



W.P(MD)No.34482 of 2025

BEFORE THE MADURAI BENCH OF MADRAS HIGH COURT

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DATED : 27.11.2025

CORAM

THE HONOURABLE MR.JUSTICE G.R.SWAMINATHAN

W.P(MD)No.34482 of 2025

Samraj Poul

... Petitioner

Vs.

- 1.The Inspector General of Registration,
100, Santhome High Road,
Mullima Nagar, Mandavelipakkam,
Raja Annamalaipuram, Chennai – 600 028.
- 2.The District Registrar,
Office of the District Registrar,
F12, Palani Bus Stand,
1st Floor, Palayamkottai – 627 002,
Tirunelveli District.
- 3.The Sub Registrar,
Office of the Sub Registrar,
Palayamkottai, Tirunelveli District.
- 4.The Tahsildar, Eral Taluk,
Thoothukudi District.
- 5.The Revenue Divisional Officer,
Tiruchendur Taluk,
Thoothukudi District.



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***(R.4 & R.5 are suo motu impleaded
vide order of this Court dated
27.11.2025)***

... Respondents

Prayer : Writ Petition filed under Article 226 of the Constitution of India, praying this Court to issue a Writ of Mandamus directing the first respondent to direct the third respondent to assess the Guideline Value for the property in Survey No.257 and Survey No.78/2 in Mookuperi Village, Eral Taluk, Tuticorin District as Punja Lands in view of the communication of the second respondent dated 03.03.2025 by considering the petitioner's representations dated 24.02.2025 and 06.11.2025, within the period as stipulated by this Court.

For Petitioner : Mr.A.Haja Mohideen

For Respondents : Mr.S.Shanmugavel
Additional Government Pleader

ORDER

Heard both sides.

2.The petitioner has purchased the petition mentioned property vide sale deed dated 11.07.2002 and 12.08.2005. According to the petitioner, the lands are agricultural in character. However, the lands appear to have been classified as punja lands. According to him, the



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guideline value will have to be appropriately modified on par with similarly placed adjoining lands. The petitioner has already given a representation in this regard.

3.The petitioner is permitted to re-submit one more request to the Tahsildar, Eral Taluk. The fourth respondent will conduct spot inspection, peruse the relevant records and submit a proposal to the fifth respondent. The fifth respondent in turn shall go into the issue and dispose of the petitioner's request by passing a speaking order within a period of eight weeks from the date of proposal from the Tahsildar. It is for the revenue and registration department to coordinate between themselves and decide on the fixation of the guideline value. The authorities concerned shall act in the matter upon production of a copy of this order. After the valuation exercise is completed, the details shall be uploaded in the concerned website. The entire exercise shall be completed within a period of four months from the date of receipt of copy of this order. If on the other hand, any adverse order is passed, it is of course open to the petitioner to approach this Court again for relief.



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4.This Writ Petition is disposed of accordingly. No costs.

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

To

1.The Inspector General of Registration,
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Raja Annamalaipuram,
Chennai – 600 028.

2.The District Registrar,
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G.R.SWAMINATHAN, J.

MGA/skm

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