

**(SHOW CAUSE NOTICE BEFORE ADMISSION)
IN THE HIGH COURT FOR THE STATE OF TELANGANA
AT HYDERABAD**

THURSDAY, THE FOURTEENTH DAY OF AUGUST
TWO THOUSAND AND TWENTY FIVE

**:PRESENT:
THE HON'BLE SRI JUSTICE K. SARATH**

WRIT PETITION NO: 23983 OF 2025

Between:

Smt. Navaru Ashwini, W/o. Navaru Ranga Reddy,

Petitioner

AND

1. The State of Telangana, Rep. by its Principal Secretary, Revenue Stamps & Registration Department, Secretariat Buildings, Hyderabad.
2. The District Registrar, 2nd Floor, Soni Complex, at Prashanthinagar, Kukatpally, Hyderabad District
3. The Sub Registrar, Abdullapurmet, Ranga Reddy District.

Respondents

WHEREAS the Petitioner above named through her Advocate Sri E.Maruthi Raja, presented this 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 declaring the proceedings of the 3rd Respondent i.e. Intimation of Refusal vide Refusal Order No. 18 of 2025 Notice No. 12/2025 dated 05.08.2025 as illegal arbitrary, and in violation of principles of natural justice, and also in violation of Article 14 and 21 of the Constitution of India and set aside the same and consequently direct the respondent No.3 to register document P. No. 65/2025 dt. 01.08.2025 and release the same in favour of the petitioner.

AND WHEREAS the High Court upon perusing the petition and affidavit filed therein, and upon hearing the arguments of Sri E.Maruthi Raja, Advocate for the Petitioner, directed issue of notice to the Respondents herein to show cause as to why this WRIT PETITION should not be admitted.

You viz:

1. The Principal Secretary, Revenue Stamps & Registration Department, State of Telangana, Secretariat Buildings, Hyderabad.
2. The District Registrar, 2nd Floor, Soni Complex, at Prashanthinagar, Kukatpally, Hyderabad District
3. The Sub Registrar, Abdullapurmet, Ranga Reddy District.

are directed to show cause on or before 11-09-2025 to which date the case stands posted as to why in the circumstances set out in the petition and the affidavit filed therewith (copy enclosed) this WRIT PETITION should not be admitted.

IA NO: 1 OF 2025:

Petition under Section 151 of CPC, praying that in the circumstances stated in the affidavit filed in the writ petition, the High Court may be pleased to direct the respondent No.3 to register document P. No. 65/2025 dt. 01.08.2025, and release the same in favour of the petitioner, pending disposal of WP No. 23983 of 2025, on the file of the High Court.

The Court made the following: ORDER:

Notice Before Admission.

Learned Government Pleader for Stamps and Registrations takes notice on respondent Nos.1 to 3.

Learned Counsel for the petitioner submits that this Court while dealing with similar issue in W.P.No.45492 of 2022 vide interim order dated 21.12.2022 directed the respondent No.3 therein to release the subject document therein without reference to the intimation of refusal order dated 18.07.2022.

Learned Counsel for the petitioner prays this Court to pass similar order as passed in W.P.No.45492 of 2022 dated 21.12.2022.

In view of the above and for the reasons alike in the order dated 21.12.2022, there shall be interim direction to respondent No.3 to release the subject document presented by the petitioner (P.No.65/2025 dated 01.08.2025) without reference to the refusal order dated 05.08.2025, if the document is otherwise in order, more particularly, the provisions of the Registration Act, 1908 and the Indian Stamp Act, 1899. It is open to the registering authority to refuse to register the subject document presented by the petitioner before him, if he has any other objection, by duly assigning reasons in support of such decision and communicate the said decision to the petitioner. However, any such registration shall be treated as a provisional one and shall be subject to the result of the present writ petition. It is made clear that mere registration of the subject document does not confer any title to the petitioner in respect of the subject property and the petitioner shall not seek equities, if any adverse orders are passed against the petitioner.

The Registry to make an endorsement on the writ petition to the effect that the same shall not be withdrawn.

The petitioner is directed to implead the appellants in A.S.No.826 of 2018 as party-respondents in the present writ petition by the next date of hearing.

Post after four (4) weeks.

List on 11.09.2025.

//TRUE COPY//

SD/-MOHD.ISMAIL
DEPUTY REGISTRAR

SECTION OFFICER

To,

1. The Principal Secretary, Revenue Stamps & Registration Department, State of Telangana, Secretariat Buildings, Hyderabad.
2. The District Registrar, 2nd Floor, Soni Complex, at Prashanthinagar, Kukatpally, Hyderabad District
3. The Sub Registrar, Abdullapurmet, Ranga Reddy District. (Addressees 1 to 3 BY RPAD along with a copy of petition and affidavit)
4. The Section Officer, Writ Filing (non-service) Section, High Court for the State of Telangana, at Hyderabad (OUT)
5. Two CCs to GP for Stamps & Registration, High Court for the State of Telangana, at Hyderabad (OUT)
6. One CC to Sri E.Maruthi Raja, Advocate (OPUC)
7. One Spare Copy

HIGH COURT

SK,J

DATE: 14-8-2025

NOTE: POST ON 11-9-2025

NOTICE BEFORE ADMISSION

WP. NO. 23983 OF 2025

INTERIM DIRECTION

