



TITLE SHEET FOR JUDGMENTS IN SUITS

IN THE COURT OF PRL. SENIOR CIVIL JUDGE & JMFC,
AT ANEKAL.

DATED THIS THE 3RD DAY OF JULY, 2026

:PRESENT:

SRI. T.SRIKANTH, B.A.L.,LL.B.,
PRL. SENIOR CIVIL JUDGE & JMFC, ANEKAL

O.S.NO.863/2024

BETWEEN :

1. SMT SHANTHAMMA
W/O LATE VENKATAPPA,
AGED ABOUT 66 YEARS,

2. SMT MEENA
D/O LATE VENKATAPPA,
W/O HANUMANTHAPPA,
AGED ABOUT 40 YEARS,

3. SRI GIRISH.V
S/O LATE VENKATAPPA,
AGED ABOUT 30 YEARS,

4. SRI MANJUNATH.V
S/O LATE VENKATAPPA,
AGED ABOUT 29 YEARS,

5. SMT. DEVIKA
D/O LATE VENKATAPPA,
W/O YOGESH,
AGED ABOUT 23 YEARS,

ALL ARE RESIDING AT
KULUMEPALYA VILLAGE,
KANNAYAKANA AGRAHARA DHAKALE,
JIGANI HOBLI, ANEKAL TALUK,
BANGALORE URBAN DISTRICT.

PLAINTIFFS

(BY SRI NAGARAJU B.E., ADVOCATE)

**AND :**

1. M/S BHOOMIKA ESTATES
REPRESENTED BY ITS PARTNER,
SRI BABU.V S/O VENKATAREDDY,
AGED ABOUT 48 YEARS,
OFFICE AT NO.40, 4TH FLOOR,
RAMANASHRI ENCLAVE,
BELAKALI, BANGALORE – 560 076.

2. SRI T.NARAYAN
S/O THAMMAIAH,
AGED ABOUT 59 YEARS,
R/AT SHANBOGANAHALLI VILLAGE,
JIGANI HOBLI, ANEKAL TALUK,
BANGALORE URBAN DISTRICT.

3. SRI SURESH K.C.
S/O CHIKKONU,
AGED ABOUT 35 YEARS,
R/AT SHANBOGANAHALLI VILLAGE,
JIGANI HOBLI, ANEKAL TALUK,
BANGALORE URBAN DISTRICT.

4. SRI MARAPPA
S/O LATE MARAPPA,
AGED ABOUT 76 YEARS,

5. SRI RAMASWAMY
S/O LATE YALLAPPA,
AGED ABOUT 60 YEARS,

6. SRI SAMPATH
S/O LATE ABBAIAH,
AGED ABOUT 52 YEARS,

DEFENDANTS 4 TO 6 ARE
R/AT KULUMEPALYA VILLAGE,
KANNAYAKANA AGRAHARA DHAKALE,
JIGANI HOBLI, ANEKAL TALUK,
BANGALORE URBAN DISTRICT.

7. SRI V. PRAKASH
S/O VENKATARAMANAPPA,
AGED ABOUT 38 YEARS,



R/AT NO.1, 12TH CROSS,
WEAVERS COLONY,
BANNERGHATTA ROAD,
BANGALORE – 560 083.

DEFENDANTS

(EX-PERTE)

Date of institution of Suit	:	11/07/2024		
Nature of the suit	:	Declaration and permanent injunction.		
Date of recording of evidence	:	21/02/2026		
Date of pronouncement of Judgment	:	03/07/2026		
Total duration	:	Year/s	Month/s	Day/s
		1	11	23

(T.SRIKANTH)
Prl. Senior Civil Judge
Anekal.

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:J U D G M E N T:

The plaintiffs filed this suit against the defendants seeking for the reliefs of declaration of title; for permanent injunction; and for other allied reliefs, in respect of 2 acre of land in Sy.No.16, totally measuring 470 acre 5 gunta, situated at Kannanayakana Agrahara Village, Jigani Hobli, Anekal Taluk, Bangalore Urban District, with specific boundaries, (hereinafter called as 'suit schedule property' for short).

2. According to plaintiffs, they are respectively the widow and children of one late Venkatappa; and are the absolute owners in possession and enjoyment of the suit schedule property, having inherited the same from said late Venkatappa. Originally, the said Venkatappa acquired the suit schedule property under registered Release/Sale Deed dated 1/10/1965; and accordingly the khata of suit schedule property was mutated to his name; and after his death the same is mutated to the name of the plaintiffs 1, 3 and 4. However, the defendants without having any right, title, interest, possession or anything



over the suit schedule property are trying to interfere with the possession of plaintiffs over the same by creating and concocting documents. The efforts made by the plaintiffs to advise the defendants by filing complaint before the police went in vain. Hence, this suit.

3. In spite of service of suit summons, the defendants 1 to 3, 6 and 7 failed to appear before this court and are placed ex-parte. The order sheet dated 26/11/2024 discloses that the defendants 4 and 5 appeared before this court in person and sought time to engage an advocate. But, subsequently they failed to appear before this court either in person or through an advocate. Hence, the suit proceeded ex-parte against them.

4. For determination of this suit, following points are formulated.

1. Whether the plaintiffs are entitled to the reliefs of declaration and permanent injunction as sought in the plaint ?

2. What order or decree ?



5. In order to prove their case, the plaintiff-4 examined himself before this court as PW1 and got marked 16 documents as Ex.P1 to Ex.P16 and closed his side.

6. I have heard the oral arguments of the learned counsel for the plaintiffs, gone through the case record and the documents. My findings on the above points are as follows;

Point No.1: In The Affirmative.

