------------|---------|-------------|-----------|
| 1225 | 31,906 | 29,746 10 6 | 2,159 5 6 |
| 1226 | 31,683 | 31,683 0 0 | 0 0 0 |
| 1227 | 31,935 | 31,935 0 0 | 0 0 0 |
| 1228 | 31,970 | 31,970 0 0 | 0 0 0 |
| 1229 | 31,970 | 31,970 0 0 | 0 0 0 |
| 1230 | 31,970 | 31,970 0 0 | 0 0 0 |
| 1231 | 31,970 | 31,970 0 0 | 0 0 0 |
| 1232 | 31,970 | 31,970 0 0 | 0 0 0 |
| 1233 | 31,970 | 31,970 0 0 | 0 0 0 |
| 1234 | 31,970 | 31,970 0 0 | 0 0 0 |
| 1235 | 31,974 | 31,938 0 0 | 36 0 0 |
| 1236 | 31,970 | 31,970 0 0 | 0 0 0 |
| 1237 | 31,970 | 31,970 0 0 | 0 0 0 |
| 1238 | 31,970 | 31,970 0 0 | 0 0 0 |
| 1239 | 31,970 | 31,820 4 9 | 149 11 3 |
| 1240 | 31,970 | 31,970 0 0 | 0 0 0 |
| 1241 | 31,970 | 31,970 0 0 | 0 0 0 |
| 1242 | 31,970 | 31,970 0 0 | 0 0 0 |
| 1243 | 31,970 | 31,970 0 0 | 0 0 0 |
| 1244 | 31,970 | 31,970 0 0 | 0 0 0 |

The rate of the present jumma, with reference to the extent of the cultivated and culturable areas, and in comparison with that of the contiguous pergunnahs, to none of which it is inferior in natural or artificial advantages, is exceedingly low; and the inadequacy of assessment, of which this is an indication, is further established by an examination of the table and the general circumstances of the pergunnah. There has been no material change in the assessment for the last 20 years, the revenue has been realized without balance, and the majority of the zumeendars, who are chiefly Rathore Rajpoots, and a very troublesome, refractory class, are in very comfortable circum-

stances; I therefore determined to take a moderate increase, and to defer giving full effect to it until the impoverished estates had partially recovered their condition.

73rd.—The duty intrusted to Meer Mohibooddeen, Deputy Collector, was similar to that which he performed so much to my satisfaction in the settlement of pergunnah Sukeet; and was accomplished with the same care, steadiness, and ability: he likewise assisted his colleague, Jumalooddeen Hussun, in the preparation of the record of responsibilities and administration.

74th.—The remarks relative to the mode of settlement and assessment, to the preparation of record giving publicity to the rent roll, &c. contained in the preceding paragraphs of this report, are equally applicable to this pergunnah; and there is no local peculiarity, except the complexity of tenures already noticed, which would render any addition to those remarks necessary. The rent rates and deduced revenue rates for pergunnah Karowlee are entered here.

| | Irrigated. | | | Unirrigated. | | | Irrigated. | | | Unirrigated. | | |
|---------------------|------------|---|----|--------------|----|----|------------|---|----|--------------|----|----|
| Barah, . . . | 7 | 0 | 5 | 3 | 4 | 8½ | 4 | 8 | 8½ | 2 | 2 | 1 |
| Munja, . . . | 5 | 4 | 4 | 2 | 10 | 2 | 3 | 6 | 6½ | 1 | 11 | 3¼ |
| Burreh, . . . | 3 | 8 | 2½ | 1 | 5 | 1 | 2 | 4 | 4½ | 0 | 13 | 7½ |
| Abeeland, | | | | 0 | 10 | 2 | | | | 1 | 11 | 3¼ |
| Bunjar, | | | | 0 | 10 | 6½ | | | | 0 | 6 | 9½ |

75th.—The result of the settlement, in a financial point of view, is sufficiently favorable; in the amount entered in the

| <i>Present</i> | <i>Proposed</i> | <i>Increase.</i> | 1st* column is included the jummas of Midheecolee Kullan, No. 56, Midheecolee Khoord, No. 56, and Mudhewa Juggutpoor, No. 58; three villages, which have been, by |
|----------------|-----------------|------------------|--|
| <i>jumma.</i> | <i>jumma.</i> | | |
| *36,286 | 38,428 | 5,142 | late arrangements connected with the adjustment of the pergunnah boundaries, transferred to this pergunnah. I have been informed that the people were all satisfied with the settlement; and the fact, that in 80 assessments there were but two cases of recusancy, in one of which the recusant party subsequently entered into engagements; and that, with the exception of nine villages, the settlement of which was deferred for special reasons, all the durkhasts were taken in one day, would seem to confirm the truth of that communication. I proceed to report on the settlement of the last pergunnah which occupied my attention. |

late arrangements connected with the adjustment of the pergunnah boundaries, transferred to this pergunnah. I have been informed that the people were all satisfied with the settlement; and the fact, that in 80 assessments there were but two cases of recusancy, in one of which the recusant party subsequently entered into engagements; and that, with the exception of nine villages, the settlement of which was deferred for special reasons, all the durkhasts were taken in one day, would seem to confirm the truth of that communication. I proceed to report on the settlement of the last pergunnah which occupied my attention.

PERGUNNAH SIRPOORA.

76th.—The settlement of this pergunnah was deferred for reasons which it is needless to mention, until that of the Sukeet division had been completed, and was not brought to

a termination until the 4th May. It is bounded on the north and west by pergunnah Suhawur and Kursana, on the south by the Kalee Nuddee, and on the east by pergunnah Puteealee, and pergunnah Burna, zillah Furrukabad. In its general features and character, and in the nature and quality of the soil, it is identical with Suhawur and Kursana; the observations relative to these particulars, contained in the 3rd, 8th, and 14th paragraphs of this report, are consequently equally applicable to it; but its past fiscal history is widely different, and this, with the present depressed condition of the pergunnah, and the almost universal poverty of the malgoozars, will be found to afford abundant evidence of mismanagement or over-assessment. I proceed to detail the facts which have led me to this conclusion, and which forcibly indicate the necessity of a reduction of assessment.

77th.—An examination of the following table will show, that during the last twenty years there are few in which the whole amount of revenue has been realized; but I do not consider this isolated fact, as an unanswerable proof of the inability of any given pergunnah to pay its present jumma: the arrear may have arisen from inequality of assessment; and if the burthen be fairly and equally apportioned, it is possible that the pergunnah may not only pay the same amount of revenue, but also gradually improve and prosper; such, I conceive to have been the case in pergunnahs Kursana and Suhawur, and upon this ground I rejected the argument in favor of a decrease of jumma, which the balance in the pergunnah afforded. But when, in addition to the fact of existing arrear, the records of the pergunnah show that the revenue has, in a very large proportion of estates, been realized with extreme difficulty; that mortgages, sales, and transfers, public and private, have been frequent and numerous; and if, besides this, it be ascertained that the rate of the present jumma of this pergunnah, on the cultivated area, is higher than that of the adjacent pergunnahs—to none of which it is in any respect superior, that its agricultural prosperity is much depressed, and that the majority of the malgoozars have been reduced to indigence; it will, I think, then, be allowed that the balance exhibited in the following statement, ought to form a very prominent feature in the argument for a decrease of assessment.

