

**IN THE HIGH COURT FOR THE STATE OF TELANGANA
AT HYDERABAD
(Special Original Jurisdiction)**

**TUESDAY, THE THIRTY FIRST DAY OF MARCH
TWO THOUSAND AND TWENTY SIX**

PRESENT

THE HONOURABLE SRI JUSTICE PULLA KARTHIK

WRIT PETITION NO.12248 OF 2025

Between:

1. Sri Polavarapu Sridhar, S/o. Late P.Murali Krishna, Age. 58 years, Occ. Advocate, R/o. H.No.11-13-43, Road No.1, Alkapuri Colony, Saroornagar, Hyderabad-500035.
2. Sri. Kandala Venkat Reddy, S/o. Kandala Laxma Reddy, aged about 42 years, Occ. Business, R/o. H.No. 8-108, Upperguda, Koheda Village and Post, Abdullahpurmet Rev. Mandal, Ranga Reddy District-501511
3. Sri. Mannepalli Shankar Rao, S/o. M.Nageshwar Rao, aged about 40 years, Occ. Business, R/o. Plot No. 251 86260, Flat No. Si, Lakshmi Nilayam, Pragathi Nagar, Beside SBI Bank, Kukatpally, Hyderabad-500072.

.....PETITIONERS

AND

1. The State of Telangana, Rep by its Principal Secretary Stamps and Registration Department, Secretariat Building, Hyderabad.
2. The Commissioner and Inspector General, Stamps and Registration Department, Hyderabad, Telangana.
3. The District Registrar, Ranga Reddy District.
4. The Sub-Registrar, Abdullahpurmet Revenue Mandal, Ranga Reddy District.
5. The Deputy Collector and Tahsildar, Hayatnagar Ranga Reddy District.

.....RESPONDENTS

Petition Under Article 226 of the Constitution of India praying that in the circumstances stated in the affidavit filed therewith, the High Court may be pleased to issue an order, writ or direction more particularly one in the nature of writ of mandamus, declaring the action of the 4th respondent in refusing to register bearing pending document no 99/24 dt.14.10.2024 vide refusal order 38/2024 dt.21.11.2024

by including the petitioners property situated at Plot No.21 and 22, plots admeasuring 400 Sq. Yards, or 334.44 Sq.Mtrs, in Survey No. 242/26, Situated at Abdullahpur Village, formerly under Hayathnagar Revenue Mandal, now under Abdullahpurmet Revenue Mandal, Ranga Reddy District in the list of prohibitory properties under 22-A of the act on the basis of a communication issued by the 5th respondent is illegal, arbitrary, in contravention of Section 22-A of the Registration Act, 1908 and in violation of Article 19 and 21 of the Constitution of India, in violation of the law declared by Full Bench of this Hon'ble High Court of Andhra Pradesh in Vinjamuri Rajagopala Chary Vs. The state of Andhra Pradesh (2016(1) ALT 550 (FB)) consequently direct the respondents 2 to 4 to remove the property situated at Plot No.21 and 22, plots admeasuring 400 Sq. Yards, or 334.44 Sq.Mtrs, in Survey No. 242/26, Situated at Abdullahpur Village, formerly under Hayathnagar Revenue Mandal, now under Abdullahpurmet Revenue Mandal, Ranga Reddy District from the list of prohibitory properties under 22-A of the Act.

I.A.NO:1 OF 2025

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 direct the 4th respondent to forthwith register and release the sale deed presented by the petitioner in respect of Plot No.21 and 22, plots admeasuring 400 Sq. Yards, or 334.44 Sq.Mtrs, in Survey No. 242/26, Situated at Abdullahpur Village, formerly under Hayathnagar Revenue Mandal, now under Abdullahpurmet Revenue Mandal, Ranga Reddy District without referring to the refusal order vide refusal order No.38 of 2024 dt. 21.11.2024 pending disposal of the above writ petition.

Counsel for the Petitioners : M/s PILLIX LAW FIRM

Counsel for the Respondents : AGP FOR REVENUE

The Court made the following ORDER

IN THE HIGH COURT FOR THE STATE OF TELANGANA

AT HYDERABAD

THE HON'BLE SRI JUSTICE PULLA KARTHIK

WRIT PETITION No.12248 OF 2025

31st March, 2026

Between:

Sri Polavarapu Sridhar and (2) others.

.... Petitioners

and

The State of Telangana,
Rep. by its Principal Secretary,
Stamps and Registration Department,
Secretariat Building, Hyderabad
and (4) others.

.... Respondents

ORDER:

With the consent of both the parties, the writ petition is taken up for disposal.

2. Aggrieved by the action of the 4th respondent in refusing to register bearing pending document No. 99/24 dated 14.10.2024 vide refusal order 38/2024 dated 21.11.2024 by including the petitioners property situated at Plot No. 21 and 22 plots admeasuring 400 Sq.

Yards or 334.44 Sq. Mtrs in Survey No.242/26 situated at Abdullahpur Village formerly under Hayathnagar Revenue Mandal now under Abdullahpurmet Revenue Mandal, Ranga Reddy District, in the list of prohibitory properties under 22-A of the act on the basis of a communication issued by the 5th respondent, the present writ petition is filed.

3. Today, when the matter is taken up, the learned Government Pleader, appearing for respondents has placed on record the Letter No.E1/4001/2024 dated 04.11.2025 and submits that the subject matter of the property is not included in the prohibitory list.

4. Having regard to the submissions made by learned counsel for the respective parties, the Writ Petition is allowed setting aside the impugned refusal order vide LR.No.38/2024 dated 21.11.2024 passed by respondent No.4, and the registering authority is directed to register and release the pending document No.99/2024, dated 14.10.2024 presented by the petitioners, in respect of the subject property subject to compliance of the provisions under the Indian Registration Act, 1908, and Indian Stamps Act, 1899. It is also open to the registering authority to refuse registration of the subject

document, on any other reasons, by specifically assigning such reasons and communicate the said decision to the petitioners.

Miscellaneous applications, if any, pending in this writ petition, shall stand closed. No costs.

//TRUE COPY//

SD/- A.V.S. PRASAD
DEPUTY REGISTRAR

SECTION OFFICER

To

1. The Principal Secretary, Stamps and Registration Department, Secretariat Building, State of Telangana at Hyderabad.
2. The Commissioner and Inspector General, Stamps and Registration Department, Hyderabad, Telangana.
3. The District Registrar, Ranga Reddy District.
4. The Sub-Registrar, Abdullahpurmet Revenue Mandal, Ranga Reddy District.
5. The Deputy Collector and Tahsildar, Hayatnagar Ranga Reddy District.
6. Two CCs to GP FOR REVENUE High Court for the State of Telangana at Hyderabad. [OUT]
7. One CC to M/s PILLIX LAW FIRM, Advocate [OPUC]
8. Two CD Copies

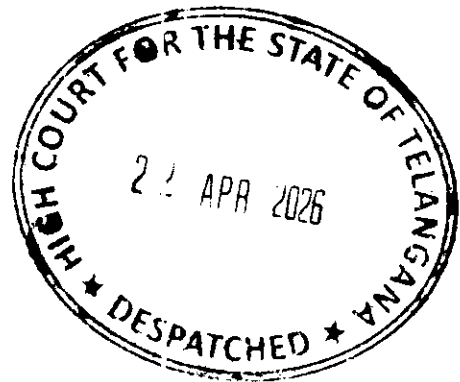
SA
GJP

HIGH COURT

DATED: 31/03/2026

ORDER

WP.NO.12248 OF 2025



**ALLOWING THE W.P
WITHOUT COSTS.**

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22/4/26