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* **IN THE HIGH COURT OF DELHI AT NEW DELHI**
+ **RC.REV. 630/2018 & CM APPL No.53737/2018**
SAJJAN KUMAR SHARMA

..... Petitioner

Through : Mr.Ajay Bansal, Advocate.
versus

SHAKUNTALA

..... Respondent

Through : Mr.Rajeev Kumar, Advocate.

CORAM:

HON'BLE MR. JUSTICE YOGESH KHANNA

ORDER

% **18.03.2019**

Petitioner assails the impugned order dated 23.08.2018 passed by the learned Trial Court whereby the application for leave to defend of the petitioner was dismissed and an eviction order was passed in favour of the respondent.

Learned counsel for the petitioner submits that he is not inclined to argue on merits provided the petitioner is allowed to remain in the premises for two years from now. Learned counsel for the respondent says in such a case let market rental be paid by the petitioner till the vacation of the premises.

In the circumstances and as agreed the petitioner to vacate the premises on or before 31.03.2021 and hand over its vacant and peaceful possession to the respondent. Also as an interim measure the petitioner to pay to the respondent an amount of Rs.4,000/- per month w.e.f. 01.03.2019 till 31.03.2021 as user/occupation charges. The arrears be cleared by the petitioner within four weeks and future payment be made on or before 7th of each calendar month. The water

and electricity charges be paid as per actuals. The usual undertaking to this effect shall be filed by the petitioner within four weeks from today with an advance copy thereof to the learned counsel for petitioner. Any default in the payment of user/occupation charges shall entail eviction forthwith.

The petition along with pending application stands disposed of in terms of above. Order *dasti* to both the parties.

YOGESH KHANNA, J.

MARCH 18, 2019

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