

**IN THE HIGH COURT OF JUDICATURE AT HYDERABAD
FOR THE STATE OF TELANGANA AND THE STATE OF
ANDHRA PRADESH**

CIVIL REVISION PETITION NO.4819 OF 2015

DATED 9th DECEMBER, 2015

Between:

Mucherla Ravi @ Ravi Prasad .. Petitioner

and

Ambavarapu Lakshmi Srinivas .. Respondent

THE HON'BLE SRI JUSTICE SANJAY KUMAR

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CIVIL REVISION PETITION NO.4819 OF 2015

ORDER

The petitioner is a tenant. The respondent/landlord filed R.C.C.No.1 of 2012 before the learned Rent Controller-cum-Principal Junior Civil Judge, Narasapuram, under Section 10(2)(1) of the A.P. Buildings (Lease, Rent and Eviction) Control Act,

1960 (for brevity, 'the Act of 1960') seeking eviction of the petitioner on the ground of willful default in the payment of rents.

By order dated 31.07.2014, the Rent Controller allowed the application holding that the tenant had committed default in the payment of rents. This order was confirmed in appeal by order dated 08.09.2015 passed by the Appellate Authority under the Rent Control Act-cum-Senior Civil Judge, Narasapuram, in R.C.A.No.2 of 2014.

Sri K. Chidambaram, learned counsel for the petitioner/tenant, contended that there was a dispute as to the quantum of rent but neither of the Courts below determined the same. He however conceded that no application was filed by the petitioner/tenant under Section 8 of the Act of 1960 for deposit of the rents before the Rent Controller even if his claim that the respondent/landlord had refused to receive the same was accepted.

This Court therefore finds no grounds warranting interference with the cogent and well reasoned orders passed by the Courts below.

At this stage, Sri K. Chidambaram, learned counsel, fairly stated that his client may be allowed some time to vacate the premises and that he does not wish to pursue the matter further.

In the light of the said statement and as Sri P. Durga Prasad, learned counsel for the respondent/landlord, is agreeable to this course of action, the CRP is disposed of recording the undertaking of the petitioner/tenant that he will vacate the subject premises within three months from today. Pending miscellaneous petitions shall stand closed in the light of this final order. No order as to costs.

SANJAY KUMAR, J

9th DECEMBER, 2015

PGS