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W.P.No.36865 of 2025

IN THE HIGH COURT OF JUDICATURE AT MADRAS

Dated : 07.10.2025

CORAM

THE HON'BLE Mr. JUSTICE KRISHNAN RAMASAMY

W.P.No.36865 of 2025

Mr.B.Kumara Kalathi

... Petitioner

..Vs..

1. The Inspector General Of Registration
Chennai- 600 004.

2.The District Registrar
Kancheepuram.

3.The Sub Registrar Joint -IV
Kancheepuram.

4.K.Venkatesan

... Respondents

Prayer: Writ Petition filed under Article 226 of the Constitution of India praying to issue a Writ of Certiorarified Mandamus calling for the records relating to the impugned order in Refusal Check Slip No.RFL / 4/ Joint SRO/ Kancheepuram / 19/ 2025 dated 09.09.2025 issued by the 3rd Respondent herein and quash the same and consequently direct the



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3rd Respondent to register the sale deed executed by the petitioner dated 09.09.2025 at the office of the 3rd Respondent.

For Petitioner : Mr.Ba.Nalini

For Respondents : Mr.Abishek Murthy (R1 to R3)
Government Advocate

ORDER

Mr.Abishek Murthy, learned Government Advocate takes notice on behalf of the respondents. With the consent of both sides, this Writ Petition is taken up for disposal at the stage of admission itself.

2. This Writ Petition has been filed challenging the Refusal Check Slip No.RFL / 4/ Joint SRO/ Kancheepuram / 19/ 2025 dated 09.09.2025 issued by the 3rd Respondent herein and quash the same and consequently direct the 3rd Respondent to register the sale deed executed by the petitioner dated 09.09.2025 at the office of the 3rd Respondent.

3. The learned counsel appearing for the petitioner would



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submit that the petitioner is the owner of the land situated in No.13, Sri Kalathi Andavar Avenue, Chinnaiyankulam Village, Kancheepuram Town, Kancheepuram District, comprised in Old Survey No.8/1A1, New Survey No.8/33. While so, he intend to sell the same to the 4th respondent. Therefore, he executed the Sale Deed dated 09.09.2025 executed in favour of the 4th respondent and when the same was presented before the 3rd respondent for registration, the said authority rejected the same vide the Refusal Slip dated 09.09.2025 on the ground that an order of interim injunction has been granted before the District Munsif Court with respect to the subject property. Hence, this petition.

4. The learned counsel appearing for the petitioner would submit that the subject property is not within the scope of the injunction order. He therefore prays to set aside the same.

5. The learned Government Advocate appearing for the respondents 1 to 3 would submit that since an order of interim injunction



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has been passed by the Court below with respect to 0.40 cents in S.No.8/1A1 which pertains to the subject property, the 3rd respondent refused to register the Sale Deed. Therefore, the said authority cannot be faulted with. He therefore prays for a dismissal of this writ petition.

6. Heard both sides. Perused the records.

7. A perusal of the Refusal Check Slip dated 09.09.2025, shows that an order of interim injunction has been granted with respect to 0.40 cents in S.No.8/1A1 and after recording the same, the 3rd respondent rejected to register the Sale Deed presented by the petitioner vide Refusal Check Slip dated 09.09.2025. As long as the interim injunction continues, the 3rd respondent cannot register the Sale Deed. Therefore, the action of the said authority cannot be questioned.

8. In view of the same, this Writ Petition is devoid of merits and is liable to be dismissed. Accordingly, this Writ Petition is dismissed. If the petitioner is aggrieved, it is for him to take steps to



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vacate the order of interim injunction and get the Sale Deed registered.

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07.10.2025

Speaking/Non-speaking order

Index : Yes / No

Neutral Citation : Yes / No

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To

1. The Inspector General Of Registration
Chennai- 600 004.

2.The District Registrar
Kancheepuram.

3.The Sub Registrar Joint -IV
Kancheepuram.



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KRISHNAN RAMASAMY, J.

arr

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