| F. S. Year. | Demand. | Receipt. | Balance. |
|----------------|------------|-------------|-----------|
| 1225 | 44,257 0 0 | 41,923 12 6 | 2,333 6 6 |
| 1226 | 42,053 0 0 | 41,663 0 6 | 389 15 6 |
| 1227 | 39,052 0 0 | 39,052 0 0 | .. . . . |

| F. S. Year. | Demand. | | Receipt. | | Balance. | |
|----------------|---------|------|----------|------|----------|-------|
| 1228 | 37,872 | 0 0 | 37,834 | 8 0 | 37 | 8 0 |
| 1229 | 38,069 | 0 0 | 38,069 | 0 0 | ..... | ..... |
| 1230 | 30,105 | 0 0 | 29,395 | 9 5 | 709 | 6 6 |
| 1231 | 44,878 | 0 0 | 44,390 | 11 9 | 487 | 4 3 |
| 1232 | 44,832 | 0 0 | 44,832 | 0 0 | ..... | ..... |
| 1233 | 44,832 | 0 0 | 44,332 | 14 3 | 499 | 1 9 |
| 1234 | 44,588 | 6 6 | 44,588 | 6 6 | ..... | ..... |
| 1235 | 44,615 | 6 6 | 44,615 | 6 6 | ..... | ..... |
| 1236 | 44,632 | 15 0 | 44,632 | 15 0 | ..... | ..... |
| 1237 | 44,650 | 7 6 | 44,397 | 3 0 | 253 | 4 6 |
| 1238 | 44,736 | 0 0 | 44,190 | 0 0 | 546 | 0 0 |
| 1239 | 44,298 | 0 0 | 44,090 | 7 9 | 207 | 8 3 |
| 1240 | 44,832 | 0 0 | 37,190 | 2 6 | 7,641 | 13 6 |
| 1241 | 44,927 | 0 0 | 44,063 | 0 0 | 864 | 0 0 |
| 1242 | 44,235 | 0 0 | 44,235 | 0 0 | ..... | ..... |
| 1243 | 44,343 | 0 0 | 44,129 | 8 0 | 213 | 8 0 |
| 1244 | 44,404 | 0 0 | 43,913 | 6 0 | 490 | 10 0 |

The annual average balance, therefore, amounts to rupees 734, an inconsiderable sum in itself; but when considered in conjunction with the sales, transfers, and other rigorous processes, by which means only so large a proportion of the annual demand has been realized, sufficient to establish the propriety of decrease.

78th.—The following abstract will make this clear; of 81 mehals, which are comprised in this pergunnah, 62 have been either mortgaged, sold, or transferred, publicly or privately, since the 4th settlement; of these four have been five times, six have been four times, thirteen have been thrice, and twenty twice alienated. Previous to the 3rd settlement, when the jumma of this pergunnah amounted to rupees 39,628-8, there are only six transfers recorded, three of which are doubtful transactions; and this very inconsiderable proportion is sufficient to prove, that the subsequent alienations, above alluded to, arose from over-assessment, and not from the extravagant habits of the proprietors, or the necessity of providing for their inordinate expenditure. By removing the cause of this instability of property, it is reasonable to expect that the like disastrous events may not recur, and that the condition of the pergunnah may be gradually ameliorated.

79th.—Adverting again to the summary contained in paragraph 77 of the reasons for reduction of assessment, I beg

leave to subjoin the rates of the present assessment in the adjacent pergunnah, as far as they are known to me.

| Pergunnah. | Rate of former jumma on malgoozaree area. | | | Rate on cultivation. |
|-------------------|--|----|----|-------------------------|
| Kursana, | 1 | 1 | 0 | 1 6 3 |
| Suhawur, | 1 | 1 | 5 | 1 10 5 |
| Puteealee, | 0 | 13 | 8 | 1 10 0 |
| Burnah, | 0 | 14 | 0 | 1 4 2 |
| Sirpoora, | 0 | 14 | 3½ | 1 14 4 |

From this enumeration I have, it will be observed, excluded the pergunnahs situated on the south of the Kalee Nuddee: for, as I have before intimated, there is so striking and remarkable a contrast perceptible on crossing that stream, that no analogy exists, and any comparison which should admit these pergunnahs, would be totally fallacious.

80th.—I would only add to the above facts the result of my own observations, relative to the present condition of the pergunnah, and the circumstances of the proprietors: there are few villages which I did not personally visit, and still more scarce are those, the condition of which did not impress on my mind the short-sighted policy of heavy assessment. Leaving the mention of particular instances to be entered in the miscellaneous remarks, I will content myself with stating, generally, that the cultivation of the pergunnah is extremely limited with reference to its area, owing partly to the causes above mentioned, and partly to the influence of the drought: that for the same reasons the population has been greatly reduced, and that the zumeendars generally betray an indifference and unconcern regarding the condition of their estates, and the retention of them, which is incompatible with the character of the people, and which nothing but the heaviness of assessment could have induced: the tenacity with which the zumeendars of the country, in spite of difficulties and embarrassments, cling to their hereditary property is notorious, and the most urgent necessity alone can induce them to relinquish it.

81st.—Under these circumstances, the drought of 1245 has been attended with unusually disastrous results; the extent of deterioration, as far as the limitation of the cultivation is concerned, is too plainly exhibited in the measurement papers, and the statements prepared from them, to need description or explanation at my hands; and the depopulation which has ensued, can only be duly estimated by those who have been eyewitnesses, like myself, of the frightful number of roofless and abandoned habitations, which disfigure the aspect of more than one-half the villages of this pergunnah. The relief which I

have granted, in addition to the permanent reduction of assessment, is as follows.

| Year | 1247 | 1248 | 1249 | Total. |
|------|-------|------|------|--------|
| Rs. | 2,722 | 630 | 30 | 3,382 |

82nd.—The rent and revenue rates calculated in the manner previously described, and finally adopted, are entered here : no further remarks on this head appear to be called for.

| | <i>Rent rates.</i> | | | | | | <i>Deducted revenue rates.</i> | | | | | |
|--------------|--------------------|---|----|---------------------|----|----|--------------------------------|----|----|---------------------|----|----|
| | <i>Irrigated.</i> | | | <i>Unirrigated.</i> | | | <i>Irrigated.</i> | | | <i>Unirrigated.</i> | | |
| Barah, .. | 6 | 9 | 5 | 2 | 10 | 2 | 4 | 10 | 3 | 1 | 13 | 10 |
| Munja, .. | 4 | 6 | 3½ | 1 | 15 | 7 | 3 | 1 | 11 | 1 | 6 | 4½ |
| Burreh, .. | 3 | 1 | 2 | 0 | 15 | 9½ | 2 | 2 | 10 | 0 | 11 | 1 |
| Abeeland, .. | .... |  |  | 1 | 12 | 0½ | ..... |  |  | 1 | 3 | 11 |
| Bunjar, .. | .... |  |  | 0 | 5 | 3 | ..... |  |  | ..... |  |  |

83rd.—The result of this settlement is, certainly in a financial point of view, unfavorable ; but the facts above detailed will, I trust, be considered abundant evidence of the necessity

| | | | |
|----------------------|------------------------|------------------|---|
| <i>Former jumma.</i> | <i>Proposed jumma.</i> | <i>Decrease.</i> | for a decrease of jumma : and the inferences which naturally result from them, will justify me in the course I have pursued. The settlement has, I have |
| 44,404 | 39,436 | 4,968 | reason to believe, given ample satisfaction to the people, and has had the effect already of raising the value of landed property in the pergunnah under notice : many bonds and deeds of sale and mortgage, which would never have seen the light had not the anticipated reduction (for such was the general expectation) been admitted, have been since produced, and the claims which have laid dormant for years have been revived. Were the zumeendars only allowed breathing time, permitted only to hold their estates for two or three years, they would, I feel confident, be enabled to satisfy the demands which now jeopardize their property ; but the rapacity of the usurer is seldom united with forbearance : and I fear that the process of the Civil court will ere long disturb the possession of many, whose hopes have been revived by the decrease of assessment, and the consequent possibility of extricating themselves from their embarrassments. |

GENERAL REMARKS.

