



WP No. 49456 of 2025

IN THE HIGH COURT OF JUDICATURE AT MADRAS

DATED: 06-01-2026

CORAM

THE HON'BLE MR JUSTICE R. SURESH KUMAR

AND

THE HON'BLE MR.JUSTICE SHAMIM AHMED

WP No. 49456 of 2025

Mohammed Musthafa Saleem
Proprietor M/s Hadith Enterprises,
No 31, Perumal Nagar, Thirumudivakkam
Chennai 600 044

..Petitioner

Vs

The Chief Manager / Authorised Officer
Canara Bank Asset Recoery Management Branch,
No 770A 8th Floor, Spencer Towers II Building
Anna Salai, Chennai 600 002

..Respondent

Prayer : Writ petition under Article 226 of the Constitution of India praying for a Writ of Mandamus directing the Respondent to forthwith execute and register a Fresh Sale certificate in favour of the petitioner for the lands bearing Plot Nos. 14 and 15 comprised in Old Survey no 664/1 measuring a total extent of 3038 sq. ft situated at No. 5/4 Thanthai Periyar Kamaraj Street, Pallikaranai Village, Shollinganallur Taluk, Kancheepuram Distrc and hand over physical Possession of the Said property to the petitioner within the time to be stipulated by this Court.

For Petitioner : Mr.R.Ragavendran

For Respondent : Mr.R.Sreedhar
Standing Counsel



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Order
(Order of the Court was made by R.Suresh Kumar J.)

The prayer sought for in this writ petition is for a Writ of Mandamus directing the Respondent to forthwith execute and register a Fresh Sale certificate in favour of the petitioner for the lands bearing Plot Nos. 14 and 15 comprised in Old Survey no 664/1 measuring a total extent of 3038 sq. ft situated at No. 5/4 Thanthai Periyar Kamaraj Street, Pallikaranai Village, Shollinganallur Taluk, Kancheepuram District and hand over physical Possession of the Said property to the petitioner within the time to be stipulated by this Court.

2. The petitioner is a successful auction purchaser and he has paid the entire money. Therefore, he is entitled to get the sale certificate as well as the sale got executed and registered. Since the respondent Bank allegedly has not come forward to execute the sale by giving the sale certificate, the petitioner has moved the present writ petition.

3. Heard Mr.R.Ragavendran, learned counsel for the petitioner and Mr.R.Sreedhar, learned Standing Counsel for the respondent Bank.

4. Learned Standing Counsel for the respondent Bank, on instructions would submit that, on 03.01.2024 the sale certificate has already been issued and within



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the prescribed time since the writ petitioner did not get the same registered with the concerned registering authority, the same has lapsed, for which the Bank could not be blamed. He further submits that the bank is ready and willing to issue a sale certificate afresh to the petitioner and also to hand over possession to the petitioner.

5. In view of the aforesaid circumstances, this writ petition is disposed of with the following directions.

- (a) There shall be a direction to the respondent Bank to issue a fresh sale certificate after receiving back the earlier one from the petitioner, within a period of 15 (fifteen) days from the date of receipt of a copy of this order.
- (b) On receipt of such sale certificate, it is open to the petitioner to get it registered before the concerned registering authority.
- (c) The registering authority, on such production of fresh sale certificate to be issued by the bank, shall register the same under the provisions of the Registration Act without any further delay.

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

(R.S.K.,J.) (S.S.A.,J.)
06-01-2026

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

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**R.SURESH KUMAR J.
AND
SHAMIM AHMED J.**

KST

To
The Chief Manager / Authorised Officer
Canara Bank Asset Recovery Management
Branch, No 770A, 8th Floor, Spencer Towers II
Building
Anna Salai, Chennai 600 002

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