



W.P.(MD)No.11737 of 2025

BEFORE THE MADURAI BENCH OF MADRAS HIGH COURT

DATED: 24.04.2025

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THE HON'BLE MR.JUSTICE P.B.BALAJI

W.P.(MD)No.11737 of 2025

M.V.Karuppaiah

: Petitioner

Vs.

1.The State of Tamil Nadu,

Rep. by its Principal Secretary to Government,
Revenue and Disaster Management Department,
Secretariat, Fort St. George,
Chennai – 600 009.

2.The Commissioner of Urban Land Ceiling,

Commissioner for Urban Land Ceiling & Urban Land Tax,
Chepauk,
Chennai – 600 008.

: Respondents

PRAYER: Writ Petition filed under Article 226 of the Constitution of India, praying for a Writ of Mandamus, directing the respondents to consider the petitioner's representation dated 12.12.2024 and thereby grant an order for regularization of the land purchased by the petitioner's principal by collecting necessary fees within a reasonable time frame fixed by this Court.



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For Petitioner : Mr.P.R.Prithviraj
For Respondents : Mr.M.Lingadurai,
Special Government Pleader

ORDER

The petitioner seeks issuance of a Writ of Mandamus, to direct the respondents to consider the petitioner's representation dated 12.12.2024.

2.I have heard the learned Counsel for the petitioner and Mr.M.Lingadurai, learned Special Government Pleader appearing for the respondents.

3.It is the case of the writ petitioner that the subject lands were acquired under the provisions of the Tamil Nadu Urban Land (Ceiling and Regulation) Act, 1978. According to the petitioner he has purchased the property without notice to the land ceiling proceedings and he is a bonafide purchaser for valuable consideration. The petitioner relied on G.O.(Ms)No.649, Revenue Department dated 29.07.1998, regarding regularization of lands measuring upto 1 ½ ground purchased for residential purposes subject to payment of nominal land value. The said Government Order has been subsequently superseded by G.O.(Ms).No.565, styled



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as 'Innocent Buyer Scheme', where also the purchases of lands that have been acquired under the Ceiling Act were regularized.

According to the petitioner, neighbouring land owners have been given the benefit of such regularization and the petitioner is also willing to pay the cost which may be imposed by the respondents.

4.Considering the above and the fact that the petitioner has already made a request by way of a representation dated 12.12.2024, the first respondent shall pass orders on the petitioner's representation dated 12.12.2024, keeping in mind the relevant Government Orders as well as any similar benefits given to neighbouring property owners. The said exercise shall be carried out within a period of twelve [12] weeks from the date of receipt of a copy of this order.

5.Accordingly, the Writ Petition stands disposed of. There shall be no order as to costs.

24.04.2025

Index :Yes / No

Internet : Yes / No

NCC : Yes/No

MR

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To

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State of Tamil Nadu,
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P.B.BALAJI., J.

MR

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