84th.—It is, I believe, generally allowed that there are few undertakings more difficult of successful accomplishment, than the detailed account of a tract of country ; a description of its natural resources, of the improvements which art and civilization have introduced, and the further amelioration of which it is

capable ; of the extent and nature of its population ; and in short, of all the points which have any relation to agricultural prosperity. Although I have endeavoured to place such a picture before you, I cannot flatter myself that I have succeeded ; and I shall only be too happy, if my labors meet with the indulgent consideration, which the zeal and perseverance with which they have been prosecuted deserve.

85th.—I beg leave to state in conclusion, that in the statement No. II. the arrears on account of 1245 F. S. have not been included in the table assigned for that purpose : the reason of this is, that the amount of balance due from any given estate in that season could not be considered as any indication of under assessment, which is, I imagine, the main object of that table ; but merely as evidence of the extent of impoverishment, or the determined and designed delinquency of the proprietors.

86th.—The financial result of the operations of this season is exhibited in the following table, and will, I trust, be considered satisfactory : more may have been expected, but more could not have been satisfactorily accomplished this season.

| Pergunnahs. | Present jumma. | Proposed jumma. | Increase. | Décrease. | Difference. |
|---------------|-------------------|--------------------|-----------|-----------|-------------|
| Kursana, .. | 16,746 12 | 17,561 0 | 814 4 | 0 0 | 0 0 |
| Suhawur, ... | 49,887 0 | 50,272 0 | 385 0 | 0 0 | 0 0 |
| Sirpoora, ... | 44,404 0 | 39,436 0 | 0 0 | 4,968 0 | 0 0 |
| Eta,..... | 65,586 0 | 68,486 0 | 2,900 0 | 0 0 | 0 0 |
| Sukeet,..... | 72,285 0 | 75,842 0 | 3,557 0 | 0 0 | 0 0 |
| Karowlee,... | 33,286 0 | 38,428 0 | 5,142 0 | 0 0 | 0 0 |
| Total, | 282,194 12 | 290,025 0 | 12,798 4 | 4,968 0 | 7,830 4 |

My progress has been impeded by various circumstances, which I do not think it necessary to detail ; these causes will not operate with the same force during the ensuing cold weather ; and I, therefore, trust that the settlement of this district may be, in every respect, completed by June, 1840.

I have the honor to be, &c.,

(Signed) G. F. EDMONSTONE,

Settlement Officer.

Mynpooree Settlement Office, the 3rd Sept., 1839.

ABSTRACT.

PARAS.

- 1 Introductory remarks.
- 2 Prefatory remarks to Report on pergunnah Kursana and Suhawur.
- 3 General poverty of soil.
- 4 Exceptions.
- 5 Boundaries of pergunnah.
- 6 Boor Gunga.
- 7 Remarks of Kalee Nuddee.
- 8 "Kans."
- 9 to 12 Nature of irrigation, inconsiderable extent of it, and supposed causes of its limitation.
- 13 Produce.
- 14 and 15 Observations with regard to the large proportion of land solely abandoned, and the impediments to the occupation of the culturable waste.
- 16 to 18 Markets and roads.

MODE OF SETTLEMENT.

- 19 to 22 Personal inspection of the villages comprising the pergunnah, and the advantages resulting from it.
- 23 Past fiscal history of the pergunnah, with table of demands, receipts and balances for 20 years. Formation of the pergunnah jumma.
- 24 and 25 Formation of rent rates, and classification of soil.
- 26 and 27 Deduction of revenue rates, and mode of testing the result obtained by their application to the measurement details.
- 28 Circumstances taken into consideration in fixing the assessment.
- 29 Variations from the revenue rates in Kursana proper.
- 30 Reference to settlement statement, No. 5.
- 31 and 32 Observations relative to the extent of impoverishment occasioned by the drought of 1245 F. S. in this pergunnah, and the means adopted to obviate its consequences.
- 33 and 34 Tenures.
- 35 to 37 Preparation of record of administration and liabilities, and the necessity of adhering to its provision.
- 38 to 40 Giving publicity to the rent roll, and observations regarding the alterations which will result from the fluctuation in the number of cultivators, &c.
- 41 Rent-free holdings.

- 42 Financial result of the settlement.
- 43 Per-centage for road fund.

TALOOKA ETA, PERGUNNAH SUKEET.

- 44 Introductory remarks.
- 45 and 46 Soil, irrigation, and general description of talooka.
- 47 Markets and roads, and streams.
- 48 to 50 Past history of the talooka.
- 51 Table of demands, of receipts and balances for 20 years, and remarks on the lightness of assessment, and the character and mismanagement of the Rajah.
- 52 and 53 Rent rates and revenue rates.
- 54 Remarks relative to the settlement under Regulation VII. of 1822.
- 55 Financial result of settlement, and concluding remarks.

PERGUNNAH SUKEET.

- 56 Boundaries of pergunnah, roads, streams, and markets.
- 57 General description of pergunnah.
- 58 Irrigation.
- 59 Past history of the pergunnah, with table of demands, of receipts and balances for 20 years.
- 60 Rent and deduced revenue rates.
- 61 Duties intrusted to Meer Mohibooddeen, Deputy Collector, under Regulation IX: of 1833, and the assistance derived from his labors.
- 62 Same subject continued.
- 63 and 64 States the property, of Government, and remarks regarding the cause of their alienation.
- 65 Remarks on the report of pergunnah Suhawur, Kursana, on the subject of assessment; tenures, &c., equally applicable to this pergunnah. Extent of deterioration occasioned by the drought of 1245, and the relief granted.
- 66 Result of settlement, and concluding remarks.

PERGUNNAH KAROWLEE.

- 67 Description and boundaries of pergunnah, soil, with some remarkable instances of high rates.
- 68 Irrigation.
- 69 Roads and markets.
- 70 Khetbut tenures.
- 71 The great impoverishment occasioned by the drought, and the extent of relief which it is proposed to grant.

- 72 Table of demand and receipts for 20 years, and the inference as resulting there-from.
- 73 Duty intrusted to Meer Mohibooddeen.
- 74 Remarks in the preceding paragraphs on the subject of assessment applicable to this pergunnah—rent and revenue rates.
- 75 Financial result of settlement, and concluding remarks.

PERGUNNAH SIRPOORA.

- 76 Boundaries of pergunnah, soil, and irrigation.
- 77 Observations on the past fiscal history of the pergunnah, and table of demands and receipts for 20 years.
- 78 Numerous transfers.
- 79 Rate of assessment in the neighbouring pergunnahs.
- 80 Results of personal observations.
- 81 The effects of the drought aggravated by the heaviness of the assessment, and the relief which it is proposed to grant.
- 82 Rent and revenue rates.
- 83 Financial result of the settlement, and concluding remarks.
- 84 General remarks.
- 85 Reasons for not inserting the balance of 1245 in settlement statement No. 2.
- 86 Result of the operations of the season.

(Signed) G. F. EDMONSTONE,
Settlement Officer.

No.

To R. N. C. HAMILTON, ESQUIRE,
Commissioner, 2nd Division,
AGRA.

Sir,—I have the honor to report that my operations in this district have been brought to a termination, by the settlement, during the past season, of the pergunnahs noted in the margin: * the prescribed statements are herewith submitted for your examination, and for the consideration of the Sudder Board of Revenue and of Government.

Pergunnahs Moostafubad,
Shekohabad, Ghirour, Kur-
hul, Kishnee Nubbeegunge,
Sauj, Aleepoor Puttee, Bhon-
gaon, Tal Munchunnah.

