



WEB COPY

WP No. 31365 of 2



IN THE HIGH COURT OF JUDICATURE AT MADRAS

DATED: 07-08-2026

CORAM

THE HON'BLE MR JUSTICE KRISHNAN RAMASAMY

WP No. 31365 of 2026

V.Vasanthi
W/o velu,
No 531 Indira Nagar,
Vazhuvachanur Village,
Thandarampattu Taluk,
tiruvannamali District.

..Petitioner(s)

Vs

The Sub Registrar
Thandarampattu,
Sub-Registrars office,
Thandarampattu,
Tiruvannamalai District.

..Respondent(s)

Prayer: Writ Petition is filed under Article 226 of the Constitution of India praying for issuance of writ of Certiorarified mandamus calling for the records realting to the refusal check slip in Refusal No. RFL / Thandarampattu / 22/ 2026 dated 06.07.2026 passed by the Respondent pursuant to the petitioners request for registration of sale deed in respect of land measuring 63.36 square meter (682 Sq.ft) situated in natham Survey no 386/6 (old survey no 202/1A) Thenmudiyanur village, Thandarampattu Taluki, Tiruvannamalai District dated 29.06.2026 and quash the same as illegal, incompetent and ultravires and consequently direct the respondent to register and release the sale deed presented by the petitioner on 06.07.2026 within a time frame as fixed by this Court.



For Petitioner(s): Ms.D.SHOBANA

For Respondent(s): Mr.V.Tamizhanban, Government Advocate

Order

This Writ Petition has been filed challenging the Refusal Check Slip issued by the respondent, refusing to register and release the Sale Deed presented by the petitioner on 06.07.2026.

2. The learned counsel appearing for the petitioner submitted that the property comprised in Natham S.F. No. 386/6 (old S.F. No. 202/1A), measuring 63.36 sq.mts. (682 sq.ft.), situated at Thenmudiyanur Village, Thandarampattu Taluk, Tiruvannamalai District, was originally owned by the petitioner's mother. The petitioner acquired the said property by way of a Settlement Deed, and subsequently, a separate Natham patta was issued in his favour. The petitioner has been in peaceful possession and enjoyment of the same. Thereafter, the petitioner decided to sell the subject property, executed a Sale Deed dated 29.06.2026, and presented it for registration. However, the respondent refused to register the document and issued the impugned Refusal Check Slip dated 06.07.2026, on the ground that there is a discrepancy between the extent of land as per the patta and the extent mentioned in the Sale Deed. Aggrieved by the said order, the petitioner has approached this Court.



3. The learned counsel for the petitioner further submitted that the discrepancy is only a minor variation. In any event, she submitted that the petitioner is willing to correct the said variation in the Sale Deed and re-present the same for registration in strict accordance with the extent available in the patta.

4. The learned Government Advocate appearing for the respondent submitted that if the petitioner corrects the exact extent under his title to match the extent available in the patta, the Sale Deed will be considered for registration in accordance with law.

5. Heard both sides and perused the materials available on record.

6. Though the petitioner claims that it is only a minor variation, a Sale Deed must be executed strictly in accordance with the extent available in the parent title document and the patta. In view of the submissions made, the impugned order dated 06.07.2026 is set aside, and the petitioner is directed to re-present the Sale Deed after making the necessary corrections with regard to the extent of the property to align it with the patta. Upon such re-presentation, the respondent is directed to register the same forthwith, if it is otherwise in order.



7. With the above directions, this Writ Petition stands allowed. No costs.

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Index: Yes/No
Speaking/Non-speaking order
Neutral Citation: Yes/No

SK

To
The Sub Registrar
Thandarampattu,
Sub-Registrars office,
Thandarampattu,
Tiruvannamalai District



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KRISHNAN RAMASAMY J.

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