



W.P.No.27254 of 2025

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IN THE HIGH COURT OF JUDICATURE AT MADRAS

DATED : 29.07.2025

CORAM

THE HONOURABLE MR.JUSTICE MOHAMMED SHAFFIQ

**W.P.No.27254 of 2025
and
W.M.P.No.30641 of 2025**

Chandra Chudeshwara Raju

... Petitioner

Vs.

1. The Inspector General of Registration,
Office of the Inspector General of Registration,
No.100, Santhome Highway,
Pattinapakkam,
Chennai – 600 028.

2. The District Registrar,
The District Registrar Office,
TNSCM Complex, Thiruvalluri Nagar,
Krishnagiri-635 001.

3. The Sub-Registrar,
The Office of the Sub-Registrar,
No.1, SRO Office Street,
Denkanikottai,
Krishnagiri District-635 107.

... Respondents



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PRAYER : Writ Petition filed under Article 226 of the Constitution of India praying for issuance of Writ of Certiorarified Mandamus, to call for the records of the third respondent vide Refusal check slip No.RFL/Thenkanikottai/45/2025 dated 27.06.2025 (“Refusal check Slip”) and quash the same as illegal and arbitrary and further direct the third respondent to register the Sale Deed document dated 26.06.2025 produced by the petitioner pertaining to the property measuring to an extent of 0.40 cents, comprised in Survey No.594/2F situated at Panchakshipuram Village, Denkanikottai Taluk, Krishnagiri District-635 110.

For Petitioner : Mr.C.Mohammed Aseef

For Respondents : Mr.U.Baranidharan
Special Government Pleader

ORDER

The present writ petition is filed challenging the refusal check slip issued by the third respondent, whereby, sale deed dated 26.06.2025 on being presented for registration was refused on the premise that the Subordinate Court, Hosur, vide its judgment dated 09.10.2020, in O.S.No.244 of 2019, declaring that Cheluvamma @ Gowramma, S.Jayaprakash, S.Ragavendra and S.Soundaravalli, are the owners of the properties in Survey Nos.593/1A, 594/2B, 594/2C and 594/2E and that the sale deed dated 22.11.1995 was also declared as null and void.



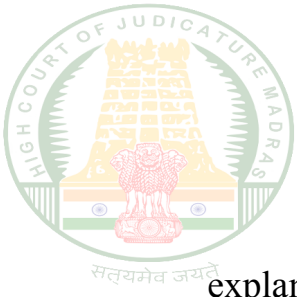
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2. It is submitted by the learned counsel appearing for the petitioner that the sale deed dated 26.06.2025 produced by the petitioner is with respect to the property in S.No.594/2F, whereas, the suit was filed by the aforesaid persons in respect of S.Nos.593/1A, 594/2B, 594/2C, 594/2E and the property in S.No.594/2F was not the subject matter of the above suit.

3. At this juncture, the learned Special Government Pleader submits that the petitioner may treat the refusal check slip as notice and put forth their explanation to the reasons set out in the refusal check slip along with relevant documentary evidence.

4. In view of the above submission made by the learned Special Government Pleader, this Writ Petition is disposed of with a direction to the petitioner to submit his explanation along with relevant documentary evidence to the impugned refusal check slip treating the same as a show cause notice within a period of two weeks from the date of uploading of the web copy without waiting for the receipt of certified copy. If any such



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explanation is submitted by the petitioner, third respondent shall register the sale deed if it is otherwise in order. If for any reason, registration of sale deed is sought to be refused, the respondent shall issue refusal slip/order assigning appropriate reasons.

5. Accordingly, this Writ Petition is disposed of. There shall be no order as to costs. Connected miscellaneous petition is closed.

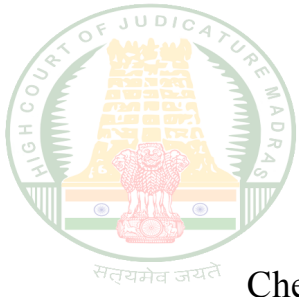
29.07.2025

NCC: Yes / No
Index : Yes / No
Speaking Order : Yes / No

ssb

To

1. The Inspector General of Registration,
Santhome High Road, Santhome,



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Chennai – 600 028.

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2. The District Registrar,
Registration Department Salem West,
Salem – 636 001.
3. The Sub Registrar,
Omalur Sub Registrar Office,
Salem – 636 455.



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MOHAMMED SHAFFIQ, J.

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