



IN THE HIGH COURT OF JUDICATURE AT MADRAS

DATED: 20-01-2026

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CORAM

THE HON'BLE DR.JUSTICE R.N.MANJULA

A Nos. 5104 & 5105 of 2025

in C.S. No.574 of 2010

M/s.Doshi Constructions

A Partnership Firm Registered Under The Indian
Partnership Act.,

Having Its Registered Office At

No.3h, Century Plaza,

No.560, Teynampet,

Chennai 600 018.

Represented By Its Partner Mr. Mehul H.Doshi

(amened As Per Order Dated 31.08.2018 In

Appln.No.4812/2018 And Time Extended As Per

Order Dated 24.09.2018)

..Applicant(s)

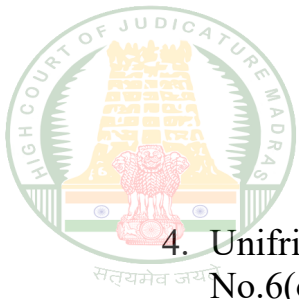
Vs

1. M/s. Mec International Private Ltd.,
(formerly Known As M/s Madras Electrical
Conductors Private Limited)
(no.6 (old Mo.37) Arcot Road,,
Vadapalani,
Chennai 600 026.

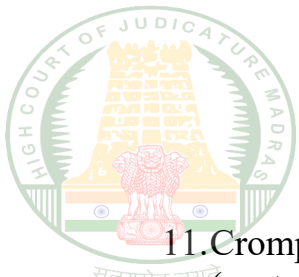
2. Elroi Management Consultant,
No.6, (old No.37) Arcot Road,
Vadapalani, Chennai 600 026.

3. Dhanam Pictures
No.6, (old No.37) Arcot Road,
Vadapalani
Chennai - 600 026

(substituted As Per Order Dated 11.01.2022 In
A.No.3395/2021)



4. Unifrieght India Pvt Ltd.,
No.6(old No.37) Arcot Road,
Vadapalani,
Chennai 600 026.
5. Abhirami Enterprises
No.6(old No.37) Arcot Road,
Vadapalani,
Chennai 600 026.
6. Joyco India Pvt Ltd.,
No.6, (old No.37) Arcot Road,
Vadapalani,
Chennai - 600 026.
7. Piyesta Furniture Pvt Ltd.,
No.6, Old No.37 Arcot Road,
Vadapalani,
Chennai - 600 026.
8. Damro Exports Pvt Ltd.,
No.6 (old No.37) Arcot Road
Vadapalani,
Chennai 600 026..
9. Frito Lay India Ltd.,
No.6(old No.37) Arcot Road,
Vadapalani,
Chennai - 600 026.
10. Bell Ceramics Ltd.,
No.6, (old No.37) Arcot Road,
Vadapalani,
Chennai 600 026.



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11.Crompton Greaves,
(customer Care Centre)
No.6 (old No.37) Arcot Road,
Vadapalani, Chennai 600 026.

12.I.F.B.Industries Ltd.,
No.6, (old No.37) Arcot Road,
Vadapalani,
Chennai 600 026.

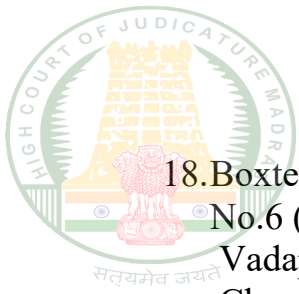
13.Godrej Industries Ltd.,
No.6 (old No.37) Arcot Road,
Vadapalani,
Chennai 600 026.

14.Ciba Industries Ltd.
No.6, (old No.37) Arcot Road,
Vadapalani,
Chennai 600 026.

15.Hawkins Cooker Ltd.,
No.6, (old No.37) Arcot Road,
Vadapalani,
Chennai 26.

16.Video Jet Technology India Pvt Ltd.,
No.6(old No.37) Arcot Road,
Vadapalani,
Chennai 600 026.

