

**HIGH COURT FOR THE STATE OF TELANGANA AT HYDERABAD**  
(Special Original Jurisdiction)

MONDAY, THE THIRTY FIRST DAY OF AUGUST  
TWO THOUSAND AND TWENTY

**PRESENT**

**THE HON'BLE SRI JUSTICE A. ABHISHEK REDDY**

**WRIT PETITION NO: 14027 OF 2020**

**Between:**

M/s. Avalon Builders Pvt. Ltd, Plot No.228, Vivekananda Nagar Colony, Kukatpally, Hyderabad - 500072, Rep. by its Director, M. Rama Rao, S/o. M. Jagadishwar Rao, Aged about 37 years.

**...PETITIONER**

**AND**

1. State of Telangana, Rep. by its Principal Secretary, Revenue Department, Secretariat, Hyderabad.
2. The District Collector, Ranga Reddy District, Lakdikapool, Hyderabad.
3. The Tahsildar, Serilingampally Mandal, Ranga Reddy District.

**...RESPONDENTS**

Petition under Article 226 of the Constitution of India praying that in the circumstances stated in the affidavit filed therewith, the High Court may be pleased to issue a Writ of Mandamus or any other appropriate Writ, Order or Orders, Direction or Directions to declare the inaction of the 3rd respondent in causing mutation in favour of the petitioner in respect of the land situated in Sy.No.66/3 admeasuring 20 Gts situated at Raidurg Panmaktha Village, Serilingampally Mandal, Ranga Reddy District under the ROR Act, as arbitrary and illegal and to direct the 3rd respondent to consider and pass orders in favour of the petitioner for causing mutation in respect of the land in Sy.No.66/3 admeasuring 20 Gts situated at Raidurg Panmaktha Village, Serilingampally Mandal, Ranga Reddy District under the ROR Act.

**IA NO: 1 OF 2020**

Petition under Section 151 CPC praying that in the circumstances stated in the affidavit filed in support of the petition, the High Court may be pleased to direct the 3rd respondent to consider and pass orders on the application filed by the petitioner dated 20/03/2019 for causing mutation in its favour in respect of the land in Sy.No.66/3 admeasuring 20 Gts situated at Raidurg Panmaktha Village, Serilingampally Mandal, Ranga Reddy District under the ROR Act, pending disposal of the Writ Petition.

**Counsel for the Petitioner: SRI. VEDULA SRINIVAS**

**Counsel for the Respondents: GP FOR REVENUE**

**The Court at the stage of admission made the following: ORDER**

46:

**THE HON'BLE SRI JUSTICE A.ABHISHEK REDDY**

**WRIT PETITION No.14027 of 2020**

**ORDER:**

Heard the learned counsel for the petitioner and the learned Government Pleader for Revenue for respondents. With their consent, the Writ Petition is disposed of at the stage of admission.

This writ petition is filed questioning the inaction of the official respondents in not mutating the name of the petitioner in revenue records in respect of the subject land in survey No.66/3 admeasuring Ac.0-20 guntas situated at Raidurg Panmaktha Village, Serilingampally Mandal, Ranga Reddy District.

Learned Government Pleader, on instructions, has stated that as per Section 4 of the A.P. Rights in Land & Pattadar Pass Books Act, 1971, and Rule 18 of the Rules framed thereunder, the petitioner is obligated to submit an application under Form VI-A of the said Rules. The petitioner has not submitted any such application, as mandated by the Act. The learned Government Pleader has fairly stated that if the petitioner makes an application in Form No.VI-A of the Rules, the same will be considered in accordance with law.

In view of the above submission, the Writ Petition is disposed of directing the petitioner to submit an application as per proforma in Form VI-A along with necessary documents to the official respondents, more particularly to respondent No.3-Tahasildar, within a period of two weeks from the date of receipt of a copy of this Order. On such application being made by the petitioner herein, the respondent No.3-Tahasildar is directed to dispose of the said application, strictly in accordance with law, as expeditiously as possible, preferably within a period of three months thereafter. It is

needless to mention that before passing any order, the official respondents shall put the petitioner and any other interested parties on notice, and afford them an opportunity of hearing, and pass necessary orders, in accordance with law. The copy of the proceedings passed by the respondent No.3-Tahasildar will be communicated to the parties.

The miscellaneous petitions pending, if any, shall stand closed.

There shall be no order as to costs.

//TRUE COPY//

SD/-K.SAILESHI  
ASSISTANT REGISTRAR  
CH CH  
SECTION OFFICER

To,

1. The Tahsildar, Serilingampally Mandal, Ranga Reddy District.
2. One CC to Sri Vedula Srinivas, Advocate [OPUC]
3. Two CCs to the GP for Revenue, High Court for the State of Telangana at Hyderabad. (OUT)
4. The District Collector, Ranga Reddy District, Lakdikapool, Hyderabad.
5. Two CD Copies

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**HIGH COURT**

**DATED:31/08/2020**



**ORDER**

**W.P.No.14027 of 2020**

**DISPOSING OF THE WRIT PETITION  
AT THE STAGE OF ADMISSION  
WITHOUT COSTS**

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