



WEB COPY

WP No. 4246 of 2



IN THE HIGH COURT OF JUDICATURE AT MADRAS

DATED: 17-02-2026

CORAM

THE HON'BLE MR JUSTICE SENTHILKUMAR RAMAMOORTHY

WP No. 4246 of 2026

1. A.Baby, W/o.Annamalai
No.11, Dr.Radhakrishnan street,
Manavala Nagar, Vengathur,
Tiruvallur-602 002.

2. Ashwini
W/o.Nijanthan
No.11, Dr.Radhakrishnan street,
Manavala Nagar, Vengathur,
Tiruvallur-602 002.

..Petitioners

Vs

1. The Inspector General of Registration
No.100, Santhome High Road
Chennai.

2. The District Registrar
District Registration Office,
No.57, Ground Floor, Seal street, Indira Nagar,
Tiruvallur-602 001.



3. The Sub Registrar

Sub Registration office,

Manavala Nagar, Tiruvallur-602 001.

..Respondents

Prayer : Writ Petition is filed under Article 226 of the Constitution of India praying for issuance of Writ of Mandamus directing the 3rd respondent to complete the process of registration of the petitioners' settlement deed with regard to their pending document No.54/2024 only to the extent of 33 cents of lands comprised in Aranvoyal village, S.No.254/1B, Aranvoyal Kuppam, Tiruvallur Taluk and District.

For Petitioners: Mr. P.Soundararajan

For Respondents: Mr. P. Harish, Government Advocate

ORDER

The first petitioner executed a settlement deed in favour of the second petitioner and presented the same for registration. Because no action was taken thereon, the petitioners filed W.P.No.29311 of 2024 before this Court. Such writ petition was disposed of by order dated 14.10.2024 directing the registering officer to take a decision on the request for registration. On the ground that the



document was returned without issuing any order of refusal, the present writ petition has been filed.

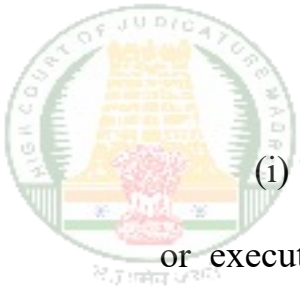
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2. Mr.P.Harish, learned Government Advocate, accepts notice for all the respondents. On the basis of written instructions, he submits that the land in S.No.267/7 forming the subject of the settlement deed is classified as 'Anadheenam' in revenue records.

3. In response to the above submissions, learned counsel for the petitioners submits that excluding S.No.267/7, the first petitioner may be permitted to execute a fresh settlement deed in respect of S.No.254/1B. It is always open to the first petitioner to execute a fresh settlement deed conveying only the lands in S.No.254/1B.

4. When a document is presented for registration, the registering officer is under an obligation to either register the document or issue an order of refusal. Instead, it appears that the document was kept pending for a considerable period of time and thereafter returned to the petitioners' herein without issuing such order.

5. In the above facts and circumstances, this writ petition is disposed of on the following terms:



(i) The petitioners may either re-present settlement deed dated 29.05.2024 or execute and present a fresh settlement deed only in respect of lands in S.No.254/1B;

(ii) In either case, subject to fulfilment of other requirements relating to registration, the registering officer shall either register the document or issue a speaking order of refusal within two weeks from the date of re-presentation or presentation thereof as the case may be.

There will be no order as to costs.

17-02-2026
(2/2)

Index : Yes/No
Internet: Yes/No
Neutral Citation : Yes/No

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To

1.The Inspector General of Registration
No.100, Santhome High Road
Chennai.

2.The District Registrar
District Registration Office,
No.57, Ground Floor, Seal street, Indira Nagar,
Tiruvallur-602 001.

3.The Sub Registrar
Sub Registration office, Manavala Nagar, Tiruvallur-602 001.



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SENTHILKUMAR RAMAMOORTHY, J.

KJ

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