17.Maratha Electric India Pvt Ltd.,
No.6 (old No.37) Arcot Road,
Vadapalani
Chennai 600 026.



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18.Boxter India Pvt Ltd.,
No.6 (old No.37) Arcot Road,
Vadapalani,
Chennai - 600 026.

19.S.R.Laboratories
No.6 (old No.37) Arcot Road,
Vadapalani,
Chennai - 600 026.

20.Paraj Trust
No.6 (old No.37) Arcot Road,
Vadapalani,
Chennai 600 026.

21.Kanad Ceramic Tiles
No.6 (old No.37) Arcot Road,
Vadapalani,
Chennai 600 026.

22.Electrolux Kelvinator Ltd.,
No.6 (old No.37) Arcot Road,
Vadapalani,
Chennai - 600 026.

23.Euru Tiles Shop
No.6 (old No.37) Arcot Road,
Vadapalani
Chennai 26

24.Safari Ceramics
No.6 (old No.37) Arcot Road,
Vadapalani,
Chennai 600 026.

25.A.T.E Enterprises
No.6 (old No.37) Arcot Road,
Vadapalani, Chennai 26.



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26. Vaigai Sanitation Pvt Ltd.,
No.6 (old No.37) Arcot Road,
Vadapalani,
Chennai 26.

27. S.R.P Enterprises
No.6 (old No.37) Arcot Road,
Vadapalani,
Chennai 600 026.

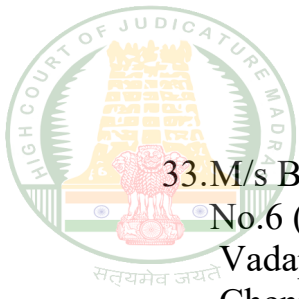
28. Acqua Line
No.6 (old No.37) Arcot Road,
Vadapalani,
Chennai 26.

29. Ajitha Sil Chem Pvt.Ltd.,
No.6, (old No.37) Arcot Road,
Vadapalani,
Chennai 600 026.

30. Gepton Car Care,
No.6 (old No.37) Arcot Road,
Vadapalani,
Chennai 600 026.

31. Vijay Dresses
No.6, (old No.37) Arcot Road,
Vadapalani
Chennai - 26

32. M/s New Bangalore Iyengar Bakery
No.6, (old No.37) Arcot Road,
Vadapalani,
Chennai - 600 026 (substituted As Per Order
Dated 11.01.2022 In A.No.3396/2021)



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33.M/s Balaji Bakery

No.6 (old No.37/2) Arcot Road,
Vadapalani,
Chennai 600 026.

34.M/s S.M.S.Bucary Wakf Al Aulad Estate,

Represented By Its Muthavalli S.M.S.Kalvath
Syed Abdul Khader
No.87/42, Swami Naicken Street,
Chindatripet, Chennai - 600 002.

35.Sri Devi Traders

Rep. by S.Sathya Narayana Murthy,
No.6, (old No.37), Arcot Road,
Vadapalani, Chennai-600 026

36.Ratana Fan House Private Limited

No.6, (Old No.37) Arcot Road,
Vadapalani, Chennai-600 026

37.Ikon Sofa

Rep. by its Partner, S.Malik
No.6, (Old no.37), Arcot Road,
Vadapalani, Chennai-600 026

38.Sri Velavan Motors Private Limited

No.6, (Old no.37), Arcot Road,
Vadapalani, Chennai-600 026.

39.Global Clinical Lab

Rep. by its partner, D.Thangaraj,
No.6, (Old No.37), Arcot Road, Vadapalani,
Chennai-600 026.

40.Century Neon Signs,

Rep by its Prop. P.Subramaniam
No.6, (Old No.37), Arcot Road, Vadapalani,
Chennai-600 026



41. Supra Cfa,

Rep. by its Prop. K.S.Ananda Krishnan,

No.6, (Old no.37), Arcot Road,

Vadapalani, Chennai-600 026.

