



WEB COPY

CRP No. 6046 of 2025



IN THE HIGH COURT OF JUDICATURE AT MADRAS

DATED: 08-01-2026

CORAM

THE HONOURABLE MR.JUSTICE P.B. BALAJI

**CRP No. 6046 of 2025 and
CMP No.29848 of 2025**

V. Selvanayagam

Petitioner(s)

Vs

Ayanpuram Vyabarigal Nala Sangam
Rep. by its President,
Having Office at No 9F/39,
Parasuram Eswaran Kovil Main Street,
Ayanavaram, Chennai 600 023.

Respondent(s)

PRAYER The Civil Revision Petition filed under Article 227 of the Constitution of India, praying to set aside the order dated 19.11.2025 passed in RLTA No.112 of 2024 by the learned VII Additional Judge, City Civil Court at Chennai in RLTOP No.378 of 2022 XIII Small Causes Court, Chennai and may be pleased to allow the above CRP.

For Petitioner(s): Mr.B.Ullasavelan

For Respondent(s): Mr.M.Aravindan

ORDER

Both the learned counsel appearing for the tenant as well as the landlord have filed the respective details of accounts. This Court is unable to correlate the statement without any evidence being adduced by the parties. This is a matter for trial and has to be decided by the learned IV Additional City Civil Court, Chennai in O.S.No.3441 of 2024.



2. Considering the limited scope of the dispute now narrowed down in view of the tenant also undertaking to vacate and hand over vacant possession, the IV Additional City Civil Court, Chennai is directed to expedite trial and dispose of the suit in O.S.No.3441 of 2024 on or before 31.03.2026, after giving fair opportunity to both parties.

3. Recording the undertaking already given before this Court on 15.12.2025, Civil Revision Petition stands dismissed.

4. It is needless to state that the amount of Rs.4,00,000/- which has been paid as advance, will be subject to any deductions that the respondent is legitimately entitled to, subject to the out come of the suit in O.S.No.3441 of 2024.

No costs. Consequently, connected miscellaneous petition is closed.

08-01-2026

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Index:Yes/No

Speaking/Non-speaking order

Neutral Citation:Yes/No

To

1. The VII Additional Judge,
City Civil Court at Chennai

2. The XIII Small Causes Court,
Chennai.



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P.B.BALAJI J.

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