

**IN THE COURT OF PRL. SENIOR CIVIL JUDGE & J.M.F.C.,
AT BHADRAVATHI**

Dated this the 8th day of January 2026

Present: Sri. Raghavendra. D., B.Com., LL.B.,
Prl. Senior Civil Judge & J.M.F.C.,
Bhadravathi.

O.S.No.369/2023

Plaintiff : Sri.M.J.Subramani

-Vs-

Defendants : Sri.Shivamurthy and others

I S S U E S

- 1] Whether plaintiff proves that defendants agreed to sell the suit schedule property for ₹.15,00,000/- and by receiving earnest amount of ₹.14,00,000/- executed registered agreement of sale dated 30.07.2021?
- 2] Whether defendants prove that they have executed an agreement of sale dated 30.07.2021 in favour of plaintiff for security having receipt of loan of ₹.3,00,000/-?
- 3] Whether plaintiff proves that he is always ready and willing to performance his part of contract?
- 4] Whether plaintiff proves that he is entitled for alternative relief of refund of earnest money along with the interest as claimed?
- 5] Whether the plaintiff is entitled for specific performance of contract?
- 6] What Order or Decree?

**(Raghavendra. D.)
Prl. Sr. Civil Judge & JMFC.,
Bhadravathi.**