42. Raju Fan House

No.6 (Old no.37), Arcot Road

Vadapalani, Chennai-600 026.

43. Jagadhaambaal Agency,

No.6, (Old no.37), Arcot Road, Vadapalani,

Chennai-600 026.

44. Aswin Associates

Rep. by Prop. R.B.K.Rajeswari,

No.6, (Old no.37), Arcot Road, Vadapalani

Chennai-600 026.

45. Aswin Enterprises

Rep. by Prop. R.B.K. RAJESWARI,

No.6, (Old No.37), Arcot Road, Vadapalani,

Chennai-600 026.

46. Sri Santhosshi Agencies,

Rep. by its Prop. Uma Anand,

No.6, (Old no.37), Arcot Road, Vadapalani,

Chennai-600 026.

47. M/s.Venkatramana Meals

Rep. by Mr.B.Subramaniam,

No.6, (Old no.37) Arcot Road, Vadapalani,

Chennai-600 026

48. Shansiv Interiors

No.6, (Old no.37) Arcot Road, Vadapalani,

Chennai-600 026



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49. Manju Lakshmi Associates

Rep by Managing Partner, S.Balasubramanian,

No.6, (Old no.37) Arcot Road, Vadapalani,
Chennai-600 026

50. Om Cool Bar Hot And Chat

No.6, (Old no.37) Arcot Road, Vadapalani,
Chennai-600 026

51. Namma Unavagam Private Limited

Rep. By N.Sateeshkumar,

No.6, (Old no.37) Arcot Road, Vadapalani,
Chennai-600 026

52. Namma Vivasayam Limited

No.6, (Old no.37) Arcot Road, Vadapalani,
Chennai-600 026

53. Rathna Cools Private Limited

Rep. by its Director,

No.6, (Old no.37) Arcot Road, Vadapalani,
Chennai-600 026

54. Baburaj Transport

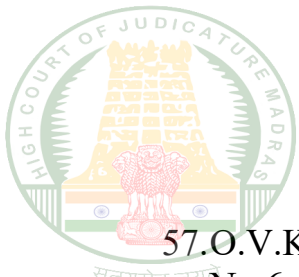
No.6, (Old no.37) Arcot Road, Vadapalani,
Chennai-600 026

55. Best Walk

Rep. by its prop Mr.Fousul Hinaya, No.6, (Old
no.37) Arcot Road, Vadapalani, Chennai-600 026

56. Sri Jayam Ayyappa

No.6, (Old no.37) Arcot Road, Vadapalani,
Chennai-600 026



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57.O.V.Krishnan

No.6, (Old no.37) Arcot Road, Vadapalani,
Chennai-600 026

58.Parameswari Enterprises,

Rep. by Prop. Mrs. Varalakshmi,
No.6, (Old no.37) Arcot Road, Vadapalani,
Chennai-600 026

59.Rekha Sweets

No.6, (Old no.37) Arcot Road, Vadapalani,
Chennai-600 026

60.Global Promoters

No.6, (Old no.37) Arcot Road, Vadapalani,
Chennai-600 026

61.M.G.Traders

No.6, (Old no.37) Arcot Road, VadapalanI,
Chennai-600 026

62.Angal Auto Works

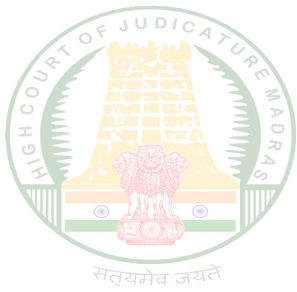
No.6, (Old no.37) Arcot Road, VadapalanI,
Chennai-600 026

63.Manisha Cars

No.6, (Old no.37) Arcot Road, VadapalanI,
Chennai-600 026

(Amended as per order dated 16.12.2022 in
A.No5204 of 2022)

..Respondent(s)



