

11.11.2025

Present : Sh. Kaushal Kishore Mishra, Ld. Counsel for plaintiff.
Sh. Diwakar Choudhary, Ld. Counsel for defendant.

1. Ld. Counsel for defendant has filed vakalatnama, written statement along with documents and reply to application under Order 39 Rules 1 and 2 read with Section 151 of CPC.
2. Copy is supplied to Ld. Counsel for plaintiff.
3. Ld. Counsel for plaintiff prays for disposal of application under Order 39 Rules 1 and 2 read with Section 151 of CPC.
4. The said application is taken up for hearing.
5. By the said application, the plaintiff has sought interim injunction restraining the defendant and his representatives from creating third party interest and from parting with possession of the suit property till the disposal of the suit.
6. The case of the plaintiff is that the plaintiff is the owner of the suit property and that the defendant is a licensee. It is stated that the license of the defendant has been terminated.
7. The case of the defendant is that the suit property is owned by father-in-law of the plaintiff and the father of the defendant.
8. In my opinion, the plaintiff has established a prima facie case in her favour. In case the suit property is disposed off or possession thereof is transferred

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by the defendant, an innocent purchaser may get embroiled into the controversy. This may lead to multiplicity of proceedings. The suit property deserves to be preserved till the rival contentions are adjudicated.

9. Balance of convenience is in favour of the plaintiff. Irreparable loss would be caused to the plaintiff if the defendant is permitted to transfer title or possession of the property to another person.
10. In view of the above facts and circumstances, and the plaintiff's strong prima facie case, I allow the application and hereby grant interim injunction in favour of the plaintiff and against the defendant.
11. The defendant, his agents, associates, and anyone claiming through him, are restrained from creating any third-party interest, transferring, sub-letting, or handing over possession of the suit property i.e. Z-64, Gali no. 18, Prem Nagar-II, Kirari Suleman Nagar, Delhi-86, during the pendency of the suit.
12. Ld. Counsel for plaintiff submits that he will file replication on the next date.

Put up for filing of replication on 01.06.2026.

(Ashish Aggarwal)
District Judge-III
North-West District,
Rohini Courts, Delhi
11.11.2025