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No. 622 R., dated Calcutta, 24th March 1891.
121—1.

From—Sir E. C. Buck, Kt., Secretary to the Govt. of India, Rev. & Agril. Dept.,
To—The Secretary to Government, Punjab.

I am directed to reply to your letter No. 268,* dated the 21st December 1888, with which you forwarded, for the information of the Government of India, a copy of the orders of His Honor the Lieutenant-Governor upon the Final Report of the Settlement of the Sirsa District, and solicited sanction to the term of settlement being declared for 20 years, with effect from the autumn harvest of 1881 A. D.

* Proceedings, December 1888, Nos. 6-9 A.

The settlement of this district is of peculiar interest from the illustrations which it affords of the relative merits of fixed and fluctuating systems of assessment in precarious tracts, and the Government of India have delayed their reply in order to deal fully with this part of the subject.

2. The former district of Sirsa, now distributed between Ferozepore and Hissar, is an almost level tract, consisting of two feeble depressions formed by the courses of the Sutlej and the Ghaggar, together with their intervening or adjacent uplands. The soil is a very sandy loam, only 6 per cent. of which is reached by irrigation or river floods. The only exception is a portion of the riverain tract, known as the "Sotar" and adjoining the Ghaggar, the soil of which is a thick alluvial clay.

The rainfall is extraordinarily variable and precarious, having touched within the 30 years described by Mr. Wilson the extremes of 4 and 28 inches, although timeliness often compensated for deficiency in the rainfall. Out of twenty-one seasons between 1863-64 and 1883-84, eleven were good and ten below the average, of which one may be termed very poor, another a famine, and the third only short of famine. The cattle in bad seasons are subject to exceptional mortality, and on several occasions severe losses have been occasioned by epidemic disease. Nevertheless the record of

the district has been one of extraordinary progress. In 1803, when it came under British rule, it barely supported a sparse pastoral and mostly nomad population; in 1840, 20 per cent. of the area was cultivated; in 1853—64, 34 per cent.; and in 1881, 54 per cent., while corresponding strides have been made in population which has doubled itself, in cattle which have increased 52 per cent. and in prices which have risen from 30 to 60 per cent.

3. The last settlement was effected between 1852 and 1863, being interrupted by the mutiny. The present settlement which began in 1879 was concluded really in 1882, and gave the following results:—

Assessment of former settlement (1852—63)	1·93 lakhs.
Assessment of present settlement (1882)	2·83 „
Increase	·90 „ or 47 per cent.

The rate of incidence may be roughly compared thus:—

Cultivated area at former settlement...	6·71 lakhs acres.
„ „ present „ ...	10·42 „
Incidence at former settlement per cultivated acre	4·6 annas per acre.
Incidence at present settlement per cultivated acre	4· „ nearly.

The increase in revenue, therefore, is entirely due to the extension of cultivation, which has been steadily proceeding since the occupation of the district, and has not been checked by the recent settlement, being no less than 8 per cent. more in 1885-86 than in 1882-83.

While, however, during the currency of the regular settlement the cultivated area increased 55 per cent., the revenue has not been enhanced by the revision more than 47 per cent., while the average rate is lower by half an anna per cultivated acre. The assessments also have been calculated to be less than half the assets by about 8 per cent.

4. With the exception of two small portions the whole of the district has been administered on a system of a fixed assessment. From 1840 to 1852, however, although the assessment was nominally fixed, the collections fluctuated

annually within wide limits, and large remissions were a matter of course. In 1852 the Board of Revenue in the North-West doubted the applicability of a fixed assessment system to the tract, but were overruled by the Lieutenant-Governor, Mr. Thomason. The fixed system which was introduced has been so far successful that the development of the district has been satisfactory and the revenue has been paid with ease, the average remissions amounting to only 1·6 per cent. of the demand. This result, however, has been attained only by the imposition of extremely low rates, aided by the liberal grant of suspensions in difficult years. The State has lost in two ways; the first in that throughout the period of the earlier settlement it has remained almost wholly without benefit from the rapid increase of cultivation; the second in that when the old settlement expired and a revised settlement was introduced, it could not impose the whole of the exceedingly large enhancement upon the existing demand which would have been entailed, if credit had been taken for the rise in prices and the improvement in communications and otherwise, due solely to State capital and enterprise. On the other hand, it is doubtful whether the fixed assessment has been an unalloyed benefit to the people. The tract is subject to a precarious rainfall, and most uncertain seasons; its cultivation fluctuates extremely. It appears also that the produce in good years is a high multiple of the revenue. From all this it might be argued that the district was one eminently fitted as a whole for a fluctuating assessment in the interests both of the cultivator and of the State.

5. The question of introducing the fluctuating assessment into the unirrigated portions of the districts was carefully discussed by Mr. Wilson, and the considerations by which he was influenced are narrated at length in an interesting description contained in paragraphs 317 to 320 of his report. The result was that, as regards unirrigated portions of the district, he recommended the fixed assessment, but with power to introduce what is known as the cycle system (see paragraph 320) into villages which have fallen into arrears.

6. The people were consulted as to the introduction of a fluctuating assessment. Those in the riverain tracts

accepted it after some protest, but those of the uplands persistently objected to it. Their objections, however, do not seem entitled to material weight. In earlier times the upland people strenuously opposed the fixed assessment, and it is sufficiently apparent from the report (see especially the passages marginally quoted) that in the riverain villages the real objection comes from the larger proprietors, who apprehend that with a fluctuating assessment they would lose some of the profits from an increase of cultivation.

PARA. 330.—"A considerable area of the Sotar is still uncultivated, and the owners hope by extending cultivation to secure for the term of settlement under a fixed assessment the whole of the profits, part of which would, under a fluctuating assessment, go to Government during the currency of the lease."

PARA. 331.—"A large number of the smaller proprietors were glad to be placed under a fluctuating assessment. Indeed many of them had already asked to have their lands assessed under this system. * * * The only strong opposition was shown by the few rich owners of large areas who knew they would be able to pay the fixed average demand and hoped by rapidly developing cultivation to secure large profit before next settlement came round."

7. The Government of India, however, think that in an undeveloped country, which owes every step in its progress to the advantages of British rule, the State is entitled to an increase in revenue corresponding with some greater degree of closeness to the increase in cultivation. Under the fixed system the tenant* cannot plough an acre outside his holding without paying something for it to his landlord; but the landlord, however much more he gets from his tenants for the land they break up for him, has to pay nothing more to the State till the settlement period has expired.

* To which class 90 per cent. of the occupiers belong in Sirsa.

After full deliberation, however, the Government of the Punjab have adopted a system of fixed assessment for the Sirsa uplands. The result has been a settlement which is exceedingly favourable to the proprietors and at rates below the full half assets and which nevertheless it will be difficult to work without a liberal resort to suspension, although remissions may not be required. The Government of India fully share the anticipations of the Local Government that the assessment will constitute no undue burden on the people, and are gratified that this side of the question has been so carefully considered. At the same time, they are inclined to

think that by the fluctuating system of assessment, against which His Honor has decided, the interests both of the State and of the peasants might, in this notoriously insecure tract, have been better secured. At this distance of time the Government of India cannot ask the Local Government to re-consider its decision, but they feel it incumbent on them to lay down, in the clearest terms, the principle, that if in future settlements of this and similar tracts the fixed system of assessments is to be adhered to, no portion of the full share of the assets should be surrendered in any form without the previous sanction of the Government of India being obtained. Care must be taken that full half-asset rates are taken notwithstanding the largeness of the enhancements which may be involved, and even though in order to avoid the appearance of hardship it should be necessary to resort to something like the old methods of progressive assessment.

8. There are, however, two tracts in which a system of fluctuating assessments has been imposed, *viz.*, (A) a portion of the Nali Circle, annually inundated by the Ghaggar, and (B) a portion of the Hithar tract, similarly flooded by the Sutlej. The effect of these fluctuating assessments up to the year 1885-86 may be gathered from the following figures:—

	Tract A.	Tract B.
	Rs.	Rs.
Fixed assessment estimated to be payable ...	33,075	17,505
Average demand by fluctuating assessment for four years, 1882-83 to 1885-86	25,747	14,005
Difference ...	7,328 or 22 per cent.	3,500 or 20 per cent.

Mr. Wilson estimated, and the Punjab Government accepted his conclusion, that under a fixed assessment both these tracts were capable of bearing an enhancement of over 20 per cent. But under the fluctuating assessment it would appear that in the first four years of the settlement no enhancement has resulted in Hithar, and that a loss of not less than 12 per cent. has resulted in the Nali tract. The Government of India

have carefully examined the figures of cultivated and sown areas, and are unable to see that there was anything in the circumstances of either tract which called for a material sacrifice of revenue, or for imposing a demand which would have realised less than the fixed assessments which, after a careful review of their circumstances, the Local Government decided that the two tracts were capable of bearing.

The probability seems to be that in the Nali tract at least the range of fluctuation is not sufficiently wide in the direction of enhancement. Thus while in the Skinner Estate, the figures for which are quoted by Mr. Wilson at page 436 of his report, the fluctuations of actual demand range between a maximum of twice and a minimum of half the average, in the Government assessment the minimum goes as low as half the average, but the maximum scarcely overtops it. It is important that in future assessments of this kind the principle should be carefully observed that assessments in good years should be high enough to compensate fully for the low assessments in bad years.

9. It had been proposed to re-consider after a few years the desirability of introducing a fixed assessment into the Hithar tract. The question has recently been investigated by Mr. Francis, an able and experienced Settlement Officer, and the Government of India are glad to find that in the orders on his report His Honor the Lieutenant-Governor has decided to maintain the fluctuating system. Mr. Francis shows that the principal objection on the part of the people of the Hithar to a fluctuating assessment is to the increased payment entailed by expanding cultivation, and arises from their belief that a fixed assessment means a low demand which would be occasionally reduced in bad seasons, but never increased in good ones. Furthermore, although originally inclined to attach much weight to the objections urged against the system on account of the openings it affords for oppressiveness and venality on the part of the patwáris and kánúngos, he appears to have been led by experience to considerably modify his opinions and to have arrived at the conclusion that the work entailed on the Revenue establishments is by no means excessive.

10. These facts are of interest and importance. They dispose of some of the principal objections to the fluctuating system, and the Government of India trust that they will influence His Honor the Leiutenant-Governor favourably towards its extension in other parts of the Province.

11. The Government of the Punjab propose that the rates should be sanctioned for twenty years beginning 1880 -81. Mr. Wilson suggested a term of fifteen years, and there are weighty considerations in favour of the shorter period. It appears, however, that engagements have been taken for the longer one. Having regard, therefore, to the length of time which has elapsed and in deference to the opinion of His Honor the Lieutenant-Governor, the Government of India accept the twenty years period. There can be no doubt tht cultivation and agricultural profits are still largely increasing in the district, and it is hoped, therefore, that Government may reap the fruits of its forbearance in the shape of a considerable enhancement in 1900-1901.

12. In conclusion, I am to state that the Government of India acknowledge with much satisfaction the excellent work done by Mr. Wilson, the Settlement Officer, and the care and lucidity with which his elaborate report was compiled.

Punjab Government Press, Lahore—16-5-91—350.

Proceedings of the Hon'ble the Lieutenant-Governor of the Punjab in the Revenue and Agricultural (Revenue) Department, No. 267, dated 21st December 1888.

READ—

The Settlement Report of the Sirsa District by Mr. J. Wilson, Officiating Settlement Officer, dated 16th April 1884.

Letter from the Senior Secretary to the Financial Commissioner, No. 617, dated 6th July 1886, submitting the Report.

Letter from the Senior Secretary to the Financial Commissioner, No. 55, dated 24th January 1888, and enclosures, regarding the period of settlement of the Sirsa District.

ABOUT two years after the settlement was completed the Sirsa District, which is dealt with in this report, ceased in November 1884 to be a separate administrative unit and was divided between the Hissar and Ferozepore Districts. It formed the most westerly portion of the territory transferred in 1858 from the North-West Provinces to the Government of the Punjab, and was in shape a narrow strip of country 110 miles long, hemmed in between Bikaner on the south and Patiála on the north, and extending as far west as the Sutlej River, where it separated the Bahawalpur State from the Mamdot Jágír in the Ferozepore District. Its area was 3,004 square miles.

2. This tract, stretching across the south-west region of the Cis-Sutlej plain, is traversed near its eastern end by the channel of the Ghaggar, and it is thus physically divided into five parts, *viz.*, (1) the sandy country east of the Ghaggar, (2) the Ghaggar Valley and its neighbourhood, (3) the plain between this and the Khadir or low lands in the bed of the Sutlej River, (4) the higher and drier part of that Khadir, and (5) the lower part of the same. The circles on which the assessment has been framed correspond with these natural divisions and have been termed (1) the Bágar circle, (2) the Náli, (3) the Rohi, (4) the Utár, and (5) the Hithár. Of these the Rohi circle is by far the largest and comprises four-fifths of the district. For administrative purposes the district was divided into three tahsíls,—Sirsa on the east, Dabwáli in the middle, and Fázilka on the west. The only towns with populations exceeding 5,000 are Sirsa and Fázilka, and neither of these is more than 40 years old.

