



IN THE HIGH COURT OF JUDICATURE AT MADRAS

DATED: 17-06-2026

CORAM

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THE HON'BLE MR JUSTICE KRISHNAN RAMASAMY

WP No. 22741 of 2026

Mallika,
W/o.Murali,
No.14, Reddiyar Street,
Thenkodipakkam Village,
Vanur Taluk, Villupuram- 604 102.

..Petitioner(s)

Vs

1. The District Registrar
Tindivanam,
Villupuram District.
2. The Sub Registrar,
Mayilam,
Villupuram District.
3. The Joint 2 Sub Registrar
Tindivanam,
Villupuram District.

..Respondent(s)

Prayer: Writ Petition filed under Article 226 of the Constitution of India seeking issuance of writ of mandamus, directing the 3rd respondent, Sub-Registrar Joint 2, Tindivanam to comply with the order of the District Registrar , Tindivanam dated 19.09.2025 in ATHIMU No.4566/ E1/ 2025 within a stipulated time fixed by this Honble court.

For Petitioner(s): Mr.J.Antony Jesus

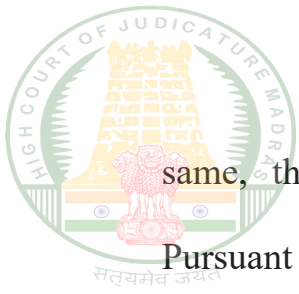
For Respondent(s): Mr.M.Roshan Atiq
Government Counsel



ORDER

This Writ Petition has been filed seeking issuance of writ of mandamus, directing the 3rd respondent, Sub-Registrar Joint 2, Tindivanam to comply with the order of the District Registrar, Tindivanam dated 19.09.2025 in ATHIMU No.4566/ E1/ 2025 within a stipulated time.

2. The learned counsel for the petitioner would submit that in this case, the petitioner is the absolute owner of an extent of 0.36.5 Hectares (0.90 Acres) of land in Survey No. 125/4A (Old Sy. No. 64/5), Peravoor Village, Vanur Taluk, Tindivanam, having purchased the same under Sale Deed dated 05.09.2005 registered as Document No. 878/2005 and the petitioner had mortgaged the said property to Axis Bank Ltd. in the year 2022. Upon full repayment of the loan, the Bank executed a Receipt Deed dated 15.04.2026 discharging the mortgage. However, when the said Release Deed was presented for registration before the 2nd Respondent, registration was refused on the ground that the property is shown as a PACL property in the Encumbrance Certificate, based on an erroneous entry in the parent document No. 239/1994. It is submitted that the Petitioner's property was never a PACL property and does not find a place in the list of properties identified by the Hon'ble Justice R.M. Lodha Committee. The entry of the Petitioner's property under PACL is a clear inadvertent mistake in the revenue and registration records. Regarding the



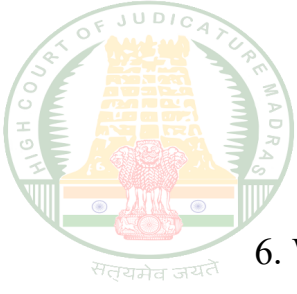
same, the Petitioner made representations to the Registering Authorities.

Pursuant to the same, the 1st Respondent District Registrar, Tindivanam, vide proceedings in ATHIMU No.4566/E1/2025 dated 19.09.2025, directed the 3rd Respondent - Joint Sub Registrar No. II, Tindivanam to verify the facts and take necessary action. However, despite the lapse of more than eight months, the 3rd Respondent has failed to comply with the directions or rectify the records. Hence, the present writ petition is filed.

3. In reply, the learned Government Counsel appearing for the respondents would submit that the 3rd respondent will comply the order of the 1st respondent and will pass appropriate orders within a period of eight weeks.

4. Heard the learned counsel for the petitioners and the learned Government Counsel for the respondents and also perused the materials available on record.

5. In view of the above, this Court directs the 3rd respondent to pass appropriate orders in terms of the order of the 1st respondent / District Registrar dated 19.09.2025, within a period of eight weeks from the date of receipt of copy of this order.



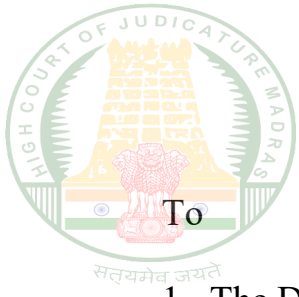
6. With the above directions, this writ petition is disposed of. No costs.

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

KKN



To

1. The District Registrar
Tindivanam,
Villupuram District.
2. The Sub Registrar,
Mayilam,
Villupuram District.
3. The Joint 2 Sub Registrar
Tindivanam,
Villupuram District.



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KRISHNAN RAMASAMY, J.

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