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\* **IN THE HIGH COURT OF DELHI AT NEW DELHI**  
+ **CS(OS) 1239/2015 and I.A. 15101/2018, 8861/2019, 8862/2019,**  
**1703/2020, 857/2021, 18919/2023, 20692/2023, 21227/2023,**  
**24162/2023, 706/2024**  
**DINESH MADAN** ..... Plaintiff

Through: Mr. Shailendra Paul and Mr.  
Pranshu Paul, Advocates (M:  
9810015370).

versus

**ANIL MADAN & ANR** ..... Defendants  
Through: Mr. Deepak Vohra, Mr. Nishant  
Gupta and Mr. Shivanshu Singh,  
Advocates for D-1 (M:  
9999966244).  
Adv. Ashish Mohan and Mr.  
Digvijay Singh, Advocates for D-2  
(M: 9910946968).  
Mr. Ankit Jain, Mr. Aditya  
Chauhan, Ms. Apurva Tyagi and  
Ms. Divyanshu Rathi, Advs. for D-3  
(M: 8396996188).  
Ms. Asha Jain & Mr. Mukesh Jain,  
Advs. for intervenor.  
Mr. Vipin Kumar Jain (applicant in  
IAs No.20692/2023 & 21227/2023).  
Mr. Kamalaksi Singh, Adv  
(DHCLSC) (M: 9873408273).

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WITH

+ **CS(OS) 626/2016 and I.A. 16022/2016, 7261/2018, 8144/2019,**  
**17557/2019, 7990/2021, 7309/2022, 7310/2022, 19475/2022,**  
**19855/2023, 705/2024, O.A. 89/2018**  
**ANIL MADAN** ..... Plaintiff

Through: Mr. Deepak Vohra, Mr. Nishant  
Gupta and Mr. Shivanshu Singh,  
Advocates (M: 9999966244).

versus

**DINESH MADAN & ORS** ..... Defendants



Through: Mr. Shailendra Paul and Mr. Pranshu Paul, Advocates for D-1 (M: 9810015370).  
Mr. Ashish Mohan and Mr. Digvijay Singh, Advocates for D-3 (M: 9910946968).  
Mr. U. D. Bhargava, Advocate for D-9 (M: 9810804048).  
Mr. Ankit Jain, Mr. Aditya Chauhan, Ms. Apurva Tyagi and Ms. Divyanshu Rathi, Advs. for D-11 (M: 8396996188).  
Ms. Asha Jain & Mr. Mukesh Jain, Advs. for intervenor.  
Mr. Vipin Kumar Jain (applicant in IAs No.20692/2023 & 21227/2023).

**CORAM:**  
**JUSTICE PRATHIBA M. SINGH**

**ORDER**

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**28.05.2024**

1. This hearing has been done through hybrid mode.
2. Despite the preliminary decree being passed in 2019, division by metes and bound have not been agreed upon by the parties. In view thereof, each of the parties, as per the preliminary decree dated 1<sup>st</sup> April, 2019, is declared as one fifth owner of the property. The final decree would be liable to be passed in this matter for sale of all the properties.
3. Let the legal heirs of Defendant No. 1 be brought on record.
4. Issue notice.
5. **I.As. 20692/2023, 21227/2023 and 19855/2023** to be heard on the next date of hearing.
6. On the next date, the valuations filed by the Government approved



valuer and the valuations produced by the parties shall also be considered.

7. List before the Joint Registrar on 15th July, 2024 to bring on record all the legal heirs.

8. List before the Court for hearing on 13th August, 2024.

**PRATHIBA M. SINGH, J.**

**MAY 28, 2024**

*mr/bh*