

HON'BLE SRI JUSTICE M. SATYANARAYANA MURTHY

CIVIL REVISION PETITION No.3831 of 2016

ORDER:

This Civil Revision Petition under Section 22 of Andhra Pradesh Buildings (Lease, Rent and Eviction) Control Act, is filed challenging the Order of eviction passed by IV Additional Rent Controller, Hyderabad, which was confirmed by Chief Judge, City Small Causes Court, Hyderabad, in R.A.No.126 of 2014, on various grounds, directing the revision petitioner to vacate the premises within four months and deliver vacant possession of the property to the respondent herein.

2. Challenging the concurrent findings of both Rent Controller and Appellate Court, the present Revision is filed on various grounds. However, during hearing learned counsel for revision petitioner filed an affidavit of T.J.P.S Vardhan, S/o late Joseph undertaking to vacate the premises within six months.

3. Learned counsel for respondent herein opposed grant six months time to vacate the premises. However, requested this Court to issue a direction to pay arrears of rent and continue to pay rent till vacating the premises.

4. The Revision Petitioner is the Society for Integrated Development of Urban and Rural Areas and it is a social organization. However, the revision petitioner is bound to pay

rent to the landlord and merely because, it is a social organization, it cannot avoid payment. Hence, considering the undertaking filed by the petitioner and the request made by the counsel for revision petitioner, I find that it is a fit case to grant six months time to vacate the premises and deliver vacant possession of the schedule premises, subject to payment of arrears of rent within a month from today and continue to pay rent on or before every 5th of succeeding month, till vacating and delivery of vacant possession of the premises to the landlord.

In the event of failure to comply any one of the direction i.e., to pay arrears of rent within one month from today or failure to pay rent for two consecutive months, the respondent herein is at liberty to proceed against the revision petitioner in accordance with law to get the premises vacated and delivery of vacant possession.

5. With the above observations, this Civil Revision Petition is disposed of. No costs.

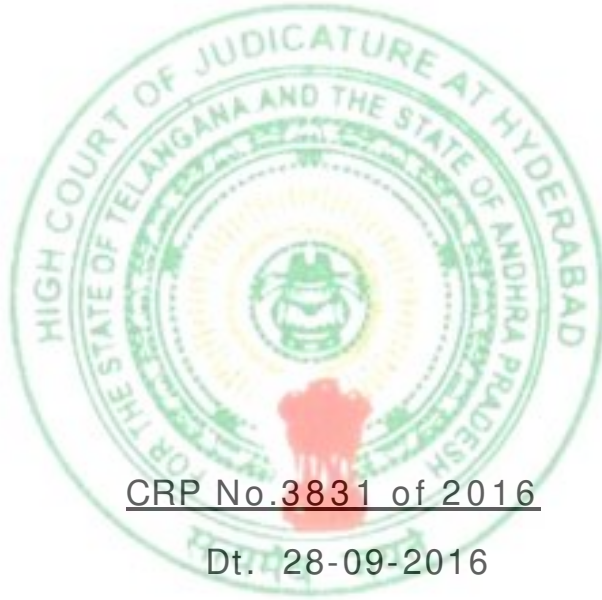
As a sequel, miscellaneous petitions, if any, pending in this case, shall stand closed.

M. SATYANARAYANA MURTHY, J

Date: 28-09-2016.

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