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* **IN THE HIGH COURT OF DELHI AT NEW DELHI**

+ **W.P.(C) 9547/2025**

VISHAL DABAS & ORS.

.....Petitioners

Through: **Mr. Ashutosh Rana, Advocate.**

versus

GNCTD & ORS.

.....Respondents

Through: **Mr. Manashwy Jha, Panel Counsel
(Civil), GNCTD. [M:-
9013980691]**

CORAM:

HON'BLE MR. JUSTICE PRATEEK JALAN

ORDER

% 11.07.2025

1. The petitioners are intending purchasers of immovable property admeasuring 04 bigha and 12 biswa out of Khasra No. 46/8 (4-08), 46/9 (0-04) in the revenue estate of Village Khanjawala, Delhi - 110081. They have entered into a sale deed dated 29.02.2024 with the present owner for the said purpose.
2. This petition has been filed seeking a direction to the respondents to issue a No Objection Certificate ["NOC"] and/or Land Status Report ["LSR"] in their favour, in anticipation of the registration of the sale deed.
3. Mr. Ashutosh Rana, learned counsel for the petitioners, submits that the only impediment to the grant of NOC/LSR is the pendency of consolidation proceedings in respect of the village in question. However, he relies upon the judgment of this Court in *Okaya Infocom Pvt. Ltd. &*



Anr. vs. Govt. of NCT of Delhi & Anr. [W.P.(C) 12122/2021, decided on 10.11.2023] [hereinafter, “*Okaya*”], and several subsequent orders following the same view, wherein registration has been permitted, subject to the purchasers being bound by the outcome of the consolidation proceedings.

4. In the present case also, Mr. Rana submits that the petitioners are agreeable to purchasing the property in question, subject to the outcome of consolidation, and without prejudice to the rights and contentions of any third party.

5. Pursuant to notice issued on 10.07.2025, Mr. Manashwy Jha, learned counsel for the respondent, has taken instructions, and is unable to point out any distinction between the present case and the case of *Okaya*.

6. Having regard to the above, the writ petition is disposed of with a direction that the registration of the sale deed will not be refused on the ground of non-availability of NOC/LSR. The petitioners will remain bound by their undertaking to take the property subject to the result of the consolidation proceedings, and without prejudice to the rights and contentions of any third party. Affidavits to this effect be filed by the petitioners in the Registry of this Court within one week from today, and copies thereof will also be submitted to the Revenue Authority.

7. The writ petition is disposed of with these directions.

PRATEEK JALAN, J

JULY 11, 2025
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