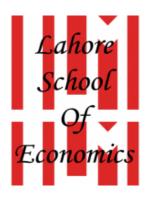
## THE SOCIO-ECONOMIC IMPACTS OF LAND TITLE DISPUTES ON LITIGANTS: A PERCEPTION SURVEY IN THE LAHORE DISTRICT



By

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## **Abstract**

The socio-economic circumstances of land owning individuals are closely tied to the security of their land rights. The positive impact of such rights has been widely addressed in previous studies. However, there is relatively less focus on how insecure land titles can affect an individual's social and economic conditions.

This study analyzes the effects of delayed land title dispute resolutions by courts of law on litigants' socio-economic conditions. The research is basically qualitative in nature where we use the tool of survey questionnaires to explore the socio-economic impact of prolonged litigation on the welfare of the litigants. We particularly investigate such effects on litigants with poor means and limited resources, as well as bring out aspects of inefficient court and administrative processes that contribute to worsening the adverse conditions being faced by litigants.

We find that a litigant faces a multitude of issues due to the weak institution of property rights in Pakistan, and a defective system of dispute resolution that is marred by superfluous delays. This affects individuals, especially from the lower income strata, in a multidimensional manner. The purpose of the study is to sensitise policy makers to the plight of the vulnerable and poor citizens engaged in land titles litigation and to emphasize the importance of efficient court management and the land administration system, which ensures a strong property rights system in Pakistan.

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