2nd.—Having, in reporting the settlement of the divisions of Sukeet and Suhawur, fully detailed the means which I adopted of acquiring the requisite information, the mode of forming my average rates and testing their accuracy, the circumstances which chiefly influenced me in fixing my assessments, and generally the system which I pursued; and having found it unnecessary to make any material alterations in it, I will, without troubling you with a tedious recapitulation, proceed at once to describe, in as clear and concise terms as I can command, the characteristic features of each pergunnah which has come under revision during the past season, and any peculiarities connected with each which have been brought to light, and may appear deserving of special notice. When the theory of the present system of settlements was first promulgated, it was of course an object to ascertain, from every available source, and particularly from those who were employed in giving effect to it, its efficacy in practice; and every officer was encouraged to state his own views in detail, and to notice specifically any points which appeared objectionable, or to require further legislation: but now the combined facility, celerity and trust-worthiness of the operations, which have been conducted in accordance with this principle, have been so fully established, and all the information calculated to throw light upon the working of the system has been so clearly laid before superior authority, that no observations on the subject are required, and I shall abstain entirely from any allusion to it.

PERGUNNAH MOOSTAFUBAD.

3rd.—This pergunnah is bounded on the north by Sukeet Eta, on the east by the pergunnah of Ghirour, on the south by Shekohabad, and on the west by the districts of Muttra and Agra. It is distinguished by fertility of soil, very general irrigation,

and great agricultural prosperity ; and being lightly assessed, has been hitherto regarded as unusually profitable : it is low, wheels are numerous and extensive, and rice is abundantly cultivated in many of the estates which are comprised in it ; and such is the facility and inconsiderable expense at which kucha wells are constructed, that there is, comparatively, a very small portion of the malgozaree area which is destitute of the means of irrigation. In a pergunnah so favorably circumstanced, the collection of the assessed revenue has been a matter of no difficulty, changes of property and possession have been few, and the proprietors generally are comfortable, some are affluent, and few, very few, are those who can be called utterly indigent ; the only exception, and that is a partial one, to the superiority of soil, and the universal irrigation above noticed, is found in the southern division of the pergunnah, where, in some villages, unproductive " bhoor" lands, with all its concomitants of imperfect irrigation, abundant " kans," and inferior cultivation are found in considerable quantity : these are the estates in which the symptoms of the past drought are alone apparent to any considerable extent ; the almost universal irrigation in other parts having greatly obviated the evil and distress, which in less favored pergunnahs were so prevalent and overwhelming.

4th.—The mart in which by far the larger proportion of the produce of this pergunnah is disposed of is Phurha, which was at one time a great emporium of trade in cotton, indigo and grain ; it has now lost much of its importance, and the sphere of its influence is comparatively confined ; but it is easily accessible from all parts of the division, and has still a sufficiently large commercial population to secure an easy and advantageous outlet for its produce ; the inhabitants of those estates which are situated in the southern quarter of the pergunnah, probably resort to the market of Shekohabad as the nearest, and therefore the most convenient for the purposes above indicated.

5th.—There is but one stream, the Urrind Nuddee, which enters on the north and leaves the pergunnah on its eastern boundary, requiring mention ; it is not generally applicable to the purposes of irrigation, but may be converted to that use by the construction of bunds, and is certainly beneficial in annually inundating and fertilizing the lands which border on it.

6th.—After visiting and carefully examining the character and condition of almost every village, I proceeded to the calculation of average rent rates ; and after applying the tests detailed in my last report, and doing every thing in my power to ensure their accuracy, I commenced the assessment and settlement of the pergunnah : those which I finally adopted for each

division of the area, and the revenue rates deduced from them, are given here.

| | Class of soil. | Irrigated. | Unirrigated. |
|---------------|--------------------|------------|--------------|
| Rent Rates. | Barah, | 7 14 6 | 5 4 4 |
| | Munjah, | 5 4 4 | 3 8 3 |
| | Burreh, | 3 10 0 | 1 5 1 |
| | Abeeland, | 3 8 3 | 0 0 0 |
| | Lately abandoned | 0 0 0 | 0 10 6½ |
| Rev. rates... | Barah, | 5 1 7 | 3 6 6 |
| | Munjah, | 3 6 6 | 2 4 4 |
| | Burreh, | 2 5 4 | 0 13 7 |
| | Abeeland, | 2 4 4 | 0 0 0 |
| | Lately abandoned | 0 0 0 | 0 6 9 |

7th.—The variations from the value at revenue rates will not, I believe, be found very numerous, or so considerable as to throw discredit on the calculations. I have adhered to them in all instances in which no sufficient and satisfactory reason for deviation could be offered, and have only in other cases disregarded their indication, when either great inferiority or superiority of soil, or other local peculiarity, has rendered them totally inapplicable and anomalous; care has been taken to notice such circumstances specifically in the miscellaneous remarks appended to the statement No. 3 of the village in which they have appeared.

8th.—The present jumma, including a demand of Rs. 1,100 on a shrine situated in Pyndhut—which has been specially noticed in a separate re-

| | |
|---------------------------------------|-----------------------|
| * Proposed jumma, Rs. 2,84,148 0 0 | port, No. 178, dated |
| Present ditto, . . . Rs. 2,63,396 0 0 | 4th November, 1839, |
| Nent increase, . . . Rs. 20,752 0 0 | and excluded from as- |
| | essment by the Sud- |

der Board—and the proposed demand, with the increase resulting from my revision in this pergunnah, are exhibited in the margin.* As a fact satisfactory to me, and as a proof, in some measure, of the moderation with which the enhancement has been made, I may be allowed to mention, that all the engagements for the extensive division were executed in little more than two days; and that not a single case of recusancy occurred, to throw doubt on the accuracy of my calculations, or to damp the feelings which such a result was calculated to convey.

PERGUNNAH SHEKOHABAD.

9th.—Though inferior as a whole to the pergunnah just noticed, Shekohabad is by no means an unproductive or ill-favored division: it adjoins Moostafabad on the north, is bounded on the south by the river Jumna, and is conterminous on the east

and west with pergunnah Deahlee Jakhun, of Etawah and Ferrozabad, of zillah Agra, respectively. In forming the settlement of this pergunnah, I have been obliged to divide the villages composing it into three classes; the varying character of the soil and local peculiarities rendering such an arrangement absolutely indispensable, to the attainment of any thing approaching to accuracy in the calculation of average rates: these three classes I propose to denominate the northern and central division and the Jumna tract, and to these appellations I shall adhere; in alluding to any of them it will be convenient, and at the same time conducive to clearness, if I describe each separately.

10th.—The northern division, or first class, comprises generally all those estates which are situated on the north of Sursoo Nuddee, [incorrectly entered as the Esun in the professional map of the pergunnah,] and extends from the eastern to the western extremity of the pergunnah; these are, with very limited exceptions, characterized by the same fertility, extensive irrigation and prosperity, as distinguished the villages of Moostafabad, and are alluded to in the 3rd paragraph of this report. They are possessed almost exclusively by kurars, a race with which I have not, in the course of my experience, hitherto come in contact, and which is even in this district confined to the pergunnah of Shekohabad. Their skill in agriculture generally, their industry, and the dexterity with which they superintend the cultivation and arrangement of their estates, and their natural acuteness, are quite unrivalled, except perhaps by jats and Jadone rajpoots. Any village moderately assessed—no matter how deteriorated by neglect or other cause, no matter how they may be opposed by a refractory community in the details of its administration—which falls into their possession, very shortly assumes an improved appearance; the abandoned lands are immediately redeemed; the turbulent and obnoxious members of the fraternity are quickly subdued or ejected; and the village which was formerly held up as useless and unprofitable, and stigmatized as inordinately taxed, is found well able, under efficient and economical management, to pay its assessed revenue with facility, and to yield a fair remunerating profit to the skilful speculators, who have taken its restoration to fertility and prosperity.

