

OS. No.97 of 2022
Dt.03.03.2025

VII Addl. Senior Civil Judge's Court
Vijayawada

IN THE COURT OF THE VII ADDITIONAL CIVIL JUDGE (SENIOR DIVISION)::
VIJAYAWADA

Present: **Sri.Ch.L.Srinivasa Rao**
VII Addl.Senior Civil Judge,Vijayawada
Monday, this the 03rd day of March,2025
O. S. No.97/2022

Between

Nalagandla Venkata Lakshmi Kanaka Durga,

W/o.Venkata Vijaya Bhaskara Rao,
Hindu,aged 58 years,
R/o.D.No.2/20, Srinivasarpuram,
Podalakur village and Manal,
Nellore District.

...Plaintiff

And

1.Boina Sivarama Krishna,

S/o.Narasimha Rao,
Hindu,aged 69 years,
R/o.D/No.16-134-/1/G-11,
Chinmayi Marg, Rajmak Apartments,
Malkajgiri, Hyderabad.

2.Kotra Umadevi,

W/o.Brahmeswararao,
Hindu,aged 67 years,
R/o.H.No.61-8/9-3A,
Sri Sai Krishna Nilayam 1st floor,
Satyanarayana nagar, 1st lane,
Near Dooradashan Quarters,
Krishna lanka, Vijayawada.

3.Boina Venkata Ratnam,

S/o.Narasimharao,
Hindu,aged 53 years,
R/o.Door No.61-3/3-7A,
Hostel Road, Balaji Nagar,
Krishna Lanka, Vijayawada.

....Defendants

This is a suit filed by the Plaintiff to annul the agreement of sale cum GPA document No.708/2021 on the file of SRO Gundala dated 20-01-2021 as abinitio void under law and deserves to be cancelled.

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Plaint presented on : 09-05-2022

Plaint filed on : 09-05-2022

PARTICULARS OF THE SUIT CLAIM:

Value of the suit schedule property is	= Rs.82,46,400/-
Each share value =Rs.82,46,400/4 shares	= Rs.20,61,600/-
Plaintiff 1 share value	=Rs.20,61,600/-

The total market value of the schedule property is Rs.82,46,400/- as per the market value certificate issued by S.R.O of patamata dated 19-04-2022. The Plaintiff is claiming 1 share out of 4 shares respectively. Hence, the market value on 1 share is Rs.20,61,600/- and 3/4th market value of the property is Rs.15,46,200/-.

Valuation and court fee:

_____ Valuation of the suit for the purpose of court fees and jurisdiction is Rs.15,46,200/- on which a court fees of Rs.200/- is paid under sec.34 (2) of APCF and SV Act as the Plaintiff is in joint possession and enjoyment of the property.

CAUSE OF ACTION :- Cause of action for the suit arose when the father of the plaintiff and husband of the 1st defendant and father of other defendants purchased the schedule property and put the same in the name of the mother of the plaintiff and defendants and the plaintiff schedule property is the Hindu joint undivided property and when the plaintiff and defendants are in joint possession and enjoyment of the schedule property and the same is not partitioned between the plaintiff and defendants and when the defendants are not interested to cooperate for partition the plaintiff schedule property and declined the same with pretext or some other and when the plaintiff made demand number of times for partition of the plaintiff schedule property for his respective shares but the defendants did not cooperate for the same and the schedule property is situated at Krishna Lanka and it all arose at Vijayawada is within the jurisdiction of this court.

This suit is coming on 13-02-2024 before me, for final hearing, in the presence of Sri Y.V.Kishore Babu, Advocate for the Plaintiff, Smt.E.Usha Jyothi, Advocate for defendant No.1, Sri T.Malleswara Rao, Advocate for Defendant No.2, Sri Ch.Manmadha Rao, Advocate for defendant No.3 and the matter having stood over for consideration till this day, this Court *doth order and decree as follows:*

- i) that suit be and the same is hereby dismissed.

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ii) that the plaintiff do bear her own costs of Rs.202/- towards institutional costs of the suit and the defendant No.3 do bear his own costs of Rs.25,212/- and the defendant Nos.1 and 2 do bear their own costs of Rs.NIL/- (Bill of costs not filed).

(Schedule annexed to the decree)

Given under my hand and the seal of the Court, this the 03rd day of March, 2025.

Sd/-Ch.L.Srinivasa Rao
VII Addl.Civil Judge
(Senior Divison),
Vijayawada

MEMORANDUM OF COSTS

	Description of costs	PLAINTIFF	Defendant No.3	Defendant Nos.1 and 2
1.	Stamp on Vakalat	2-00	2-00	Bill of cost not filed
2.	Advocate welfare fund	--	--	
3.	Petition stamp	--	10-00	
4.	Plaint fee	200-00	--	
5.	Process	--	--	
6.	Advocate fee	--	25000-00	
7.	Publication charges	--	--	
8.	Writing charges	--	100-00	
9.	Typing charges	--	100-00	
	TOTAL	202-00	25212-00	

Sd/-Ch.L.Srinivasa Rao
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Note:- The parties should apply as soon as possible for return of all exhibits which they may wish to preserve, as the record will be liable to be destroyed after three years from this date.