Point No.2: As per final order for the following;

: R E A S O N S :

7. Point No.1: The plaintiffs filed this suit against the defendants, seeking for the reliefs of declaration of title; for permanent injunction; and for other allied reliefs. The property mentioned in the plaint schedule is extracted as below;



: SCHEDULE :

All the piece and parcel of land bearing Sy.No.16 measuring 2-00 Acres out of 470 Acre 05 guntas, situated at Kannanayakana Agrahar Village, Jigani Hobli, Anekal Taluk, Bangalore Urban District bounded on ;

<i>East</i>	<i>:</i>	<i>Property of Sri Giddappa</i>
<i>West</i>	<i>:</i>	<i>Govt. Road,</i>
<i>North</i>	<i>:</i>	<i>Private Property,</i>
<i>South</i>	<i>:</i>	<i>Property of Smt Kenchamma.</i>

8. In order to prove his case, the plaintiff-4 examined himself before this court on oath as PW1, by filing his evidence affidavit, in lieu of his examination in chief, by reiterating the averments of the plaint and got marked documents Ex.P1-Certified copy of Sale/Release Deed, dated 1/10/1965, Ex.P2-Death Certificate, Ex.P3-Affidavit of Genealogical Tree, Ex.P4-Certified copy of order in R.A.(A).No.410/2021, dated 27/08/2021, passed by the learned Assistant Commissioner, Bengaluru South Division, Ex.P5-Mutation Register Extract, Ex.P6-RTC Extracts, Ex.P7-Certified copy of Certificate of Sale, Ex.P8-Certified copy of Registered Sale Deed, dated 29/10/1992, Ex.P9 to Ex.P11-Certified copy of Registered



Sale Deeds dated 11/08/2022, Ex.P12-Copy of Police Complaint, Ex.P13-Copy of Letter of Deputy Commissioner, dated 3/09/2024, Ex.P14-Copy of Letter of Human Rights Commission, Ex.P15-Copy of Letter of Revenue Officials and Ex.P16-Copy of Letter of Thasildhar and closed his side. The evidence of PW1 remained unchallenged and unrebutted due to the absence of defendants during trial.

9. According to plaintiffs, they are respectively the widow and children of one late Venkatappa, who acquired the suit schedule property under Ex.P1-Registered Sale/Release Deed, dated 1/10/1965. The plaintiffs also produced Ex.P7-Sale Certificate, to prove the right of vendor of said Venkatappa, over the suit schedule property. Ex.P6-RTC Extract, is standing in the names of the plaintiffs 1, 3 and 4. Further, according to plaintiffs they are in possession of suit schedule property and are paying taxes to the authorities concerned. Thus on considering the oral and documentary evidence on record, it appears that the plaintiffs are the owners in possession and enjoyment of suit schedule property and the



defendants are trying to interfere with plaintiffs' possession over the same. As the defendants remained absent during trial, the oral and documentary evidence placed on record by the plaintiffs, in this regard, stands un rebutted and there are no reasons to disbelieve the same. **Hence, I answer this point in the AFFIRMATIVE.**

10. Point No.2: In view of the above discussions on point No.1, I proceed to pass the following;

: O R D E R :

The plaintiffs' suit is hereby decreed.

The plaintiffs are declared as the owners in possession and enjoyment of the suit schedule property.

By way of permanent injunction, the defendants, their agents, servants or any persons claiming through him, are restrained from interfering with the plaintiffs' peaceful possession and



*enjoyment of the suit schedule property,
in any manner.*

No order as to costs.

Draw decree accordingly.

*(Computerized, corrected, revised and then signed by me in the open court on this the
3rd day of July, 2026.)*

(T.SRIKANTH)
*Prl. Senior Civil Judge,
Anekal.*

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: A N N E X U R E :

Number of Witnesses examined on behalf of Plaintiffs:

PW1	Sri Manjunath.	21/02/2026
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List of Documents marked on behalf of the Plaintiffs:

Ex.P1	Certified copy of Sale/Release Deed, dated 1/10/1965.
Ex.P2	Death Certificate.
Ex.P3	Affidavit of Genealogical Tree.
Ex.P4	Certified copy of order in R.A.(A).No. 410/2021, dated 27/08/2021, passed by the learned Assistant Commissioner, Bengaluru South Division.
Ex.P5	Mutation Register Extract.
Ex.P6	RTC Extract.
Ex.P7	Certified copy of Certificate of Sale.
Ex.P8	Certified copy of Registered Sale Deed, dated 29/10/1992.
Ex.P9 to 11	Certified copy of Registered Sale Deeds dated 11/08/2022.
Ex.P12	Copy of Police Complaint,
Ex.P13	Copy of Letter of Deputy Commissioner, dated 3/09/2024.
Ex.P14	Copy of Letter of Human Rights Commission.
Ex.P15	Copy of Letter of Revenue Officials.
Ex.P16	Copy of Letter of Thasildhar.

(T.SRIKANTH)
Prl. Senior Civil Judge,
Anekal.



(Judgment pronounced in open court, vide
separate order)

ORDER

*The plaintiffs' suit is hereby
decreed.*

*The plaintiffs are declared
as the owners in possession and
enjoyment of the suit schedule
property.*

*By way of permanent
injunction, the defendants, their
agents, servants or any persons
claiming through him, are
restrained from interfering with
the plaintiffs' peaceful possession
and enjoyment of the suit schedule
property, in any manner.*

No order as to costs.

Draw decree accordingly.

(Computerized, corrected, revised and signed by me and
then pronounced in the open court on this the 3rd day of
July, 2026.)

(T.SRIKANTH)
*Prl. Senior Civil Judge,
Anekal.*

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