

THE HIGH COURT FOR THE STATE OF TELANGANA
AT HYDERABAD

THURSDAY, THE SEVENTEENTH DAY OF APRIL
TWO THOUSAND AND TWENTY FIVE

:PRESENT:

THE HONOURABLE SRI JUSTICE LAXMI NARAYANA ALISHETTY

CIVIL REVISION PETITION NO: 3568, 3569, 3570 OF 2024

C.R.P.No.3568 of 2024

Between:

1. N.Anitha, W/o.Sri N.Raja Reddy
2. N.Saroja, W/o.Sri N.Raja Reddy

Petitioners/Defendants Nos.5 & 6

AND

1. G.Chenna Kesavulu, (died per L.Rs.)
 2. Smt.G.Chenchu Lakshmi, W/o.late Chenna Kesavulu, R/o. Plot No.18 Jubilee Hills, Hyderabad.
 3. G.Yoganand, S/o.Chenna Keshavulu, R/o. Plot No.18 Ashwini Heights, Jubilee Hills, Road No.70 Hyderabad,
 4. G.Sivaleelanand, S/o.late G.Chennakesavulu, R/o.Flat No.106 Vindhya Apartments, Ameerpet, Hyderabad.
 5. M/s.K.L.N.R.Constructions, a partnership firm Having its office at 7-1-455/2 and 455-3 Ameerpet, Hyderabad, Rep. by its Managing Partner Sri K.Suresh.
 6. Greater Hyderabad Municipal Corporation (GHMC), Rep.by its Commissioner, Tank Bund, Hyderabad.
 7. S.Viswanadham, S/o.Sri Mallaiah, R/o.Thirumalayapally Village, Rayaparthi Mandal, Warangal
 8. S.Ramesh, S/o.Sri Mallaiah, R/o.12-13-397, Tarnaka, Secunderabad.
 9. M.Murali Mohan, S/o.Sri M.Satyanarayana, R/o. Flat No.202, Manbhum Venky Apartments, 6-3-1090/A/10 Somajiguda, Hyderabad.
 - 10.M.Krishna Mohan, S/o. Sri M. Satyanarayana, R/o.Flat No.202 Manbhum Venky Apartments 6-3-1090/A/10, Somajiguda, Hyderabad
- (RR.6 to 10 are not necessary parties to this petition)

Respondents/Petitioners/D1 to 4

Petition under Article 227 of the Constitution of India, praying that in the circumstances stated in the grounds filed herein, the High Court may be pleased to allow the present Revision, thereby setting aside the Order dated 02.06.2011 in I.A.No.4 of 2015 in IA No. 34 of 2014 in OS No.3258/2005 passed by the Principal Rent Controller cum XII Junior Civil Judge, at Hyderabad, and consequently allow the I.A.No 4 of 2015 as prayed for in the interest of justice

IA NO: 2 OF 2024

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 stay all further proceedings in O.S.No.3258 of 2005 on the file of Principal Rent Controller cum XII Junior Civil Judge, City Civil Court, at Hyderabad, pending disposal of CRP 3568 of 2024, on the file of the High Court.

C.R.P.No.3569 of 2024

Between:

1. N.Anitha, W/o.Sri N.Raja Reddy
2. N.Saroja, W/o.Sri N.Raja Reddy

Petitioners/Defendant Nos.5 & 6

AND

1. G.Chenna Kesavulu, (died per LRs.)
2. Smt.G.Chenchu Lakshmi, W/o. Late Chenna Kesavulu, R/o.Plot No.18, Jubilee Hills, Hyderabad.
3. G.Yoganand, S/o. Chenna Keshavulu, R/o.Plot No.18 Ashwini Heights, Jubilee Hills, Road No.70, Hyderabad, Managing Director of M/s.Manjeaa Estates Pvt.Ltd.
4. G.Sivaleelanand, S/o. Late G.Chennakesavulu, R/o.Flat No.106 Vindhya Apartments, Ameerpet, Hyderabad.
5. M/s.K.L.N.R.Constructions, a partnership firm Having its office at 7-1-455/2 and 455-3 Ameerpet, Hyderabad, Rep. by its Managing Partner Sri K.Suresh.
6. Greater Hyderabad Municipal Corporation (GHMC), Rep.by its Commissioner, Tank Bund, Hyderabad.

Respondents/Respondents/Plaintiffs/Defendant No.7 & Defendant No.8

7. Viswanadham, S/o. Sri Mallaiah, R/o.Thirumalayapally Village, Rayaparthi Mandal, Warangal.
8. S.Ramesh, S/o. Sri Mallaiah, R/o.12-13-397, Tarnaka, Secunderabad.
9. M.Murali Mohan, S/o. Sri M.Satyanarayana, R/o.Flat No.202, Manbhum Venky Apartments, 6-3-1090/A/10 Somajiguda, Hyderabad.
10. M.Krishna Mohan, S/o. Sri M.Satyanarayana, R/o.Flat No.202 Manbhum Venky Apartments 6-3-1090/A/10, Somajiguda, Hyderabad

(RR.6 to 10 are not necessary parties to this petition)

Respondents/Petitioners/D1 to 4

Petition under Article 227 of the Constitution of India, praying that in the circumstances stated in the grounds filed herein, the High Court may be pleased to allow the present Revision, thereby setting aside the Order dated 02/06/2014 in I.A.No.3 of 2015 in IA No. 35 of 2014 in OS No.3258/2005 passed by the Principal Rent Controller cum XII Junior Civil Judge, City Civil Court at Hyderabad, and consequently allow the I.A.No.2 of 2015.

