

Para 135 of Punjab Registration Manual

"The Registering Officers should bear in mind that fraudulent transactions lead to litigation and unnecessary harassment to innocent citizens. Therefore, as public servants they are required to see that fraudulent transactions are not got registered by persons who are not authorized to do so under the law. The Registering Officer shall satisfy himself that in case of sale or other form of alienation a piece of evidence has been attached to the deed to be registered to show that the alienator has title to the property in question.

Wherever documentary proof of title is not available, as in the case of properties within abadi deh, the document may be registered after getting title and possession of the executant verified by way of his affidavit and after due public notice of atleast ten days of the intended transfer through publication in a vernacular newspaper having wide circulation in the area and by pasting a copy at a conspicuous place where the property is situated and also on the notice board of the office of Sub-Registrar concerned. It is, however, made clear that final adjudication with regard to the title in the property shall remain subject to the decision of the Civil Court".