

HIGH COURT FOR THE STATE OF TELANGANA AT HYDERABAD

WEDNESDAY, THE EIGHTEENTH DAY OF FEBRUARY

TWO THOUSAND AND TWENTY SIX

:PRESENT:

THE HONOURABLE SRI JUSTICE ANIL KUMAR JUKANTI

WRIT PETITION NO: 21624 OF 2025

Between:

M/s. Rajkamal Transport, Rep. by its Partner, Rohit Kumar Joshi S/o. D.H. Joshi, aged 66 years, Occ. Business, Shop No.2, 2nd Floor, Maitri Arcade, Ranigunj, Secunderabad.

...Petitioner

AND

1. The State of Telangana, Rep. by its Principal Secretary, Revenue (Registration and Stamps) Department, T.S Secretariat, Hyderabad.
2. The District Registrar, Hyderabad District, Bazarghat, Red Hills, Hyderabad.
3. The Sub Registrar, Kavadiguda, Secunderabad SRO, Hyderabad District.
4. Smt. Mohini Palnitkar, W/o Late R.C.Palnitkar Aged 75 years, Occ. Nil, R/o 5-2-1026/2, J.N Road, Risala Abdulla, Mozamjahi Market, Jambagh, Abids, Hyderabad-500001.
5. Mohan Palnitkar, S/o Late Ramesh Chandra Palnitkar, Aged 57 Years, Occupation. Business, D.No.5-2-1026/2, J.N Road, Risala Abdulla, Mozamjahi Market, Jambagh, Abids, Hyderabad-500001.
6. Vivek Palnitkar, S/o Late Ramesh Chandra Palnitkar, Aged 55 Years, Occupation. Business, D.No.5-2-1027, J.N Road, Risala Abdulla, Mozamjahi Market, Jambagh, Abids, Hyderabad-500001.
7. Rahul Palnitkar, S/o Late Ramesh Chandra Palnitkar Aged 49 Years, Occupation. Business, D.No.5-2-1027, J.N Road, Risala Abdulla, Mozamjahi Market, Jambagh, Abids, Hyderabad-500001.
8. Mrs. Pratibha Bajaj, W/o. Mr. Damodar Das Bajaj, Aged 49 years, House Wife, R/o. H.No.14-2-335/1/B/3, Gyanbagh Colony, Goshamahall, Hyderabad.
9. Sri V. RAVINDER, District Registrar (FAC), Hyderabad District, Bazarghat, Red Hills, Hyderabad.

...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 a Writ, Order or direction, more particularly one in the nature of Writ of Mandamus, to call for the relevant records leading to registration of Sale Deed Doc.No.1068/2025 dated 28.05.2025 from the file of 3rd Respondent statedly based on Proceedings No.E/1528/1/Appeal/2025 dated 28.05.2025 of 2nd Respondent and after perusing the same, set aside both the said Orders by declaring them as

arbitrary. illegal, violative of principles of natural justice and contrary to the Decree dated 01.07.2019 in OS No.229/2018 on the file of the Hon'ble III Senior Civil Judge, City Civil Court, Secunderabad. in respect of Shop No.15, Ground Floor with a carpet area of 1570 sq.ft. along with super built up area of 1200 sq. ft. with 24 Sq. Yards of undivided land, situated in Plot Nos. 58, 58/1 and 921, known as Dr Pandit Rao Palnitkar's, Maitri Archade. MG Road, Nallagutta Road, Secunderabad and with all other consequential benefits.

IA NO: 1 OF 2025

Petition under Section 151 CPC praying that in the circumstances stated in the affidavit filed in support of the writ petition, the High Court may be pleased to grant interim directions directing Respondent No. 8, not to dispossess the Petitioner from Shop No.15, Ground floor with a carpet area of 1570 sq.ft. along with super built up area of 1200 sq. ft. with 24 Sq. Yards of undivided land, situated in Plot Nos. 58, 58/1 and 921, known as Dr Pandit Rao Palnitkar's, Maitri Archade, MG Road, Nallagutta Road, Secunderabad, in the light of the Decree dated 01.07.2019 in OS No.229/2018 on the file of Hon'ble III Senior Civil Judge, City Civil Court, Secunderabad, pending disposal of WP.No.21624 of 2025, on the file of the High Court.

The petition coming on for hearing, upon perusing the Petition and the affidavit filed in support thereof and the order of the High Court dated: 08.09.2025, 22.09.2025, 27.10.2025, 26.11.2025, 17.12.2025, 05.01.2026 & 23.01.2026 made herein and upon hearing the arguments of SRI. V. JAGAPATHI Advocate for the Petitioner and Assistant GP FOR STAMPS AND REGISTRATION for the Respondent Nos.1 to 3, the Court made the following.

ORDER:

Interim order granted earlier on 08.09.2025 shall stand extended for a period of three (03) weeks only i.e., till 11.03.2026.

Post the matter on 11.03.2026.

**SD/-P.PONNA KISHNA
ASSISTANT REGISTRAR**

//TRUE COPY//


SECTION OFFICER

To,

1. One CC to SRI. V. JAGAPATHI, Advocate [OPUC].
2. Two CCs to GP FOR STAMPS AND REGISTRATION, High Court for the State of Telangana at Hyderabad [OUT].
3. One spare copy

HIGH COURT

JAKJ

DATED: 18.02.2026

POST THE MATTER ON 11.03.2026

ORDER

WP.No.21624 of 2025



INTERIM ORDER EXTENDED