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WP No. 12084 of 2



IN THE HIGH COURT OF JUDICATURE AT MADRAS

DATED: 01-04-2026

CORAM

THE HON'BLE MR JUSTICE ABDUL QUDDHOSE

WP No. 12084 of 2026

Lakshmi Narasimhan A.R. @ Sridharan

..Petitioner(s)

Vs

1. The Inspector General Of Registration
No.100, Santhome High Road,
Mandavelipakkam, Raja Annamalaipuram,
Chennai-600 028.
2. The Sub-Registrar, Joint -IV Kanchipuram,
Office of the Joint Sub-registrar -IV,
Thandavaraya Nagar, Kancheepuram -631 502

..Respondent(s)

Writ petition is filed under Article 226 of the Constitution of India seeking for issuance of a writ of certiorarified mandamus to call for the records of the 2nd Respondent dated 19.02.2025 vide RFL/Joint -4 Sub-Registrar Kanchipuram/1/2025 and the records of the 2nd Respondent dated 19.02.2025 vide RFL/Joint -4, Sub-Registrar, Kanchipuram/2/2025, quash the same as arbitrary illegal and non-est in law and consequently register the Deed of Revocation of Power of Attorney dated 18.02.2025 and the Sale Deed dated 18.02.2025 and release the same to the petitioner.

For Petitioner(s): Mr.B.Vijay

For Respondent(s): Mr.U.Baranidharan, SGP



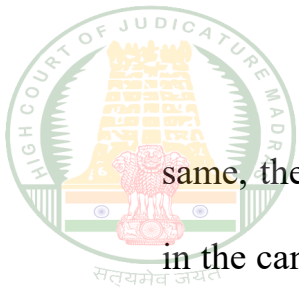
ORDER

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This writ petition has been filed challenging the impugned refusal check slip dated 19.02.2025 refusing to register the documents, namely, (a) cancellation of power of attorney; and (b) sale deed dated 18.02.2025; on the ground that the identity of the principal has not been proved.

2. The petitioner had earlier executed a power of attorney in favour of T.S.Raman in the year 2011. The petitioner seeks to cancel the said power of attorney, and therefore, he had presented a cancellation deed dated 18.02.2025 with the second respondent. Similarly, he had also executed a sale deed for the very same property in favour of a third party. Since the petitioner in the said power of attorney granted in favour of T.S.Raman had disclosed his name as Sridharan, but, in the cancellation deed, he had disclosed his name as Lakshmi Narasimhan A.R. @ Sridharan, the second respondent has raised a doubt with regard to the petitioner's identity and has refused to register the document presented by the petitioner for registration as seen from the impugned refusal check slip dated 19.02.2025.

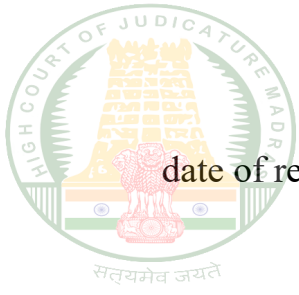
3. The learned counsel for the petitioner drew the attention of this Court to the earlier power of attorney executed by the petitioner and the subsequent cancellation deed presented by the petitioner for registration. As seen from the



same, the photograph of the petitioner both in the power of attorney as well as in the cancellation deed is identical. Only due to the passage of time and due to the present age of the petitioner, his features slightly differ in the respective photographs. But, on the face of it, it is clear that the photographs found in the aforesaid two documents are of the petitioner alone, and no one else.

4. In view of the same, this Court is of the considered view that the impugned refusal check slip dated 19.02.2025 has been issued arbitrarily without proper appreciation of the respective photographs found in the power of attorney of the year 2011, and the cancellation deed dated 18.02.2025. Since the petitioner is the same person who had earlier executed power of attorney in the year 2011, the second respondent ought to have registered the cancellation deed dated 18.02.2025 and the sale deed dated 18.02.2025 if the same are otherwise in order. Having failed to do so by raising untenable grounds with regard to the petitioner's identity, this Court is of the considered view that the impugned refusal check slip dated 19.02.2025 is liable to be quashed.

5. Accordingly, the impugned refusal check slip dated 19.02.2025 is quashed by this Court and the writ petition is allowed by directing the second respondent to register the cancellation deed dated 18.02.2025 as well as the sale deed dated 18.02.2025 if the same are otherwise in order, subject to payment of requisite stamp duty and registration fee, within a period of two weeks from the



date of receipt of a copy of this order. No Costs.

01-04-2026

Neutral Citation: Yes/No
RKM

To

1. The Inspector General Of Registration
No.100, Santhome High Road,
Mandavelipakkam, Raja Annamalaipuram,
Chennai-600 028 .
2. The Sub-Registrar Joint -IV Kanchipuram,
Office of the Joint Sub-registrar -IV,
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ABDUL QUDDHOSE, J.

RKM

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