

**HIGH COURT OF JUDICATURE FOR RAJASTHAN AT JODH-
PUR**



S.B. Civil Writ Petition No. 25062/2025

Narendra Kumar Taya S/o Mohan Lal Taya, Aged About 72 Years,
Proprietor Taya Sales Corporation, 5 Ashwini Bazaar, Udaipur
(Rajasthan).

-----Petitioner

Versus

Smt. Kaushalya W/o Yashwant Singh Choudhary, Resident Of
57/32-33, New Ahinsapuri, Udaipur (Rajasthan).

-----Respondent

For Petitioner(s) : Mr. Mayank Bhaiya
For Respondent(s) : Mr. Avin Chhangani

HON'BLE MR. JUSTICE MUKESH RAJPUROHIT

Order

25/03/2026

1. This writ petition has been filed by the petitioner under Article 227 of the Constitution of India against the order dated 09.10.2025 passed by the learned Rent Appellate Tribunal, Udaipur in Rent Petition No.10/2024 (CIS No.10/2024) whereby the learned Rent Appellate Tribunal, Udaipur dismissed the appeal filed by the petitioner and affirmed the order of eviction dated 10.01.2024 passed by the learned Rent Tribunal, Udaipur in Rent Case No.41/2012.

2. Learned counsel for the petitioner, instead of assailing the validity of the impugned order and without joining the issues on merit, submits that the petitioner is ready and willing to handover possession of the rented premises to the respondent, provided that a reasonable time is granted to do so. Learned counsel further submits that the petitioner is ready and willing to pay the

entire arrears of rent, if any, and thereafter, he will continue to pay the monthly rent to the respondent. He also submits that the petitioner will furnish an undertaking to this effect before the learned Rent Tribunal.

3. Learned counsel for the respondent submits that shortest possible time may be granted to the petitioner to vacate the rented premises and he may be directed to file an undertaking before the learned Rent Tribunal to the effect that he will handover the peaceful and vacant possession of the shop on or before the date so fixed by this Court.

4. Heard learned counsel for the parties.

5. Having considered the rival submissions and the fact that the petitioner is not joining the issues on merit, this Court while upholding the 09.10.2025 passed by the Appellate Rent Tribunal, Udaipur deems it just and proper to direct the petitioner to handover the vacant and peaceful possession of the rented premises/shop in question to the respondent on or before 25.09.2027 (i.e., within 18 months from today). The petitioner is further directed to pay the arrears of rent, if any, and he will continue to pay the monthly rent as agreed to the respondent. The petitioner shall also file an undertaking showing his clear intentions to vacate the rented premises on or before 25.09.2027 and pay monthly rent on time to the respondent before the learned Rent Tribunal within one month from the date of this order.

6. It is made clear that in case, the order passed by this Court is not complied with by the petitioner, the respondent will be free

to take appropriate proceedings including filing of execution petition and contempt petition against the petitioner.

7. The writ petition is disposed of in the above terms.

8. The stay application also stands disposed of.

(MUKESH RAJPUROHIT),J

210-AbhishekS/-