

IN THE HIGH COURT OF JUDICATURE AT BOMBAY
CIVIL APPELLATE JURISDICTION

WRIT PETITION NO. 14939 OF 2023

Omkara Assets Reconstruction Pvt. Ltd. & Anr. .. Petitioners

Versus

The State of Maharashtra & Ors. .. Respondents

Adv. Nikhil Rajani i/b. V. Deshpande *for the Petitioners.*

Mr. A. I. Patel, Addl.GP a/w M.S. Bane, AGP *for the Respondent Nos. 1 to 5.*

**CORAM : B. P. COLABAWALLA &
SOMASEKHAR SUNDARESAN, JJ.**

DATE :FEBRUARY 05, 2024

P. C.

1. The above Writ Petition is filed seeking a mandamus to Respondent No.2 to execute and implement the order dated 15th November, 2021 passed by Respondent No.1 [District Magistrate] under Section 14 of the SARFAESI Act, 2002.

2. Today when the matter is called out, Mr. Patel, the learned Addl. GP, on instructions, has informed the Court that the date fixed for taking physical possession of the secured assets, more particularly described at

Exhibit-A to the above Petition is 20th February, 2024. For the sake of convenience, the description of the property of which the possession has to be taken is reproduced hereunder:

“i. All that piece and parcel of property bearing Showroom on Upper Ground Floor, admeasuring at about Built-up area of the property 2063 sq.ft., Sr. No. 23/2A/2/7, Near Nandan Probiz Project, Balewadi Pune 411045,

ii. All that piece and parcel of property bearing Office No. 101, 102, 103, 104 and 105 on 1st Floor, admeasuring at about Built-up area of the property 1582 sq.ft., Sr. No. 23/2A/2/7, Near Nandan Probiz Project, Balewadi Pune 411045 and

iii. All that piece and parcel of property bearing Office No. 201, 202, 203 and 204, on 2nd Floor, admeasuring at about Built-up area of the property 1107 sq.ft., Sr. No. 23/2A/2/7, Near Nandan Probiz Project, Balewadi Pune 411045”

3. Considering the statement made by the learned AGP, we dispose of the above Writ Petition by directing Respondent No.2 to take physical possession of the properties described hereinabove on 20th February, 2024 at 11.00 am.

4. To ensure that Respondent No.2 can take physical possession of these properties and hand them over to the authorized officer of the Petitioners, the Senior Police Inspector of the Chaturshrungi Police Station,

Pune, DCP Zone IV, Pune shall give all necessary assistance [including deputing adequate number of police personnel] to Respondent No.2, so that he can take physical possession of the above mentioned properties and hand them over to the authorized officer of the Petitioners, failing which, the said Senior Police Inspector shall be liable for contempt.

5. It is needless to clarify that all costs, charges and expenses for the aforesaid police assistance shall be paid by the Petitioners.

6. It is also needless to clarify that this order will not preclude the borrower and/or any other aggrieved party from approaching the DRT under Section 17 of the SARFAESI Act, 2002 and seek a stay on the possession order passed by the District Magistrate under Section 14 of the SARFAESI Act, 2002. If the DRT is approached, the DRT shall decide the matter on its own merits without being influenced by this order.

7. The above Writ Petition is disposed of in the aforesaid terms. No order as to costs.

8. Though we have disposed of the above Writ Petition, we place the same on board on 21st February, 2024 for reporting compliance.

9. This order will be digitally signed by the Private Secretary/
Personal Assistant of this Court. All concerned will act on production by fax or
email of a digitally signed copy of this order.

[SOMASEKHAR SUNDARESAN, J.]

[B. P. COLABAWALLA, J.]