

**IN THE HIGH COURT OF PUNJAB AND HARYANA AT
CHANDIGARH**

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**C.M. NO.25175 CII OF 2015 &
CIVIL REVISION NO.8025 OF 2015
DATE OF DECISION: DECEMBER 22, 2015**

Mahesh Kumar Narula

.....Petitioner

VERSUS

Radha Narula

....Respondent

CORAM:- HON'BLE MR.JUSTICE AUGUSTINE GEORGE MASI

1. Whether Reporters of local papers may be allowed to see the judgment?
2. To be referred to the Reporters or not?
3. Whether the judgment should be reported in the Digest?

**Present: Mr. Raman Sharma, Advocate
for the petitioner.**

**Mr. Arun Jain, Senior Advocate
with Mr. Abhishek Dhull, Advocate
for the caveator-respondent.**

AUGUSTINE GEORGE MASI, J. (ORAL)

Counsel for the petitioner has argued the case at length but when this Court was not inclined to interfere in the matter on merits, he submitted that the petitioner may be granted one year and seven months' time and he would vacate the premises i.e. shop in question and hand over the vacant possession of the same to the respondent on or before 31.07.2017.

Counsel for the respondent, however, has pointed out that some undertaking may be taken from the petitioner. Counsel for the petitioner has not objected to the same.

In view of the above, this revision petition stands disposed of in the following terms:-

1. The petitioner shall continue to occupy the demised premises for a period of one year and seven months from today i.e. up to 31.07.2017.
2. The entire arrears of rent, if any, shall be deposited by the petitioner with the Rent Controller, Faridabad, within a period of two weeks from today, failing which, the respondent shall be at liberty to execute the order of eviction, forthwith.
3. The petitioner shall continue to deposit the future rent/*mesne profits* by 7th of every month with the Rent Controller, Faridabad. In the event of even a single default, the respondent-landlord shall be free to execute the order of eviction and obtain possession, forthwith.
4. The petitioner shall defray the electricity/water charges for the period he would occupy the demised premises.
5. The petitioner shall vacate and hand over the actual and physical possession of the demised premises, free from all incumbrances, on or before the stipulated date i.e. 31.07.2017 to the respondent-landlord, failing which respondent-landlord shall be free to execute the order of eviction.
6. The petitioner shall furnish an undertaking in the form of an affidavit in the above terms, with the Rent Controller/Executing Court, Faridabad, within a period

of two weeks from today, failing which, the respondent-landlord shall be at liberty to execute the order of eviction and obtain actual physical possession.

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In view of the dismissal of the main petition, no separate orders are required to be passed in this application for stay and, therefore, the same stands dismissed.

Copy of the order be given *dasti* to the counsel for the petitioner under signatures of the Bench Secretary of this Court.

**December 22, 2015
khurmi**

**(AUGUSTINE GEORGE MASIH)
JUDGE**