



**W.P.(MD)No.14886 of 2026**

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**BEFORE THE MADURAI BENCH OF MADRAS HIGH COURT**

**DATED : 05.06.2026**

**CORAM:**

**THE HONOURABLE MR.JUSTICE D.BHARATHA CHAKRAVARTHY**

**W.P.(MD)No.14886 of 2026**

A.Raja Nakkeeran

... Petitioner

-VS-

1.The Inspector General of Registration,  
No.100, Santhome High Road,  
Mylapore, Chennai-28.

2.The District Registrar,,  
Trichirappalli District Registration Office,  
Trichy.

3.The Sub Registrar Joint - I,  
Trichirappalli District Registration Office,  
Trichy.

... Respondents

Prayer: Writ Petition is filed under Article 226 of the Constitution of India, praying this Court to issue a Writ of Mandamus, directing the third respondent to register the petitioner's sale deed dated 13.05.2022 and consider the petitioner's representation dated 13.05.2026.

For Petitioner : Mr.A.V.Rajasekaran

For Respondents : Mr.S.Vashik Ali  
Standing Counsel



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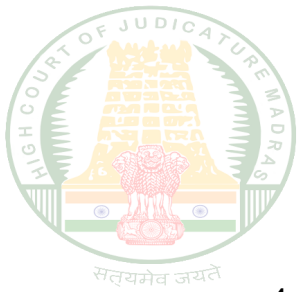
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**ORDER**

The Writ Petition has been filed seeking issuance of a Writ of Mandamus directing the third respondent to register the sale deed dated 13.05.2022 presented by the petitioner.

2. The learned counsel appearing for the petitioner would submit that the sale deed was kept pending and was not acted upon solely on the ground that the patta had not been mutated in favour of the petitioner. According to the learned counsel, the patta has since been mutated; however, the document has not been entertained for registration and was ultimately returned to the petitioner.

3. Per contra, the learned Standing Counsel appearing for the respondents would submit that the document was originally presented on 13.05.2022 and was kept pending under Reference No.61 of 2022. Thereafter, a refusal order came to be passed. However, the petitioner collected the refused document only on 10.03.2026.



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4. I have considered the rival submissions and perused the materials available on record.

5. On a query raised by this Court, the learned counsel for the petitioner submitted that the vendor has no objection whatsoever to the registration of the document.

6. In view of the above, and considering that the refusal was made solely on the ground that the patta had not been mutated, and it is now represented that the mutation has since been effected, the refusal order shall stand set aside. The petitioner is permitted to re-present the document along with the mutated patta and an affidavit from the vendor expressing his no-objection to the registration of the document.

7. Upon such re-presentation, the third respondent/Sub Registrar shall conduct an enquiry by securing the presence of both the vendor and the purchaser. If there is no other legal impediment for registration, the document shall be registered in accordance with law.

8. The Writ Petition is disposed of accordingly. No costs.



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NCC : No  
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To:-

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Mylapore, Chennai-28.
- 2.The District Registrar,,  
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**D.BHARATHA CHAKRAVARTHY, J.**

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