

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

**CR No. 498 of 2019 (O&M)
Date of Decision: 06.02.2020**

Jass

.... Petitioner

Versus

Yash Paul

... Respondent

CORAM: HON'BLE MR. JUSTICE ANIL KSHETARPAL

Present: Mr. Puneet Kumar Bansal, Advocate
for the petitioner.

Mr. Tarun Sharma, Advocate
for the respondent.

ANIL KSHETARPAL, J. (ORAL)

The petitioner herein is a tenant. He has filed the present revision petition against the order of eviction passed by the Appellate Authority while reversing the order of Rent Controller.

The landlord sought eviction on the ground that he himself as well as his son required the tenanted premises. Learned Rent Controller dismissed the petition on the ground that the landlord has not disclosed that he had sold another property to a friend. Learned First Appellate Court on reappreciating the evidence has found that as per the requirement of Section 13 (3a) of the East Punjab Urban Rent Restriction Act, 1949, the landlord is not required to disclose details of other properties unless the other properties are in his possession or he has vacated any such building without sufficient cause after the commencement of the Act in the said urban area. Still further, no evidence has been produced to prove that the premises which was sold by the landlord-respondent to a friend was in occupation of the landlord and he vacated the premises without sufficient cause.

Keeping in view the aforesaid facts, there is no ground to interfere.

Dismissed.

All the pending miscellaneous applications, if any, are disposed of, in view of the abovesaid judgment.

(ANIL KSHETARPAL)
JUDGE

06.02.2020

Maninder

Whether speaking/reasoned : Yes
Whether reportable : No