3. The acquisition of the Sirsa District by the British Government rests upon the treaty made with Mahárája Sindhia in 1803, but its direct administration was commenced in 1818. The boundaries towards Bikaner and Patiála were defined in 1828 and 1835, and shortly afterwards Sirsa was constituted a district under the name of Bhatiána. The Wattu pargana on the Sutlej was acquired by exchange from Baháwalpur in 1844, and the Bahak pargana, which forms the remainder of the riverside tract, was taken from Mamdot in 1858. The regular settlement was begun under the personal orders of Mr. Thomason in 1852, but in part of the district it was not completed until after the Mutiny of 1857. Though, like other parts of the Cis-Sutlej plain, it bears traces of ancient habitation, the country was not long before the commencement of British rule an uninhabited wilderness. There were at annexation only 35 inhabited villages. Its subsequent history is one of rapid and uninterrupted civilization. The villages had by 1838 increased in number to 318 and in 1852 to 650. Since the regular settlement the cultivated area has increased by more than 60 per cent. and now amounts to over a million acres in seasons of average rainfall. In the same period the population has nearly doubled. The inhabitants now number about 260,000, giving a density of 84 per square mile of gross area, or 152 per square mile of cultivated area. Since this report was written, Sirsa has become a station on the Rájpútána-Málwa Railway, another branch of which runs to Fázilka, and it has been reached by the Sirhind Canal irrigation and also by three inundation canals of the Ferozepore system, constructed under the direction of Colonel Grey, C.S.I. The east of the district, now included in Hissar, will also be reached by the Kharíf Branch which it is proposed to take out of the Western Jumna Canal.

4. The rainfall, on which 94 per cent. of the cultivation depends, gauges on the average only 15 inches in the year and descends in uncertain and partial showers. Well-water lies, except in the Sutlej and Ghaggar Valleys, more than 100 feet below the surface. A small area is inundated directly by the Sutlej, but the extent of the floods is very variable. A somewhat larger area is benefited, though with even more uncertainty, by the Ghaggar. Agriculture is

confined over much of the district to the growth of inferior millets and pulses in the autumn. In the Rohi circle a certain proportion of spring crops are grown, about one-third of the cultivated area being sown with barley and gram, but wheat is hardly ever grown except in the river valleys. A district so situated is naturally liable to severe drought, which often causes wide failure of crops and also great loss of cattle. But the Sirsa peasantry possesses extraordinary powers of endurance under such calamities and rapidly recovers from them. A full historical account of the vicissitudes of the seasons and of their results is given in Chapter II of the Report. It is not likely that with the present facilities for transport distress in this part of the Province will ever again reach the point of endangering a loss of human life. The most essential measure of relief in case of famine will, as the Settlement Officer observes, be the suspension of the Government demand. Such other simple precautions as have been deemed necessary are described in paragraph 352.

5. The distribution of the various tribes which people the district does not follow the physical divisions of the country. The northern border has been colonized by Sikh Játs from Patiála and the adjoining Native States, and the southern side by the Bágri Játs who are allied to the inhabitants of Bikaner. The two river valleys are mostly occupied by Musalmáns of various tribes, and these are connected together by a chain of Musalmán Ját and Rájpút villages extending through the centre of the upland tract. The Sikh Játs have the same keen, industrious and thrifty character as in other parts of the Málwa country; the Bágrís are of a lower type and wanting in spirit; while the Musalmáns, especially those of the irrigated valleys, are, as in all the neighbouring districts, careless and unthrifty, though not generally wanting in industry. An account of the local sect of the Bishnois is given in paragraph 107.

6. The leading peculiarities of the system of land tenures in Sirsa are that in making the regular settlement of the district the officers of the North-West Provinces recognized as proprietors only a comparatively small portion of the cultivating community, and these were in every case recorded as holding the estate as an undivided property upon assumed

fractional shares. But on the other hand the greater part of the remaining cultivators were declared to have rights of occupancy in their holdings, and most of them were made liable to no payment of rent beyond the amount of the Government revenue and cesses. No attempt had been made by the landlords before the commencement of the present settlement operations to enhance the rents of occupancy tenants. But the tenants' occupancy rights were expressly limited to the land which they were holding at the time of the regular settlement. The large areas which have been reclaimed by them since that time have always been kept separate in the annual revenue records, and higher rents have generally been exacted for these lands. The feeling of the country has, however, been steadily opposed to the ejectment of a cultivator from land which he had by his own exertions reclaimed from a state of waste, provided he continued to pay the usual rent. It was generally believed possible that such tenants would at the revision of settlement obtain rights of occupancy as their predecessors did in 1852. To prevent this the owners have therefore been resorting largely in recent years to their legal power of ejecting unprivileged tenants, while the tenants recall with some bitterness how little the persons who now take these severe measures against them differed originally from themselves. An interesting record of the popular voice in this matter, expressed in the form of verse, has been preserved by Mr. Wilson at pages x—xv of Appendix II of his report. The circumstances of the Sirsa District differed much from those of other districts of this Province, and in the opinion of Sir James Lyall, expressed by him as Financial Commissioner, the Punjab Tenancy Act did not afford sufficient protection to those tenants who had reclaimed land during the earlier days of the regular settlement. He proposed therefore that a presumptive right of occupancy should be conferred by law in respect of land brought into cultivation by tenants up to the year 1870. Sir Robert Egerton, however, did not consider that there was a sufficiently strong case for exceptional legislation in this district, and the matter has therefore been settled under the ordinary Tenancy Law of the Punjab. It is satisfactory to note that the excitement caused by the tenancy disputes in the district is said to have now disappeared.

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In paragraphs 253 to 258 of the Report an account is given of the farmed villages in the neighbourhood of Abohar, which consisted of grants of Government waste land made in 1852-57 to certain persons on condition of their bringing the land into cultivation. These villages were 88 in number, with an area of about 250,000 acres. In all but 21 cases the farmers have under the orders of Government been constituted proprietors, and before this was done their tenants were granted rights of occupancy in the land they were cultivating. In the remaining cases the conditions of the grant not yet having been fully complied with, the former status of the farmers was continued for a short term, which is now expiring.

It is noticeable that, excepting Musalmáns, even the tenants-at-will in Sirsa usually pay their rents in cash, and it is stated that they meet their engagements with much regularity even in bad years—a fact which proves their general superiority to most tenants of this status. Their holdings are large, generally exceeding 20 acres.

7. The prevalence of cash rents, as mentioned above, furnishes a strong reason why, notwithstanding the uncertainty of the crops, it is not necessary in the greater part of this district to assess the revenue in such a form that it shall vary directly with the agricultural results of each season. Such a system has, indeed, been adopted nowhere in rain-land tracts in the Punjab. It is for many reasons preferable that a fixed demand should be continued in such areas, and should be tempered by liberal suspensions in bad seasons—a subject to which reference will be made in discussing the future working of the new settlement. Power has been reserved to introduce the cycle system of collection in any village under fixed assessment which may fall into arrears; but no occasion for the exercise of this power has arisen as yet, and it may be hoped that none will arise in the future.

8. But the tracts which are subject to inundation from the Sutlej and the Ghaggar required different treatment. Both these river valleys have a hard clay soil, which, though very productive when sufficiently moistened, will produce nothing when dry. On the Sutlej the rainfall is only about

12 inches annually, which is quite insufficient for the sustenance of the crops. Villages which, by a change in the course of the river, cease to be inundated, consequently become nearly unculturable, and it has been found by experience impracticable to realize revenue from them. In 44 out of 62 villages in the Sutlej Hithár circle a former District Officer had adopted the remedy of irregularly applying the alluvion and diluvion rules to the relief of villages so situated, which must otherwise have broken down. The people almost unanimously applied for a system by which revenue should be demanded only on those lands which had actually been cultivated within the year, and, although they subsequently wavered in their choice, it was decided by the Settlement Commissioner and by Sir James Lyall as Financial Commissioner, with the assent of Government, that a fluctuating assessment should be applied to all lands subject to river inundation.

The character of the Ghaggar Valley, and of the agriculture which is carried on by the aid of its floods, are described in paragraphs 152 to 156 of the Report. The area flooded is subject to the greatest variations, an instance of which is that in 1875 the area cultivated was fourteen times as large as in the year 1877; and the extent to which the proprietor's receipts fluctuate is strikingly shown by the example from the accounts of the Skinner estate, which is given in paragraph 329. In this tract too an irregular system of remitting revenue on uncultivated lands had already been introduced. With the concurrence of the people therefore it was determined to apply the fluctuating system to it also.

9. The average collections of revenue in the whole district had just before the regular settlement risen to about Rs. 1,25,000 on a nominal demand, which was one-half higher than that amount. At the regular settlement the assessment was fixed at Rs. 1,93,000, and the average collections have since then fallen short of the demand by only Rs. 3,000 a year. By the present revision the assessment, had it all been on a fixed basis, would have been Rs. 2,83,000, giving an increase of Rs. 90,000, or 47 per cent. Owing, however, to the receipts of fluctuating revenue not having come up to the Settlement Officer's estimate, the actual collections in the first five years of the new term

of settlement have averaged only about Rs. 2,47,400. The increase comes almost entirely from the Rohi circle, which, as above said, includes about four-fifths of the area of the district. In the Bágar circle there has been no expansion, but rather some contraction, of cultivation since the regular settlement, and the enhancement of Rs. 4,800 which was effected in this circle was determined mainly by the consideration that the old rates were extremely low, and that adjoining villages of similar character in the Hissar District pay higher rates. This is a very poor and sandy tract without means of irrigation, and it produces nothing but the scantiest of kharíf crops, often sown after the land has been merely run over once by ploughs drawn by camels. The land was broken up at an early period; there is no culturable waste now left, and the soil is in some villages showing signs of deterioration. But the rate now adopted is only $2\frac{1}{3}$ annas per cultivated acre, while the Hissar villages pay $3\frac{1}{2}$ annas. It may here be noted that nowhere in this district has it been found advisable to frame soil rates. The produce depends so entirely on the chance of rain, or on the irrigation, that varieties in the quality of the soil are regarded by the people as a secondary matter. The Utár circle also has an inferior and sandy soil. In the Wattu villages cultivation has quadrupled, and the new assessment, at a rate of 3 annas per acre of cultivation, with $\frac{1}{4}$ anna on the waste land, which is very extensive, has yielded nearly three times the amount of the former revenue. But the increase is only Rs. 5,300. The Bahak pargana had been settled as part of the Ferozepore District in 1857-58 at progressive rates which, as it turned out, unfortunately rose faster than the resources of the villages increased. It was therefore found advisable, though six years of the current term of settlement were still remaining, to permit an immediate revision of the assessment of this pargana. The pargana includes a part of the Hithár circle as well as these Utár villages, and the anticipated increase in the Hithár outbalanced the reduction which was required in the Utár portion. But by the inclusion of the Bahak villages the increase on the whole Utár circle was brought down to Rs. 4,000. This part of the district is now watered by the new Mubárikwah and Shukatwah Canals, and it will yield a considerably larger revenue at the next revision of assessment.

10. In the Náli and Hithár circles the actual collections of the four agricultural years following the completion of the settlement compare thus with the estimated income and with the former assessment:—

Circle.	*Actual Collections.*	*Estimated.*	*Former assessment.*
	Rs.	Rs.	Rs.
Náli	64,727	74,000	66,312
Hithár	18,500	22,200	17,454

The results for the villages actually under fluctuating assessments have been as shown below in the two circles:—

	Actual Collections.	*Estimated Receipts.*	*Former assessment.*	*Remarks.*
	Rs.	Rs.	Rs.	
Náli	32,312	36,600	33,600	The data are for 31 villages
Hithár	14,000	17,700	Cannot be stated exactly.	

It thus appears that in these two circles there has so far been no gain to Government by the revision of settlement. This result is, however, not to be regarded as a reproach on the new system of assessment. In the Náli circle the early assessments (as was usually the case in the river valleys) had been too severe, and although a reduction of 14 per cent. was made by the regular settlement, the demand remained comparatively high. Cultivation has since increased by about 26 per cent. Of the whole cultivated area of the circle, only 22 per cent. is susceptible of inundation from the Ghaggar floods; about 5 per cent. more consists of hard river clay, which is liable to total failure in a season of drought. Only 500 acres are irrigated by wells. The rest of the circle consists of poor uplands not much better than the Bágar country. The uplands have been put under a light fixed assessment of somewhat less than 3 annas per acre. The area to which the fluctuating assessments apply is about 47,000 acres, of which, however, only about 25,000 acres are annually cultivated. The estimated income of Rs. 36,600 therefore falls at the rate of no less than Re. 1-5-0 per cultivated acre.

11. In the Hithár circle there has been a small increase of cultivation, but the Settlement Officer estimates that

on an average of the years preceding settlement little more than half the area reckoned as cultivated had actually produced a crop. About half the crop area was dependent on inundation, the remainder being either irrigated by wells, which are 311 in number, or else dependent on rain. Nearly all the villages had suffered more or less from the caprice of the river floods, which are less favorable than they used to be. About three-fourths of this circle has now been put under the fluctuating system. The crop rates adopted were calculated to yield the same revenue as a fixed rate of 13 annas per acre of cultivated land with a small additional charge on wells, and to average Re. 1-6-0 per acre on the estimated area of actual crops. The circumstances of this circle have been much improved by the Fázilwah Canal, the land watered by which pays the same rate of revenue as inundated lands, with a concession of half rates for ten years to land which has been reclaimed since settlement. The area irrigated by the canal averaged 19,000 acres in the two years, 1886 and 1887, and the whole area under crop has risen greatly from the area of 10,882 acres recorded in 1882-83. The resulting revenue still remains at about the amount of the former fixed assessment—a result which represents no more than a due degree of consideration extended to the precarious position of agriculturists on the river side. The rates are sufficiently high. The Government share of the crop both here and on the Ghaggar has been reckoned at *one-sixth* on flooded lands, while in the dry uplands it has been taken at only *one-tenth*. There is a large extent of uncultivated land, and whatever future improvement may take place in the resources of the people the Government will share in it. The fluctuating system appears to work satisfactorily and to have commended itself to the people.

