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IN THE HIGH COURT OF JUDICATURE AT MADRAS

DATED: 25-04-2025

CORAM

THE HONOURABLE MR JUSTICE N. ANAND VENKATESH

WP No. 14722 of 2025

1. T. Ravichandran

2. Ramani

Petitioner(s)

Vs

The Registrar
Registrar Office,
Thellar,
Thiruvannamalai District

Respondent(s)

PRAYER Writ Petition filed under Article 226 of the Constitution of India for issuance of a Writ of Mandamus, calling for the records of the respondent in respect of Refusal Check Slip RFL/ Thellar/ 35/ 2025 dated 08.04.2025 and quash the same and thereby direct the respondent to register the sale deed executed by the petitioners on 08.04.2025 (TP/2154467822025) in respect of the property in Theyyar Madura madam village, comprising S.No.616/ 4F, of an extent Acre 01.24 cents.



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For Petitioner(s): Mr.P.Murali

For Respondent(s): Mr.U.Baranidharan
Special Government Pleader

ORDER

This writ petition has been filed challenging the impugned refusal Check Slip issued by the respondent dated 08.04.2025 and for a consequential direction to the respondent to register the Sale Deed executed by the petitioners on 08.04.2025 and to register the same.

2.Heard Mr.P.Murali, learned counsel appearing on behalf of the petitioners and Mr.U.Baranidharan , learned Special Government Pleader appearing on behalf of the respondent.

3.The refusal Check Slip has been issued on the ground that the very same subject property in S.No.616/4F has been dealt with in a document which was registered as Document No.2838 of 2012 by one Kothandaraman in favour of Ashok Kumar and Suresh Kumar.



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4.It is seen from records that the title of the subject property for the petitioners is traceable from Document Nos.1935 of 2011 and 1980 of 2011.

The documents executed by Kothandaraman in favour of Ashok Kumar and Suresh Kumar dealt with a large extent of property in various survey numbers and one such survey number has been mentioned as S.No.616/4F. It is not known as to how they dealt with the property when the property has already vested with the petitioner. Therefore, the said entry by itself will not stand in the way of the petitioners dealing with the subject property and executing the Sale Deed. In any case, the title dispute cannot be gone into by the respondent in view of the recent judgement of the Apex Court in ***K.Gopi vs. Sub Registrar and others*** reported in **2025 2 CTC 777**.

5.In view of the above discussion, the impugned refusal Check Slip dated 08.04.2025, is hereby quashed and there shall be a direction to the respondent to register the Sale Deed, if it is otherwise in order.



6. In the result, this writ petition stands allowed with the above directions.

No Costs.

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25-04-2025

(2/2)

Index: Yes/No

Speaking/Non-speaking order

Internet: Yes

Neutral Citation: Yes/No

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To
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1. The Registrar
Registrar Office, Thellar,
Thiruvannamalai District.



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6/6

WP No. 14722 of 2



N.ANAND VENKATESH J.

SSR

WP No. 14722 of 2025

25-04-2025

(2/2)