

SPECIFIC PERFORMANCE OF CONTRACT DECREE

**IN THE COURT OF THE SENIOR CIVIL JUDGE & J.M.F.C.,
AT: K.R.NAGAR**

O. S. No. 04/2019

PLAINTIFF: Sri.Chaya.S.N
W/o, Sannaswamy Naiaka,
Aged about years,
R/at Channangere Grama
Chunchanakatte Hobli,
K.R.Nagar , Mysuru District.

V/s

DEFENDANTS: 1.Smt.H.S.Saraswathi
Aged about 42 years,
W/o M.T.Venkatesh,

2.Sri M.T.Venkatesh,
Aged about 48 years,
S/o Late Thimmaiah,

3.Sri M.T.Jeevitha,
Aged about 19 years,
D/o M.T.Venkatesh

D1 to 3 are R/at Group 4,
HIG-46, KHB Colony,
Hootagalli, Mysuru.

This suit filed on 30/01/2019 for Specific Performance of contract.

Suit Claim : a) For specific performance of registered agreement of sale deed dated 5/8/2016 and to pass Judgment and decree directing the defendants to execute the registered sale deed in favour of the plaintiff in respect of the suit schedule property by receiving the remaining balance of sale consideration within the time fixed by the Honb'le court on a duly stamped paper supplied by the plaintiff in the manner and form required under law.

b) In case the defendant fails to execute the above said sale deed as directed above, this Hon'ble court may itself execute the sale deed for and on behalf of the defendant in respect of this suit, The Schedule Property by appointing any court commissioner /officer at the cost of the plaintiff

c) To put the plaintiff in possession of the plaint Schedule Property

d) To award cost of the suit

e) And to grant cost of the suit and such other relief as the Hon'ble court deems fit to grant in the circumstances of the case in the interest of justice and equity.

This suit coming on this the 23rd day of April 2021 for final disposal before Sri.K.M.Basavarajappa, B.Com. LL.B., Senior Civil Judge & JMFC., K.R.Nagar, in the presence of Sri. P.L.K., Advocate for the Plaintiff, Sri. N.R.K., Advocate for the defendants.

By pronouncing judgment, it is ordered and decreed that the suit of plaintiff is hereby decreed with costs.

The defendants is hereby directed to execute the registered sale deed in favor of the plaintiff with respect of the suit Schedule property by receiving the balance consideration of Rs.4,60,000/- at the cost of plaintiff, within three months from the date of decree, failing which, the plaintiff is at liberty to get the registered sale deed through the agency of the court.

It is further ordered and decreed that the defendant is directed to pay Rs. **81,720** /- to the plaintiff the cost of the suit.

Given under my hand and the seal of the Court this the 23rd day of April 2021.

Senior Civil Judge & JMFC,
K.R.Nagar.

MEMORANDUM OF COST INCURRED IN THIS SUIT

Particulars	Plaintiffs	Defendants
	Rs.	Rs.
Court fee on the plaint	72,125-00	-
Stamp for Power	-	-
Pleader's fee	9525-00	(FC not filed)
Service of process	70-00	-
TOTAL	81,720-00	-

Senior Civil Judge & JMFC,
K.R.Nagar.

**As per order dated 11-08-2021 the Suit Schedule Property added in the
decree**

SCHEDULE PROPERTY

All that piece and parcel of the property Bg.No.146, Khatha No.5022/146, Situated in Kalenahalli Hosabadavane, K.R.Nagar Town, Mysuru District, in the jurisdiction of 17th ward of Purasabha, land measuring East to west 40 feet and north to south 30 feet residential house property constructed on the said vacant land measuring 35 feet x 27 feet with red oxide flooring, RCC roof, Wooden Doors and windows, bounded on the :

East : House Bg.No.147
West : House Bg.No.145
North : House Bg.No.132
South : Road

Senior Civil Judge & JMFC,
K.R.Nagar.