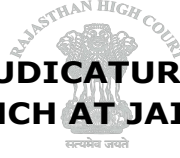




**HIGH COURT OF JUDICATURE FOR RAJASTHAN
BENCH AT JAIPUR**



S.B. Civil Writ Petition No. 7570/2026

Mushtaq Mohammad S/o Mohammad Hafiz, Aged About 64 Years, R/o Gali 14 Mahadev, Muslim Basti, Ganga Mandir, Bharatpur, Tehsil And District Bharatpur.

-----Petitioner

Versus

Smt. Sharda Kansal W/o Rambabu Kansal, aged about 67 Years, R/o 181, Krishna Nagar, Bharatpur through her power of attorney holder Shree Ram Babu Kansal, S/o Shree Daudayal Agrawal, R/o 181, Krishna Nagar, Bharatpur, Tehsil & District Bharatpur (Raj.)

-----Respondent

For Petitioner(s)	:	Mr. J.P. Goyal, Sr. Adv. assisted by Ms. Yashika Vijaywargia, Ms. Jyoti Swami & Mr. Ronak Bansal
For Respondent(s)	:	Mr. J.K. Moolchandani

HON'BLE MR. JUSTICE MANEESH SHARMA

Order

07/05/2026

1. The present writ petition has been filed by the petitioner under Article 227 of the Constitution of India, assailing the judgment and decree dated 05.03.2026 passed by the learned Appellate Rent Tribunal, Bharatpur, in Regular Rent Appeal No.15/2024 (CIS No.15/2024) titled as '*Mushtaq Mohammad vs. Smt. Sharda Kansal*', upholding the judgment and decree dated 06.09.2024 passed by the learned Rent Tribunal, Bharatpur, in Rent Petition No.01/2022 (CIS No.01/2022), whereby the eviction petition filed under Section 9 of the Rajasthan Rent Control Act, 2001 by the plaintiff/respondent, was decreed.

2. Learned counsel for the petitioner, upon instructions of his client, submits that the petitioner does not wish to press the



present writ petition on merits, and would be satisfied if he is granted a reasonable time of two years to vacate the tenanted premises.

3. Learned counsel for the respondent, upon instructions from his client, submits that he has no objection if the time prayed for by the petitioner, to vacate the tenanted premises, is granted.

4. Heard.

5. In view of the above, and with the mutual consent of the parties, this civil writ petition is disposed of with the following directions:

"(i) The petitioner shall be entitled to continue in possession of the suit premises until 30.04.2028, but not beyond, on the condition that the petitioner shall hand over vacant and peaceful possession of the premises to the respondent on or before that date i.e. 30.04.2028.

(ii) The petitioner shall pay or deposit entire arrears of rent, if any, due from 01.01.2019 to 01.05.2026 within one month from today into the bank account of the respondent. From May, 2026 onwards until the date of actual vacation, the petitioner shall continue to pay or deposit the mesne profits at the rate of Rs. 5,000/- per month in the respondent's bank account by the 15th day of each month.

(iii) The petitioner shall not sublet, create any third-party rights, or hand over possession of the tenanted premises to any other person.

(iv) If the petitioner fails to deposit the mesne profits for two (2) consecutive months, the respondent shall be entitled to execute the decree without further reference of this Court.

(v) The petitioner shall submit an undertaking duly supported with an affidavit, incorporating the above conditions, before the learned Rent Tribunal within four weeks from the date of this order. Non-compliance or breach of any condition mentioned hereinabove shall empower the respondent to execute the decree immediately and take possession of the premises in accordance with law.

(vi) If the petitioner fails to vacate the premises by 30.04.2028, the respondent may initiate contempt proceedings for breach of undertaking or non-compliance."



6. Accordingly, the present civil writ petition stands disposed of, with the aforesaid directions.

7. The stay application and all other pending applications, if any, also stand disposed of as not pressed.

(MANEESH SHARMA),J

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