

**IN THE COURT OF THE I ADDITIONAL DISTRICT JUDGE
RANIPET, RANIPET DISTRICT.**

Present: Thiru.A.BALAKRISHNAN, B.B.A., L.L.B.,
I Additional District Judge,
Ranipet.

Monday, this the 06th day of April 2026

I.A.No.10/2026

in

O.S.No.9/2022

....

M.Balaji

.... Petitioner/Plaintiff

-Vs-

1. M.Elumalai,

2. M.Babu

.....Respondents/Defendants

This petition is coming before me for final hearing on 02.04.2026 in the presence of Mr.R.Pandurangan, Advocate for Petitioner/Plaintiff and Mr.A.Kutbudeen, Advocate for the 1st Respondent/1st defendant and Mrs.K.Sujatha, Advocate for the 2nd respondent/2nd defendant and upon hearing the argument of both side and on perusal of all connected material records and having stood over for consideration till this date, this court passed the following;

ORDER

The petitioner/Plaintiff has filed the application Under Order 23; Rule 3 of CPC, seeking an order to record the joint compromise memo and to pass necessary orders.

1) The petitioner/plaintiff has filed the above suit in OS.No.9/2022 as against the respondents/defendants seeking the relief of Specific Performance of contract or for alternative relief for refund of advance sale amount of Rs.9,70,000/- and also for the

reliefs of declaration to declare the sale agreement dated 28.01.2019 and the decree passed in OS.No.19/2022 dated 29.07.2022 are null void.

2) The petitioner/plaintiff has filed the present application along with his affidavit stating that the subject matter of the suit was amicably settled between him and defendants out of the court and they have entered into a joint compromise memo with terms and conditions for disposal of the suit. The joint compromise memo signed by the plaintiff and defendants and also signed by their counsels his produced along with the application.

3) The counsels for the defendants 1 and 2 have made an endorsements in the application as no objection. In the presence of counsels for both parties, the statements of both parties were recorded and all have said no objection to pass a decree in terms of joint compromise memo. On careful examination of pleadings and the terms of compromise arrived by the parties, it is clear that the compromise made by them is only in respect of the reliefs prayed in the suit and not out of the scope of the suit. Considering the above circumstances, this court is satisfied that the joint compromise memo filed by both parties can be recorded and a decree in terms of joint compromise memo can be passed.

In the result, the application is allowed.

Dictated by me to typist and directly typed by her in the computer, corrected and pronounced by me in the open court, on this the 06th day of April 2026.

I Additional District Judge,
Ranipet.