

Abstract

Rigorous work tries to analyze Institute easements, both in terms of *de lege lata* and *de lege ferenda*. In each chapter, we discuss the emergence of easements, ways of their demise, as is discussed especially their contents and pricing, particularly with regard to the current case law of the Czech courts. The work also compares the historical treatment of this institute with the present and with future modification, included in the proposed new Civil Code. Any changes in legislation, this work tries to analyze and recommend future development of this institute appropriate solutions to current needs.