



WEB COPY



IN THE HIGH COURT OF JUDICATURE AT MADRAS

DATED: 25-02-2026

CORAM

THE HONOURABLE MR.JUSTICE P.B. BALAJI

CRP No. 199 of 2026 and CMP No.822 of 2026

1. A.Sasikala

W/o. P.K.Arumugam, New No.115, Old
No.43, Varadamuthiappan Street, George
Town, Chennai-600 001.

Petitioner(s)

Vs

1. P.Khaja Reddy

S/o. Mr.Hazarath Reddy, No.15, Periyanna
Street, Seven Wells, Chennai-600 001.

Respondent(s)

For Petitioner(s): M.Sriram
For Respondent(s): M/s.P.T.Perumal

ORDER

Today, the learned counsel for the petitioner/tenant has filed an affidavit of undertaking of the petitioner, in and by which, he has undertaken to vacate the tenanted premises by 28.02.2027. He has also made a mention that he is promptly paying rents at Rs.22,000/-(Rupees Twenty Two Thousand Only) per month and that there is an advance refundable to the tune of Rs.3,60,000/-(Rupees Three Lakhs Sixty Thousand Only).

2. The learned counsel appearing for the respondent does not dispute the factum of the tenant being not in arrears and also there being a deposit of Rs.3,60,000/- which is refundable. However, the learned counsel for the respondent is not agreeable



P.B.BALAJI,J

sr

WEB COPY

for granting time as sought for by the petitioner. The learned counsel for the respondent is willing to grant time upto 31.08.2026 alone.

3. However, considering the fact that the petitioner has not been any default in payment of rent and stated to be in occupation for commercial purpose for last several years, I am inclined to grant time to the petitioner till 31.10.2026. The affidavit filed on 24.02.2026 in mentioning the date as 28.02.2027 shall be read as “31.10.2026”, which is agreeable to the learned counsel for the petitioner, on instructions from the petitioner.

4. It is made clear that the petitioner shall continue to pay the rent without any default and on the date of vacating and handing over vacant possession, without any arrears of rent or electricity consumption charges the advance shall be refunded.

5. With the above direction, the civil revision petition is disposed of. No costs. Consequently, connected miscellaneous petition is closed.

25.02.2026

sr

Index:yes/no

Website:Yes/no

Neutral citation:yes/No

To

The XII Court of Small Causes, Chennai

CRP No.199 of 2026