



MHRG170000192026 		Presented on : 02/01/2026 Registered on: 02/01/2026 Decided on : 24/03/2026 Duration : yy/mm/days 00/02/22
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IN THE COURT OF DISTRICT JUDGE-4, PANVEL, DIST.-RAIGAD
AT PANVEL.

(Presided over by S.R. Chavan)

Civil M.A. No. 4/2026

Exh. No. 23/A

Smt. Shwetha Ravindra Shetty)
w/o Late Ravindra Mahabala Shetty)
Age : 39 years, Occupation : Service,)
R/at : 701, Shree Ganesh Darshan)
Building, Jaideep Nagar, Opp. Nahur)
East Railway Station, Bhandup East,)
Mumbai, Maharashtra 400 042.) ... Applicant.

Versus

None.) ... Respondent.

Appearance : Adv. Rupali Gaikwad for the applicant.

**Application U/sec. 8 of the Hindu
Minority and Guardianship Act, 1956.**

- : J U D G M E N T :-

(Delivered on 24/03/2026)

01. This is an application filed under Section 8 of the Hindu Minority and Guardianship Act, 1956 for appointment of guardian of minor Deetya Ravindra Shetty and minor Shrihaan Ravindra Shetty and for granting permission to sell the immovable property.

02. In short the applicant's contention is as under :

Applicant is mother of minor Deetya Ravindra Shetty and minor Shrihaan Ravindra Shetty. Deceased Ravindra Mahabala Shetty was the husband of the applicant. He died on 11/07/2018. Deceased and applicant jointly purchased Swaraj Kingston, Flat No. 701, 7th floor, C wing, Plot No. 47, Sector 18, Ulwe, Taluka Panvel, District- Raigad 410 206, area 367 sq.ft. Carpet area. (Hereinafter referred to as the "**Said Flat**").

03. After demise of Ravindra Mahabala Shetty, the applicant and minors being legal-heirs have inherited right in the said flat. Due to death of applicant's husband, she is in financial crisis. Applicant being mother of minor Deetya Ravindra Shetty and Shrihaan Ravindra Shetty is taking care of them. The entire responsibility of the minors is on the shoulders of the applicant. Hence for education, maintenance of the minors and to meet the economic needs the permission to sell the "said flat" is necessary.

04. The notice of present application has been published in "Dainik Ram Prahar" on 15/01/2026 vide Exh.18. However, nobody has come forward and raised objection to this application.

05. Perused the application, evidence affidavit and documents. Heard Ld. Adv. for the applicant. Following points

arise for my determination and my findings on each of them with reason thereon are as under:-

SR.No.	POINTS	FINDINGS
1.	Whether applicant proves that she is natural guardian of minor Deetya Ravindra Shetty and minor Shrihaan Ravindra Shetty ?Yes.
2.	Whether applicant proves that sale of minors' share in the "said flat" is necessary for benefit of minors?Yes.
3.	What Order?	Application is allowed.

REASONS

POINT NOS. 1 AND 2

06. I consider point Nos.1 to 2 together as they are interlinked with each other.

07. The applicant in support of the application has examined herself on affidavit vide Exh. 8 and filed on record various documents namely death certificate of Late Ravindra Mahabala Shetty at Exh.19, copy of birth certificate of minor Deetya Ravindra Shetty at Exh. 20, copy of birth certificate of minor Shrihaan Ravindra Shetty at Exh.21 and verified copy of possession letter of said flat at Exh.22.

08. On perusal of documents placed on record it appears that, the husband of the applicant Ravindra Mahabala Shetty

and applicant had jointly purchased the said flat. However, Ravindra Mahabala Shetty died on 11/07/2018 leaving behind his wife- applicant and minor Deetya Ravindra Shetty and minor Shrihaan Ravindra Shetty.

09. It appears from the pleading in the application and examination-in-chief of applicant and birth certificates produced on record that birth date of the minor Deetya is 14/11/2013 and minor Shrihaan is 30/04/2016. Now, minor Deetya is 12 years old and minor Shrihaan is 9 years old. Hence, still they are minors. The applicant being mother of minors, is the natural guardian after death of father as per Section 6 of the Hindu Minority Guardianship Act. As the husband of the applicant is died the entire responsibility of the minors is on the shoulders of the applicant. Both the minors are taking education. Hence for education, maintenance of the minors and to meet the economic needs the permission to sell the “said flat” is necessary.

10. Thus, considering evidence on record, I am satisfied that it is for the welfare, better prospectus and benefit of the minors permission to sell the “said flat” is necessary. Therefore, I answer point No.1 and 2 in the affirmative. Hence, I proceed to pass the following order.

ORDER

1	Application is allowed.
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2	The applicant is hereby appointed as the guardian of minor Deetya Ravindra Shetty and minor Shrihaan Ravindra Shetty till they attain majority.
3	The applicant is hereby authorized to sell and execute necessary deeds and documents in respect of share of minor Deetya Ravindra Shetty and minor Shrihaan Ravindra Shetty in Swaraj Kingston, Flat No. 701, 7 th floor, C wing, Plot No. 47, Sector 18, Ulwe, Taluka Panvel, District-Raigad 410 206.
4	The applicant is directed to deposit minors' share amount from the sale proceeds of the "Said flat" in Nationalized Bank in the name of minors till they attain majority.
5	The applicant shall give details of accounts of the sale of Said flat and submit compliance affidavit within one month from the date of execution of sale deed of the Said flat.

Panvel,
Date :- 24/03/2026

(S.R. Chavan)
District Judge-4,
Panvel-Raigad.