



Crl.O.P.No.17995 of 2026

IN THE HIGH COURT OF JUDICATURE AT MADRAS

WEB COPY

DATED : 13.07.2026

CORAM :

THE HON'BLE MR.JUSTICE D.BHARATHA CHAKRAVARTHY

Crl.O.P.No.17995 of 2026
and Crl.M.P.No.12020 of 2026

Kavitha Raj

.. Petitioner

Versus

1. THE STATE REP
by its Inspector of Police,
K4 – Anna Nagar Police.
(Crime No.251 of 2025).

2. Dr.V.Swarnalatha

.. Respondents

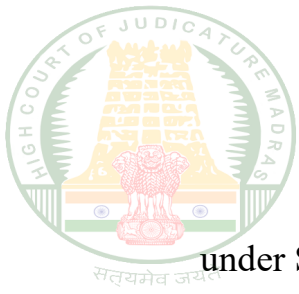
Prayer : Criminal Original Petition filed under Section 528 of BNSS, 2023, to call for the records of F.I.R in Crime No.251 of 2025 on the file of the 1st respondent and quash the same.

For Petitioner : Mr.S.Udhayasankar

For Respondents : Mr.M.Mohamed Riyaz,
Government Advocate (Criminal Side),
for R1

ORDER

The prayer in the Criminal Original Petition is to quash the F.I.R in Crime No.251 of 2025 registered on 09.03.2025 for the alleged offences



Crl.O.P.No.17995 of 2026

under Sections 296(b) and 351(2) of B.N.S.

WEB COPY

2. Upon perusing the F.I.R, the gist of allegations is that the second respondent is the landlord and the petitioner is the tenant of the second respondent. The second respondent has given a complaint stating that when he asked for arrears of rent, the petitioner is said to have abused the landlord. It is further stated that through phone, the tenant has threatened and third party also intervened in the phone and used abusive language.

3. Learned Counsel for the petitioner would submit that the allegations are absolutely false and even the Civil Court has rejected the contentions of the landlord that there are arrears of rent. The case is pending from the year 2025. The same is causing grave hardship to the petitioner.

4. When the matter is taken up for hearing, the learned Government Advocate (Criminal Side) for the first respondent would submit that they will complete the investigation very shortly and file a Final Report in the manner known to law.



Crl.O.P.No.17995 of 2026

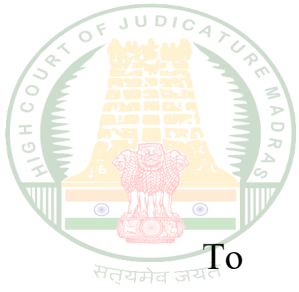
WEB COPY

5. It can be seen that this is a dispute arising between the landlord and tenant. When the F.I.R was registered in the year 2025 alleging threat, there is no need to keep it pending for such a long time. However, considering that the submissions made by the learned Counsel for the petitioner are factual in nature and this Court cannot take them on its face value in these proceedings as the same has to be tested either during the course of the investigation or during the trial, I am not in a position to interfere with the investigation. However, considering the nature of case, the respondent Police is directed to complete the investigation and file a Final Report within one month from the date of receipt of a web-copy of this order.

6. Accordingly, this Criminal Original Petition is disposed of. Consequently, connected miscellaneous petition is closed.

13.07.2026

Neutral Citation : no
grs



Crl.O.P.No.17995 of 2026

To

WEB COPY

1. The Inspector of Police,
K4 – Anna Nagar Police.
2. The Public Prosecutor,
High Court of Madras.



WEB COPY



Crl.O.P.No.17995 of 2026

D.BHARATHA CHAKRAVARTHY, J.

grs

Crl.O.P.No.17995 of 2026
and Crl.M.P.No.12020 of 2026

13.07.2026