



SA No. 831 of 2024



IN THE HIGH COURT OF JUDICATURE AT MADRAS

DATED: 23-01-2026

CORAM

THE HONOURABLE MRS.JUSTICE T.V.THAMILSELVI

SA No. 831 of 2024

WEB COPY

1. R.Parthiban
S/o. Rajarathinam, No. 124 Kalaivani
Street, Vannivedu Village and Post,
Walaja Taluk, Ranipet Dist.

Appellant(s)

Vs

1. R.Gunalan
S/o. Rajarathinam, No. 32/18,
ArcotThethu Street, Walajapet, Ranipet
Dist.

2.R.Durai
S/o. Rajarathinam, No. 124 Kalaivani
Street, Vannivedu Village and Post,
Walaja Taluk, Ranipet Dist.

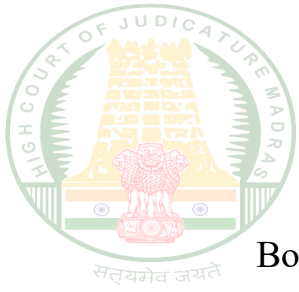
Respondent(s)

PRAYER

To against the Judgment and Decree of the II Additional District Judge, Vellore at Ranipet, dated 25.01.2023 in AS No.16 of 2021 confirming the Judgment and Decree of the Subordinate Judge at Ranipet, Vellore district dated 22.01.2021 in OS No.431 of 2013.

For Appellant(s): Mr.A.Ilayaperumal

For Respondent(s): Mr.K.Venkatasubban For
M/s.Sarvabhauman Associates
For R1 R2 - Died

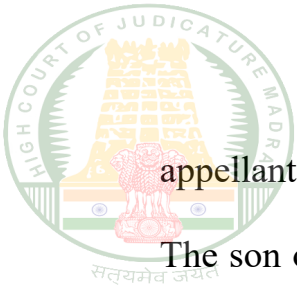


ORDER

Both side counsels appeared. The first respondent also appeared along with his son. The appellant had already appeared before this Court and submitted that he seeks a vacant site representing his 1/4th share of the property, as the said portion is presently lying at the backside of the house belonging to the first respondent.

2. After deliberations, this Court found that the house of the first respondent was constructed long back and that a vacant site was left out as a part of the premises. Though it is a vacant site, it cannot be conveniently divided, and any such division would cause inconvenience to the first respondent in the enjoyment of his residential house. Therefore, this Court suggested an amicable settlement.

3. Accordingly, the first respondent proposed to give an alternative vacant site situated at Keezhpathupettai Village, approximately 2.5 kms away from the suit property, measuring about 886 sq. ft. The said vacant site stands in the name of the first respondent's son and, as on date, there is no encumbrance over the said property. Considering the convenience and enjoyment of both parties and to avoid further complications, and since both the appellant and the first respondent are aged about 80 years, this Court suggested that the said vacant site standing in the name of the first respondent's son be conveyed to the



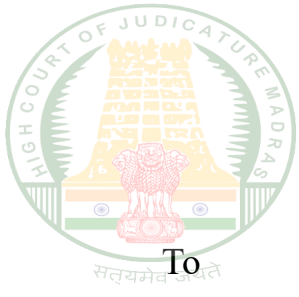
appellant. The appellant also consented to the same through his counsel.

The son of the first respondent agreed to execute the sale deed in favour of the appellant at the earliest. **Accordingly, to report compromise, post the case on 02.02.2026.**

4. At the cost of the first respondent's son, the sale deed shall be executed in favour of the appellant, and the original title deeds relating to the property shall also be handed over to the appellant.

23-01-2026

Index: Yes/No
Speaking/Non-speaking order
Internet: Yes
Neutral Citation: Yes/No
rri



SA No. 831 of 2024



To

WEB COPY

1.R.Gunalan

S/o. Rajarathinam, No. 32/18,
ArcotThethu Street, Walajapet, Ranipet
Dist.

2.R.Durai

S/o. Rajarathinam, No. 124 Kalaivani
Street, Vannivedu Village and Post,
Walaja Taluk, Ranipet Dist.



WEB COPY

SA No. 831 of 2024



T.V.THAMILSELVI J.
rri

SA No. 831 of 2024

23-01-2026