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* **IN THE HIGH COURT OF DELHI AT NEW DELHI**

+ **CS(OS) 76/2021**

SMT. SUNITA

.....Plaintiff

Through: Mr. Rakesh Sherawat, Adv.
versus

RAVINDER & ORS.

.....Defendant

Through: Ms. Aliza Alam, Adv.

CORAM:
HON'BLE MR. JUSTICE VIKAS MAHAJAN

ORDER
21.05.2026

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1. Ms. Aliza Alam, learned counsel appearing on behalf of learned Local Commissioner who was appointed by this Court *vide* order dated 20.03.2025 to undertake the task of auctioning the suit property, is present in Court.
2. She submits that she was not provided with the title documents of the suit property on account of which she could not ascertain the value of the property.
3. Mr. Rakesh Sherawat, learned counsel appearing on behalf of plaintiff submits that for the purpose of ascertaining value of the suit property, it would be appropriate if a Government approved Valuer is appointed by this Court, who may visit the premises and give his valuation report.
4. He submits that all the relevant title documents will be furnished by the plaintiff to the said Valuer.
5. He submits that defendant nos.1-3 have filed their written statement



affirming the stand taken by the plaintiff in the plaint. The other defendants viz. defendant nos. 4-7 are stated to be *ex parte vide* order dated 15.12.2021.

6. In view of the above, Mr. Rajnish Sajdeh, (Mob: 8527988211), a Government Approved Valuer [Regd No. IBBI/RV/02/2019/12616] is appointed as a Valuer to ascertain the valuation of the suit property. The fees of the Valuer is fixed at Rs.25,000/- which shall be borne by the plaintiff.

7. Let plaintiff furnish title documents of the property to the said valuer within a period of two weeks. The title documents shall also be furnished to the learned Local Commissioner Ms. Aliza Alam, (Mob: 8527074562).

8. The valuer shall furnish the valuation report to the learned Local Commissioner, as well as, file the same in this Court.

9. As and when the valuation report becomes available to the aforesaid Local Commissioner, she may proceed to execute the commission in terms of order dated 03.04.2024.

10. List for considering the report of the Local Commissioner, on 24.08.2026.

VIKAS MAHAJAN, J

MAY 21, 2026
N.S. ASWAL