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W.P.No.23142 of 20--

IN THE HIGH COURT OF JUDICATURE AT MADRAS

DATED : 30.08.2023

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THE HONOURABLE MR. JUSTICE S.M.SUBRAMANIAM

W.P No.23142 of 2023

Ramesh Panchanathan

...Petitioner

Vs.

The District Registrar (Administration),
District Registrar Office,
South Chennai, Chennai 35.

...Respondent

Prayer: Writ Petition filed under Article 226 of the Constitution of India for issuance of a Writ of Mandamus, directing the respondent to change the street name in respect of property comprised in Survey Nos. 117/1 , 117/1A and 1E , 117/1A and 1C, 119/2 in Thiruvanmiyur Village from “Banu Avenue” to “Balu Avenue”, in the registration department website www.tnreginet.gov.in and in other records maintained by the registration department as recommended by the Sub Registrar Joint -1, Saidapet, Chennai South, Chennai in his proceedings in Letter No. 6889/ APaPi/ 2023 dated 30.05.2023 within a time frame fixed by this Honble Court.

For Petitioner : Mr.Balaji Sankara Moorthy

For Respondent : Mr.T.Venkatesh Kumar
Spl.Govt.Pleader



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ORDER

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The relief sought for in the present writ petition is to direct the respondent to change the street name in respect of property comprised in Survey Nos. 117/1 , 117/1A and 1E , 117/1A and 1C, 119/2 in Thiruvanmiyur Village from “Banu Avenue” to “Balu Avenue”, in the registration department website www.tnreginet.gov.in and in other records maintained by the registration department as recommended by the Sub Registrar Joint -1, Saidapet, Chennai South, Chennai in his proceedings in Letter No. 6889/APaPi/ 2023 dated 30.05.2023 within a time frame fixed by this Honble Court.

2. The petitioner purchased the property vide a registered sale deed dated 16.02.2001. Accordingly, he became the absolute owner of the subject property and residing in the said property. The subject property is located in “Balu Avenue”, Valkimi Street, Thiruvanmiyur, Chennai-600 041, comprised in Survey Nos.117/1, 117/1A and 1E, 117/1A and 1C and 119/2 in Thiruvanmiyur Village.

3. The petitioner submitted an application seeking a loan offering the subject property as security. While ascertaining the guideline value in the official website of the Registration Department, the name of the Street has been



erroneously stated as “Banu Avenue” instead of “Balu Avenue”. On account of the said discrepancy, the petitioner is unable to avail the loan benefits. The petitioner submitted a representation on 17.04.2023, to the Sub Registrar Joint-1, requesting him to correct the wrong name of the street in the official website, enabling him to get loan from the Banks. Since the representation was not considered, the petitioner is constrained to move the present writ petition.

4. The inter departmental communication between the Joint Registrar-I Saidapet, South Chennai and the District Registrar (Administration) South Chennai, in letter dated 30.05.2023 reveals that till the year 1997, the name of the street has been stated as “Balu Avenue” in the registers maintained by the Registration Department. There is no document registered in the name of “Banu Avenue” and the said factum was clarified by the Joint Registrar-I Saidapet. Despite the clarification issued by the Joint Registrar, no action has been taken to correct the wrong entry made regarding the name of the street.

5. Considering the facts and circumstances, the respondent is directed to change the name of the street from “Banu Avenue” to “Balu Avenue” in the official website and in the guideline Registers and other records maintained by the Registration Department. The said exercise is directed to be completed within a period of two(2) weeks from the date of receipt of a copy of this order.



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6. Accordingly, the writ petition stands **allowed**. However, there shall be no order as to costs.

30.08.2023

Index : Yes
Internet: Yes
Speaking Order
Neutral Citation Case: Yes
(Sha)

To

The District Registrar (Administration),
District Registrar Office,
South Chennai, Chennai 35.



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S.M.SUBRAMANIAM, J.
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