



**IN THE COURT OF SH. HEM SINGH, DISTRICT JUDGE -01,
EAST DISTRICT, KARKARDOOMA COURTS, DELHI**

PC No. 35/25

CNR NO. DLET010038452025

In the matter of:

Sh. Bharat Kumar Sood
S/o Late Sh. Mohinder Kumar Sood
R/o 4-D Pocket 3, Mayur Vihar,
Phase-I, East Delhi,
Delhi-110091

.....Petitioner

Versus

The State (GNCT Delhi)
Through Chief Secretary
At: Players Building, Delhi
Secretariat GNCT of Delhi,
Indraprastha ITO, New Delhi-110002

.....Respondent

Date of Institution	:	08.08.2025
Order reserved on	:	19.05.2026
Order announced on	:	05.06.2026

**Petition U/s 278 of the Indian Succession Act for Grant of Letters of
Administration**

JUDGMENT

1. BRIEF FACTS:

a) The present petition has been instituted under Section 278 of the Indian Succession Act, 1925 seeking grant of Letters of Administration in

respect of the immovable property left behind by Late Sh. Mohinder Kumar Sood, who expired intestate on 18.12.2024. The deceased was a Hindu and was governed by the provisions of the Hindu Succession Act.

b) It is averred in the petition that the petitioner, Sh. Bharat Kumar Sood, is the son and sole surviving Class-I legal heir of the deceased. The wife of the deceased, Smt. Aruna Sood, predeceased him, having expired intestate on 16.05.2023. It is specifically averred that apart from the petitioner, no other legal heir survives the deceased.

c) It is further stated that the deceased was employed as a Sub-Engineer with DESU/Delhi Vidyut Board, Government of NCT of Delhi, and had retired from service in the year 2002. That during his lifetime, he acquired and owned the residential property bearing No. 4-D, Pocket-3, Mayur Vihar-I, East Delhi-110091, from his own income and savings. The conveyance deed in respect thereof was registered on 18.02.1985 with the Delhi Development Authority before the concerned Sub-Registrar, Delhi.

d) The petitioner submits that the aforesaid property forms part of the estate of the deceased and has devolved upon him by succession. It is further stated that there exists no legal impediment to the grant of Letters of Administration in favour of the petitioner. It is also affirmed that no other petition, application or proceeding seeking Letters of Administration in respect of the estate of the deceased has been filed or is pending before any court in India or abroad.

e) Since the immovable property is situated within the territorial jurisdiction of this Hon'ble Court, the Court is competent to entertain and

adjudicate the present petition. Accordingly, the petitioner has prayed for grant of Letters of Administration in respect of the estate and immovable property of Late Sh. Mohinder Kumar Sood in his favour.

2. PROCEEDINGS:

a) The notice of the petition was issued to the general public through State. The respondent/State was duly served by way of publication in the english newspaper '**The Statesman**' and hindi newspaper '**Virat Vaibhav**'.

b) Respondent no.1/State was duly served and report along-with copy of SMC in respect of LRs of Late Smt. Aruna Sood was filed on its behalf. No one from the general public came forward to contest the instant petition.

3. ISSUES:

From the pleadings, following issues were framed vide order dated 11.11.2025 :-

- a) Whether the petitioner is entitled for Letters of Administration in respect of immovable property bearing no. 4-D, Pocket 3, Mayur Vihar-1, East Delhi, India-110091 as mentioned in Schedule A of the petition, as prayed for? OPP
- b) Relief.

4. EVIDENCE:

a) In order to substantiate its case, the petitioner stepped in witness box as PW1 and tendered his evidence by way of affidavit **Ex. PW-1/A**. In his affidavit Ex. PW-1/A, PW-1 has reiterated the facts averred in the petition and has placed reliance on the following documents:

- (i) **Ex.PW1/1 (OSR):** Copy of Conveyance Deed dated

28.02.1996.

(ii) **Ex.PW1/2 (OSR):** Copy of Perpetual Lease dated 29.01.1985.

(iii) **Ex.PW1/3 (OSR):** Copy of Allotment letter dated 31.05.1980.

(iv) **Ex.PW1/4 (OSR):** Copy of Property Tax receipt dated 08.06.2025.

(v) **Ex.PW1/5 (OSR):** Colored copy of Surviving Member Certificate dated 12.06.2025.

(vi) **Ex.PW1/6 (Colly.):** Death Certificate of Sh. Mohinder Kumar Sood and Smt. Aruna Kumar Sood.

(vii) **Ex.PW1/7 (OSR):** Copy of Passport of deponent.

(viii) **Ex.PW1/8 (OSR):** Copy of Aadhar Card of deponent.

PW1 was not cross-examined as there is no contesting respondent.

5. Submissions heard. Record perused. Considered.

6. **FINDINGS:**

a) It is the case of the petitioner that he is the son of deceased person Mohinder Kumar Sood. It is further case of the petitioner that the deceased during his lifetime had acquired a property bearing No. 4-D, Pocket-3, Mayur Vihar-I, East Delhi-110091. Late Mohinder Kumar Sood has expired on 18.12.2024 intestate. The wife of the deceased Smt. Aruna Sood is stated to be have predeceased him on 16.05.2023. In this regard the petitioner has placed on record the death certificates of the deceased parents {**Ex.PW1/6 (colly.)**}. Petitioner has also placed on record property documents **Ex.PW1/1 (OSR)** to **Ex.PW1/4 (OSR)** with regard to the property in question. Perusal of the same would show that Mohinder

Kumar Sood was the absolute owner of the property in question. Respondent no. 1/State filed its report and copy of SMC in respect of legal heirs of the deceased Aruna Sood wherein it is stated that the deceased Smt. Aruna Sood w/o Late Sh. Mohinder Kumar Sood left behind only one legal heir i.e, her son (petitioner herein). There is no opposition to the present petition for grant of Letters of Administration from any quarter whatsoever. PW1 has deposed on the lines of petition, while reiterating the facts and documentary record, which has already been narrated in the foregoing paragraphs of the petition.

c) In view of the testimony of PW1 as well as documents brought on record, I am of the considered opinion that there is no impediment in issuing Letters of Administration, in favour of the petitioner, in respect of the immovable property bearing No. 4-D, Pocket-3, Mayur Vihar-I, East Delhi-110091, maintained by the deceased father of the petitioner, as prayed for.

d) In view of above discussion, the petition filed by the petitioner, is hereby, allowed and Letters of Administration is accordingly, ordered to be issued in the name of the petitioner- Bharat Kumar Sood - in respect of the immovable property bearing No. 4-D, Pocket-3, Mayur Vihar-I, East Delhi-110091.

It is pertinent to mention herein that grant of this Letters of Administration would not tantamount to be any declaration with regard to ownership or title of estate of deceased.

e) Letters of Administration will be issued on prescribed form VII but it would be subject to - (I) filing of appropriate of Court Fee; (ii)

Administration Bond, with in 1 ½ months from today and subsequently, (iii) they will furnish full and true inventory of the said property and credits and exhibit the same in the Court within six months from the date of grant of Certificate on prescribed Form No. 178 and (iv) to render true account of said property and credits within one year on prescribed Form No.179.

Accordingly, the petition stands disposed of.

File be consigned to the record room as per rules.

Pronounced in the open Court
on 05.06.2026

(Sh. Hem Singh)
District Judge-01
East/KKD Courts/New Delhi