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IN THE HIGH COURT OF PUNJAB AND HARYANA AT
CHANDIGARH

CR-2305-2022 (O&M)

Date of Decision: 05.08.2022

Nirmal Jain Petitioner

Versus

Shri Digamber Jain Samparday Respondent

CORAM : HON'BLE MRS. JUSTICE MANJARI NEHRU KAUL

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Present: Mr. Kanwaljit Singh, Sr. Advocate with
Ms. Neha Anand, Advocate
for the petitioner.

Mr. Sanjiv Kumar Aggarwal, Advocate
for the respondent.

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MANJARI NEHRU KAUL, J. (Oral)

The petitioner-tenant by filing the present petition is impugning the order dated 18.02.2020 passed by the Rent Controller, Sirsa, vide which he was ordered to vacate the rented premises i.e. one shop measuring 8'3"x10'3" being a part of M.C. Unit No. SRS/B-02/763 (Old Tax Unit No. 193) within three months and order dated 22.04.2022 passed by the Appellate Authority, Sirsa, whereby his appeal preferred against the order dated 18.02.2020 was dismissed.

Learned counsel for the petitioner after arguing for some time, submits that he be granted one year to vacate the demised premises. Learned counsel for the respondent, on instructions, does not oppose the prayer made by the counsel opposite.

In the wake of the prayer made by learned counsel for the petitioner and keeping in view the consent of both the parties, the revision petition is disposed of in the following terms:-

- i) The petitioner-tenant shall continue to occupy the demised premises for a period of one year from today upto 31.07.2023;
- ii) The petitioner-tenant shall clear all arrears of rent, if any, within a week from today and shall continue to deposit the agreed rent by 7th of every month till 31.07.2023, or till he remains in occupation of the premises;
- iii) The petitioner-tenant shall clear all pending electricity and water bills, if any, within two weeks from today, and shall continue to pay those charges till 31.07.2023, or till he vacates the premises;
- iv) The petitioner-tenant shall vacate and hand over the actual physical possession of the demised premises, free from all encumbrances, to the respondent/landlord on or before 31.07.2023;
- v) The petitioner-tenant shall furnish an affidavit in the above terms before the Executing Court/Trial Court within two weeks from today, failing which the arrangement set out in this order shall stand vacated and the respondent shall be at liberty to execute the order of ejectment forthwith;
- vi) In the event of even a single default, this arrangement shall stand vacated and the respondent shall be free to execute the order of ejectment forthwith and obtain possession and

appropriate proceedings for breach of this arrangement shall also be initiated against the petitioner.

Since the main case stands disposed of, pending civil miscellaneous application/s, if any, stand disposed of accordingly.

05.08.2022
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(MANJARI NEHRU KAUL)
JUDGE

Note: Whether speaking/reasoned	Yes / No
Whether Reportable:	Yes / No