11th.—The central division, or second class, includes all the estates which are situated to the south of the Sursoo Nuddee, with the exception of those which border on the river Jumna, or are intersected by its ravines; and extends, similarly to the first, from the eastern to the western boundary of the pergunnah. The strong contrast in the character of the soil, nature and

quality of produce, and facilities of irrigation, so soon as the Nuddee is crossed, is remarkable; the first becomes gradually light, sandy, and unproductive; the second deteriorates visibly, as well in quality and quantity, as in description; and the last is found to be obtained comparatively with difficulty, and is, as a necessary consequence, much more confined. The water, which in the northern division is about 20 or 25 feet from the surface, is found in the line of country under consideration to range from 35 to 50 feet; and in place of the universal facility of constructing kucha wells, above alluded to, as existing in that division, there are comparatively few villages in the hars, or outer lands, of which they can be sunk at all, or if sunk, will remain serviceable for any period exceeding one year.

12th.—In this division, nearly all trace of the kurars, as a proprietary body, is lost, and the majority of the estates are held either by kaiths, thakoors, or aheers; there are a few belonging to the first mentioned class; and the results of their skill, perseverance and good management are the more remarkable, when the condition and appearance of the villages which they hold, are viewed in juxtaposition, and compared with those conterminous and held by other proprietors; the agricultural class is composed chiefly of aheers and lodhes, the former indolent, unskilful and predatory in their habits, and the latter, second, only as cultivators, to kachees.

13th.—In the division which I have distinguished by the name of the Jumna tract, are comprised, as that denomination imports, all those villages which are situated in the midst of the ravines that border on the Jumna. The difficulties which the features of the country opposed to a sufficient and satisfactory examination of the soil, and, as a necessary consequence, to the formation of any opinion regarding its capabilities, were such, that nearly one-half of the time, during which I was encamped in the pergunnah of Shekohabad, was passed in overcoming, or rather attempting to overcome them. The ravines are so deep and so intricate, and the site of most of the villages has been so curiously selected, that one may approach within 500 yards of them, and distinctly discern every thing that is going on in their vicinity, but will not, without the assistance of some one well acquainted with the cattle walks and meandering foot-paths in use, be able to reach them.

14th.—Agriculturally considered, this tract of country presents one or two remarkable features which are peculiar to it, and which, therefore, demand special notice in a report of this nature. There being, of course, little or no cultivation on the ravines, or in their beds, the arable land may be considered as divided into two classes; one, that which is removed from the

ravines, some distance to the north ; the other, that which is situated at their foot, and is laved by the waters of the Jumna. The first is remarkable for its great unproductiveness, the nearly total absence of irrigated surface, and the general, if not universal, occupation of it by autumn crops, for the production of which no artificial irrigation is required. The second is not found in all the estates of this division ; but where it does exist in moderate quantity, it fully compensates, by its unusual fertility and richness, for the sterility and comparative inutility of the rest of the area. It is called by the people "*bhagnur*," is situated at the foot of the river's banks (which are here very lofty), and adjacent to the edge of the stream. These lands are annually inundated and fertilized by the alluvial deposit, and are habitually occupied by wheat or barley, and by little else : similar in character and productive powers to the kutchars of the Ganges, they are superior in one respect, because they are infinitely less subject to diluvian : as soon as the waters of the river have receded, and the proper season approaches, the plough is run through them once, the seed is sown, and without the labor of irrigation or the preliminary tillage, in other lands so requisite, a crop equal in quantity, quality and weight to the best of those produced in the northern division of the pergunnah, is the issue : the inconsiderable labor and expense of cultivating these lands and obtaining these results so greatly augment their value and importance, that, obvious as these advantages are, I cannot abstain from allusion to them.

15th.—As I have already incidentally mentioned in the preceding remarks, irrigation is obtained with great difficulty in every quarter of this division, water being on an average about 75 feet from the surface, and the expense of sinking brick wells in such a tract being much greater than the circumstances of the proprietors would enable them to incur ; the crops, therefore, most usually and extensively cultivated, are the autumn crops, the produce of which, when the rains have been plentiful and seasonable, is abundant, and early arrives at maturity ; and on the proceeds of these the proprietors are chiefly dependant, for assets applicable to the payment of Government revenue. I personally visited most of the villages composing the division, and do not remember to have seen a blade of sugar cane, or the semblance of any horticultural produce, growing even in the fertile lands which are washed by the water of the Jumna ; the characteristics of the country are opposed to the production of these articles : and agricultural population, which consists almost entirely of aheers, does not, I am disposed to believe, include one kachee or lodhe who chiefly cultivates them among its members.

16th.—The proprietary body is composed solely of aheers, who, it is traditionally reported, first took up their abode in the village of Sumodhan; and, as their numbers increased, and the means of subsistence derived from its occupation and cultivation became insufficient for their support, gradually migrated, and laid the foundations of those villages in which their progeny to this moment reside. The credibility of this history of their origin is certainly corroborated in a great degree by this one fact, that the lands of Sumodhan, in which these aheers are supposed first to have settled, do not even, at this distance of time, form a separate property, but are parcelled out among the villages of this division (which are known by the conventional name of the “deyhat” kurkah); and there is hardly one, essentially belonging to it, in which a portion of Sumodhan is not comprised: with I think three exceptions only, the tenures are nearly pure putteedaree, land and responsibilities being minutely subdivided among the members of the fraternity, which is, in all cases, wonderfully numerous. This fact, the absence of any record shewing the rights and liabilities of the majority of the proprietors, the unanimity of the whole clan (if I may so call the proprietary body), unwillingness generally of speculators and merchants to venture their capital in the purchase of any of the villages so circumstanced, have hitherto occasioned very great difficulty in the realization of revenue. The information communicated to me, by officers long employed in the division, and by the people, had led me to expect a very unfavorable state of things, great deterioration, universal indigence, and inordinate assessment among the number; but the information so retailed, could not have been the result of careful inquiry or personal knowledge, and was, I am satisfied, erroneous. The opinion which I so confidently express is founded principally on the village accounts, which have been given in at my requisition; and which, notwithstanding the nature of the tenure, and the falsification to which they are, with few exceptions, subjected before presentation to the authorities, clearly indicate that the proprietors were in a situation to discharge the demands of Government, without that reprehensible irregularity and reluctance which has hitherto distinguished their payments.

17th.—With regard to the other points above alluded to, there is no doubt that the deficiency of assets, generally during the drought, was excessive—so great, indeed, as to justify, in many instances, the remission of three-fourths of the jumma: but the season of 1245 was succeeded by one unprecedentedly favorable to the production of the autumn crops; and, comparatively speaking, there were few estates which had not materially recovered their condition previous to my encampment in

the pergunnah, or in which unequivocal symptoms of the past distress were manifestly apparent. The heaviness of assessment and poverty of proprietors, which were so positively asserted, appeared, on careful inquiry, examination and personal intercourse with the people themselves, to be a delusion into which the ignorance and credulity of the pergunnah officers betrayed them: in very few of these estates have balances of revenue accrued; in none, if those possessing a large quantity of "*bhagnur*" land be excepted, is the average rate of assessment high; and in very few indeed, has the pressure of the Government demand been such as to render a recourse to transfer, compulsory or voluntary, indispensable to its realization.