12. In the Rohi circle cultivation has increased by 87 per cent. and the revenue has been raised 81 per cent., so that the incidence upon the cultivated area is much the same as before, *viz.*, 4 annas per acre, and no addition has been made on account of the great rise in prices, amounting to about 50 per cent., which has taken place since the date of the preceding settlement. But the enhancement was as large as it was desirable to demand at one time. At the

western end of the circle, though the assessment there is under rates, the increase is no less than 107 per cent. The soil is generally a light loam, very easily tilled, which produces more or less of a return with but little rain and yields good crops in favourable years. The area actually producing a crop is estimated at four-fifths of the cultivated area, but it varies enormously from year to year. Thus, in the years succeeding the settlement, the crop area has twice risen to almost 50 per cent. above the Settlement Officer's estimate, and has once sunk to almost 50 per cent. below it. The ability of the proprietors to meet a fixed demand with such extremely variable produce evidently rests, to a great extent, upon their cash-paying tenants, who hold two-thirds of the land in this circle. Rents were in 1881 generally about 6½ annas per acre, but were rapidly rising, and are now stated to generally exceed 8 annas per acre. The gross value of the crops was taken by the Settlement Officers at about Rs. 3½ per acre. The people are fairly prosperous. They make large profits from the sale of surplus cattle, which the extensive area of grazing land enables them to breed. They are often able, it is stated, to pay their revenue from the spontaneous produce of the dwarf *ber* bush, the leaves of which form a valuable fodder for cattle. There is no doubt that this part of the district will continue to develop rapidly. Cultivation is extending. Prices also will rise. For, though the coarser grains which here form the staple produce are not exported to Europe, they must find an increasing demand for the purpose of replacing exported wheat and other non-food crops in the neighbouring districts. It is this circle which is now receiving irrigation from the Sirhind Canal. The area irrigated by this canal in 1887-88 was 89,000 acres, on which a sum of Rs. 2,22,000 was collected as water rate. A considerable further increase of revenue may therefore be confidently expected at the expiration of the present term of settlement.

13. Mr. Wilson's assessment arrangements were well planned by him with the advice and supervision of Colonel Wace, who spent some time in the district for this purpose, and they received the approval of His Honor the Lieutenant-Governor when Financial Commissioner and of Sir Robert

Egerton. They are well adapted to the local requirements of each circle, and will, there is no doubt, work very satisfactorily. The distribution of the revenue over individual holdings was, owing to the prevalence of undivided tenures, generally made by fractional shares, and where it was proportioned to areas of land, cultivated and culturable land were generally rated equally. The only villages which desired different soil rates have generally happened to come under the fluctuating system.

14. It has been urged by Colonel Grey as Commissioner of Hissar that in the villages now irrigated by the Fázilwah Canal fluctuating assessments are no longer needed, and that a fixed demand may therefore be substituted. But it was determined to await the complete establishment of the irrigation system and to make sure of its permanence before coming to a decision on this question, and a further report upon it will be due at the end of the present season. As to minor matters, the Settlement Officer proposes to relinquish the fixed charge, which is levied both on the Sutlej and on the Ghaggar, upon all culturable land, whether cultivated or not. The Financial Commissioner does not support this proposal. This fixed charge, which amounts to only about 1 anna per acre on the Ghaggar and to 9 pies on the Sutlej, was originally proposed by the Settlement Officer on the precedent of the scheme sanctioned for the distressed villages on the Ravi in the Montgomery District. There are certain advantages in having some part of the demand permanently fixed, and the Lieutenant-Governor does not consider that any change should now be made, especially as the proceeds of the crop rates have hitherto fallen below the estimates. The Financial Commissioner may direct that, as recommended by the Settlement Officer, it shall be allowable for the Tahsíldár, where necessary, to assess a large field by parts.

15. Attention is drawn by the Financial Commissioner to the fact that the levels below the Dhanúr lake in the Ghaggar channel are receding, thereby causing some loss of irrigation to the upper villages, but a gain to those which lie lower down the stream, and that by this change the Bikaner territory is likely to gain at the expense of villages within British limits. Colonel Wace considers that some action

is required in the interests of the latter. The orders of Government on this subject, which were passed in Proceedings, Foreign Department, of February 1880, No. 10, and were repeated in Proceedings, Revenue, Agricultural and Commerce, Department, of January 1881, No. 1, did not prohibit projects for checking further retrogression of levels at this part of the channel, provided that no works were made higher than the bed of the Ghaggar as it then existed. There did not at that time appear to be sufficient cause for incurring expenditure on this object, but if experience has since shown that the level of the Dhanúr lake and of the higher reaches is being more seriously affected than was anticipated, a further representation might be made.

16. In paragraph 336 the Settlement Officer has stated the conditions which in his opinion should guide the future collection of the revenue in those parts of the district which have not been placed under fluctuating assessments. Remissions, he considers, it should never be necessary to grant, but suspensions will sometimes be required. Whenever in any village a failure of the rains for two years in succession causes the loss of a kharíf crop, of the following rabi, and of the next year's kharíf also, the circumstances of the village should be carefully considered before pressing for payment of the revenue. It should also be remembered that the rainfall and the crops vary much from village to village and that careful attention to local circumstances and also to the previous agricultural history of each village is essential. These observations, which have the concurrence of the Financial Commissioner, are accepted with approval by the Lieutenant-Governor, and he desires that they may always be borne in mind by the officers of the Hissar and Ferozepore Districts who are entrusted with the collection of revenue in the tract under report. Similar orders have already been issued by this Government and have been approved by the Government of India in the reviews of the final reports of the Rohtak, Delhi and Karnál Settlements.

17. Great attention has been devoted to the subjects connected with the preparation of the record of rights. Mr. Wilson has studied with much care and intelligence the gradual growth of proprietary and occupancy rights, which

he describes at length in Chapter V of the Report. He has also compiled an excellent code of tribal customs. The measurement work of the settlement was well and quickly done; the total area of the district as calculated upon the patwáris' measurements differed by only one part in a thousand from the result brought out by the Revenue Survey. The patwáris, who at the commencement of the work, were far from efficient, have been well trained. The settlement operations were completed in the unusually short space of $2\frac{1}{2}$ years, and their cost has been covered by less than 3 years' increased receipts of revenue. The Lieutenant-Governor is pleased to sanction the record of rights. He trusts that, in special view of the importance of securing, at a not very distant period, such statistics and such a class of annual papers as will enable a revision of assessment to be made with little expense and trouble, the revenue record agency may be kept up to as high as possible a degree of efficiency.

18. In paragraph 335 the Settlement Officer remarks that in consideration of the various causes which since the announcement of his assessments have combined to promote the improvement of the district, it would perhaps have been better if 15 years had been fixed for the duration of the settlement; but as, with the sanction of the Financial Commissioner and of Government, engagements were taken for a term of 20 years, he recommends that formal sanction be now granted for the full term. A reference has recently been received from the Commissioner of the Delhi Division under cover of the letter of the Senior Secretary to the Financial Commissioner, No. 55, dated 24th January 1888, pointing out that the level of cash rents has since 1881 risen so much over most of the old Sirsa District that Mr. Wilson's assessment can no longer be considered equal to a half share of the proprietor's assets, and he suggests that Government should restrict its final sanction to a term of 15 years. The Financial Commissioner, however, for the same reasons as are stated by the Settlement Officer, regards this proposal as inadmissible, and in this opinion the Lieutenant-Governor concurs. The considerations now urged by Colonel Grey were for the most part placed before Sir Robert Egerton, when orders were passed upon Mr. Wilson's Assessment Report, and the late Lieutenant-Governor was of opinion that 20 years

was a fair period for which to allow the people to enjoy the extra profits of their labours in developing cultivation under great natural difficulties. His Honor will therefore propose for the confirmation of the Government of India that the settlement be sanctioned for the term of 20 years ending with the rabi season 1901 A. D. His Honor is pleased to sanction for the tracts put under fluctuating assessment the schedules of rates set out in paragraphs 325 and 331 of the report, subject, in the case of the Sutlej Hithár villages, to reconsideration on receipt of the report shortly to be submitted of the question whether they are now suitable for a fixed assessment.

19. The cesses imposed at the present settlement amount to $22\frac{1}{12}$ per cent. on the land revenue. The patwári cess has necessarily, owing to the comparatively low pitch of the revenue, been fixed at the full rate of $6\frac{1}{4}$ per cent. An allowance of one per cent. on the revenue has been made for the remuneration of zaildárs who were newly appointed in this district. About Rs. 18,000 of the revenue are assigned, the principal jágír being that of the whole Bahak pargana, of which a three-fourths share is held by the Nawáb of Mamdot and the remainder by other persons. A curious class of grants, now becoming extinct, which were made when this territory was first annexed, with the view of establishing a sort of military colony upon what was then the frontier, is described in paragraph 259. The revenue instalments have, at the wish of the people, been reduced in number from four to two, which, for villages under fixed assessments, fall due on the 15th December and 15th June, and for villages under fluctuating assessments a fortnight later. About one-third of the villages, having little or no spring crop, have elected to pay the whole of the year's demand in one instalment in the kharíf season.

20. Mr. Wilson's report is a work of the greatest industry and ability. He has collected a complete fund of information regarding the district and its people, and he possesses the gift of clear and systematic exposition. The report is very voluminous, and if judged in accordance with the instructions for the abbreviation of Settlement Reports issued by orders of Sir Charles Aitchison in 1885, it would be held to be too minute in method and to include matter

which might have been omitted. But for the reasons given in the preface the case was an exceptional one; and Sir James Lyall is glad that Mr. Wilson found time to write the Report as it stands, and believes that it will be a useful guide in the administration of the tracts which once formed the Sirsa District, and will help all officers to understand the people and to sympathise with them. Mr. Wilson's work in Sirsa, though commenced when he had seen little more than four years' service, was, in all branches, such as would have done credit to the most experienced officers, and the Lieutenant-Governor has much pleasure in concurring with the Financial Commissioner's remarks on this snbject. His Honor also desires to acknowledge the good services of Munshi Gobind Sahái, Extra Assistant Settlement Officer, and of Superintendents of Settlement, Munshi Alim-ullah and Pandit Kálka Parshád.

ORDER.—Ordered, that the above Resolution be communicated to the Financial Commissioner for information and guidance and to Mr. Wilson for information.

Also that it be forwarded with a copy of the papers read in the preamble to the Government of India in the Department of Revenue and Agriculture for confirmation of the sanction of the settlement for a period of 20 years with effect from the autumn harvest of 1881, subject to the exceptions detailed.

By order of the Hon'ble the Lieutenant-Governor,

H. C. FANSHAWE,

Junior Secretary to Government, Punjab.

Punjab Government Press, Lahore—6-1-89—350.

No. 617, dated Lahore, 16th July 1886.

From—R. G. THOMSON, Esquire, Senior Secretary to Financial Commissioner, Punjab,

To—The Junior Secretary to Government, Punjab.

IN forwarding the report on the revised settlement of the Sirsa District, I am directed to express the regret of the Financial Commissioner for the delay which has occurred since its receipt from the Settlement Officer in April 1884. I am, however, to explain that Colonel Wace received it in that month when he held the office of Settlement Commissioner; and since the abolition of that office and his appointment to be Second Financial Commissioner at the end of 1884, it has been necessary for him to give to other final reports such attention as he could spare from current work.

See paragraph 85 of Revenue Administration Report for 1884-85.

2. These settlement operations were commenced in December 1879, and owing to the care taken by Mr. Wilson, the Settlement Officer, to simplify his operations, especially those of the field survey, it was practically completed by September 1882, or in less than three years. The delay which occurred between that date and the submission of the final report in April 1884 was due chiefly to Mr. Wilson's employment on arduous and very urgent revision work in the Gurgaon and Rohtak Districts. The Financial Commissioner does not recollect that the same promptness and rapidity of work has been exhibited for a long time past in any other settlement in the Punjab. For this alone Colonel Wace considers that a high measure of credit is due to Mr. Wilson; and the more so because he brought to the district a settlement establishment of only very moderate efficiency, and had great difficulties to contend with in respect of the Patwári establishment of the district.

Report, paragraphs 334 to 338.

3. The final report is written at great length, greater than can be justified; but in respect of its arrangement, lucidity and completeness it is in the Financial Commissioner's opinion a work of high merit, and will be of great value as an aid to those who hereafter administer this remote and exceptional tract. No useful object, I am to

state, would be served by an attempt to follow the report closely through all its details; and it will only be necessary to set forth as briefly as possible the grounds on which the Financial Commissioner recommends both the assessment and the record of rights to the sanction of Government.

4. Lying as the district does on the southern outskirts of the Sub-Himalayan rainfall and on the immediate border of the Bikaner desert, it is not surprising that it should have been little more than a vast waste at the beginning of the 19th century. Its gradual colonisation between the years 1813 and 1852 may be passed over as a subject which, however interesting, is not directly connected with the matters now under consideration. The foundation on which both the regular settlement and the present revision are built was laid by Mr. Thomason, the Lieutenant-Governor of the North-Western Provinces, when he visited the district at the end of 1851. He directed a settlement to be made of such a nature as should secure to every agriculturist a certain and definite title, and give to them a very light fixed assessment, such as could be paid regularly. Leaving aside for the moment all questions relating to assessment, I am first to set forth the status of rights which has grown up on the basis so laid down.

Paragraphs 23 to 42.

See Appendix I of Report, especially paragraphs 9 to 14.

5. The greater part of the regular settlement was completed prior to 1857, but in the west of the district the work was protracted to a later date, and the settlement not finally sanctioned until 1864. It created for the first time in each village a proprietary status, framed on the model of that in vogue in the settled districts of the North-Western Provinces, dividing off the agriculturists into proprietors and tenants in a somewhat arbitrary manner; but softening down the results of this division by the almost universal award to the tenants of occupancy rights with rents at revenue rates. The person declared to be owners held 27 per cent. of the cultivation; 66 per cent. was held by persons declared to be hereditary tenants; and in only 7 per cent. of the cultivation were the tenants recorded as holding at the

Paragraph 44.

Paragraphs 215 to 218.

End of paragraph 218.

will of the owners. How inchoate the condition of the proprietary tenures then was will be understood from the fact that of 650 estates all but 100 were recorded as owned jointly (zamíndári).

Paragraph 245.

