

IN THE HIGH COURT OF JUDICATURE AT MADRAS

**DATED : 13.03.2019**

CORAM

THE HONOURABLE **Ms.JUSTICE P.T.ASHA**

CRP.(NPD)No.756 of 2019

and

CMP.No.4979 of 2019

E. Earnest Paul

..Petitioner

Y.J. Abbas

Respondent

**PRAYER:** Civil Revision Petition filed under section 25 of the TamilNadu Building (Lease And Rent Control) Act, 1963 praying to set aside the order and decreetal order dated 19.11.2018 passed by the VII Small Causes Court at Chennai allowing R.C.A. No.363 of 2017 confirming the order and decreetal order dated 18/04/2017 passed by XII Small Causes Court at Chennai passed in R.C.O.P.No.495 of 2013.

For Petitioner : Mr. V.V.Giridhar

For Respondent : Mr.N.A. Mohammad Noohu

**ORDER**

WEB COPY

The learned counsel for the petitioner today filed an affidavit of undertaking signed by the revision petitioner/tenant undertaking to vacate the premises on or before 31.12.2019 and that he will not sub lease the premises to any third person and pay the

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mrn

contratual rent till such time. Though the affidavit of undertaking is silent on the part of arrears of rent, the learned counsel for the petitioner would submit that revision petitioner/tenant will pay the arrears of Rs.1,36,850/- within a period of four (4) weeks from today and the affidavit of undertaking is taken on file. The petitioner shall ensure that he pays the arrears of rent within a period of four (4) weeks from today and continue to pay the contracted rent on or before the 5<sup>th</sup> of every succeeding english calender month. In the event of default in the payment of either the arrears of rent or the monthly rent, the landlord is free to immediately initiate execution proceedings without reference to this Court. The Civil Revision Petition is disposed of. The affidavit of undertaking shall form part of the order. No costs. Consequently, connected Miscellaneous Petition is closed.

13.03.2019

Index: Yes/No  
Internet:Yes/No  
Speaking order / Non-speaking order  
mrn

To  
The VII Small Causes Court,  
Chennai.

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