



W.A.(MD)No.1895 of 2021

BEFORE THE MADURAI BENCH OF MADRAS HIGH COURT

DATED : 24.03.2025

CORAM

THE HONOURABLE MR.JUSTICE G.R.SWAMINATHAN

AND

THE HONOURABLE MR.JUSTICE M.JOTHIRAMAN

W.A(MD)No.1895 of 2021

and

C.M.P(MD)No.8357 of 2021

P.Sudhaharan Nair

...Appellant /
4th Respondent

Vs.

1.C.Sam Bennet Satheesh

... 1st Respondent /
Petitioner

2.The Inspector General of Registration,
110, Santhom High Road,
Raja Annamalaipuram,
Chennai – 600 028.

3.The District Registrar (Administration),
Marthandam,
Kanyakumari District.

4.The Sub Registrar,
Thiruvattar,
Kanyakumari District.

... Respondents 2 to 4/
Respondents 1 to 3

Prayer: Writ Appeal filed under Clause 15 of Letters Patent to set aside the order passed by this Court in W.P(MD)No.11383 of 2021 dated 08.07.2021.



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For Appellant : Mr.S.C.Herold Singh

For Respondents : Mr.P.T.Thiraviyam
Government Advocate
for R.2 to R.4
Mr.C.T.Perumal for R.1

JUDGMENT

(Judgment of the Court was made by G.R.Swaminathan J.)

Heard both sides.

2.The only issue that arises for consideration is whether the agreement bilaterally entered into and registered can be unilaterally cancelled.

3.This issue is no longer *res integra*. The Hon'ble Full Bench of Madras High Court in the decision reported in **(2022) 7 MLJ 1 (Sasikala Vs Revenue Divisional Officer Cum Sub-Collector, Devakottai, Sivagangai & Another)** had held that registration of deeds of unilateral cancellation is impermissible. The order passed by the learned single Judge reflects the said position. Interference is not warranted. The parties shall work out their rights in the manner known to law before the jurisdictional civil Court.



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4.This Writ Appeal is dismissed with the aforesaid observation.

WEB COPY No costs. Consequently, connected miscellaneous petition is closed.

[G.R.S., J.] [M.J.R., J.]
24.03.2025

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

To

- 1.The Inspector General of Registration,
110, Santhom High Road,
Raja Annamalaipuram,
Chennai – 600 028.
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AND

M.JOTHIRAMAN, J.

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