



S.A.No.277 of 2026

SA.No.277 of 2026

S.SOUNTHAR,J.

WEB COPY

The Second Appeal is admitted on the following substantial question of laws:-

1. *Whether the First Appellate Court has erred in law in setting aside the decree of the Trial Court without properly appreciating that the three essential ingredients for a valid sale namely, payment of sale consideration, delivery of possession, and handing over of original title documents were all absent in the present case, and that this collective absence conclusively establishes the sham and nominal nature of the sale deeds Ex. A27 and Ex. A28?*

2. *Whether the First Appellate Court has committed an error of law in not appreciating that the retention of original title documents and stamp duty payment receipts by the vendor (the 1st Plaintiff/Appellant), combined with the continuous possession and enjoyment of the suit property by the plaintiffs, constitutes conclusive and unimpeachable evidence of a sham and nominal transaction?*



S.A.No.277 of 2026
S.SOUNTHAR,J.
nr

WEB COPY

2. Notice to respondents returnable by two weeks. Private notice is also permitted.

3. Registry is directed to call for records from the courts below.

4. List the matter after two weeks.

09.04.2026
(1/3)

nr

SA.No.277 of 2026