6. The quarter century which elapsed between Mr. Thomason's visit to the district and the revision of the settlement made under his orders brought with it great changes. The inhabited villages increased from 431 to 635, and the population from about 150,000 to 250,000, the increase being to a large extent due to immigration, which was encouraged by the light fixed assessment and the widespread security of tenure. By consequence the cultivated area increased in the face of all hardships and uncertainties of season (which far exceed in this arid district any corresponding difficulties in the Sub-Himalayan districts of Northern India) from 671,000 to 1,042,000 acres, or from 34 to 55 per cent. of the total area. It has not only increased in area, but in quality by the partial substitution of spring crops for autumn crops.

Paragraphs 68, 69, 70.

Paragraph 148.

7. But the record as now revised presents in respect of security of tenure results which differ widely from those of the regular settlement. There has been a great development in the strength of ownership, as is evidenced by the extent to which partitions have been carried out and by the smaller number of villages (270) now held in a joint tenure. The area cultivated by owners has also increased from 186,000 to 311,000 acres, and of the healthiness of these changes there need be no doubt. But the condition of the tenants (speaking from their point of view) has been altered very much for the worse. The whole area held by tenants with right of occupancy has fallen from 465,000 acres to 402,000; and instead of 49,000 acres held by tenants-at-will in 1857 there are now over 346,000 acres, or a third of the whole cultivation of the district, so held. The change has been wrought by the enactment of the Punjab Tenancy Act in 1868. The provisions of that Act only gradually became known in the district; but, when understood, created

Paragraphs 24, 2755.

Paragraph 250.

Paragraphs 227 to 229 and 247 to 252.

between the years 1875 and 1881 a most serious contention between the owners and tenants. The Settlement Officer describes the attempts made during settlement operations to induce Government to legislate for the protection of these tenants, but these efforts were unsuccessful. Colonel Wace's personal opinion is that the character of the regular settlement, granting as it did occupancy rights at little more than revenue rates to all settled tenants, justified the expectations of the tenants that the State would continue to them the same security of tenure; that the free license to eject granted by the Act of 1868 was unlooked for by the owners and reversed the old established usage of this remote tract; that it has removed in respect of a large section of the population the keystone to which Mr. Thomason's settlement owed its success; and that it will tend to lower the prosperity of the large tenant class of a district where the successful pursuit of agriculture will, over a large portion of its area, always be accompanied by unusual difficulties. This change in the conditions of tenancy has resulted, not from want of any inquiry into and due consideration of the circumstances of the district, but merely from the accident of its transfer to the control of the Punjab Government.

8. Briefly it may, the Financial Commissioner thinks, be stated that before the regular settlement commenced in 1852, the main feature of the tenures of the district was that all agriculturists held directly from the State, and largely at its will, with little distinction of class. The regular settlement distinguished the agriculturists into two classes, owners and tenants, and gave security equally to both. The Act of 1868 and the revised settlement has maintained and strengthened the security of the owners, but has more than half destroyed that of the tenants. While Colonel Wace believes it to be his duty to express unreservedly his opinion on the merits of this last change, an opinion formed as Settlement Commissioner on a full examination of all the records and in contact with the people, he is not able now to recommend any further re-opening of this great question. It is for the Courts and for the Revenue Officers of Government to support the decision at which Government has arrived, and with its results it will be for our successors

to deal. To unsettle again the minds of the tenants as to the permanency of the decision would probably cause injury to the tenants themselves; and it is for the owners by fair dealings with the tenants to justify the concession to them of an authority foreign equally to the ancient usages of the country and to the principles of Government's first settlement.

Paragraph 249.

9. It may be added that the Financial Commissioner is not able to concur in the argument that the entry in the old record, to the effect that the uncultivated land was left at the absolute disposal of the owners, was intended to limit the operation of the Tenancy Law as then understood. This statement merely protected the owners from the resumptions for non-cultivation which had been necessary and common in the early administration of this then desert district. And that the clause would not have had any effect to bar the due claims of the tenants will be apparent at once if we consider how these claims would have been interpreted had the district remained attached to the North-Western Provinces. There is nothing in the correspondence connected with the regular settlement to show hat its framers contemplated the imposing of such a restriction on the claims of future tenants as this argument suggests.

Paragraphs 250 to 252.

10. The Financial Commissioner considers that Mr. Wilson deserves credit for the success with which (notwithstanding opinions and sympathies opposed to the Government decision) he induced the tenants to accept that decision, if not contentedly, at least passively. A little one-sidedness or want of firmness and discretion on his part would have led up to an embarrassing opposition to Government's decision in support of the existing Tenancy Law. His success also (see paragraph 251) in revising the entire cash rents of the occupancy tenants without one case being referred to judicial decision is, I am to state, deserving of praise.

Paragraphs 236 to 240.

11. In respect of the minor features of the record the Financial Commissioner thinks there is little to be said. The measurements were good; the attestation was done carefully at the

villages concerned; all unnecessary amplifications of record were avoided; a very large amount of partition work was done to the entire satisfaction of the people concerned; and the distribution of the new assessment and revision of the Wájib-ul-arz was carried out with the like care and satisfaction of the owners. Colonel Wace does not recollect receiving, as Settlement Commissioner, a single appeal on these subjects.

Paragraphs 241 to 243.
Paragraphs 244 and 264.

12. Mr. Wilson drew up a most complete and elaborate report on the tribal customs of the district, which has been printed as volume 4 of the Punjab Customary Law. Like his similar report on the Gurgaon customs, it is, the Financial Commissioner thinks, one of the most complete treatises on the subject that has yet been written. No useful purpose would be served by entering into a detailed criticism of it on this occasion. The tendency of the river villages of Fázilka to depart from the deep stream rule in the decision of disputes relating to new alluvial land, noticed in paragraph 263, is deserving of attention. There is no doubt that the riparian owners on all the Punjab rivers are increasingly impatient of this rule. It is the cause of constant litigation, and the judicial development of the exception to the rule, known under the name of "avulsion," has added to the uncertainties of the subject.

Paragraphs 173 and 263.
Government's No. 545, dated 14th November 1883.

13. One valuable result of the settlement has been the final adjudication of rights in 88 estates previously known as farmed villages. These villages differed in their origin and circumstances from the rest of the district only in so far as they were founded later than the other villages. They represented in fact the last of the operations by which, in the period antecedent to 1857, this district was colonised. The rights both of owners and tenants in 68 of these villages have been now settled on the same principles as were applied to the older villages at the regular settlement, in conformity with the expectations held out to the occupants when they entered upon these lands. There still remain 20 villages in which final confirmation of the

Settlement of rights in the farmed villages.
Paragraphs 253 to 258, and Appendix V.

claims of the lessees and occupants has been withheld until the year 1888 for the reason that the engagements on which they settled have not yet been adequately fulfilled.

14. It remains to explain the nature of the assessment now reported for sanction.

Chapter VI of the Report gives an account of the agriculture of the district, which is especially valuable because it gives the results of a careful record of the crops for three complete years. Mr. Wilson took great pains to arrive at a fair average of the crop area and of the yield of the crops; and the Financial Commissioner does not think it would be possible to improve on the conclusions at which he has arrived, provided the assessment is really to be governed by calculations of this nature. But it is better to acknowledge that the tract under report is a land where averages have hitherto been unknown, and nature alternately blesses and curses the inhabitants with extremes of vicissitude. It is always an even chance whether there will be a harvest or not; but the soil is for the most part a light loam, which, with a small rainfall evenly distributed, yields an abundant crop, and the holdings being large (even those of the tenants averaging 20 acres), one good season provides more than enough for the current and coming years. In fact it is much more important to consider whether the assessment as a whole is such as the district, with reference to these vicissitudes, can properly be expected to pay with regularity than to inquire into the relation of the assessment to assumed averages, which at the best can only represent what the circumstances of the agriculturist would be if those vicissitudes were absent.

15. The land revenue demand in the year 1841 appears to have been about Rs. 1,34,000, but Mr. Wilson shows that this was higher than the district was really able to pay, and only about two-thirds of this sum was really collected. By the year 1852 the demand had risen to Rs. 1,73,000, but of this also in the five years preceding 1852 only two-thirds had been collected. The demand of the regular settlement, in spite of Mr. Thomason's instructions to assess low, aggregated Rs. 1,93,000, and of this from the year 1862 to 1881 on an average only Rs. 3,000

Paragraphs 40 to 47.

Paragraphs 49 and 50.

per annum was remitted. In fact then, whereas in A. D. 1852 the land revenue payments average something under Rs. 1,20,000, from A. D. 1862 to 1881 they averaged Rs. 1,90,000, of which Rs 1,75,000 was credited to Government. If, however, cesses and all similar charges be added, the account of realizations will probably stand thus :—

	Rs.
Before regular settlement ...	1,35,000
Beginning of ,, ...	2,12,000
Last year of ,, ...	2,56,000

16. The actual results of the revised settlement now reported give a further large increase. The collections of land revenue, fixed and fluctuating, have averaged Rs. 2,47,440, or, if assigned revenue be added, say about Rs. 2,67,000, adding against this all charges for cesses, rates and village watchmen, the district is now paying a gross assessment of Rs. 3,60,000, or 40 per cent. more than it paid in the last year of the regular settlement.

See paragraph 4 of appended memorandum by Settlement Officer, dated May 1886.

Paragraphs 311 to 313.

The net increase to Government's receipts under the head of land revenue, judged by the realizations of the five years ending March 1886 is (Rs. 24,700—Rs. 1,75,500) Rs. 72,000, or 41 per cent. The net cost of the settlement was Rs. 1,82,000; so that it was repaid in 2½ years after the new assessment came into force. These being the results of the new assessment, I proceed to convey Colonel Wace's remark on its adequacy, and on its form and conditions.

Paragraph 344.

17. At the commencement of these operations it was pointed out that it would be necessary to consider how far the continuance of a fixed assessment in a tract of such uncertain agriculture would be compatible with a large increase in the demand. At the time when the assessments were being made the matter was very carefully considered, with the result that it was decided to retain the system of fixed assessments in all lands except those.

Proceedings, Government, Punjab, Revenue, Agriculture and Commerce Department, No. 5 B. of September 1879 and No. 5 A. of October 1879.

Paragraphs 318 to 319.

assessed at high rates on account of the uncertain advantages of the Ghaggar and Sutlej floods. In other parts of the district the assessment is at very low rate, and the major portion of the assets are contributed by cash rents, payable, and commonly paid, in good and bad years alike; and therefore the proposal to change the form of the assessment was really tantamount to a proposal to alter fundamentally the relations existing between the owners and tenants. It was not considered right to attempt to introduce so large a change as this in advance of established necessity; and the more so, as the village owners were strongly opposed to it. Whether the fixed character of the assessment operates to keep it down to a low figure, thereby giving to Government smaller realization than would be secured under a fluctuating assessment, is a question to which no certain answer can be given. Colonel Wace believes it has this result; but, on the other hand, I am to remark, the actual realizations under fluctuating assessments commonly fall short of the Settlement Officer's expectations. The tracts assessed at a fixed assessment with a low rate of incidence are the Bágar, the Rohi, and the Utár; as also those portions of the Náli (Ghaggar) villages as are removed from the influence of floods. The tracts assessed at high rates based on the advantages of river floods are the Náli and the Sutlej Hithár.

See paragraphs 44 to 48 of Settlement Commissioner's letter in Punjab Government's Proceedings of June 1882.

18. The Bágar circle, situated at the extreme south-east portion of the district, probably has the least rainfall and certainly has the worst soil. Cultivation and population appear to have been nearly stationary for some time past, and before 1852 the tract was overassessed. The assessment has been raised 31 per cent. to Rs. 20,003, and now averages about $2\frac{1}{4}$ annas per acre cultivated. The chief grounds of this increase were that four-fifths of the cultivation pays a cash rent of 5 annas per acre; and that the adjacent similar tract in Hissar had since 1863 been paying a revenue of over 3 annas per acre cultivated.

Paragraphs 283 to 7.

19. The Rohi circle is seven times the size of the preceding, and comprised nearly two-thirds of the area under settlement, stretching from the Ghaggar to the vicinity of the Sutlej.

Paragraphs 294 to 8.

It is in this circle that the chief colonisation has taken place since the British annexation, and that the chief increase of resources has occurred. Since last settlement, population and cultivation have doubled; and the area still remaining uncultivated (43 per cent. of the whole) is excellent land. The Settlement Officer has raised the assessment 81 per cent., and it now varies from 4½ annas per acre cultivated in the best Sikh villages at the east of the circle to 3 annas in the Muhammadan villages in the west near Fázilka, or about 1 anna per acre higher than the rates of last settlement. At the time these assessments were made, two-thirds or more of the cultivation was held by tenants at cash rents varying from 5 to 8 annas per acre; but the Settlement Officer states that since then these rents have been largely raised. The adjacent cultivation of the Muktsar Tahsíl was assessed in 1873 at 6 annas per acre. In view of the large increase taken, Colonel Wace does not think any more detailed justification of the assessment is called for.

End of paragraph 252, also paragraph 13 of Memorandum of May 1886.

20. The Utár circle is a small tract of rather inferior soil, lying between the Rohi and the Sutlej alluvial. It has been dealt with in two portions: 35 Wattuan villages near Fázilka, annexed in 1844, and assessed in 1863, at 2½ annas per acre cultivated; and 23 villages (part of Parganah Bahak) annexed from Mamdot in 1855 and assessed by the Settlement Officer of Ferozepore at considerably higher rates. Since 1855 population and cultivation had trebled; but part of this latter increase had been discounted by progressive assessments. The progress had been so great that the Wattuan villages readily accepted an assessment of Rs. 8,000, though it was nearly three times the previous demand. The incidence of the new demand was something less than 4 annas per acre on cultivation. The former assessment of the Bahak villages had still six years to run; but they surrendered this term and asked for new leases. These leases have reduced the demand on the Bahak villages by nearly a fourth, but even after this reduction they were left at an average incidence of over 6 annas per acre cultivated. The former assessment had become too heavy owing to progressive increases based on an over sanguine estimate of probable increases in cultivation and resources.

Government's No. 326, dated 22nd September 1882.

