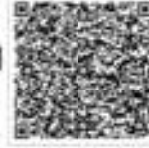


2025:PHHC:153351



115 IN THE HIGH COURT OF PUNJAB AND HARYANA AT
CHANDIGARH

Decided on:-31.10.2025

1. RFA-1232-2002 (O&M)

State of HaryanaAppellant.

vs.

Nur Mohd. and othersRespondents.

2. RFA-1233-2002 (O&M)

State of Haryana ..Appellant...

vs.

Ramzan and another ..Respondents...

3. RFA-1234-2002 (O&M)

State of Haryana ..Appellant...

vs.

Attar Khan ..Respondent...

4. RFA-1235-2002 (O&M)

State of Haryana ..Appellant...

vs.

Din Mohd. @ Deenu and others ..Respondents...

5. RFA-1236-2002 (O&M)

State of Haryana ..Appellant...

vs.

Badlu and others ..Respondents...

CORAM: HON'BLE MR. JUSTICE HARKESH MANUJA

Present: Mr. Abhishek Yadav, DAG, Haryana.

Mr. Sudhir Aggarwal, Advocate and
Mr. Ishan Aggarwal, Advocate,
for the respondents-landowners.

HARKESH MANUJA J. (Oral)

1. Vide this common judgment, the aforementioned five Regular First Appeals are being decided as all have arisen out of the same award.

1.2 For convenience, the facts are being taken from RFA-1232-2002 (O&M).

2. By way of present appeals, challenge has been laid to an Award dated 18.10.2001 passed by the learned Additional District Judge, Gurgaon (for short, "Reference Court"), whereby, reference petition(s) preferred at the instance of respondents-landowners invoking Section 18 of the Land Acquisition Act, 1894 (for brevity, "**1894 Act**"), were partly accepted.

3. Brief facts of the case are that some land owned by the respondents-landowners, situated in the revenue estate of Village Mehrola, Tehsil Nuh, District Gurgaon was sought to be acquired vide notification dated 29.10.1987 published on 17.11.1987, under Section 4 of the 1894 Act and the notification dated 24.05.1988 published on 07.06.1988, issued under Section 6 thereof, for the public purpose, namely, construction of a road from Rojka to Basai in Gurgaon District. The land under acquisition was 0.08 acre. The Land Acquisition Collector vide its Award, assessed the market value of the acquired land at the rate of Rs.35,040/- for *nehri* land, Rs.30,080/- for *chahi* land, and Rs.24,960/- for *Magda* land per acre along with all other statutory benefits as well.

4. Aggrieved of the same, the respondents-landowners invoked

separate reference petition(s) under Section 18 of the 1894 Act, seeking enhancement of compensation, which came to be disposed of vide award dated 18.10.2001, making assessment of market value @ Rs.1,31,680/- per acre, while relying upon an award dated 02.05.2000 (Ex.P2) wherein the acquisition pertained to the revenue estate of villages Rupa Heri and Mehrola. It is not disputed that the land forming part of both the revenue estates of villages Rupa Heri and Mehrola was acquired vide common notification dated 29.10.1987/17.11.1987 for the same purpose i.e. for the construction of road from Rokja to Basai and both the revenue estates are abutting and adjoining each other.

5. Vide decision dated 31.10.2025 passed in RFA No. 1888 of 2000, the validity of Award Ex.P-2 dated 02.05.2000 has been upheld, and consequently, the market value has been affirmed while dismissing the appeals preferred by the State.

6. In view of the said decision, the present appeals are also liable to be dismissed. Accordingly, the award passed by the Id. Reference Court is hereby upheld and the appeals preferred at the instance of appellant-State stand dismissed.

7. Pending application, if any, also stands disposed of.

31.10.2025
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(HARKESH MANUJA)
JUDGE

Whether speaking/reasoned:	Yes/No
Whether reportable:	Yes/ No