18th.—It will not, I trust, be considered that the space which has been occupied in delineating the characteristic peculiarities of the pergunnah, has been unprofitably taken up; a few lines will suffice to bring this portion of my report to a conclusion. There are two markets, which are equally accessible and convenient to almost all parts of the pergunnah, those held at Shekohabad and Sirsagunje are passable, though not a good road connects them, and another leads from the former place to the banks of the Jumna opposite to the site of the Buteysur fair. The means, therefore, of communication and transit which this pergunnah possesses, are by no means defective: and though neither Sirra nor Shekohabad can boast of any manufactures, and though the trade is confined chiefly to transactions in cotton, grain, or iron, yet the facilities which these markets, both situated centrally, and on long established and easy lines of communication, afford for the profitable sale of agricultural produce, are such as to absolve a zumeendar, or cultivator, from the necessity of undertaking a longer journey than will conduct him either to one or the other.

19th.—The Sursoo Nuddee (erroneously described as the Esun in the professional map), which runs in an easterly direction, close under the town of Shekohabad, is the most important stream, whether regard be had to its size, or its influence on the agricultural prosperity of those villages which are contiguous to it. I have selected it as a natural line, dividing unusual fertility and luxuriant cultivation from comparative sterility and barrenness, and have made the boundary between the northern and central divisions of the pergunnah. The above expressions will not, I trust, be considered exaggerated; for I have made use of them as being, in my opinion, literally and positively true: the contrast in the distinguishing features of the country, bordering on either side of the Nuddee, is so sudden and so marked, that no one passing cursorily from the northern to the southern extremity of the Pergunnah would fail to observe and note it.

The annual inundations of the stream are, in some parts through which the nuddee passed, beneficial in promoting the growth of rice and sugar cane, in lands which are annually enriched by the deposit from its waters ; but little or no assistance can be derived from it in watering the spring crops, except by such an expenditure in the construction of embankments and water courses, as the proprietors would be ill able to support. Another unimportant stream is the "Sengar," which flows about 8 or 9 miles to the south, in a direction almost parallel to that of the Sursan already noticed ; its vicinity is not only useless, but injurious, for its banks are high and rocky, and confine its waters ; ravines shoot out from it at right angles, and intersect the lands which border on it ; and neither irrigation nor the fertility which usually distinguish such positions are obtained.

20th.—Having described the nature of the country and its inhabitants, the facilities of transit and trade, I have only to add that in the course of the two months during which I was encamped in this pergunnah, I visited five-sixths of the villages comprised in it ; and after unrestrained communication with the people, and recourse to all the sources of information at my disposal—and after classifying northern divisions, or first class, the estates, in the manner above indicated, I adopted, as the standard of comparison, the rates specified here for each division of the pergunnah.

Northern division, or first class.

| | Soil. | Irrigated. | Unirrigated. |
|---------------------|---------------------|------------|--------------|
| Rent rates. | Barah, | 7 9 3 | 5 4 4 |
| | Munjah, | 5 4 4 | 3 15 3½ |
| | Burrah, | 4 1 0 | 1 8 7 |
| | Abeeland, | 3 8 3 | 0 0 0 |
| | Lately abandoned, | 0 0 0 | 0 10 6½ |
| Rev. rates deduced. | Barah, | 4 14 10 | 3 7 7 |
| | Munjah, | 3 6 11 | 2 9 1 |
| | Burrah, | 2 10 3 | 1 0 0 |
| | Abeeland, | 2 8 1 | 0 0 0 |
| | Lately abandoned, | 0 0 0 | 0 6 10 |

Central Division, or second class.

| | Soil. | Irrigated. | Unirrigated. |
|-------------|---------------------|------------|--------------|
| Rent rates. | Barah, | 6 9 5½ | 4 13 4 |
| | Munjah, | 4 6 4½ | 3 8 3 |
| | Burrah, | 2 15 5½ | 1 5 1 |
| | Abeeland, | 3 8 3 | 0 0 0 |
| | Lately abandoned, | 0 0 0 | 0 10 6½ |
| Rev. rates. | Barah, | 4 4 6 | 3 2 4½ |

REPORT ON THE SETTLEMENT

| | | |
|-------------------|---------|--------|
| Munjah, | 2 13 8 | 2 0 0 |
| Burreh, | 1 14 11 | 0 13 8 |
| Abeeland, .. | 2 4 7 | 0 0 0 |
| Lately abandoned, | 0 0 0 | 0 6 10 |

JUMNA TRACT.

| | Rent rates. | | Deduced revenue rates. |
|----------------------|-------------|-------------------|------------------------|
| Chokee, | 3 11 9 | Chokee, | 2 6 11½ |
| Abee, | 2 10 2 | Abee, | 1 11 5½ |
| Baranee, .. | 1 5 1 | Baranee, | 0 13 11 |
| Lately abandoned, .. | 0 7 0½ | Lately abandoned, | 0 4 7½ |

You will observe that those calculated for, and applied to the area of the Jumna tract, have been adopted with reference solely to irrigated and unirrigated surface; and that the irrigation is divided into two classes, the one derived from wells of all description, and the other from streams, jheels, or the river Jumna. To this limitation I was compelled to submit; the principle on which the khusrahs had been prepared in other parts of the district, and the division of the area into "barah," "munjah" and "burreh" being totally inapplicable to this tract; for the most productive lands, so far from being adjacent to the site of the villages, are usually far removed from them, and situated at the foot of the river's banks, and cannot, by any possibility, be made to correspond with these denominations.

21st.—Before I commenced the settlement of this division, I found it necessary to re-examine the measurement record, and to ascertain the extent of "*bhagnur*" in each village; all specification of that important portion of the area having been omitted by the survey: but, notwithstanding the trouble and the delay which this proceeding involved, I was signally unsuccessful, after all, in fixing any average rates which would apply with tolerable accuracy to the generality even of the villages comprised in this division, and great variations will be found, I fear, in the assessment accordingly: most of them, however, are satisfactorily accounted for, the result of my rates being contradicted and subverted by the past prosperity of the estates, in which I found them to be anomalous and inapplicable, or by the admissions of the proprietors, through their putwarrees, in regard to the amount of rental realized in years antecedent to the famine.

22nd.—My revision of settlement in this pergunnah has resulted in a small reduction, which the irregularity and difficulty experienced in the collection of Government revenue, and the balances

| | | | |
|------------------------|----------|---|----|
| Present jumma, ... Rs. | 2,47,328 | 7 | 4¾ |
| Proposed ditto, .. Rs. | 2,40,595 | 0 | 0 |
| Decrease, Rs. | 6,733 | 7 | 4¾ |

which had accrued, shewed to be advisable, if not absolutely indispensable to its further prosperity and welfare. I must add that the accounts generally current regarding the inordinate assessment, general poverty of land and resources, and extensive deterioration in pergunnah Shekohabad, had led me to anticipate the necessity of a much more considerable sacrifice than that which has been ultimately made; but I satisfied myself, by careful inquiry, personal examination of the soil, and attentive consideration of the past history of the pergunnah, as exhibited in the records of the Collectorship and Tehseeldaree, that the accounts alluded to were greatly exaggerated, and not a moiety of the distress and indigence which had been represented to me existed, except in the imagination of my informants. It is gratifying to me to be able to state, that the engagements for pergunnah Shekohabad, 251 in number, were all executed, attested and signed in the course of three days, and that not in a single instance were any objections offered to my proposed assessment: such farming leases as have been made (and they are very few), have been occasioned by designed neglect and deterioration of property, with a view of forcing a reduction of assessment, and in no case have they resulted from the recusancy of the proprietors. The settlement has, I believe, given satisfaction; and as far as I can judge, there is no impediment to the future prosperity of the pergunnah, and the easy and punctual collection of the jumma which I have assessed.

HUZOOR TEHSEEL.

