

## **Abstract**

The diploma thesis entitled “Expropriation of Real Estate“ aims to clarify and analyse the legal regulation of forced withdrawal or limitation of the property right to real estate or rights of easement. It does not neglect the changes brought by the recodification of private law. The topic is not a new one, but it is undoubtedly topical, especially with regard to the importance of property rights itself and overlapping of public law with private law. The expropriation of real estate as the most serious interference with property rights is the ultimate means of fulfilling the needs of public interest. For this reason it can be decided only upon fulfilling all conditions stated by law. Based on analysing the English legislation of the expropriation of real estate and critical evaluation of the Czech legal system, attention is drawn to deficiencies and considerations *de lege ferenda* and through which there are recommended changes to be made in the Czech legal regulation.