21. The Náli circle has an area of 341,000 acres, of which 186,000, or rather more than half, was cultivated at settlement. Three-fourths of the cultivation is of the same character and value as that of the adjacent Bágar and Rohi circles; about 10,000 acres are hard clay soil of the Ghaggar Valley, to which the floods of that river no longer extend; and 44,000 acres are advantaged by the Ghaggar floods. Of the latter about 500 acres are irrigated annually by wells. Since the regular settlement was made, cultivation had increased by a fourth (chiefly in the light lands adjoining the Bágar and Rohi), and population by nearly half. But, on the other hand, the villages in the portion (sotar a choya) of the Ghaggar Valley no longer visited by its floods were decidedly over-assessed.

Paragraphs 288 to 293, 329 to 332.

A fixed assessment at the same rates as the adjacent circles has been given to all villages of which the whole or largest portion are similar in circumstances to those circles; and where such villages included clay lands or inferior flooded lands the assessment of such lands is based on a rate of 6 annas per acre. Similarly, in the villages which have a considerable flooded area, such lands as are not subject to floods have been given a fixed assessment. There then remained an area of 47,000 acres divided over 31 villages, which being assessed at high rates and depending for its ability to pay those rates on very uncertain floods brought down by the Ghaggar river have been placed under fluctuating assessment. Of this area about 25,000 acres is cultivated. The rates are fairly high, being Rs. 2½ and Re. 1½ per acre on the best crops, and 12 and 8 annas on inferior crops; but these rates are estimated to yield no more in the gross than has always been paid under the previous fixed assessment; and as they are now levied only on successful cultivation, there is the less need for reducing them below the level hitherto paid. So far as these lands are cultivated by tenants, the rents are usually fixed at one-third produce. The introduction of a fluctuating assessment on these lands caused some division of opinion among the owners interested; but the system appears now to be liked by them. The lands thus treated, if retained under

Paragraph 330.

Paragraph 331.

fixed assessment, would have been assessed at Rs. 33,075, or Re. 1-5-0 per acre cultivated, of which Rs. 30,009 would have been payable to Government. The actual results of the fluctuating assessments of the past four years have been—

Paragraph 332.

1	2	3	4	5	6	7	8
	Area sown in Acres.			Total Assessment, Rupees.			Realisable by Government, Rupees.
Agricultural year.	Kharif.	Rabi.	Total.	Kharif.	Rabi.	Total.	
1882-83 ...	6,607	10,898	17,505	15,722	10,551	26,273	23,701
1883-84 ...	5,455	6,141	11,596	10,494	3,997	14,491	12,573
1884-85 ...	6,832	13,199	20,031	17,456	15,568	33,024	30,352
1885-86 ...	6,117	14,012	20,129	14,331	14,868	29,199	26,831
Average of past four years.	6,253	11,062	17,315	14,501	11,246	25,747	23,364

These figures furnish additional proof of the necessity for a fluctuating system of assessment. In 1882-83 the fixed assessment if applied would have equalled a charge of nearly Rs. 2 an acre on the crops sown, and in the succeeding year nearly Rs. 3. What the future results of these assessments will be cannot be predicated with any certainty. Changes are in progress in the bed of the Ghaggar which are unfavourable to the upper villages and favourable to those lower down, but the ultimate result of these changes is likely to increase very much the share of the water which has hitherto gone to Bikaner. Even assuming that Government is willing to see its own revenue decrease in this way, the Financial Commissioner

Paragraph 154.
Paragraph 293 (page 435).
Paragraph 10 of Memorandum, dated May 1886, appended.

does not think we are justified in overlooking the claims of our own villages to the continued enjoyment of the same proportion of these floods as before. On the whole the results of the re-assessment of this circle have not secured any increase to the Government's revenue. But the previous assessment was in some important respects ill adjusted to the circumstances of the tract; and the relief given and the changes introduced are no greater than was really necessary and appropriate. With reference to the concluding part of paragraph 332, Colonel Wace sees no objection to a field being assessed in parts, as suggested by the Settlement Officer. On the part where a crop has failed no assessment should be charged; and the rest of the field should be charged full or half rate, as its crop may require. But he does not recommend the remission of the one-anna rate on land that is cultivated.

Paragraphs 291 and 332.

	Rs.
Previous assessment	66,312
New assessment—	
1.—Fixed ...	38,980
2.—Fluctuating (average of 4 years) ...	25,747
Total ...	64,727

22. It remains to notice the results of the re-assessment in the Hithár circle or Sutlej alluvial. This circle has an area of 60,372 acres, of which half was returned as cultivated. Nominally it was under fixed assessment; but in 44 out of 62 villages an imperfect kind of fluctuating assessment had been in force for some years. Since last settlement population was believed to have increased about 8 per cent; the wells had doubled and now numbered 270 pakka and 99 kacha (not a large number); and cultivation was said to have increased 13 per cent. But as a matter of fact there had been considerable deterioration rather than improvement. Under the fluctuating assessment the revenue had fallen 16 per cent.; the portion of the tract south and west of Fázilka was in a distinctly bad condition owing to failure of the river floods; and the same cause had also affected seriously the prosperity of the rest of the tract. In consequence of the great uncertainty of the river floods, all but 11 villages and parts of 8 others have been placed under fluctuating assessment. Of the lands retained under fixed assessment, the new leases aggregate Rs. 4,495 and are based on a rate of 13 annas for lands irrigated plus Rs. 6 per well as water rate, and 2 annas per acre of unirrigated cultivation. These lands lie beyond the reach

Paragraphs 305 to 310 and 321 to 328.

End of paragraph 308.

of river action and are similar to the Utár tract, one village, Núr Shah, excepted, of which the old lease has not yet expired. The rest of the tract was estimated as capable of yielding a fixed assessment of Rs. 17,505, but now pays a fluctuating assessment at the rates stated in paragraph 325. The result of the rates during the past four years has been as follows :—

1	2	3	4	5	6	7	8
Agricultural year.	Area sown in Acres.			Total Assessment in Rupees.			Realisable by Government.
	Kharif.	Rabi.	Total.	Kharif.	Rabi.	Total.	
							Rs.
1882-83	2,251	8,631	10,882	3,420	8,638	12,058	11,612
1883-84	2,415	11,349	13,764	4,170	10,235	14,405	13,921
1884-85	3,769	14,811	18,580	4,904	10,446	15,350	14,862
1885-86	5,074	13,951	19,025	4,735	9,471	14,206	13,668
Average of last four years	3,377	12,186	15,563	4,307	9,698	14,005	13,516

The increase since 1882 is steady and is due to the development of the inundation canals referred to below. But it is noteworthy that the income is still considerably below what would have been assessed if these lands had been given a fixed assessment. Practically, therefore, Government is no gainer by the new assessment. The tract was in such bad condition up to 1882 owing to failure of the river floods that this result is not surprising. Colonel Wace is inclined to concur in the amendments suggested at the end of paragraph 328 ; but as the system will shortly come under reconsideration, he thinks that meantime no change should be made.

23. The fluctuating system was not accepted by the owners without some hesitation. And when in the spring of 1883 Colonel Grey, then Commissioner of the Hissar Division, constructed the Fázilwah, utilizing the old branches of the river on the system previously followed with success in the adjacent Ferozepore District, the village owners, supported by the Commissioner, asked to be allowed to revert to a fixed assessment. The question was very fully discussed; but Government ultimately decided that the lands irrigated by the canal should for the present be charged the rates sanctioned for flooded lands subject to a ten years' remission of half rates on land recorded as waste at settlement; and that after four years, if the Financial Commissioner thinks he can safely recommend a fixed assessment, he may do so. As under these orders the subject will again come under consideration in the course of two years, it seems unnecessary to discuss it in full on the present occasion. The tract is now included in the Ferozepore District, and the final decision is likely to be governed by the course that will be adopted for the future assessment of the similar tracts in the northern half of that district now under settlement. The Financial Commissioner does not desire to forejudge the matter, or to express finally his own opinion. But so far as his experience of such questions yet extends, it appears to him that the contention that canal-irrigated lands can either with safety to the interests of the owners and with fairness to the fiscal claims of the State be placed under a fixed assessment is at variance with the results of our administration equally on the Imperial Canals and on the Inundation Canals of the Southern Punjab; and even on the Ferozepore Canals annual re-measurements, in which the chief difficulties connected with fluctuating assessments are summed up, have not yet been dispensed with.

Paragraphs 326 and 328.

Proceedings, Punjab Government, Revenue and Agricultural Department (Irrigation), 1st of July 1883 and 1st of July 1884.

Secretary's No. 24, dated 7th July 1884, paragraph 8.

24. At the same time as the Fázilwah was constructed for the irrigation of the Hithár, another canal, named the Mubárakwah, was carried into part of the adjacent Utár, and subsequently a further portion of the Utár which was not reached by this canal has been pro-

Settlement Officer's Memorandum, dated May 1886, paragraph 12.

tected by the construction of the Shaukatwah. As the Utár is under fixed assessment Government is not at present interested directly in the results of these canals, of which the former is managed by the villages irrigated, and the latter by the Nawáb of Maṇdot. The terms on which the latter holds the canal will be found in Government's No. 11, dated 6th March 1885. There are now only a few villages in the extreme south of the Utár which cannot be advantaged by autumn inundation from the Sutlej. The irrigation from the Mubárakwah and Shaukatwah is as yet small; but it may be expected to develop considerably, and will establish the agricultural security of what has hitherto been one of the most insecure portions of the Fázilka Tahsíl.

25. Similarly, the agricultural conditions of the Rohi tract in Tahsíl Fázilka, at least of its northern portion, are now being completely changed by perennial irrigation from the Sirhind Canal, which commenced in the year 1884. Already 29,000 acres are so irrigated, and irrigation is still rapidly spreading.

Settlement Officer's Memorandum, dated May 1886, paragraph 11.

26. As regards the future administration of the assessments now reported, both fixed and fluctuating, I am to invite attentions to the remark recorded in paragraph 336, which have the Financial Commissioner's entire concurrence. At the present time there are no balances, except about Rs. 4,000 due to suspensions necessitated by successive failures of the kharíf in the extreme north-west of the Fázilka Rohi.

27. The instalments of the villages under fixed assessment have been carefully adjusted to the circumstances of each village, as required by Government's recent orders.

Paragraph 334.

28. The Patwári establishment was left by the Settlement Officer in a much improved condition, graded and paid at fairly sufficient rates. It is believed that these officials are now as efficient as the average of the Province, which was far from the case when settlement operations commenced, and they were well trained in crop inspection and mutation works.

Paragraph 346.

29. The Financial Commissioner concurs with Mr. Wilson in recommending to the favourable notice of Government the services of Munshi Gobind Sahái, Extra Assistant Settlement Officer, and of Superintendents Alím-ullah and Kálka Parshád.

Paragraph 345.

30. Mr. Wilson's own services, I am to state, deserve a very high measure of commendation. He carried out with rapidity and economy operations of no little difficulty in a remote portion of the Province. Both in his assessments and in his treatment of the agriculturists' rights he has been singularly successful. Colonel Wace believes that few Settlement Officers have discharged their task with greater merit.

31. The Financial Commissioner recommends that the sanction of Government be given to the record of rights, and that the assessment be confirmed for a period of 20 years, ending rabi 1901, subject to the reservation in regard to the fluctuating assessments of the Sutlej Hithár stated in paragraph 23 above.

Paragraph 385.

Memorandum on the events of the years 1883 to 1886 in the tract formerly included in the Sirsa District, written by Mr. WILSON, late Settlement Officer, in May 1886.

ON the 1st of November 1884 the Sirsa District was abolished, and the tract which had composed it was divided between the neighbouring districts of Hissar and Ferozepore by a boundary line drawn across its narrowest part at Dabwáli. At the same time the tahsíl of Dabwáli was absorbed, 126 of its villages being added to the Sirsa Tahsíl, now included in the Hissar District, and the remaining 31 villages being added to the Fázilka Tahsíl as part of the Ferozepore District. The present Sirsa Tahsíl thus includes the whole of the Bágar and Náli assessment circles and part of the Rohi, and the present Fázilka Tahsíl includes the rest of the Rohi and the whole of the Utár and Hithár assessment circles. The area of the former Sirsa District is now divided as follows (approximately) :—

Punjab Government Notification No. 684 S., dated 15th October 1884.

Report, paragraphs 146, 147, 314.

District.	Tahsil.	Number of villages.	Total area in acres.	Area cultivated at Settlement.	Detail of cultivated area.				Assessment, including assigned revenue.		
					Irrigated from wells.	Flooded.	Unirrigated clay.	Unirrigated light loam.	Fixed assessment.	Estimated average fluctuating assessment.	Total assessment.
									Rs.	Rs.	Rs.
Hissar ...	Sirsa ...	325	1,057,000	657,000	1,000	40,000	8,000	608,000	1,44,813	33,075	1,77,888
Ferozepore ...	Fázilka ...	325	866,000	385,000	10.000	14,000	1,000	360,000	88,445	17,505	1,05,950
Total of former Sirsa District ...		650	1,923,000	1,042,000	11,000	54,000	9,000	968,000	2,33,258	50,580	2,83,838

The history of the district since Mr. Wilson wrote may be given in the form of a continuation of his paragraphs.

Rainfall Report, paragraph 8.

2. The total annual rainfall has been as follows (in inches) :—

Year.	*Sirsa.*	*Fázilka.*
1883-84 ...	14·5	17·3
1884-85 ...	17·2	6·8
1885-86 ...	5·2	7·6

The rainfall last year at Sirsa is the smallest recorded rainfall at that station, and in each of the last two years the rainfall at Fazilka has been less than in any year since 1872.

Report, paragraph 51.

