

IN THE SUPREME COURT OF INDIA
CIVIL APPELLATE JURISDICTION

CIVIL APPEAL No. _____ OF 2026
[ARISING OUT OF SLP (C) No. _____ OF 2026]
[@ Diary No.5008/2026]

HEMA & ORS.

APPELLANT(S)

VERSUS

VENKATACHALA REDDY & ORS.

RESPONDENT(S)

O R D E R

1. The challenge in the present appeal is to the order dated 10.12.2025 passed by the High Court in W.P.No.27747 of 2025, dealing with an application under Order XXXIX Rules 1 and 2 of Civil Procedure Code, 1908.
2. Both the parties are claiming possession of the property in dispute.
3. According to learned counsel for the appellants, the property in question was purchased by the respondent no.1 during the pendency of a civil suit and order of injunction.
4. Considering the fact that the civil suit is still pending and both the parties are claiming possession on the property, we dispose of the present appeal directing that status quo regarding the property in question be maintained during the pendency of suit.

5. At the time of hearing, it was submitted that some of the properties in the civil suits bearing O.S. No.1125/2012 and O.S. No.268/2016 are common. As these are pending for more than a decade, the trial Court is directed to dispose of the same as expeditiously as possible, preferably by the end of year 2026.

6. As some of the properties in dispute in the aforesaid suits are claimed to be common, in case these are pending in different courts, these need to be assigned in one Court.

7. The appeal is allowed in above terms.

8. Pending application(s), if any, shall also stand disposed of.

.....,]
[RAJESH BINDAL]

.....,]
[VIJAY BISHNOI]

NEW DELHI;
FEBRUARY 27, 2026

S U P R E M E C O U R T O F I N D I A
RECORD OF PROCEEDINGS

SPECIAL LEAVE PETITION (CIVIL) Diary No.5008/2026

[Arising out of impugned final judgment and order dated 10-12-2025 in WP No. 27747/2025 passed by the High Court of Karnataka at Bengaluru]

HEMA & ORS.

Petitioner(s)

VERSUS

VENKATACHALA REDDY & ORS.

Respondent(s)

[IA No. 48758/2026 - APPLICATION FOR CONDONATION OF DELAY IN FILING THE APPLICATION FOR SETTING ASIDE THE ABATEMENT
IA No. 48753/2026 - APPLICATION FOR SUBSTITUTION
IA No. 48750/2026 - EXEMPTION FROM FILING C/C OF THE IMPUGNED JUDGMENT
IA No. 48751/2026 - EXEMPTION FROM FILING O.T.
IA No. 48749/2026 - PERMISSION TO FILE PETITION (SLP/TP/WP/..) [IA No. 48756/2026 - SETTING ASIDE AN ABATEMENT]

Date : 27-02-2026 This matter was called on for hearing today.

CORAM :

HON'BLE MR. JUSTICE RAJESH BINDAL
HON'BLE MR. JUSTICE VIJAY BISHNOI

For Petitioner(s) :Mr. Balaji Srinivasan, AOR
Ms. Kanishka Singh, Adv.
Mr. S. V. Giridhar, Adv.
Mr. Mohit. U. Thodaskar, Adv.

For Respondent(s) :Mr. Raghavendra S. Srivatsa, Sr. Adv.
Mr. Ashwin Kumar D. S., Adv.
Mr. Nagesh Vinay S., Adv.
Mr. Ishan Roy Choudhary, Adv.
Ms. Surbhi Mehta, AOR

UPON hearing the counsel the Court made the following
O R D E R

Permission to file SLP is granted.

Delay condoned.

Issue notice to respondent no.1 only, as he
is shown to be contesting respondent.

Ms. Surbhi Mehta, learned Advocate on Record accepted notice on behalf of respondent no.1.

IA No. 48758/2026 seeking condonation of delay in filing the application for setting aside abatement is condoned.

IA No. 48753/2026 seeking substitution of legal representatives of deceased petitioner is allowed by setting aside abatement (IA No. 48756/2026).

Leave granted.

The appeal is allowed in terms of the signed order.

Pending application(s), if any, shall also stand disposed of.

(KRITIKA TIWARI)
SENIOR PERSONAL ASSISTANT

(AKSHAY KUMAR BHORIA)
COURT MASTER (NSH)

{signed order is placed on file}