IA NO: 2 OF 2024

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 stay all further proceedings in O.S.No.3258 of 2005 on the file of Principal Rent Controller cum XII Junior Civil Judge, City Civil Court, at Hyderabad till the disposal of the above revision and to pass, Pending disposal of CRP 3569 of 2024, on the file of the High Court.

C.R.P. No.3570 of 2024

Between:

1. N. Anitha, W/o. Sri N. Raja Reddy, R/o. 1-8-107, Bala Samudram, Hanamkonda Warangal.
2. N. Saroja, W/o. Sri N. Raja Reddy, R/o. 1-9-1084, Postal Colony, Hanamkonda Warangal.

Petitioners/Defendants No.5 & 6

AND

1. G. Chenna Kesavulu (DIED), (died per L. Rs.)
2. Smt. G. Chenchu Lakshmi, W/o. late Chenna Kesavulu, R/o. Plot No.18 Jubilee Hills, Hyderabad.
3. G. Yoganand, S/o. Chenna Keshavulu, R/o. Plot No.18 Ashwini Heights, Jubilee Hills, Road No. 70 Hyderabad.
4. G. Sivaleelanand, S/o. late G. Chennakesavulu, R/o. Flat No.106 Vindhya Apartments, Ameerpet, Hyderabad.
5. M/s. K.L.N.R. Constructions, A partnership firm Having its office at 7-1- 455/2 and 455- 3 Ameerpet, Hyderabad, Rep. by its Managing Partner Sri K. Suresh.
6. Greater Hyderabad Municipal Corporation (GHMC), Rep. by its Commissioner, Tank Bund, Hyderabad.

Respondents/Respodents/Plaintiffs/D7 and D8

7. S. Viswanadham, S/o. Sri Mallaiah, R/o. Thirumalayapally Village, Rayaparthi Mandal, Warangal.
8. S. Ramesh, S/o. Sri Mallaiah, R/o. 12-13-397, Tarnaka, Secunderabad.
9. M. Murali Mohan, S/o. Sri M. Satyanarayana, R/o. Flat No.202, Manbhum Venky Apartments, 6- 3- 1090/A/10 Somajiguda, Hyderabad.
10. M. Krishna Mohan, S/o. Sri M. Satyanarayana, R/o. Flat No. 202 Manbhum Venky Apartments 6- 3- 1090/A/10, Somajiguda, Hyderabad
(RR. 6 to 10 are not necessary parties to this petition)

Respondents

Petition under Article 227 of the Constitution of India, praying that in the circumstances stated in the grounds filed herein, the High Court may be pleased to allow the present Revision, thereby setting aside the Order dated 02.06.2014 in I. A. No. 2 of 2015 in IA No. 33 of 2014 in OS No. 3258/2005 passed by the Principal Rent Controller cum XII Junior Civil Judge, City Civil Court at Hyderabad, and consequently allow the I. A. No. 2 of 2015, as prayed for in the interest of Justice.

IA NO: 1 OF 2024

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 stay all further proceedings in O.S.No.3258 of 2005 on the file of Principal Rent Controller cum XII Junior Civil Judge, City Civil Court, at Hyderabad, pending disposal of CRP 3570 of 2024, on the file of the High Court.

The petitions coming on for hearing, upon perusing the Petitions and the grounds filed in support thereof and upon hearing the arguments of M/s. T.VANAJA Advocate for the Petitioners and the Court made the following.

ORDER:

When these matters have come up for hearing, learned counsel for the respondents would submit that this Court on 14.11.2024 vide I.A.No.2 of 2024 in C.R.P.No.3568 of 2024 passed order to the effect that the trial Court shall not pass a final order. It is further represented that basing on the above order, the petitioner/s have been taking time before the trial Court representing that the suit was stayed, contrary to purport of the order.

Therefore, it is clarified that the trial Court can proceed with the adjudication of the suit except passing final order.

Post on 16.06.2025.

The Registry is directed to delete the matter under caption "for extension of interim orders".

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DEPUTY,

SD/-T.JAYASREE
DEPUTY REGISTRAR

//TRUE COPY//


SECTION OFFICER

To,

1. The Principal Rent Controller cum XII Junior Civil Judge, City Civil Court, at Hyderabad.
2. Smt. G. Chenchu Lakshmi, W/o. late Chenna Kesavulu, R/o. Plot No.18 Jubilee Hills, Hyderabad.
3. G. Yoganand, S/o. Chenna Keshavulu, R/o. Plot No.18 Ashwini Heights, Jubilee Hills, Road No. 70 Hyderabad.

4. G. Sivaleelanand, S/o. late G. Chennakesavulu, R/o. Flat No.106 Vindhya Apartments, Ameerpet, Hyderabad.
5. M/s. K.L.N.R. Constructions, A partnership firm Having its office at 7-1- 455/2 and 455- 3 Ameerpet, Hyderabad, Rep. by its Managing Partner Sri K. Suresh.

(for 2 to 5 by RPAD)

6. One CC to M/s. T.VANAJA, Advocate [OPUC]
7. One spare copy

HIGH COURT

LNA,J

DATED:17.04.2025

POST ON 16.06.2025

ORDER

CRP.No.3568, 3569 AND 3570 of 2024

DIRECTION