23rd.—The pergunnahs which compose this inconveniently large division are enumerated in the margin;* and though so numerous, and occupying so large an extent of country, do not pay to Government a larger amount of revenue than the two divisions of Shekohabad and Moostafabad, which have been reported on in the preceding paragraphs: the villages comprised nominally in them were so intimately intermingled with each other, that in attempting to render their boundaries well defined and the pergunnahs themselves compact, their integrity has been utterly destroyed. Aleepoor Puttee, which was formerly a tolerably large pergunnah, has dwindled down into one paying Rs. 19,798; and in Sauj, as now constituted, are included estates belonging to every pergunnah, Ghirour and Kurhul excepted, within the limits of the Huzoor Tehseel division. Whatever may be the inconveniences resulting from those ema-

Ghirour.
Kurhul.
Kisunee Nubeegunje.
Sauj.
Aleepoor Puttee.
Bliongaon, including Tal Munchunnah.

nations in the arrangements of the records of the Collectorship, they have been productive of increased facility, and have relieved me from many difficulties, which would otherwise have opposed and impeded my progress in the calculation of average rates, and in the formation of the settlement; for it is obvious that villages situated in the same line of country, though nominally attached to another pergunnah, are much more likely to be marked by the same characteristic features as those of the pergunnah by which they may happen to be surrounded; than to be distinguished by peculiarities similar to those of the pergunnah of which they nominally form a part, and from which an extensive tract divides them.

24th.—The pergunnahs of Ghirour, Kurhul, and Sauj are conterminous one with another; and are so similar in the nature of their soil, the extent of their irrigation, the classes of agricultural population, and the prevailing tenures, that they do not appear to demand separate description. The soil is in all rich and argillaceous, the percentage of irrigation in each is specified in the margin;* the facility of constructing kucha

| | |
|---------------|---------------|
| Ghirour,..... | 87 per cent. |
| Kurhul, | 85 per cent. |
| Sauj, | 81½ per cent. |

wells, and the assistance derived from jheels and streams in the fertilization of the area, are in all remarkable, extensive and similar.

If preference be given to one of

the three, Kurhul would be certainly selected as that most favored by nature, and not the least improved by art and industry; but it has labored under the disadvantage of comparatively heavy assessment, while the other two have been, though unequally, generally speaking, lightly burthened: and not only has their past history been in consequence more prosperous, but they are in more flourishing condition, and the proprietors in circumstances more independent and comfortable than the zumeendars of Kurhul. The pergunnah of Ghirour is intersected by both the Esun and the Urrind Nuddee, which have the customary effect of increasing the means of irrigation, augmenting the value of land and the rates of rent in their vicinity, but in different degrees: for which, while I have seen many villages, which so far from deriving benefit from the former, are injured by the deposit of the sandy soil suspended in its waters; I have hardly met with one contiguous to the latter, which is not perceptibly improved by the annual inundations: this is the only advantage indeed received from the Urrind Nuddee; for, as you are possibly aware, it is dry at the season when the spring crops most require irrigation, and is in comparatively few parts of its course applicable to that end. The other pergunnahs which I have included in this division of my report, are similarly within the

influence of the last mentioned stream, but almost totally destitute of such advantages as the Esun may be supposed to confer.

25th.—With regard to markets and lines of communication, these three pergunnahs are efficiently circumstanced. Ghirour has no outlet for its produce, except the towns of Mynpooree and Shekohabad, which are situated at equal distances of about 16 miles, and are connected by the high road leading from Furruckabad to Agra; which is, except during the rains, when it is inundated by the neighbouring jheels and nuddees, practicable for the carts of the country, but urgently requires to be renovated, if not entirely removed. The importance of this road to the traffic of this part of the country, will perhaps be accepted as sufficient excuse for a short digression; a few words only are required to establish this fact, and to show the propriety of using all available means for its proper and efficient construction. All the trade between Furruckabad, and generally between all the marts to the east, and the city of Agra, passes over it. It is the only line of communication between two of the districts of the second division and the residence of the Commissioner, and it is generally a much frequented thoroughfare: its repair, therefore, would, by rendering it passable at all seasons of the year, greatly promote the commerce of the country, increase the facilities of communication with, and appeal to the Commissioner, by all persons dissatisfied with the awards of the local officers, and thereby materially add to the efficiency of its control; and would, moreover, be the means of directly advancing the interests of those landed proprietors, whose estates are within moderate distance of it. The proceeds of the road fund, which will annually amount to about 14,000 Rs., will be amply sufficient to put this important road, if the labor be properly superintended, into an efficient state: and I beg leave to recommend that the sums now in deposit, and such as will be from the commencement of 1248 F. S. collected, be, in the first instance, applied to the attainment of this desirable object.

26th.—The other two pergunnahs are more fortunate in this respect than Ghirour. The population of Kurhul, which is evidently a town of considerable antiquity, is principally of a commercial character; and the demand for cotton and grain of every description is such, as to absorb all that the pergunnah can supply: it is situated on the road midway between Mynpooree and Etawah, in a fertile and well watered plain; and a stimulus to its trade is, I conceive, communicated by the comparative proximity of the Jumna, and facility which the high road affords of approaching it. The pergunnah of Sauj forms

a long strip of country, contiguous to the western boundary of Bhoongaon and the town of Mynpooree, which is within an easy day's journey of almost every village in it; is the natural receptacle for its agricultural produce; and, being connected within the different quarters of the pergunnah by passable roads, is, I believe, usually resorted to by all who have business of a commercial nature to transact.

27th.—The proprietary body in both Ghirour and Sauj, but particularly in the latter division, is composed chiefly of thakoors, a refractory, turbulent, indolent class, who are not worse as subjects, than they are irregular as malgoozars, who take no trouble to assimilate their expenditure to the extent of their means; and who are, therefore, generally involved in debts and in embarrassments, which seriously impede the regular and easy realization of the revenue for which they are responsible. The tenure by which these thakoors hold, is almost exclusively puttedaree or bhyachara, or some modification of it; and the little attention which has been hitherto given to these peculiarities, the want of a record exhibiting the subdivision of property and the rights and liabilities of the subordinate holders, and the anomalous and often times unjust processes which have been the consequence, have undoubtedly added, in a great measure, to the difficulty of collecting the dues of the state, for which these pergunnahs have been (particularly Ghirour) notorious. The present system of settlements, by adjusting all existing disputes regarding possession, defining clearly the extent of each sharer's occupancy, and the conditions on which it will be unscrupulously upheld; and by drawing out a code, if it may be so termed, which shall regulate the administration of each estate, and place it in the power of the proprietary body to confine all private transfers, whether by deed of sale or mortgage, to members of the fraternity, puts all available information and all requisite authority in the hands of the Collector; and is the best and most efficient remedy which could be applied to the evils, which have hitherto existed in the pergunnahs under consideration. As these important papers have been drawn up with all possible care and perspicuity, and as not a single dispute to my knowledge has been left unadjusted, I confidently anticipate that, provided the conditions inserted therein be respected and strictly enforced, a greatly increased facility in collection will be the result.

28th.—The estates of pergunnah Kurhul are, for the most part, held by Luhreea brahmins, an infinitely less numerous class; and the complexity of tenure, and minute sub-division of the area, which are so common in Ghirour and Sauj, are here comparatively scarce. Any difficulty or irregularity which has

hitherto occurred in realizing the revenue of it, is attributable to the inequality and heaviness of the assessment; impediments which have, I trust, been removed, by the reduction on the whole demand which I have allowed, by conceding ample relief to such estates as were really distressed and required it, and by enhancing the jumma in those cases in which it was justified by all the considerations which usually influence the assessing officer. Fourteen villages, formerly belonging to *Deahlee* Sakhun, of zillah Etawah, are now included in pergunnah Kurhul, and the settlement of them is herewith reported; they were nearly all inordinately assessed.

