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W.P.No.45373 of 2025

IN THE HIGH COURT OF JUDICATURE AT MADRAS

DATED : 20.11.2025

CORAM:

THE HONOURABLE MR. JUSTICE KRISHNAN RAMASAMY

W.P.No.45373 of 2025

VA.Saravanakumar

... Petitioner

Vs.

1.The District Registrar (Administration),
Thiruvallur District Registration Office,
Vedanginallur – 631 203,
Tiruvallur Taluk & District.

2.The Sub-Registrar,
Ponneri Sub-Registrar Office,
Ponneri – 601 204,
Tiruvallur District.

3.K.Jothi Anand

4.Manimegalai

... Respondents

PRAYER: Writ Petition filed under Article 226 of Constitution of India, for issuance of Writ of Mandamus directing the second respondent to receive the Sale Deed, dated 06.11.2025, executed by the petitioner in respect of the property, being agricultural lands, bearing Patta No.384, comprised in Survey Nos.13/4, 16/6, 21/4, 21/6, 21/7, 21/9 and 22/1, totally measuring to an extent of acre 3.56 cents, situated at Kudinelvoyal Village, No.22, Kolar Revenue Village, Ponneri Taluk, Thiruvallur

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District, and register and release the same after assigning regular document number.

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For Petitioner : Mr.Munuswamy

For Respondents 1 & 2 : Mr.P.Harish,
Government Advocate

ORDER

This writ petition has been filed to direct the second respondent to receive the Sale Deed, dated 06.11.2025, executed by the petitioner in respect of the property, being agricultural lands, bearing Patta No.384, comprised in Survey Nos.13/4, 16/6, 21/4, 21/6, 21/7, 21/9 and 22/1, totally measuring to an extent of acre 3.56 cents, situated at Kudinelvoyal Village, No.22, Kolar Revenue Village, Ponneri Taluk, Thiruvallur District, and register and release the same after assigning regular document number.

2. Mr.P.Harish, learned Government Advocate takes notice on behalf of respondents. By consent of both the parties, this writ petition is taken up for final disposal at the stage of admission itself.

3. The case of the petitioner is that agricultural lands, bearing Patta No.384, comprised in S.Nos.13/4, 16/6, 21/4, 21/6, 21/7, 21/9 and 22/1,
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measuring to an extent of 3.56 cents, situated at Kudinelvoyal Village, No.22, Kolar Revenue Village, Ponneri Taluk, Thiruvallur District originally belongs to one Mr.D.Kuppusamy, who along with his sons viz., K.Srinivasan and K.Jothi Anand (3rd respondent herein) jointly sold the same to one N.Durai Reddy, who in turn sold the same to one Mr.D.Thulasingham. From the said Mr.D.Thulasingham, the petitioner has purchased the subject property and enjoying the same for the past 21 years. This being so, after the demise of erstwhile owner Mr.D.Kuppusamy, his wife viz., Rajeswari had fraudulently created forged settlement deed dated 03.11.2008 in favour of third respondent and registered the same vide Doc.No.7676/2008. Under these circumstances, the petitioner intend to sell the said property and executed a sale deed dated 06.11.2025 and presented the same before the second respondent for registration. However, he refused to register the same citing the reason that a settlement deed dated 03.11.2008 was already registered on the said property. Hence, the petitioner has come forward with the present writ petition.

4. Learned Government Advocate appearing for the respondents would submit that the petitioner has filed this writ petition to receive and



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register the sale deed dated 06.11.2025. In the event, it is an agricultural land and the said document is presented for registration by the petitioner, the respondents will go for registration.

5. Heard the learned counsel on either side and perused the materials available on record.

6. Considering the facts and circumstances of the case, this Court directs the respondents to receive the sale deed dated 06.11.2025. In the event the said land is an agricultural land, the respondents are directed register the same, after issuing due notice to the parties concerned, immediately upon the re-presentation of the said document by the petitioner or otherwise if it is in order.

With the aforesaid observation and direction, this writ petition stands disposed of. No costs.

20.11.2025

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Index: Yes/No

Internet: Yes/No

Speaking Order/Non-speaking order

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To

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KRISHNAN RAMASAMY, J.

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