

IN THE HIGH COURT OF ANDHRA PRADESH AT AMARAVATI
FRIDAY, THE FIRST DAY OF MAY
TWO THOUSAND AND TWENTY SIX ✓



: PRESENT:

THE HONOURABLE SRI JUSTICE CHEEKATI MANAVENDRANATH ROY ✓
AND

THE HONOURABLE SRI JUSTICE TUHIN KUMAR GEDELA ✓

IA No. 1 OF 2026

IN

WA NO: 538 OF 2026 ✓

(Writ Appeal under Clause 15 of the Letters Patent is filed against the order made in WP.No.23905 of 2024 dated 24.02.2026, on the file of the High Court).

Between:

Kata Venkata Reddy, S/o. Late Pera Reddy, Aged about 77 years, Occ: Retired Professor, R/o.No.5 Godavari Block, New IAS Officers Quarters, Kundanbagh, Begumpet, Hyderabad-500016.

Appellant/Respondent ✓

AND

1. Madireddy Nagamma, W/o. Late Bala Nagi Reddy, Aged about 49 years, Occ:Housewife, R/o. D.No.31-30-25/2, Narayana Street, Daba Gardens, Visakhapatnam-530004.

Respondent/Writ Petitioner ✓

2. The State of Andhra Pradesh, Represented by its Principal Secretary Stamps and Registration Department, Secretariat, Velagapudi, Amaravati, Guntur District.
3. The Commissioner and Inspector General, Registration and Stamps Department, Government of Andhra Pradesh, Secretariat, Velagapudi, Amaravati, Guntur District.
4. The Sub-Registrar, Mogalthuru, West Godavari-534281. ✓

5. The Joint Sub-Registrar, Main Road, Super Bazar Complex
Visakhapatnam-530001.

...Respondents/Respondents ✓

Counsel for the Petitioner: Sri M R K Chakravarthy

Counsel for the Respondent No.1: Sri P Sri Raghuram

Counsel for the Respondent Nos. 2 to 5: GP for Stamps & Registration ✓

Petition under Section 151 CPC praying that in the circumstances stated in the affidavit filed in support of the petition, the High Court may be pleased to suspend the Order dated 24.02.2026 in WP No.23905 of 2024 passed by the learned Single Judge, Pending disposal of WA No.538 of 2026, on the file of the High Court.

The court while directing issue of notice to the Respondents herein to show cause as to why this application should not be complied with, made the following order.(The receipt of this order will be deemed to be the receipt of notice in the case). The Court made the following

ORDER

There shall be interim suspension of the order dated 24.02.2026 of the learned Single Judge passed in writ petition No.23905 of 2024, till the next date of hearing.

It is left open to both the parties to raise their contentions relating to the validity of the unilateral cancellation of the documents, in view of the Rule 26(i)(k)(i) of the Andhra Pradesh Registration Rules and also in view of the Judgment of the Division Bench in writ petition Nos.20683 of 2012 and 2192 of 2013 dated 07.04.2016, in the main writ appeal.

However, both the parties are directed that they shall not create any third party interest by way of any alienation in respect of the subject property.

SD/- N.SRINIVASA RAO
ASSISTANT REGISTRAR

//TRUE COPY//

SECTION OFFICER

For

To,

1. Madireddy Nagamma, W/o. Late Bala Nagi Reddy, Aged about 49 years, Occ: Housewife, R/o. D.No.31-30-25/2, Narayana Street, Daba Gardens, Visakhapatnam-530004.
2. The Principal Secretary, State of Andhra Pradesh, Stamps & Registration Department, Secretariat, Velagapudi, Amaravati, Guntur District.
3. The Commissioner and Inspector General, Registration & Stamps Department, Government of Andhra Pradesh, Secretariat, Velagapudi, Amaravati, Guntur District.
4. The Sub-Registrar, Mogalthuru, West Godavari-534281.
5. The Joint Sub-Registrar, Main Road, Super Bazar Complex Visakhapatnam-530001. (1 to 5 By RPAD)
6. One CC to Sri M R K Chakravarthy, Advocate [OPUC]
7. One CC to Sri Vivekananda Virupaksha, Advocate [OPUC]
8. One spare copy

HIGH COURT

CMR, J

&

GTK, J

DATED: 01/05/2026

LIST THE MATTER ON 18.06.2026

ORDER

IA No. 1 OF 2026

IN

WA NO: 538 OF 2026



INTERIM SUSPENSION