3. The arrears of land revenue and takávi at the end of each financial year have been—

Year.	Land revenue proper.	Over-due instalments of Takávi.	Total arrear.	Percentage on land revenue demand of the year.
1881-82 ...	26,825	264	27,089	12
1882-83 ...	157	212	369	...
1883-84 ...	750	273	1,023	...
1884-85 ...	...	557	557	...
1885-86 ...	3,989	31	4,020	2

The balance on 31st March 1882 was due to some delay which took place in obtaining and carrying out the orders for the introduction of the new assessment. During the following three years the arrears were only nominal. The balance of Rs. 3,989 on 31st March 1886 is in the Fázilka Tahsíl and is due to leniency in collecting the demand from eleven villages in the south-west of the dry tract which have suffered from two years' drought.

4. The collections of land revenue advances and collections of takávi have been as follows (omitting cesses):—

Report, paragraph 53.

Year.	Percentage of collections of fixed land revenue proper to the demand of the year.	Collections of fixed land revenue.	Collections of fluctuating land revenue.	Total collections of land revenue.	Takávi advanced.	Takávi collected.
		Rs.	Rs.	Rs.	Rs.	Rs.
1881-82 ...	90	2,02,806	653	2,03,459	1,800	5,834
1882-83 ...	111	2,38,189	46,286	2,84,475	4,360	5,884
1883-84 ...	100	2,19,859	29,659	2,49,518	8,545	3,693
1884-85 ...	100	2,13,851	31,944	2,45,795	2,658	5,067
1885-86 ...	100	2,14,320	39,626	2,53,946	2,200	5,378

The collections have thus been very much the same for each of the last three years.

The total fixed land revenue realisable by Government in the last year of the expired settlement, under which no part of the land revenue proper was off the fixed rent-roll, was Rs. 1,75,257; while the gross collections under the new settlement during the last five years on account of fixed and fluctuating land revenue proper have been Rs. 12,37,193, so that the increased collections have already brought to Government a gain of Rs. 3,60,908, or almost twice the cost of the settlement. The average realizations have been Rs. 2,47,439, which is less than the Settlement Officer's estimate of the average, Rs. 2,61,202, partly because the account includes one harvest (Rabi 1881) under the former settlement, and partly because the amount realised under the system of fluctuating assessment has not, as will appear hereafter, come up to the average estimated by the Settlement Officer.

Report, paragraph 344.

Report, paragraphs 314, 333.

5. The harvests of the agricultural year 1883-84 were on the whole about average, the rainfall being up to the average, but not altogether opportune. The rainfall of 1884-85 was good in Sirsa, but very poor at Fázilka. The kharíf harvest was poor throughout the district, and especially towards Fázilka, where the outturn of fodder was very small and the cattle began to suffer. The rabi harvest (1885) was excellent in the Sirsa Tahsíl, but poor in the Fázilka portion of the tract. Last year

Report, paragraph 67.

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(1885-86) the rainfall was exceedingly scanty in both tahsíls, the kharíf crop was very poor, and the present rabi crop is also poor, except on the canals and on other moist lands. Fodder is scarce and the cattle are in want of food. Some of the villages in the dry tract are, as is usual in such seasons, almost entirely deserted by the people, who have gone to work in villages on the canals and river, or have taken their cattle into Bikaner in search of pasture. The situation is somewhat critical, especially in the Fázilka Rohi, which has had practically no harvest for two years except on the canal. Suspensions have already been granted to some villages in this neighbourhood, and should the rains again be poor, large suspensions will be necessary, but there will be no difficulty in recovering the arrears when the seasons are again favourable.

Report, paragraph 352.

6. The opening of the Rewári-Ferozepore Railway, which was complete as far as Sirsa by the end of 1883, and by the beginning of 1885 was open to Ferozepore with its branch to Fázilka, has revolutionised the course of trade and had a great effect upon the prosperity of the two marts of Sirsa and Fázilka. The imports into Sirsa Municipality have been as follows:—

Report, paragraph 131.

Year.	Imports in Maunds.		
	Grain.	Sugar.	Ghi.
1883-84	5,92,000	76,000	3,000
1884-85	7,22,000	98,000	4,300
1885-86	6,05,000	77,000	3,300

The immediate effect of the Railway on Sirsa has thus been greatly to increase its trade in the three most important articles. Large quantities of grain are now railed from Sirsa to the east and to Bombay. The Municipal income has also greatly increased as follows:—

Year.	*Income.*
	Rs.
1883-84	18,546
1884-85	30,918
1885-86	25,504

Rania and Rori are prospering, but Ellen-abad has suffered greatly from fever and has lost population by death and migration, and its Municipal income has fallen to Rs. 1,200 a year.

Report, paragraph 132.

Report, paragraph 134. The imports into the Municipality of Fázilka have been as follows :—

Year.	Imports in Maunds.		
	Grain.	Sugar.	Ghi.
1883-84	3,60,000	26,000	22,000
1884-85	2,36,000	35,000	2,000
1885-86	2,23,000	27,000	1,200

Apparently the trade of Fázilka is falling off, a conclusion which is also supported by the statistics of octroi income—

Year.	*Rs.*
1883-84	14,264
1884-85	14,430
1885-86	9,063

It is probable that much of the grain which used to go through Fázilka and down the river by boat to Karáchi now takes the rail at the various stations on the railway between Sirsa and Ferozepore.

Report, paragraph 185. 7. The harvest prices at Sirsa have been as follows (seers per rupee) :—.

Period.	Rabi Produce (about 1st June).					Kharif Produce (about the end of December).						
	Wheat.	Barley.	Gram.	Barley and gram.	Sarson.	Jowár.	Bájra.	Moth.	Mung.	Til.	Rice, unhusked.	Gwár.
Assumed for produce estimate ...	24	48	42	...	24	45	35	45	30	20	30	50
Average, 1880-1883	20	39	34	38	18	38	30	36	28	17	26	42
1884	18	32	31	31	13	40	34	32	31	12	27	37
1885	23	48	42	45	17	55	35	40	32	11	30	35

There was thus a rise of prices in the beginning of 1884, followed by a general, and in some cases considerable, fall. With the exception of oil-seeds (*sarson* and *til*), which have risen in value, almost all grains were at about the prices assumed at settlement as average prices, and were very cheap as compared with the prices of previous years. It is somewhat surprising to find such low prices since the opening of the Railway, which it was thought would facilitate export and so tend to keep prices higher than before.

The similar prices for Fázilka are as follows (seers per rupee) :—

Period.	Rabi Produce (about 1st June).					Kharif Produce (about the end of December).					
	Wheat.	Barley.	Gram.	Barley and Gram.	Sarson.	Jowár.	Bájra.	Moth.	Múng.	Til.	Gwár.
Assumed for produce estimate ..	25	50	45	...	20	40	35	40	25	15	50
Average, 1880-83	22	38	31	38	16	38	31	33	25	13	52
1884	23	40	36	40	12	46	29	35	25	10	35
1885	25	46	36	46	16	32	26	26	25	11	32

Here also the rabi grains show a decided fall in price, but the kharíf grains have risen in value, owing probably to the poorness of the two last kharíf harvests in this neighbourhood.

8. The number of masonry wells continues to increase, an impetus to their construction having been given by the opening of the canals which has both brought the water nearer the surface and made it drinkable where before it was brackish. On the Ghaggar four new wells have been constructed since settlement in three villages, in the Rohi tract of Fázilka 12 new masonry wells have been made in ten villages for drinking purposes, and in the Hitár 24 new wells have been constructed for irrigation in 14 villages.

Report, paragraph 122.

Report, paragraphs 147, 148.

9. The total area under cultivation is returned as follows (in thousands of acres) :—

Period.	Tahsíl Sirsa.	Tahsíl Fázilka.	Total District.
Area under cultivation at settlement.	657	385	1,042
1884-85	690	438	1,128

So that in the three years the increase has been 86,000 acres, or 8 per cent. That the area so returned is not overstated is shown by the fact that in the agricultural year 1884-85, which was not a good year, 1,068,000 acres were actually sown. In Fázilka the introduction of canal irrigation has given a great impetus to the breaking up of new land.

Report, paragraph 180.

The actual returns for the agricultural year 1884-85 compare as follows with the estimates made at settlement (in thousands of acres) :—

Year.	Area actually sown.			Area producing a crop.		
	Kharíf.	Rabi.	Total.	Kharíf.	Rabi.	Total.
Estimated average at settlement.	710	230	940	554	206	760
1884-85 ...	638	430	1,068	530	364	894

Report, paragraph 148.

The kharíf area was smaller than it ordinarily is, but the area sown and harvested for the rabi was much larger than it ever had been.

Report, paragraph 154.

10. As anticipated by the Settlement Officer, the Ghaggar has continued the process of levelling its bed by cutting away the higher parts of its channel and filling up the depressions. Since the report was written, a deeper chan-

nel has been worn out by the stream between the Dhanur and Annakai pools, and again below the latter, with the result that much less water is now stored up in those depressions than formerly, and the villages which drew their water-supply for irrigation from these chhambs are losing their rice cultivation. On the other hand, the villages further down, on the Bikaner border, have been enabled to extend their cultivation greatly, and several new rice kunds have been made. The rice crop has been as follows :—

Report, paragraph 156.

Year.	Area sown.	Nature of Produce.		
		No crop.	A poor crop.	A fair crop.
1883	4,970	1,109	1,169	2,692
1884	6,817	58	147	6,612
1885	5,804	455	...	5,349

The wheat crop irrigated by floods on the Ghaggar has been returned as only 2,813 acres in 1884 and 22,734 acres in 1885, the rabi crop of which year was a bumper in the Ghaggar Valley.

11. The Abohar branch of the Sirhind Canal was opened for irrigation in 1883-84, and since then the area irrigated from it in the Fázilka Tahsíl has been as follows :—

Report, paragraph 161.

Agricultural year.	Number of irrigating villages.	Area irrigated in Acres.		Total of year.
		Kharíf.	Rabi.	
1883-84 ...	6	...	159	159
1884-85 ...	30	2,277	4,309	6,586
1885-86 ...	88	6,101	23,047	29,148

Irrigation is spreading very rapidly, and the canal has already made a great difference to the prosperity of the tract in several ways. Its beneficial effect has been especially noticeable during the past two years of drought. While in other villages there has been almost no produce of any kind, and men and cattle have had to go elsewhere to find means of support, the villages within reach of the canal have had excellent crops both of grain and fodder, the water of the wells is becoming sweet, and much waste land has been brought under the plough. The agricultural prosperity of the whole tract has thus been rendered much more secure.

12. The Fázilwah inundation canal commenced to irrigate in 1883, and the Mubárikwah in the following year. The former irrigates chiefly in the Hithár and the latter in the Uchár. The areas irrigated by each have been as follows:—

Report, paragraphs 158, 161.

Irrigation from Fázilwah.

Agricultural year.	Number of irrigating villages.	Area irrigated in Acres.		
		Kharíf.	Rabi.	Total of year.
1883-84 ...	12	...	8,264	8,264
1884-85 ...	24	9,220	9,156	18,376
1885-86 ...	55	3,136	12,471	15,607

Irrigation from Mubárikwah.

Agricultural year.	Number of irrigating villages.	Area irrigated in Acres.		
		Kharíf.	Rabi.	Total of year.
1883-84	...	...	...	...
1884-85	14	7,540	226	7,766
1885-86	15	4,156	2,085	6,241

13. The litigation between landlord and tenant has been as follows:—

Report, paragraphs 228, 247.

Year.	Number of notices of ejectment.	Number of notices contested by civil suit.	Suits decided	
			In favour of the proprietor.	In favour of the tenant.
1883-84	474	288	148	140
1884-85	797	166	59	132
1885-86	445	...	...	...

Although the number of notices of ejectment issued and the number contested by civil suit are much less than they were during the years when settlement operations were in progress, they are still considerable, and it is evident that the relations between landlord and tenant are still somewhat unsettled. The rents of occupancy tenants which were fixed by the Settlement Officer, but are under the present law liable to enhancement, have undergone practically no change, only 40 suits for enhancement having been brought during the last four years. The rents of tenants-at-will, however, have been very generally raised throughout the district and are now in many villages more than double the assessment charged on the land. As regards land held without a right of occupancy, the tenants have as a rule yielded to the proprietors and admitted without further dispute their right to raise the rent.

Report, paragraph 251.

Report, paragraph 252.

14. Some progress has been made in fulfilling the conditions on which 20 of the farmed villages were continued on lease. Six of the villages have constructed masonry wells, and most of them have broken up new land and settled new tenants, but the last two years of drought have proved a great impediment, and it will probably be necessary to extend the term of five years originally allowed for the fulfilment of the conditions.

Report, paragraph 257.

15. Thus, upon the whole, the tract which formed the Sirsa District continues to progress rapidly. The rainfall of the last two years has been unfavourable in the Fázilka portion, and the cattle of those villages which have no irrigation have suffered a good deal from scarcity of fodder; but cultivation has gone on increasing and the enhanced revenue has been realized with ease. The opening of the railway and the development of irrigation from the Sirhind Canal and from the Sutlej Inundation Canals have greatly increased the prosperity of many villages and made the tract generally much more secure against drought and famine. The excitement to which the tenancy disputes gave rise has disappeared; the people of the district generally, with the exception of some of the villages put under fluctuating assessment, have accepted with satisfaction or at least with resignation all the important decisions on the many questions affecting their welfare which were passed during the settlement operations, and the tract seems to have before it a future of continued progress and prosperity.

Summary.

No. 55, dated 24th January 1888.

From—R. E. YOUNGHUSBAND, Esquire, Senior Secretary to Financial Commissioner, Punjab,

To—The Junior Secretary to Government, Punjab.

IN continuation of this office letter No. 617, dated the 6th July 1886, submitting the final report of the settlement of the late Sirsa

Hon'ble Colonel E. G. Wace.

District, I am directed to forward in original a letter No. 824, dated the 7th December 1887, with its enclosures, from the Commissioner of the Delhi Division, in which he discusses a suggestion for the reduction of the period of the settlement of the Sirsa District.

