

Decree in Original Suit.
Suit for Specific Performance
of Contract.

Suit Filed on : 19-01-2021
Disposed on : 25-06-2026

IN THE COURT OF THE PRL. CIVIL JUDGE & J.M.F.C., AT HONNALI.

O.S.No. 17/2021

Present : Sri Manjunath Banakar,
B.A., LL.B.(Spl.),
Prl.Civil Judge and J.M.F.C.,
Honnali.

Dated this the 25th day of June 2026

Plaintiff : Ramesha Menasinakai S/o late Dodda
Kenchappa, Aged about 49 years, R/o
Hirekalmatha village, Honnali Taluk,
Davanagere District.

-V/s -

Defendant : 1. Ashoka S/o Siddappa, Aged about 45
years,
2. Smt. Huchamma W/o Siddappa, Aged
about 65 years,
3. Sureshappa E. S/o Rudrappa, Aged
about 52 years,

All are R/o Yaraganalu village, Nyamathi
Taluk, Davanagere District.

CLAIM:-

The plaintiff most respectfully prayed that this Hon'ble Court may be pleased to pass judgment and decree in his favour and against the defendants for the following reliefs :-

1. For specific performance of contract, directing the defendants to execute registered sale deed in favour of plaintiff in furtherance of Registered agreement to sell in S.R. No.749/2015-16 dated:22-05-2015 and deliver possession of the suit schedule property in favour of plaintiff at the cost of plaintiff. Failing which, the Hon'ble court shall execute registered sale deed in favour of the plaintiff on behalf of defendant and

deliver possession of suit property in favour of plaintiff in accordance with law.

2. For any reason if the Hon'ble Court deems fit that it is not possible to pass decree for specific performance of contract then alternately pass money decree for recovery of Rs.4,00,000/- together interest at the rate of 18% P.A. from the date of agreement to up to date of realization of amount.
3. For court costs and such other reliefs as this Hon'ble Court deems fit to grant under the circumstances of the case, in the interest of justice.

This suit is coming on this day for final disposal before me, in the presence of Sri S.N. Prakasha, Advocate for plaintiff, Sri Megharaja C., Advocate for defendant No.2 & 3, and defendant No.1 is placed exparte.

By judgment, the suit of the plaintiff is hereby partly decreed with costs.

Further, it is ordered that the defendants are hereby directed to refund an amount of Rs. 3,50,000/- to the plaintiff along with interest at the rate of 9% per annum from the date of suit till the date of realization.

Further, it is ordered that the defendant do pay to the plaintiff a sum of Rs.34,758/- being the costs incurred in this suit.

Given under my hand and the seal of the Court, dated this the 25th day of June 2026.

**Prl. Civil Judge and J.M.F.C.,
Honnali.**

Decree Signed on: 06-07-2026.

**Prl. Civil Judge and J.M.F.C.
Honnali.**

MEMORANDUM OF COSTS

Particulars	For plaintiff	For defendants
Court Fee on Complaint	26,875-00	--
Court Fee on Vakalath	--	--
Court Fee on Process	08-00	--
Advocate Fee	7,875-00 (F.C. filed)	-- F.C. not filed)
Total	34,758-00	--

**Prl. Civil Judge and J.M.F.C.,
Honnali.**

SCHEDULE

1. Agricultural land in Sy.No.1/11, measuring 1 Acre 24 gunta (including karab of 0.01 guntas), situated at Yaraganalu village in Belagutti village in Nyamathi, Davanagere District, bounded by :

East : Land of Channabasappa,
West : Land of Parvathamma,
North : Road,
South : Land of Eshwarappa.

2. Agricultural land in Sy.No.44/1P2, measuring 1 Acre 06 guntas, situated at Yaraganalu village in Belagutti village in Nyamathi, Davanagere District, bounded by :

East : Land of Mahadevappa,
West : Land of Eshwarappa,
North : Halla (water stream),
South : Land of Eshwarappa.

**Prl. Civil Judge and J.M.F.C.,
Honnali.**

VALUATION SLIP

1) Plaintiff has filed the above suit against the defendants, for specific performance of contract and for other consequential relief for possession in respect of suit schedule property. And hence for the purpose of court fee and jurisdiction has computed under section 40 of Karnataka Court Fee and Suits valuation Act, accordingly the sale consideration of subject of suit contract is of Rs.4,00,000/- and court fee of Rs.26,875/- is paid on the plaint.

**Prl. Civil Judge and J.M.F.C.,
Honnali.**