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For Applicant(s):

Mr.R.Parthasarathy,
Senior Counsel,
for M/s.Rahul Balaji

For Respondent(s):

Mr.K.V.Bhaghyam chari
for M/s.City Law Associates
(for D1)

Mr.Sarath Chandra (for D2)

Mr.Himavanth (for D3)

Mr.K.Krishnan (for R2 & R3)

Mr.P.Giridari
(for D5, D27, D37, D40, D49)

COMMON ORDER

Learned counsel for the applicant/plaintiff submitted that the possibility of settlement can be opened only if the interested parties approach him directly. As on date, there is no representation from any of the respondents that they are willing to approach the applicant for settlement.

2.This only show that there is no likelihood for settlement.



3. Learned counsel for the 1st respondent submitted that he intends to file a reply to the counter filed by some of the respondents, because they make allegations against the 1st respondent.

4. Whenever the respondents file counter, there cannot be any further pleadings between the respondents, because that would only cause confusion. If any of the respondents have raised allegation against some other respondents, it is for those respondents who are raising the allegations to substantiate the same. So, there cannot be a novel practice of receiving reply affidavit from some of the respondents for the counters filed by some other respondents. Since the 1st respondent has got the opportunity to file his counter, it is open to him to raise whatever contentions he wishes to make against the co-respondents also.

5. Let all the respondents file their counter.

6. In fact, the suit has been filed by the plaintiff for ejectment by considering the respondents as trespassers of the property. It appears that an order has been passed earlier by this Court against the 1st defendant, who was recognised as a chief tenant of the property. The plaintiff claims that the other respondents are sub-tenants of the 1st respondent and with whom he does not



have any tenancy agreement due to want of brevity of contract. He is at liberty to proceed with the suit in order to enable the Court to dispose the same and get a judgment.

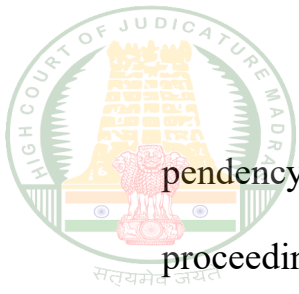
7. Since this Court had passed an interim order dated 16.10.2025 directing the sub-tenants to deposit the rent to the credit of the suit, the respondents 2 and 3 have requested the applicant to furnish his PAN number and other account details.

8. On 16.10.2025, this Court had passed the following order.

“3. Infact, the learned counsel for respondents 2 and 3 has stated that the respondents 2 and 3 are ready to pay the rentals to the applicant, provided they were given with the account details.

4. Accordingly, the respondents 2 and 3 are directed to pay the rentals to the applicant, provided they were given with the account details. The other tenants, who have made their appearance through the counsels for the respondents 5, 27, 37 & 40 and 33, 39, 47, 55, 58 & 59 respectively shall also follow the same course, without prejudice to the rights of both the parties to the suit to contest the suit.”

9. It is open to the respondents to follow the same course or to participate in the trial by filing their pleadings if the time limit is not expired. The

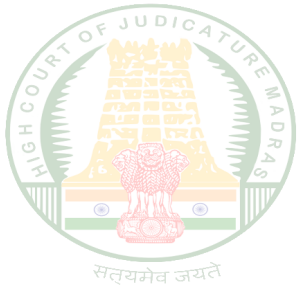


pendency of this application cannot be an obstacle to proceed with the proceedings of the suit. As the respondents have already been directed to deposit the rent to the applicant, it is open to the applicant to receive the rent by furnishing his bank account details to the respondents.

10.As each of the respondents make a different claim as to their entitlement or possession over the suit property, the Registry is directed to put a note about the completion of the pleadings and list these matters on 03.02.2026.

20-01-2026

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



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A Nos. 5104 & 5105 of 2



DR.R.N.MANJULA, J.

GSA

**A Nos. 5104 & 5105 of 2025
in C.S. No.574 of 2010**

20-01-2026