2. This suggestion cannot in the opinion of the Financial Commissioner be entertained. As pointed out by Messrs. Wilson and Anderson, engagements have been taken with the villagers for a period of 20 years under the direct orders of Government,* and it appears to the Financial Commissioner that there is nothing further to be said on this point.

* See paragraph 15 of Punjab Government letter No. 155, dated 19th June 1882.

3. At the same time Colonel Wace desires me to acknowledge the good service done by Colonel Grey in collecting the statistics showing the rapidly increasing prosperity of the agriculturists of the late Sirsa District and in drawing attention to the light assessment imposed upon them.

No. 824, dated Delhi, 7th December 1887.

From—Colonel L. J. H. GREY, C. S. I., Commissioner and Superintendent, Delhi Division,
To—The Senior Secretary to Financial Commissioner, Punjab.

My tour in Sirsa of July last further impressed upon me what I had already perceived as Officiating Commissioner of Hissar in 1883-84 and as Deputy Commissioner there in 1885—the force of the remarks which end paragraph 335 of Mr. Wilson's report on the Sirsa Settlement. I therefore, as reported in my No. 613 of 22nd August 1887, addressed the Deputy Commissioner of Hissar, requesting statistics of the progress which Mr. Wilson anticipated in that paragraph of his report.

2. I sent to Mr. Wilson a copy of my letter, and he, in his No. 786 of 22nd August 1887, referred me to a demi-official memo. which he had previously sent me, an extract of which I attach.

3. The note referred to in the 2nd paragraph of Mr. Wilson's demi-official memo. is in your office, and I now forward copy of Mr. Anderson's No. 339 of 26th November 1887 and statements attached, bringing up the Sirsa statistics to date, as suggested by Mr. Wilson.

4. It will be seen that the failure of the last two years render these statistics of little avail as regards either outturn or prices. The fluctuations are very great, and the period since settlement is too short to afford an average for comparison with settlement figures. But the Sirsa settlement is one based on cash rents which were paid on 82 per cent. of the land in the Bágar Circle (Report, p. 423), on 89 per cent. of the land in the Náli Circle (p. 429), on 87 per cent. of the land in the Rohi Circle (p. 438), and 41 per cent. of the land in the Utár Circle (p. 444), besides rents in kind on 31 per cent. of the land in the last-named circle.

5. It is in the increase of these rents that we find the measure of divergence between the half assets assumed at settlement and those existing. The majority of these rents are those of occupancy tenants, under 5 annas, which are only susceptible of enhancement in proportion to the revenue. Putting these aside, we see from the comparison of competition rents existing at settlement and now, made in Mr. Anderson's paragraph 3, how rapid is the progress of that portion of the Sirsa District now included in Hissar. Though this cannot be shown for the tract transferred to Ferozepore, it is well known that, as pointed out in paragraph 1 of Mr. Wilson's demi-official memo., the case I am making out is much stronger there than in the tract belonging to Hissar. In the latter, however, we have the fact that the number of acres on which rents higher than 8 annas are paid have increased from 11,586 to 66,573, according to Mr. Anderson's figures, though really the proportion of increase is greater, as the figure 11,586 includes lands in that portion of the Sirsa Rohi Circle which has gone into Ferozepore.

6. It is needless for me to recapitulate results which Mr. Anderson has so clearly stated. He brings out on three circles only (omitting the Utár and Hithár Circles entirely, included in Ferozepore) an increase due on rent-rate data of Rs. 52,715. He has taken as basis of his calculation that cultivated area which was so taken at settlement, though paragraph 9 of Mr. Wilson's note in your office shows an increase of 8 per cent. in three years.

7. Even if Mr. Anderson's figures be regarded as high for the present date, it cannot be doubted, on considering the rate of progress of extension of cultivation and rise of rents, that, taken over a period of 15 years from settlement (including those already elapsed), they are very well within the mark. Such being the case, we may assume that the whole of the old Sirsa District, excepting the tracts under fluctuating assessment, would at the end of a 15-year term yield at least Rs. 60,000 more than the settlement jama of Rs. 2,33,258, and that the continuance of the settlement for five years beyond that term will cost the Government three lakhs of rupees. Indeed, if the results of the improvements referred to by Mr. Wilson in paragraph 335 of his report be duly weighed, I think

it can hardly be doubted that the large enhancement which he there anticipates as due after 15 years could not be less than 33 per cent., or Rs. 77,000, raising the existing rate from an average of 3 annas 6 pies to an average of only 4 annes 8 pies an acre. This represents a loss of nearly four lakhs in five years.

8. My view in opening this case was that the increase mentioned by Mr. Wilson should be taken for the five years in justice to the other tax-payers; that our title to take it could not be questioned, as it is well understood that the Government sanction is needed to the Settlement Officers' measures, and it is in accordance with all Native ideas that Government should interfere after due deliberation to modify these measures when too unfavourable to itself; and that no one would be disposed to question our title to take the increase, as it is rate, rather than period, which come home to the agriculturists' mind, and moreover the bargain, even thus modified, is so favourable to the zamíndárs that the mass of them are too content to be captious.

9. Now, however, in the face of the remarks of Mr. Wilson and Mr. Anderson, I cannot press my view, though I send up the case for orders. Whatever the result, I venture to urge that the case brings out clearly the disadvantage of long leases in undeveloped and insufficiently assessed tracts. I ask special attention to Mr. Anderson's remarks regarding his inability to take the Government dues in Hissar, which indeed was the ground of the low forecast of increase which I myself submitted for Hissar. The same difficulty must exist in Ferozepore. Even in North Umballa it is the opinion of the Settlement Officer and myself that we have not obtained our fair share, as it was not possible to take a full increase at once. How much more must this apply to districts like Hissar, Sirsa and Ferozepore.

Extract from a demi-official letter, dated 15th August 1887, from J. WILSON, Esquire, to Colonel L. J. H. GREY, C.S.I., Commissioner and Superintendent, Delhi Division.

I SUPPOSE you and Anderson are directly concerned with the Sirsa Tahsíl, but if you want to make out a strong case for shortening the settlement, you should include the Fázilka Tahsíl, where the reasons are much stronger than in Sirsa.

By way of introduction I would bring up to date the various statistics given in the Settlement Report. This I have already done up to March 1886 in a note which the Financial Commissioner sent up to Government with his review of the Report. If you get a copy of that note from the Financial Commissioner's Office, it would be easy to bring it up to date. After October next you could give two years' more statistics.

The statement given at paragraph 180 of the report shows the total cultivated area and the estimated average area as sown and producing a crop, on which I founded my produce estimates. A corresponding statement might be given showing the total cultivated area now and the actual average areas sown and producing a crop during the last five years. It would probably be enough to give the totals for the whole district. I do not suppose much can be added to my estimate of average outturn (S. 181), but the figures regarding prices (S. 185) might be brought up to date and the average compared with my estimated average prices (S. 186). These comparisons will probably show clearly that the money value of the actual produce now is much greater than I assumed it to be for purposes of assessment.

Strong reason will probably be found in the rise of cash rents. The figures for rent now might be compared with those given in the Settlement Report (S. 231, 252, 280).

I do not think I would be at the trouble to work out figures for each assessment circle separately. Probably the totals for the district would give a sufficiently strong case. I would also give the statistics of particular villages, especially those in which the rise of cash rents since settlement or the increase of cultivation has been most marked.

I would point to the extension of irrigation from the Sutlej and the Sirhind Canal as rendering the position of the peasants of the whole neighbourhood much more secure against the effects of drought, and to the Railway as steadying and raising prices, and point out that in making the assessment I did not take into account the probable effects of these improvements.

In this way it will be easy to make out that the assessment is already extremely light, and that a very large enhancement will be demandable after 15 years have expired, or indeed after ten. But I wish to express my opinion that the 20-year period ought to be maintained, not in the interests of the Sirsa peasants, for I think that our land revenue generally, and especially in Sirsa, is much less than it ought to be, but because I believe that the great secret of our power in India is not brute force, but the belief of the people in our good faith, and that we should avoid anything like a breach of faith, which the Sirsa people would consider had been committed if the term were altered now. I, who represented Government to them in this matter, told them the lease was intended to last for 20 years and took their engagements for that term, and if, now that nearly a third of that term has run, we take advantage of a technicality and alter the term for the sake of a pecuniary benefit to Government, it will look very like a breach of faith, and will shake the confidence of the Sirsa people in the word of Government.

No. 339 G., dated 26th November 1887.

From—A. ANDERSON, Esquire, Deputy Commissioner, Hissar,
To—The Commissioner and Superintendent, Delhi Division.

IN reply to your No. 209, dated 12th August 1887, asking my opinion on the length of time for which the Sirsa Settlement should be sanctioned, I have the honor to submit the following report, along with statistics for the two tahsíls which now comprise the area settled in 1883.

2. The cultivated area has gone on increasing steadily at almost the same rate as before settlement, but as the hardness or lightness of the assessment depends more on the area cropped than the area cultivated, I give below only the figures for areas sown and cropped.

Area sown in old Sirsa District.
Omitting 00s.

	Kharíf.	*Rabi.*	*Total.*
Area estimated at settlement ...	710	230	940
1884-85	638	430	1,068
1885-86	541	417	958
1886-87	740	204	944

Area cropped in old Sirsa District.
Omitting 00s.

	Kharíf.	*Rabi.*	*Total.*
Area estimated at settlement ...	554	206	760
1884-85	530	364	894
1885-86	241	362	603
1886-87	224	126	350

The total areas shown in 1885-86 and 1886-87 were up to the average estimated at settlement and would have exceeded that average quite as much as did 1884-85 had not the rains been unseasonable, and in 1886-87 a complete stoppage of the rains in August prevented the rabi being sown. The area cropped in 1886-87 was under half the estimate made at settlement, and in 1885-86 it was considerably below that estimate. The great increase in 1884-85 shows, however, what is

to be expected in good or average years; and it is unfortunate from one point of view that these two bad years should have come together at this time. The figures illustrate, however, the great feature of this whole tract, *viz.*, the enormous extension and contraction of area sown and cropped in good and in bad years.

3. In Statement III for Sirsa the areas now paying rent in cash, with the rates have been shown, and a comparison of that statement with the figures given in the Settlement Report shows a great increase in the value of land or rather in the income which proprietors can get from it.

RENTS PAID BY TENANTS-AT-WILL.

Chak Bagar.

	From 5 to 6½ annas.	From 6½ to 8 annas.	Above 8 annas.
At settlement ...	7,848	2,754	679
1886-87	3,736	4,879	6,484

Chak Nali.

At settlement ...	16,160	4,551	4,077
1886-87	21,798	8,360	17,678

Chak Rohi.

At settlement ...	108,241	50,773	6,830
1886-87	20,587	46,418	42,411

The comparison in Chak Rohi is not quite correct; because part of the chak is in the present Fázilka Tahsíl, and the figures for 1886-87 refer only to the Sirsa Tahsíl Rohi. Also the settlement areas contain holdings of occupancy tenants, while the figures for 1886-87 give only the areas held by tenants not having occupancy rights. These facts, however, emphasize all the more the great increase from 6,830 acres to 42,411 acres paying rent over 8 annas.

4. In Chak Bagar at settlement only 11,281 acres paid over 5 annas an acre, and only 679 acres paid over 8 annas. But now the area paying over 5 annas has increased to 15,099 acres, and very nearly half of this area pays rent over 8 annas. The figures now point to an average rent of at least 7 annas, giving a half net produce rate of 3½ annas. This rate on the *area cultivated at settlement* will give a revenue of Rs. 30,426. At 3 annas per acre, which is the rate current in the adjoining villages of the Hissar District, under a settlement

made quarter of a century ago, the revenue would be Rs. 26,080 on the area cultivated at settlement without any assessment on the waste. The revenue actually assessed is Rs. 20,003, being at 2⅓ annas per acre.

In Chak Nali the increase in rents is quite as great. At settlement the area paying over 8 annas was only 4,077 acres; now it is 17,678 acres. This increase is on the unirrigated lands, as in almost all cases the rent of irrigated land is paid in kind. The actual value of the land can be estimated from the rents now paid in Jhorar village (*vide* Statement IV for Sirsa), where of the 1,825 acres paying rent in cash, 741 acres pay 8 annas and under 10 annas, 268 acres 10 annas and under 12 annas, and 716 acres 12 annas and over. At settlement no land paid even 10 annas, whereas the average rent is now over that sum. The statistics show that the half net produce rate for the unirrigated part of the chak is more nearly 5 annas than 3 annas. At 5 annas the revenue would be Rs. 45,520, whereas the settlement estimate at 3 annas an acre was Rs. 27,312. The ordinary rent for such land in Fatahabad is 8 annas a bigah or 12·8 annas an acre, and much higher rents are charged. At settlement in the whole of the Rohi Chak only 6,830 acres paid over 8 annas; now in the Sirsa Tahsil alone 42,411 acres pay over that rate. The assessment rate can be safely fixed at 5 annas an acre; and if that should be considered too high, most certainly at 4½ annas or about one anna per kacha bigah, which is the rate that rents would give even in the Bagar. In the Hissar Bagar the rent is often much above 2 annas a kacha bigah, and in the Hariāna it is of course higher. It seems to me that 4½ annas an acre would be a most safe rate for the Sirsa Rohi. This would give a revenue of Rs. 1,84,000 on the area cultivated in 1880-81. At that time 43 per cent. of the total area was waste, and this is being rapidly brought under the plough. The increase is well illustrated by the five villages given in Statement IV for Sirsa. The actual revenue announced for this chak was Rs. 1,55,560.

5. In this Statement IV for Sirsa five villages have been selected from each chak to illustrate the increase in cultivation and the rise in rents. Wherever there was a large waste area to be brought under the plough, rents have not risen so rapidly. This was to be expected; but the net result is the same. The average rent in Bakhuki-Gadli, where there has been no increase in cultivation, has risen from 8 annas 9 pies to 12 annas per acre. In Bubshahr the rate remains as at settlement, but the cultivated area has increased from 3,665 to 6,164 acres, or 68 per cent. These villages show the great advance in the assets for assessment, and the loss that accrues to Government from the long proposed duration of the settlement.

