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BEFORE THE MADURAI BENCH OF MADRAS HIGH COURT

DATED :12.06.2025

CORAM:

THE HONOURABLE MRS JUSTICE S.SRIMATHY

W.P.(MD) No.7979 of 2025
and
W.M.P(MD)No. 6014 of 2025

P. Ganesh Pandian

... Petitioner

Vs.

1. The District Registrar,
Madurai,
Madurai District.

2. The Sub Registrar,
Melur West Sub Registrar Office,
Madurai District.

... Respondents

PRAYER : Writ Petition is filed under Article 226 of the Constitution of India, praying this Court to issue a ***Writ of Certiorarified Mandamus*** to call for the records pertaining to the Impugned Refusal Number in Check Slip No. 10/2025 and 11/2025 on the file of the respondent no. 2 and quash the same as illegal and consequently direct the respondent no. 2 to register the document for the petitioners land in S.No. 185/8 situated at Melur Town, Melur Taluk and Madurai District.



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For Petitioner : Mr.S. Rajasekar
For Respondents : Mr.D.Sasikumar,
Additional Government Pleader,

ORDER

The present writ petition is filed for *Writ of Certiorarified Mandamus* to quash the Impugned Refusal Number in Check Slip No. 10/2025 and 11/2025 on the file of the respondent no. 2 and also seeking consequential direction to the respondent no. 2 to register the document for the petitioner's land in S.No. 185/8 situated at Melur Town, Melur Taluk and Madurai District.

2. By order dated 24.03.2025, this Court directed the petitioner as well as the proposed purchaser to file a joint undertaking affidavit stating that they will maintain the land as agricultural land. In case they intend to develop it as real estate in the future, appropriate permission shall be obtained from the concerned authorities. To this effect, the petitioner as well as the proposed purchaser have filed a joint undertaking affidavit, and the same is extracted hereunder:"



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“2. That the Vendor and Vendee hereby Jointly undertake that the lands in S.No.185/8 to an extent of 8.00 cents situated at Melur Town, Melur taluk, Madurai District presented for registration vide Sale deed dated 26.02.2025 before the Sub Registrar, Melur West Sub register is going to be dealt with only as a Nanja land and it is made it clear that the property is not going to be developed as piece of real estate. The Vendor accepts and agrees to purchase the said property in its original form as an Agricultural Land.

3. The Vendor and Vendee further jointly Undertake. That as and when any steps are taken in future to convert the said lands into plots the same will be done only after getting necessary permission on payment of necessary Charges as may be determined by the Authorities concerned.”

3. Recording the aforesaid joint undertaking affidavit, the petitioner and the proposed purchaser shall abide by the terms of the said undertaking and shall not act in contravention of it. Based on the same, this Court is inclined to quash the impugned Check Slip Nos. 10/2025 and 11/2025 on the file of the second respondent.



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4. Accordingly, this Writ petition is allowed. The impugned Check Slip Nos. 10/2025 and 11/2025 on the file of the respondent no. 2 are hereby quashed. The 2nd respondent is directed to register the sale deed and the said exercise shall be completed within a period of four weeks from the date of receipt of a copy of the order. No costs. Consequently, connected miscellaneous petition is closed.

12.06.2025

NCC : Yes/No
Index : Yes/No
Internet : Yes

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To

1. The District Registrar,
Madurai,
Madurai District.
2. The Sub Registrar,
Melur West Sub Registrar Office,
Madurai District.



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S.SRIMATHY, J

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W.P.(MD) No. 7979 of 2025

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