

(SHOW CAUSE NOTICE BEFORE ADMISSION)
HIGH COURT FOR THE STATE OF TELANGANA AT HYDERABAD
THURSDAY, THE THIRTIETH DAY OF JULY
TWO THOUSAND AND TWENTY SIX

:PRESENT:

THE HONOURABLE SRI JUSTICE PULLA KARTHIK
WP NO: 22788 OF 2026

Between

1. Sangepu Hari kishan, S/o. S.Veeraiah, Aged 70 Yrs, Occ. Business, R/o.Plot No.922/A, Suryavamshi Colony, Pedda Amberpet Village, Abdullapurmet Mandal, Ranga Reddy District-501505
2. Sujatha Indukuri, W/o. Indukuri Aditya Raju, Aged 37 Yrs, Occ. House wife, R/o.Flat No.2A, Rama Apartment, Plot No.84, Opp.Udipi Grand Hotel, Sri Nagar Colony, Khairathabad, Hyderabad.

Petitioners

AND

1. The State of Telangana, Rep by its Principal Secretary Stamps and Registration Department, Secretariat Buildings, Dr.B.R.Ambetkar Secretariat, Hyderabad.
2. The Commissioner and Inspector General, Of Registration and Stamps, M.J. Market, Hyderabad, Telangana State
3. The District Registrar, Stamps and Registration Department, Ranga Reddy District
4. The Sub-Registrar, Pedda Amberpet, Ranga Reddy District
5. The Greater Hyderabad Muncipal Corporation, , Rep by its Commissioner Hyderabad
6. The Pedda Amberpet Municipality/Muncipal Corporation, Rep by its Commissioner
7. The Deputy Commissioner GHMC, Hyderabad Circle No.11 Nagole Rep by its Deputy Commissioner,... GHMC S.Ravinder Reddy,S/o.S.Krishna Reddy, Age.61 years, Occ.Government Employee, R/o.H.No.2-44,Muthyalamma Gudem,Chityala Mandal,Nalgonda District-508114.

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 appropriate Writ, Order or Direction, more particularly one in the nature of Writ of Mandamus, to set aside the cancellation of registered sale deed vide Doc

No.739/2026,dated.02.02.2026 executed by the 7th respondent before the 4th respondent is illegal, arbitrary, without jurisdiction, contrary to the provisions of Registration Act-1908, and Violation of Article 14 of Constitution of India, and consequently direct the respondents No.1 to 3 and 5 to order enquiry against the respondents No.4 and 7 for departmental enquiry for violation of the statute and law and place report before this Honble court for appropriate action as per law;

I.A. NO: 1 OF 2026

Petition under Section 151 of C.P.C praying that in the circumstances stated in the affidavit filed in support of the writ petition, the High Court may be pleased to set aside the cancellation of registered sale deed vide Doc No.739/2026, dated.02.02.2026 executed by the 7th respondent before the 4th respondent is illegal, arbitrary, without jurisdiction, contrary to the provisions of Registration Act-1908, pending disposal of WP No 22788 of 2026, on the file of the High Court.

The petition coming on for hearing, upon perusing the petition and the grounds filed in support thereof and upon hearing the arguments of Sri. VEERA BABU GANDU Advocate for the Petitioners, GP FOR STAMPS AND REGISTRATION for respondent Nos. 1 to 4 and SRI SINGIREDDY RAVINDER REDDY, Standing Counsel for respondent Nos. 5 to 7, the Court made the following:

ORDER

Notice before admission.

Learned Government Pleader for Stamps and Registration takes notice on behalf of respondent Nos.1 to 4 and Sri Singireddy Ravinder Reddy, learned Standing Counsel for Municipalities, takes notice on behalf of respondent Nos.5 to 7, waive further notices and seek time to file their respective counter affidavits.

Registry is directed not to take out further notices to the respondents, in view of the above waiver.

Having regard to the submission made by learned counsel for the petitioners that the impugned Cancellation of Sale Deed No.3308/2025 was executed unilaterally and registered vide impugned Doc.No.739/2025 dated 02.02.2026, without putting the petitioners on notice, and in view of the law laid down by the Hon'ble Apex Court in *Asokan v. Lakshmikutty and others* [(2007) 13 SCC 210], the respondents are directed not to create any third-party interests over the property bearing Plot No.727/1 admeasuring 101 sq.yds., situated in Sy.No.727/1 of Pedda Amberpet Village, Abdullapurmet Revenue Mandal, Ranga Reddy District, pending further orders of this Court.

Post this matter on 23.09.2026, for counter affidavit.

Sd/- M.NAGAMANI
ASSISTANT REGISTRAR

//TRUE COPY//

SECTION OFFICER

To,

1. The Principal Secretary, State of Telangana, Stamps and Registration Department, Secretariat Buildings, Dr.B.R.Ambetkar Secretariat, Hyderabad.[by SPAD]
2. The Commissioner and Inspector General, Of Registration and Stamps, M.J. Market, Hyderabad, Telangana State[by SPAD]
3. The District Registrar, Stamps and Registration Department, Ranga Reddy District[by SPAD]
4. The Sub-Registrar, Pedda Amberpet, Ranga Reddy District[by SPAD]
5. The Commissioner, Greater Hyderabad Municipal Corporation, , Hyderabad[by SPAD]
6. The Commissioner, Pedda Amberpet Municipality/Municipal Corporation, [by SPAD]
7. The Deputy Commissioner, Deputy Commissioner GHMC, Hyderabad Circle No.11 Nagole, GHMC S.Ravinder Reddy, S/o.S.Krishna Reddy, Occ.Government Employee, R/o.H.No.2-44, Muthyalamma Gudem, Chityala Mandal, Nalgonda District-508114.[by SPAD]
8. One CC to Sri. VEERA BABU GANDU Advocate [OPUC]
9. Two CCs to GP FOR STAMPS AND REGISTRATION, High Court for the State of Telangana, at Hyderabad [OUT]
10. One spare copy

HIGH COURT

PK, J

DATED: 30-07-2026

POST ON 23.09.2026

NOTICE BEFORE ADMISSION

WP.No.22788 of 2026

DIRECTION