29th.—Ghirour is remarkable for the universal existence of that complex tenure, which the Board have denominated “Khetbut;” and it is likewise formed, though not in the same degree, in every single pergunnah which has come under revision during the past season; in most cases there are intermixtures of long standing, and essentially come under the above description; but in others, the ignorance and carelessness of those employed, in the conduct of the field measurements and the preparations of the kusreh, have occasioned the *semblance* of a khetbut. Tenure lands, which, by their position, might, without trouble or inconvenience, have been measured with that estate to which they actually belonged, and within the boundary of which they were naturally comprised, have been negligently included in the map and khusreh of a neighbouring mowzah: and it has been necessary to resort to the process prescribed, for the specification of the area of a real khetbut muhul, in order to attain a similar object. In these instances, as I have had occasion to point out before this, the records of these khetbut mowzahs have not been compiled with that strict conformity to the clear and concise orders of the Board, which the very great importance of distinctly ascertaining the position of lands forming one muhal, and of obviating the possibility of future doubt or question required; and the difficulty and delay which have been experienced, in so arranging the misles as to define these particulars with tolerable accuracy, have been excessive. These observations apply more particularly to the tenures of this nature in pergunnah Ghirour, where they are more numerous and infinitely more complicated than elsewhere; and I trust that even there, no difficulty will arise in future.

30th.—As the pergunnahs which form the subject of the preceding paragraphs, are those only in which any estates that have become the property of Government by auction purchase are included, I take this opportunity of making a passing allusion to the subject; the correspondence which has passed, and the statements which have been submitted regarding

them, rendering any detail unnecessary. The talooka of Libuna, comprising 115 muhals of pergunnah Moostafubad and She-

From Settlement officer to Commissioner, No. 182, dated 11th Nov., 1839.

Do. Commissioner to Sudder Board, No. 530, dated 3rd Dec., 1839.

Do. Sudder Board Revenue to Commissioner, No. 11 A, dated 17th January, 1840.

Do. Settlement officer to Commissioner, No. 34, dated 7th March, 1840.

Do. Commissioner to Settlement officer, No. 93, dated 18th March, 1840

Do. Commissioner to Sudder Board Revenue, No. 286, dated 28th July, 1840.

Do. Sudder Board to Commissioner, No. 295, dated 18th August, 1840.

proprietary title has been recovered by liquidating a portion of the balances, for the realization of which talooka Libuna was

† Koraree Surhud, No. 125.
Libuna Khass, No. 137.
Mozufferpoor, No. 149.
Ekho Chundreye, No. 62.

a recourse to farm unavoidable. In carrying into effect the orders above enumerated, I have given them the most liberal interpretation, and have endeavoured to restore the property claimed, to those whose hereditary occupancy of the soil and proprietary right entitled them to re-entry; and have allowed to a farmer and a stranger, merely in virtue of his present possession as a malgoozar, the privilege of acquiring rights on such favorable terms as the hard usage, and oppressive dispossession to which the rightful owners of these estates were subjected, have elicited.

31st.—The talooka* of Pyndhut, in Moostafubad, and the villages situated in pergunnah

See letters, No. 36, and No. 43, dated 12th March and 10th April, respectively.

Ghirour, having been generally sold on account of the default of the real owners, and restored to their possession as farmers, have

kohabad, constituted of course by far the larger proportion of this property; and the whole history of its formation, gradual increase, and ultimate alienation, is described in the separate letters noted in the margin;* the result of the proceedings, which have been conducted in conformity with the instructions of the Sudder Board of Revenue N. W. P., is all that demands comment. Of these 115 villages, four† have been, agreeably to the order of the Board of Commissioners and the corresponding order of more recent date, restored to those in possession. In 107,

sold, calculated proportionately to the amount of the revised jumma: and in four only, have the reprehensible negligence and folly of those entitled to engage, rendered

alone been again sold at public auction for the benefit of Government ; and the price, which has been realized by this process, has more than repaid all the loss sustained by the first purchase, and the annulment thereby of all claims then existing, by the remission of intermediate balances, and by the infliction of the drought and its concomitant distresses. The measure, therefore, may be regarded as one strictly and scrupulously just to the oppressed subjects of a paternal Government, and likewise productive of good financial results ; the following comparative statement will shew, in abstract, what has been the cost of these estates, and how it has been repaid.

* *Dr.*

| | | | |
|---|------------|----|----|
| Balance due by Tal Libuna, | Rs. 40,247 | 4 | 7 |
| Intermediate arrear remitted and out-standing, | 4,528 | 0 | 0½ |
| Total Rs. | 44,775 | 4 | 7½ |
| Balance due by Pyndhut, | Rs. 1,723 | 11 | 0 |
| Intermediate arrear remitted and out-standing, | 4,797 | 15 | 0 |
| Total, | 6,521 | 10 | 0 |
| Balance due by the villages of pergunnah Ghirour, | Rs. 5,518 | 4 | 6 |
| Intermediate arrear out-standing and remitted, | 5,118 | 6 | 4 |
| Total, | 10,636 | 10 | 10 |
| Purchase money credited, | 0 | 0 | 0 |
| Grand Total Rs. | 61,933 | 9 | 5½ |

* In this is included the arrear on those villages which formed the 2nd series in my statement, and from it are excluded, by proportionate calculation, the balance supposed to be due from those which have been transferred to Etawah.

| | | | |
|---|------------|--------|-------|
| Realized by voluntary payment and condi- | | | |
| tion of restoration of proprietary right, Rs. | *42,369 | 4 | 4½ |
| Ditto by auction sale of Tal Pyndhut, .. Rs. | 15,495 | 0 | 0 |
| Ditto ditto of Ghirour villages, | Rs. 12,000 | 0 | 0 |
| | Total, | 69,864 | 4 4½ |
| Difference to credit, | Rs. | 7,930 | 10 11 |

32nd.—Having, in the first instance, personally examined the soil, and inquired into the resources of the pergunnahs of Ghirour, Kurhul and Sauj, I finally adopted each the average rates entered here.

PERGUNNAH GHIROUR.

| | Soil. | Irrigated. | Unirrigated. |
|---------------|------------------|------------|--------------|
| Rent Rates. | Barah, | 7 7 6 | 5 4 4½ |
| | Munjah, .. | 5 4 4½ | 3 13 6 |
| | Burreh, .. | 3 12 7½ | 1 5 1 |
| | Abeeland, .. | 3 1 2½ | 0 0 0 |
| | Lately abandoned | 0 0 0 | 0 14 0½ |
| Rev. rates... | Barah, | 4 13 8 | 3 6 9 |
| | Munjah, .. | 3 6 9 | 2 7 4 |
| | Burreh, .. | 2 7 5 | 0 13 5 |
| | Abeeland, .. | 2 0 2 | 0 0 0 |
| | Lately abandoned | 0 0 0 | 0 9 2 |

PERGUNNAH KURHUL.

| | Soil. | Irrigated. | Unirrigated. |
|----------------|------------------|------------|--------------|
| Rent rates. | Barah, | 7 14 6½ | 5 7 10½ |
| | Munjah, .. | 5 7 10½ | 3 15 3½ |
| | Burreh, .. | 3 15 3½ | 1 12 1½ |
| | Abeeland, .. | 3 4 8½ | 0 0 0 |
| | Lately abandoned | 0 0 0 | 1 5 1 |
| Rev. rates, .. | Barah, | 5 3 0 | 3 9 8 |
| | Munjah, .. | 3 9 8 | 2 9 6½ |
| | Burreh, .. | 2 9 6½ | 1 2 5½ |
| | Abeeland, .. | 2 2 7 | 0 0 0 |
| | Lately abandoned | 0 0 0 | 0 13 9½ |

* The difference between the item and the balance due by Tal Libuna, is occasioned by the default of the zumeendars of four villages, which have been farmed.