



IN THE HIGH COURT OF JUDICATURE AT MADRAS

DATED: 08-06-2026

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THE HON'BLE MR.JUSTICE MOHAMMED SHAFFIQ

**WP No. 21146 of 2026
and WMP.No.22885 of 2026**

M/s.VGN Projects Estates Private Limited
Rep. by its Authorised signatory,
A.Rangappan,
Having office at
Y-222, VGN Kimberly Towers,
2nd Avenue, Y Block, Anna Nagar,
Chennai 40

..Petitioner(s)

Vs

1. The District Collector
Chennai Collectorate,
4th Floor, M.Singaravelar Maaligai,
No. 62 Rajaji Salai,
Chennai 01
2. The Revenue Divisional Officer
South Chennai Division,
Guindy, Chennai 32,
Tamil Nadu, India
3. The Tahsildar
Guindy Taluk,
Office of the Tahsildar, Guindy Taluk,
No.1 GST Road Guindy,
Chennai 32

..Respondent(s)

Writ Petition filed under Article 226 of the Constitution of India, seeking to issue a Writ of Certiorarified Mandamus, calling for the records pertaining to the auction proceedings of the 2nd respondent in SaMU No. Aa1/ 1030/ 2026 dated 12.05.2026 relating to the Auction Sale conducted on 07.05.2026 in



respect of Flat bearing No. C-1 Block D, VGN Fairmount, Guindy, Chennai, quash the same consequently directing the respondents to conduct reauction in accordance with law by considering the petitioner's representation dated 06.05.2026.

For Petitioner(s): Mr.P.Valliappan
Senior Counsel for
Mr.R.Marudhachalamurthy

For Respondent(s): Mr.P.V.Balasubramaniam
Additional Advocate General assisted by
Mr.J.V.Sakthi Baalakrishnan,
Government Counsel for R1 to R3

ORDER

This Writ Petition has been filed seeking issuance of a Writ of Certiorarified Mandamus, calling for the records pertaining to the auction proceedings of the 2nd respondent in SaMU No. Aa1/ 1030/ 2026 dated 12.05.2026 relating to the Auction Sale conducted on 07.05.2026 in respect of Flat bearing No. C-1 Block D, VGN Fairmount, Guindy, Chennai, quash the same consequently directing the respondents to conduct reauction in accordance with law by considering the petitioner's representation dated 06.05.2026.

2. After submitting for a brief while, learned Senior Counsel for petitioner would submit that they have already made a representation to the District



Collector / the first respondent under Section 38 of the Tamil Nadu Revenue Recovery Act, 1864. He also expressed certain apprehension as to whether the said representation would be rejected for the reason that it is more in the nature of a representation rather than an application.

3. In view of the above submission, this Court is of the view that the first respondent shall intimate petitioner whether petitioner's representation would be treated as an application within two (2) days from the date of uploading of web copy without waiting for the receipt of certified copy of the order. If not, petitioner shall be intimated of the requisite format. Upon such intimation, petitioner shall take out an application in the appropriate format within a period of one (1) week thereon. If any such application is made and found to be in order, the same shall be entertained and appropriate order shall be passed in accordance with law, after affording an opportunity of hearing to the petitioner as well as the decree holder, auction purchaser or any other interested parties, within a period of three (3) weeks thereafter.

4. It is open to petitioner to take out an application to stay further proceedings in respect of the application filed under Section 38, if it is otherwise permissible in law.



5. Mr.Nagesh Nakhul, learned counsel appearing on behalf of the Home Buyer, who is not a party to the proceedings, would submit that contempt proceedings are pending and that he is losing money and is in need of monies involved. He further submits that he would not press the contempt petition until the aforesaid exercise is completed.

6. Recording the said submission and in light of the above directions, this Writ Petition stands disposed of. No Costs. Consequently, connected miscellaneous petition is closed.

08-06-2026

Index: Yes/No
Speaking/Non-speaking order
Neutral Citation: Yes/No

ANU

To

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WP No. 21146 of 2



MOHAMMED SHAFFIQ, J.

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