A statement is also forwarded showing the prices prevailing at harvest time for the principal kinds of produce. No inference can be drawn from the figures, as the last year was a time of considerable scarcity, and it cannot be expected that the high prices prevailing then will be maintained.

The statistics for Fázilka cannot be analysed in the same way as has been done for Sirsa. The rent is paid mostly in kind ; but I believe that the general improvement in that tahsíl is greater than in Sirsa. You are much better acquainted with the circumstances of the tract than I am, and will no doubt be able to show the necessity for reducing the period of settlement there as well as in Sirsa.

The great improvement in the Sirsa District, arising from the opening of the railway and of the canals, has been already urged. There can no longer be such famines as in the past, nor even the great fluctuations in prices. The Fázilka Tahsíl is largely protected against famine, and even part of the Sirsa Tahsíl will soon be irrigated from the Sirhind Canal on the north and the Western Jumna (Indri) Canal on the south.

The figures that I have given for Sirsa show the loss that Government will sustain by adhering to the twenty years period for the settlement ; but there is besides this direct loss the further loss at the new settlement from inability to assess up to the existing assets. The recent Sirsa Settlement corresponds in the history of that tahsíl to the settlement made in Hissar in 1861-63, and Sirsa in twenty years more will be situated much as Hissar now is. I would quote villages after villages of the Fatahabad Tahsíl, through which I have just been marching, where it will be impossible to take the revenue which the existing assets would justify. In many villages the revenue is paid from grazing dues alone. In one village the dues amount to Rs. 400 and the revenue is Rs. 65. In many villages the income in cash has been four or five or more times the revenue, and that for a decidedly bad year.

Every consideration points to the correctness of the Settlement Officer's opinion that the period should only be for fifteen years. The only argument which can now be adduced against this period is that Government has practically sanctioned a period of twenty years and the Settlement Officer gave the people to understand that the settlement would remain in force for that period. This argument is certainly deserving of consideration, for the people will look upon the reduction of the period as a breach of faith ; and while I see the great loss to Government from an adherence to the period of twenty years, I doubt the expediency of interfering with the orders already passed.

Returns the memo. by Mr. Wilson.

I.—Abstract of Area cultivated in Acres showing the Productive Capacity of the several Assessment Circles of Tahsil Sirsa for agricultural years 1885-86 *and* 1886-87.

Year.		Assessment Circle.	Class of land.	Area sown in Kharíf harvest.	Area sown in Rabi harvest.	Total of both harvests.	Area cropped in Kharíf.	Area cropped in Rabi.	Total area cropped in both harvests.
Kharíf 1885, Rabi 1886.	1	Bagar ...	Báráni ...	101,970	19,548	121,518	52,801	18,354	71,155
	2	Rohi ...	Cháhi ...	...	...	...	...	...	...
			Rez ...	...	...	...	...	...	...
			Báráni ...	180,940	215,883	396,823	73,713	195,507	269,220
			Total...	180,940	215,883	396,823	73,713	195,507	269,220
	3	Nali ...	Cháhi ...	92	395	487	78	379	457
			Rez ...	10,908	21,820	32,728	6,463	20,264	26,727
			Báráni ...	96,671	24,918	121,589	39,906	18,405	58,311
			Total ...	107,671	47,133	154,804	46,447	39,048	85,495
		Grand Total...	Cháhi ...	92	395	487	78	379	457
			Rez ...	10,908	21,820	32,728	6,463	20,264	26,727
			Báráni ...	379,581	2,60,349	639,930	166,420	232,266	398,686
		Total of the year	...	390,581	282,564	673,145	172,961	252,909	425,870

Kharíf 1886, Rabi 1887.	1	Bagar ...	Báráni ...	113,413	9,480	122,893	62,356	2,808	65,164
	2	Rohi ...	Cháhi ...	...	27	27	...	26	26
			Rez ...	...	61	61	...	12	12
			Báráni ...	225,569	47,909	273,478	51,659	19,464	71,123
			Total ...	225,569	47,997	273,566	51,659	19,502	71,161
	3	Nali ...	Cháhi ...	168	547	715	150	526	676
			Rez ...	12,379	29,425	41,804	6,577	23,974	30,551
			Báráni ...	107,350	7,846	115,196	20,397	1,825	22,222
			Total ...	119,897	37,818	157,715	27,124	26,325	53,449
		Grand Total ...	Cháhi ..	168	574	742	150	552	702
			Rez ...	12,379	29,486	41,865	6,577	23,986	30,563
			Báráni ...	446,332	65,235	511,567	134,412	24,697	158,509
		Total of the year ...	...	58,879	95,295	554,174	141,139	48,635	189,774

HISSAR;
The 29th November 1887.

J. G. M. RENNIE, *District Judge*,
for *Deputy Commissioner*.

II.—Prices in Seers of main Staples of Produce at ten Villages of each of the Assessment Circles of Tahsil Sirsa current among Agriculturists only at harvest time for agricultural years 1885-86 *and* 1886-87.

Assessment Circle.	Name of Village.	At Kharif 1885.				At Rabi 1886.				At Kharif 1886.				At Rabi 1887.			
		Jowár.	Bájra.	Til.	Shali.	Wheat.	Barley.	Gram.	Sarshaf.	Jowár.	Bájra.	Til.	Shali.	Wheat.	Barley.	Gram.	Sarshaf.
Bagar.	Jamál ...	36	33	...	...	24	50	51	...	25	23	10	...	...	...	...	...
	Darba Kalan ...	35	32	...	...	...	50	50	...	25	23	...	...	...	...	...	...
	Chaharwala ...	35	32	...	...	...	55	55	...	25	24	...	...	...	...	26	...
	Ding ...	35	32	...	...	...	50	50	15	30	24	10	...	...	22	25	13
	Nahrana ...	35	30	...	...	...	52	52	...	28	24	...	...	...	...	25	...
	Dhingtana ...	35	30	...	...	...	48	48	...	...	...	...	...	...	...	...	...
	Rámpura Kadimi ...	38	32	...	...	...	...	...	...	30	25	...	...	...	...	...	...
	Rúpawas ...	40	32	...	...	...	52	50	...	25	23	...	...	...	...	30	...
	Kágdána ...	...	...	...	...	...	48	47	...	26	25	...	...	...	26	25	...
	Bakhu-ki-Gadli ...	35	32	...	...	...	50	50	15	30	24	10	...	...	22	25	...
	Average ...	36	32	...	...	24	51	50	15	27	24	10	...	...	23	26	13
III.	Rori	43	32	...	...	22	48	45	18	30	25	10	...	...	25	27	15
	Dabwáli ...	40	33	13	...	24	48	48	15	30	26	12	...	13	27	27	20
	Chotála ...	37	34	13	...	24	50	48	15	25	24	10	...	13	23	22	12
	Gudha ...	35	32	...	...	24	48	48	15	30	25	12	...	...	27	26	...

Ro	Sukhchian	...	34	32	...	...	24	50	51	15	30	26	10	...	13	28	27	14
	Kalanwáli	...	36	32	...	...	24	48	48	15	25	...	...	...	13	28	28	15
	Desu Jodha	...	42	35	12	...	25	55	50	16	25	23	10	...	13	26	28	...
	Ganga	...	35	32	11	...	25	52	55	..	25	25	10	...	...	...	...	...
	Kalúwána	...	42	33	12	...	24	47	51	16	..	25	...	...	...	28	28	...
	Kharian	...	41	34	12	...	24	48	51	15	...	25	...	...	...	24	24	...
	Average	...	**38**	**33**	**12**	...	**24**	**49**	**50**	**16**	**28**	**27**	**11**	...	**13**	**26**	**26**	**15**
Nall.	Rania	...	45	28	10	26	24	50	42	17	24	...	...	26	14	30	30	15
	Ellen-abad	...	42	26	10	...	23	45	45	17	26	22	12	...	13	26	...	...
	Jagmabra	...	35	26	10	27	25	50	...	...	27	..	...	26	16	26	26	12
	Baini	...	40	30	13	...	25	45	45	18	22	22	10	...	15	27	...	12
	Jodhka	...	38	28	13	..	25	45	44	18	24	22	11	...	...	...	...	...
	Shahpur Begu	...	36	28	...	...	...	45	44	16	24	22	10	...	...	27	30	...
	Mangala	...	38	30	...	27	25	48	45	...	25	...	...	...	14	27	28	15
	Talwara Khurd	...	43	28	13	28	24	45	42	...	25	25	10	27	14	26	26	...
	Panhari	...	40	32	16	...	...	48	48	20	28	26	8	...	14	26	25	...
	Darbi	...	37	29	16	...	...	48	48	18	25	25	12	...	...	25	25	...
	Average	...	**39**	**28**	**13**	**27**	**25**	**47**	**40**	**17**	**25**	**23**	**10**	**26**	**14**	**27**	**27**	**13**
	TAHSIL AVERAGE	...	**38**	**30**	**12**	**27**	**24**	**49**	**48**	**16**	**28**	**24**	**10**	**25**	**14**	**26**	**27**	**14**

HISSAR:
The 29th November 1887.

J. G. M. RENNIE, *District Judge,*
for *Deputy Commissioner.*

III.—Prevailing Rents, per acre, paid by tenants without rights of occupancy, *in Tahsil Sirsa, according to annual papers for* 1886-87.

No.	Assessment Circle.	Paying Cash Rents.											
		Under Re. 0-5-0.			*From Re.* 0-5-0 *to Re.* 0-6-6.			*From Re.* 0-6-6 *to Re.* 0-8-0			*Above Re.* 0-8-0.		
		No. of tenants.	No. of holdings.	Area in acres	No. of tenants.	No. of holdings.	Area in acres.	No. of tenants.	No. of holdings.	Area in acres.	No. of tenants.	No. of holdings.	Area in acres.
1	Bagar ...	701	593	14,823	174	154	3,736	164	149	4,879	327	305	6,484
2	Rohi ...	430	324	6,468	1,205	1,020	20,587	2,145	1,718	46,418	1,823	1,720	42,411
3	Nali ...	706	686	12,848	879	841	21,798	778	619	8,360	1,331	1,218	17,678
	Total ...	1,837	1,603	34,139	2,258	2,015	46,121	3,087	2,486	59,657	3,481	3,243	66,573

HISSAR:
The 29th November 1887.

J. G. M. RENNIE, *District Judge,*
for *Deputy Commissioner.*

IV.—Statement showing increase in Cultivated Area and Cash Rents compared at date of Settlement and now in five Villages of each of the Assessment Circles of Tahsíl Sirsa.

1	2	3	4	5	
Assessment Circle.	Name of village.	Settlement and present statistics compared.	Cultivated area.	Detail of cash rents paid by tenants-at-will and areas paid on	
				Area.	Amount.
					Rs. A. P.
Bagar, 1	Dhukara ...	Settlement ...	1,684	1,030	0 4 0
		Annual papers, 1886-87.	2,106	23	0 3 2
				1,072	0 4 10
				119	0 4 0
				139	0 9 7
2	Rámpura Kadimi	Settlement ...	2,893	286	0 4 0
				25	0 3 3
				3	0 6 9
				40	0 5 3
		Annual papers, 1886-87.	3,066	54	0 14 5
				12	0 6 5
				556	0 4 0
				21	0 3 3
3	Randhawa ...	Settlement ...	1,740	104	0 6 5
				207	0 4 10
				315	0 4 0
		Annual papers, 1886-87.	2,305	20	0 12 10
				422	0 8 0
				350	0 6 5
				183	0 4 10
				200	0 4 0

IV.—Statement showing increase in Cultivated Area, &c.—continued.

2	2	3	4	5	
Assessment Circle.	Name of village.	Settlement and present statistics compared.	Cultivated area.	Detail of cash rents paid by tenants-at-will and areas paid on	
				Area.	Amount.
					Rs. A. P.
Bagar—concluded. 4	Rúpawás ...	Settlement ...	1,971	292	0 3 5
		Annual papers, 1886-87.	3,100	924	0 4 0
5	Bakhuki Gadli.	Settlement ...	2,323	5	0 12 10
				38	0 11 2
				186	0 9 7
				48	0 8 10
				112	0 8 5
				248	0 8 0
				140	0 6 5
				68	0 4 0
				19	0 3 2
		Annual papers, 1886-87.	2,321	5	1 2 5
				88	1 0 0
				711	0 12 10
				17	0 12 0
				57	0 11 2
				12	0 8 10
				27	0 8 0
				118	0 6 5
				7	0 5 7
				8	0 4 10
				4	0 4 0
Rohi. 1	Bubshahr...	Settlement ...	3,665	1,612	0 6 5
		Annual papers, 1886-87.	6,164	3,021	0 6 5

IV—Statement showing increase in Cultivated Area, &c.—continued.

1	2	3	4	5	
Assessment Circle.	Name of village.	Settlement and present statistics compared.	Cultivated area.	Detail of cash rents paid by tenants-at-will and areas paid on	
				Area.	Amount.
					Rs. A. P.
Rohi—continued. 2	Chotala ...	Settlement ...	10,111	6,018	0 7 3
		Annual papers, 1886-87.	14,573	4,274	0 9 6
				4,216	0 8 0
				2,525	0 7 3
3	Ganga ...	Settlement ...	7,785	3	0 12 9
				310	0 6 11
				1,506	0 6 5
				2,168	0 4 9
		Annual papers, 1886-87.	9,538	334	0 12 10
				70	0 9 7
				60	0 8 9
				100	0 8 0
				359	0 6 11
				1,581	0 6 5
				2,191	0 4 9
4	Lakarwáli...	Settlement ...	2,973	321	0 6 5
				91	0 6 0
				1	0 5 9
		Annual papers, 1886-87.	3,780	34	0 12 10
				10	0 12 0
				36	0 11 2
				51	0 10 6
				4	0 9 7
				12	0 8 0
				92	0 6 6
				25	0 6 0
				8	0 5 9